



KELLER INDEPENDENT SCHOOL DISTRICT

The community of KISD will educate our students to achieve their highest standards of performance engaging them in exceptional opportunities.

Citizens Bond Oversight Committee Meeting Minutes The Keller ISD Education Center Board Room 350 Keller Parkway, Keller, TX 72648 Thursday, November 11, 2021 – 7:00 pm

Present: Amanda Burruel, Felix Mira, Hudson Huff, Julie Nors, Karina Davis, Lourdes Vigoren, Paul Hughey, Sandi Williamson

Paul thanked everyone for coming and stated that the meeting would be primarily about two projects:

- Selection of Contractor for KCAL Addition/Renovations
- Selection of Construction Manager for Keller Middle school Fine Arts Addition/Renovations

He then discussed the Program Financial metrics. In order to get KCAL to work financially we will be highlighting some projects that we started early in the pandemic when market was soft and as a result, we had favorable bids. A percentage of the bid savings from these projects can be used to supplement the KCAL project. Please refer to slide 2.

Paul then talked about upcoming Board of Trustees approval. We are taking the contractor selections for KCAL Addition/Renovations and the Construction Manager for Keller Middle school Fine Arts Addition/Renovations to the Board for consideration on Monday night, November 15. And other (MEP) in December/January to Board. Please refer to slide 3.

KCAL Phase 1 Parking Lot Project – Approved in September – still don't have a building permit from the City of Keller. We received approval from the City of Watauga for road access on Bursey Rd, working with City of Keller on the building permit and road access off of North Tarrant Parkway. The Phase 2 KCAL Addition/Renovations can not start until the Phase 1 Parking Lot Project is complete.

KCAL Addition/Renovation Contractor Selection

This was a Competitive Sealed Proposal and we received five (5) total bids of which four (4) were responsive and complete. The project was bid with a base scope and 6 alternates to allow the District to obtain funding for as much of the project as possible. Refer to slide 5 for details on the base scope and alternates.

Reeder Construction Inc was the lowest responsive and best value base bid. With the savings and funding realized from Capital improvements, the High School Indoor facilities, Whitley Rd & Parkview ES project, 2014 Bond savings, Mechanical Electrical Plumbing (MEP), and CTE funds we are able to select four (4) alternates for a total project value of \$17,985,000.00. The original bond budget for the project is \$21,509,217 and the actual proposed project cost is \$31,931,772.00. Please refer to slides 6-7 for details.

Keller MS Construction Manager at Risk (CMAR) Update

The remaining steps in the selection process have been completed including the receipt of proposals from the shortlisted firms and a final confirmation of the scoring tabulation. The entire scoring process was transparent and with Board of Trustee oversight to observe the proceedings. Buford-Thompson Company was the confirmed by the committee to have the highest point total for the bid and will be recommended for selection at the Board of Trustees meeting on Monday November 15, 2021. Please refer to slides 8-9.

Meeting adjourned at 7:50 pm.