



SKANEATELES EARLY CHILDHOOD CENTER CAPITAL IMPROVEMENT PLAN

When SECC moved into its current facility back in 1998, the building was state of the art. The former Niagara Mohawk truck garage had been transformed into a vibrant space for infants and children with brand new **everything**: roof, insulation, lighting, heating and air conditioning systems, classrooms, ceilings, windows, doors, decking, flooring, drainage, sidewalks and paving. We've done a great job maintaining the building for nearly 20 years but it's time for a major remodel.

- The roof leaks.
- Current insulation, which does not meet energy code, creates cold rooms.
- The energy inefficient recessed lighting promotes heat loss and ice dam formation.
- Ceiling panels, where water stained, need to be replaced
- The outside decking, once strong and smooth, is now weathered and splintered.
- Classroom walls, marred by scores of little kids, need repair and a fresh coat of paint.
- The building's exterior surfaces, flaking and chipped, need a fresh coat of paint.
- Exterior doors and frames are deteriorating as is some of the masonry around them.
- Some of the sidewalks have cracked and heaved over the years.
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This past Spring, Scott McClurg of McClurg Remodeling and Construction Services led a team of experts through an extensive evaluation of our building from top to bottom.

The team included:

- Guy Donahoe, Architect
- Keith Benjamin, Licensed Electrician (Benjamin Electric)
- Marty McMahan, Licensed Plumber/HVAC (Healy Plumbing)
- Chris Evans, Insulation Specialist (Insulation Man)

Every one of these great guys **volunteered** their time. The Board of Directors, administration and staff at SECC can't thank them enough !!

They determined that there are multiple issues with the building and prioritized them into Immediate Concerns (Phase I) and Secondary Concerns (Phase II). Tackling the Phase I issues will begin this October with a new roof and insulation. Lighting, ceiling repair, decking and painting are also part of Phase I. The estimated cost is \$105,000. We hope to have Phase I completed by the end of our fiscal year.

SECC has actively fundraised and sought grant support for the Capital Improvement Plan. As of October 1, 2017, SECC has raised \$35,500.