



Citizen-Led Oversight Committee (CLOC)

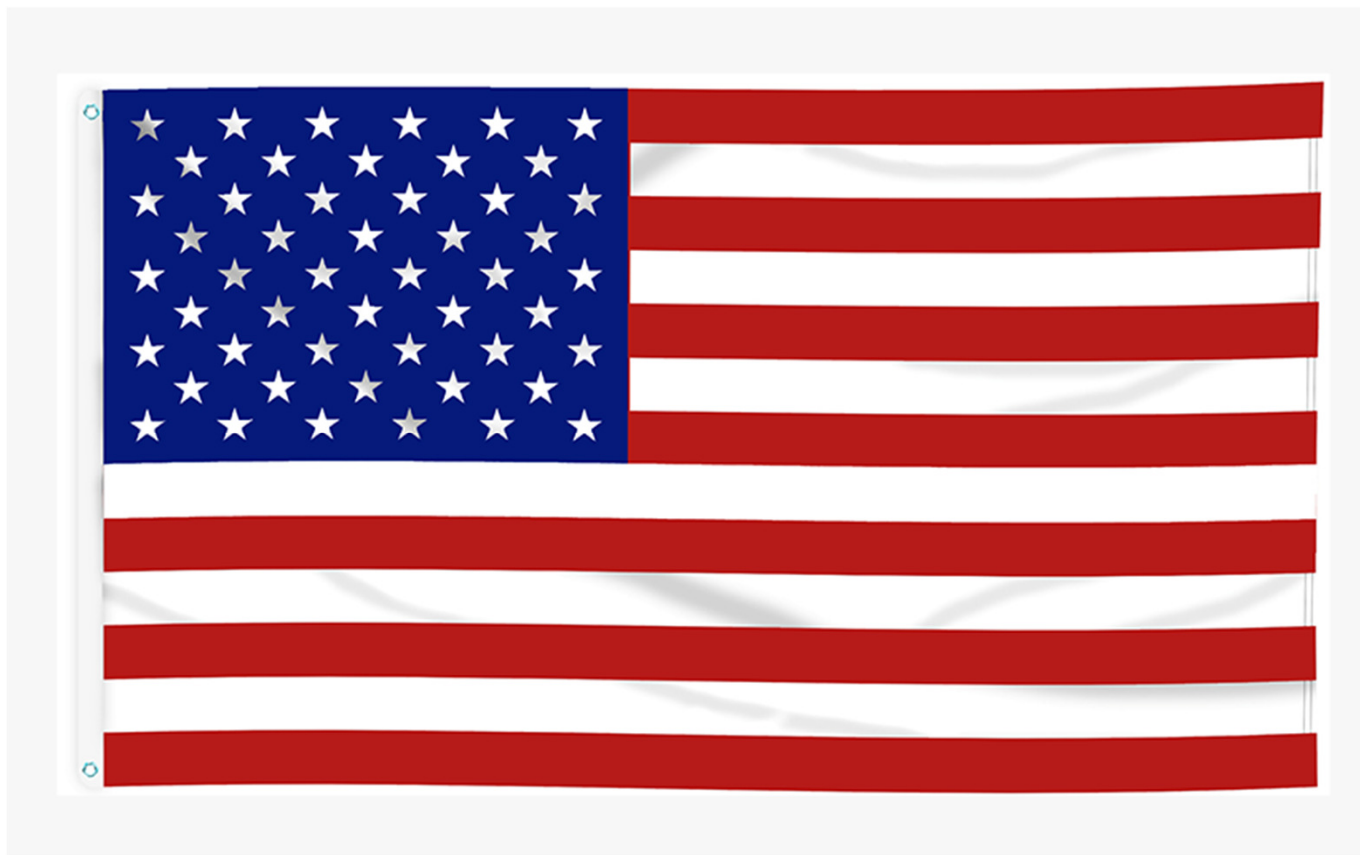
Seventeenth Meeting

(At Battery Creek High School and Via Zoom)

May 05, 2021

Where Learning Leads the Way!

Pledge of Allegiance



Agenda



1. Pledge of Allegiance
2. Approval of Meeting Minutes from April 07, 2021
3. Project Updates
4. Project Closeouts
5. Financial Updates
 - A. Referendum Capital Projects 2019 Financial Summary
 - B. Project Level Financial Details
 - C. 2019 Referendum Project Contingency Log
6. Cash Flow Projection vs Actual Expenditures
7. Community Outreach

Agenda (Continued)



8. FY2022-2031 Ten Year Plan Q&A
9. CLOC Sub-Committee Reports/Updates
10. Forward Looking Items and Events
11. Next Meeting Agenda Items



3. Project Updates

Beaufort Elementary School (McMillan Pazdan Smith Architecture/H.G. Reynolds Co., Inc.)



- Under Budget
- Schedule

Funding: 2019 Referendum

Total Referendum Funding
(04/30/2021): \$24,343,182

Encumbered & Paid
(04/30/2021): \$19,322,914

Paid to Date
(04/30/2021): \$11,312,515



Beaufort Elementary School (McMillan Pazdan Smith Architecture/H.G. Reynolds Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
33 - Beaufort Elementary School (AM)	Safety/Security	●	●
	Renovations - Phases 1 thru 8A	●	●
	Technology /Infrastructure	●	●
	Playground	●	●

- OSF Final inspection for Phase 5 (1st Floor Hall “A”) renovations took place on April 20, 2021; Deficiencies were corrected, reviewed and confirmed by 3rd party on April 26, 2021
- Phase 6 (1st Floor Hall “B”) renovations to begin after reoccupying 1st Floor Hall “A”
- HVAC cooling tower support steel has been set; Cooling tower to be put in place the weekend of May 9, 2021
- Brick site wall has progressed to stopping point until students are released for Summer break

Robert Smalls International Academy (LS3P Associates, Ltd./J.E. Dunn Construction Company)



School Code - Project (Project Manager)	Scope	Budget	Schedule
83 - Robert Smalls International Academy (AM)	School Replacement	●	●
	Playgrounds	●	●

- Approval has been received from County DRB for new exterior facade
- 100% CD's are scheduled to be received in May 2021
- Site permit is expected to be in hand prior to end of Q2 2021
- Construction is scheduled to commence at the beginning of Q3 2021

Battery Creek High School (Jumper Carter Sease Architects/M.B. Kahn Construction Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
92 - Battery Creek High School (AM)	Renovations	●	●
	CATE Expansion	●	●
	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Athletics	●	●

- GMP Pricing for 100% CD's was received on April 27, 2021; MBK is working on a VE list to get the GMP within budget; VE list to be submitted by May 7, 2021
- MBK is providing GMP Proposal for early release of materials; Structural steel has had major cost increases
- MBK to provide GMP Proposal request prior to May 13, 2021; Approval of GMP Amendment is scheduled to occur at the 2nd Board meeting in May 2021
- All site permits are scheduled to be in place so that construction may commence prior to the end of Q2 2021

Hilton Head Island Elementary (Jumper Carter Sease Architects/M.B. Kahn Construction Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
62 - Hilton Head Island Elem. School (TS)	Safety/Security	● 1	●
	Technology /Infrastructure	● 2 ● 3	●

- The Technology/Infrastructure GMP Amendment #13 has been fully executed
- Cable tray installation has commenced and is roughly 15% complete
- Additional Technology/Infrastructure installations are scheduled to commence in May 2021

Status Flag Comments:

- 1 Required Contingency Use of \$653,769 on 6-10-2020; See 2019 Referendum Project Contingency Log for details
- 2 Required Contingency Use of \$25,000 on 6-24-2020; See 2019 Referendum Project Contingency Log for details
- 3 Required Contingency Use of \$864,146 on 3-17-2021; See 2019 Referendum Project Contingency Log for details

Hilton Head Island School for Creative Arts (Jumper Carter Sease Architects/M.B. Kahn Construction Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
63 - Hilton Head Island School for Creative Arts (TS)	Safety/Security	●	●
	Technology /Infrastructure	● 1 ●	● ●
	Playgrounds	●	●



Status Flag Comments:

- 1 Required Contingency Use of \$179,597 on 3-17-2021; See 2019 Referendum Project Contingency Log for details
- Discussions continue with MBK to explore rescheduling portions of the Technology/Infrastructure scope to occur after the Summer of 2021

- The Technology/Infrastructure GMP Amendment #13 has been fully executed
- Cable tray installation has commenced and is roughly 15% complete
- Churchich Recreation & Design has provided proposal for playground and is being reviewed; Construction is scheduled to commence in Q2 2021

Bluffton Elementary School and Bluffton Early Childhood Center (Jumper Carter Sease Architects/M.B. Kahn Construction Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
70 – Bluffton Elementary School and Bluffton ECC (TS)	Safety/Security	●	●
	Technology /Infrastructure	● 1 ●	● ●

Status Flag Comments:

- 1 Required Contingency Use of \$949,794 on 3-17-2021; See 2019 Referendum Project Contingency Log for details
- Discussions continue with MBK to explore rescheduling portions of the Technology/Infrastructure scope to occur after the Summer of 2021

- The Technology/Infrastructure GMP Amendment #13 has been fully executed
- Cable tray installation has commenced and is roughly 15% complete
- Additional Technology/Infrastructure installations are scheduled to commence in May 2021

MC Riley Elementary School (Rosenblum Coe Architects, Inc./Contract Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
74 - MC Riley Elementary School (TS)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Playgrounds	●	●



- Installation of new playground turf is 85% complete
- 50% Construction Documents (CDs) have been received; RCA is addressing review comments; Final CDs are to be received in May 2021
- Construction is scheduled to commence at the end of Q2 2021

Hilton Head Island Middle School (LS3P Associates, Ltd./Thompson Turner Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
87 – Hilton Head Island Middle School (TS)	Safety/Security	●	●
	Renovations	●	●

- The AIA Agreement with Thompson Turner Construction has been fully executed
- Schematic Design (SD) documents are scheduled to be received in May 2021
- Construction is scheduled to commence Q1 2022

H.E. McCracken Middle School (Jumper Carter Sease Architects/M.B. Kahn Construction Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
88 – H.E. McCracken Middle School (TS)	Safety/Security	●	●
	Technology /Infrastructure	● 1	●
	Athletics	●	●

Status Flag Comments:

- 1 Required Contingency Use of \$409,635 on 3-17-2021; See 2019 Referendum Project Contingency Log for details

- The Technology/Infrastructure GMP Amendment #13 has been fully executed
- Cable tray installation has commenced and is roughly 15% complete
- Additional Technology/Infrastructure installations are scheduled to commence in May 2021

Hilton Head Island High School (McMillan Pazdan Smith Architecture/H.G. Reynolds Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
96 - Hilton Head Island High School (TS)	Safety/Security	●	●
	Athletics – Phases 1	●	●
	Athletics – Phase 2	●	●

Athletics – Phase 1 Stadium Lights by M.B. Kahn

- Final documentation is being assembled to submit to OSF in May 2021

- Athletics – Phase 2 scope includes turf field, addition for new field house, renovations for locker rooms & press box
- Construction Documents are scheduled to be received in Q2 2021
- Construction is scheduled to commence at the end of Q2 2021

Bluffton High School (Jumper Carter Sease Architects/M.B. Kahn Construction Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
98 – Bluffton High School (TS)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Athletics	●	●

- Construction Documents (CDs) are scheduled to be received in May 2021
- Construction is scheduled to commence at the end of Q2 2021

Right Choices (LS3P Associates, Ltd./Thompson Turner Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
09 - Right Choices (MK)	Safety/Security - Includes Limited Tech./Infra.	● 1 ● 2	●

Status Flag Comments:

- 1 Required Contingency Use of \$388,285 on 6-10-2020; See 2019 Referendum Project Contingency Log for details
- 2 Required Contingency Use of \$125,532 on 3-17-2021; See 2019 Referendum Project Contingency Log for details

- Technology/Infrastructure submittals are in progress
- Construction is scheduled to commence in Q2 2021

Coosa Elementary School (LS3P Associates, Ltd./Thompson Turner Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
34 - Coosa Elementary School (MK)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Playgrounds	●	●

- Bid packages for IT Rooms, cable tray and Bi-Directional Amplifier (BDA) were issued on April 28, 2021 for GMP Price Proposal
- Remaining bid packages to be provided in Q2 2021
- Playground Purchase Order (PO) for PlayWorld was issued on April 21, 2021
- Construction for Playground and IT Rooms, cable trays and BDA is scheduled to commence in Q2 2021

Beaufort Middle School (McMillan Pazdan Smith Architecture/H.G. Reynolds Co., Inc.)



School Code – Project (Project Manager)	Scope	Budget	Schedule
80 – Beaufort Middle School (MK)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Athletics	●	●

- Bid packages for IT Rooms, cable tray, BDA, dugouts and Athletic field improvements have been received and reviewed; MPS is addressing review comments; Final bid packages to be distributed for GMP Price Proposal in early May 2021
- Remaining bid packages to be provided in Q2 2021
- Construction of IT Rooms, cable trays, BDA, dugouts and Athletic field improvements are scheduled to commence at the end of Q2 2021

Lady's Island Middle School (LS3P Associates, Ltd./Thompson Turner Construction)



School Code – Project (Project Manager)	Scope	Budget	Schedule
81 – Lady's Island Middle School (MK)	Safety/Security	●	●
	Technology/Infrastructure	●	●

- Technology/Infrastructure submittals are in progress
- Preliminary electrical work (conduits, pathways and cable trays) supporting Technology/Infrastructure has begun
- Construction is scheduled to commence in Q2 2021

Beaufort High School (LS3P Associates, Ltd./Thompson Turner Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
90 - Beaufort High School (MK)	Safety/Security	● 1	●
	Technology /Infrastructure	● 2 ● 3	●
	Athletics	● 4	●

- Phase 2A Athletic Scope: Practice Field Restrooms and Gym bleacher replacement.
- Phase 2B Athletic Scope: Addition for Wrestling, Weight Room, Locker Rooms and Office; Reno. Existing Weight Room to create AD Office, Conf. Room and Storage
- Preliminary electrical work (conduits, pathways and cable trays) supporting technology/infrastructure has begun
- Technology/Infrastructure submittals are in progress
- Approval of the Athletic Phase 2 GMP Amendment No 12 occurred at the April 6, 2021 Board meeting
- Construction is scheduled to commence in Q2 2021

Status Flag Comments:

- 1 Required Contingency Use of \$121,143 on 6-10-2020; See 2019 Referendum Project Contingency Log for details
- 2 Required Contingency Use of \$65,000 on 6-24-2020 and Additional Contingency Use of \$91,909.56 on 9-15-2020; See 2019 Referendum Project Contingency Log for details
- 3 Required Contingency Use of \$1,930,000 on 3-17-2021; See 2019 Referendum Project Contingency Log for details
- 4 Required Contingency Use of \$2,300,000 on 4-06-2021; See 2019 Referendum Project Contingency Log for details

Lady's Island Elem. School (McMillan Pazdan Smith Architecture/H.G. Reynolds Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
35 – Lady's Island Elementary School (AV)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Playgrounds	●	●

- Final bid packages for the IT Rooms, cable tray and BDA were distributed for GMP Price Proposal in April 2021; GMP Price Proposal due in May 2021
- Playground scope and required sitework shall be included in GMP Price Proposal due in May 2021
- Design for remaining bid packages to be completed in Q2 2021
- Construction is scheduled to commence in Q2 2021

St. Helena Elementary School (McMillan Pazdan Smith Architecture/H.G. Reynolds Co., Inc.)



School Code - Project (Project Manager)	Scope	Budget	Schedule
39 – St. Helena Elementary School (AV)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Playgrounds	●	●

- Final bid packages for the IT Rooms, cable tray and BDA were distributed for GMP Price Proposal in April 2021; GMP Price Proposal due in May 2021
- Proposal from PlayWord for Playground scope has been received and is being evaluated
- Design for remaining bid packages to be completed in Q2 2021
- Construction is scheduled to commence in Q2 2021

Broad River Elementary School (LS3P Associates, Ltd./Thompson Turner Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
40 - Broad River Elementary School (AV)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Playgrounds	●	●

- Final bid packages for the IT Rooms, cable tray and BDA were distributed for GMP Price Proposal in April 2021; GMP Price Proposal due in May 2021
- Design for remaining bid packages to be completed in Q2 2021
- Playground Purchase Order (PO) for PlayWorld has been issued; Materials have been ordered
- Construction scheduled to commence in Q2 2021

Joseph S. Shanklin Elem. School (Rosenblum Coe Architects, Inc./Contract Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
44 – Joseph Shanklin Elementary School (AV)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Playgrounds	●	●

- Final bid packages for the IT Rooms, cable tray and BDA were distributed for GMP Price Proposal in April 2021; GMP Price Proposal due in May 2021
- Design for remaining bid packages to be completed in Q2 2021
- Playground Purchase Order (PO) for PlayWorld was issued in April 2021; Materials have been ordered
- Construction scheduled to commence in Q2 2021

Davis Early Childhood Center (Rosenblum Coe Architects, Inc./Contract Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
52 – Davis Early Childhood Center (AV)	Safety/Security	●	●
	Technology /Infrastructure	●	●
	Playgrounds	●	●

- Playground turf installation was completed in April 2021
- Final bid packages for the IT Rooms, cable tray and BDA were distributed for GMP Price Proposal in April 2021; GMP Price Proposal due in May 2021
- Design for remaining bid packages to be completed in Q2 2021
- Construction scheduled to commence in Q2 2021



Whale Branch Elementary (Rosenblum Coe Architects, Inc./Contract Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
54 – Whale Branch Elementary School (AV)	Safety/Security	●	●
	Technology /Infrastructure	● 1 ● 2	●
	Playgrounds	●	●



Status Flag Comments:

- 1 Required Contingency Use of \$154,936 on 6-10-2020; See 2019 Referendum Project Contingency Log for details
- 2 Required Contingency Use of \$1,100,000 on 3-17-2021; See 2019 Referendum Project Contingency Log for details

- Playground installation is 50% complete
- Cable tray installations are 99% complete
- Technology/Infrastructure construction is scheduled to commence in Q2 2021

Whale Branch Middle School (Rosenblum Coe Architects, Inc./Contract Construction)



School Code - Project (Project Manager)	Scope	Budget	Schedule
85 – Whale Branch Middle School (AV)	Safety/Security	●	●
	Technology /Infrastructure	● 1	●
	Athletics	●	●



Status Flag Comments:

- 1 Required Contingency Use of \$1,000,000 on 3-17-2021; See 2019 Referendum Project Contingency Log for details

- Cable tray installations are 99% complete
- Bleachers are scheduled to be delivered in May 2021
- Installation of gym floor has occurred; Floor sanding, striping and logos to be completed in May 2021
- New security vestibule will commence in June 2021 after last day for students
- Technology/Infrastructure construction is scheduled to commence in Q2 2021



4. Project Closeouts

Project Closeouts



PROJECT CLOSEOUT				
Project (Project Manager)	Scope	Target CO	Actual CO Date	Comments
Beaufort High School (MK)	Athletics Phase 1: Turf Field; BB/SB Dugouts; Press Boxes; Fencing Safety/Security: Vestibule	Q1 2021	●	Designer and PM have approved the CO documents; Final Amendment to reconcile contingency use and final pay application has been requested
Bluffton Elementary School (TS)	Playground	TBD	●	CO documents have been received. Final closeout to occur when remaining referendum scope has been completed.
Coosa Elementary School (MK)	Tech./Infra.: Generator Replacement	Q1 2021	●	Designer and PM have approved the CO documents; Final Amendment to reconcile contingency use and final pay application has been requested
Hilton Head Island Elementary School (TS)	Playground	TBD	●	CO documents have been received. Final closeout to occur when remaining referendum scope has been completed.
HE McCracken Middle School (TS)	Athletics Phase 1: Bleachers; Reno Locker Room & Weight Room	TBD	●	CO documents have been received. Final closeout to occur when remaining referendum scope has been completed.
Lady's Island Middle School (MK)	Safety/Security: Vestibule	Q1 2021	●	Designer and PM have approved the CO documents; Final Amendment to reconcile contingency use and final pay application has been requested
May Rivers High School (AM)	Additions	Q2 2021	●	Designer has approved CO documents; Final internal review to occur after documents are uploaded to DropBox
Okatie Elementary School (TS)	Playground – Phase 1	Q2 2021	●	Project closeout commenced in February 2021
Red Cedar Elementary School (TS)	Safety/Security: Speed Bump	Q1 2021	Q2 2021	Project closeout has been completed; Final pay app was approved in April 2021
River Ridge Academy (TS)	Additions	Q1 2021	●	All CO documents have been received and reviewed. Working with OSF to obtain code compliance ruling for pump house roof
St Helena Early Childhood (MK)	Playground	Q1 2021	●	Designer and PM have approved the CO documents; Final Amendment to reconcile contingency use and final pay application has been requested
Whale Branch Early College High School (MK)	Athletics: Turf Field	Q1 2021	●	Designer and PM have approved the CO documents; Final Amendment to reconcile contingency use and final pay application has been requested
Right Choices (MK)	Safety/Security: Secure Vestibule	Q2 2021	●	Designer and PM have approved the CO documents; Final Amendment to reconcile contingency use and final pay application has been requested



5. Financial Updates

Financial Updates



Referendum Capital Projects 2019 Financial Summary

- See handout/attachment for details

Project Level Financial Details

- See handouts/attachments for details

2019 Referendum Project Contingency Log

- See handout/attachment for details

MAJOR CONTINGENCY SUMMARY (04-30-2021)	
Original Project Contingency Amount	\$17,781,187.00
Contingency Used from Inception	(\$12,328,289.56)
Funds Returned to Date to Contingency	\$0.00
Available Contingency Balance	\$5,452,897.44
Estimated Forecasted Funds to Return to Contingency	\$5,878,627.00
Estimated Forecasted Contingency Balance	\$11,331,524.44

Financial Updates



CBRE-HEERY CONTRACT SUMMARY

AIA Agreement - Begins with Hourly Rates + Reimbursables	----
Amendment No 01 Establishes 4-Year NTE \$6,601,422	----
Amendment No 01 Establishes Total Fee for 2020	\$1,287,339.00
Amendment No 02 Establishes Total Fee for 2021	\$1,767,836.00
Amendment No 03 Return of 2020 Fee Savings	(\$178,627.00)
Amendment No 04 No Change In Fee - Establish Rate for Deputy PM	----
Total	\$2,876,548.00

Total Fees for 2021: \$1,767,836.00
Amount Billed Through 03-31-21: \$421,919.07
Planned To Date Through 03-31-21: \$451,002.88
To Date Delta: (\$29,083.81)



6. Cash Flow Projection vs Actual Expenditures

Cash Flow Projection vs Actual Expenditures



CASH FLOW: DATA thru April 2021																	
Projects	Project Total (Millions)	Previously Spent	2021 Expenditures												Total	% Project Budget	
			January	February	March	April	May	June	July	August	September	October	November	December			
RRA Additions	11.25	8.79	1	0.5	0.2	0	0	0	0	0	0	0	0	0	0	10.49	93%
MRHS Additions	24	9.72	0.75	0.5	0.5	0.5	0.5	0.25	0.25	0	0	0	0	0	0	12.97	54%
BES Renovation	27	8.53	0.5	1	1	1	1	1	1.5	2	2	1.5	1.5	1	23.53	87%	
RSIA	70	0.71	0.5	0.5	0.5	0.5	1	1	2	3	3	3	4	4	23.71	34%	
BCHS Renovation	67	0.32	0.3	0.5	0.5	0.5	0.5	0.5	0.7	1	1	2	2	2	11.82	18%	
HHIMS Renovation	33	0	0	0	0	0	0	0.5	0.5	1	1.5	2	3	2	10.5	32%	
HHHS Design	4	0.01	0	0	0	0	0	0	0	0	0	0	0	0	0.01	0%	
Summer Referendum	108.25	15.24	2	1	1	1	1	2	3	5	6	7	1	1	46.24	43%	
Sub-Total	344.5	43.32	5.05	4	3.7	3.5	4	5.25	7.95	12	13.5	15.5	11.5	10	139.27	40%	
					12.75			12.75			33.45			37.00			
Cumulative Total			48.37	52.37	56.07	59.57	63.57	68.82	76.77	88.77	102.27	117.77	129.27	139.27			
Actual Spent		39.18	47.27	50.41	52.31	55.82											



7. Community Outreach

Community Outreach



Robert Smalls International Academy

- Meetings with the Robert Smalls Alumni Association were held on April 21, 2021 and April 29, 2021
- Coordinating community review meeting to be held in May 2021

Beaufort High School

- Meeting with SIC was held on April 8, 2021 to furnish updates for Referendum and 8% Capital Projects; County presentation on proposed road improvements also took place at this meeting



8. FY2022-2031 Ten Year Plan Q&A



9. CLOC Sub-Committee Reports/Updates



10. Forward Looking Items and Events



11. Next Meeting Agenda Items



Citizen-Led Oversight Committee (CLOC)

Seventeenth Meeting

(At Battery Creek High School and Via Zoom)

May 05, 2021

Where Learning Leads the Way!