

SIERRA SANDS UNIFIED SCHOOL DISTRICT

**Board of Education
Special Meeting**

**August 4, 2009
District Office Conference Room
113 Felspar
*www.ssusd.org***

We, the members of the Board of Education of the Sierra Sands Unified School District, are committed to providing the highest quality education in a safe environment to all K-12 students. We believe the school shares with the family, church, and community the responsibility for developing life-long learners who are responsible, productive citizens.

A G E N D A

CALL TO ORDER AND PLEDGE TO THE FLAG

5:15 p.m.

Amy Covert
Judy Dietrichson
Bill Farris
Tim Johnson
Tom Pearl
Kurt Rockwell, Vice President/Clerk
Michael Scott, President

Joanna Rummer, Superintendent

MOMENT OF SILENCE

1. ADOPTION OF AGENDA

2. CONSTRUCTION ADMINISTRATION

2.1 Approval to Negotiate a Second Amendment to the Contract with Barnhart, Inc. for Modernization of Faller Elementary School

An additional amendment to this contract is required as unforeseen existing conditions have been identified that must be corrected to meet safety and code compliance.

3. ADJOURNMENT

2. CONSTRUCTION ADMINISTRATION

2.1 Approval to Negotiate a Second Amendment to the Contract with Barnhart, Inc. for Modernization of Faller Elementary School (Goal #3, #4)

BACKGROUND INFORMATION: At the special meeting of Board of Education on November 3, 2008, the board contracted with Barnhart, Inc. in the sum of \$5,115,555 for modernization of Faller School. This contract included all contingencies and allowances. At a March 19 special meeting, the board amended the contract by \$500,000 in the form of the "First Amendment" to the original contract, expressly for the purposes of replacing the Building B roof, HVAC structural retrofit, insulation, and miscellaneous items related to the HVAC retrofit.

CURRENT CONSIDERATIONS: As is most often the case with building modernizations, unforeseen existing conditions are discovered that must be corrected for reasons of student/faculty safety and code compliance. The Faller modernization project has presented unprecedented unforeseen conditions. Those listed below are the high dollar items. Some items are currently estimates as the work is not yet complete.

- \$60,000 for unforeseen conditions regarding the sewer connection to the new relocatable classrooms and \$20,000 to connect the existing relocatable classrooms
- \$63,000 to provide safer door hardware
- \$42,000 for additional electrical system upgrades
- \$27,000 for safety enclosures around transformers, switch gears, and HVAC systems
- \$60,000 for low voltage connection to the relocatable classrooms (energy management controls, etc.)
- \$242,000 to totally replace the classroom partition walls with permanent, acoustically treated wall systems
- \$81,000 to totally redesign and rebuild the administrative area to make the faculty restrooms ADA compliant
- \$115,000 for structural components related to the HVAC installation
- \$21,000 for upgrading the data processing switch
- \$56,000 to replace the potable water system
- \$395,000 to replace the Building B roof
- \$11,000 to make the drinking fountains ADA accessible
- \$154,300 to replace existing roof conduits with in-ceiling conduits and install new roof drains (worker safety and roof care)
- \$17,834 for HVAC duct cleaning
- \$28,000 to connect the seismic drag struts (original construction omission)
- \$77,000 to replace existing windows with seismically treated glass
- \$20,000 for fire lane code compliance
- \$135,000 for ADA accessibility code compliance
- \$25,000 for flooring upgrades (savings on future floor care)

FINANCIAL CONSIDERATIONS: Authorization to amend the Barnhart contract for Faller modernization for a second time is required so that existing pay applications can be processed and executed. Waiting until the final costs are known would delay payment to contractors for work previously completed. The amount of \$750,000 is considered somewhat inflated as of this writing. For budget tracking purposes, \$250,000 will be designated for the HVAC fund and \$500,000 designated for the owner's contingency fund.

The administration is optimistic that nearly \$500,000 of these costs will be recouped on the HVAC retrofit from the original contractor and \$50,000 from the state for costs associated with the purchase and installation of the new preschool building. The sources of funding for the second amendment are Measure A, state matching share, deferred maintenance, and Fund 17.

SUPERINTENDENT'S RECOMMENDATION: It is recommended that the Board of Education authorize the district to enter into an agreement to amend the contract with Barnhart, Inc. for Faller Elementary School modernization for a second time in the amount of \$750,000 as presented.