



Westlake Board of Education

Board Notes from Monday, Feb. 6, 2017, Work Session

VISION STATEMENT

The Westlake City School District will provide a dynamic, student-centered, 21st Century learning environment. Our district will be characterized by high achievement, actively engaged learners, mutual respect, shared knowledge, pursuit of new skills and capabilities, collaborative learning, willingness to take action, a team commitment to data-driven continuous improvement, and tangible results.

MISSION STATEMENT

We Educate for Excellence ... Empowering all students to achieve their educational goals, to direct their lives, and to contribute to society.

BOARD ITEMS

1. Discussion of Construction Manager at Risk Proposals/Interviews
 - a. CFO/Treasurer Todd Hopkins: Back in December we posted RFQ for construction managers. Construction manager at risk model allows us to contract with a manager who oversees the project and holds the contract. They go out for public bid within prequalified list of bidders. Some flexibility with not going with lowest bidder. Short-listed four firms that went through an interview process. ICON Construction is who we are recommending.
 - i. Mike Scaparrotti: project executive. Prior to 2012 in Ohio, ORC required public entities go out for public bids with 5 prime contractors and hold all 5 contracts. Accept a lot of risk in coordinating different entities and accepted lowest bid. Wound up with problems with workmanship and delays. Public owners started turning to agency construction managers to work on your

behalf. That was how OSFC worked and how district's last project work. Still held risk and contracts. Construction reform in 2012 allowed for construction manager at risk. 95% of the work delivered by state agencies done under CM at risk model. Shifts risk from owner back to CM, who physically holds subcontracts. Gives us better control. Made a huge difference in quality and timeliness of work. Virtually eliminated claims.

- ii. ICON formed and Twinsburg HS was first project we did as individual participants. Nearing \$1 billion in construction projects together. Leaves expertise with construction people to be your voice. Also experienced with Lesko architectural team. First CM project for a school was Hudson High School in 1995.
- iii. Executive team makes final decisions and works collaboratively
- iv. Put a webcam on the project. Link to district website.
- v. Develop detailed schedules. Offer guaranteed maximum price. Completion date August 2019. Our GMP estimates are 2% and under, showing good forecasting. Savings immediately go back to the owner to do other things (i.e. new board office, turf infields, flooring and lighting upgrades, etc.).
- vi. Contractors have to be pre-qualified. Only inviting best contractors out there, significantly increasing the quality. Will have 16-20 packages depending on details of the project to deliver the best value.
- vii. Involve kids in the process. See concrete pour. Painted rocks. Sign beams. Site visits.
- viii. Online project management software. Track costs and activities and documents. Provide district credentials to track what's going on.
- ix. Challenge is helping to build a spectacular facility and is flexible in the future. Something sensitive to the community and how it's built. Quality and sustainable materials. Collaborative partner to district and design team.
- b. Dr. Carol Winter: monthly status reports for board. Contingency expenditures and costs will be tracked. If bids come in higher than expected, don't need to value engineer?
- c. Hopkins: Guaranteed maximum prices (GMP). CMR delivers GMP, barring any unforeseen circumstances. Great benefit to the district in using this model. Will value engineer as bids come in. Right now doing educational visioning, then bring in additional stakeholders from the community. Architect will work on construction documents. Looking into GMP1 and GMP2 packages. Benefit ICON is estimations.
- d. Barb Leszynski: Like that you involve the community and kids in the process.
Non-existent claims?
 - i. Hopkins: If we have any problems, we have one point of contact. This process is pared down with pre-qualification process.
- e. Dr. Bob Stoll: what happens with leftover money?
 - i. Come up with things during the process as alternates and bid it that way so we know what alternates cost. Becomes a decision from the board to prioritize.

2. Discussion of Gov. Kasich's proposed biennium budget/Todd Hopkins
 - a. Governor released budget last week. There are numerous changes throughout the process. Idea of funding schools off of property tax has been shut down four times in Ohio. In this proposed budget, it further pushes burden onto local taxpayers. Reality is we are a district viewed by the state as a 5% state share index. Means for every \$1 we qualify for under the state foundation program, we can only collect a nickel. Funding we do get, although not on per pupil funding - on guaranteed funding, we get a guaranteed amount holding us harmless from 2013 funding levels. We're not collecting more money from the state. As students leave the district, they are taking that full \$6,000 per pupil away (whereas we only get \$300 per pupil). Difficult for budgeting to provide a quality education. This proposal has our budget decreasing by another \$70,000 next year and the year after. Getting \$2.5 million now through guaranteed foundation program. Requires us going back to the voters on a more regular basis to make up funds. Will keep the board updated on the financial side.
 - b. Also looking at changing to business committee model and taking local control away from boards of education with three appointed members to local boards of education. Budget must be in place by June 30.
 - c. Some on board reached out to representatives, Dolan and Greenspan.

BOARD COMMITTEE REPORTS

1. Legislative liaison/Barb Leszynski
 - a. House and Senate just starting to introduce bills. Find information on OSBA's bill tracker. Two stood out: HB8 a records exemption to exempt from public records minors involved in accidents in school vehicles; HB14 automatic voter registration, requires eligible people in certain government or school databases are automatically registered to vote.
 - b. ODE released draft state plan for Every Student Succeeds Act. Will incorporate comments in final plan to federal Department of Education in April.
2. Student Achievement Liaison/Dr. Bob Stoll
 - a. Thursday, Feb. 9, 7pm, AP/IB/CCP meeting.
 - b. March 9, 7pm: Junior College Night
3. Policy Committee - no report
4. Finance/Audit Committee - no report. Continue to meet with the city regarding land swap and land values to make most appropriate deal.
 - a. Auditor of State's office stopped by and gave us Award with Distinction for Clean Audit. Fortunate to have a long history of these awards.
5. Curriculum Committee - no report
6. Community Outreach Committee
 - a. third year of elementary school's OneSchool, OneBook. All four schools participating.
 - b. Student Model Home Design winners at IX Center
 - c. Verizon App Award team won Best in Region and Best in State.
 - d. Kindergarten Information Night well attended.

- e. Coaches for Cancer, Spaghetti Dinner and Fiddler on the Roof were great successes over the weekend.
- f. Senior Jeremy McCabe performed with All State Jazz Band.
- g. Fourth grade at Holly Lane did immigration simulation via Ellis Island
- h. PTA Founder's Day coming up

NEW BUSINESS

1. Superintendent recommendation
 - a. Superintendent Scott Goggin: Tim has been here 11 years as principal of WHS since 2006. It was more than a job. Westlake was a family that included his own family. We'll also be losing Karen, a Westlake employee. Sarah, Stephanie and Sean all graduated from WHS. It was not just a job. It was an extended family. I've known time through coursework we took together. What stands out are the relationships he's built. He took pride in mentoring assistant principals and watching them move on. His new role is helping to develop administrators. It fit perfectly in his skill set and what he's good at. It will allow him to have an impact on school leaders across Ohio.
 - b. Barb Leszynski: I always enjoyed your speeches and comments to kids at graduation. People will miss seeing you walk the neighborhood. You've both left your mark on Westlake.
 - c. John Finucane: Encouraging all the positives coming out of the high school.
 - d. Dr. Bob Stoll: Both of my daughters have been there throughout their tenure. Thank you for everything you've done.
 - e. Dr. Carol Winter: mark of a good leader is how they groom their successors. This loss will be felt for a long time at the high school and the entire community. You are a fixture in this city and you've done so much that goes beyond WHS. You set us up for a decade of good things.
 - f. Tim Freeman: It was an exciting opportunity. i am the longest tenured principal in the Southwest Conference, with 4-5 of my former assistants. I've been blessed for 31 years of wanting to go to work every morning. It's like Groundhog Day over and over again. I feel very connected to the community. I plan to be at the ceremony for graduation. I feel good about Mr. Wilson. I feel confident about where we're headed. People have worked hard to change culture. I'm excited about the new opportunity.
 - g. Approved commendation for retiring WHS Principal Tim Freeman
2. Treasurer's recommendation
 - a. Approved ICON LLC as offering the best value for construction manager at risk services for the new PK-4 grade school. This is for pre-construction services only. Next contract will be with GMP1 and 2.
 - i. Dr. Stoll: Having risk management in place is a quasi-insurance policy to avoid taking on significant risk.
 - ii. Dr. Winter: When is groundbreaking? Looking at August.
 - iii. John Finucane: Impressed with interview process. Lots of education background.

BOARD COMMENTS

1. Todd Hopkins: Board Docs training is available March 6. Hoping to reschedule March 13 meeting to March 6? Didn't work, so looking at additional dates.

The Board adjourned to executive session to discuss the possible sale/acquisition or property. No action was taken.

The next meeting will be held Feb. 27 at 6pm at Parkside.

For more detailed information on these items, visit
<http://beta.westlake.k12.oh.us/boe/meetingschedule/default.aspx>.