

The Bond Oversight Committee met July 20, 2021 at 6:00 p.m. at the Vista Middle School Library. The meeting was also made available to panelists and attendees via Zoom video conference.

## **1. CONVENE**

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### 1.01 Call to Order by Chair

Riley Cornelsen called the meeting to order at 6:10 p.m.

### 1.02 Roll Call of Committee Members

Committee members present in-person included Riley Cornelsen, Mark Harting, Brian Lynch and Joe Lupo. Committee member present via zoom was Sandi McMillan. Committee member not present was Dan Cornelsen, and alternate members Michael Contezac and Tristen Byers.

Also present in-person were Ferndale School District Assistant Superintendent Mark Deebach, Facilities and Maintenance Director Jamie Plenkovich, FHS Athletic Director Eric Tripp, Administrative Assistant Tammy Longstaff, Construction Services Group Representatives Ken Kuiken and Tex Ladish, and Ferndale School Board President Andrew McLaurin. Heidi Hansen with Construction Services Group attended via Zoom.

### 1.03 Adopted the Agenda

Mark Harting moved to approve the July 20, 2021 agenda as written; the motion carried.

### 1.04 Approval of Minutes

Sandi McMillan moved to approve the June 22, 2021 minutes as written; Mark Harting seconded the motion. The motion carried.

## **2. PUBLIC COMMENT**

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## 2.01 Receive Public Comment

Brian Lynch had a conversation with a business owner who is interested in funding items that are not financed through bond proceeds. It was suggested that the public would like to see upgrades that affect the “Front” of the school, such as parking lots as this is primarily the first thing people will see.

District has increased social media posts and should continue to share out information.

Cornerstone is going to increase their ability to create videos using drones and incorporating it into student education. They are evaluating the process and technology aspect to see how it can be incorporated into CTE programs. A video featuring the jobsite and a concrete pour was shared at tonight’s meeting.

District employee Marty Moravec shared that he may have students in his class interested in Construction Management and having a role in the construction process. These students could be good candidates for a “BOC Student Member” role as well.

## 2.02 Shared Public Comment Received During the Past Month

No public comment to share. Public was invited to communicate via chat feature in Zoom or directly with Riley or the district if they would like to comment.

## **3. UNFINISHED BUSINESS**

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### 3.01 How do we communicate with the public?

FHS Dashboard and the Critical Projects Dashboard have been updated on the district’s website. Masonry at Skyline is now showing complete.

Class of 1991 will be taking a tour of the existing high school facility on Friday July 23, 2021. It was suggested that the New FHS color swatches, turf samples and renderings be shared during Pioneer days, perhaps in the old school house building.

### 3.02 Action Item Follow-up from June 22, 2021 meeting

a. July Bond Sale Update – Mark Deebach

The School Board will be asked to pass a resolution to authorize the 3<sup>rd</sup> sale of bonds tomorrow night, July 21<sup>st</sup>, during their special board meeting. Cynthia Weed and David Trageser from D.A. Davidson will be in attendance to answer questions. The bond sale will take place in August or early September.

b. Co-Chair Position and Committee Membership Roles – BOC Members

BOC members agreed that Riley Cornelsen should remain the BOC chair and they will determine who will fill the vice-chair position in September as described in section 8 of the bylaws. Anya Milton, who recently resigned due to a scheduling conflict with another group she supports, was the other chair. It is her position that BOC members are looking to fill.

In the interim, Riley will delegate tasks previously assigned to Anya to other BOC members.

c. Review of BOC Bylaw Language, Section 7 – BOC Members

BOC members did not have any concerns about there being a conflict of interest with regard to Riley Cornelsen's new position with G.K. Knutson who is working as a subcontractor on the new Ferndale High School project.

Committee members have the ability to exercise removing Riley from a voting position on matters relating to said conflict, should they arise.

The District and School Board are comfortable there is not an issue with Riley working for G.K. Knutson while remaining a member and chair on the Bond Oversight Committee.

d. Maintenance/Improvement Schedule Presentation – Capital Funds - CSG

Ken Kuiken was not ready to present the Maintenance/Improvement Schedule; he will try again next month.

**4. NEW BUSINESS**

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4.01 District Comments/Input

a. Review Bond Related Spending for June 2021

Current expenditures on the new FHS as of June 30, 2021 is \$7,485,148.

The Furniture, Finishes, and Equipment billing has begun from CSG. This is a reoccurring monthly fee of \$5,932.24 and will continue throughout the construction project.

Next month CSG will present the FF&E schedule to the BOC.

b. Review Cash Flow Plan

The cash flow plan/schedule integration document will be made available once the Guaranteed Maximum Price (GMP) is presented and approved by the School Board. This is part of OSPI's D-9 Application process requesting the Office of Superintendent of Public Instruction to grant authorization to sign the Maximum Allowable Construction Cost (MACC) agreement. CSG expects to be able to share the cash flow plan as well as the Change Order Proposal (COP) Log with the BOC some time in August.

c. Receive an Update on Items Related to the Bond from Ferndale School District and Construction Services Group.

d. Presentation of Change Order Log

The COP log will be shared with the BOC in August.

- . CSG shared the Budget Option Log generated by Cornerstone. Discussion ensued about the different items and options and specific needs about upgrades throughout the new high school campus.

BOC members reminded the district of the importance of engaging Lummi Nation as soon as possible so they can share their ideas and suggestions around cultural artwork, etc. to be incorporated into the New High School. Mark acknowledge the importance and confirmed that it is the District's plan to do so.

BOC encouraged consideration of a "Topping out Ceremony". It was suggested that students could sign the beam prior to it being set in place.

CSG reports they do not have any concerns about current COP or RFI requests. Additionally, Cornerstone is doing an excellent job prioritizing the RFI's to ensure that RFI's regarding critical path tasks are responded to quickly.

### **CSG Monthly Report – Ken Kuiken**

- Electrical and Data Communication lines have been rerouted.
- Approximately 1,300 of 1760 Geopiers have been installed.
- Excavation of the storm water detention system north of the gym is substantially complete. Installation of components will begin in a couple of weeks.
- Foundation construction has been occurring over the past month; 550 Cubic Yards of concrete has been placed.
- Water and septic main installation is underway; tie-ins at the main line on Golden Eagle Drive is complete.
- Structural steel is expected to arrive on site this fall.
- Planning/design related to access on the new FHS campus by emergency vehicles and other service providers has occurred.
- Current on-site subcontractors include: Geopier Northwest, Inc., Pellco Construction, Inc.; Cowden Grave and Ready Mix, Milne Electric, Ramset Mechanical, and Ultra-Tank Services.
- Color scheme has been finalized for the new grandstands.
- Buried heating oil tank near CTE has been removed from the site.

### **Critical Projects – Ken Kuiken**

- Masonry completed at Skyline
- Fencing at North Bellingham will be done by end of summer
- Construction by Champion was awarded Custer Masonry Cladding project and will finish before school starts
- Hot Water Tank Replacements are ongoing.
- Roofing project at Central Elementary is complete. Roofing at Custer Elementary is substantially complete.
- Safety and Security Upgrades at Beach are planned for summer 2021.

- Exterior lighting upgrades are ongoing.
- Direct Digital Controls – North Bellingham and Mountain View to be completed this fall with work at Skyline and Custer taking place in summer of 2022.
- Eagleridge Elementary HVAC Standardization –Fall of 2021.
- Central Elementary HVAC Standardization –Winter of 2021
- Cascadia Elementary HVAC Standardization –Spring of 2022
- Horizon HVAC Standardization –Summer of 2022
- District HVAC Standardization – Fall of 2022
- Security fencing/gates at Horizon, Eagleridge and Skyline is complete
- Vista roofing project is complete
- Fire alarm panel installation at Eagleridge, Central, & Horizon is complete.
- Vista Heat Valve installation is complete.
- Secure Vestibules, Access Control and Security Camera installation is complete.

#### 4.02 Bond Oversight Committee Comments/Input (30 Minutes)

##### a. Corporate Sponsorship – BOC's top 10 Recommendations

- Turf Practice Fields-City and School Use Component
- Junior Lot
- Tennis Courts
- PAC – Cosmetic Upgrades
- CTE Equipment
- Scoreboards for Fast Pitch/Baseball Fields
- Bleachers
- Display for Commons in Theatre
- Artist to create history of Ferndale in commons area – Include Lummi Nation/Native American Art

Brian Lynch will submit his prioritized recommendations to Andrew Mclaurin for the School Board's review. The BOC feels that the items that affect the appearance of the front of the school should take priority. If possible, if

funding came through for some of these extra items and work was already being performed in that classification, time and money could be saved by using those same contractors who have already been awarded the work.

Riley reported that Anya Milton will help get the word out through her Chamber Connections. Sponsorship options could also be shared out through the Booster Clubs and FFA.

Consideration should also be given to having an annual giving donation option as there are local companies that have Philanthropy Budgets.

b. BOC Quarterly Report – September School Board Presentation

Sandi and Bryan will work with Riley on creating the Quarterly Report. A draft will be presented during the August 24, 2021 BOC meeting.

4.03 Upcoming Meetings/Important Happenings

a. Site walk to be planned for August – Drainage and Concrete

*The next meeting will be August 24, 2021 at 6:00 p.m.*

Items for Follow-up/Action:

- 1 Cash Flow Plan
- 2 Change Order Log
- 3 FF&E Schedule
- 4 BOC Quarterly Report – Draft
- 5 Engage Lummi Nation in New High School Art/Fixture Planning

**5. ADJOURNMENT**

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The meeting adjourned at 7:48 p.m.