

UNIONVILLE-CHADDS FORD SCHOOL DISTRICT
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SCHOOL BOARD MEETING
Minutes
December 10, 2007

The December meeting of the Unionville-Chadds Ford School Board was held on Monday, December 10, 2007 in the Unionville High School Large Group Instruction room. Mr. Murray, President, called the meeting to order at 7:31 p.m.

The following members were present: Edward Murray, Dr. Therese West, Curt Baker (via telephone conference call), Kathleen Brown, Karen Halstead, Dr. Paul Price, Dr. Corinne Sweeney, Timotha Trigg, and Edward Wandersee. Also present were Sharon E. Parker, District Superintendent, Kenneth Batchelor, Robert Cochran, Sharon Allen-Spann, Jim Fulginiti, Rick Hostetler, Rich Hug, John Nolen, Colleen Shearburn, Bruce Vosburgh, Marie Wickersham, Shannon Pitt, student representative, community residents, members of the press, and Denise Miller, Recording Secretary.

Mr. Murray requested that the group stand for the Pledge of Allegiance to the flag.

Superintendent Parker stated that it is the season of light for virtually every culture. She extended wishes to everyone for happy times in the coming year. It is time when we look at children of character and stamina, not just for this time of year, but for the broader community. In focusing on the Charles F. Patton Middle School lobby, the opportunity for students to contribute food, clothing, and warmth to others is particularly touching. We also see this in each of our schools - whether it is the middle school collecting bikes or the high school students and their energies on a day-to-day basis, we have a community of culture.

Ms. Parker announced an opportunity that is coming up on the Martin Luther King, Jr. holiday. Although schools are closed on this day of service, our doors will be open. Children and parents can come together for this opportunity. A web site has been developed and will be live soon. You will see opportunities out there for us to grow as families and as our school communities.

A topic of great interest is redistricting, and information is posted on our website. This is one of our District goals to look at the elementary school boundaries and population projections. The process is vigorous and involves members of our Administrative Team. The focus is on data collection. A

**CALL TO
ORDER**

**MEMBERS
PRESENT**

**SUPER-
INTENDENT'S
REPORT**

Superintendent's Report – Continued

report will come with a recommendation on January 28, 2008. Mr. Hug stated that e-mail correspondence could be sent to redcomm@ucfsd.org. Ms. Parker stated that we have heard from parents, and responses will be given in the order in which they arrive. The review of available data and the collection of data that is not available is a diligent effort. We look forward to offering responses at the first available time.

Shannon Pitt, Student Representative, provided her report regarding:

1. Student Council Survey – regarding bringing Homeroom period Back; 85% of students would like to have it back
2. *Pirates of Penzants* – Auditions were completed by the Music Department; performance will be held in mid-March
3. Debate Team – has been highly successful, competing at LaSalle, George Mason, and Princeton; they will compete at Emory in January, 2008
4. Drinking Water Situation – Two fountains on “C” floor are of particular concern
5. Winter Dance – will be held this Saturday

Ms. Parker requested that Mr. Hostetler provide a status update regarding the water situation at UHS. Mr. Hostetler stated that we have had some discoloration. The cold water holding tank was opened and flushed over the Thanksgiving holiday. A new filtration system was installed on the incoming water line and 7,000 gallons of water were flushed through the high school system. An e-mail communication was sent to staff members regarding the work on the system.

With miles of piping, we will see some sediment from time to time. This is the nature of well water systems on the heels of a 14-week dry spell. The District has been in touch with the Chester County Health Department and was told that areas are having this problem. We have continued with all of our normal monitoring, including regular testing for various components. The results have been submitted to the Department of Environmental Protection and the Health Department. We are in full compliance with all of the health regulations.

Ms. Parker commented to Shannon Pitt regarding the Needs Analysis that will be presented tonight. The first recommendation is to connect to public water. Mr. Hostetler requested that people let him know of areas in question so they can flush them out to see if the problem can be corrected.

Mr. Murray acknowledged that Mr. Baker was in attendance via telephone conference call this evening.

**SUPER-
INTENDENT'S
REPORT -
Continued**

**STUDENT
REPRESENTATIVE
REPORT**

**Update – Water
Issue at UHS**

Mr. Murray requested that residents limit their comments to three minutes and stated that we would respond to them.

**RESIDENTS'
COMMENTS**

William Anderson, UHS Biology Teacher and East Marlborough Township resident, commented regarding:

1. Water at UHS – Noticed during a lab activity on November 14th that the water was discolored and unusable in the lab setting. He sent a sample to Rick Hostetler and discussed questions with him via e-mail. He was somewhat disappointed that the schedule to put a filter in place was preempted by a scheduled football game. He e-mailed Mr. Hostetler again regarding the problem, particularly the eyewash stations. The bacteria count and mineral content are consistent with requirements but the aesthetics are not conducive to drinking the water. He requested that usable water be supplied to all science labs and that bottled water be provided for student drinking. Mr. Anderson showed samples of the water taken from his lab faucet (post remediation) and from the chemical safety shower. He stated that Mr. Knauss and Mr. Hellrung would say that getting dowsed with this water is better than getting burned up. The kids don't have time to let it run for several minutes if they are on fire.
2. Heat – The unit ventilator failed on Friday at 2:05 PM, setting off steam and the fire alarm. The fire alarm is not working reliably. Mr. Anderson stated that ventilators have a life expectancy of 20 years and the unit has not been replaced in the 24 years that he has been there. It needs to be refitted with brand new cores and not soldered.
3. Other Items – With the MRSA virus out there, we must be scrupulous in washing and using hot water and soap to avoid the virus. In the three labs, seven sinks have no water. They are small sinks with no hot water. We clearly have a sub-standard facility. Paper towels are inferior and must be brought in to school. He enjoys his job but sometimes feels like he is working in hillbilly high school. Mr. Anderson wants the Board to know that we have major issues that will not go away. We cannot wait four to five years. He voted yes on the referendum and it's time to get out of Peace Corps high school and get a building we deserve.

Bruce Yelton, Pocopson Township resident, stated that he thinks Ms. Parker is doing a good job but it is premature to extend her employment contract.

Residents' Comments - Continued

Keith Knauss, East Marlborough Township resident, commented about Ms. Parker's current employment contract extending to August, 2010. He likes Sharon but sees no advantage to extending it now. He reminded everyone of Dr. Kenney's contract extension at a cost of over \$200,000 and commented about a buyout in the Mount Lebanon School District of a half-million dollars. He recommends giving a two-year minimum as required by law. Mr. Knauss urged the Board to table the motion for at least one month to give the public time to comment.

Heidi Brown, Chadds Ford Township resident, thanked Mr. Anderson for speaking up. She would like to hear more teachers speak up at Board meetings about things with which they are dealing. She commented about her daughter having been stuck in the stairwells and the real problem of logjams in this building that is not big enough. She asked that we keep that in mind with whatever comes down the pike next. She doesn't want someone's child dying in a fire.

Mr. Murray stated that he had been unavoidably detained at the November meeting. He wished Bruce Swayze well and stated that he had served this District for a long time.

Mr. Murray thanked Board members for the confidence shown in him. We have a lot to discuss going forward with redistricting and the High School Project. Mr. Murray recognized his mother who was in attendance.

Mrs. Murray commented that she was surprised when her son wanted to run for School Board because she had been a School Board member. She and his father are proud of his being voted in as President. They marvel at him for his understanding of the job and its relationship to the educational process. Mrs. Murray wished good fortune to her son, to the Superintendent, and to the Board members.

It was moved by Dr. Sweeney and seconded by Dr. West to approve the Minutes of the November 19, 2007 Regular Board Meeting (pp. 3.a.1-26).

Motion carried (9-0).

There were no financial statements or reports this month.

It was moved by Dr. West and seconded by Dr. Sweeney to approve the Bill List for November 28, 2007 in the amount of \$4,647,767.54 (pp. 3.d.1-25).

Motion carried (9-0).

**RESIDENTS'
COMMENTS
(Continued)**

**COMMENTS –
SCHOOL
DIRECTORS**

**MINUTES
APPROVED**

**FINANCIAL
STATEMENTS**

**BILLS
APPROVED**

It was moved by Dr. West and seconded by Mrs. Halstead to approve the December Budget Transfers for 2007-08 as on the attachment (pp. 3.b.1).

Motion carried (9-0).

The Report on the Interim Facilities Plan for Unionville High School was provided. Ms. Parker stated that there was discussion at the previous Board meeting about where we need to go and the next step. The Administrative Team went forward in reviewing our current and emerging needs, some of which Mr. Anderson spoke about this evening.

Rich Hug, Director of Technology and Communications, reviewed what the plan is and is not. He stated that it is an administrative analysis of immediate and emergent needs of the high school facility in light of the failure of the financing referendum, as directed by the School Board. It is not a comprehensive solution, a sustainable design, or a substitute plan.

Mr. Hug reviewed the definitions that were used in the Interim Facilities Plan:

- Short-term: Completed in 6 to 24 months
- Intermediate term: Completed in 2 to 5 years
- Long-term: Completed in 5 years or longer
- Priority: 1, 2, or 3 (1 being most critical)
- Long-Term Value (LTV): Retained value if there is no comprehensive building project

The costs that were used are estimates only and would take months to refine.

Rick Hostetler, Supervisor of Buildings and Grounds, reviewed charts that included the short-term, intermediate-term, and long-term needs (see *Appendix A*). He stated that we should not get locked into the numbers since they are estimates and we have not had time to put in detail. We do believe they are good ballpark numbers. The items shown in red are the most important ones. Mr. Hostetler outlined the short-term items:

- Public Water – He has concerns about the existing well and cold-water holding tank. The Board may see an item coming up regarding public water. The estimated cost of \$500,000 is for the high school/middle school, with an option of the Bus Garage.
- Fire Alarm System – 10-15 years-old and in need of replacement; LTV (long-term value) – 90% (some of the system will need to be relocated)
- Public Address System – replaced in 1991-92 and is in dire need of replacement; LTV – 80% (some loss because of relocation if there was a major project)
- Fencing/Existing Modular Classrooms – Would isolate them from the football stadium to prevent access during the day; Low cost

BUDGET TRANSFERS

FACILITIES:

UHS Interim Facility Needs Analysis

UHS Interim Facility Needs Analysis – Continued

- Add Two Security Greeters – Due to Main Office location; two current people would be more mobile so they could canvas the building during the course of the day and still have someone at key entrance to UHS; ~\$71,000 cost (would not need if there were a comprehensive project)
- Provide Sufficient Science Instruction Space (Relocate to Modular) – Currently one science class taking place in a regular classroom without proper ventilation/water (not appropriate); Relocate to existing modular (running water and ventilation could be added much more easily); ~\$35,000 cost, LTV – 0%
- Cafeteria Overcrowding – Go to four (vs. three currently) lunches to alleviate serving and seating overcrowding; cost of \$32,500 would require additional staff

In response to Mrs. Halstead's question, Mr. Fulginiti stated that lunches begin at 10:19 and end at 12:30 presently. Marie Wickersham, Food Service Director, stated that a fourth lunch would move the ending time to 1:25 p.m. Mr. Fulginiti commented about the concern over children who would board buses at 6:30 a.m. going until 12:30 for lunch.

Mrs. Wickersham stated that children in the second and third lunch periods are eight deep going through the serving line. It is not an adequate setting and some children eat outside (winter weather is coming). We have to do something. Mr. Hostetler stated that four lunch periods would be helpful but as we exceed 1,500 students, this would not be adequate. There is a thought to take a classroom across the hall for overflow seating instead of outside seating (minimal cost).

- Accommodate 1,400 Student Enrollment – Could be done next year with some creative scheduling; Cost (\$10,000 to \$60,000) for additional curriculum resources, items on carts (i.e. two class sets; mobile computing resources).

Ms. Parker stated that in looking at the cost figure, it would depend on the subject, teacher, and how many times the teacher had to move. Mr. Murray asked about the effects on teaching and learning. Ms. Parker stated that it creates disruption – when teachers have to move at the same time as many students are going through the hallway to be in their room before students arrive. It does not meet our standards. We are looking at 47 minutes and five minutes for passing time. We must do it in a crisis situation and it is being looked upon as something that will happen.

FACILITIES -

UHS Interim Facility Needs Analysis (Continued)

UHS Interim Facility Needs Analysis – Continued

- Provide Sufficient Art Instructional Space (Relocate to Modular) – Similar to the science situation where one class takes place in a regular classroom; Propose development of an art class in the modulars where we would have water and relocate that class indoors; ~\$15,000 cost
- Create Two Additional All-Purpose Fields on Stevens Property – Scheduling/maintenance of fields has been an issue; would alleviate some of the overcrowding; does not address the real concerns with playing surface; Estimated cost \$100,000 to \$150,000; high LTV – 90%

Mr. Hostetler stated that these were all items that we consider to be really important that should be addressed in the near future.

Mr. Murray requested comments from Board members.

In response to Dr. West's questions, Mr. Hostetler provided the following comments:

- Public Water – Expectation is to come back to the Board in January
- Fire Alarm System – We would have better information about this system toward the end of the school year or possibly into next school year
- Security Greeters - Have discussed moving main entrance to District Office entrance
- District Office – Ms. Parker mentioned discussion about flipping the High School offices and the District Offices and moving the District Offices out into modulars. These are possibilities but the renovation is not a simple one. There would be the cost to bring in modulars and we would be limited to how many we could put onsite. Mr. Hostetler stated that we would need Township approval.

Ms. Parker stated that we must make sure we have classroom space for students in the modulars but also have office space. We could also deal with it that way. Mr. Hostetler stated that we would get involved in moving Guidance, the Nurse, etc., which would be more like a large construction project.

FACILITIES -

UHS Interim Facility Needs Analysis (Continued)

UHS Interim Facility Needs Analysis – Continued

Mr. Wandersee inquired about moving the District Office elsewhere. Ms. Parker stated that we have looked at several numbers for classrooms. Most would exceed the 24-month time line. Central Administration would be prepared to pick up and move and to secure the most reasonably priced space but we do not have that recommendation in place. Mr. Wandersee thinks it is worth doing. Mrs. Trigg stated that she heard the District Office had been designed to be easily converted into classroom space. Mr. Hostetler stated that it would not be easy (require hiring an architect, engineer, Pennsylvania Department of Education approval) and would yield about four classrooms. Mr. Wandersee added that we would only be eligible for a 3% reimbursement from the state.

Dr. West inquired about moving part of the District Offices to the Main Office area (since there is less square footage). Superintendent Parker stated that this had been discussed. There would be a loss of efficiency and economy in the District Office. She has never been in a District Office but appreciates what we have. We do not have another option for that. If we move to the high school space, we are moving outside parties into the building and would have to control that traffic pattern each day.

- Science Space – Addition of a class for which we don't have a room; Ms. Parker stated that the course is a chemistry/physics blend at the 9th grade level.

Mrs. Trigg asked whether it would be easier to convert the District Office or the High School Main Office into classrooms. Mr. Hostetler stated that the complexity would probably be comparable but one choice would give four classrooms and the other possibly three to five.

Mrs. Brown asked whether money would be lost since we are considering moving the High School Main Office in a comprehensive project. Mr. Hostetler confirmed her thought, adding that the cost to move the fire alarm and public address systems would be very substantial and would represent a wiring nightmare.

Mr. Hostetler reviewed items that were included in the intermediate term (2 to 5 years):

- Replace "D" Wing Roof (1965) – Has never been replaced; estimated cost - \$200,000-\$250,000; LTV - 0%

FACILITIES -

UHS Interim Facility Needs Analysis (Continued)

UHS Interim Facility Needs Analysis – Continued

- Replace Auditorium Roof (1980's) – estimated cost - \$200,000 to \$250,000; LTV – 100% (based on current High School Plan; would be converted to other spaces)
- Replace “A” Floor Unit Vents (1979-80 addition) – Have 20-year life span; estimated cost - \$100,000; LTV – 0% (based on if we only replace with in-kind vents; would be different than what we would do if part of a comprehensive project)
- Replace Auditorium Air Handlers (No AC) – In need of replacement; original to Auditorium; estimated cost - \$150,000 to \$200,000; LTV – 80%; would probably tie them into a roof replacement project (while roof is opened)
- Remediate Inadequate Instructional Space – Science Labs (upgrade existing) - \$250,000 to \$300,000 estimated cost; LTV – 0%; Improving systems set up in rooms to modernize them as much as we can

Mr. Hug reviewed the following item:

- Replace Network Infrastructure – estimated cost - \$90,000; LTV – 80%; Most of it was installed 10-15 years ago (pretty much life of the plan); anticipate replacing that cabling with newer equipment; cost is probably higher than we want to see because it is usually done during a major renovation vs. during school hours

Mr. Hostetler outlined additional items:

- Renovate Existing Modular Classrooms – Estimated cost - \$10,000 to \$30,000; LTV – 0%; The two oldest modular classrooms were purchased in the mid-1990's; will have a need to replace carpeting, siding, roofing and HVAC systems

In response to Mr. Wandersee's question, Mr. Hostetler estimated the cost of new modular classrooms at \$50,000. Mrs. Halstead commented about some of the modular rooms having been moved here from Chadds Ford and Hillendale Elementary Schools.

- Upgrade Cafeteria Production and Serving Equipment – Estimated cost of \$300,000 to \$350,000; LTV - 95%; Equipment reaching the age of significant repairs and replacement of individual pieces; Will have to replace equipment and serving line equipment; Could be reused in any comprehensive project

FACILITIES -

UHS Interim Facility Needs Analysis (Continued)

UHS Interim Facility Needs Analysis – Continued

- Accommodate 1,500 Student Enrollment – Add Four Modulares – Estimated cost - \$250,000 to \$300,000; LTV – 0%; Cost includes installation and excavation costs

Mr. Cochran stated that one district leases four classrooms at a sum of \$450,000. He commended Rick Hostetler and his staff for having our modulares installed for less than districts who are leasing them. In response to Mr. Wandersee's question about market availability for used modulares, Mr. Cochran stated that there would be a cost to move them. The age and condition of the modulares is also a significant factor in that aftermarket. Mrs. Brown stated that we still don't know if we could add them.

- Add Modular Classroom to Regain Meeting Space - \$100,000 to \$125,000 estimated cost; LTV - 0%;
- Lease Additional Storage Space (Trailers, Pods or Off-site) - \$2,000 to \$6,000 per year estimated cost; LTV – 0%

Ms. Parker stated that we are already very tight with meeting space and utilize Unionville Elementary School and the Bus Garage (not ADA accessible). If we get to 1,500 students, there would be more need for storage and meeting space. We are having meetings at the Bus Garage since it is the largest confidential area in the District. However, it is only accessible via a steep stairway (not ADA).

Mrs. Brown commented about the science labs, stating that it seems we should do the work right now. If there is no LTV (long-term value), the value we would get would be today (in place for next fall). Mr. Hostetler stated that the issues have to do with design and other items. Mrs. Brown holds the same feeling on the existing modular classrooms and the cafeteria equipment (if we will retain the value of that).

Mrs. Brown mentioned the financing issue. Ms. Parker commented about a number of the items on the intermediate list having to be started now in order to have them done in two to three years. She and Mr. Hostetler commented about the impact of Act 1 on this and on the curriculum.

Mr. Baker echoes Mrs. Brown's sentiments and stated that the real focus needs to be on the short term and what will happen next year. We need to consider taking school district resources away from a permanent solution (with the exception of safety items).

FACILITIES -

UHS Interim Facility Needs Analysis (Continued)

UHS Interim Facility Needs Analysis – Continued

Long-term needs (5 years and longer) were reviewed:

- Upgrade and Add to Surveillance System – Additional cameras/lighting; Estimated cost - \$75,000; LTV – 90%
- Complete HVAC Upgrade in Remainder of Building – Would complete project done a few years ago; Estimated cost - \$3 to \$4 million; LTV – 80%
- Replace “A” Floor Unit Vents (remainder) – (if HVAC upgrade not planned) – Were installed in the early 1990’s; nearing end of life span; would be a stand-alone project, heat-only units (different than HVAC project); Estimated cost - \$500,000; LTV – 0%

In response to Dr. Sweeney’s question, Mr. Hostetler stated that we have had three significant problems last year, two of them in the last month.

- Replace Gymnasium Roof – Completed during the 1991-92 addition; Estimated cost - \$200,000 to \$250,000; LTV – 100%
- Replace Windows – Building age issue; can be a safety issue (style of window/spring balance can come down hard on someone’s hand); Estimated cost - \$1 to \$1.5 million; LTV – 90%
- Accommodate 1,600+ Student Enrollment – Add Four Modulars (or more) – Estimated cost - \$300,000 to \$400,000; LTV – 0%

In confirmation of Mrs. Brown’s statement, Mr. Hostetler stated that the auditorium roof, gymnasium roof, windows, and fire alarm system were all included in the original project (with the exception of the modulars). He estimates a 20% premium paid for piece-meal vs. a comprehensive project.

In response to Dr. Sweeney’s question, Mr. Hostetler stated that these would be deferred maintenance items if we were not doing a project. Some of them have not made it to the capital reserve project list.

- Increase Cafeteria Seating Area – Use Adjacent Classrooms or modulars – Would take a second classroom and get two modulars to replace those rooms; Estimated cost - \$100,000 to \$125,000; LTV – 0%
- Initiate Comprehensive Field Improvements Incorporating Stevens Property – Estimated cost - \$1 to \$2 million (whether artificial turf and upgrading others or dependent upon scope); LTV – 100%

FACILITIES -

**UHS Interim
Facility Needs
Analysis
(Continued)**

In response to Mrs. Trigg's question, Mr. Hostetler stated that the HVAC work completed on "B" and "C" floors was about \$6 million. We figure the cost to complete the HVAC work on "A" floor and the Band wing at about \$2 to \$3 million off that amount. The original HVAC project cost was \$12 million.

Mrs. Trigg inquired about whether an architect was needed for roof repair over the main gym. Mr. Murray stated that we would still need design specifications, bids, etc. Mr. Hostetler added that we would require professional drawings and sealed bids for the work.

Mr. Cochran stated that the cap on Act 1 is 4.4% this year. We might be able to get some of the work in via the Capital Reserve fund. That fund was reduced last year from \$300,000 to \$250,000. We would need to reinstate the fund to \$300,000 so we don't have any deferred maintenance issues (equipment that is getting to the end of its life).

Mr. Cochran reviewed other financing options, including General Fund Budget within Confines of Act 1; Capital Reserve Fund; Short-term Financing (e.g. Delaware Valley Authority); Phasing of Debt within Confines of Act 1; Referendum (Timing and Scope TBD); Alternative Sources (Capital Campaign). He outlined the following financing examples:

- 10- to 15-year note based on the life of the items we would finance with the note – Advantage to fixed-rate debt; fluctuations not as significant as current variable-rate debt
- Phase-in over a longer period of a number of years using capitalized interest and keeping under the Act 1 cap
- Enter into another referendum issue; timing and scope would have to be determined before we could get into any serious discussion of that
- Capital Campaign – we are currently in the process of that; feasibility of soliciting funds/cost

Mrs. Brown stated that people would not be willing to contribute to funding modular classrooms.

In closing, Mr. Hug stated that we would need to begin planning for a lot of the items (6 to 24-month items). This does not provide for a permanent solution. The Administration is looking for direction from the School Board in January to begin moving forward.

Ms. Parker restated that this is not comprehensive and, at the very most, is a way to sustain us until we get to the point where we need to be. She thanked everyone for their understanding.

FACILITIES -
UHS Interim
Facility Needs
Analysis
(Continued)

Dr. Price stated that it is counterproductive to think of anything for four to five years. We need to get a plan on the table so we can pass a referendum. If that requires a little bit of compromise, it is worth doing to get to where we need.

Mrs. Brown stated that we always need to be planning ahead for what might happen next. She thinks we may not have the building done in five years. This is not a waste of time.

Mr. Murray stated that it has always been the charge of the Board to work through its committee structure. We need to charge the Administration with how that is to come. The items in red are beyond what our comprehensive plan would be. They could be placed into the existing committee structure and bid.

Mr. Wandersee mentioned looking at the public water, fire alarm system and the Stevens property items on page one. Mr. Murray commented about directing the Administration to look into the process of engagement for public water and fire safety without making a commitment of financing. Mr. Hostetler inquired about inclusion of the public address system. Mr. Murray stated that we have the water and fire systems and will look at fields. In response to Mrs. Brown's comment, Mr. Hostetler stated that it would be cheaper to do them together. Ms. Parker stated that the public address system is our emergency evacuation/intruder alert system.

In response to Mr. Baker's question about whether we would be voting on the items at the January meeting, Mr. Murray stated that we are looking at a recommendation to task the Administration to proceed with a series of these projects so we can get closer to bids.

Mr. Wandersee doesn't feel there is any question of moving forward with the public water. We have been trying to connect to it for three to four years. The fire alarm system also speaks for itself. The Stevens property is also one of the basics and we should get moving. Mr. Murray stated that he would be happy to move forward with the projects with which the Administration can obtain bids, prepare and move forward through the committee structure. He is happy to entertain them as quickly as possible.

In response to Mrs. Trigg's question about the 90% LTV (long-term value) of the proposed work on fields, Mr. Murray stated that these would be the first two fields that would be part of the comprehensive value. We might disturb them as other ones are built.

In response to Dr. West's question about the public address system, Mr. Hostetler stated that the items could be bid separately but there would be some efficiency in moving ahead with the design. Mr. Fulginiti commented about the need to address that and other issues right away since we are unsure of what will happen with the comprehensive project.

FACILITIES -

UHS Interim Facility Needs Analysis (Continued)

Mrs. Brown stated that there were no action items for Curriculum and Educational Technology tonight. There will be some items for January and Board members should contact her if there are questions regarding the items in their packets.

Mrs. Brown reported that the District would discontinue administration of the TerraNova test in grades 2 and 9. We receive that information from other tests that are given and the Administration is not using this data on its own.

Mr. Murray stated that there were no action items for Finance this evening. The Finance Committee reviewed the potential refunding of outstanding debt but we are not at a level that we would like to see.

He commented about the need for the 2008-09 preliminary budget to be available for public review by January 23, 2008. We would like to continue with our normal procedure for the budget. Act 1 requires us to develop the budget earlier (with guesstimates). It will be presented for approval as a preliminary budget at the Work Session.

It was moved by Dr. Sweeney and seconded by Mrs. Trigg to approve the following personnel items (agenda items 7.a. through 7.h., and 7.k.):

- a. Professional Conferences (3)
 1. Approve the Attendance at Professional Conferences as on the attachment (p. 7.a.1)
- b. Retirement (1)
 1. Robert Howe – Hillendale Elementary School Head Custodian, Medical Leave followed by Retirement effective February 27, 2008
- c. Resignations (4)
 1. Alfonso Olmedo-Hernandez – Unionville Elementary Custodian, deceased on November 23, 2007
 2. Helene McGinnis - Unionville Elementary School Library Paraprofessional, effective November 14, 2007
 3. Arnett Lewis – Unionville High School Custodian, effective November 21, 2007
 4. Richard Burns – Bus Driver, effective December 14, 2007
- d. Reclassifications (4)
 1. Mildred Mozzani – from Van Driver to Van Driver and Unionville High School Food Service Assistant (3 hours/day x 2 days/week), effective November 19, 2007, at a salary of \$10.60 per hour (for food service)

CURRICULUM:

**TerraNova
Testing
Discontinued**

FINANCE:

**2008-09
Preliminary
Budget**

PERSONNEL:

**Professional
Conferences**

Retirement:

R. Howe

Resignations:

**A. Olmedo-
Hernandez**

H. McGinnis

A. Lewis

R. Burns

**Reclassifi-
cations:**

**M. Mozzani
3.a.17**

Personnel – Reclassifications (Continued)

2. Allison Goldberg – from Patton Middle School Learning Support Teacher to Chadds Ford Elementary School Second Grade Teacher, effective upon replacement person for her current position
 3. James Joyner – from part-time Bus Driver to full-time Bus Driver (30+ hours per week), effective November 30, 2007
 4. Robyn Mascioli – from Chadds Ford AT/IST Teacher (LTS – first semester) to full-year AT/IST Teacher (LTS)
- e. Supplemental Contracts (8)
1. Sarah Wildrick – Assistant Field Hockey Coach
 2. Lindsay Konell – Dance Chaperone
 3. Patrick Clark – Weight Room Supervisor, Winter Season
 4. Janis Robertson – 8th Grade Girls' Lacrosse Coach
 5. Christina Brunschwyler – Concert Chaperone
 6. Brenda Cook - Concert Chaperone
 7. Young Choi - Concert Chaperone
 8. Gail Humes - Concert Chaperone
- f. Substitutes (10)
1. Teresa Sheehan – Support Staff
 2. Susan Agostini – Support Staff
 3. Marie Nordsiek – Special Education/Elementary/Home Economics
 4. Melissa Ennis - Elementary
 5. Kim Engstrom – K-12
 6. Francine Cox – Special Education
 7. Carol Catanese – K-12
 8. Juliet Agresti – Special Education
 9. Suzanne Ullrich – K-12 or Support Staff
 10. Ed Spang – Substitute Administrator
- g. Leaves (3)
1. Mandi Quinn – Patton Middle School Health & Physical Education Teacher, 8-week Maternity Leave, beginning approximately February 9, 2008, per her doctor's note
 2. Christina Rissmiller – Unionville Elementary School Third Grade Teacher, 12-week FMLA Leave (8-week Maternity/4-week FMLA), beginning approximately February 18, 2008, per her doctor's note
 3. Jennifer Spencer – Hillendale Elementary School Second Grade Teacher (approved as 8-week leave until May 26, 2008) – Extend through the end of the 2007-2008 school year

**Personnel -
Reclassifi-
cations
(Continued)**

A. Goldberg

J. Joyner

R. Mascioli

**Supplemental
Contracts**

Substitutes

Leaves:

M. Quinn

C. Rissmiller

**J. Spencer
(Extended)**

Personnel – Continued

- h. Employ (4)
 - 1. Emilie Conover – Hillendale Elementary School Fifth Grade Teacher (Long-Term Substitute), effective for the Second Semester of the 2007-2008 school year
 - 2. Julie Berger – Patton Middle School French Teacher (Long-Term Substitute), pending Certification, effective December 1, 2007 through the end of the 2007-2008 school year, at the Bachelor's + 24 Step 1 salary level
 - 3. Karen King – Chadds Ford Elementary School Learning Support Teacher, effective December 3, 2007, at the Master's Step 8 salary level
 - 4. Jeanine McCloskey – Hillendale Elementary School Grade Level Paraprofessional (5 hours per day x 182 days/year), effective November 5, 2007, at a salary of \$11.92 per hour

- k. Employ (1)
 - 1. Chester Lambert – Bus Driver (5 to 5-1/2 hours per school day), effective January 2, 2008, at a salary of \$14.80 per hour

Motion carried (9-0).

It was moved by Dr. Sweeney and seconded by Mrs. Halstead to approve the following personnel item (agenda item 7.i.):

- i. Superintendent's salary increase in accordance with Section F(1)(b) of the Employment Agreement between the District and Sharon E. Parker, dated June 19, 2006, to provide a salary increase of four-and-one-quarter (4.25%), effective as of September 1, 2007, her anniversary date.

Mrs. Trigg stated that Ms. Parker's Contract indicates that we are required to give her a 3.5% increase and we are giving her a little more.

Dr. Price commented about Ms. Parker's performance evaluation having been reviewed prior to this action being taken.

Motion carried (9-0).

Superintendent Parker expressed her appreciation to the Board.

**Personnel
(Continued)**

Employ:

E. Conover

J. Berger

K. King

J. McCloskey

C. Lambert

**Salary Increase
- Supt. Sharon
Parker**

Personnel (Continued)

It was moved by Dr. Sweeney and seconded by Dr. West to approve the following personnel item (agenda item 7.j.):

- j. Extension of Superintendent's Term – Approve an extension of the Superintendent's term for an additional one year beginning September 1, 2010, and continuing through August 31, 2011, and that the President be authorized to execute a revision to the Superintendent's current Employment Agreement to such effect (as on the attachment, pp. 7.j.1-2)

Dr. Price questioned the justification for the term extension. Mr. Murray stated that the Board members had adequate time to have their concerns aired. He does not like to discuss confidential items in public. It was recommended by the Board to bring this item forward tonight and was done with careful consideration and all plusses weighed.

In response to Dr. Price's question regarding the rationale, Ms. Parker stated that the Board could recess to an Executive Session. Mr. Murray declined the suggestion.

Mrs. Trigg thought a lot about what she feels is an appropriate way to demonstrate the Board's appreciation for our Superintendent. A plaque was given to Ms. Parker last month. She was just given her salary increase, which is more than we are required to do and which she supports. She does not feel it is appropriate to extend the Superintendent's contract after the first year. Mrs. Trigg hopes Ms. Parker does not take this personally but it is just not the appropriate thing to do.

Mr. Wandersee stated that a 4.25% increase was very well deserved. Unfortunately, he doesn't believe a contract extension on a four-year contract with a little over a year completed is in the school district's best interest. This is particular to anyone regarding contract management.

Dr. Sweeney stated that we try to make the right, educated decision, based on past experience. To her, this is the best, and Ms. Parker has her vote.

Mrs. Halstead stated that we have all been stunned at what Sharon has been able to do in only one year. She has the respect of more people in our District – parents, students, teachers, and community members – than we have had in a long time. She has opened the doors of communication that have been shut for a long time. Mrs. Halstead wishes we could extend her contract for 25 years.

**Personnel -
Continued**

**Employment
Agreement
Extension to
2011 – Supt.
Sharon Parker**

A roll call vote was taken:

Mrs. Brown -	Yes	Mrs. Trigg -	No
Mrs. Halstead -	Yes	Mr. Wandersee -	No
Dr. Price -	No	Dr. West -	Yes
Dr. Sweeney -	Yes	Mr. Baker -	Yes
		Mr. Murray -	Yes

Motion carried (6-3).

Superintendent Parker extended her thanks for the opportunity of continued service.

It was moved by Dr. Sweeney and seconded by Mrs. Halstead to approve the following personnel item (agenda item 7.I.):

- I. Create two (.5) half-time Special Education Teacher positions, effective as soon as possible through the end of the 2007-2008 school year

Mrs. Allen-Spann stated that this request came from two different buildings. It would allow us to meet needs for IEP students and not students for which you ultimately plan. These two positions are two half-time positions (.5 at Chadds Ford and .5 at Unionville High School) for the balance of this year but we will have to program accordingly. Ms. Parker stated that the staff allocation could look much differently a year from now. Mr. Murray thinks these positions are very justified and ones that we need as soon as possible. In response to Dr. West's question, Mr. Cochran stated that these positions would be funded from the budgetary reserves.

Motion carried (9-0).

Mrs. Brown stated that there were no action items for Co-Curricular and Student Life this evening.

Dr. West reported for Communications regarding:

1. Coffee Chats - She has heard back from some Board members and is working on the schedule for upcoming coffee chats.
2. Post-Election Survey – Continuing to move forward

It was moved by Mr. Wandersee and seconded by Mrs. Trigg to approve the School Calendar for the 2008-2009 School Year as on the attachment (pp. 10.a.1-2).

Mr. Wandersee stated that the calendar has been posted on the District website.

Motion carried (9-0).

Personnel (Continued)

Employment Agreement Extension to 2011 – Supt. Sharon Parker

Create Positions (Two half-time - .5; Special Education Teachers)

CO- CURRICULAR & STUDENT LIFE

COMMUNI- CATIONS

LEGISLATION AND POLICY:

School Calendar – 2008-2009

It was moved by Mr. Wandersee and seconded by Dr. West to approve the School Board Meeting Dates for January through December, 2008 as on the attachment (p. 10.b.1, revised).

Mr. Wandersee stated that adjustments were made to the Board meetings in January, February, and December, 2008.

Motion carried (9-0).

Mr. Murray reported for the Center for Arts & Technology/ Intermediate Unit and Special Education. He attended the I.U. Board meeting that included a presentation regarding the I.U. autistic programs. This seems to be a contentious issue as to how best to help these students. The Board will continue to contemplate some aspects of the program. Advocates are vigorous and you may receive communications through the mail.

Construction of the Southern Chester County Center for Arts and Technology is moving along. The project is on-time and under budget. They are trying to get the building under roof and proceed with construction through the winter. It is very exciting.

Mr. Fulginiti commented about the Strategic Planning that is moving along very nicely.

Mr. Wandersee stated that the General Assembly would be leaving this Wednesday for vacation and there are no items to report.

A Unionville High School student inquired about where modular classrooms would be placed. Ms. Parker stated that there had been some direction from the architects. They would have to look at an impervious surface and work within Township guidelines.

Mr. Murray stated that the short-term, emergency and safety issues are the items on which we directed the Administration to move forward. It is not our intention to put modulars in unless a long-term, comprehensive program cannot be put into place. We have to plan for the worst and hope we do much better.

Lele Galer, Pocopson Township resident, commented about the \$35,000 estimate to renovate and relocate the current science labs to a modular classroom with a 0% LTV (long-term value). She asked how much it would cost to make new science rooms where they would be permanent and obtain some funding. Mr. Murray stated that she made a good point. He sees no problem with instructing the Administration to look at what it would cost and take in the master scheduling to move them where they were located under the comprehensive plan. Mrs. Galer stated that we could seek permanent funding once these were in a more permanent structure

**Legislation and
Policy
(Continued)**

**School Board
Meeting Dates –
Jan.-Dec., 2008**

**C.A.T./
SPECIAL
ED. / I.U.**

Carol Catanese, Pennsbury Township resident, commented regarding needs due to the incoming class for 2008 being larger than the outgoing class. Mr. Fulginiti stated that the incoming class includes approximately 35 additional students than the outgoing class. While we are not at 100% dire straits, we are getting to that point. He has been working with Assistant Principal, Rudy Reif, who oversees the scheduling. We could do a best guess but will have to wait for completion of the course selection process. Mr. Murray stated that the Administration is handling the matter and there will be appropriate space to the best of their ability. We will see the status later in the spring.

Mrs. Catanese inquired about the discontinuation of the TerraNova testing. It is the only nationally-normed test that we have. Mr. Batchelor stated that we have only used the test for reading and math and it was implemented prior to the PSSA testing and grade testing at the elementary level. TerraNova and the PSSA are very strongly correlated, as shown in a lot of data. At this point, there is not a lot of value out of the cost for the testing.

Heidi Brown, Chadds Ford Township resident, offered a lot of credit to Mr. Hostetler for putting these numbers together. She asked what other information was needed to see that this school is in need of some dire work. She stated that it seems as though three Board members are obviously not in agreement with the other six members. She asked that they be specific, citing the modular classrooms and air-conditioning units that are so old. The numbers for the stop-gap plan should be evidence of the need. Mrs. Brown is tired of hearing that the referendum vote was soundly defeated due to so many frills, and asked what they were.

Mr. Murray asked that Mrs. Brown please try to address the Board as opposed to each Board member. He is certain that we will have a committee of the whole moving forward and ample time to air our feelings. He does not want to specifically address any Board member. Mrs. Brown stated that it's ridiculous that we are Unionville-Chadds Ford in this relic that is crumbling. You all need to come together.

Mrs. Trigg asked that the public call Board members to talk with them and convey their thoughts. She requested that they not jump to any conclusions as to who is in favor of what. Mrs. Trigg wished a happy winter vacation to everyone.

Dr. Price commented that no one in the room disagrees that the high school needs renovation but we cannot proceed unless the referendum passes. He suggested putting forth a plan that passes to get it done. The political reality here is that unless the voters approve it, it is not going to get done.

**RESIDENTS'
COMMENTS
(Continued)**

**BOARD
MEMBERS'
COMMENTS**

Dr. Sweeney complimented Mr. Murray for running a nice meeting.

Dr. West echoed Dr. Sweeney's comment to Mr. Murray. She is looking forward to the committee meetings of the whole to move forward with these discussions. Dr. West wished a happy holiday to everyone.

Mr. Wandersee clearly stated that he supports the high school renovation 110%. It is in desperate need of renovation. We have to do it in a total picture where we can get it approved by the voters. He agrees with Mrs. Brown's (Heidi) comment about the need for the Board to come together to get it done. Mr. Wandersee is not in favor of going out five years with some of these items. It needs to be done, and we need a plan that is marketable. Although he doesn't know what the plan is, we did not have much success.

Mr. Wandersee believes we can pass this referendum but we need to be smart in how we put it together. We must be creative in finding a way to get the job done. He begs that we work together and listen to one another. Mr. Wandersee extended wishes for a happy holiday to all. He commended Mr. Murray in doing a good job, stating that it will not be easy.

Mrs. Halstead stated that, having worked on this project for many months, she hopes the entire project can move forward. A lot of it was due to misinformation, untruths, and parents who did not vote. Mrs. Halstead stated that she is now on the e-mail list of the Citizens for Efficient Education (CEE). She commented about a letter from Charles Quinn requesting that the controversial Curt Baker be voted out as U-CF Board President or you would risk suffering at the polls when you are up for reelection. She is not making enough money for this (level of animosity/threats). She requested that we move forward but prays that it is the same project that was out there. Mrs. Halstead offered a Feliz Navidad to everyone and hopes they find peace next year.

Mrs. Brown extended wishes for a happy holiday to everyone. She thanked the public for their thoughts and comments. They were good ideas that she had not heard before and it's important to have their input.

Mr. Baker stated that the organizational meeting for rugby would be held on December 17th at 6:30 p.m. in the UHS LGI room. He congratulated the Quarterback Club and Football Program. He commented about the football banquet, stating that the team is a great example of how the community can come together in support of a wonderful program. Mr. Baker commented about the appearance that adults are more challenging than students to deal with and the need to keep our focus on student life. He offered a happy holiday to all.

**BOARD
MEMBERS'
COMMENTS
(Continued)**

Mr. Murray stated that he would try to contact every Board member over the next week regarding their interest in committee assignments. He will endeavor to make changes we need to have in going forward, not a lot of them. Mr. Murray wished a happy holiday season to everyone.

The meeting was adjourned at 10:05 p.m.

Respectfully submitted,

Kathleen M. Brown
Secretary

**BOARD
MEMBERS'
COMMENTS
(Continued)**

**MEETING
ADJOURNED**

Short-term - 6 to 24 months

APPENDIX A

Item Description	Category	Estimated Cost	LTV
Connect to Public Water	SafeSec/BldgAge	\$500,000	100%
Replace Fire Alarm System	SafeSec/BldgAge	\$100,000 to \$200,000	90%
Replace Public Address System	SafeSec/BldgAge	\$50,000	80%
Add Fencing for Security of Existing Modular Classrooms	SafeSec	\$1,000	0%
Add Two Greeters for Security due to Main Office Location	SafeSec	\$71,000 per year	0%
Provide Sufficient Science Instructional Space (Relocate to Modular)	SafeSec/ Ovr crwd	\$35,000	0%
Go to Four Lunches to Alleviate Cafeteria Serving and Seating Area Overcrowding	SafeSec/ Ovr crwd	\$32,500 per year	0%
Use Adjacent Classrooms for Cafeteria Seating (does not fix serving line crowding)	SafeSec/ Ovr crwd	Minimal	0%
Accommodate 1,400 Student Enrollment - Scheduling	Ovr crwd	\$10,000 to \$60,000	80%
Provide Sufficient Art Instructional Space (Relocate to Modular)	Program/ Ovr crwd	\$15,000	0%
Create Two Additional All Purpose Fields on Steven's Property	Program	\$100,000 to \$150,000	90%

3/2/26

Intermediate-term - 2 to 5 years

Item Description	Category	Estimated Cost	LTV
Replace "D" Wing Roof (1965)	BldgAge	\$200,000 to \$250,000	0%
Replace Auditorium Roof (1980s)	BldgAge	\$200,000 to \$250,000	100%
Replace "A" Floor Unit Vents (1979-80 addition)	BldgAge	\$100,000	0%
Replace Auditorium Air Handlers (No AC)	BldgAge	\$150,000 to \$200,000	80%
Remediate Inadequate Instructional Space -- Science Labs (upgrade existing)	BldgAge	\$250,000 to \$300,000	0%
Replace Network Infrastructure	BldgAge	\$90,000	80%
Renovate Existing Modular Classrooms	BldgAge/ OvrCrwd	\$10,000 to \$30,000	0%
Upgrade Cafeteria Production and Serving Equipment	BldgAge/ OvrCrwd	\$300,000 to \$350,000	95%
Accommodate 1,500 Student Enrollment -- Add Four Modulars	OvrCrwd	\$250,000 to \$300,000	0%
Add Modular Classroom to Regain Meeting Space	OvrCrwd	\$100,000 to \$125,000	0%
Lease Additional Storage Space (Trailers, Pods or Off-site)	OvrCrwd	\$2,000 to \$6,000 per year	0%

Long-term 5 years and longer

Item Description	Category	Estimated Cost	LTV
Upgrade & Add to Surveillance System	SafeSec	\$75,000	90%
Complete HVAC Upgrade in Remainder of Building	BldgAge	\$3 to \$4 million	80%
Replace "A" Floor Unit Vents (remainder) - (if HVAC upgrade not planned)	BldgAge	\$500,000	0%
Replace Gymnasium Roof	BldgAge	\$200,000 to \$250,000	100%
Replace Windows	BldgAge	\$1 to \$1.5 million	90%
Accommodate 1,600+ Student Enrollment-- Add Four Modulars (or more)	OvrCrwd	\$300,000 to \$400,000	0%
Increase Cafeteria Seating Area - Use Adjacent Classrooms or Modulars	OvrCrwd	\$100,000 to \$125,000	0%
Initiate Comprehensive Field Improvements Incorporating Steven's Property	Program	\$1 to \$2 million	100%

3.4.28