

**MINUTES OF THE BOARD OF EDUCATION PLANNING COMMITTEE  
OF THE WHOLE MEETING HELD VIRTUALLY ON DECEMBER 10, 2020**

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Planning Committee Members Present: Andrew Martelli, Timothy White, Kathryn Hallen

Board of Education Members Present: Faith Ham, Anne Harrigan, Anthony Perugini, Adam Grippo

Additional Attendees Present: Vincent Masciana, Chief Operating Officer  
Jeffrey Solan, Ed.D., Superintendent of Schools  
Charles Warrington – Colliers International  
John Koplas – Colliers International

Public access made available by live streaming the Cheshire Public School's YouTube Channel at [www.youtube.com/cheshirepublicschools](http://www.youtube.com/cheshirepublicschools). Public comments were accepted at CPSCovid19@cheshire.k12.ct.us.

**CALL TO ORDER – 6:30 PM**

Mr. Martelli called the meeting to order at 6:30 p.m. and led the group in the Pledge of Allegiance.

**AUDIENCE**

Dr. Solan and Mr. Masciana reported that there were no questions or comments received.

**REVIEW OF SCHOOL MODERNIZATION OPTIONS**

Mr. Martelli introduced Chuck Warrington of Colliers International to make a presentation on the options that have been developed to date by the Town's School Modernization Committee (SMC). Mr. Martelli pointed out that the Modernization Committee is currently in the process of developing a scoring matrix that will be used by the SMC to help narrow down the options.

The draft scenarios introduced and reviewed in detail by Mr. Warrington and Mr. Koplas were:

- 1A – New Elementary School, Capital Improvement Plans (CIP) for Remaining Elementary Schools and Dodd Middle School and Renovation of Cheshire High School
- 1 – New Elementary School, Renovate Remaining Elementary Schools, CIP for Dodd Middle School and Renovate Cheshire High School
- 2A – New 6-8 Middle School, New Chapman Elementary School, CIP for Remaining Elementary Schools and Renovate Cheshire High School
- 2B - New 7-8 Middle School, New Chapman Elementary School, CIP for Remaining Elementary Schools and Dodd Converts to Grade 5-6 School
- 3A – Renovate Cheshire High School, New Middle School, CIP for Elementary Schools
- 3B – Renovate Cheshire High School, New Elementary School, CIP or Renovate for Remaining Elementary Schools and Dodd

The presentation made by Mr. Warrington included a summary of each scenario highlighting the key criteria and related factors for each including the impact of enrollment projections, building sizes, a review of the current school property maps, school capacity, the role of the Office of School

Construction and Grants Review (OSGR), space standard calculations used by the State, high and low budget ranges and state reimbursement rates for renovations versus new construction.

The Board Members commented on the various scenarios and the overall plans and asked many questions throughout the meeting which were answered by Mr. Warrington, Mr. Koplak, Dr. Solan and Mr. Masciana.

At the end of the meeting Mr. Martelli commented that a lot of information was covered and that there will be further discussion and contemplation of the options. Mr. Perugini thanked Mr. Warrington and Mr. Koplak from Colliers for the number of meetings held and the work that has been done to date.

**ADJOURNMENT**

On a motion by Mr. White, and seconded by Ms. Ham, the meeting was adjourned at 8:40 p.m.

Respectfully submitted,

Attest:

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Vincent J. Masciana  
Chief Operating Officer

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Carol Jesensky, Executive Assistant

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