



**Bond Oversight Committee
Meeting Minutes
Thursday, January 30, 2025, 12:00-1:00 PM
Virtual/Zoom only**

Attendees

BOC Members: June Brock, Jenny Foster, ~~Erin Linthorst~~, Will Clelland, Bret Moore, ~~Kay Harrison~~, ~~Rob Hernandez~~, ~~Cortnee Fagundes~~, CJ Shipley
D6 Staff: Walt Davenport, Spencer Davenport, Amy Shipley
Otak CPM: Michelle Keizer

OVERVIEW

- Overview of Agenda, review of why we're here.
 - Photo from CPE last June of Gradwalk with 2024 grads and elementary students.

BOND PROJECT STATUS

- Project Review – Recently completed or in Closeout
 - CPE Solar/Battery Back Up project (Not Bond, ODOE CREP Grant)
 - Scope – 120kW solar array and battery back up for District network and critical systems.
 - Array is net metering and functioning.
 - Question about how much energy the array is producing. Spencer will follow up with the team today and report back. Walt suggested keeping an running tab on how much the District has saved/offset.
 - Schedule – Close out delayed due to unforeseen electrical anomaly.
 - Excess current on the neutral that needs to be resolved prior to battery backup coming online.
- Mae Richardson – New Gym
 - Scope – 6,800 sqft Gym Building with restrooms, storage, and courtyard area.
 - 100% CD Design Complete
 - Schedule – Expected completion Fall 2025
 - Property swap with City delayed permitting
 - Budget – Current GMP forecast is \$3.5M (includes \$300K in Owner/Construction Contingency)
 - Contingency changed from \$450K to \$300K since the last meeting, total forecast is the same.
 - Question: Did we have to take out a loan for this project?
 - Answer: No, this project is being paid for by the Bond.
 - Overview of photos of sitework and renderings.
 - Shade sails over picnic tables have been removed and will be brought back if budget allows.
 - Courtyard is currently a combination of concrete and gravel. If budget allows, will add back concrete to the courtyard.
 - Exterior access to restrooms for “after hours” community use by groups. Able to keep interior doors locked to limit access to the interior of the gym.

- Roll up door for access to courtyard. Courtyard use planned for food service as well.
 - Question: Is the size of the building similar to Jewett's new gym or Rogue Primary School?
 - Answer: Closer to Jewett's new gym because it has some seating. This gym has a bit more clearance between the bottom riser and the floor than Jewett's.
 - Question: Where the shades removed due to the cost of the shades or the structure required?
 - Answer: Both. Plan is to add back if budget allows.
 - Question: Is there infrastructure included in courtyard for future covered area?
 - Answer: Not currently included, focused more on a shade sail system that would cover the center area.
 - Question: What is the distance between the buildings? Looks far!
 - Answer: Not sure exact distance between the buildings. It seems far however, the need to allow for fire access and the potential shade sail system which requires a distance of at least 20 feet from existing buildings requires the space.
- Property Swap – Closed this week
 - District property at Twin Creeks with basketball courts maintained by the City
 - City expressed interest in the property and keeping it as open park space
 - City's property adjacent to MRE was being used and maintained by the school
- Crater High School – Phase 5C (Two Story Building)
 - Scope – MEP improvements, replace broken truss system w/new steel truss system and metal roof, seismic retrofit and new ADA compliant elevator.
 - Schedule – Expected completion in Winter 2025
 - Staff will pack up in the spring and construction will start this summer
 - Budget – Updated 100% DD Estimate of \$10.3M (includes \$800K in contingency)
 - Project pending Board approval 3/4/25
 - Currently out for bid, GMP due 2/12/25
 - Estimated Budget Sources:
 - Seismic Grant, Insurance Settlement, Unallocated Bond Funds, Financing, General Fund/SIA/Other
 - Estimated financing needed \$5.5-6.2M
 - Question: How does the seismic retrofit impact occupancy?
 - Answer: Designed to withstand an earthquake and utilize the building immediately afterwards allowing it to serve as a potential shelter space in an emergency.
 - ADA Elevator – big improvement over the existing lift

BOND PROJECT STATUS – WHAT'S ON THE HORIZON?

- Adherence to the Bond Program priorities throughout the program.

- Current Projection shows \$320K deficit – assumes that all contingencies are spent and CHS 5C project comes in based on 100% DD Estimate.
- Total Bond Program Budget remains at \$121.3M

DISCUSSION/Q&A

- Question: Solar – when will the District be revenue neutral?
- Answer: Spencer will report back.
- Question: Outside access of ADA elevator – is that compliant?
- Answer: Yes, it was reviewed and approved by the local jurisdiction

NEXT MEETING

Thursday, May 8th at 12:00pm -1:00pm, In person/Virtual

Meeting adjourned at 12:51pm

END OF MINUTES