

SCHOOL FACILITIES BOARD
May 9, 2002
Buckeye, Arizona

The School Facilities Board held a board meeting at the Rainbow Valley Elementary School, Media Room, 19718 W. Narramore Road, Buckeye, Arizona, 85328. The meeting began at approximately 9:00 a.m.

Members Present

Conley, Patrice
Keenan, Brooks
McGee, Kate
Rich, Stephen, Chair
Thompson, Scott (Non-Voting Member)
Vaughan, G. Keith
Wicks, Michael
Wright, John

Members Absent

Van Sittert, Logan

Staff Present

Dr. James Jurs, Interim Exec. Director
Edward Boot, Facilities Deputy Director
John Arnold, Deputy Director of Finance
Candy Cooley, MIS Deputy Director
David Lujan, Asst. Attorney General
Tom Halverstadt, Land Specialist
Anna M. Stevens, Admin. Assistant
Kristen Landry, Asst. Public Info. Officer
Darla Jordan, Public Information Officer

Guests Present

Olivia Zepeda, Gadsden Elementary
Ray Aguilera, Gadsden Elementary
Chuck Juenger, Gadsden Elementary
L. Ramirez, Gadsden Elementary
Kim Marona, Qwest
Jeff Smith, Cartwright Elementary
Ambrose Shepherd, Red Mesa/Ganado
Debbie Christensen, Union Elementary
Liz Whitaker, Tucson Unified
Roger Pfeuffer, Tucson Unified
Robin Berry, Palo Verde Elementary
Bob Hubley, Higley Unified
Chris Kertchner, Kitchell CEM
Mike Hammond, Kitchell CEM
Larry C. Likes, Higley Unified
Ken Kicks, Higley Unified
Marcus Jones, Tucson Unified
Roxanne Morris, Saddle Mountain Unif.
Craig Sorenson, Humboldt/Prescott Vall.
Thomas D. Rushin, Yuma Elementary
Judy Richardson, PHSG
Sandra Cube, Deer Valley Unified
Craig Larsen, LearningStation
Megan Zimmerman, KPMG
Ron Carrington, Qwest
Judy Rino, Yuma Unified H. S.
Dan Farrar, Yuma Unified H. S.
Michael Smith, DLR Group
Ray Del Zotto, Pinnacle One
Larry Manuelito, Chuska Sahara
Kelly Dickerman, Chuska Sahara
Dr. Peter Belleto, Ganado Unified
Jeff Cook, Pinnacle One
Larry Noble, Ganado Unified
Caleb Roanhorse, Ganado Unified
Dr. Jose Trujillo, Littlefield Unified
Nick Juliano, Phoenix Elementary
Ben Olson, Heery International
Bill Taylor, DLR Group
H. Allen Shockley, Apache Jct. Unified

Bob Young, Dysart Unified
Tom Murphy, Dysart Unified
Jeff Van Handel, Coolidge Unified
Lewis E. Tutt, Red Mesa/Red Valley
Scott m Neiss, Orcutt/Winslow
Mark Flatten, Tribune
Regina E. Tucker, Mesa Unified
Mike Sundberg, Orcutt/Winslow
John Ancona, Eastridge Companies
John Roberts, ABACUS
Todd L., Russ Lyon Realty

- I. Call to Order
The Board Chair, Stephen Rich, called the meeting to order at approximately 9:00 a.m.

- III. Approval of Minutes of April 4, 2002
This item was taken off the agenda at Kate McGee's request and will be on June's Board meeting agenda.

- IV. Director's Report
 - a. Qwest Update
This was an informational item only. Ron Carrington of Qwest Communications gave the updated report.

 - b. Cox Update
This was an informational item only. Craig Larsen of the LearningStation and Megan Zimmerman of KPMG gave the updated report.

Liz Whitaker, Tucson Unified district, addressed the Board to give a school district perspective on the work being done by Cox and Qwest Communications.

 - c. Legislative Udate
This was an informational item only. John Arnold updated the Board on the current legislation.

 - d. Deficiency Corrections Project Status Report
This was an informational item only. Edward Boot gave the Board an update of the deficiency corrections projects.

- V. Assessment Deficiencies
 - a. Consideration of Funding Supplemental Assessment Deficiency Projects from the Deficiencies Correction Fund
Keith Vaughan moved that the Board approve the staff recommendation to approve the supplemental assessment deficiency projects, which will be eligible for funding from the Deficiencies Correction Fund as listed under agenda item V. A. John Wright seconded. Motion passed on a 7-0 voice vote.

b. Consideration of Assessment Deficiency Projects review, bids, bid packages, and expansion of change orders

Expansion of Scope

Keith Vaughan moved that the Board approve the following staff recommendations:

1. That the Board approve the staff recommendation of additional funding in the amount of \$69,322 for the building replacement project in the Apache Junction Unified School District project number 110243201-1013-002.
2. That the Board approve the staff recommendation of additional funding in the amount of \$122,225 for the drainage project in the Nogales Unified School District project number 120201115-9999-004.
3. That the Board approve the staff recommendation of additional funding in the amount of \$4,657,500 for the School replacement project in the Pinon Unified School District project number 090204101-9999-010.
4. That the Board approve the staff recommendation of additional funding in the amount of \$78,658 for the School replacement project in the Sanders Unified School District project number 010218002-9999-001.
5. That the Board approve the staff recommendation of additional funding in the amount of \$1,152,109 for the School replacement project in the Sanders Unified School District project number 010218002-9999-005.
6. That the Board approve the staff recommendation of additional funding in the amount of \$295,554 for the roofing conditions project in the Tempe Elementary School District project number 070403119-1001-003.

John Wright seconded. Motion passed on a 7-0 voice vote.

c. Consideration of Ratification of CM @ Risk Contracts

Keith Vaughan moved that the Board accept the staff recommendation to approve the CM @ Risk contracts for the School Facilities Board and the districts and vendors listed under agenda item V.c. Pat Conley seconded. Motion passed on a 7-0 voice vote.

d. Consideration of Ratification of Contracts for Deficiency Corrections Projects

Keith Vaughan moved that the Board accept the staff recommendation to approve the contract awards for the School Facilities Board and the districts and vendors listed under agenda item V.d. Brooks Keenan seconded. Motion passed on a 7-0 voice vote.

e. Consideration of Change Orders

Keith Vaughan moved that the Board accept the staff recommendation to approve the change orders for the districts and vendors listed under agenda item V. E. Brooks Keenan seconded. Motion passed on a 7-0 voice vote.

VI. New School Construction

a. Consideration of 2002 Capital Plan New Construction Requests

John Wright moved that the Board approve the following staff recommendations:

1. That the Board approve the staff recommendation to fund additional K-6 elementary space for 773 students for Cartwright Elementary School District to open in the fall of 2003, at a total project cost of \$6,818,556, and a FY 2001-02 funding amount of \$340,928.
2. That the Board approve the staff recommendation to fund additional 7-8 middle school space for 470 students for Cartwright Elementary School District to open in the fall of 2003, at a total project cost of \$4,863,090, and a FY 2001-02 funding amount of \$243,155.
3. That the Board approve the staff recommendation to deny Florence Unified District's request for a K-5 elementary school for the summer of 2004.
4. That the Board approve the staff recommendation to deny Higley Unified District's request to fund a K-8 elementary school (Gateway Pointe) for the fall of 2004.
5. That the Board approve the staff recommendation to deny Oracle Elementary District's request for a K-8 elementary school for the fall of 2004.
6. That the Board approve the staff recommendation to deny Palo Verde Elementary District's request for a K-8 elementary school for the fall of 2003.
7. That the Board approve the staff recommendation to fund an additional 5,476 square feet of K-8 elementary space for Project 070492000-9999-003N, and fund a new K-8 elementary school for 950 students for Pendergast Elementary School District at a total project cost of \$9,260,321, and a FY 2001-02 funding amount of \$463,016.
8. That the Board approve the staff recommendation to fund a core 9-12 high school for 600 students (with classroom space for 300 students) for Saddle Mountain Unified School District to open in the fall of 2004, at a total project cost of \$6,260,748, and a FY 2001-02 funding amount of \$313,037.
9. That the Board approve the staff recommendation to fund the buildout of the K-8 replacement school for Union Elementary School District to add classroom space for another 250 students in the fall of 2003, at a total project cost of \$2,005,860, to be funded in FY 2002-03.

Pat Conley seconded. Motion passed on a 7-0 voice vote.

Robin Berry, Superintendent of Palo Verde Elementary District, addressed the Board to let them know that the district is in agreement for the denial until 2003 and would appreciate remaining on preliminary status for the fall of 2004.

b. Review and Change Orders

John Wright moved that the Board approve the staff recommendation for the following projects:

1. Approve Apache Junction School District's request to go to bid on a School Facilities Board project in the amount of \$2,754,451 for the 6-8 middle school addition, project number 110243000-9999-001N.
2. Approve Apache Junction School District's request to go to bid on a School Facilities Board project in the amount of \$734,561 for the 6-8 middle school addition, project number 110243000-9999-002N.
3. Approve Apache Junction School District's request to go to bid on a School Facilities Board project in the amount of \$1,101,740 for the 6-8 middle school addition, project number 110243000-9999-003N.
4. Approve Buckeye Elementary School District's request to go to bid on a School Facilities Board project in the amount of \$7,296,643 for the K – 8 Elementary school facility, project number 070433000-9999-002N.
5. Approve Cartwright Elementary School District's request to go to bid on a School Facilities Board project in the amount of \$9,213,176 for the K – 6 Elementary school facility, project number 070483000-9999-211N.
6. Approve Chandler Unified School District's request to go to bid on a School Facilities Board project in the amount of \$8,330,265 for the K – 6 Elementary school facility, project number 070280000-9999-001N.
7. Approve Coolidge Unified School District's request to go to bid on a School Facilities Board project in the amount of \$6,755,595 for the K – 8 Elementary school facility, project number 110221000-9999-201N.
8. Approve Gadsden Elementary School District's request to go to bid on a School Facilities Board project in the amount of \$5,906,468 for the K – 6 Elementary school facility, project number 140432000-9999-201N.

Kate McGee seconded. Motion passed on a 7-0 voice vote.

c. Expansion of Scope and Increased Project Cost

Brooks Keenan moved that the Board approve the staff recommendation for the following projects (Tolleson Elementary project which was pulled off the agenda):

1. Approve additional funding in the amount of \$350,929 to correct the parking and sewer conditions associated with the classroom addition in the Littlefield Elementary District project number 080409000-9999-201N.

2. Deny additional funding to increase the size of the new 5-8 middle school in the Riverside Elementary District.
3. Approve additional funding in the amount of \$1,671,024 to increase the 6-8 middle school for 350 students in the Santa Cruz Valley Unified to a core facility for 800 students with classroom space for 400 students.
4. Approve additional funding in the amount of \$589,784 to correct the site conditions and additional costs associated with the K – 8 replacement elementary school in the Vernon Elementary District project number 010309000-9999-201N.

Keith Vaughan seconded. Motion passed on a 7-0 voice vote.

Keith Vaughan moved that the Board go into executive session for the purpose of discussing land issues and to seek legal advice if necessary. Pat Conley seconded. Motion passed on a 7-0 voice vote. This session was not open to the public.

Executive Session was held from 11:25 a.m. to 12:00 p.m.

VII. Consideration of Request for Land or Real Property Purchase, Lease, or Donation:

Keith Vaughan moved that the Board approve the following staff recommendations under Board agenda items VII. A, B and C:

a. Steps I and/or II

1. Accept Staff recommendation to approve the Deer Valley Unified School District's request for an elementary and middle school site (project number 070297000-9999-011L) and move to Step III.
2. Accept Staff recommendation to approve the Gadsden Elementary School District 's request for an elementary school site (project number 140432000-9999-006L) and proceed with Step III.
3. Accept Staff recommendation to approve the Phoenix Union School District 's request for a high school site (project number 070510000-9999-001L) and proceed with Step III.
4. Accept Staff recommendation to approve Riverside Elementary School District's request for a middle school site (project number 070402000-9999-002L) and proceed with Step III.
5. Accept Staff recommendation to approve the Red Mesa Unified School District's request for a high school site (project number 010227000-9999-002L) and move to Step III.
6. Accept Staff recommendation to approve the Vail Unified School District's request for an elementary school site (project number 100220000-9999-004L) and move to Step III.

b. Step III

1. Accept Staff recommendation to approve the funding for an elementary school site for the Chandler Unified School District (project number 070280000-9999-002L).
2. Accept Staff recommendation to approve the funding for a high school site for the Deer Valley Unified High School District (project number 070297000-9999-003L).
3. Accept Staff recommendation to approve the funding for an elementary and a middle school site for the Deer Valley Unified School District (project number 070297000-9999-008L).
4. Accept Staff recommendation to approve the funding for a high school site for the Deer Valley Unified High School District (project number 070297000-9999-322L).
5. Accept Staff recommendation to approve the funding for an elementary and a middle school site for the Dysart Unified School District (project number 070289000-9999-302L).
6. Accept Staff recommendation to approve the funding for an elementary and a middle school site for the Dysart Unified School District (project number 070289000-9999-303L).
7. Accept Staff recommendation to approve funding for an elementary and a middle school site for the Higley Unified School District (project number 070260000-9999-002L).
8. Accept Staff recommendation to approve the funding for an elementary and a middle school site for the Littleton Elementary School District (project number 070465000-9999-004L).

c. Consideration of Other Land Related Issues for Altar Valley Elementary

1. Approve the request of Altar Valley Elementary School District to proceed with the development of a basketball court based on the completion of Step 3 requirements.
2. Approve the request of Altar Valley Elementary School District to receive reimbursement for those Step 3 expenses and up-front costs that they incurred.

Brooks Keenan seconded for items a, b and c under agenda item VII. Motion passed on a 7-0 voice vote.

VIII. Consideration of Replenishment of Contingency Funds for Districts

This agenda item was pulled off the agenda at the request of the School Facilities Board staff.

- IX. Consideration of Request for Reduction of Square Footage for Florence Unified
John Wright moved that the Board approve the request of Florence Unified School District to sell the building located at Florence High School. The Executive Director will notify the District of the Board's action. Keith Vaughan seconded. Motion passed on a 7-0 voice vote.
- X. Building Renewal Distribution for May 2001.
This was an informational item only.
- XI. Finance Report
This was an informational item only.
- XII. Public Comment
Mr. Lewis E. Tutt, Red Valley-Cove Chapter, addressed the Board.

Adjournment

There being no further business Board Chair, Stephen Rich, adjourned the meeting at approximately 12:00 p.m.

Approved by the School Facilities Board on _____, 2002

Logan Van Sittert, Chair