HVAC IMPROVEMENTS AND CHILLER REPLACEMENT PROJECTS
EAST HADDAM ELEMENTARY SCHOOL AND NATHAN HALE-RAY HIGH SCHOOL

The HVAC improvements and chiller replacement projects entail the following: (1) school-wide repair, replacement and upgrade of the HVAC system for the East Haddam Elementary School (the "Elementary School HVAC Project") and (2) the purchase, installation and replacement of the air-cooling chiller at the Nathan Hale-Ray High School (the "High School Chiller Project," together with the Elementary School HVAC Project, collectively, the "Projects"). Below are key components of each project:

East Haddam Elementary School:

1. Replace the existing building management systems (BMS) with a computer/electric BMS that uses non-proprietary (a.k.a., open source) controls and software to enhance indoor air quality by providing automatic operations that utilize outside air in its operations, provide flexibility/reliability of systems, and assist in managing operating costs.

2. Replace existing unit ventilators, with Dedicated Outdoor Air Systems (DOAS), providing 100% outdoor air to spaces and energy efficient heating/cooling to the school spaces, while minimizing the carbon footprint and dependency on fuel-oil fired boilers.

Nathan Hale-Ray High School:

1. In-kind replacement of the existing air-cooled chiller. Replacement of the chiller will enable the HVAC system to provide de-humidification, provide indoor air quality and thermal comfort, and allow the school district to continue providing community use of the building through the cooling season.

At its referendum vote on January 30, 2024, the Town, by a vote of 702 to 232, approved an appropriation and bond authorization in the amount of $4,150,000 for the Projects.

Final cost estimates for the Projects provided by the contractor are as follows: $5,436,137 for the Elementary School HVAC Project and $593,942 for the High School Chiller Project with $169,921 in Owner Contingency for a total estimated cost of $6,200,000, which is $2,050,000 more than the approved referendum amount.

As a result of the foregoing, the resolution being presented to the voters authorizes an amendment of the existing appropriation and bond authorization to cover the $2,050,000 shortfall. This resolution does not in any way alter or modify the scope of the Projects.

The Town has been awarded State of Connecticut grants in the amount of $2,059,978.52 for the Elementary School HVAC Project and $133,711.48 for the High School Chiller Project resulting in a total of $2,193,690 in state grant funding for the Projects. As a result, the estimated net cost to the Town of the Projects, if the amendment resolution presented at referendum is approved by the voters, would be $4,006,310.