

Board of Education Special Meeting
August 30, 2018 5:30 PM
Professional Development Center
631 North Green Street
Henderson, KY 42420

Attendance Taken at 5:30 PM:

Present Board Members:

Dr. Sally Sugg
Mr. Michael Waller
Mrs. Tracey Williams

Absent Board Members:

Mr. Wesley Smith
Mrs. Lisa Baird

I. Call to Order

Discussion:

Mr. Michael Waller called the special meeting to order.

II. Approve Minutes from Prior Meeting

Order #29 - Motion Passed: A motion to approve the minutes from the August 20, 2018 Special Meetings passed with a motion by Mrs. Tracey Williams and a second by Dr. Sally Sugg.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

III. New Jefferson Elementary School and South Middle School Site Improvements Projects

III.A. Update

Discussion:

Mrs. Marganna Stanley updated the Board on the New Jefferson Elementary School Project. She stated that Hafer and Codell have come together as a team and have traveled to the Kentucky Department of Education (KDE) along with the administration. KDE has given a verbal blessing in support of the two options being presented.

III.B. Approve Option 1 or Option 2 of BG1 for BG 19-068 - New Jefferson Elementary School Project

Discussion:

Mrs. Marganna Stanley presented Option 1 and Option 2 of the BG1 for BG 19-068 - New Jefferson Elementary School Project. Option 1 has the total project cost of \$15,780,000 and does not require the relocation of the South Middle School track and sets the new elementary school building on the back 8 acres of the property. Mrs. Stanley shared the pros and cons to this option. She said that the only con is that this option did not have road frontage presence. Mrs. Stanley stated that the principal of Jefferson Elementary School, Crissy Sandefur, stated that she is in favor of Option 1 as it gives the school it's own identity. Mrs. Stanley said that without the track relocation, this will not interfere with the middle school. Mrs. Stanley also stated that the principal of South Middle School, Ryan Reusch, stated that he is in favor of Option 1 as this would help with traffic on Alves, especially for evening events and not consume the neighborhood with parking. Option 2 has the total probable cost of \$16,920,000 and would require the relocation of the South Middle School track to the back 8 acres of the property and set the new elementary school building where the track is currently. Mr. Michael Waller asked if the BG1 for Option 2 includes the relocation of the South Middle School track. Mrs. Stanley said that it does. Mr. Waller said it looks like we would lose parking with Option 2. Mr. Jeff Justice said that this is philosophically correct, however, there is not a tremendous increase in parking with Option 1. Mrs. Tracey Williams said that she likes Option 1 and likes the idea of having their own campus. Dr. Sally Sugg stated that from the road, Option 2 looks like a whole lot of parking. She stated that she likes the way Option 1 is laid out. The recommendation from Mrs. Stanley and the administration is to select Option 1 for the New Jefferson Elementary School Project.

III.B.1. Option 1: BG1 for BG 19-068 - New Jefferson Elementary School Project

Order #30 - Motion Passed: A motion to accept the recommendation of the administration and approve Option 1 of the BG1 Project Application Form (Initial) (Ref 16481) for BG 19-068 - New Jefferson Elementary School Project with a total project cost of \$15,780,000 and which sets the new elementary school on the back eight (8) acres of the property passed with a motion by Mrs. Tracey Williams and a second by Dr. Sally Sugg.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

III.B.2. Option 2: BG1 for BG 19-068 - New Jefferson Elementary School Project

Discussion:

This option was not selected.

III.B.2.1. Capital Funds Request for BG 19-068 - New Jefferson Elementary School Project

Discussion:

The Capital Funds Request was not needed as it was only to be approved if Option 2 was selected.

III.C. Approve Architect Contract for BG 19-068 - New Jefferson Elementary School Project

Discussion:

Mrs. Marganna Stanley presented AIA Document B101 - 2007 Standard Form of Agreement between Owner, Henderson County Board of Education, and Architect, Hafer PSC, for the New Jefferson Elementary School Project.

Order #31 - Motion Passed: A motion to approve AIA Document B101 - 2007 Standard Form of Agreement between Owner (Henderson County Board of Education) and Architect (Hafer PSC) for BG 19-068 - New Jefferson Elementary School Project passed with a motion by Mrs. Tracey Williams and a second by Dr. Sally Sugg.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

III.D. Approve Construction Manager Contract for BG 19-068 - New Jefferson Elementary School Project

Discussion:

The Board received two options of AIA Document C132 - 2009 Standard Form of Agreement between Owner, Henderson County Board of Education, and Construction Manager as Advisor, Codell Construction Company, for the New Jefferson Elementary School Project. Two options were submitted pending the Board's approval of Option 1 or Option 2 of the BG1 for this project. Since Option 1 was selected by the Board, Mrs. Marganna Stanley presented Option 1 of the Construction Manager Contract with the initial BG1 construction cost of \$12,970,000 for approval. Mrs. Stanley reminded

everyone that the BG1 is a very rough estimate and we will not have actual costs until the Board approves the bid packages. Mrs. Stanley also said that the administration will submit the approved BG1's in FACPAC and reminded the architect and construction manager that it is their responsibility to submit their contract in the FACPAC system.

Order #32 - Motion Passed: A motion to approve Option 1 of AIA Document C132 - 2009 Standard Form of Agreement between Owner (Henderson County Board of Education) and Construction Manager as Adviser (Codell Construction Company) with the initial BG1 construction cost of \$12,970,000 passed with a motion by Mrs. Tracey Williams and a second by Dr. Sally Sugg.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

III.E. Approve BG1 for BG 19-067 - Site Improvements -SMS Project

Discussion:

Mrs. Marganna Stanley presented BG1 Project Application Form (Initial) for the Site Improvements at South Middle School Project with the total project cost of \$592,500. This will be the construction of new staff/visitors parking areas, new parent drop-off and pick-up vehicular circulation, including improvements such as lighting, storm water drainage, and landscaping.

Order #33 - Motion Passed: A motion to approve BG1 Project Application Form (Initial) (Ref#16480) for BG 19-067 - Site Improvements - South Middle School Project with a total project cost of \$592,500 passed with a motion by Dr. Sally Sugg and a second by Mrs. Tracey Williams.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

III.F. Approve Architect Contract for BG 19-067 - Site Improvements at South Middle School Project

Discussion:

Mrs. Marganna Stanley presented AIA Document B101 - 2007 Standard Form of Agreement between Owner (Henderson County Board of Education) and Architect (Hafer PSC) for the South Middle School Site Improvements Project.

Order #34 - Motion Passed: A motion to approve AIA Document B101 - 2007 Standard Form of Agreement between Owner (Henderson County Board of Education) and Architect (Hafer PSC) for the South Middle School Site Improvements Project passed with a motion by Dr. Sally Sugg and a second by Mrs. Tracey Williams.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

IV. Approve Change Order for BG 15-016 - New Spottsville Elementary School Project

Discussion:

Mr. John Hagan Codell explained Change Order 27-5 for BG 15-016 - New Spottsville Elementary School Project in the amount of \$6,450.55 for the installation of media ports at teacher stations to allow classroom sound system to broadcast audio from classroom TV.

Order #35 - Motion Passed: A motion to approve Change Order 27-5 for BG 15-016 - New Spottsville Elementary School Project in the amount of \$6,450.55 for the installation of media ports at teacher stations to allow classroom sound system to broadcast audio from classroom TV passed with a motion by Dr. Sally Sugg and a second by Mrs. Tracey Williams.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

V. Adjourn

Order #36 - Motion Passed: A motion to adjourn the meeting at 5:52 p.m. passed with a motion by Mrs. Tracey Williams and a second by Dr. Sally Sugg.

3 Yeas - 0 Nays.

Mrs. Lisa Baird	Absent
Mr. Wesley Smith	Absent
Dr. Sally Sugg	Yes
Mr. Michael Waller	Yes
Mrs. Tracey Williams	Yes

Lisa Baird, Chairperson

Marganna Stanley, Superintendent