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**Former New Paltz Central School District Office
To Be Reconditioned for Temporary Use by
Construction Management Firm**

The District's capital project construction manager, Luis Rodriguez of the Palombo Group, has presented the Superintendent with a plan to recondition a 700-800-square-foot portion of the former district office at 196 Main Street for use as his project headquarters.

According to Rodriguez, the proposal will result in an \$80,000 to \$100,000 savings by eliminating the need to lease portable trailers, as well as the cost to provide plumbing and electricity to the temporary spaces. The construction trailers would also likely have been located in the rear of the building in the tennis court area, impacting both middle and high school student and afterschool community use.

The majority of the former district office has structural issues and is uninhabitable, however Rodriguez has identified a section that can be salvaged and temporarily used for his purposes. This area will be permanently blocked off from the portion of the building that has been deemed unsafe.

"We'll have to make a small investment to erect several barriers, fix some plumbing and heating issues, clean, and paint," explains Rodriguez, "but when compared to the expense associated with leasing trailers for temporary use, the cost saving is tremendous. And, by using this existing space, we'll also be reducing the disruption to students." He estimates the total cost to make the space usable will be a few thousand dollars.

Rodriguez and four to five of his staff will use the space to oversee the capital project work. Since the Middle School will undergo the majority of the renovations, having

their headquarters in close proximity will allow more immediate oversight and response time, increasing their efficiency.

Rodriguez also says the location will give him a birds-eye view of the impact the project is having on daily school operations, allowing him to analyze the construction process and make adjustments as needed. “Of course we know that this level of work cannot be accomplished without some disruptions, but we try to minimize them to the extent possible. The question of ‘how will it impact students?’ is one we continually ask when making decisions. They are the priority.”

Superintendent Maria C. Rice is impressed with the out-of-the-box solution the Palombo Group provided and pleased that their decision was student-centered. “This solution emerged from their efforts to reduce student disruption,” she says. “That’s the way we approach decisions in our district, and we are pleased to see our consultants mirror this commitment to students.”

She also emphasizes that the plan will only work because the use is limited and temporary. “We never planned for humans to occupy that space again, but he [Rodriguez] was thorough in his review, and made a convincing case about the multiple benefits for the project, for the students, and for the taxpayers.”

A staging area for contractor parking will also be provided at a different location, helping to minimize the impact at the Middle School’s lot.