## Overview Full Mansion Avenue Project

<table>
<thead>
<tr>
<th>Mansion Avenue</th>
<th>Total Estimated Cost</th>
<th>Actual State Share</th>
<th>Local Share</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site Work **</td>
<td>$161,750</td>
<td>($49,700)</td>
<td>$112,050</td>
</tr>
<tr>
<td>Exterior Renovations</td>
<td>$993,750</td>
<td>($397,500)</td>
<td>$596,250</td>
</tr>
<tr>
<td>Interior Renovations</td>
<td>$1,135,625</td>
<td>($454,250)</td>
<td>$681,375</td>
</tr>
<tr>
<td>HVAC Construction</td>
<td>$2,360,000</td>
<td>($944,000)</td>
<td>$1,416,000</td>
</tr>
<tr>
<td>Electrical Construction</td>
<td>$275,625</td>
<td>($110,250)</td>
<td>$165,375</td>
</tr>
<tr>
<td>TOTAL</td>
<td>$4,926,750</td>
<td>($1,955,700)</td>
<td>$2,971,050</td>
</tr>
</tbody>
</table>

|              | 39.70%               | 60.30%             |

★ This Referendum has taken over two years to get to the point of execution.

★ The Referendum 2021 was condensed into one question ($26,810,551) and excludes many of the items not funded through the New Jersey Department of Education Debt Service Aid.

★ The full District Project will be offset by $1,000,000 via ESSER II & ARP Federal Relief monies. These monies are being applied to the purchase of classroom Univents.

★ The Direct Digital Controls are not a part of the Referendum. The DDC will be funded through a lease purchase using local funds.

★ The proposed Bond with State Aid conservatively calculated at 33.40% equates to a $280.91 tax impact for an average home assessed at $202,294. The Tax Impact is based on 2.85% over 25 years.

★ The existing Bond will retire in January of 2025 ($265.00/average home)

★ The tax impact as of the Summer of 2025 will be about $15.00 for the average homeowner.
Items Not Included in the Tour

Site
The asphalt play areas will be milled, resurfaced, and restriped. There was some patch work completed in 2004. Drainage will be addressed as well. The basketball equipment will be replaced as will the site fencing. A shade garden will be added.

Building Exterior
The building envelope will be secured through brick pointing, caulking, and waterproofing; this work has not been addressed in over thirty years. A handicapped ramp will be installed at the front entrance. Handrails will be replaced as needed.
**Building Exterior**
Exterior lighting and close circuit television cameras will be added. Lighting will include pole mounted fixtures.

**Roofing**
The roofing in the newest section (2004) will be restored while the remaining roof area (1994) will be replaced. All roofs will be re-warranted.
**Rooftop Unit Replacements**

There are 30 rooftop fans that are over thirty years old that need to be replaced. Rooftop HVAC units will be replaced as defined in the Architect’s Presentation.
Tour Items for @ Home Viewers

All Purpose Room Renovations
Renovations to the all purpose room will include painting, pipe coverage (reinsulating), and an upgrade to the sound system. The cafeteria had some work completed in 2015.

Building Systems
Building system upgrades at Mansion include boiler replacement, new piping, and pumps. The cabinet heater will be replaced as will the domestic hot water heater with a low energy condensing boiler.

New Condensing Boiler(s)
**Interior Renovations - Water Fountains**
All water fountains across the district will be upgraded to water bottle filling stations.

**Ceiling Replacement, LED Upgrades, Information Technology Upgrades**
The ceilings throughout the district schools will be removed while Bell (pictured below), IT, LED Lights, and PA systems are freshly run and upgraded. The new ceiling tiles will be uniform across the district. Energy efficient high output LED fixtures will be installed throughout the district too; our current lighting was upgraded from 1997 through 2012 but does not include LED. Direct digital controls will be added throughout the district as well; these upgrades will increase our energy efficiency, assist with maintenance and repair, and better utilize the time of our maintenance staff.
Classroom Updates
The Univents throughout the district’s buildings will be replaced with high capacity low energy systems that include new technologies and enhancements to improve indoor air quality. The units in the new addition we updated in 1994; the other units are older. The public announcement system will be upgraded as will the information technology systems (e.g. wireless routers and phone systems). Office area carpet will be upgraded with replaceable carpet squares; high traffic areas may be tiled.

Library Upgrades
The Mansion Avenue will be updated and include new finishes, movable furniture, and lighting upgrades. This area has not been addressed in quite some time.
**Wall Settling - Quake of 2011**
The interior walls impacted by the earthquake will be repaired including wall removal, brick repair and rebuilding from the lowest portion of the wall to roof deck level. Additional joint repair will be completed as well. Lintels will be installed above existing doors to mitigate against any future movement.

**Information Technology**
Once again, while the ceilings are down, all bells, close circuit TV, door access, public announcement, and telecommunication systems will be replaced, upgraded, and unified.