

**SCHOOL FACILITIES BOARD**  
**November 14, 2002**  
**Glendale, Arizona**

The School Facilities Board held a board meeting at the Sandra Day O'Connor High School media center, 25250 North 35<sup>th</sup> Avenue, Glendale, Arizona. The meeting began at approximately 10:00 a.m.

Members Present

Conley, Patrice  
Keenan, Brooks  
McGee, Kate  
Metz, Forrest Logan  
Van Sittert, Logan, Chair (left early)  
Vaughan, G. Keith  
Wicks, Michael  
Wright, John, Vice-Chair

Members Absent

McCarthy, Kevin  
Thompson, Scott (Non-Voting Member)

Staff Present

Edward Boot, Interim Exec. Director  
Tim Brand, Facilities Deputy Director  
John Arnold, Deputy Director of Finance  
Candy Cooley, Deputy Director of MIS  
David Lujan, Asst. Attorney General  
Tom Halverstadt, Land Specialist  
Kathleen English, Public Info. Officer  
Anna M. Stevens, Admin. Assistant

Guests Present

Gregoria Amadeo, DLR Group  
Al Manzo, Tucson Unified  
Sherrylyn Young, Tanque Verde Unified  
Denise Ryan, Tanque Verde Unified  
Arnold Teten, Gilbane  
Doug Hughes, Tanque Verde Unified  
Judy Richardson, Stone & Youngberg  
Joe Schnupp, ABACUS  
John Gordon, Cave Creek Unified  
Cindy Brown, Tanque Verde Coalition  
Virginia Klinger, Tanque Verde Coalition  
Kathryn Lewis, Tanque Verde Coalition  
Larry Searer, Searer, Robbins & Stephens  
Ken Hicks, Higley Unified  
Larry Likes, Higley Unified  
Ed Hall, Tolleson Elementary  
Kim Marona, Qwest  
Marcelino V., Nogales Unified  
Ted Sak, Heery International  
Bob Hubley, Higley Unified  
Judith Bobbitt, Somerton Elementary  
William Shipiralo, Nogales Unified  
Sam Pitassi, Searer, Robbins, Stephens  
David Ramsoner, Heery International  
Gus Headington, Yuma Union H. S.  
Dan Farrar, Yuma Union H. S.  
Bertha Ciaramello, Deer Valley  
Billie Jeanne Walmer, Deer Valley  
Ed Gee, Qwest  
Patrick Calvin, Glendale Elementary  
Bill Maas, Cox Education Network  
Cathy Rex, Architect  
Marc Frazier, Maricopa County RSD  
Tim O'Brien, Pinnacle One  
Sheldon Cieslak, Flagstaff Unified  
Thomas D. Rushin, Yuma Elementary  
Bob Young, Dysart Unified  
Jeff Cook, Pinnacle One  
Kent Davis, Deer Valley Unified  
Sandy Kube, Deer Valley  
Spencer Smith, DeConcini, McDonald

- I. Call to Order  
The Board Chair, Logan Van Sittert, called the meeting to order at approximately 10:00 a.m.
- II. Roll Call  
There were eight Board Members present at the beginning of the meeting and one absent at this meeting.
- III. Approval of Minutes of October 3, 2002 Meeting  
John Wright moved that the Board approve the Minutes for October 3, 2002. Keith Vaughan seconded. Motion passed on a 7-0-1 voice vote with Logan Van Sittert abstaining.
- IV. Director's Report
  - a. Networking (Qwest) and ASP (Cox) Update  
This was an informational item only.
  - b. Deficiency Correction Update including November 1<sup>st</sup> Performance and Bid Protest  
This was an informational item only.
  - c. Upcoming Events – SFB Calendar, Workshop, Charity Event, Office Move, and Holidays  
This was an informational item only.
  - d. Review of Replacement Schools with a Problem – Buckeye Union, Flagstaff Leupp, Globe, Patagonia, Tombstone  
This was an informational item only.
  - e. Update on Alternative Delivery and Preventative Maintenance Taskforce  
This was an informational item only.
  - f. Lease-to-Own – Status of the Lease-to-Own Program  
This was an informational item only
- V. Assessment Deficiencies
  - a. Consideration of Funding Supplemental Assessment Deficiency Projects from the Deficiencies Correction Fund  
Brooks Keenan 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. Forrest Metz 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  
Forrest Metz moved that the Board approve the staff recommendation for the following projects:
    1. Approve additional funding in the amount of \$725,679 for project #070433101-9999-008 at Buckeye Elementary School, which will

increase the project cost to \$833,279 for a 12-classroom replacement structure at the Upper Campus.

2. Approval to increase the funding of Project #070297113-9999-001 for the Deer Valley Unified School District by \$752,292 to a new project total of \$4,669,719.
3. Approval to increase the funding of Project #040201001-9999-001 for the Globe Unified School District by \$182,569 to a new project total of \$187,569.
4. Approval to increase the current budgeted funding of \$4,731,454 by \$4,379,263 to a total of \$9,110,717 for the Nogales deficiency projects.

Brooks Keenan seconded. Motion passed on a 7-0 voice vote.

c. Consideration of Ratification of CM @ Risk Contracts, GMP Applied and Purchase Orders Issued

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. Brooks Keenan seconded. Motion passed on a 7-0 voice vote.

d. Consideration of Ratification of Contracts for Deficiency Corrections Projects

Forrest Metz 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 Ratification of Change Orders for Deficiency Corrections Projects

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. Forrest Metz seconded. Motion passed on a 7-0 voice vote.

f. Consideration of Other Deficiency Corrections Issues

Keith Vaughan moved that the Board approve the staff recommendation for the following projects:

1. Additional funding of \$3.5 million for the statewide electrical deficiency project.
2. To stop all deficiency work at Killip Elementary School until the district agrees in writing and issues a purchase order to pay 6% of the project costs.

Mike Wicks seconded. Motion passed on a 7-0 voice vote.

VI. New School Construction

a. Consideration of 2003 Capital Plan New Construction Requests

There were no districts listed under this agenda item.

- b. Consideration of New Construction Projects Review, Bids, Bid Packages and Change Orders, and Expansion/Change of Scope and Increased Project Cost  
Brooks Keenan moved that the Board approve the staff recommendation for the following projects:

1. Approve Bullhead City Elementary District's request to go to bid on a School Facilities Board project in the amount of \$1,611,225 for the buildout of the K – 8 core elementary school facility, project number 080415000-9999-001N.
2. Approve Glendale Elementary District's request to go to bid on a School Facilities Board project in the amount of \$9,131,009 for the K – 8 elementary school facility, project number 070440000-9999-211N.
3. Approve Somerton Elementary District's request to go to bid on a School Facilities Board project in the amount of \$2,491,935 for the 6 – 8 middle school space, project number 140411000-9999-001N.

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

- c. Expansion/Change of Scope and Increased Project Cost  
Littlefield Unified

Keith Vaughan moved that the Board approve the staff recommendation for additional funding in the amount of \$38,981 for the Littlefield Unified additional K – 8 Elementary space, project number 080409000-9999-201N. Brooks Keenan seconded. Motion passed on a 7-0 voice vote.

Kate McGee moved that the Board go into Executive Session for discussing the Tanque Verde issue. Forrest Metz seconded. Motion passed on a 7-0 voice vote. This session was not open to the public.

Executive Session was held from 12:15 p.m. to 1:15 p.m.

Tanque Verde

Brooks Keenan moved that the Board approve Staff's recommendation for the Tanque Verde Unified District to re-size Project 100213000-9999-201N to a high school for 650 students, at a total project cost of \$10,434,580. Forrest Metz seconded. Motion passed on a 7-0 voice vote.

- d. Consideration of Other New Construction Issues

Brooks Keenan moved that the Board approve the Staff recommendation to extend the bid deadline for Tanque Verde Unified's High School project to December 31, 2003. Forrest Metz seconded. Motion passed on a 7-0 voice vote.

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

Executive Session was held from 1:50 p.m. to 1:55 p.m.

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

Donation for Higley Unified and Tolleson Elementary:

a. Steps I and/or II

Keith Vaughan moved that the Board revisit the Higley Unified School District's request for an elementary and a middle school site and move to Step III and the Tolleson Elementary School District's request for an elementary and a middle school site at the December Board Meeting. Forrest Metz seconded. Motion passed on a 7-0 voice vote.

b. Step III

There were no districts listed under this agenda item.

c. Consideration of Other Land Related Issues

There were no districts listed under this agenda item.

VIII. Replenishment of Contingency Funds for Packages including

Keith Vaughan moved that the Board approve the staff recommendation to approve the supplemental contingency. Brooks Keenan seconded. Motion passed on a 7-0 voice vote.

IX. Request for Reduction of Square Footage

There were no districts listed on this agenda item.

X. Request for Waiver from Building Adequacy Guidelines

Brooks Keenan moved that the Board approve the staff recommendations to accept the waiver request from Tempe Union High School District with the understanding that the district sign a disclaimer in regard to mold. Forrest Metz seconded. Motion passed on a 7-0 voice vote.

XI. Financial Report

This was an informational item only.

Adjournment

There being no further business Board Vice-Chair, John Wright, adjourned the meeting at approximately 2:00 p.m.

Approved by the School Facilities Board on \_\_\_\_\_, 2002

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John Wright, Vice-Chair