

Construction Reports

Mr. Morgan briefly discussed the construction reports. Currently, the Select Medical Health Education Pavilion is \$85,000 over original budget. The contractors have been informed that the stained floor is not acceptable. The Grace Milliman Pollock Childcare and Early Childhood Education Center is \$156,000 over budget. Punch list work will be ongoing for the next three weeks.

At the York Center, the security area is being redesigned to accommodate an information function and CCTV monitoring. Mr. Balinski discussed the DynKepro clause, which continues for another three years, Mr. Balinski added. If we need additional space, we should inform the landlord to hold this space for the College, he explained. Mr. Schell suggested a first right of refusal for the space, which the landlord is aware of. Currently, the project is \$116,000 over budget. These costs include \$60,000 of unbudgeted costs, which includes the bookstore.

Resolution

Mr. Franklin discussed the resolution regarding the repairs and maintenance of the parking lot at the Lancaster Campus. This resolution has not been completed yet due to a delay in Mr. Redcay not providing the drawings to ELA in time for the bid advertisement. This is for repairing and re-striping the Phase 1 parking lot. This needs to be completed while the weather is still good. We will schedule the work to start on October 8, 2005, Mr. Morgan explained, since we won't have the bids in until September 29th. The total bid should come in between \$40,000-\$45,000, Mr. Wojtysiak explained. This resolution will be discussed at the Board Finance Committee and walked in at Tuesday's Board meeting.

Other Information

Mr. Balinski provided an update on PSECU. We received communication from PSECU's Board, and they are not budging on the price. If we don't purchase the building, then they are going to renovate, he explained. We can offer the appraised value of \$16.7MM and then purchase a money mortgage for the additional \$3.3MM at the end of the deal. This will bring us to their purchase price of \$20MM. This price includes renovations to the HVAC and replacement of the roof. Mr. Franklin will check with SPSBA to see if this is something they would be interested in, since it's a new concept. Mr. Gulotta noted that we are agreeing to this in concept as the Building & Grounds Committee, but we need to emphasize that it's just a recommendation from our committee and would have to go to the full Board for approval.

Dr. Baehre explained that any projects that are not on the capital project list at PDE, which includes PSECU, will not be eligible for 50% funding for several years, unless the State changes their funding rules.

The HVAC at the Lebanon Campus was briefly discussed. The HVAC units are in bad condition, and we are having a hard time finding replacement parts. We are currently looking at roof top units, Dr. Baehre explained.