

**Bellevue Public Schools  
Bond Oversight Committee Meeting**

**Bellevue Public Schools  
Welcome Center**

**6:00 PM, Thursday, November 16<sup>th</sup>, 2017**

**Agenda Items**

1. Welcome
2. Bellevue East HVAC Project
  - a. Review of project status.
  - b. Building Commissioning RFP
3. Bellevue East Gym Roof Project
  - a. Review of Bids received 11/14/17
4. Technology Update/Discussions
5. Ongoing Project Updates
  - a. Final Review of Bertha Barber, Twin Ridge and LeMay building projects.
  - b. Roofing project updates at Bellevue West and Leonard Lawrence.
  - c. Bellevue West Curb Extension work.
  - d. Bellevue West Shop ventilation project update.
  - e. Review of current pay requests submitted by the respective project Contractors.
6. Planned 2018 Projects
  - a. Roofing Projects
    1. Bertha Barber Elementary (Entire Roof)
    2. Betz Elementary (Entire Roof)
    3. Wake Robin Elementary (Entire Roof)
    4. East High (Sections dictated by mechanical system supports)
    5. Peter Sarpy Elementary (Section E per roof report)
    6. LeMay Elementary (Section A and E per roof report)
    7. Mission (Section A per roof report)
    8. Twin Ridge Elementary (Section D per roof report)
  - b. Avery Elementary Life Safety/HVAC Upgrades
  - c. Peter Sarpy Elementary Life Safety/HVAC Upgrades
  - d. Betz Elementary Life Safety/HVAC Upgrades
  - e. Other Potential Projects
7. Safety/Security Updates
8. Transportation Updates

9. Website Development Review

10. Questions

11. Adjournment

## CURRENT PROJECT SUMMARIES

### Bertha Barber Elementary Life Safety/HVAC Upgrades

- Punch list work is generally complete.
- Final Change Orders: Still awaiting costing information from the Contractor to finalize project closeout.

### Twin Ridge Elementary Life Safety/HVAC Upgrades

- Punch list work is ongoing. We are pushing to have everything completed by the end of this month so that we can close the projects out.
- Final Change Orders: Still awaiting costing information from the Contractor to finalize project closeout.

### LeMay Elementary Life Safety/HVAC Upgrades

- Punch list work is generally complete. A walkthrough of the building with the Contractor was finished earlier this week to review punch list items. A couple of damaged unit ventilator panels still need to be changed out and some minor touch-up painting needs to be completed yet. Otherwise, the project is essentially 99.9% completed.
- Final Change Orders: Change Order has been finalized resulting in a Contract add of \$10,831.03. The primary item that pushed this into a net add to the Contract was the replacement of existing corroded piping which resulted in an add of over \$15K to the project. Otherwise, final additional work items would have fallen under the Contingency allowance included in the Contract.

### West High Roofing

- Roofing work has been completed at the north end of the building excluding any finish metal trim work. Trim work will be completed with other trim work scheduled for the south end of the building.
- The Contractor indicated that they will try tackling the roof area over the Nurse's Office on a Saturday when no one will be in the building. That roof will be a one day tear-off and installation. No work has started on this area yet.
- Roofing Contractor started removing the rock ballast removal over the pool area on 11/10. The roofing contractor also started on the roofing work over the shop area and both the pool and shop areas will be running concurrent.
- Controlled Comfort installed the rooftop curb extensions on six of the roof top units located on the building on 11/10 and finished up the reconnection items on 11/11.
- Roofing contractor lost a high number of work days over the past several weeks due to rains in early October and high winds over the end of October. Roofing crew was also pulled off for several days due to a roof blowoff from high winds at a Plattsmouth school that needed immediate attention.

### Leonard Lawrence Roofing

- Shingle installation was approximately 95% completed during the first week of school. Final trim and finish work is still awaiting installation of metal wall panels.
- Flat roof work has been completed and flashing detail work was completed on 11/10 and 11/11 with school being out on both of those days. All that remains is the completion of the installation of the metal wall panels on the roof clerestory areas. Work has started on the installation of the wall panels and it is hoped that all flashing and metal work will be completed right after Thanksgiving.

### West High Shop Ventilation Project

- We have been working with Ray Martin Company (the low bidder on the original proposed ventilation work) on different option regarding the replacement of the existing ventilation units over the shop area at Bellevue West. The option currently being reviewed is the incorporation of direct exhaust fans and make-up air units (MAU's). The original option considered the replacement of the existing rooftop ventilation with new package ventilation units with energy recovery options (ERV's). Based on the original bids, the ERV units were approximately \$100K over the original budget and the cost value of those units did not make it beneficial to consider any further. Option No. 2 with the MAU's provides a more cost effective solution to meet the ventilation requirements. The MAU's are not as energy efficient, but with the

limited time of operation of these units (approximately 12-15 hours per week) the cost payback that the ERV's would realize would put the payback period likely beyond the life of the ERV units.

- With the revised pricing for the MAU's, it is being recommended by the BPS staff to move ahead with the MAU proposal. With the timeline of the extended lead times for the equipment, this installation will likely occur in the Spring of 2018.
- Bill Baldwin and Mike Hall were scheduled to visit the building after the October Oversight Committee meeting to review existing conditions to see if Option 3 (free standing tables) is workable.

#### East High HVAC

- AES is proceeding with design development of AES presented their overview of what they analyzed at Bellevue East of the existing systems, options for new systems, and the recommendation with moving ahead with the installation of VRF systems within the classroom areas and rooftop units that would serve the larger volume areas (e.g. gyms, pools, common areas, etc...). After presenting the recommendation and some discussion, the Board approved the recommendation and thus AES will be moving ahead with the design towards getting bid documents prepared. It is anticipated that bid documents will be ready for distribution in late January or early February 2018. Assuming the costing is reasonable, this timetable would allow for start of construction in the summer of 2018.
- AES will update cost estimates on the scope of the mechanical/electrical work moving forward. GP Architecture has been working with a 3<sup>rd</sup> party contractor on preparing an independent estimate on the scope of work as a cross-reference.
- Commissioning: We will be receiving additional proposals for Commissioning Services in the near future to determine potential comparative fees for the proposed East High HVAC project.

#### East High North Gym Roofing

- Roof bids for replacement of the roof system over the North Gym were bid on 11/14/17. It is planned that the recommendation will go to the Board at their December 4<sup>th</sup> Board meeting to move forward with the project.