



MEETING: WCS Bond Oversight Committee Phase II **MEETING DATE:** January 13, 2026 **DATE PREPARED:** January 16, 2026

The Bond Oversight Committee (BOC) Meeting of Westside Community Schools convened in open and public session on Tuesday, January 13, 2026 at 5:30 p.m.

Advanced notice of the meeting occurred:

- ❖ On the front page of Westside Community School’s District website (no less than 48 hours in advance of the scheduled meeting date as authorized by Board Policy 1220)
- ❖ Simultaneously with the availability of the agenda to all members of the Bond Oversight Committee and staff of the Board of Education office (“the Board” hereafter).

All proceedings hereafter were taken while the convened meeting was open to the public.*

Committee Members Present: Sean Conway (Chairperson), Kris Brown, Ann Christiansen, Ryan Decker, Jaci Lindburg, and Rebecca Murray

District Board Members, Administrators, and Staff in Attendance: Dr. Mike Lucas, Superintendent

Project Advocates in Attendance: Matt Herzog, Rob Zimmerman, Chris Bilau, and Amy McAuliffe

Others in Attendance: None

*Members of the public in attendance are not required to identify themselves.

Nebraska Open Meeting Statement – Sean Conway, BOC Chairperson

Mr. Conway called the meeting to order at 5:30 p.m. and began with meeting logistics, confirming that the meeting had been publicly announced, that the agenda was available to any interested parties, and that the public was welcome to attend and speak, in accordance with the current statutes of the Nebraska Open Meeting Act.

Approval of Minutes: – Mr. Conway

- Mr. Conway requested a motion for approval of the December 15, 2025 BOC meeting minutes.
- Motion was seconded. Motion carried and minutes approved by unanimous vote.

Phase II Bond Program Update: – Matt Herzog, Project Advocates

- Committed costs are at 79.7% with 1 project in design, 2 projects complete, and all other projects in construction phases.
- Paid to date is \$76,561,801.
- No significant change in commitments, which will change when work at Loveland begins.
- Westgate Elementary ribbon cutting was a success and well attended.
- Loveland Preconstruction Community Meeting February 10, 2026 at 6:00 PM.

Current Projects Update:

Hillside Elementary

- Showed demo progress photos.
- Interior demolition of the old building is complete.
- Building demolition continues.
- The month of January will focus on demolition.





Westgate Elementary

- Students occupied the building on January 7, 2026.
- Ribbon cutting ceremony today and old building open for last walkthrough.
- District furniture sale completed, lots of items were sold.
- Abatement begins week of January 19, 2026.
- The month of January will focus on decommissioning and abatement of the old building.

Westside High School

Cafeteria and Locker Room Project

- Showed progress photos.
- Moved cafeteria seating area to activity gym.
- Foundation walls and temporary protection walls are complete.
- Top glass sections were removed for steel tie-in.
- Boy's locker room demo is cutting concrete for plumbing.
- The month of January will focus on curtain wall removal, steel erection, and under slab plumbing at the cafeteria and locker room projects.

Fluid cooler Project

- Preconstruction activities are ongoing.
- General contractor is setting up their subcontractors.
- Precast will start in March, fluid cooler to arrive mid April, 2026.
- ❖ Dr. Lucas commented that eating in the gym is going well, mostly because there is more seating than the cafeteria had.

Westbrook Elementary School

- The replacement of a failed Air Handling Unit is complete and working.
- The month of January will focus on main building power reconfiguration.

Paddock Road Elementary School

- Showed aerial images of project progress.
- Drywall is complete.
- Masonry is complete.
- Evaluating how to modify freed up space in the existing building using contingency funds. More to follow.
- The month of January will focus on interior finishes.

Rockbrook Elementary School

- Showed aerial images of project progress.
- Exterior wall framing and sheathing are complete.
- Interior framing is complete.
- MEP rough ins have commenced.
- Roofing is in progress.
- The month of January will focus on roofing, MEP rough-ins.



Underwood Hills Elementary School

- Mechanical/Intercom project:
 - Controls replacement is in progress.
 - Project is complete as far as it can be until summer, 2026 when the building is vacant for summer.
 - The month of January will have minimal work.

Security Project

- The lockdown button integration is complete.
- Final testing at middle school and high school is happening in the week of January 16, 2026.

Loveland Elementary School

- BVH Issued Bid Package #1 and MCL has issued it for subcontractor bids.
- The month of January will focus on construction documents and award of early precast, site demo, and grading package.
- ❖ Mr. Conway asked how many residents are still in the houses that will be demolished. All the houses are empty now and abatement on those homes will begin February 1, 2026.

Cost Tracker Report Review:

- Mr. Herzog reviewed cost trackers, Master Project Summary Dates, Bond Phase II Project Status, and Bond Phase II Design/Construction Schedule.
- No significant changes to the construction schedule, summary dates, and project status documents.

Bond Status:

- No update this month on the bond interest, will report in February.

Communications Planning and Efforts:

- Continuing to work with Elizabeth Power, WCS Director of Communications & Engagement regarding community engagement and communication efforts (i.e. website, emails, events, etc.).
- BOC to present at the BOE meeting on February 9, 2026. Mr. Herzog to get on the agenda.

Comments & Closing:

- No additional comments discussed.

The meeting adjourned at 5:50 p.m.

Next meeting is Tuesday, February 17, 2026 at 6:00 pm at the ABC Building. NOTE: the day change to Tuesday.