

2019 Bond Program Update



CBOC
February 2021

Agenda

Welcome/Background

Program Financial Metrics

Program Schedule

Program High Level Overview

Parkview ES & Whitley Road ES GMP

Fossil Hill Middle School Fine Arts Addition IGMP

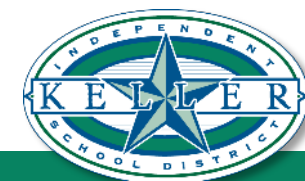
Summer 2021 MEP End of Life Replacement Project Overview

Industrial Trades & Agriscience Center Update

Schematic Design Presentations

Indoor Extra Curricular Program Facilities: Central High School, Keller High School, Fossil Ridge High School, Timber Creek High School

Crisis Counseling Suites: Trinity Meadows Intermediate School, Parkwood Hill Intermediate School, Chisholm Trail Intermediate School, Bear Creek Intermediate School



Background

- On May 13, 2019, the Administration received approval from the Board of Trustees to implement the findings of a facility plan created by the Long Range Facility Planning Committee.
- The approved plan includes \$315M in facility improvements throughout the District over the next several years.
- The plan was approved during the November 5th Bond Election.



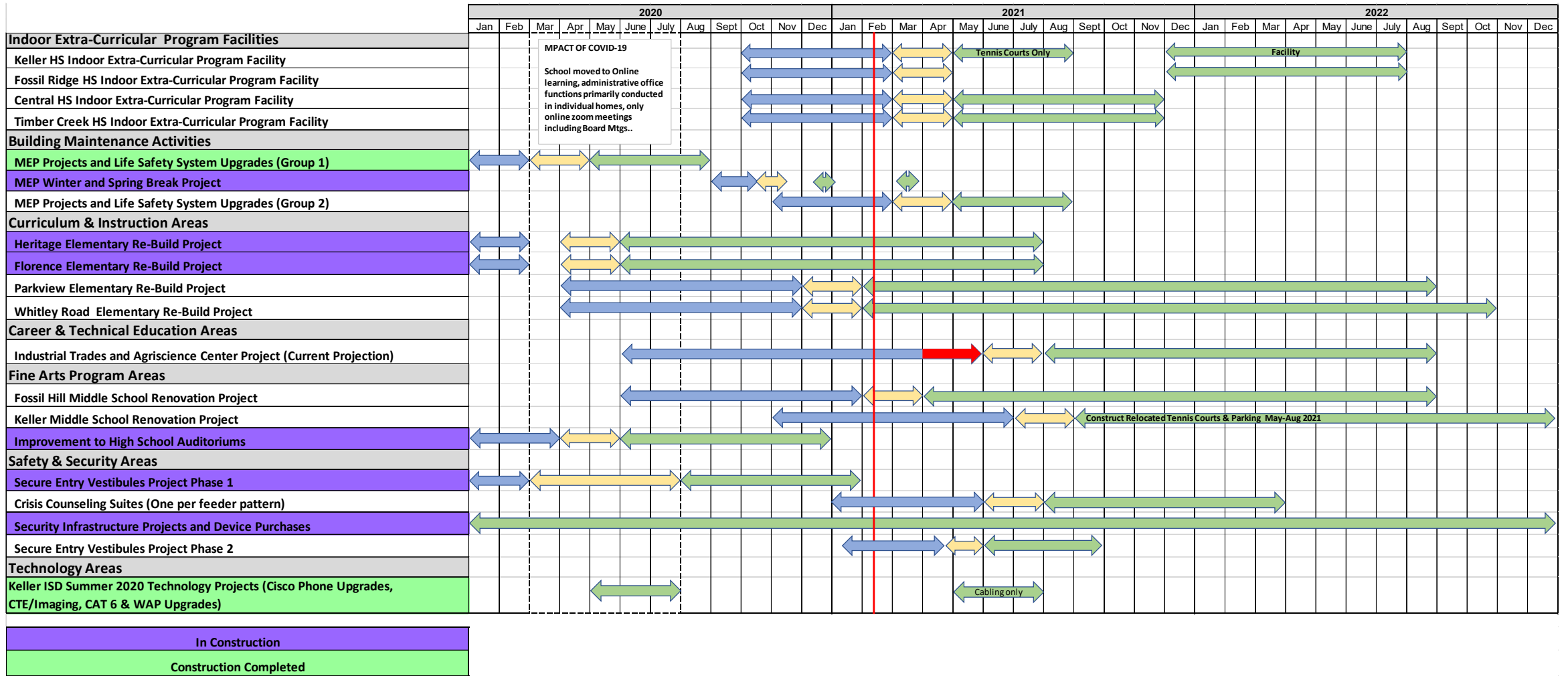
Program Financial Metrics

- Total Encumbered to date : \$105,806,447
- Reconciled with Finance monthly
- Financial summary as of 2/11/2021
- Total expenditures paid to date: 51,731,269.86

2019 BOND PROGRAM FINANCIAL SUMMARY				
PROJECT TITLE	BUDGET BREAKDOWN			
	Total Budget	Encumbrances	Expenditures	Balance
Heritage Elementary Re-Build Project	\$ 29,949,883	\$ 28,354,315	\$ 7,938,482	\$ 1,595,568
Florence Elementary Re-Build Project	\$ 29,949,883	\$ 27,497,462	\$ 8,072,244	\$ 2,452,421
Parkview Elementary Re-Build Project	\$ 33,309,461	\$ 1,867,354	\$ 1,400,701	\$ 31,442,107
Whitley Road Elementary Re-Build Project	\$ 32,100,230	\$ 1,672,924	\$ 1,374,447	\$ 30,427,306
Fossil Hill Middle School Renovation Project	\$ 18,288,062	\$ 953,350	\$ 575,258	\$ 17,334,712
Keller Middle School Renovation Project	\$ 25,288,150	\$ 23,335.84	\$ 23,335.84	\$ 25,264,814
Industrial Trades and Agriscience Center Project	\$ 21,509,217	\$ 1,015,360.00	\$ 73,980.00	\$ 20,493,857
Keller HS Indoor Extra-Curricular Program Facility	\$ 12,140,683	\$ 629,947.51	\$ 104,947.51	\$ 11,510,735
Fossil Ridge HS Indoor Extra-Curricular Program Facility	\$ 12,140,683	\$ 624,739.31	\$ 99,739.31	\$ 11,515,944
Central HS Indoor Extra-Curricular Program Facility	\$ 12,140,684	\$ 634,500.00	\$ 109,500.00	\$ 11,506,184
Timber Creek HS Indoor Extra-Curricular Program Facility	\$ 12,140,684	\$ 632,700.00	\$ 107,700.00	\$ 11,507,984
Technology Infrastructure Projects and Device Purchases	\$ 26,291,177	\$ 25,069,120.98	\$ 20,624,095.79	\$ 1,222,056
Security Infrastructure Projects and Device Purchases	\$ 11,419,495	\$ 7,539,444.42	\$ 4,830,864.84	\$ 3,880,051
MEP Projects and Life Safety System Upgrades	\$ 25,094,100	\$ 6,427,773.32	\$ 5,040,066.67	\$ 18,666,327
Campus Security Initiative Construction Projects	\$ 6,898,000	\$ 1,085,156.00	\$ 665,610.62	\$ 5,812,844
High School Auditorium Equipment/System Upgrad Projects	\$ 4,900,000	\$ 1,702,897.34	\$ 552,836.10	\$ 3,197,103
Bond Program Management	\$ 1,439,608	\$ 76,068.61	\$ 137,461.52	\$ 1,363,539
TOTAL	\$ 315,000,000	\$ 105,806,447.65	\$ 51,731,269.86	\$ 209,193,552



Program Schedule



* = Schedule Change ↔ (Blue) = Design Phase ↔ (Yellow) = Bid Phase ↔ (Green) = Construction Phase



Program Schedule Look Ahead

- Upcoming Board of Trustees Contract Approval Requests
 - ✓ February 2021– Parkview Elementary School and Whitley Road Elementary School construction Guaranteed Maximum Price (GMP) with Steele & Freeman for buildings only. Fossil Hill MS Fine Arts Addition & Renovation Interim GMP with Buford Thompson Company for site work, foundations, concrete and steel only. Schematic design approval for Crisis Counseling Suites, and Indoor Practice Facilities.
 - ✓ March 2021 – Contract for MEP Projects summer 2021, Guaranteed Maximum Price (GMP) with Bufford Thompson Company (BTC) for Fossil Hill Middle School Fine Arts Addition, and schematic design approval for Secure Entry Vestibules Phase #2.
 - ✓ April 2021 – Contract for High School Indoor Practice Facilities & Agri Science Center and Secure Entry Vestibules Phase 2.
 - ✓ May 2021 – Contract for Crisis Counseling Suites (Tentative)



Projects in Construction

PROJECT TITLE	CURRENT PHASE	% COMPLETE	NEXT STEPS
Heritage Elementary Re-Build Project	CONSTRUCTION	55%	Asbestos abatement contract needed prior to May. FF&E kickoff with administration 1/15. Base building contracts needed prior to establishing final FF&E budget. Submit TEA grant application for FF&E funds in May 2021.
Florence Elementary Re-Build Project	CONSTRUCTION	55%	Asbestos abatement contract needed prior to May. FF&E kickoff with administration 1/15. Base building contracts needed prior to establishing final FF&E budget. Submit TEA grant application for FF&E funds in May 2021.
Secure Entry Vestibules Project Phase 1 & Phase 2	CONSTRUCTION	95%	Closeout initiated on Phase 1. Phase 2 design in progress, CBOC presentation 4/19/21, Board Approval 4/26/21.
Mechanical Electrical Plumbing (MEP) Winter and Spring Break Project	CONSTRUCTION	70%	Continue to track equipment arrival of the ISMS and HMS chillers to be able to schedule for installation. Scheduled the intall of the Hidden Lakes Cooling tower for Spring Break. KMS gresase trap install schedule TBD.
Improvement to High School Auditoriums	CONSTRUCTION	65%	Batts AVL is working on some equipment installation and awaiting long lead items impacted by COVID-19.
Parkview Elementary Re-Build Project	CONSTRUCTION	0%	Budget review and confirmation with Steele Freeman NLT January 15. Pricing evaluation starting on 1/6/21. GMP Board Approval 1/25/21.
Whitley Road Elementary Re-Build Project	CONSTRUCTION	0%	Budget review and confirmation with Steele & Freeman NLT January 15. Pricing evaluation starting on 1/6/21. GMP Board Approval 1/25/21.



Projects in Design

PROJECT TITLE	CURRENT PHASE	% COMPLETE	NEXT STEPS
Fossil Hill Middle School Renovation Project	DESIGN	90%	- VLK submit for permit, and BTC obtain construction bids - Award GMP to BTC for construction 3/2021
Keller HS Indoor Extra-Curricular Program Facility	DESIGN	65%	- VLK to finalize design and submit for permit 4/19/21 - Award CSP 4/2021
Fossil Ridge HS Indoor Extra-Curricular Program Facility	DESIGN	65%	- VLK to finalize design and submit for permit 4/19/21 - Award CSP 4/2021
Central HS Indoor Extra-Curricular Program Facility	DESIGN	65%	- VLK to finalize design and submit for permit 4/19/21 - Award CSP 4/2021
Timber Creek HS Indoor Extra-Curricular Program Facility	DESIGN	65%	- VLK to finalize design and submit for permit 4/19/21 - Award CSP 4/2021
Industrial Trades and Agriscience Center Project	DESIGN	25%	- VLK develop and submit schematic design to KISD 2/2021 - VLK finalize design 5/2021
Crisis Counseling Suites	DESIGN	25%	- VLK develop and submit schematic design to KISD 3/2021 - VLK finalize design 5/2021
MEP Projects and Life Safety System Upgrades (Group 2)	DESIGN	95%	Salas Obrien develop construction documents to KISD for approval 2/2021
Keller Middle School Renovation Project	DESIGN	15%	- VLK develop and submit schematic design to KISD 3/2021 - VLK finalize design 6/2021
Secure Entry Vestibules Project Phase 2	DESIGN	25%	- VLK develop and submit schematic design to KISD 3/2021 - VLK finalize design 4/2021



Parkview ES & Whitley Rd. ES GMP

- Total Project Budget - \$65,409,691.00
- Construction Budget - \$54,771,000.00
- KISD Owner Contracts - \$1,071,000
- 1/25/21 Board of Trustees approved Interim GMP for Facility Site work, Foundation, and Steel Packages - \$13,329,399.00
- Steele & Freeman received bids for remaining Facility Structures on February 4th.
- We had over 250 bidders in total, a remarkable turnout!
- Parkview Total - \$26,249,518
- Whitley Rd. Total - \$25,302,481
- Total GMP amount is - \$51,551,999



Fossil Hill MS Fine Arts Addition & Renovation Interim GMP

- Total Project Budget - \$18,288,062.00
- Construction Budget - \$15,550,053.00
- KISD Owner Contracts - \$1,250,053.00
- Available Construction Budget - \$14,300,000
- Board Approved selection of BTC for CMAR 1/23/20
- 20% escalation in price of steel expected by March 2021
- The Administration authorized BTC to bid site grading, foundations, concrete & Steel early
- The bids received were favorable against estimated budget for this work and total \$1,612,519.00.
- Second bid for remaining structure 3/10 with Board approval on 3/29.



Summer MEP End of Life Replacement Project

- The scope includes MEP system end of life replacements such as chillers, boilers, pumps, water heaters, and electrical work
- The work will be bid in three packages:
 - Package 1: Timber Creek HS, Keller-Harvel ES, Keller MS and Keller HS
 - Package 2: Natatorium, Shady Grove ES, Central HS and Fossil Ridge HS
 - Package 3: KCAL, Parkwood Hill IS, Park Glen ES, Bluebonnet ES
- All work will be completed the Summer of 2021
- Board approval of the vendors scheduled for 3/8/2021.



Schematic Design Presentation

Indoor Extra Curricular Program Facilities

- Project Budget - \$12,140,683 per high school
- Construction Budget - \$10,626,000 per high school
- Location:
 - ✓ Central High School
 - ✓ Keller High School
 - ✓ Timber Creek High School
 - ✓ Fossil Ridge High School
- Board Approval of Contract April 26, 2021
- Commence Construction May 2021



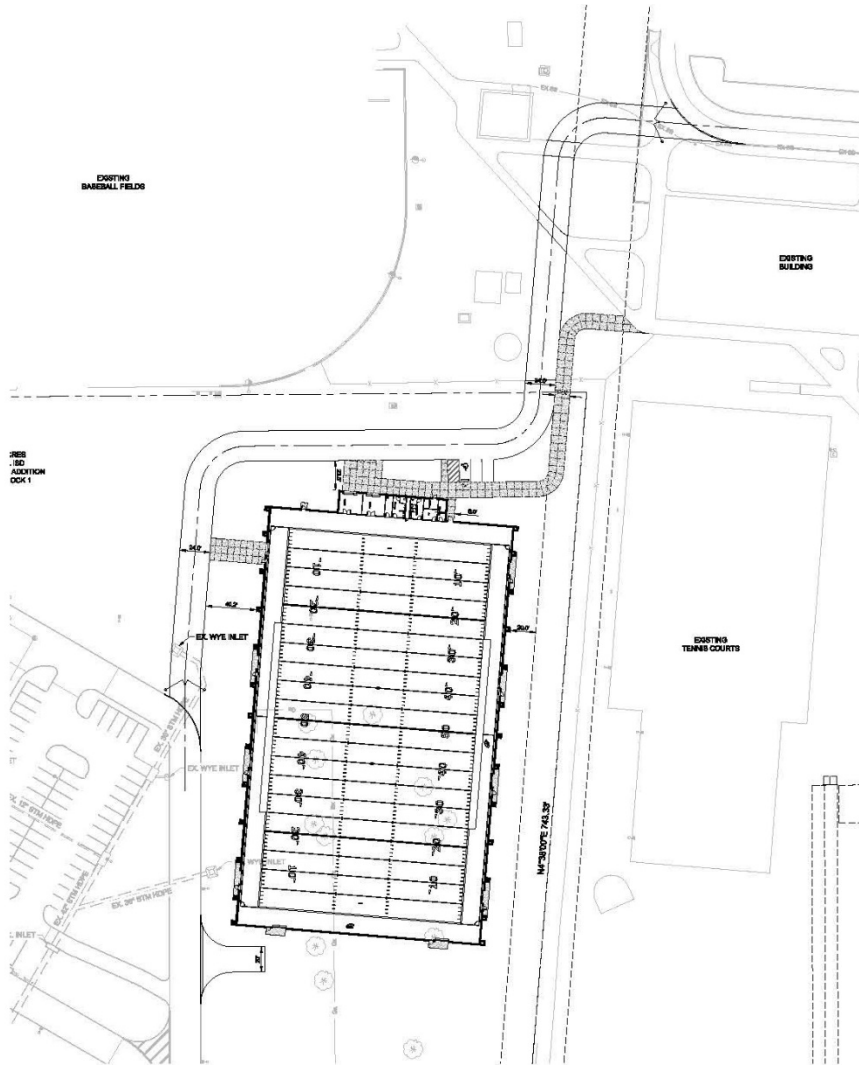
Schematic Design Presentation



Fossil Ridge High School Site Plan Overview

■ Proposed Facility

Schematic Design Presentation



Fossil Ridge High School Floor Plan Overview



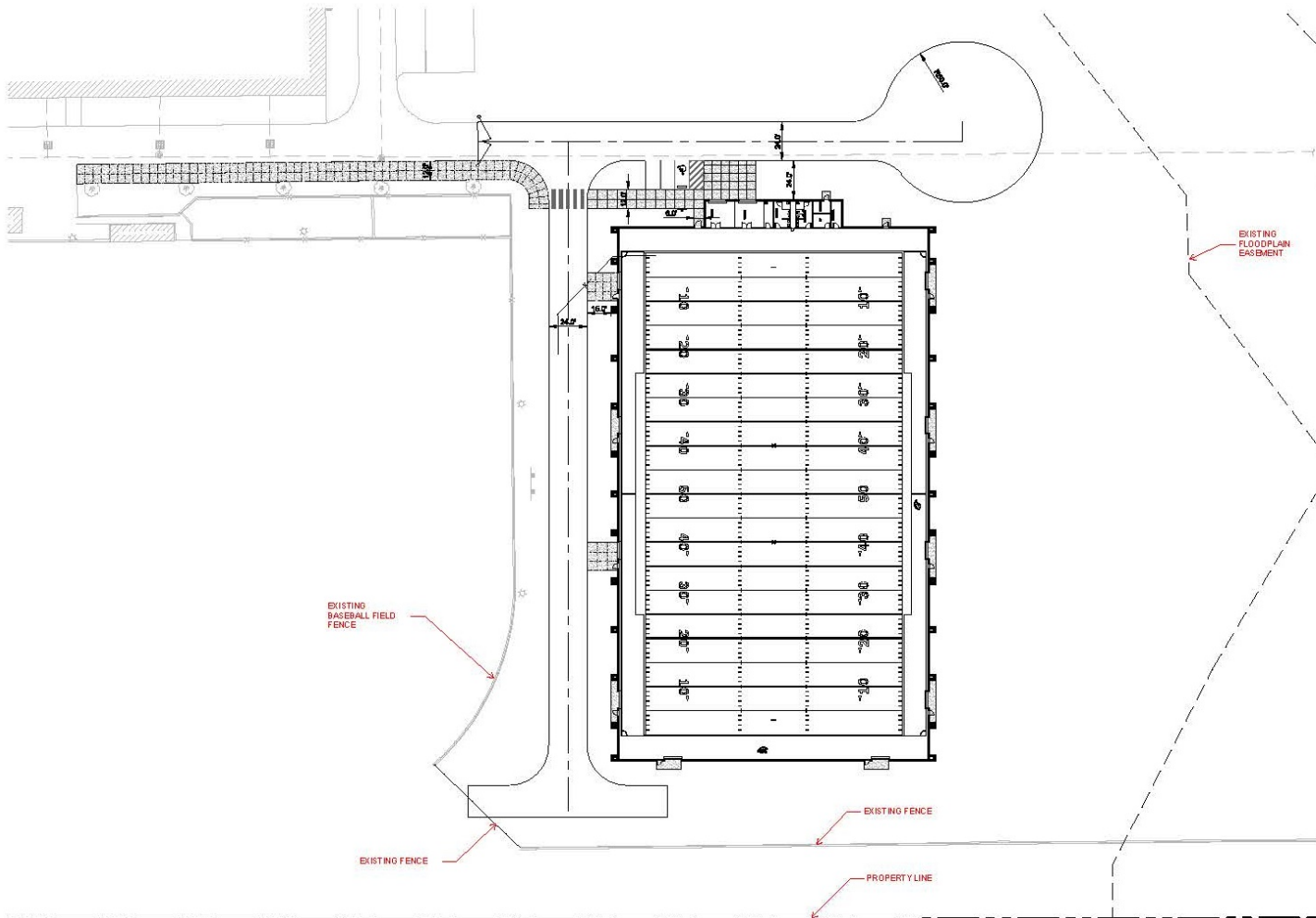
Schematic Design Presentation



Central High School Site Plan Overview

 Proposed Facility

Schematic Design Presentation



Central High School Floor Plan Overview



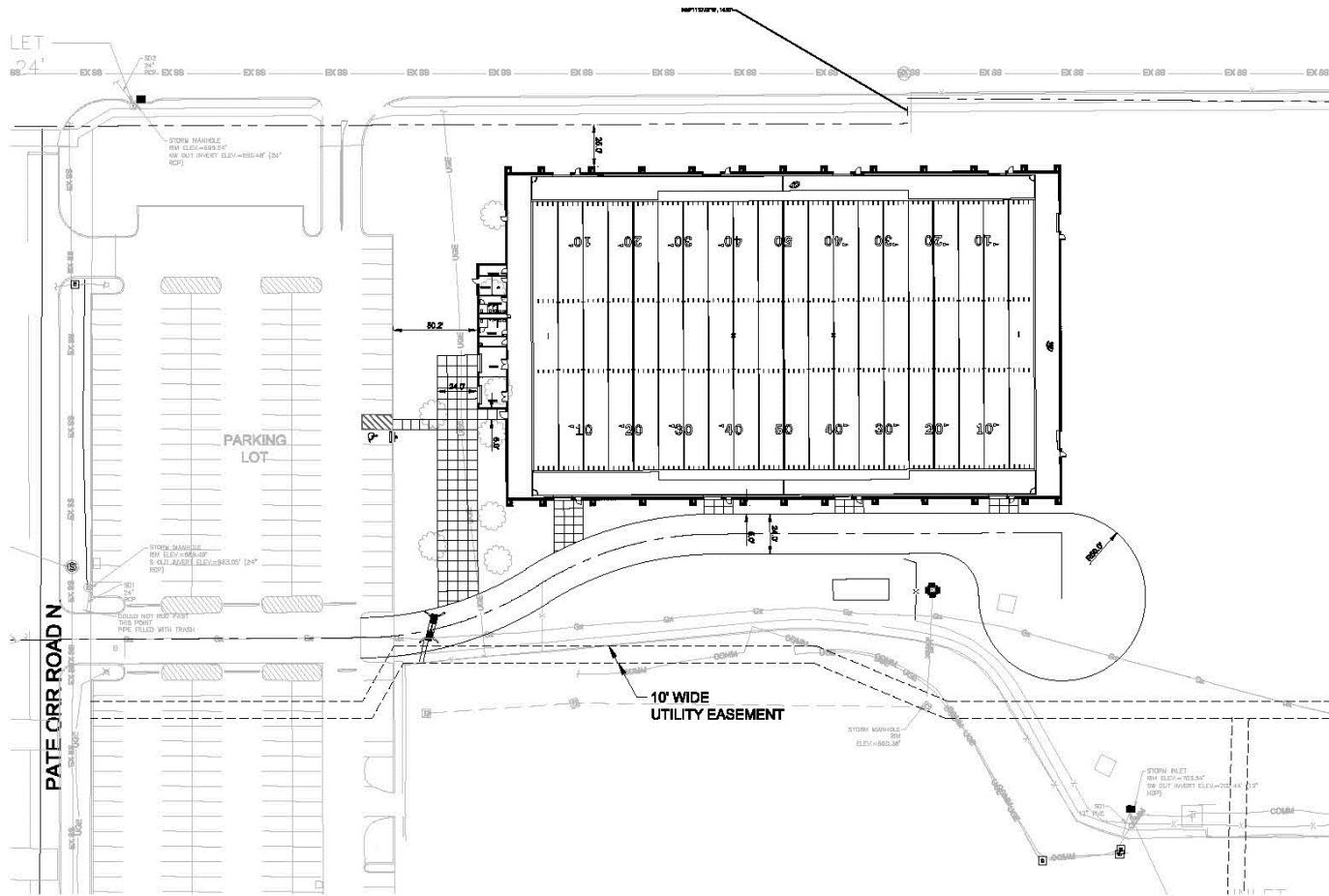
Schematic Design Presentation



Keller High School Site Plan Overview

 Proposed Facility

Schematic Design Presentation



**Keller High School
Floor Plan Overview**



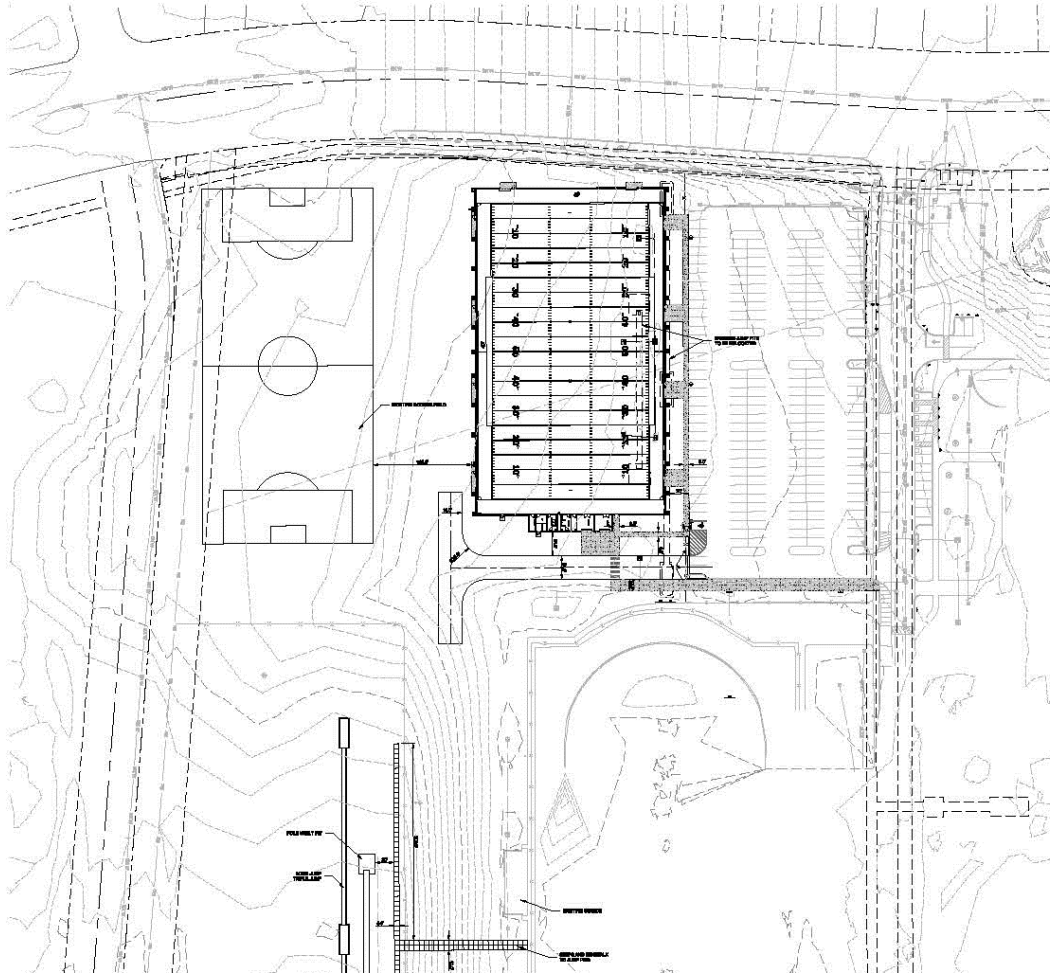
Schematic Design Presentation



Timber Creek High School Site Plan Overview

 Proposed Facility

Schematic Design Presentation



**Timber Creek High School
Floor Plan Overview**



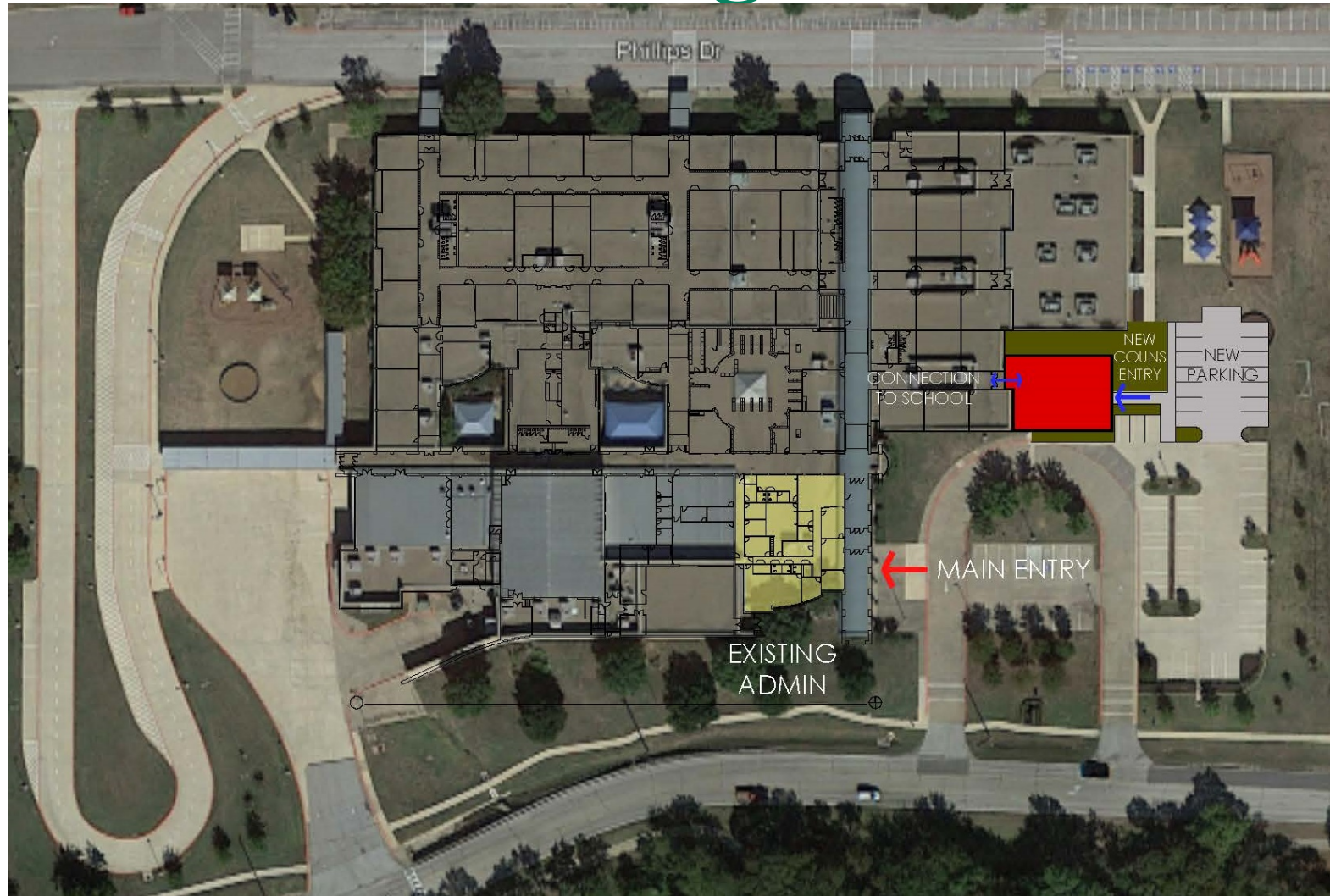
Schematic Design Presentation

Crisis Counseling Suites

- Construction budget \$3,000,000.00 total for 4 campuses
- Approximately 3,000 SF per campus
- Location:
 - ✓ Trinity Meadows Intermediate School
 - ✓ Parkwood Hill Intermediate School
 - ✓ Chisholm Trail Intermediate School
 - ✓ Bear Creek Intermediate School
- Board approval of construction contract May 24, 2021
- Commence construction June 2021



Schematic Design Presentation



Bear Creek Intermediate School Site Plan Overview

 Proposed Addition

Bear Creek Intermediate School Floor Plan Overview



← Counseling Suite Entrance



Schematic Design Presentation



Chisholm Trail Intermediate School Site Plan Overview

 Proposed Addition

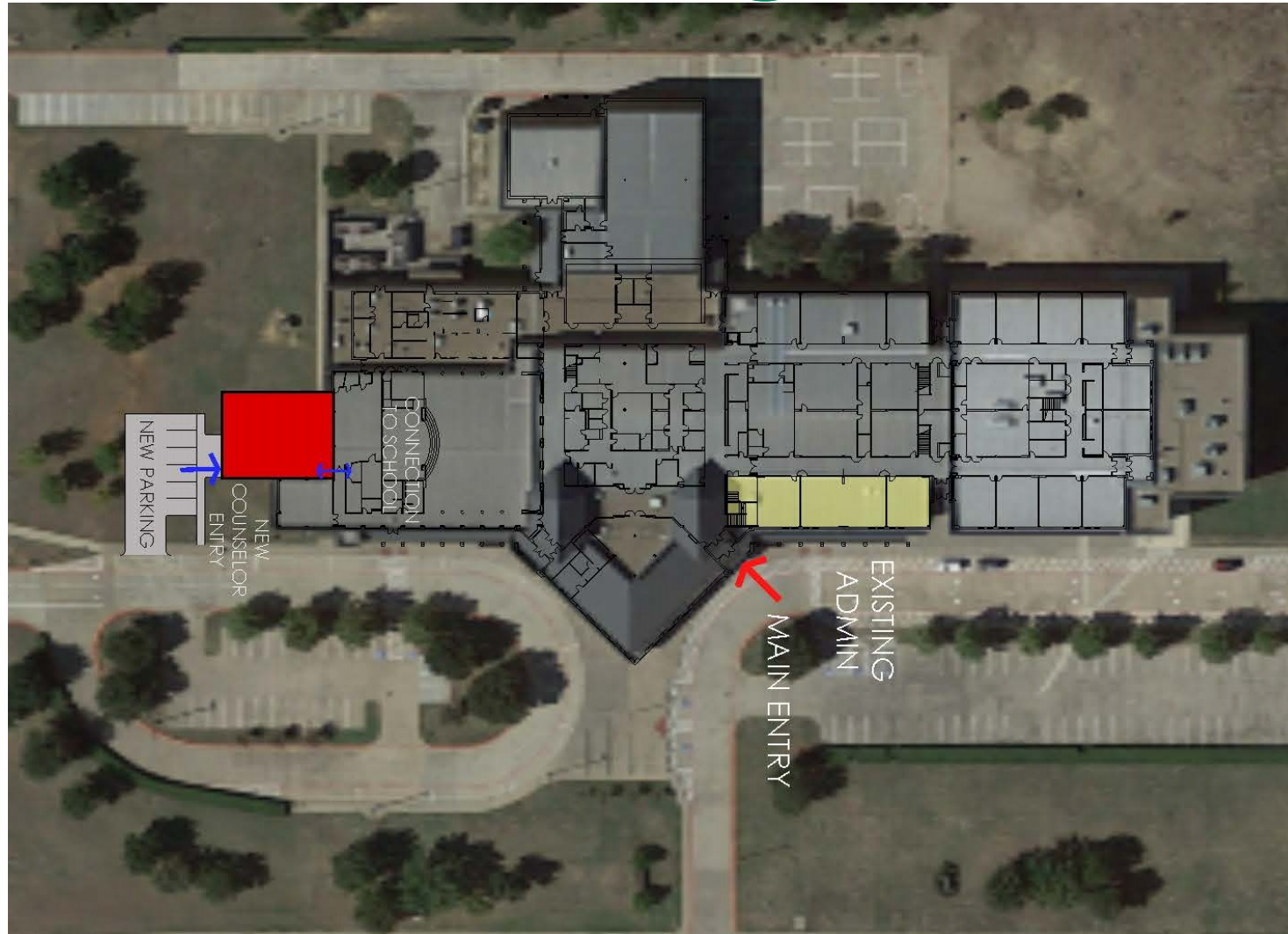
Chisholm Trail Intermediate School Floor Plan Overview



Schematic Design Presentation

Parkwood Hills Intermediate School Site Plan Overview

 Proposed Addition

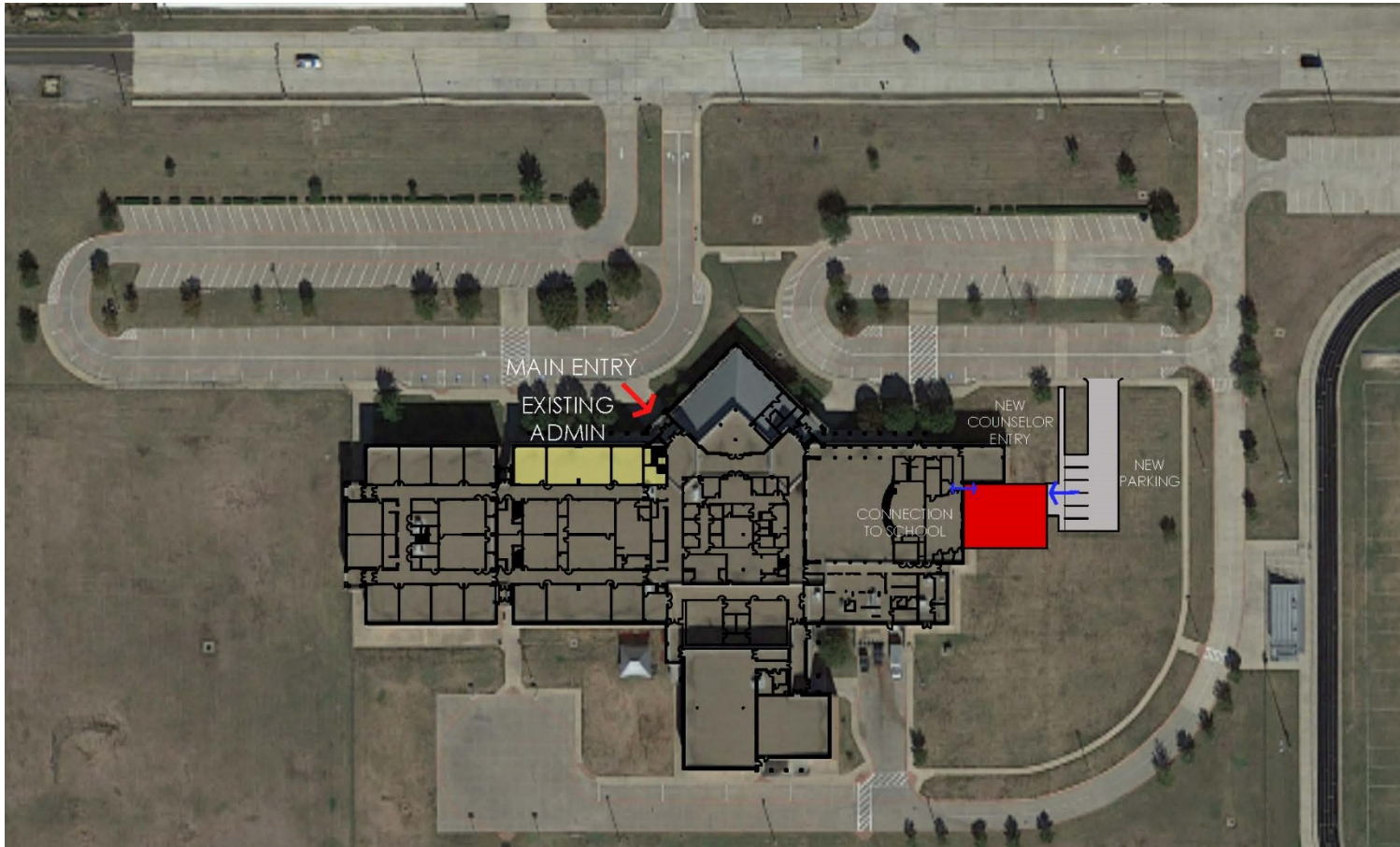


Parkwood Hills Intermediate School Floor Plan Overview

Counseling Suite Entrance →



Schematic Design Presentation



Trinity Meadows Intermediate School Site Plan Overview

 Proposed Addition

Trinity Meadows Intermediate School Floor Plan Overview



← Counseling Suite Entrance



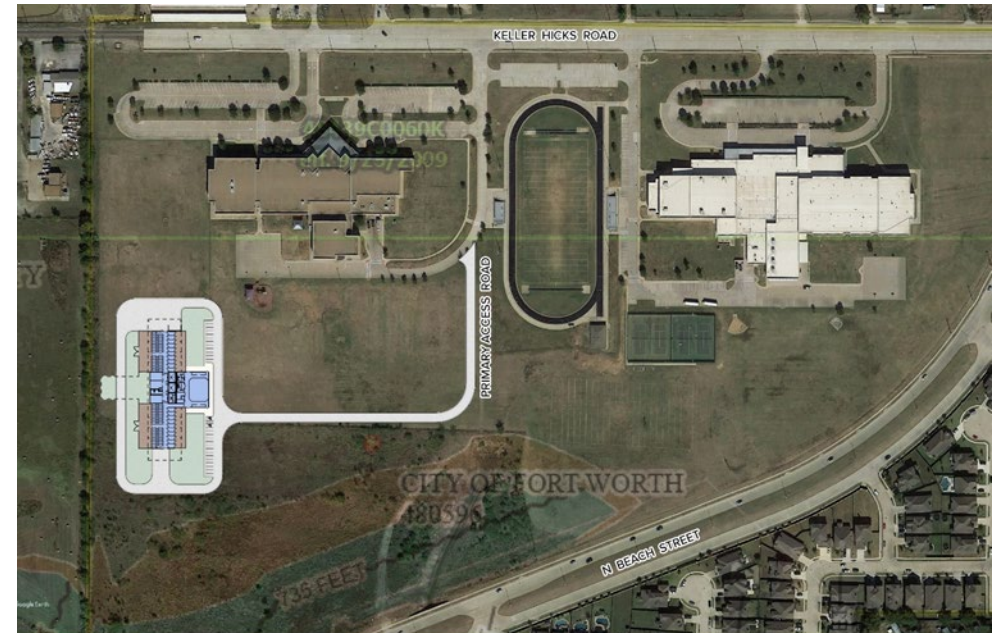
ITAC Update

Industrial Trades and Agriscience Center

- 1/25/2021 Board of Trustees approve plan to move forward with addition to KCAL and construct Agriscience Center behind the Trinity Meadows campus
- Schematic design in progress



KCAL Campus



Trinity Meadows Intermediate School Site

Questions?

