



PLANNING
ENGINEERING
PROGRAM MANAGEMENT

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Project No.:	170-10792-000			Routing	
Project:	Goose Creek Consolidated ISD 2013 Bond Program Management				
Client:	Goose Creek Consolidated ISD (GCCISD)				
Conference Time, Date:	4:00 pm, August 27, 2015				
Conference Location:	Facilities Maintenance Complex Baytown, TX 77521				
Attendees:	Committee Members		District		Out of District
	Daryl Fontenot		Anthony Price		JP Grom / LAN
	Judge Don Coffey		Randal O'Brien		Erwin Enojado / LAN
	Chet Thiess		Matt Flood		Olivia Hamel / LAN
	Dickie Woods		Kathy VanDerBeek		Dowen Sims / LAN
	Brennon Marsh		Bruce Riggs		Robert Wilbanks / LAN
	Michael Beard		Carl Burg		Van Franks / LAN
	Angela Chandler		Brenda Garcia		Matt Brown / JMB2
			Ray Brown		
			Margie Grimes		
			Beth Dombrowa		
			Rick Walterscheid		
			Dr. Melissa Duarte		
		Tom Ortman			

Purpose:	CBAC Meeting
<p><u>Welcome</u></p> <p>1. Mr. Daryl Fontenot began the meeting by asking if there were any issues with the minutes from the August 6th meeting. Judge Don Coffey made a motion to pass the minutes, Mr. Chet Thiess made a second motion, a vote was taken and the minutes passed.</p> <p><u>Technology Progress</u></p> <p>1. Mr. Matt Flood stated the District has completed the majority of the phone system upgrades, with the exception of some administrative campuses.</p> <p>2. Mr. Flood said the District was on phase 3 of camera system upgrades.</p> <p>3. Mr. Flood noted the District was approximately 95% finished installing the non-core classroom promethean boards.</p> <p>4. Mr. Flood also noted all technology had been installed at the Early College High School (ECHS).</p> <p><u>Completed Projects</u></p> <p>1. Next, Mr. JP Grom stated the traffic light at Bañuelos Elementary was now functioning and noted most of the work on the 3 new elementary schools is essentially complete.</p> <p>2. Mr. Grom explained all the S.T.E.M. labs were complete, with the exception of Gentry. He pointed out there had been flooring issues arise at Gentry that the contractors are currently working on. Mr. Grom showed some before and after slides of S.T.E.M. labs at Horace Mann and Highlands Junior.</p> <p>3. Mr. Grom stated the Lamar carpet and Lamar roof projects were complete, also showing some before and after pictures of each.</p>	

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4. Mr. Grom explained MEP project packages 1-3 were in the final stages of completion. He explained there were still some test and balance work that is wrapping up, as well as 3 chillers that are still in the progress of being installed. Mr. Grom showed some before and after pictures of MEP projects.

Construction Progress

1. Mr. Grom said the Life Safety project is closer to being complete with fire inspections in the finalization process. He noted Gentry would have a fire inspection Monday and punch lists were currently underway.
2. Mr. Grom said there are currently 8 of 12 elevators complete for the elevator project, explaining the last 4 elevators only need finishing upgrades.
3. Mr. Grom noted the Windows project at Lee is about 35% complete.
4. Mr. Grom said the Security Vestibules project will begin construction in October. He noted 50% of the gates have had the fence posts set.
5. Mr. Grom said the purchase of the Crockett Elementary playground equipment had been approved by the Board of Trustees at the last meeting, noting the playground should be installed in the near future.

Design

1. Next, Mr. Grom went on to discuss the New Transportation Center, pointing out the District would be seeking endorsement from the Committee.
2. Mr. Grom began by showing the Gentry Option and explained it was the same design the Committee had seen in the past. Important notes Mr. Grom went over are as follows.

- 290 staff parking spaces
- 255 bus spaces, pull through
- additional future parking spaces
- fuel and wash station
- \$17.3 million cost

Mr. Grom then showed a slide for the Stallworth Option 1, noting the following:

- 290 staff parking spaces
- 260 bus spaces, pull through
- fuel and wash station
- long drive, far back detention pond and asphalt demo adding extra cost
- \$17.1 million

3. Mr. Grom then discussed a slide for the Stallworth Option 2, noting the following:
 - 266 staff parking spaces
 - 266 bus parking spaces, back out
 - combo asphalt and concrete
 - more compact configuration
 - more centralized detention pond
 - paving demolition
 - \$13.7 million
4. Mr. Dickie Woods asked if the washing station could be recycled in the detention pond, to which Mr. Grom stated that would not be part of the plan as the water in the detention pond has to be free of oils and other chemicals.
5. Mr. Michael Beard asked if the repair facility was the same in all three options, to which Mr. Grom confirmed.
6. Judge Coffey asked how much the District would be saving by having both asphalt and concrete, rather than all concrete, expressing his concern for presenting both materials before the Board. He suggested presenting the Board with just an all concrete option. Mr. Fontenot and Mr. Randal O'Brien concurred.

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7. Mr. O'Brien asked if a \$14.5 million estimate for the Stallworth Option 2, with all concrete, would be a fair assessment, to which Mr. Anthony Price replied yes.
8. Mr. O'Brien also noted that when the Transportation Center is bid out via Competitive Sealed Proposal (CSP), the District could receive better cost estimates than what is being presented today.
9. Ms. Chandler asked if the Stallworth design Option 2 still left room for a new filed house in the future, to which Mr. Grom confirmed.
10. Judge Coffey asked about using the funding allotted to the demolition of the Lee Drive transportation for the new Transportation Center. Mr. Walterscheid stated the fuel tanks on that site do need to be removed.
11. Ms. Chandler asked about security at the Stallworth location, to which Mr. Grom stated the entire site will be fenced.
12. Judge Coffey asked if the Committee chose to endorse a Transportation Center site option today, would the District only present that one endorsed option to the Board of Trustees. Mr. O'Brien answered that would be his preference.
13. Judge Coffey moved to endorse the Stallworth Option 2 Transportation Center with all concrete, rather than both concrete and asphalt. Mr. Dickie Woods made a second motion and Mr. Theiss made a third motion. A vote was taken and the Stallworth Option 2 design for the Transportation Center was endorsed by the Committee.
14. Next, Mr. Grom stated the Board had approved CSP for the Data Center and the District should receive 50% design development drawings to arrive sometime next week.
15. Mr. Grom noted the Board had also approved Construction Management at Risk for the Stuart/Kilgore and Repurpose Center and the District expects to receive design development documents within the next couple of weeks.
16. Mr. Grom pointed out the Goose Creek Memorial (GCM) expansion project has 100% completed design and the District should have the bidding documents out this month.
17. Mr. Grom stated the shop drawings for the Stallworth Handrails project are currently in the approval process.
18. Mr. Grom stated the Ashbel Smith playground is currently going through the procurement cycle with the vendor.

Planning

1. Mr. Grom explained the District will begin programming the Sterling High School Library/Cafeteria Expansion project with the principal next week. The District also plans to get the RFQ for architect out next week as well.
2. Mr. Grom then went over the Project Groupings slide nothing there was not a lot of change since last month.
3. Mr. Grom briefly went over the Master schedule and Financial Recap slides.
4. Judge Coffey expressed concern that the Master schedule documented the Transportation Center as being completed in June 2017. Mr. Brown stated that once the site is established, he hopes that schedule can be pushed much more aggressively.

Follow Up Items

1. Mr. Fontenot stated the next meeting will be held September 24th at 4 PM.