

**Building Excellence II Levy Oversight Committee
Meeting Notes, October 5, 2006
Stanford Center, Room 2776, 8:30a - 10:30a**

ATTENDANCE:
Members Present
Joey Ing
Ed Peters

District Staff
Don Gillmore
Julie Krick
Fred Stephens

Heery International Staff
Mike Finnegan
Roxann Robinson

Members Absent
Mark Melroy
Karin Nyrop

Board Directors
Sally Soriano

Visitor
Laurie Ames, City capital liaison

MINUTES APPROVAL FOR AUGUST 11 AND SEPTEMBER 8 MEETINGS

- Minutes not approved because of lack of quorum.

CONFIRM NOVEMBER MEETING DATE

- The regularly scheduled November meeting falls on the Veteran's Day holiday and has to be rescheduled.

PROJECT UPDATES

Cleveland:

- General contractor, Absher, is excellent at maintaining the schedule and solving issues. The quality of their work and their staff is excellent.
- Delays have been caused by the current strike. The sequence of work may have to be changed. The contractor is entitled to time but not money for this delay.
- There have been no comments from the neighborhood about the construction.

Dearborn Park:

- The wetland reclamation remains to be finished.
- The upper grades are in the new wing. The pods are isolated so there are not as many distractions in this open concept as at Maple.
- One more room will be developed at the northwest corner of building. It was intended to be a covered play area but doesn't work so it will be walled in as a third kindergarten room. This will help to accommodate Whitworth students. This project will take another nine months.

Garfield:

- There has been about \$2M of HUBs (historically underutilized businesses) participation.
- The teen life center has been relocated to Washington Middle School.
- Auto shop construction will start soon.
- Casework will be re-bid in October or November. The original bid was \$1M over. Prices are still going down. This may be combined with carpentry.
- Change orders are about 5%.
- Monthly meetings are held with neighbors. The general contractor, Lease Crutcher Lewis, keeps the street clean.

Hamilton:

- The Hamilton design will be presented at the next oversight committee meeting. Because of the small site size, departures are needed for lot coverage.
- There is a community meeting on October 14 to discuss use of the park. The neighborhood is very invested in the park.

- A grant of \$350,000 was received from the state for a ground-source heat pump. The only place to put it is in the park. The field will be reconstructed and hopefully will be usable all year. Now it is too wet to use in winter.
- Construction of this project is funded by the BEX III levy.

Maple:

- There is a grand opening today at 2:00p.
- Sally commented that if there is enough money it is hoped that dividers will be installed in hallways to decrease distraction.
- Joey wondered if Maple fed into Cleveland. Staff responded that the CAO (chief academic officer) is developing programs to provide continuity between elementary schools, middle schools, and high schools.

Roosevelt:

- The 68th street neighbors, with one exception, are happy with the trees and walls.
- The punch list is mostly completed.
- The big issue is commissioning the HVAC system. Don reviewed some of the issues.
- Joey wondered if computer heat could be reclaimed. Don replies that heat can be reclaimed in a building if it's known where the heat will be. Some of the air can be recycled which is more efficient than dumping the air.
- Mike: Some of the heating/cooling issues are caused by installation errors, which are being worked out as they become apparent. The system is very complex. Most systems are more centrally installed so are easier to operate and maintain. Other new high schools will not have the same system as Roosevelt. Most of the building works well.

South Lake HS:

- The Board approved ed specs last night.
- South Lake is funded, although the daycare is now an alternate. South Lake is located at the north end of the site. The zoning and building permit processes take about six months. It is hoped that construction will start in the spring.
- The previous daycare only had two students. Twelve – fourteen students are needed to be economically feasible for the provider. This would be an infant/toddler day care. The daycare at South Shore would be for two – five year-olds. The academic division has to make the program placement decisions.
- Sally wonders if anyone has looked at the community college model, which has daycares for students with children.

South Shore:

- The project is funded through February.
- Schematic design is finished.
- Value engineering saved \$2M, which will be used in the pool building. The property line runs down the corridor of the building. The District owns the west side and Parks owns the east side (pool). The high school and community will share the fitness room, community computer room, and gym.
- An enrollment center will be located in the space that the District owns between the new building and the pool building.
- The site improvements for South Shore will be done this spring when construction begins on South Lake. The plaza, parking lots, drainage and separation of mechanical systems will all be completed beginning in the spring.
- If the levy passes in February, South Shore construction will begin in the fall.

World School:

- A retreat with the faculty will be held this weekend to develop ed specs. There will be four retreats and it is hoped to have the ed spec complete at year-end.
- Sally recommends coordinating with the CAOs office as they are doing a review of bilingual education.

UPDATE ON BEX III PLANNING

- The motion to approve the levy package was introduced at the Board meeting last night. Fred reviewed the Board motion.

Hale renovations:

- A discussion took place on the feasibility of renovating Hale. Some discussion points:
 - Because of problems with the site, it would not be possible to get a permit to rebuild on the site. The site would have to be abandoned if a new building was built.
 - Jane Addams, across the street, is about half the size of Hale and an active school. It would not be possible to move Hale to Jane Addams.
 - The proposed work is what needs to be done to make the building safe and healthy. If less is done, the result will not be optimum.
 - This rehab provides another 25 years of life for the building. It's about half of the cost of a new building.

Ingraham:

- This improvement will provide the same good impact on morale as the performing arts center at Hale did for that school and community.
- The building is in terrible shape and needs to be replaced.
- Sally expressed concern about air quality issues in the portables. Fred responded that a study would be done for indoor air quality and for asbestos, too.

Other:

- Staff and admin costs are based on 12 FTEs.
- Construction management costs are based on the industry standard
- There is a public hearing on October 11.
- This is a bond-levy arrangement. The ability to collect cash up front is needed in order to avoid significant escalation. The bond gives the District the ability to borrow up front. The loan will be paid back in six years.

EXECUTIVE SESSION

- None

NEXT AGENDA

- HVAC standards.