



**SAINT PETER SCHOOL BOARD**  
**Regular Board Meeting**  
**Tuesday, June 30, 2026**  
**District Office, 100 Lincoln Dr. , Saint Peter, MN 56082**  
**7:45 AM**

**I. Call Meeting to Order**

II. Consideration and Adoption of the Agenda

**III. Action Items**

1. Consider Approval of Saint Peter High School Chiller Repair

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**IV. Adjournment**

V. "In the event that this meeting is canceled due to inclement weather, it will be held on the next business day at the same time and place, unless a quorum of the board is not available."



## ADDENDUM

### Special School Board Meeting Tuesday, June 30, 2026 District Office 7:45 AM

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#### VII. ACTION ITEMS

<b>1. AGENDA ITEM #1</b>
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**Subject:** Consider Approval of High School Chiller Repair

**Action:** Requires a Motion

**Background:** In May 2026, it was discovered that the chiller system at SPHS was not functioning due to cracked underground pipes. In response, with the approval of the Business Committee, the district moved to short term fixes including renting a temporary chiller to get the building through graduation and above ground pipes to get the building through until a long term solution could be developed.

The district, in consultation with its HVAC partners, has developed a recommendation for a long term solution involving replacing the cracked underground pipes.

A recommendation will be presented at the meeting.

**Presentation:** Seth Putz, Operations and Maintenance Supervisor  
Jon Graff, Superintendent

**Options/Recommendation:** I recommend that you approve the proposed repair of the High School chiller.



**TO:** School Board  
**FROM:** Seth Putz & Jon Graff  
**DATE:** June 30, 2026  
**RE:** High School Chiller Repair Proposal

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**Background:**

In May 2026, it was discovered that the chiller system at SPSHS was not functioning due to cracked underground pipes. In response, with the approval of the Business Committee, the district moved to short term fixes including renting a temporary chiller to get the building through graduation and above ground pipes to get the building through until a long term solution could be developed.

Three different options were explored.

1. Moving the chillers to eliminate the need for underground pipes
2. Re-routing pipes above ground
3. Replacing underground pipes

The district, in consultation with its HVAC partners, recommends option 3 - replacing the underground pipes.

**Proposal:**

The district has received a quote from Peterson Sheet Metal (PSM) to replace the cracked underground pipes. Work includes removing the substrate to access the pipes, replacing the pipes, insulating the pipes, and patching the substrate to its original condition.

Piping (Labor and Materials)	\$129,847
Insulation Above Ground (Labor and Materials)	\$25,691
Digging/Patch-Back	\$31,000
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Total:	\$186,538

We recommend moving forward with repair work performed by PSM.

**Rationale:**

1. PSM is a primary contractor in the Mend the Middle Project. Their quality of work is known and trusted.
2. There is a sense of urgency given the monthly cost associated with the rented temporary chiller, cost of the above ground pipes (\$2,800), and the quickly approaching start of the school year.
3. PSM is a state approved contractor, and therefore, able to be awarded the contract without going through the bidding process.

**Funding Source:** Long Term Facilities Maintenance. In preparation, the district reduced its summer LTFM spending to accommodate<sup>3</sup> the estimated cost of repair.



# MECHANICAL & PLUMBING

June 25, 2026

To: St Peter Schools  
Re: St Peter High School – Underground Chilled Water Lines

We propose to provide and install new underground chilled lines using the following items:

**Pricing Includes:**

- Underground Piping Thermacore piping – Schedule 40 WELDED Joints with FACTORY Installed FOAM Insulation
- Above ground Piping – Tie back into existing chillers
- Insulation As pertains
- Cutting/Patching
- Digging
- Cleaning of new piping
- Permits at pertains

**Price does NOT Include:**

- |  |   |
|--|---|
| <ul style="list-style-type: none"> <li>• Fire Protection</li> <li>• Roofing/roof patching</li> <li>• Wall patching/painting</li> <li>• Floor Patch</li> <li>• Structural steel/ lintels</li> <li>• Floor Protection</li> <li>• Ceiling Removal/ Replace</li> </ul> | <ul style="list-style-type: none"> <li>• Site Utilities, SAC, WAC</li> <li>• Dumpsters</li> <li>• Power Wiring</li> <li>• Soil Corrections</li> <li>• Bond</li> </ul> |
|--|---|

<b>Piping Only (Labor and Material)</b>	<b>\$129,847.00</b>
<b>Insulation Only ABOVEGROUND (Labor and Material)</b>	<b>\$25,691.00</b>
<b>Digging/Patch-back</b>	<b>\$31,000.00</b>

Estimate Prepared by: Jack Myers

**\*\*Contractor Not Responsible for Project Delays Due to Material Shortages\*\***

This estimate is for completing the job(s) as described above. It is based on our evaluation and does not include material price increases or additional labor and materials which may be required should unforeseen problems arise. NOTE: This estimate may be withdrawn by us if not accepted within 15 days

Peterson Sheet Metal is proud to be an Equal Opportunity Employer and actively solicits bids from qualified Disadvantaged Business Enterprises (DBE), which includes Minority Business Enterprises (MBE), Women Business Enterprises (WBE), and other entities defined as socially and/or economically disadvantaged.