



Bond Accountability Committee Meeting Minutes

October 5, 2023

Members Present: Michael Harrison and Steven Van Asselt

School Board Members Present: None Present

Public Attendees: None Present

District Employees Present: Tony Vandenberg, Jennifer Schiele, and Debbie Hansen

1. *Call to Order*

Tony Vandenberg called the meeting to order at 4:05 p.m.

2. *Approval of Meeting Minutes*

Due to membership absence, the July 5, 2023 meeting minutes were not approved. The minutes will be sent via email to the committee for approval.

3. *Bond Team Project Updates – [BAC Project Status Report 9.30.23](#)*

2017 Bond Projects

Swimming Pool –The construction schedule remains in caution. The project is still planned to be completed next fall with no financial risk to the district. Framing is happening, walls are going up, and manufacturing is in progress offsite for the pre-engineered metal building components.

Lake Oswego High School Outdoor CTE – This project is complete. Both the outdoor classroom and greenhouse are being used. Project closeout is close to completion.

Lakeridge High Outdoor CTE – This project is complete. Both the outdoor classroom and greenhouse are being used. Project closeout is close to completion.

Lakeridge Middle School Athletic Facility – The athletic field is complete. A ribbon-cutting ceremony will be held on October 6. Perimeter fencing will be added to the east side of the property to create better delineation between the neighbors and the field.





Program Financials – Tony briefly reviewed each financial report and answered general questions. Project drawdown will happen next month for the high school phase II projects. The overall program has \$475,941.00 in contingency. The district will examine the prioritized list of districtwide improvements and select several items for small opportunities and equipment to spend the remaining funds.

Michael asked if 2017 funds could be used to supplement the budget shortfall for Lake Oswego Middle School. Tony explained that it is one of the approaches being considered.

2021 Bond Projects

Lake Oswego High and Lakeridge High Science Labs – These projects are nearing schematic design for a complete renovation. Phase I will be cosmetic, replacing casework and infrastructure, and Phase II will include reconfiguring of some spaces to create more collaborative spaces. Bidding is scheduled for early spring, March being the target time frame.

Lake Oswego Middle School – This project has several invitations to bid out: Hazardous Materials Abatement, bids due October 11; Temporary Traffic Signalization at Wembley & Country Club is due November 2; and Building package, General Contractor bids are due November 8. The bid documents have been with the city for permitting review since June.

Strategically, we published an article in the Daily Journal of Commerce to spotlight the project and give pre-qualified contractors and interested sub-contractors a good overview.

The project is six to eight million dollars over budget. The approximate available premium is \$8 million and could be allocated to the project. The alternate is the athletic field, which will be a decision at bid time unless we come within budget. Next month, the financials will show forecasting for this project.

Uplands Classroom Modulars – The modulars are complete except for a few punch list items.

We are considering a temporary gymnasium structure that will require permitting.

Palisades Renovation – Construction is complete with a new kitchen and mechanical room. There is caution on the schedule due to items arriving late for the kitchen. Phase II is in design. Phase II will include cosmetic upgrades and a complete domestic water pipe replacement. Cooling is an option that is being discussed. During Phase I, several split system units were installed in areas that held several computers and hot areas.





Tony shared that a districtwide elementary school cooling study was conducted over the last year. We are not proceeding with a recommendation until we know what will happen with Lake Oswego Middle School. The cost per school ranges from \$700,000 to \$1,300,000 in hard costs, not including design or permitting. The schools considered for cooling upgrades are Palisades, Hallinan, Westridge, and Oak Creek. Forest Hills will be positioned to be replaced in the near future. Lake Grove will be a decision for the Long Range Facility Planning Committee. River Grove has sensible cooling installed.

The budget for Palisades will be in caution as Phase II becomes more detailed. Budget supplementation will likely come from other bond components if we feel it's appropriate for the project.

Districtwide Flooring Replacement – Hallinan and Westridge received new carpet in hallways and classrooms. Lake Grove received new carpet in the main hallway.

River Grove Replacement – Finishes are starting in the classroom wings. A schedule adjustment has been made to extend to the end of February.

2021 Program Financials – Tony reviewed the financials. Forecasting will be shown for Lake Oswego Middle School in November. Project contingency will not be used for budget shortfall within the Lake Oswego Middle School project.

The next meeting was not scheduled due to committee absences.

4. ***Adjournment***

The meeting was adjourned at 4:44 p.m.

