



# School Board Briefing/Proposed Action Report

**Informational** (no action required by Board)     **Action Report** (Board will be required to take action)

**DATE:** August 17, 2016  
**FROM:** Dr. Larry Nyland, Superintendent  
**LEAD STAFF:** Dr. Lester Herndon, Associate Superintendent of Facilities & Operations  
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## I. TITLE

BEX IV: Final Acceptance for Contract P5059 with A-1 Landscaping and Construction, Inc., for Playfield Renovations at View Ridge Elementary School project      For Introduction: September 21, 2016  
For Action: October 12, 2016

## II. WHY BOARD ACTION IS NECESSARY

Board action is needed to approve Final Acceptance of BEX IV Public Works Contract P5059 for the Playfield Renovations at View Ridge Elementary School Project for purposes of avoiding disputes concerning the timing of the filing of liens prior to the release of retainage bond.

## III. FISCAL IMPACT/REVENUE SOURCE

All payments have been made to the contractor from BEX IV Capital Levy funds. No outstanding invoices remaining.

Fund	Contract Amount	Change Orders	Sales Tax	Total Contract	Retention
BEX IV	\$568,000	\$55,848	\$59,889	\$683,738	Bonded
Total	\$568,000	\$55,848	\$59,889	\$683,738	Bonded

Date: \_\_\_\_\_

\_\_\_\_\_  
JoLynn Berge, Assistant Superintendent Business & Finance

Expenditure: N/A     One-time     Annual     Other Source

## IV. POLICY IMPLICATION

For purposes of avoiding disputes over the timing of the filing of liens, the School Board should accept the work as finally complete prior to the release of retainage bond.

## V. RECOMMENDED MOTION

I move that the School Board accept the work performed under BEX IV Public Works Contract P5059, with A-1 Landscaping and Construction, Inc., for Playfield Renovations at View Ridge Elementary School project, as final.

**VI. BOARD COMMITTEE RECOMMENDATION**

This motion was discussed at the Operations Committee meeting on August 16, 2016. The Committee moved this item forward to the full Board with a recommendation for approval.

**VII. BACKGROUND INFORMATION**

The Playfield Renovations at View Ridge Elementary School project provided a new playfield drainage system for the field, a new backstop, dugouts, fencing, and improved ADA access by constructing a concrete ramp connecting the upper playground to the lower playfield.

The Contractor, A-1 Landscaping and Construction, Inc., has satisfactorily completed the contracted work and the consulting Landscape Architect, D.A. Hogan & Associates, Inc., is in agreement and recommends acceptance of the completed work. All closeout documents have been obtained and there are no outstanding claims.

**VIII. STATEMENT OF ISSUE**

Approval of this motion will allow the District to formally accept the work and close out the contract.

**IX. ALTERNATIVES**

Not accepting the project in a timely manner could put the District in a position subject to litigation. Therefore, this alternative is not recommended.

**X. RESEARCH AND DATA SOURCES / BENCHMARKS**

- Building Condition Survey, Meng Analysis – April, 2009.
- 2012 Seattle Building & Fire Code, including Amendments.

**XI. TIMELINE FOR IMPLEMENTATION / COMMUNITY ENGAGEMENT**

Contractor’s One-Year Warranty Period Ends	April 29, 2017
Acceptance of Completed Project by School Board	September 7, 2016
Release of Retainage	Approx. October, 2016

**XII. ATTACHMENTS**

- Architect’s Final Completion Notice
- Change Order Memo
- Project Budget Summary
- Contractor’s Schedule of Values
- Closeout Checklist