

East Pennsboro Area School District
District Feasibility Study Steering Committee
West Creek Hills

May 25, 2017

Members present: Jason Oyler, Glenn Gurchik, Clint Heckman, Todd Fulton, Harold Hinton, Adam Oldham, Dylan Haigh, Charley Gelb, Corey Groff, Rich Tysarczyk, Melanie Shaver-Durham, Sarah Miller, Steve DavidHeiser, Anne Alger, Jeffery Lynch, Sharon Sybrandt, Andy Cecere, Leesa DeMartyn, Dawn Kepler, Kristen Danner, Rob Copeland, Greg Milbrand, Mike Jones, Dearan Quigley, Chad Reigle, Jay Burkhart, Greg Milbrand, and Betsy Holley.

Tour of the West Creek Hills Building

The committee toured the interior and exterior areas of the entire building.

Discuss areas of strengths/concerns

Strengths as discussed by the committee following the tour:

- Large room spaces
- Lack of carpet
- Layout of the building
- LGI
- Cafeteria size
- Library has a great layout
- Administrative office space
- Building has “good bones” – no glaring structural deficiencies
- Finishes throughout the building are consistent (tiles, colors, etc.)
- Storage in the classrooms
- Science lab
- Courtyard
- 1/3 of the building is only 16 years old.

Weaknesses as discussed by the committee following the tour:

- Inadequate receptacles
- Modular Units are not structurally sound
- Electrical panels are located in the hallways
- Lack of shared storage space
- Bus/parent exit (possibly complete a traffic study to improve traffic flow)
- Playground equipment, some items need replaced
- Masonry stains are identified by the architect as not a big ticket item. The committee members suggested that we must find the root cause of this staining and address it. The issue could be the roof scuppers or flashing.

- Closed circuit TV is not used. The big box in the work room is to power this service, and it takes up a lot of room.
- Shelving on the stage will help with storage.
- Mechanical/Electrical/Plumbing needs addressed.
- Bubbling of Terrazzo floor. Is it the epoxy? What happens if it breaks/cracks? There are noticeable cut outs in the terrazzo floor in different colors, from another repair.
- Need to create isolated areas through the use of fire gates and the elimination of the “roll down” gates.

Questions that need addressed:

- When was the last roof replacement?
- Are roof repairs on the 5 year plan?
- Is there a warranty on the roof currently?
- What is the age of the macadam/parking lot?
- Was the parking lot ever replaced?
- Can pumps be added on the cooling loops?

The committee was charged with identifying their thoughts on the top 5 list of “must do” items and the top 5 “like to have” items

Next Meeting: Tour of East Pennsboro Elementary, June 6, 2017 beginning at 5:30 p.m.