



BOND PROJECT UPDATES AS OF: FEBRUARY 12, 2024

SUMMARY OF BOND PROJECTS

Legend: Project Added Major Project Update Completed Project

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ACCESS CONTROLS & DOOR HARDWARE

Calallen Middle School, Magee Intermediate, East Elementary, Wood River Elementary

Contracts Awarded to:

Access Controls – H&H Door Company

Door Hardware & Accessories – H&H Door Company

Project Timelines:

Board Approved Contracts/Purchases:	May 15, 2023
Contracts Awarded & Purchase Orders Issued:	May 22, 2023
Estimated Project Completion Date:	July 31, 2024

Project Updates:

Access Controls: H&H Door Company provided confirmation that all materials for the Access Control projects have been received. H&H began installing the required wiring in January 2024.

Door Hardware & Accessories: H&H Door Company provided confirmation that all materials for the Door Hardware projects have been received. H&H is currently working on key structures and a defined timeline for cores, and began installing in January 2024.

Project Photos:

None to report at this time.

FENCING & ACCESS CONTROL GATES

West Intermediate, Magee Intermediate, East Elementary, Wood River Elementary

On January 13, 2024 Calallen ISD was awarded the 2023-2025 Safety and Facilities Enhancement Grant (SAFE) Cycle 1 from the Texas Education Agency. This award totals \$1,791,014 to use for districtwide fencing to meet compliance and implement the adopted safety standards applicable to Chapter 61, Sub-chapter CC, 61.031 of Commissioner's Rules.

All fencing projects have been moved from the Bond 2023 program to the newly awarded grant. The Board is in discussion of how to reallocate the allotted fencing budgets within the Bond 2023 program, however, no official action has been taken to-date.

FENCING & ACCESS CONTROL GATES

Calallen High School & Calallen Middle School

On January 13, 2024 Calallen ISD was awarded the 2023-2025 Safety and Facilities Enhancement Grant (SAFE) Cycle 1 from the Texas Education Agency. This award totals

\$1,791,014 to use for districtwide fencing to meet compliance and implement the adopted safety standards applicable to Chapter 61, Sub-chapter CC, 61.031 of Commissioner's Rules.

All fencing projects have been moved from the Bond 2023 program to the newly awarded grant. The Board is in discussion of how to reallocate the allotted fencing budgets within the Bond 2023 program, however, no official action has been taken to-date.

EXTERIOR LIGHTING

Calallen High School, Calallen Middle School, Magee Intermediate, East Elementary, & Wood River Elementary

Contracts Awarded to:

Materials: Crawford Electric Supply Co, Inc.

Installation: Malek Inc.

Project Timelines:

Board Approved Contracts/Purchases:	N/A – Under \$50,000
Contracts Awarded & Purchase Orders Issued:	January 26, 2024
Project Completion Date:	June 30, 2024

Project Updates:

Administration received quotes and awarded the Exterior Lighting Upgrades to Crawford Electric Supply Co, Inc. for materials and Malek Inc. for installation. The project scope includes replacing all existing campus exterior lighting with LED, including porches and parking lots. The project is estimated to be completed by June 30, 2024.

CHS – PLUMBING UPGRADES

Contracts Awarded to:

Engineer:	Stridde, Callins and Associates, Inc. (SCA)
Contractor:	TBD

Project Timelines:

Board Approved Contracts/Purchases:	March 4, 2024
Contracts Awarded & Purchase Orders Issued:	March 5, 2024
Estimated Project Completion Date:	December 31, 2024

Project Updates:

On February 2, 2024, SCA held a comprehensive 90% Design Review Meeting where SCA, District Administration and CISD Maintenance Department reviewed and finalized the procurement documents and 90% design progress plans and specifications. The Request for Competitive Sealed Proposals releases February 8, 2024 and proposals are due February 22,

2024. The highest rank proposal will be presented at the March 4, 2024 Board meeting for approval. The work will begin on May 30, 2024, and be substantially complete with all major work by July 31, 2024.

ATHLETICS – GIRLS LOCKER ROOM & WEIGHT ROOM RENOVATION IN CHS

Contract Awarded to:

TBD

Project Timelines:

Board Approved Contracts/Purchases:	TBD
Contracts Awarded & Purchase Orders Issued:	TBD
Estimated Project Completion Date:	August 1, 2024

Project Updates:

Administration conducted a kickoff meeting for the girl's locker room and weight room renovation project with CHS Administration and Girls Coaching Staff on October 26, 2023. At this meeting we conducted a walk-through of the existing facilities, reviewed the bond project scope, shared wish list items, and brainstormed solutions. Administration completed the final project scope and received approval from CHS Administration and Girls Coaching Staff, it has been released to the appropriate staff for quotes and procurements. It is anticipated that the work will begin March 1, 2024 and be completed before August 1, 2024, as to not disrupt girls' sports seasons.

ATHLETICS – FIELD HOUSE RENOVATION

Contracts Awarded to:

Architect:	Rawley McCoy & Associates
Construction Manager At-Risk:	Weaver & Jacobs Constructors, Inc.

Project Timelines:

Board Approved Contracts/Purchases:	TBD
Contracts Awarded & Purchase Orders Issued:	TBD
Estimated Project Completion Date:	TBD

Project Updates:

Administration conducted a kickoff meeting for the field house renovation project with RMA on September 13, 2023. At this meeting we did a walk-through of the field house, reviewed existing blue prints, shared wish list items, and brainstormed solutions. In attendance were the Architect, Emily Lorenz, Kelsey Ramos, Blair McDavid, Steve Campbell, and Lauren Dillon. Additionally, RMA hosted a meeting on October 13, 2023 to gather information from an expanded group including Assistant Athletic Directors and Coaching Staff. RMA then worked to create preliminary layout options based on district feedback and space requirements, which

were presented to the group on October 26, 2023. RMA is now working on preliminary programming and schematics to bring back for input and feedback at a later date.

ATHLETICS – TENNIS COURTS WITH RESTROOMS & CONCESSIONS

Contract Awarded to:

Architect:	Rawley McCoy & Associates
Construction Manager At-Risk:	Weaver & Jacobs Constructors, Inc.

Project Timelines:

Board Approved Contracts/Purchases:	TBD
Contracts Awarded & Purchase Orders Issued:	TBD
Estimated Project Completion Date:	TBD

Project Updates:

Administration is currently working the RMA and York Engineering to conduct a boundary verification and topographical survey of the site.

FINE ARTS – NEW PERFORMING ARTS FACILITY

Contracts Awarded to:

Architect:	Richter Architects (RA)
Construction Manager At-Risk:	B.E. Beecroft Company

Project Timelines:

Board Approved Contracts/Purchases:	TBD
Contracts Awarded & Purchase Orders Issued:	TBD
Estimated Project Completion Date:	TBD

Project Updates:

Administration hosted a Performing Arts kick-off meeting with Richter Architects on October 16, 2023 to introduce the team, discuss construction delivery methods, and begin developing action plans and project timelines. During this meeting RA led a discussion on programming, vision, and UIL requirements with Administration and CHS fine arts staff. Additionally, a walkthrough was conducted of the existing CHS facilities. RA is now working on preliminary programming and schematics to bring back for input and feedback at a later date.

MAGEE – PLAYGROUND AWNING

Contract Awarded to:

The Playwell Group, Inc.

Project Timelines:

Board Approved Contracts/Purchases:	N/A – Under \$50,000
Contracts Awarded & Purchase Orders Issued:	February 6, 2024
Project Completion Date:	June 30, 2024

Project Updates:

Administration received quotes and awarded the Magee Playground Awning to The Playwell Group, Inc. for a turnkey job including shade system, picnic tables, and installation including engineering, manpower, and equipment. The scope of work is comparable to the Playground Awning at West Intermediate. The project is estimated to be completed by June 30, 2024.

DEFERRED MAINTENANCE

Districtwide Projects

- During the Bond 2023 planning, it was the consensus of the Bond Committee, Bond Advisory Committee, and School Board that Administration would determine how to spend the allotted \$3,112,000 of deferred maintenance budget based on district facility needs assessments. Deferred maintenance includes repairs to roofs, RTUs and A/Cs, parking lots, sidewalks, and plumbing and electrical systems districtwide.
- Summary of projects completed under 2023 Bond Deferred Maintenance:
 - Calallen High School B Gym Roof Repairs
 - Calallen High School B Gym Flooring Repairs
 - Districtwide Roof Repairs at Calallen High School, Calallen Middle School, East Elementary, Wood River Elementary

Calallen High School B Gym Roof Repairs

This project was completed in full on August 1, 2023.

Contract Awarded to:

Bernard L. Johnson Company

Project Timelines:

Board Approved Contracts/Purchases:	July 17, 2023
Contracts Awarded & Purchase Orders Issued:	July 18, 2023
Project Completion Date:	August 1, 2023

Project Updates:

During the Maintenance Department's roof assessment conducted in Spring 2023, the CHS B Gym Roof was identified as in immediate need of repair. This roof is experiencing deterioration and leaks, and is causing damage to the gym floor. Additionally, the roof scuppers are inadequate and need to be repaired in order to drain water off the roof to prevent future leaks. This project was completed in full on August 1, 2023.

Project Photos:

None to report at this time.

Calallen High School B Gym Flooring Repairs

This project was completed in full on August 1, 2023.

Contract Awarded to:

Bayou City Gym Floors

Project Timelines:

Board Approved Contracts/Purchases:	N/A – Under \$50,000
Contracts Awarded & Purchase Orders Issued:	July 18, 2023
Project Completion Date:	August 1, 2023

Project Updates:

Due to the CHS B Gym Roof deterioration and leaks, the gym floor was damaged and in need of repair and refinishing. This project was completed in full on August 1, 2023.

Project Photos:





Districtwide Roof Repairs

Calallen High School, Calallen Middle School, East Elementary, Wood River Elementary

This project was completed in full on January 5, 2024.

Contract Awarded to:

Bernard L. Johnson Company

Project Timelines:

Board Approved Contracts/Purchases:	October 9, 2023
Contracts Awarded & Purchase Orders Issued:	October 10, 2023
Estimated Project Completion Date:	December 31, 2023

Project Updates:

District Administration completed a districtwide facility needs assessment to identify, catalog, and prioritize deferred maintenance projects for the Bond 2023 program. Roof repairs were identified as an immediate need at Calallen High School, Calallen Middle School, East Elementary, and Wood River Elementary. This project was completed in full on January 5, 2024.

Project Photos:



Wood River Elementary Foundation & Plumbing Repairs

Contract Awarded to:

TBD

Project Timelines:

Board Approved Contracts/Purchases:	Est. March 5, 2024
Contracts Awarded & Purchase Orders Issued:	Est. March 22, 2024
Estimated Project Completion Date:	December 31, 2024

Project Updates:

Based upon hydrostatic testing results, interior elevations, and visual inspections of the interior and exterior brick façade, District Administration along with various engineers and construction experts recommend that the District move forward with Wood River Elementary Foundation & Plumbing Repairs. The Request for Competitive Sealed Proposals releases February 8, 2024 and proposals are due February 27, 2024. The highest rank proposal will be presented at the March 4, 2024 Board meeting for approval. The work will begin on June 3, 2024, and be substantially complete with all major work by July 31, 2024, with minor work continuing into the Fall 2024.

GENERAL PLANNING COSTS*All Bond 2023 Projects***Legal Services:****Walsh Gallegos**

Estimated expenditures \$20,000

Administration continues to work closely with legal counsel to negotiate and finalize contracts for the Bond 2023 program, including Project Management Services, Engineering Services, and Architects. Utilizing the assistance of legal counsel ensures that the Bond 2023 program is compliant with all applicable laws during every phase.

Architect Services:**Rawley McCoy and Associates, PLLC**

All Projects, excluding the Performing Arts Center

Rawley McCoy and Associates' (RMA) contract was awarded at the September 11, 2023 Board Meeting. Administration hosted a Bond 2023 kick-off meeting with RMA on September 13, 2023 to introduce the team to the projects, discuss construction delivery methods, and begin developing action plans and project timelines. Future updates on RMA's progress can be found on the specific projects updates above.

Architect Services:**Richter Architects**

Performing Arts Center

Richter Architects' contract was awarded at the September 25, 2023 Board Meeting. Administration hosted a Performing Arts kick-off meeting with Richter Architects on October 16, 2023 to introduce the team, discuss construction delivery methods, and begin developing action plans and project timelines. Future updates on Richter Architects' progress can be found on the Performing Arts Center project updates above.

Civil Engineering Services:**York Engineering**

Estimated expenditures \$195,000

Bond 2023 engineering contracts were awarded at the July 17, 2023 Board Meeting. Administration hosted Bond 2023 engineering kick-off meeting on Monday, August 21, 2023 to introduce the team to the projects and begin developing action plans and project timelines. York Engineering has been tasked with the CHS & CMS Fencing, East Elementary Bus Lane Addition, Magee Intermediate & Wood River Elementary Track Replacements, Magge Intermediate Fire Lane Upgrade, and Transportation Facility Additional Bus Parking projects. Future updates on York Engineering's progress can be found on the specific projects updates above.

MEP Engineering Services:

Stridde, Callins & Associates, Inc.

Estimated expenditures \$300,000

Bond 2023 engineering contracts were awarded at the July 17, 2023 Board Meeting. Administration hosted Bond 2023 engineering kick-off meeting on Monday, August 21, 2023 to introduce the team to the projects and begin developing action plans and project timelines. SCA has been tasked with the CHS Plumbing Upgrades and Deferred Maintenance projects. Future updates on SCA's progress can be found on the specific projects updates above.

Structural Engineering Services:

Wilkerson & Sanders, Inc

Estimated expenditures \$120,000

Bond 2023 engineering contracts were awarded at the July 17, 2023 Board Meeting. Administration hosted Bond 2023 engineering kick-off meeting on Monday, August 21, 2023 to introduce the team to the projects and begin developing action plans and project timelines.

Geotechnical Engineering and Construction Material Testing Services:

Intertek PSI

Estimated expenditures \$75,000

Bond 2023 contracts were awarded at the September 11, 2023 Board Meeting. Administration will begin scheduling these services as needed throughout project design and implementation.

Geotechnical Engineering and Construction Material Testing Services:

Rock Engineering and Texas Laboratory, LLC

Estimated expenditures \$75,000

Bond 2023 contracts were awarded at the September 11, 2023 Board Meeting. Administration will begin scheduling these services as needed throughout project design and implementation.