



KELLER INDEPENDENT SCHOOL DISTRICT

The community of Keller ISD will educate our students to achieve their highest standards of performance by engaging them in exceptional opportunities.

**Keller Independent School
District
The Education Center, 350 Keller Parkway, Keller, Texas**

**Citizens Bond Oversight Committee
Meeting
Thursday, July 23, 2015**

Attendance: Karina Davis, Brad Tyler, Hudson Huff, Colleen Demel, Beverly Dixon, Clinton Shiver, Matt Strong, Len AVECILLA, Jennifer Upton, David Gerda, Matthew Mucker, Kristen Eriksen, Peter Stamps, Jim Stitt, Ruthie Keys, Shellie Johnson, Casey Stone, Stephanie Setzer, Billy Kidd, Joe Griffin, Vaughan Hamblin

Mr. Huff called the meeting to order at 6:35 pm. He then turned the meeting over to Mr. Kidd who did a review of the Guaranteed Maximum Price proposal for Keller High School and Bear Creek Intermediate School projects. Mr. Kidd handed out documents outlining the projected amounts for these projects. He then introduced the architects and the employees from Steele-Freeman and Buford-Thompson who are the construction managers for these projects. Mr. Kidd also advised the committee of the hard work done by VLK and Buford-Thompson to make sure the numbers for the new elementary were inline with what the District had projected. Mr. Kidd told the committee that there was a lot of construction work out there because so many School District Bond Programs passed in the last couple of years and he appreciated the work that VLK and Buford-Thompson did to make the numbers work for the District. Mr. Huff also spoke about Keller High School needing a new roof. He advised the committee those funds were coming from a different budget. The roof will be paid from insurance funds received from hail claims. He told the committee the District was aware of the need to make significant improvements to the Keller High School roof and wanted to wait to put the new roof on as a part of the overall construction project.

Mr. Huff also reviewed the GMP for Elementary No. 23 project. He said the design and construction teams worked hard to bring the cost down inside the anticipated budget for the project. He told the committee they have added more structure to the plans to allow for more storm protection, which in turn added costs to the project. A question was raised regarding a separate fund for city permits. Mr. Huff said no, all permits etc. come out of the total project budget. Mr. Kidd handed out documents that showed a list of sub-contractors that had bid on the project.

Mr. Griffin then gave the committee an update on the Technology Infrastructure project and associated schedules. He introduced Mark Rodriguez from Sigma Solutions who is helping the District with this project. Mr. Griffin spoke about the technicians working evenings and weekends so as not to interrupt planned events going on at the campuses. He is hoping that this will be completed by the end of November. Mr. Griffin said the progress is as follows:

Projector Replacement	95% complete
Public Address Systems	100% complete
Network backup storage	5% complete
Switch Infrastructure	45% complete
Wireless Upgrade	40% complete
Fiber WAN Redundancy	10% complete

Mr. Griffin added that he appreciated the cooperation he was receiving from the District during these changes. Mr. Huff then went on to speak about the purchase of the middle school property. He told the committee that he was finalizing the details. Mr. Huff told the committee about the three presentation packages that were reviewed by an administrative committee, which included Ms. Demel. Ms. Demel told the CBOC committee that they reviewed the presentations and discussed every possible scenario. She said it was a difficult decision, but in the end they chose VLK Architect because of their good history and working relationship with the district, adding that they have a proven performance with the District. Mr. Huff added the fee decided on was less than 6% and that this was a professional service and therefore could not be bid. Mr. Huff then handed out a document that compared other districts fees to what we are paying, showing that we were inline with local market conditions.

Mr. Kidd then distributed a design drawing of the new Keller High School front entrance. He discussed the progress of this project, showing slides of the actual site. Mr. Kidd also thanked Keller High School personnel, District warehouse personnel, VLK Architects and Buford-Thompson for working together to make such great progress on the project.

Mr. Kidd also discussed the progress of the Career & Technical Education campus project. He thanked Mr. Lofton for his ability to oversee this project in such detail. Mr. Kidd also showed the committee photos of the progress of the project. Mr. Kidd noted the large amount of dirt work that had been removed from this project. Ms. Demel asked if we were reusing the dirt. Mr. Huff said yes, it would be distributed to other ongoing projects. Mr. Mucker asked if there were going to be students in this school in the Fall. Mr. Huff said yes, there would be fifth and sixth graders on this campus and they were working hard to make sure it would be a safe campus for the students and faculty. Mr. Huff explained that we were in line with projections both financially and schedule wise. Mr. Huff told the committee that they would receive more details as these projects developed.

Mr. Strong asked what the biggest risks were now. Mr. Huff replied that he felt good about the design and construction teams for all of the projects. He also mentioned that it was very important to coordinate this work around the teachers and student activities in the buildings. Mr. Huff said one of the biggest challenges will be the road construction and working with the various municipality staff members.

Mr. Huff told the committee that they would be sending out for bids for the new Early Learning Center, Parkwood Hill Intermediate and Hillwood Middle School projects in the next few weeks. He asked if there were any questions regarding the information provided today please email him. He also noted that he hoped to have the next meeting in the third week of August.

The meeting adjourned at 7:30 pm