

Akron Central School District  
OACM Meeting Minutes  
2023 Capital Improvement Project  
May 16, 2025

## 1. Construction Update

### A. Transportation Facility Addition

- Exterior cold-formed metal framing is complete. Sheathing will be completed today 5/16, and weather barrier is scheduled to start next week 5/19.
- Interior slabs on grade are complete, including the Bus Wash Bay heated slab. Slab on deck anticipated completion is today 5/16.
- Interior metal stud walls and MEP roughs will start next week 5/19.

### B. Athletic Complex & Concession Building

- Concession Building renovations work is planned to start next week 5/19.
- Athletic Complex tentative start date is 6/16. Approx. 1-week duration to install site logistics provisions with site demo and site clearing to follow.

## 2. Contracts Procurement

### A. Contract 109: Signage (Takeform)

- Co-Op – The Interlocal Purchasing System (TIPS)
- Proposal was awarded by the BOE on 5/13.
- LOI-NTP was sent on 5/14. Contract terms were finalized by Hodgson Russ and forwarded to the Contractor.

### B. Contract 205: Track Surfacing (FieldTurf)

- Co-Op – Equalis Group
- Proposal was awarded by the BOE on 5/13.
- LOI-NTP was sent on 5/14. Contract terms were finalized by Hodgson Russ and forwarded to the Contractor.
  - Scope of work includes the Beynon 300 system at all areas.

### C. The contract procurement process is now complete for all phases of the project.

### 3. Project Budget Summary

#### A. Incidental Budget – FF&E

- District will purchase furnishings directly without the use of a vendor.
  - District received HON quote of \$46.5K for Bus Garage Addition office furniture, including delivery and installation.
- Discuss loose furniture planned for High School H-Wing areas. Renderings are attached.
  - District expressed concerns with having loose furniture in the hallways and will not move forward with furniture selections at this time.

#### B. Project Budget Summary dated 5/15/25 attached.

- Unallocated Construction Dollars = \$1,367,304

### 4. General Items / New Business

#### A. Discuss potential scopes of work to be incorporated into the Project using the Unallocated Construction Dollars.

- Reference the Unawarded Alternates attachment. The attachment is updated per discussions in the OACM meeting.
  - Phase I Unawarded Alternates
    - Middle School Window Shades
      - TCS indicated they would hold their bid day pricing = \$62,000
      - District provided direction to proceed with this work. Procurement via CO.
    - Bus Garage Snow Melt System Zones #3 and #4
      - All Contractors indicated they would not hold bid day pricing due to material and labor price increases. Current pricing would be approx. 5–8% higher than bid day.
      - Adjusted total Alt. value = approx. \$170,000
      - District provided direction to proceed with this work. Procurement via CO.
  - Phase II VE Items
    - Scope enhancements must be integrated into the current design that was already bought. Any scopes involving a complete redesign require submission to SED.
    - Review old renderings and conceptual designs:
      - CPL presentation on Phase II scope (attached).
  - Other Scopes
    - Additional Touchpros Displays
    - H-Wing Doors, Frames, Hardware Replacement – District provided direction to proceed with this work.
    - Tech Room H-12 Flooring – District provided direction to proceed with this work.
    - HS 2<sup>nd</sup> Fl. Classrooms Flooring
    - Campus-Wide Wayfinding Signage
    - 2024 BCS Items – CPL presentation
      - All items would require submission to SED.

## **5. Action Items**

### **A. Phase I**

- CCMG to issue Field Orders to Contractors for:
  - Middle School Window Shades
  - Bus Garage SMS Zones #3 and #4
    - CPL to make SED aware of these changes.
- CPL to issue Information Bulletins for:
  - High School H-Wing Doors, Frames, Hardware Replacement
  - High School Tech Room H-12 Flooring
    - CCMG to issue Field Orders to Contractors once IB's are received.

### **B. Phase II**

- CPL to provide conceptual design details to CCMG for identified scope enhancements and additions.
- CCMG to provide conceptual estimates for identified scope enhancements and additions.
- Once conceptual estimates are received, District to review and prioritize the scopes of work.

### **C. 2024 BCS Items**

- CPL to add column on BCS spreadsheet for categorizing items (e.g. safety/security, energy efficiency, etc.).
- District to review BCS list and prioritize items.

## **6. Next Meeting**

- A. OACM Meeting – Friday, June 20, 2025 @ 9:00 AM









FLIGHTS OF  
IMAGINATION

IN  
PURSUIT  
OF  
EXCELLENCE





## Project Budget Summary

### 2023 Capital Improvement Project

May 15, 2025

## Akron Central School District

<b>Referendum Authorization</b>		<b>\$</b>	<b>29,829,634</b>
<b>Incidental Budget</b>		<b>\$</b>	<b>4,596,606</b>
<b>Construction Contracts</b>			
<b><u>Phase I</u></b>		<b>\$</b>	<b>12,281,766</b>
Contract #101 - General Trades	[Transit Construction Services]	\$	5,381,000
Contract #102 - Plumbing	[Numarco]	\$	531,900
Contract #103 - Mechanical	[Mollenberg-Betz]	\$	2,720,700
Contract #104 - Electrical	[Goodwin Electric]	\$	1,721,000
Contract #105 - Theatrical	[Syracuse Scenery & Stage Lighting]	\$	662,830
Contract #106 - PA & Security	[Stark Tech - Co-Op]	\$	898,700
Contract #107 - Vehicle Lifts	[Vehicle Service Group - Co-Op]	\$	265,469
Contract #109 - Signage <i>(to be awarded)</i>	[Takeform - Co-Op]	\$	100,167
<b><u>Phase II</u></b>		<b>\$</b>	<b>9,957,732</b>
Contract #200 - Site Work	[Northeast Diversification]	\$	5,360,600
Contract #201 - General Trades	[NCI Construction]	\$	438,200
Contract #203 - Mechanical	[John W. Danforth]	\$	785,300
Contract #204 - Electrical	[CIR Electrical]	\$	2,647,800
Contract #205 - Track Surfacing <i>(to be awarded)</i>	[FieldTurf - Co-Op]	\$	725,832
<b>Unallocated Construction Dollars</b>		<b>\$</b>	<b>1,367,304</b>
<b>Total Construction Dollars (All Phases)</b>		<b>\$</b>	<b>23,606,802</b>
	<b>Balance</b>	<b>\$</b>	<b>1,626,226</b>
<b>Total Phase I Construction Contingency</b>		<b>\$</b>	<b>846,067</b>
<b>Total Phase I Change Orders Executed</b>		<b>\$</b>	<b>2,026</b>
<b>Total Phase I Change Orders Pending</b>		<b>\$</b>	<b>(60,114)</b>
<b>Total Phase I Construction Contingency Remaining</b>		<b>\$</b>	<b>904,155</b>
<b>Total Phase I Allowances Available</b>		<b>\$</b>	<b>15,000</b>
<b>Total Phase I Allowances Used</b>		<b>\$</b>	<b>15,000</b>
<b>Total Phase I Allowances Remaining</b>		<b>\$</b>	<b>-</b>
<b>Total Phase II Construction Contingency</b>		<b>\$</b>	<b>780,159</b>
<b>Total Phase II Change Orders Executed</b>		<b>\$</b>	<b>-</b>
<b>Total Phase II Change Orders Pending</b>		<b>\$</b>	<b>-</b>
<b>Total Phase II Construction Contingency Remaining</b>		<b>\$</b>	<b>780,159</b>
<b>Total Phase II Allowances Available</b>		<b>\$</b>	<b>45,500</b>
<b>Total Phase II Allowances Used</b>		<b>\$</b>	<b>-</b>
<b>Total Phase II Allowances Remaining</b>		<b>\$</b>	<b>45,500</b>

1. Incidentals are budgeted costs for all soft costs within the project: A/E, CM, Surveying, Testing, Legal, Finance, FF&E, etc.

2. Change orders executed includes cost of all change orders currently written and in process of execution.



**2023 CIP - CONSTRUCTION BUDGET INFO****VALUE**

TOTAL CONSTRUCTION DOLLARS	\$ 23,606,802
TOTAL VALUE OF PH. I CONTRACTS	\$ 12,281,766
TOTAL VALUE OF PH. II CONTRACTS	\$ 9,957,732
<b>UNALLOCATED CONSTRUCTION DOLLARS</b>	<b>\$ 1,367,304</b>

**PH. I UNAwarDED ALTERNATES****ALT. VALUE**

HS Room 219 Flooring	\$ <del>11,000</del>
MS Window Shades	\$ 62,000
Additional Bus Lift Replacement	\$ <del>271,469</del>
Snow Melt System Zones #3 and #4	\$ 170,000
Bus Wash Equipment	\$ <del>120,900</del>
(E)BG Rainscreen Paneling	\$ <del>210,000</del>

- Already completed in-house

- District provided direction to proceed

- Want lifts on a staggered replacement cycle

- District provided direction to proceed

- Not a priority

- Not a priority

**OTHER POTENTIAL WORK****PROCUREMENT**

Revise Alum. Gate at Athletic Complex Entrance	Change Order
Revise Dimensional Signage on Bloomingdale Sign	Change Order
Increase Concrete Pavement at Concessions Plaza	Change Order
Increase Concrete Pavement at Grandstand Area	Change Order
Increase Asphalt Pavement at Track Finish Line	Change Order
Increase Aluminum Fencing at Athletic Complex	Change Order
Gutter System Below Grandstand	Change Order
Visitor Bleacher System	Change Order
Replace All Site Light Pole Bases	Change Order
Concession Building Cultured Stone & Graphics	Change Order
Additional Touchpros Displays	Change Order
Parking Lot at Baseball/Softball Fields	SED Submission
Walk of Fame Area Under Grandstand	SED Submission
Area of Reflection at Athletic Complex Entrance	SED Submission
Replace HS H-Wing Doors, Frames, Hardware	Change Order
HS Tech Room H-12 Floor Leveling & Finish	Change Order
HS 2nd Fl. Classrooms Floor Repairs	Change Order
Campus-Wide Wayfinding Signage	SED Submission
2024 BCS Items	SED Submission

- District provided direction to proceed

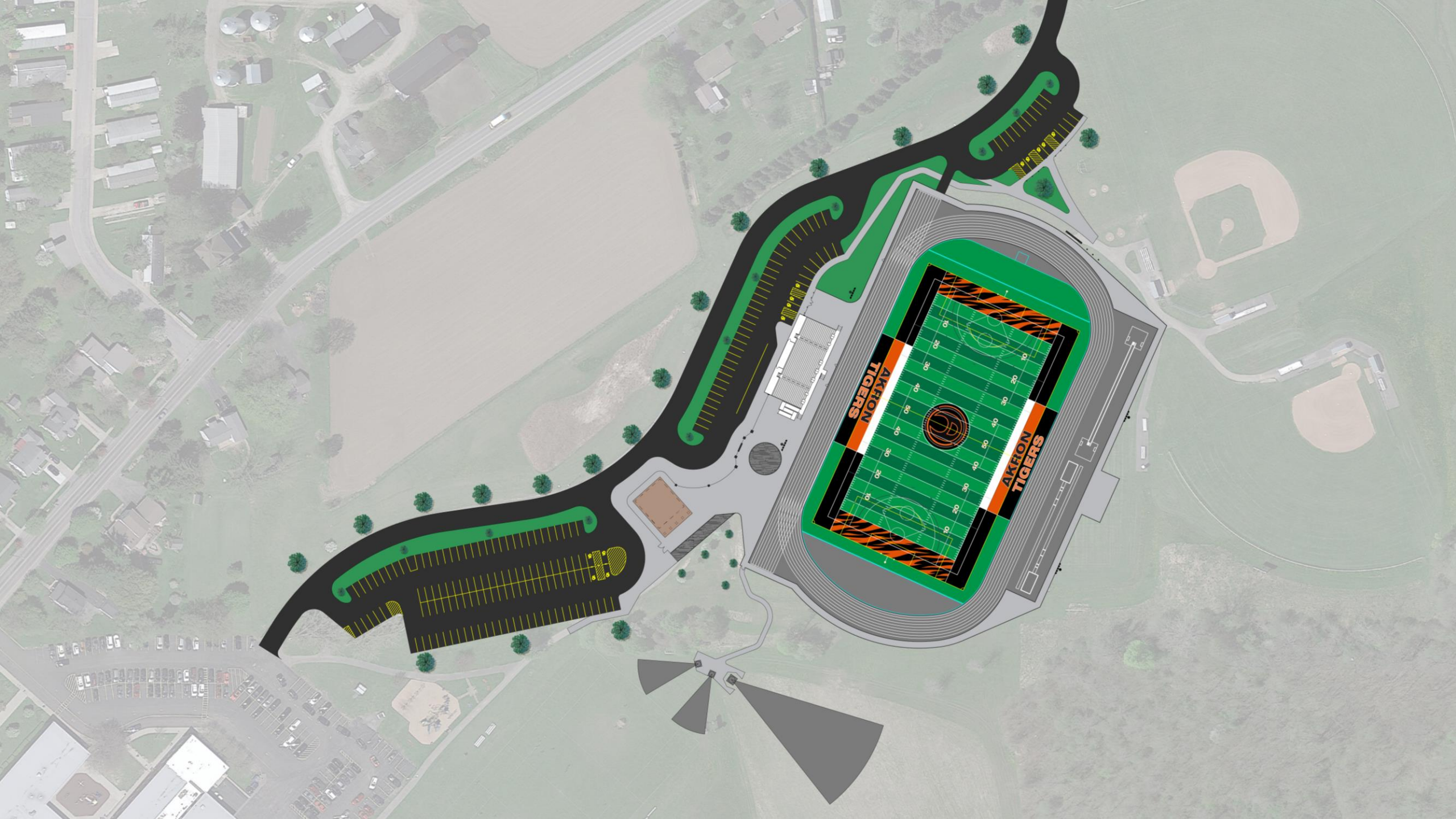
- District provided direction to proceed



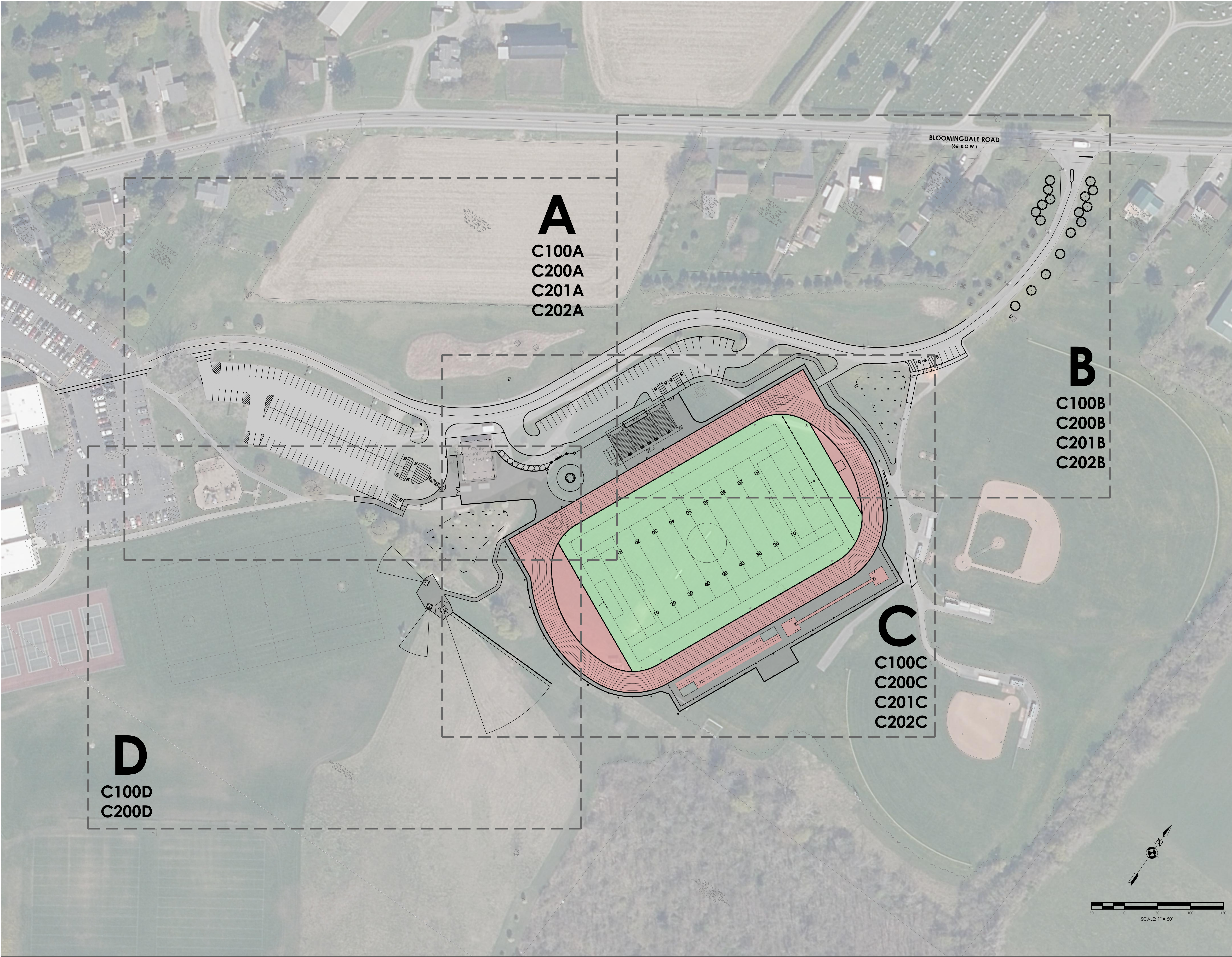


# **AKRON CSD 2023 CIP P2 SCOPE REVIEW**









PROJECT INFORMATION

Project Number: 821.13091.12  
Client Name: AKRON CENTRAL SCHOOL DISTRICT  
Project Name: 2023 CAPITAL IMPROVEMENT PROJECT - PHASE II  
MAIN BUILDING

District Office Address:  
47 BLOOMINGDALE AVE AKRON, NY 14001

AKRON CENTRAL SCHOOL DISTRICT

MAN BIDDING: 1472-01-04-02-01-01  
CONCRETEWORK BUILDING: 1472-01-04-01-01-02  
MECHANICAL: 1472-01-04-01-01-03

PROJECT ISSUE & REVISION SCHEDULE

No. Date Description

PROFESSIONAL STAMPS



NEW YORK STATE REGISTRATION

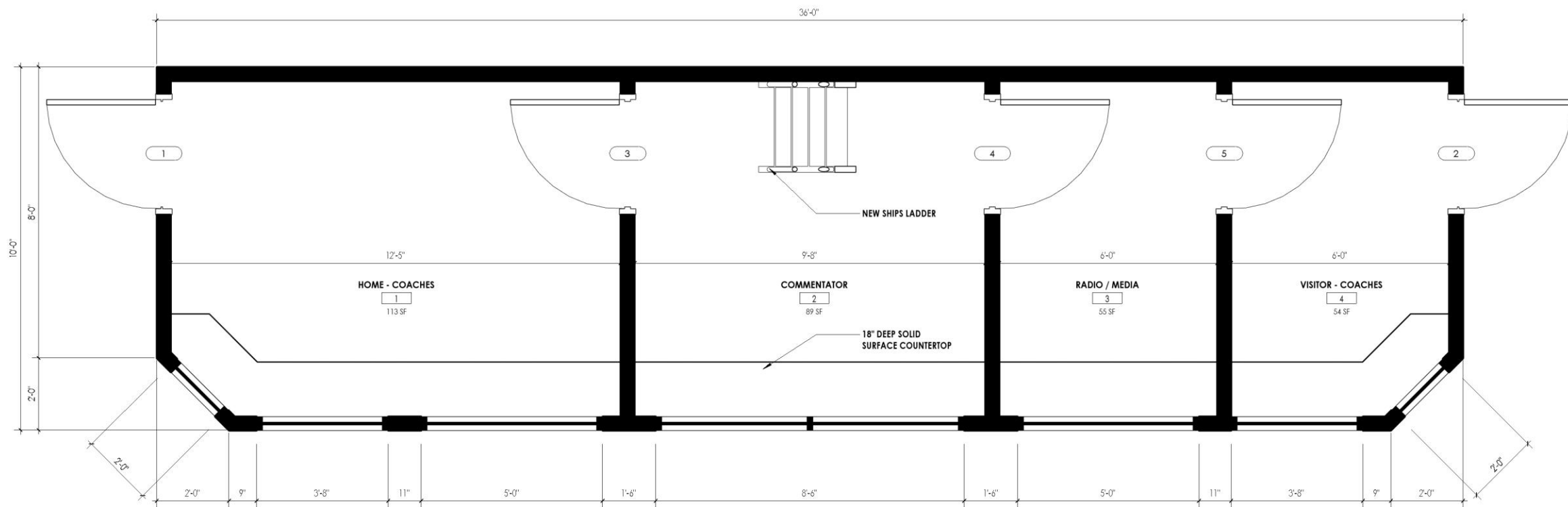
Alan Benoit is a Registered Professional Engineer and a Registered Architect in the State of New York. He is also a Licensed Professional Engineer in the State of New York. He is a member of the New York State Society of Professional Engineers and the New York State Society of Professional Architects.

SHEET INFORMATION

Scale: 1" = 50'  
Date: 03/10/2025  
Project Status: BID DOCUMENTS  
Drawn By: JMB  
Checked By: NG  
Drawing Title: OVERALL SITE PLAN

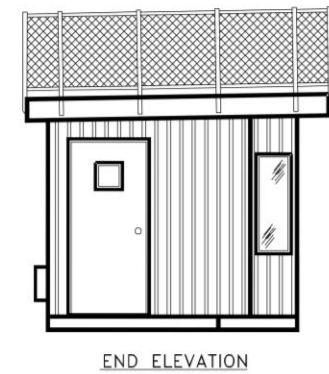
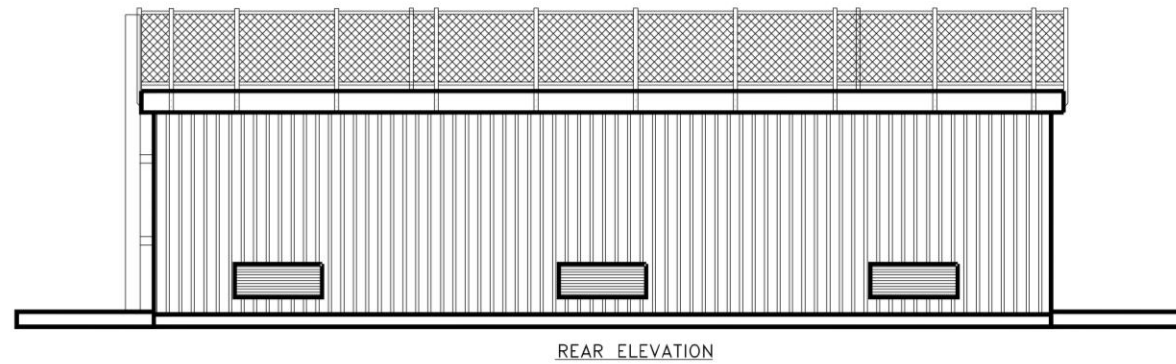
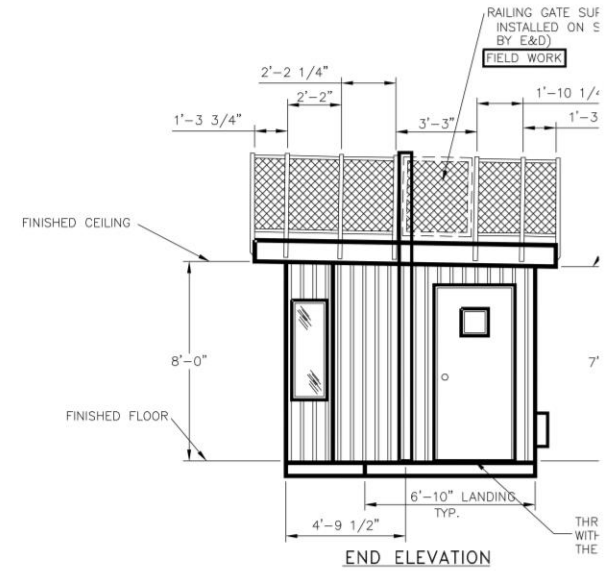
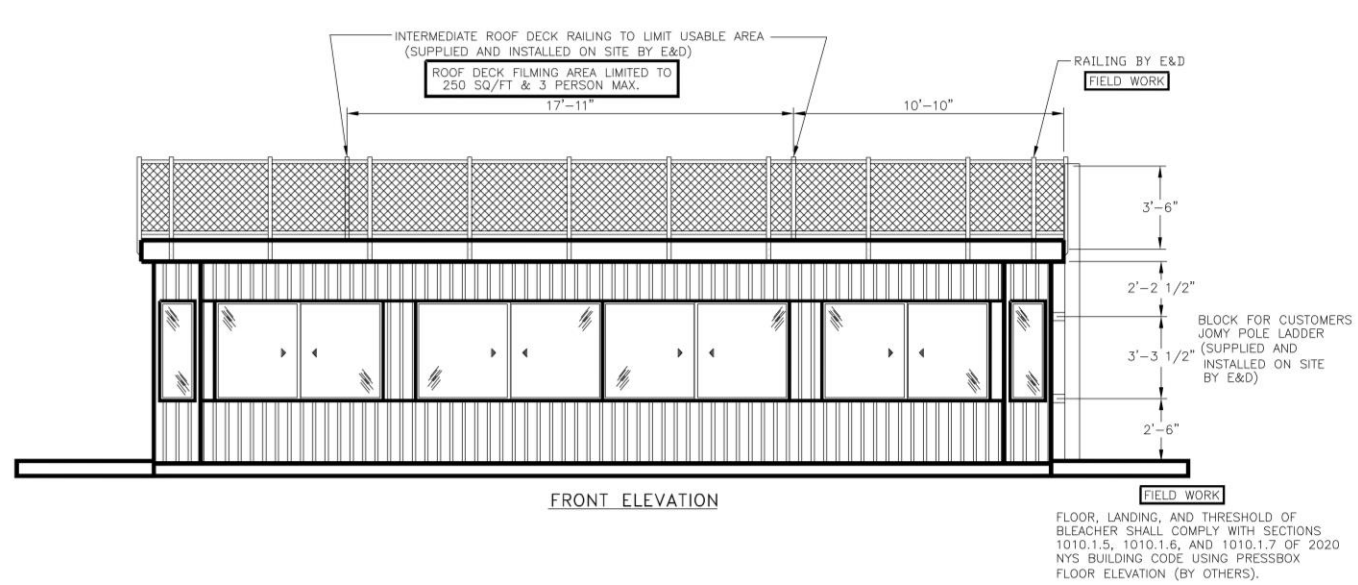
Drawing Number: MB C001





# Press Box





# Press Box





Plaza





**Main Entrance**



**BOUGHT:** CONCRETE HARDSCAPE WITH OPEN  
LANDSCAPING AREA  
**PROPOSED:** STAMPED CONCRETE AND AREA OF  
REFLECTION (BENCH, LIGHTS, WHITE PINE METAL  
SCULPTURE, AKNOWLEDGEMENT PLAQUE AS SHOWN)



**Area of Reflection: Option 1**



**BOUGHT:** BLEACHER JERSEY  
**PROPOSED:** METAL STUD WALL  
CONSTRUCTION WITH PHENOLIC  
RAINSCREEN, DIMENSIONAL LETTER  
SIGNAGE, ATHLETIC RECORD/SENIOR  
SHOWCASE BOARDS

**BOUGHT:** CHAIN LINK FENCE  
**PROPOSED:** ALUMINUM FENCING,  
BRICK AND PRE-CAST PILLARS, AND  
BRANDED WINDSCREEN

**BOUGHT:** ASPHALT PAVING  
**PROPOSED:** CONCRETE HARDSCAPE  
AND STAMPED CONCRETE ACCENT  
WALK WITH "#ONE AKRON"



# Walk of Fame



BOUGHT: N/A  
PROPOSED: INTERACTIVE EXTERIOR  
DIGITAL DISPLAY



Interactive Digital Display





**Branded Windscreens**



An architectural rendering of a sports venue's concessions area. On the left is a long, single-story building with a dark roof and stone-clad pillars. A red line with a circle at its end points from a text box to the roof. In the center, a paved walkway leads towards a stadium entrance in the distance. On the right, a seating area with wooden picnic tables is shown. A red line with a circle at its end points from a second text box to this seating area. The background features a green field, a fence, and a tall stadium light pole under a blue sky with clouds.

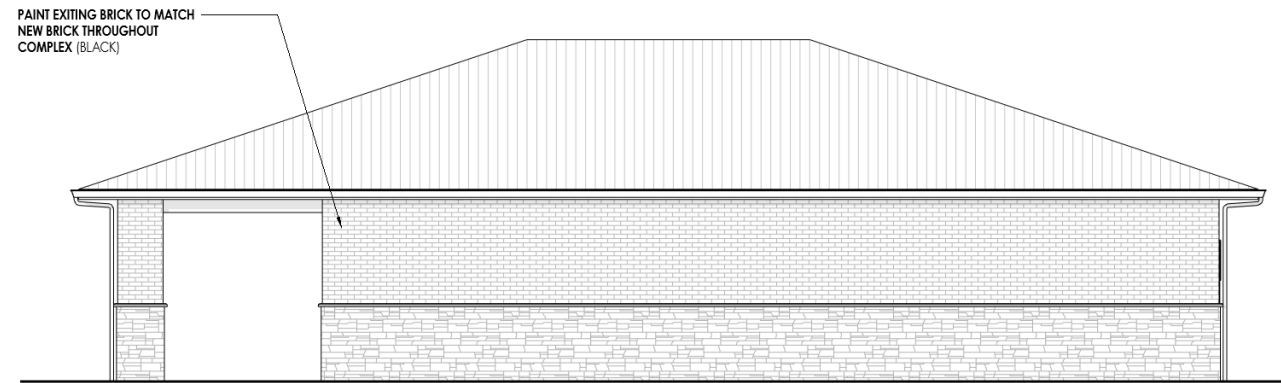
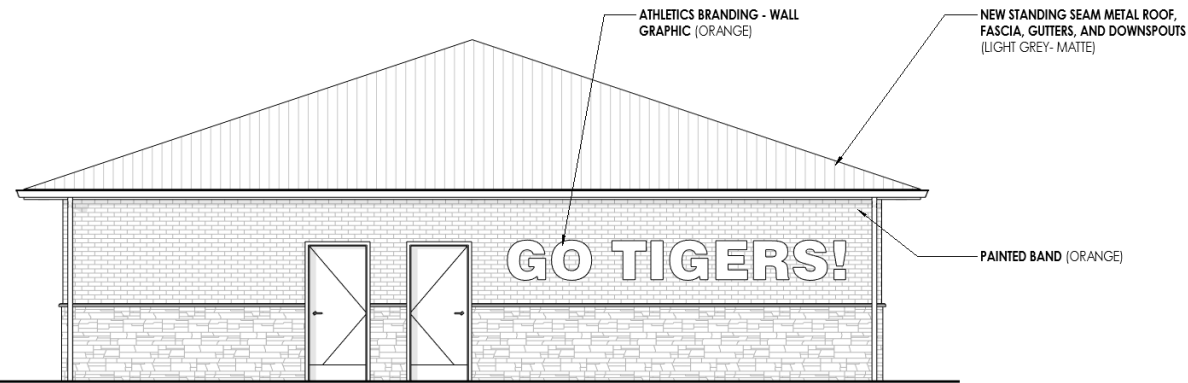
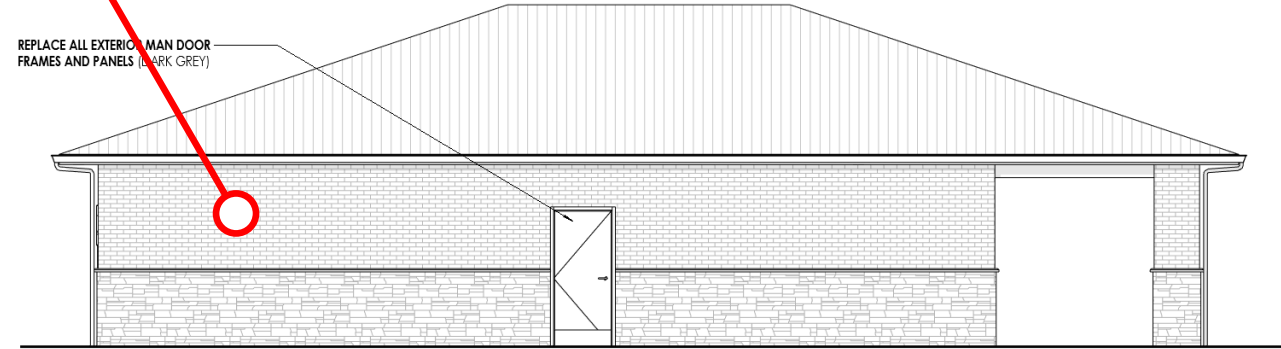
**BOUGHT:** ASPHALT SHINGLES  
**PROPOSED:** STANDING SEAM  
METAL ROOF

**BOUGHT:** ASPHALT PAVING  
**PROPOSED:** CONCRETE HARDSCAPE  
AND STAMPED CONCRETE ACCENT  
SEATING AREA

# Concessions Building



**BOUGHT:** PAINTING OF EXISTING BRICK  
**PROPOSED:** PAINTING OF EXISTING BRICK,  
STONE VENEER WAINSCOTING, BRANDED  
WALL GRAPHICS





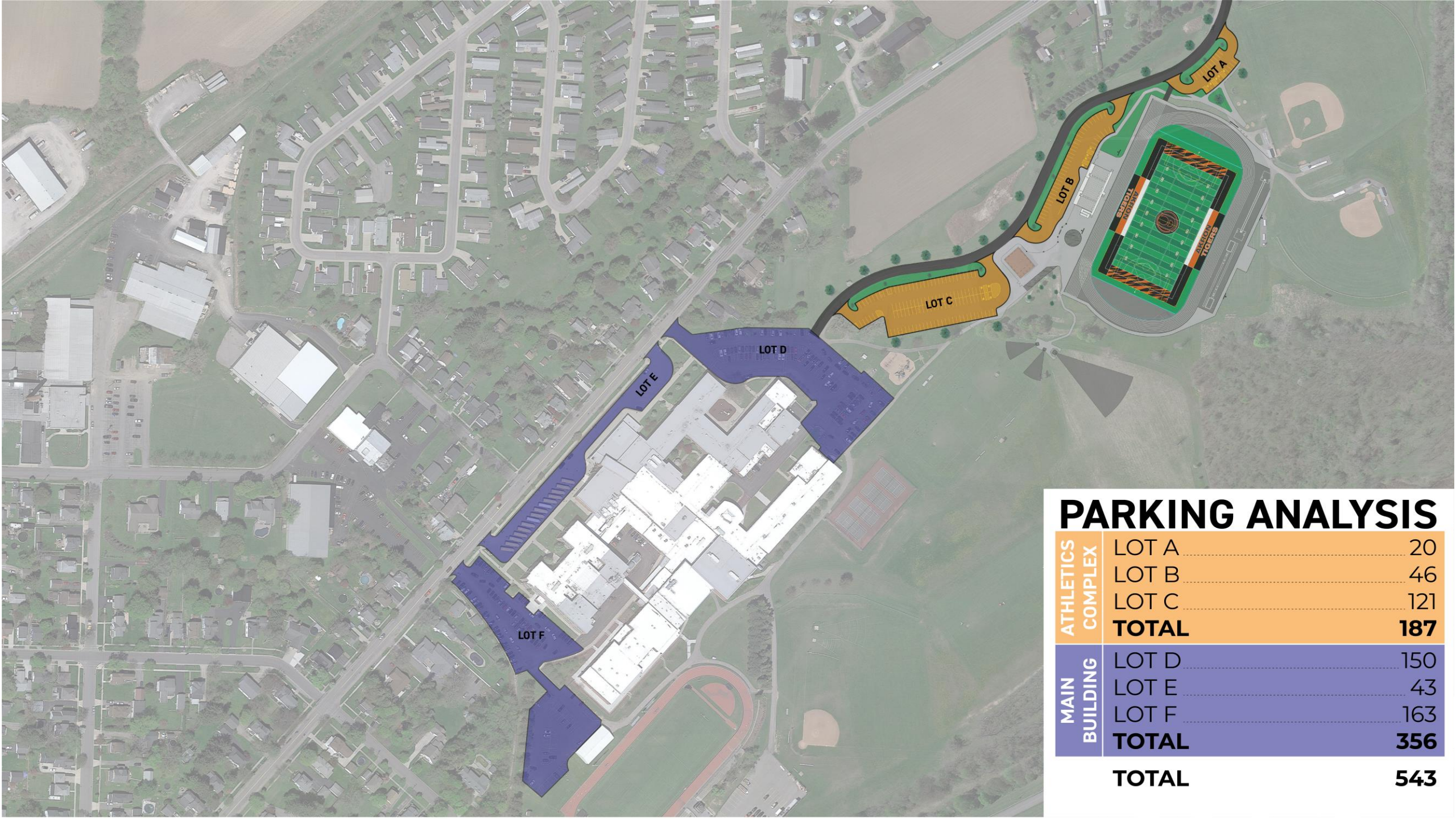






# Site Improvements





# PARKING ANALYSIS

ATHLETICS COMPLEX	LOT A .....	20
	LOT B .....	46
	LOT C .....	121
	<b>TOTAL</b>	<b>187</b>
MAIN BUILDING	LOT D .....	150
	LOT E .....	43
	LOT F .....	163
	<b>TOTAL</b>	<b>356</b>
<b>TOTAL</b>		<b>543</b>





**Front Sign**







**BOUGHT: NEW  
POLE, FIXTURE  
AND BASE (2)**

**BOUGHT: REPLACEMENT OF  
LIGHT POLE AND FIXTURE  
PROPOSED: REPLACING  
LIGHT POLE, FIXTURE, AND  
BASE**

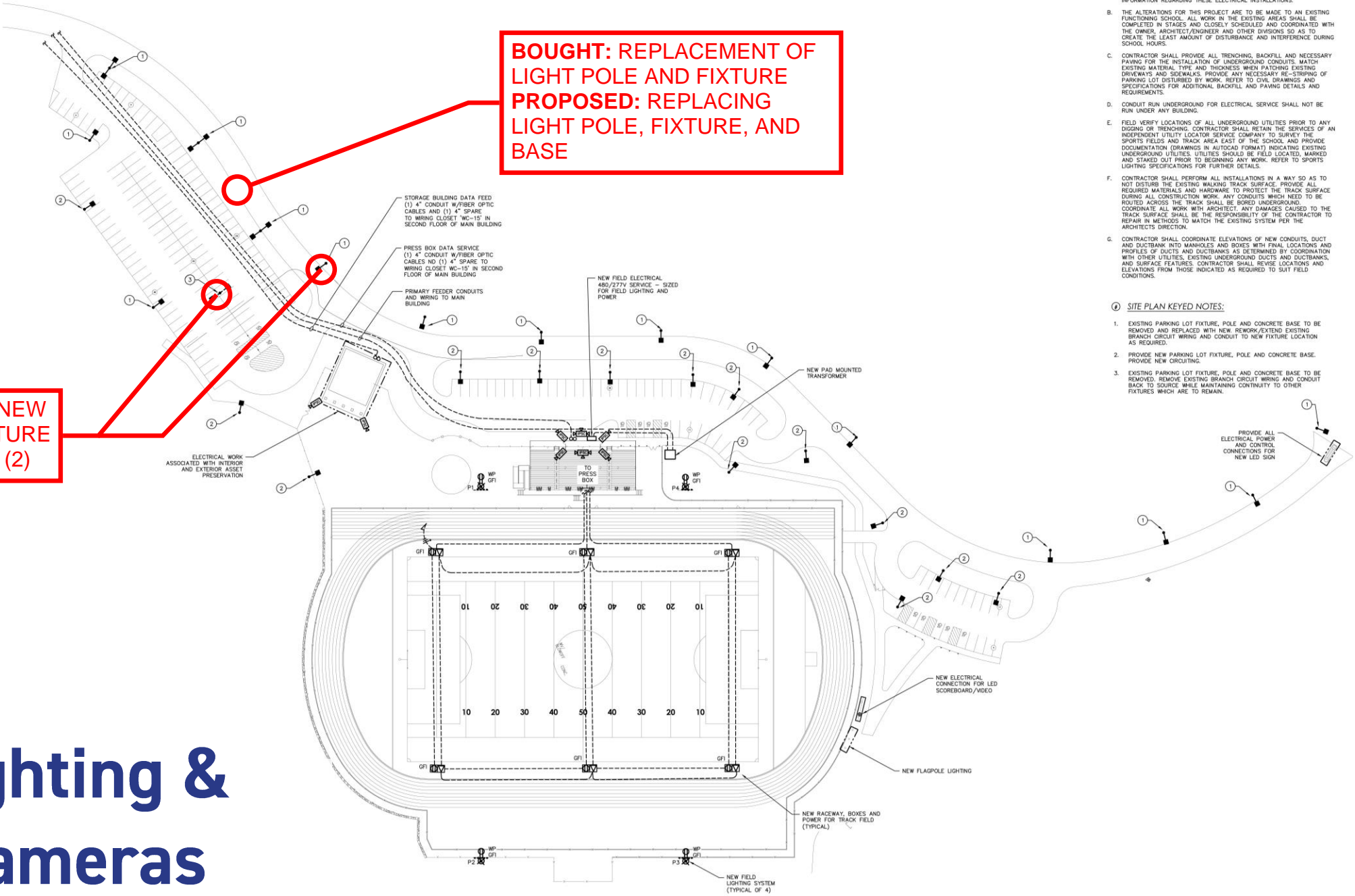
GENERAL DRAWING NOTES:

- A. REFER TO GENERAL DRAWING NOTES ON E001 FOR ADDITIONAL INFORMATION REGARDING THESE ELECTRICAL INSTALLATIONS.
- B. THE ALTERATIONS FOR THIS PROJECT ARE TO BE MADE TO AN EXISTING FUNCTIONING SCHOOL. ALL WORK IN THE EXISTING AREAS SHALL BE COMPLETED IN STAGES AND CLOSELY SCHEDULED AND COORDINATED WITH THE OWNER, ARCHITECT/ENGINEER AND OTHER DIVISIONS SO AS TO CREATE THE LEAST AMOUNT OF DISTURBANCE AND INTERFERENCE DURING SCHOOL HOURS.
- C. CONTRACTOR SHALL PROVIDE ALL TRENCHING, BACKFILL AND NECESSARY PAVING FOR THE INSTALLATION OF UNDERGROUND CONDUITS. MATCH EXISTING MATERIAL TYPE AND THICKNESS WHEN PATCHING EXISTING DRIVEWAYS AND SIDEWALKS. PROVIDE ANY NECESSARY RE-STRIPING OF PARKING LOT DISTURBED BY WORK. REFER TO CIVIL DRAWINGS AND SPECIFICATIONS FOR ADDITIONAL BACKFILL AND PAVING DETAILS AND REQUIREMENTS.
- D. CONDUIT RUN UNDERGROUND FOR ELECTRICAL SERVICE SHALL NOT BE RUN UNDER ANY BUILDING.
- E. FIELD VERIFY LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO ANY DIGGING OR TRENCHING. CONTRACTOR SHALL RETAIN THE SERVICES OF AN INDEPENDENT UTILITY LOCATOR SERVICE COMPANY TO SURVEY THE SPORTS FIELDS AND TRACK AREA EAST OF THE SCHOOL AND PROVIDE DOCUMENTATION (DRAWINGS IN AUTOCAD FORMAT) INDICATING EXISTING UNDERGROUND UTILITIES. UTILITIES SHOULD BE FIELD LOCATED, MARKED AND STAKED OUT PRIOR TO BEGINNING ANY WORK. REFER TO SPORTS LIGHTING SPECIFICATIONS FOR FURTHER DETAILS.
- F. CONTRACTOR SHALL PERFORM ALL INSTALLATIONS IN A WAY SO AS TO NOT DISTURB THE EXISTING WALKING TRACK SURFACE. PROVIDE ALL REQUIRED MATERIALS AND HARDWARE TO PROTECT THE TRACK SURFACE DURING ALL CONSTRUCTION WORK. ANY CONDUITS WHICH NEED TO BE ROUTED ACROSS THE TRACK SHALL BE BORED UNDERGROUND. COORDINATE ALL WORK WITH ARCHITECT. ANY DAMAGES CAUSED TO THE TRACK SURFACE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR IN METHODS TO MATCH THE EXISTING SYSTEM PER THE ARCHITECT'S DIRECTION.
- G. CONTRACTOR SHALL COORDINATE ELEVATIONS OF NEW CONDUITS, DUCT AND DUCTBANK INTO MANHOLES AND BOXES WITH FINAL LOCATIONS AND PROFILES OF DUCTS AND DUCTBANKS AS DETERMINED BY COORDINATION WITH OTHER UTILITIES. EXISTING UNDERGROUND DUCTS AND DUCTBANKS, AND SURFACE FEATURES. CONTRACTOR SHALL REVISE LOCATIONS AND ELEVATIONS FROM THOSE INDICATED AS REQUIRED TO SUIT FIELD CONDITIONS.

④ SITE PLAN KEYED NOTES:

- 1. EXISTING PARKING LOT FIXTURE, POLE AND CONCRETE BASE TO BE REMOVED AND REPLACED WITH NEW REWORK/EXTEND EXISTING BRANCH CIRCUIT WIRING AND CONDUIT TO NEW FIXTURE LOCATION AS REQUIRED.
- 2. PROVIDE NEW PARKING LOT FIXTURE, POLE AND CONCRETE BASE. PROVIDE NEW CIRCUITING.
- 3. EXISTING PARKING LOT FIXTURE, POLE AND CONCRETE BASE TO BE REMOVED. REMOVE EXISTING BRANCH CIRCUIT WIRING AND CONDUIT BACK TO SOURCE WHILE MAINTAINING CONTINUITY TO OTHER FIXTURES WHICH ARE TO REMAIN.

# Lighting & Cameras





**ADDITIONAL  
COMMENTS?**







Akron Central School District  
2023 Capital Improvement Project  
OACM Meeting  
May 16, 2025

	NAME	COMPANY	PHONE	E-MAIL ADDRESS
1	BRIAN MURRAY	VGA PLANNING BLD	716-628-1279	
2	JASON BENFANTE	CPL	585 750 1106	JBENFANTE@CPLTEAM.COM
3	Nick Hill		716-542-5055	n.hill@akronk12.org
4	Brady Morrison	CPL	716-969-2444	b.morrison@cplteam.com
5	Jason Mock	BUFFALO ENGINEERING	716 633 5300	jmock@bepe.biz
6	Kristy Pingsitore	ACS BOE	716 907 1177	kpingsitore@akronk12.org
7	Mark Alexander	ACS	716 542 5012	markalexander@akronk12.org
8	DAVID MILLER	TOWN OF NEWSTEAD	716-574-7725	DMILLER@TOWNOFNEWSTEAD.COM
9	Debbie Kersh			
10	Steve Dimitoff	Akron	716 200 4528	
11	Paul Kowalski	ACS	716-542-5015	PKOWALSKI@AKRONK12.ORG
12	DAVID DZIO	BUFFALO ENGINEERING	716 633 5300	DDZIO@BEPE.BIZ
13	Danielle Hawkins	ACS	(585) 943-7043	dhawkins@akronk12.org
14	Mark A. Gruff	Campos CMG	(716) 225-2887	m.gruff@camposcmg.com
15				
16	Online			
17	Vaughn Mammola	CCMG		
18	Eric Polkowski	Akron BOE		