

**MINUTES
OF A SPECIAL MEETING OF
O'FALLON COMMUNITY CONSOLIDATED SCHOOL DISTRICT 90
BOARD OF EDUCATION
MONDAY, MARCH 16, 2015
ADMINISTRATION BUILDING
118 E. WASHINGTON STREET
6 P.M.**

Secretary Drury called the meeting to order at 6:08 p.m. and asked for a Roll Call.

**PRESENT: Becky Drury, Chris Pulcher, Steve Springer, John Wagnon and Mary Baskett joined
In by Phone**

ABSENT: Todd Roach and Steven Hellin

Secretary Drury led the group in the Pledge of Allegiance.

Roach arrived at 7:10 p.m. **This sentence was amended on 3/17/15 to reflect the time of 6:10 p.m. instead of 7:10 p.m.**

Superintendent Wood introduced Grady Niles as Technology Coordinator for District 90. Mr. Niles presented a technology equipment refresh plan for Evans and Schaefer for this summer. The plan is to purchase computers and printers from Computype at a cost of \$184,800 and \$10,691. Respectively. The Smart Classroom Equipment would be purchased from GHA Associated and CDW-G for a cost of \$89,771.45 and the Apple iPads and Apps would be purchased from Apple Education for a cost of \$150,880. The total technology refresh for two schools totals \$436,142.45 and would be paid over five years at a payment of \$93,315.92 per year. This comes out of the Lease Levy in the Operations and Maintenance Fund. The computers to be purchased would be the Lenovo M93z All-in-One Touchscreen (75 of them) and 100 of the same computer only without touchscreen. Printers would be Kyocera P7035cdn Color Laser Printer (3), Kyocera P2135dn Monochrome Laser Printer (6) and Kyocera FS-4200dn Monochrome Laser Printer (1). Eighty Apple iPad Air – 16GB's would be purchased, 309 Apple iPad mini2 – 16GB, and 470 Apps.

By purchasing student computers without touchscreen (100), the cost savings would be \$12,600 and purchasing 390 student iPad mini2 would save \$39,000 for a total savings of \$51,000.

The Refresh Schedule is:

2012-13 School Year	Hinchcliffe
2013-14 School Year	Kampmeyer
2014-15 School Year	Moye with a five year payment plan of \$94,464./yr
2015-16 School Year	Evans and Schaefer \$93,315.92/yr for 5 yrs

Mr. Niles said the Junior High tech equipment was purchased with construction money during the building and renovation process. We have a concern about the refresh for the junior high buildings and how to finance them.

Mr. Niles also showed the student to tech staff ratios as follows:

Private Industry	150:1
School Average	491 students to 1 technology staff member
District 90	1167 students per technology staff member

District 90 has 2078 devices for three tech people to maintain. Dana Chinn is the software specialist. That means there are 692 devices per technology staff member. Next year, there will be 2363 devices or 787 devices per technology staff person.

The Infrastructure is good. The current equipment is three years old. Life expectancy for this type of equipment is five years, but Mr. Niles feels that this can be stretched out further.

Dr. Wood complimented Mr. Niles and the Technology Staff on how smoothly the PARCC testing has gone thus far.

Hellin arrived at 6:39 p.m.

Superintendent Wood introduced Tiffany Duncan from Trane. Ms. Duncan introduced Don Borgmann, and Scott Hardwick also with Trane. Ms. Duncan reviewed the process of Performance Contracting which began a year and a half ago.

- On October 31, 2014, the RFP for Energy Services was released to determine district-wide energy efficiency project to begin the summer of 2015.
- On January 19, 2015, Trane was selected as the Energy Partner.

- Investment Grade Audit was conducted to assess and further develop a comprehensive approach for district-wide energy efficiency, infrastructure upgrades and financing scenarios.
- Revenue/tax neutral structure to leverage energy, O&M and \$.05 levy to maximize impact without bonded indebtedness.
- Project cost and savings are presented to the Board this evening for final review and hopefully, approval.

The graph that Ms Duncan presented showed the newer buildings were underperforming.

As per 105ILCS 5/19b, a method of financing building improvements over time with energy and operational cost savings:

- Spread project costs over a 20 year period
 1. No new taxes
 2. No up front capital costs
 3. No referendum requirement
- NO RISK – Qualified provide will write a shortfall check if the actual savings is less than the annual program cost.
- Utilizes competitive negotiated RFP procurement process:
 1. Modifies IL School Code to select partner based on the best value not lowest bid
 2. Focus on evaluating total cost of ownership over the life of building upgrades, not just initial cost.
- Section 19b-8 Available Funds states a district may use “...funds designated for operating or capital expenditures for any guaranteed savings contract...”
- Re-allocate currently budgeted expenditures to achieve your optimal project
- Approved HLS funds or .05 levy can be used to supplement Performance Contracts – Trane/FGM have coordinated Amendment and ROE submittal requirements for late March/early April timeline
- Performance Contracting procurement not as restrictive as life safety.

After reviewing the 10 Year Life Safety Study just conducted, Ms. Duncan stated the \$310,000 is generated from the nickel levy for Health Life/Safety (HLS) each year. The results of the 10 Year HLS Study showed \$17,000 worth of “urgent “ items must be done within one year. Over the next five years, \$430,000 worth of HLS items must be done including the kitchen exhaust and lighting.

After reviewing the three options presented by Ms. Duncan, Springer moved to accept Option Two and to authorize the Superintendent and Building Committee Members to negotiate and

execute the final contract and financing documents with legal counsel. Wagnon seconded. President Hellin called for a Roll Call vote. Drury, Pulcher, Springer, Wagnon and Hellin voted aye. Roach and Baskett voted nay. Motion carried 5-2.

Option Two includes District wide building automation technology, lighting, HVAC controls retro commissioning, building envelope improvement, modernization of aging air houses at Evans and Hinchcliffe, window/door and HVAC replacements at EK pods, along with a new chiller/boiler plant and unit ventilators in EK addition, kitchen exhaust/makeup air upgrades at Evans and Hinchcliffe and modernize deteriorated Aeon rooftop units at Moye. This option is a 20-year cash flow analysis with \$205,000 per year of the \$.06 HLS levy.

Moved by Roach, seconded by Pulcher, to approve the technology refresh as presented. Roll call. All voted aye. Motion carried.

PUBLIC COMMENT none

Moved by Springer, seconded by Wagnon, to adjourn the meeting. All voted aye. Motion carried. Adjournment was at 8:23 p.m.

Steven Hellin, President

Becky Drury, Secretary

June Wilkey Isselhardt
Recording Secretary