



SCHOOL BOARD ACTION REPORT

DATE: March 7, 2019
FROM: Denise Juneau, Superintendent
LEAD STAFF: Fred Podesta, Chief Operations Officer
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For Introduction: March 13, 2019
For Action: March 27, 2019

1. TITLE

BEX IV: Award Construction Contract P5123, Bid No. B09813, to CDK Construction Services, Inc. for the Catharine Blaine Seismic Improvements project

2. PURPOSE

The purpose of this action is to provide authorization for the Superintendent to enter into a construction contract in the amount of \$629,000, including base bid, plus Washington State Sales Tax, for the Catharine Blaine Seismic Improvements project.

3. RECOMMENDED MOTION

I move that the School Board authorize the Superintendent to execute construction contract P5123 with CDK Construction Services, Inc. in the amount of \$629,000 including base bid plus Washington State Sales Tax, with any minor additions, deletions, and modifications deemed necessary by the Superintendent, and to take any necessary actions to implement the contract.

4. BACKGROUND INFORMATION

a. Background

This project at the Catharine Blaine K-8 School, located at 2550 34th Avenue West, Seattle, WA 98199, is funded through the BEX IV levy passed by voters in February 2013. The levy included the Catharine Blaine Seismic Improvements to be made in advance of the 2019-2020 school year.

The Catharine Blaine Seismic Improvements project was publicly bid on March 6, 2019, with a total of 2 bids being received. The scope of work for this project includes seismic improvements to the gymnasium and auditorium and reducing the height of the boiler masonry chimney.

This motion allows the district to execute a construction contract with CDK Construction Services, Inc., who was the low responsive, responsible bidder.

The school was constructed in 1950. Prior improvements that have been made at the Catharine Blaine K-8 School since the year 2000 include re-roofing, library upgrades, ADA and mechanical upgrades, DDC controls system replacement, fire sprinkler

installation throughout the building, and replacement of the water main serving the building.

a. **Alternatives**

Deny Motion. If motion is denied, the district will not be able to execute the contract to implement seismic improvements to the Catharine Blaine school. This is not recommended because it would negatively impact the district's commitment to earthquake retrofit our schools.

b. **Research**

- Seattle Public Schools Technical Building Standards dated December 2012
- Facilities Condition reports, Meng Analysis
- 2009 and 2012 Seismic Analysis prepared by PCS Structural Solutions
- 2015 Seattle Building Code
- Coordination meetings with district facilities and other stakeholders throughout the design process

5. FISCAL IMPACT/REVENUE SOURCE

The fiscal impact to this motion will be \$629,000, plus Washington State Sales Tax.

The revenue source for this motion is from the BEX IV Capital Levy.

Expenditure: One-time Annual Multi-Year N/A

Revenue: One-time Annual Multi-Year N/A

6. COMMUNITY ENGAGEMENT

With guidance from the District's Community Engagement tool, this action was determined to merit the following tier of community engagement:

Not applicable

Tier 1: Inform

Tier 2: Consult/Involve

Tier 3: Collaborate

The selection of projects in the 2013 BEX IV program went through an extensive community vetting process and ultimately received more than 72% voter approval in February 2013.

7. EQUITY ANALYSIS

This motion was not put through the process of an equity analysis. The selection of projects in the BEX IV program was designed to provide equitable access to safe school facilities across the

city. The intent of the BEX IV planning was to ensure all schools had been assessed for seismic risk and the highest risks addressed. The selection of BEX IV seismic projects was based on a Structural Consultant's district wide analysis, and the projects selected are schools with the highest seismic needs.

8. STUDENT BENEFIT

It is the goal of the district to continue the process of implementing the BTA and BEX Capital Levy programs and provide students with safe and secure school buildings. Seismic improvements at Catharine Blaine K-8 School will make the building safer for staff and students to occupy.

9. WHY BOARD ACTION IS NECESSARY

- Amount of contract initial value or contract amendment exceeds \$250,000 (Policy No. 6220)
- Amount of grant exceeds \$250,000 in a single fiscal year (Policy No. 6114)
- Adopting, amending, or repealing a Board policy
- Formally accepting the completion of a public works project and closing out the contract
- Legal requirement for the School Board to take action on this matter
- Board Policy No. _____, [TITLE], provides the Board shall approve this item
- Other: _____

10. POLICY IMPLICATION

Per Board Policy No. 6220, Procurement, any contract over \$250,000 must be brought before the Board for approval.

11. BOARD COMMITTEE RECOMMENDATION

This motion was discussed at the Operations Committee meeting on February 7, 2019. The Committee reviewed the item and moved it forward to the full Board with a recommendation for consideration.

12. TIMELINE FOR IMPLEMENTATION

Anticipated Notice to Proceed Date:	April 5, 2019
Anticipated Construction Date:	June 24, 2019
Substantial Completion Date:	August 18, 2019

13. ATTACHMENTS

- None