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| Members present: *Not present:**PPS/OSM staff present:**Board Liaisons present:**Public Present:*  | *Kevin Spellman, Tenzin Gonta, Charlie Johnson, Tom Peterson, Louis Fontenot**Willy Paul, Cheryl Twete**Dan Jung, Ken Fisher, Derek Henderson, Darwin Dittmar,* *None**Otto Schnell, Ted Wolf, Richard Kirchner, Curtis Matthews, Scott Perala* |
| Next meeting: | *Thursday January 25th, 2018* |
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## Welcome & Introductions

Kevin Spellman calls meeting to order at 5:40 pm.

## Public Comment

* Comment from Ted Wolf: *I am a member of the Parents for Preparedness group, and the deferral of the IP 2017 seismic improvements has caught the attention of a lot of concerned parents. They are wondering when these projects will resume, if at all. It is important to be aware of this.*
* Comment from Otto Schnell: *Thank you to all for the wonderful Faubion building and all the effort that went into it, and the other projects.*

## Program Overview

## Program Update - Balanced Scorecard

* Proposed changes to the reporting structure have been completed and are incorporated into this evening’s report.
* 3 schools have opened on time. Teams are working on final completion on the 3 sites with Roosevelt still working on Phases 3 and 4.
* Overall Perspective
* The Kellogg D.A.G. has their first meeting tomorrow night. Madison will start next and recruitment for that D.A.G. is under way. The BOE approved the OPSIS contract for Madison.
* Jessie Steiger is the new Senior Project Manager for the Madison Modernization. OSM is excited to have her on board.
* Recruitment for the Director of Construction position is in process. We have one potential candidate.
* Update on Bond Issuance is provided
* OSM is continuing the lessons learned effort and that it will initially involve building and PPS stakeholders and will continue moving forward. Overarching goal is to update program documents and processes.

*Kevin Spellman asks: What is the difference between the Director of Construction and the former Operations Director?*

*Dan Jung replies: The Operations Director position has been vacant for over a year. We modified the position to focus more on the capital projects and providing oversight of the project teams, with less focus on program operations. The position will report directly to Sr. Director of OSM.*

*Kevin Spellman asks: Can we get clarification on the latest bond premium and where this was applied?*

*Darwin Dittmar responds: The 2012 bond program received the bulk of the premium. OSM will provide information as to the allocation between the 2012 and 2017 issuances.*

*Kevin Spellman expresses concerns about keeping the 2012 and 2017 bonds separate.*

*Kevin Spellman asks: Who is leading the lessons learned effort?*

*Dan Jung replies: Jen Sohm is largely leading the internal coordination. We’re also planning on contracting with Mahlum Architects to take the information and update PPS’s Design Guidelines.*

**OSM to regularly report progress and findings on the lessons learned efforts.**

* Stakeholder perspective:
* OSM has updated the Stakeholder Survey to include some more qualifying questions and expand the audience to be more inclusive of turnover at PPS. New surveys are out and we expect to have updated data by the January 2018 BAC meeting.
* Equity Perspective:

**Career Learning Equity**

* Continues to exceed the goal. Still showing yellow for Tier 3 but that should turn green before the end of the year. High probability that all the reporting is still not in from summer or for upcoming activities.

**Workforce Equity**

* Review of Workforce Equity. Numbers are good; OSM continues to exceed the 20% goal.

**Business Equity**

* + - Trending up. Division 48 is over the goal, and Division 49 is still lower, but improving.

*Tom Peterson asks: Why are the Business Equity numbers so low on Franklin?*

*Response: Skanska’s certified business approach focused largely on a planned partnership with Inline Construction (a certified firm). As was discussed in previous BAC meetings, ultimately Skanska and Inline were unable to come to terms on their agreement.*

*Tenzin Gonta states: It would be helpful to have a better breakdown for this report on exactly what the percentage of M, W, ESB businesses are getting work.*

**OSM to provide breakdown of Certified Business tracking.**

* Schedule Perspective:

The highlighted cells have been changed to measure against “current” schedule in lieu of “baseline” schedule. This does not appear to provide added value. It may be best to revert back to measuring from baseline but keeping the new current status cell to indicate overall schedule status.

**OSM to review schedule reporting.**

* Budget perspective:
* Update
	+ - Budget reporting now reflecting 2012 Bond and 2017 Bond.

*Kevin Spellman asks: What was the reason to combine both bonds in this report? I am really concerned about rolling these two bonds together, or at least giving the impression that they are being rolled together.*

*Tom Peterson adds: I also have concern about the perception and potential confusion over what this is. This is a reporting issue that could easily be misconstrued in a public forum.*

*Charlie Johnson asks: Are the premiums not at the correct/level?*

*Dan Jung responds: OSM keeps detailed (and separate) tracking between bonds, bond sales, fund sources, etc. The bond funds have not been combined in any fashion, rather they are fund sources that support specified scope of work that may or may not be held within a single project. OSM can report funding status in almost any way the BAC prefers.*

*Louis Fontenot adds: We are looking to see a more global perspective as people will ask. Original budgets, grants, and other source and then be able to compare the differences.*

*Dan Jung responds: OSM will provide.*

## Projects Update

* **Franklin High School:**
* School opened on time
* Opening day review of activities and events
* Finishing update
* Punch list update

*Roger Kirchner (public) highlights the importance of the covered walkway and the need this fills for the SPED students.*

* **Roosevelt High School:**
	+ School opened on time
	+ Phase 3 update: ending in December with the abatement and demolition of the old shop building
	+ Phase 4 update: green light given to proceed with phase 4

*Kevin Spellman asks: What does the green light mean exactly?*

*Dan Jung responds: Phase 4 was put on hold roughly 6 months ago while PPS educational staff met to review how to best program the space. OSM has now been directed to proceed with design, permitting and construction per what was originally planned.*

*Tom Peterson asks: The budget is pretty tight on this, and in this crazy market, what if it comes in for more.*

*Dan Jung replies: We have a current cost estimate from the project architect showing the project on budget. We’ve expressed the intention to complete the construction as a change order to Lease Crutcher Lewis’ current contract. LCL is confirming if they have the staffing to take on the work; if so, they will provide detailed pricing.*

*Kevin Spellman asks: What if the project comes in for more?*

*Dan Jung replies: If it is high, we will have to redesign or additional funds will need to come in from outside the program.*

* **Grant High School:**
	+ Grant opened at the Marshall Campus on time
	+ GMP is still going to the Board

*Kevin Spellman asks: What has transpired in the last month?*

*Ken Fisher responds: A lot of VE, lots of meetings*

*Kevin Spellman asks: What about cost verification?*

*Dan Jung: We have asked cost estimator RLB to look into two bid packages and provide an assessment of costs. They have completed their draft assessment; OSM will forward to the BAC once we’ve had a chance to review with RLB and Andersen/Colas.*

*Kevin Spellman notes: At the end of this assessment, we really need a clear explanation of the significantly higher price for Grant. OSM must also consider the impact of higher pricing on the 2017 bond projects.*

* **Faubion Replacement:**
	+ School opened on time

* **IP 16:**
	+ Scott elevator done
	+ Elevator at Chavez will complete in December
* **Kellogg:**
	+ Project team update
	+ Budget uploaded in e-Builder
	+ Schedule update
	+ 2 step hard bid alternative process going to the Board soon
	+ DAG has been formed and the first meeting is tomorrow night

*Kevin Spellman asks: Why are we not starting construction for two years?*

*Ken Fisher responds: The reason is to allow time for design.*

*Kevin Spellman asks: Do we really need 2 years to design?*

*Dan Jung responds: We are planning for around 12 months of design and at least 6 months for permitting.*

*Louis Fontenot asks: Was this done on the other projects?*

*Ken Fisher responds: Looking to get enough time to have a complete design.*

*Tom Peterson states: Getting the design right before bid is key.*

*Ken Fisher concurs.*

* **Madison:**
	+ Planning to do CM/GC
	+ Plan to swing to the Marshall Campus after Grant moves out
	+ Madison DAG is in recruitment

*Tom Peterson asks: Is this a longer construction schedule?*

*Ken Fisher replies: We decided on this sequencing so we would not be our own bid opponent.*

*Tom Peterson states: I think that we have to be in a lot better shape for the next projects. Master Plan is done, due diligence is done, etc.*

*Dan Jung adds: The BOE approved a sequencing plan with Madison opening in Fall 2022 (roughly 5 years from now). Our goal is to beat that plan and open in Fall 2021 (roughly 4 years from now); however though 5 years may be a generous schedule, shaving off an entire year is very challenging. The current schedule for a possible open in Fall 2021 indicates a phased design and permitting approach and starting construction 6 months before final building permit. This may not be feasible, but what we are working off right now.*

*Kevin Spellman states: I think we need to keep looking at how to tighten this up.*

*Dan Jung replies: Agreed.*

*Tom Peterson states: We need to be cautious of reflecting one thing in a contract, and then another in a public meeting.*

* **Lincoln:**
	+ Project Manager will be Erik Gerding
	+ Budget is uploaded in e-Builder

*Kevin Spellman states: We need a continued sense of urgency. I understand the schedule contingency but there is a danger in appearing complacent.*

* **Benson:**
	+ Project Manager will be Patrick LeBouef
	+ Assistant Project Manager will be Jen Sohm

*Kevin Spellman asks: When will design start.*

*Dan Jung replies: It’s a little ways off yet, but we’ll bring a more detailed schedule at our next meeting.*

* **Health and Safety:**
	+ Overview of budget
	+ Projects overview
		- Immediate
		- Intermediate
		- Long-term
	+ Review of groupings
		- Water
		- Radon
		- Asbestos
		- Paint
		- Roofing

*Kevin Spellman asks: Will IP 17 Seismic scope of work resume?*

*Dan Jung replies: Potential funding sources for resuming the IP17 seismic improvements are (i) 2012 bond savings (though admittedly this is unlikely); and (ii) potentially the 2017 bond -- seismic is mentioned in the ballot, but not specifically funded (so this may not be a valid resource either).*

*Otto Schnell asks: What about the City of Portland and the proposed ordinance regarding un-reinforced masonry?*

*Dan Jung replies: We are aware of the URM committee and their recommendations. I’ll have to follow up on potential specific impacts to the current capital improvement program.*

**Dan Jung to follow up with Jen Sohm and relay information regarding URM to Otto Schnell and the BAC.**

*Tenzin Gonta asks: How about staffing for these projects?*

*Dan Jung replies: Currently, we are looking to form smaller teams to focus on the various scopes of work.*

## BAC Discussion

* The BAC requests November 14th, 2017 for presentation to the BOE.
* Next BAC Meeting will be Thursday January 25th, 2017 at Franklin High School.

## Wrap-Up

* Kevin Spellman thanks everyone for coming.

## Adjournment

* *Kevin adjourned the meeting at 8:09 PM.*