

**WESTLAKE CITY SCHOOLS
BOARD OF EDUCATION MINUTES**

**Monday, October 10, 2011 – Work Session – 5:30 p.m.
Holly Lane Elementary School Library – 3057 Holly Lane**

Call to Order: Time: 5:30 p.m.

Roll Call Vote:

Mr. Mays	<u>Present</u>
Ms. Winter	<u>Present</u>
Mr. Cross	<u>Present</u>
Ms. Rocco	<u>Present</u>
Mr. Sullivan	<u>Present</u>

Pledge of Allegiance: President Mays led the assembly in the Pledge of Allegiance.

Acknowledgment of Visitors: President Mays thanked all in attendance.

Motion to Amend Agenda to *add a Superintendent's Report and move the Hearing of the Public item up prior to the Executive Session*

Motion by Ms. Winter

Seconded by Ms. Rocco

Roll Call Vote:

Mr. Mays	<u>AYE</u>
Ms. Winter	<u>AYE</u>
Mr. Cross	<u>AYE</u>
Ms. Rocco	<u>AYE</u>
Mr. Sullivan	<u>AYE</u>

Approval of Agenda as Amended

Motion by Ms. Rocco

Seconded by Ms. Winter

Roll Call Vote:

Mr. Mays	<u>AYE</u>
Ms. Winter	<u>AYE</u>
Mr. Cross	<u>AYE</u>
Ms. Rocco	<u>AYE</u>
Mr. Sullivan	<u>AYE</u>

*Hearing of Public (Agenda Items - 15 Minutes) – None.

A. Presentation - Holly Lane 50th Anniversary

Mimi Verdone, Holly Lane Elementary Principal, presented on activities surrounding their 50th Anniversary celebration to be held on October 21st and October 23rd.

B. Superintendent's Report

Superintendent Keenan noted the following

1. Lee Burneson Middle School recently hosted a Bullying Prevention seminar for students.
2. The site contractor finished the temporary parking lot at WHS.
3. Discussed challenges with the new WHS traffic pattern and possible solutions.
4. The traditional NEOEA Day on October 14th is now a non-work, non-paid day for most staff.

C. Action Items

1. Resolution to Award Contract for Westlake Middle School Site Work Exhibit B-1

D. Discussion Items

1. Construction Update on Transition from Design Phase to Building Phase

Bob Teitenberg spoke about the roles of the construction management team (project superintendents, senior project engineer and site safety coordinator). Each of the respective project superintendents then discussed current happenings at each of the sites.

E. Public Hearing Notice on Intent to Rehire Retired Personnel - Date and Time TBD

Dr. Keenan indicated St. Bernadette's has requested to re-hire a former employee and explained the applicable statutory process following order to facilitate this request. The date and time of the public hearing is yet to be determined.

*Hearing of Public (15 Minutes)

Debbie Espie: Stated she is appreciative of the dialogue between Board members this evening, and also asked if the District had a "plan B" if the construction project comes in over budget.

F. Adjourn to Executive Session

Time: 6:44 p.m.

Purpose: Concessions Update

Motion by Mr. Sullivan

Seconded by Ms. Rocco

Roll Call Vote:

Ms. Winter AYE

Mr. Sullivan AYE

Mr. Cross AYE

Mr. Mays AYE

Ms. Rocco AYE

Others in Attendance: Keenan, Pepera, Tim Sheeran, Board attorney

Adjourn Executive Session and Return to Regular Session

Time: 7:39 p.m.

G. Adjournment

Motion by _____ Mr. Sullivan

Seconded by _____ Ms. Rocco

Roll Call Vote:

Mr. Mays _____ AYE

Ms. Winter _____ AYE

Mr. Cross _____ AYE

Ms. Rocco _____ AYE

Mr. Sullivan _____ AYE

President Mays adjourned the meeting at 7:40 p.m.

President

Treasurer

The public may address the Board during the periods of the meeting designated for public participation. Each person addressing the Board shall give his/her name and address. If several people wish to speak, each person is allotted three minutes until the total time allotted is used. During that period, no person may speak twice until all who desire to speak have had the opportunity to do so. The period of public participation may be extended by a vote of the majority of the Board present and voting.

EXHIBIT B-1
RES. #11-261

RESOLUTION TO AWARD CONTRACT FOR WESTLAKE MIDDLE SCHOOL SITE WORK

Westlake Middle School MS01-Site Work

<u>Contractor</u>	<u>Base Bid</u>
Great Lakes Crushing	\$2,377,500
Precision Engineering & Contracting	\$2,479,500
Sitotech, Inc.	\$2,480,500
Mark Schaffer Excavating & Trucking	\$2,594,435
Mr. Excavator	\$2,762,000
Fechko Excavating	\$2,768,569
Platform Cement, Inc.	\$2,875,000
Mid American Construction	No Base Bid

WHEREAS, bids were received on September 29, 2011, for the MS01-Site Work contract for the new middle school project, and the apparent low bid was submitted by Great Lakes Crushing in the base bid amount of \$2,377,500.00; and

WHEREAS, the Construction Manager, together with the Architect, reviewed the apparent low bid submitted for the work, met with a representative of the apparent low bidder to determine that the specified work was included in the bid amount and that the bidder had the experience and qualifications to perform the work, and recommend that the contract for the MS01-Site Work be awarded to Great Lakes Crushing in the amount of \$2,377,500.00;

NOW, THEREFORE, BE IT RESOLVED by the Board of Education of the Westlake City School District as follows:

1. Based upon the recommendation of the Construction Manager, made with the concurrence of the Architect, the Board awards the MS01-Site Work contract to Great Lakes Crushing, in the amount of \$2,377,500.00, as the lowest responsible bidder for the work specified for the contract.
2. The Director of Business Affairs, working with the Superintendent and Treasurer, is authorized to work with the Construction Manager to prepare the contract and to proceed with the signing of the contract for the work.

Board Discussion:

Mr. Sullivan asked Mr. Teitenberg where this particular contract (Exhibit B-1) is noted on the original budget and wondered whether the contract is higher than anticipated. Mr. Teitenberg indicated we are experiencing a rising bid environment but reminded the Board that this contract is just a portion of the scope that had been budgeted. Dr. Keenan also reminded the Board about his previous communication concerning the shift of budget dollars between the new Middle School and Lee Burneson renovation projects. Mr. Sullivan then stated he is concerned about whether the project is going to come in under budget and that the Board needs to be informed on the status of the project at

every meeting. Dr. Keenan responded the District still has a goal of coming in on budget and on time but will likely have a need to make adjustments to account for the changing bid environment. Mr. Cross asked how much of this bid is over the previous bid proposal that was rejected. Mr. Teitenberg stated the previous bid for this work exceeded the statutory threshold, and the District could not award the contract. As a result, the District reduced some scope to the stated work and re-bid the contract. Mr. Cross then voiced concern about falling short on the money available for the project. Dr. Keenan reminded the Board it was previously communicated this scope of service would be re-bid due primarily to the uncertainty of contractors with respect to petroleum costs contained in the original bid package. Mr. Cross then asked about the differences between budget amounts and estimated amounts. Dr. Keenan explained the construction budget process and differences in anticipated costs from inception of the project to the actual project bid. Mr. Cross stated he is still having difficulty understanding if this particular bid is over or under the budgeted amount. Dr. Keenan reiterated the current bid award is under the bid estimate. Mr. Sullivan then stated he plans to vote no on this item but imagines there are already three supporting votes. Mr. Mays indicated it would be incorrect for anyone to assume how members of the Board will vote but agreed with Mr. Sullivan that the Board needs to continue to be informed about the finances of the project as well as Board members taking the initiative to ask questions outside of the Board meeting. Mr. Cross responded saying he doesn't have that opportunity to ask questions as a non-core team member, and his concerns remain regarding the overall project cost, so, therefore, he will abstain. Ms. Rocco commented that all the District's process steps regarding bids and estimation have been discussed publicly at Board meetings.

Motion by _____ Ms. Winter

Seconded by _____ Ms. Rocco

Roll Call Vote:

Mr. Mays _____ AYE

Ms. Winter _____ AYE

Mr. Cross _____ NO

Ms. Rocco _____ AYE

Mr. Sullivan _____ NO

October 10, 2011
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