

The Bond Oversight Committee met April 18th, 2023 at 6:00 p.m. in the Vista Middle School Library.

1. CONVENE

1.01 Call to Order by Chair

Joe Lupo called the meeting to order at 6:04 p.m.

1.02 Roll Call of Committee Members

Committee members present in-person included Riley Cornelsen, Mark Harting, Tristen Byers, Brian Lynch, Dan Cornelsen, Joe Lupo, and alternate members Michael Contezac and Rick Strissel.

Also present in-person were Ferndale School District Athletic Director/Assistant Principal Eric Tripp, Facilities and Maintenance Director Jamie Plenkovich, Administrative Assistant Tammy Longstaff, and Construction Services Group Project Manager Ken Kuiken.

1.03 Adopted the Agenda

Mark Harting moved to adopt the April 18, 2023 agenda as written. The motion carried.

1.04 Approval of Minutes

Joe Lupo moved to approve the March 21, 2023 minutes as written. The motion carried.

2. PUBLIC COMMENT

2.01 Receive Public Comment No public comment

Two visitors attended the meeting in person. They reported they were there to learn more about the process and their interest was specifically about the PAC.

2.02 Shared Public Comment Received During the Past Month

Questions/Comments from public:

Positive article in the Daily Journal of Commerce (DJC) about the new Ferndale High School.

3. UNFINISHED BUSINESS

3.01 How do we communicate with the public?

The FHS Dashboard and the Critical Projects Schedule are updated on the District's website. The current Cashflow report has been uploaded to the district's website. These documents are part of the weekly bond update sent out by Superintendent Kristi Dominguez.

Schedule shows we are on track for all of our planned target dates.

3.02 Action Item Follow-up from March 21, 2023 meeting

a. Update on Blind Supplier

Another supplier/installer was secured. The mechanical blinds pricing is coming in close to the original contract price. These blinds meet the same standard specifications as outlined in the original contract documents.

4. NEW BUSINESS

4.01 District Comments/Input

a. Review Bond Related Spending for March 2023

Current expenditures on the new FHS project as of March 31, 2023, totals \$95,657,445.92. Certified SCAP documents were submitted over spring break and OSPI plans to provide a response by May 1, 2023.

Remaining balances on the identified expenditure categories for State Match should not affect the District receiving 100% of the expected SCAP amount.

FF&E budget has shown some savings which has allowed buyout of operational equipment such as floor scrubbers, etc. We are anticipating expending all of the funds in this category.

Buyout for CTE went well as the District had purchased several pieces of equipment already. CSG is currently working with CTE instructors to review lists of equipment still needed, electrical requirements, etc. It was decided that there will be a standard receptacle for 220v, and all plug tail ends will be changed to be standardized so they can be plugged into any 220v location.

1. PAC Budget

A final budget review meeting is taking place Thursday to identify what items will be able to be included in the PAC upgrades.

Meeting visitors Crissy Ford and Rachel Pringle volunteered their thoughts on what they felt was a priority for the PAC.

- Current projection system is in working order; prefer to exclude replacement and use funds on replacing backstage curtains.
- Resurfacing of stage floor is needed; discussion is ongoing about possibility of performing that work in-house
- Uncertain how much or if any funds will be available for rigging. Crissy added that the current rigging is working.
- Stage Lighting
- Proscenium Curtain – Will be upgraded to meet fire code

It was Suggested that Mark, Kristi, and Jamie discuss the projection system and its need to be upgraded.

b. Review Cash Flow Plan

Report was reviewed by the committee.

c. Construction Management Report/Change Orders

This report was reviewed by the team.

It is hoped that the District may have extra funds in the owner contingency bucket that can be applied to some of the PAC expenses.

4.02 Receive an update on items related to the bond

CSG Monthly Report on FHS – Ken Kuiken

Main New Building:

- Completion of the punch list is ongoing and is approximately 75% complete.
- Commissioning corrections are ongoing and is approximately 60% complete.
- The ceiling clouds in the corridors around the gym were installed over spring break and are approximately 80% complete. Some trim items were missing in the material shipment. Once the materials are secured, the completion of the installation will be scheduled.
- The canopy connecting the main entrance and gym area is complete and ready for roofing which will begin the week of April 24th.
- The gate leading into the student store has now been installed and once the school supplied equipment is installed, the store will be opened.

CTE Wing:

- The foundation, underground plumbing/electrical work under the CTE wing is now complete and crews are preparing the area for the concrete floor slab to be poured.
- The steel for the corridor between the CTE shops and gym has been installed over the last month. Once the floor slab is poured, the remaining structural steel assembly will occur. This is currently scheduled to start on the 1st of May.

Stadium Area:

- Work on the grandstand's concession area is ongoing. Sheetrock has been completed and now the areas are in the process of final finishes. This area will be substantially complete in the middle of May. Audio and video ports were added near the base of the grandstands near the 50-yard line to accommodate various performances and graduation.

- Astroturf is currently scheduled to begin later in April or early May. The track will also begin around the same time.
- The electrical & data infrastructure has been installed in the grandstand seating area and is close to completion.
- The Athletic Field lights are now installed.

CTE Village:

- The greenhouse has now been turned over to the school for use.

The CTE facility will open in the fall/winter for 2022. It will require inspections from the Health Department, Labor and Industries, and an inspection for the City.

Site Work:

- Most of the underground stormwater detention systems are now complete. The last 1/3 of the system on the southside of the new building is now in progress and should be completed over the next week or two.
- Once the stormwater systems are complete, crews will get started preparing for the new parking lots.

PAC:

- The seismic upgrade work has now begun. Presently footings for the new shear walls are being constructed.
- Fire suppression system in the PAC is functioning and will not need to be replaced.
- Asbestos was found in roofing material; removal costs and consultant fees will be approximately \$100,000.
- All new air handling equipment will be installed in the PAC.
- A security intrusion system will be installed.

- Keeping system access controls and security alarms.
- Drainage and waterproofing will be happening at the PAC.

CSG Monthly Report on Critical Projects/Safety and Security – Ken Kuiken

Critical Building Repairs Planned & In-Progress Projects

Hot Water Tank Replacements – Summer 2023: The remaining district wide hot water tank installation projects are expected to be installed by the district's maintenance department in the summer of 2023.

District HVAC Controls Standardization Project:

- District Office
- Central Elementary School
- Cascadia Elementary School- A value engineering proposal was accepted on this project. Savings of \$114k realized.
- Horizon Middle School
- Vista Middle School- This school has been added to this project
- ATS is assessing HVAC equipment as they go and repairing/replacing items that are broken or need replaced.
- Some facilities are requiring testing and balance. The cost at Skyline to perform this work is \$25,000.

Critical Bldg. Repair Completed Projects

Security Fencing at Horizon Middle, Eagleridge Elementary and Skyline

Elementary: Seven-foot-high chain link security fencing installation is now complete at all three schools. Swing gates and rolling gates have been installed.

Roofing at Vista Middle School: Roofing repairs and upgrades at Vista Middle School are complete.

Roofing at Central Elementary School: Roofing repairs and upgrades at Central Elementary School are complete.

Roofing at Custer Elementary School: Roofing repairs at Custer Elementary are complete

Fire Alarm Panels at Eagleridge Elementary, Central Elementary & Horizon

Middle: New fire alarm panels have been installed at all 3 schools and have received final inspections.

Heat Valves for Vista Middle: Approximately 76 heat valves were replaced at Vista by the district maintenance staff and that work is complete.

Secure Vestibules, Access Control and Security Cameras:

The vestibule construction and safety & security improvements are now complete on all 8 projects. Improvements & upgrades were made at Cascadia Elementary, Central Elementary, Custer Elementary, Eagleridge Elementary, Horizon Middle, Skyline Elementary, Vista Middle and the district office. Project scopes of work varied including many secured vestibules, installation of electronic access control, security cameras and buzz in entry systems. At each school all exterior doors are locked once school starts, and visitors request entry at the front door by pushing the entry intercom button. Office staff have a large screen video view and intercom to talk with the visitor before buzzing open the exterior doors. In the entry vestibule the second set of doors is also locked so visitors continue into the office to be checked in before proceeding into the school.

Masonry Repairs at Skyline Elementary: Completed early July 2021.

Masonry Repairs at Custer Elementary: Completed late in September 2021

Security Fence at North Bellingham Learning Center: The fencing on this project is complete.

Direct Digital Controls: The replacement of pneumatic controls with DDC controls at North Bellingham Learning Ctr. & Mt View School were completed in October of 2021.

Exterior Lighting Upgrades – October 2021: The lighting upgrades were completed by the district in October.

District HVAC Controls Standardization:

- Eagleridge Elementary School – Completed May 2022

Gutter & Soffit Repair/Replacement at Custer Elementary – Summer 2022. Roofing warranty work, gutters and soffit repair work was completed August 2022.

Safety and Security Upgrades at Beach Elementary and North Bellingham Learning Ctr. – Projects complete.

Direct Digital Controls – 2022: Mt View, North Bellingham, Skyline, and Custer Projects complete.

4.02 BOC Comments/Input

- a. BOC report to the board is due in June
- b. Purchase Order/Change Order for the Scoreboard Relocation at the Stadium's athletic field was actually to add additional infrastructure to the new location. This included several runs of conduit for fiber and other upgrades to support additional technology associated with the scoreboard. This was an owner requested item.

The Idea was shared to utilize a software vendor that allows seamless and simultaneous projection of paid advertisements and event scoring information on the new scoreboards in the stadium. This would require an investment up front by the district, with the idea that a return on the investment would be realized in a relatively short period of time. Use of this software is something that can be added at a later date. This decision is outside of the BOC's purview and therefore the BOC will not be pursuing this further.

4.03 Upcoming Meetings/Important Happenings

- a. None at this time

The next BOC meeting will be May 23, 2023 at 6:00 p.m.

5. ADJOURNMENT

The meeting adjourned at 7:24 p.m.

Items for Follow-up/Action:

- a. Eric Tripp/Joe Lupo – select a student and FHS staff member to share their experience of transitioning into the new high school with the BOC at the May 23, 2023 meeting.
- b. District to discuss status of current projection system at the PAC and if keeping it is an option.