

# Central Middle School

## Progress Week of June 21, 2019

Dear Colleagues,

This has been another good week at Central and thanks to our commissioners a very good week for Gates County Schools. I think all of us are aware of the push by parents for us to hire a second band director to give us one at the high school and one at the middle school. On behalf of the board, we sincerely thank you for helping us find a way to weather the storm. We understand times are very tight for all of us.

If you have passed Central, you could not help but notice the changes.



You notice the roof is waiting for roof sheets to be installed. The gypsum board is up to the bottom of the trusses and ready for brick work to start. Look closely at the bottom of the gypsum board and you will notice an irregular line of black at the bottom of the board. This is a waterproofing material to keep water that works its' way through the brick from going through the block. This waterproofing has been

applied most, if not all the way around the building. This is one of many things I learned about construction this week.

Below is



Work continues moving right along by all the trades with the easiest to notice being the copper pipe in the classrooms. The next picture is one of the classrooms on the east side of the eighth grade wing.



The above picture was taken looking west. The next picture is of the same room looking south.



Just as a reminder, the boards in the wall are for attaching cabinets to the wall.

Moving over to the renovation area we see the middle classroom on the south end of the eighth grade wing. There are two pipes in the ceiling. The first line is a 2 ½" galvanized water line that turns down into the wall and runs down through the floor and then turns to the outside of the building tying

in with a line installed by Rountree Engineering a couple of years ago.



The picture is not out of focus. The windows have plastic inside them as containment for asbestos removal to start next week in this area. The elbows, hangers and insulation joints have mud sealant on them that contained asbestos fibers. Those areas will be abated, then the rest of the insulation will be removed. The school board will consider approval of replacing the old line with copper moving the vertical run to the end of the wall in a corner to get rid of the possibility of the old line failing overhead, inside the wall or under the slab. Now seems to be the appropriate time to address these issues.

This picture is taken about the middle of the eighth grade hallway. The brown line is the 2 ½" galvanized water line we propose to replace with copper. The white line is a roof drain that will go away

with the installation of the new built up roof. Work on replacing that roof is to start next week.



You notice the lockers in this picture. From this angle, they look to be in pretty good shape. The lockers show their age with paint worn off especially at the corners, at the door latches and on the ends. We have not come up with a solution to improve their appearance. Mr. Plyler says we are probably talking \$75,000.00 to replace them. We are open for suggestions. Effective painting would require removal of all hardware and doors. Otherwise it will be very apparent we tried to make a silk purse out of a sow's ear.

I like for us to see just how bad things were in the seventh grade wing. This is a window in one of the east side classrooms. The teacher had applied masking tape to slow winter's cold from blowing through. Those old windows are single pane in a steel frame.



They have little, if any, insulation value nor did they when they were installed before anyone thought about insulation value.

Finally, I come to the discussion I absolutely hate to have. I had mentioned in an earlier report that the block walls in the restrooms contain asbestos and I sincerely thought that only meant in the filler material installed in the core of the blocks. That was only partially correct. It appears a material containing asbestos was used to seal the blocks to keep them from absorbing so much paint in the original construction. I had hoped this was used only in the restrooms but was assured at our meeting on Friday the sealer containing asbestos was used on all walls.

Our plan and expectation from the start was the removal of all asbestos from the school. This will not be the case. I inquired about sandblasting the walls to remove the asbestos and was assured this would be slow, expensive and not 100% effective plus the blocks, given their age, would not hold up well with the sandblasting. The only truly effective way to get rid of the asbestos would be to remove all the blocks and build new walls. We don't have the time or money to make this happen. That would equate in cost to building new from the beginning. As discussed earlier, this was discovered during the preconstruction meeting. There is nothing to be gained by trying to point fingers at anyone who might have discovered this earlier. We are doing all we can with the money we have for the project. A full replacement is the only viable solution and the voters did not approve that.

The good news is, left undisturbed, there is no danger from the asbestos fiber on the walls as it is encapsulated in the paint. Maintenance is aware of the issue and knows they cannot make alterations such as drilling holes in the wall without getting an asbestos abatement company to come in and safely drill the hole or make whatever other alteration might be needed.

One other item of news associated with the ongoing work is most of the books from the library have been stored in the Metal Tech office area as they needed to be stored in an air conditioned area. The hailstorm came through Murfreesboro a couple of weeks ago and did considerable damage to all our roofs. There were seventeen holes in the office roof allowing water inside the office area. No books were touched in the original storm. The insurance adjustor would not allow repairs to proceed until he saw the roof on the Tuesday after the storm. We had more rain before he got there and some water fell on the stored books. Maintenance came and inspected the books. I have not talked with them about the books but don't think the damage was excessive. Metal Tech is storing everything associated with this project at no cost to Gates County. We have \$4,000,000.00 coverage on material stored for others. There is no issue but I did want you do know it happened and the books are covered.

Finally, we go back to the new construction to enjoy a picture of the weight room all studded up and wearing a roof. It is truly amazing how much can happen in a week. Only the slab was there a week ago!



Thank you for your patience, understanding and interest as we continue to move forward. Ray