



Bond Oversight Committee Meeting Notes September 20, 2021; 5:30-7:30 pm

The meeting was held online due to COVID-19. All committee members were provided with a link to participate in the meeting via "Zoom" or in person.

x	Rich Arnold, Committee member	x	Terese Jones, School Board Liaison
x	Amy Crump, Committee member	x	Ryan Noss, Superintendent
	Brad Hamlin, Chair	x	Kim Patten, Director of Facilities & Transportation
x	Jennifer Richmond, Committee member	x	Olivia Meyers Buch, Director of Finance & Operations
x	Erin Martin, Committee member	x	Dale Kuykendall, Wenaha Group
x	Emily Valdez, Committee member		
x	Gordon Zimmerman, Committee member		

1. Welcome

Kim Patten welcomed committee members and introduced our new committee member, Erin Martin. Committee members shared questions they had received from community members since our last meeting.

The committee asked staff to review the bond FAQ web page to make sure it is up to date. Specific requests were made for updated information on solar installations, resiliency planning, and whether or not our new schools are LEED certified. Staff will provide updates at our next meeting.

2. Financial Update

Dale Kuykendall and Olivia Meyers Buch reviewed the financial summary (page 3) included in the [September bond report](#) to the Corvallis School Board. This report now includes a color-coded system to identify the risk associated with total projected costs. Green indicates that the project is complete or nearing completion, yellow indicates that the project is under contract, and red indicates the project has not yet bid.

Olivia provided an explanation of how all of the resources for each project are calculated and how resources are projected through the end of the bond program.

Dale reviewed a summary of the significant change orders for the Lincoln and Garfield projects. Both are nearing completion.

Significant Change Orders for Lincoln and Garfield

Lincoln Elementary (new)		Significant Change Orders (large or unusual)	
Original GMP	31,995,294.00	Jurisdiction Public Improvement Additions / Changes	227,000
Owner Change Orders	1,389,917.80	Jurisdiction Plan Check / Permit Changes	202,000
Forecast Remaining Change Orders	<u>641,277.20</u>	Unforeseen Soft Soils / Replace With Rock	237,000
	34,026,489.00	Solar and Battery Design for Resiliency Plan	162,000
		Additional Power Company Requirements	44,000
Change Order \$ / Original GMP	6.35%	Comcast / Century Link Coordination	60,000
		Added Roof Framing Expansion Joint	77,000
		Telecom / Data Additions	116,000
		Upgrade building glass for security	75,000
		Overtime	145,000

Garfield Elementary (ren/add)		Significant Change Orders (large or unusual)	
Original GMP	20,477,390.00	Reroof Existing Building	581,000
Owner Change Orders	1,316,794.97	Unforeseen Soft Soils / Replace With Rock	61,000
Forecast Remaining Change Orders	<u>330,224.03</u>	Kitchen Renovation	281,000
	22,124,409.00	Repairs to Existing Storm Sewers	67,000
		Solar Panels at Entry Canopy	32,000
Change Order \$ / Original GMP	8.04%	Gym Roof Structure Upgrade	73,000
		Door Hardware Changes and Additions	63,000
		New Stage Curtain (fire rating)	21,000
		Added Drywall and Insulation at Multipurpose	37,000

3. Local Option Levy

Corvallis School District will ask voters to renew the Local Option Levy and will submit a measure that will be on the ballot of the May 17, 2022 election. Renewal of the levy is important to the district as it funds about 80 full-time staff positions, or about 10% of the district's total staff. Key messages will be shared with Bond Oversight Committee members to use if committee members receive community inquiries about the local option levy.

4. Committee Business

Due to renewed COVID restrictions, the district is going to scale back plans for the grand opening events at Lincoln and Garfield. Instead of hosting public tours of the facilities, we will be producing video tours that will be shared on social media and the district website.

5. Communications

An important role of committee members is to serve as liaisons to the community and

to share information about the bond program process. Committee members discussed the key messages from this meeting as follows:

- The district is cautiously monitoring the balance of unallocated bond program reserves. The final five projects will be bid this fall.
- The district website [Bond FAQ](#) page will be updated this fall. If you don't find an answer to your question, please [submit a question](#) for immediate response.
- Solar power installations are being planned for and installed at all schools. A summary of projects is listed below.

Site	Solar Production	Battery Capacity	Corvallis Sustainability Coalition Partnership	Installed
Adams/DO	150kW	n/a	Yes	Yes
Franklin	65kW**	n/a	Yes	No
Garfield	1.8kW*	n/a	No	Yes
Bessie Coleman	24kW	n/a	No	No
Kathryn Jones Harrison	9kW*	n/a	No	No
Lincoln	164kW	260kWh	No	Yes
Mountain View	70kW**	30kWh*	Yes	No
Letitia Carson	25kW	n/a	No	No
Cheldelin	5kW*	n/a	No	No
Linus Pauling	50kW*	n/a	Yes	No
CHS	150kW***	n/a	Yes	Yes
CVHS	25kW*	n/a	Yes	No
College Hill	9kW*	n/a	No	No
* Planned				
** Exploring increasing array size with engineers and Coalition				
*** *150kW new + 117kW existing = 267kW				

The next meeting will be October 18, 2021 at 5:30 PM. Planned topics for the meeting include an update on solar installations and discussion of the district's resiliency plans and review of the bond FAQ.

The meeting was adjourned at 7:00 PM.

Notes compiled by Kim Patten