



# **School Improvement Bond Update**

## **Bond Accountability Committee**

### **Meeting**

**October 5, 2022**





## Agenda

- |   |                       |
|---|-----------------------|
| • <b>Welcome &amp; Introductions</b>    | <b>5:30 – 5:40 pm</b> |
| • <b>Public Comment</b>                 | <b>5:40 – 5:45 pm</b> |
| • <b>Program Administration Updates</b> | <b>5:45 – 6:00 pm</b> |
| • <b>Modernization Project Updates</b>  | <b>6:00 – 7:00 pm</b> |
| • <b>Audit Implementation Process</b>   | <b>7:00 – 7:15 pm</b> |
| • <b>Wrap-Up and Adjourn</b>            | <b>7:15 – 7:30 pm</b> |





# Public Comment





# Program Administration Updates





## Business Equity Utilization Data Constraints

Business equity utilization data from the B2GNow software system represents a point in time and may not fully represent actual payments received by Certified Businesses. The accuracy of the utilization data is contingent on several factors:

- PPS's payment data from Peoplesoft is uploaded into B2GNow monthly and reflects all payments from PPS to prime contractors during the prior month.
- Accurate data on payments to subcontractors is contingent on prime contractors or upper tier subs entering their subcontractors in B2GNow and subsequently self-reporting their monthly payments to each subcontractor in a timely and accurate manner.
- If prime contractors (or first tier subs) enter payments to first tier or subsequent tier subs in a timely manner, the total equity utilization calculation can be expected to accurately reflect contract expenditures as of approximately one to two months prior to the report date.
- If prime contractors (or first tier subs) do not enter payments to first tier or subsequent tier subs in a timely manner, accurate equity utilization data will be delayed, at times significantly. Even closed contracts may be updated later if PPS learns of new subcontractor payments that were made months or even years prior.





**Office of School Modernization - Program  
October 2022**

**STATUS AT A GLANCE**

Legend:

	As planned: no concerns
	Caution: requires attention
	Impacts: impacts occurring

	As Planned	Caution	Impacts
Budget	X		
Equity		X	
Overall	X		

**EQUITY**

**BUSINESS EQUITY**

**WORKFORCE EQUITY**

		MBE	WBE	SDVBE	ESB	N-C	TOTAL	goal	MIN	goal	FEM	goal	APPR	req
Cumulative	Current	4.78%	8.17%	0.05%	2.71%	0.71%	16.42%	18%	29%	25%	5%	14%	23%	20%
	Prior Report	4.77%	7.96%	0.05%	2.70%	0.77%	16.25%		29%		5%		24%	
12 Month	Current	4.25%	12.72%	0.00%	4.18%	1.50%	22.65%	18%						
	Prior Report	3.75%	11.66%	0.00%	4.13%	1.42%	20.96%							

Percent of payments made to Certified owned businesses, cumulative and 12-month rolling; Percent of labor hours of apprenticeable trades, cumulative

**BUDGET**

2012 PROGRAM	BUDGET		FUNDING		PROGRESS		FORECAST	
	Original Budget	Current Budget	Bond Funds	Other Funds	Actuals To Date	Additional Encumbered	Estimate At Completion	Over/Under
Franklin HS Mod	81,585,655	113,022,577	111,040,922	1,981,656	112,932,069	-	112,932,069	(90,508)
Grant HS Mod	88,336,829	158,993,225	155,772,451	3,220,774	158,697,789	159,046	158,856,835	(136,390)
Roosevelt HS Mod	68,418,695	101,631,108	97,127,989	4,503,119	101,631,108	-	101,631,108	-
Faubion Replace	27,035,537	50,115,627	34,109,383	16,006,244	50,028,171	-	50,115,627	-
Grant Upper Field	-	3,246,600	3,246,600	-	3,039,822	128,441	3,246,600	-
RHS Phase IV	-	6,256,244	6,252,016	4,228	6,135,594	24,712	6,178,500	(77,744)
Other Projects	123,441,923	118,319,401	113,509,044	4,810,357	118,319,401	-	118,319,401	-
2012 Project Subtotals								(304,642)
Administration	68,117,563	31,482,010	31,278,528	203,482	31,482,010	-	31,482,010	-
Contingency	25,063,798	212,328	212,328	-	-	-	-	(212,328)
2012 Program Subtotals								(212,328)
<b>Totals</b>	<b>482,000,000</b>	<b>583,279,121</b>	<b>552,549,261</b>	<b>30,729,860</b>	<b>582,265,965</b>	<b>312,198</b>	<b>582,762,151</b>	<b>(516,970)</b>

**2012 Budget Notes**

99% Spent

- Staff are working through closing out all non-active 2012 commitments and projects, and returning unspent funds to the Program.
- Any remaining 2012 funding will go towards prior add-on project requests at 2012 modernizations (such as additional security cameras at Franklin and Grant).
- Remaining program contingency is being shown for transparency but, as noted above, will go to prior add-on project requests once all other funding sources and expenditures have been reconciled.



Office of School Modernization - Program  
October 2022

2017 PROGRAM	BUDGET		FUNDING		PROGRESS		FORECAST	
	Original Budget	Current Budget	Bond Funds	Other Funds	Actuals To Date	Additional Encumbered	Estimate At Completion	Over/Under
Benson HS Mod	202,000,000	153,175,242	139,282,620	13,892,622	88,398,706	64,430,538	154,453,222	1,277,980
Benson Swings	-	13,789,989	13,789,989	-	11,986,870	507,965	12,512,009	(1,277,980)
MPG Building	-	2,021,760	2,021,760	-	2,015,760	-	2,021,760	-
Lincoln HS Repl	187,000,000	242,502,250	242,500,000	2,250	180,012,596	48,854,131	234,347,415	(8,154,835)
Kellogg MS Replace	45,000,000	57,925,586	57,697,500	228,086	57,698,483	134,188	57,773,884	(151,702)
McDaniel Mod	146,000,000	202,717,847	199,000,000	3,717,847	199,493,395	1,075,430	200,720,205	(1,997,643)
Health & Safety	-	155,315,055	135,059,961	20,255,094	137,364,329	3,815,610	155,315,055	-
							2017 Project Subtotals	(10,304,179)
Administration	40,000,000	59,919,471	59,802,781	116,690	40,981,933	6,988,484	55,457,129	(4,462,342)
Contingency	20,000,000	16,403,515	16,403,515	-	-	-	16,403,515	-
Unallocated H&S	150,000,000	22,940,039	22,940,039	-	-	-	22,940,039	-
							2017 Program Subtotals	(4,462,342)
<b>Totals</b>	<b>790,000,000</b>	<b>926,710,754</b>	<b>888,498,165</b>	<b>38,212,589</b>	<b>717,952,073</b>	<b>125,806,346</b>	<b>911,944,233</b>	<b>(14,766,522)</b>

## 2017 Budget Notes

76% spent

- OSM is working on shifting the MPG project to be 2020-funded per the 2020 Bond measure. 2020 budget has been added to the project, future encumbrances have been shifted to 2020 funds, and current fiscal year expenditures have also been shifted. Prior year expenditures have now been approved to be moved to the 2020 funds and staff are in process of moving them. Until they are moved, OSM will report MPG across both 2017 and 2020. MPG is here shown in 2017 with the as-yet-unshifted (as of 9/1/22) prior year expenditures against 2017 funds. Actuals and Estimate At Completion reflect those numbers as tied to the 2017 funding. The full Estimate At Completion for MPG is \$76,270,189 and is a combination of the provided 2017 EAC and the 2020 EAC numbers for MPG (which include some non-Bond funds).
- The Kellogg Replacement project has returned funds to the 2017 Program. Funds remaining in the project are being held until all remaining project costs are reconciled. The McDaniel Modernization project has funds being held in the project until all project scope has been finalized and completed. The Lincoln Modernization project is now forecasting roughly \$8M under budget but remains under construction, with Phase 2 having just started.
- Similar to MPG, Benson HS Modernization funding is split between 2017 and 2020. The 2017 Benson HS Modernization information shown above reflects 2017 funding and budget only, with actuals and additional encumbered specific to the 2017 funding as well. The Benson Swings shares total budget/funding with Benson HS Modernization, so the "under" amount of budget in the Benson Swings project will be applied to the Benson HS Modernization and is therefore shown as an "over" amount in the Benson HS Modernization line. The total budget for Benson and Benson swings, not including MPG, across all sources of funding (2017 Bond, 2020 Bond, and non-Bond) is \$333.9M.
- An SRGP grant of \$2.5M has been received for Benson HS Modernization. The grant provides an alternate funding source but does not increase the project budget, as the \$2.5M in bond funds have been returned to 2017 Program contingency. This shows up as a \$2.5M addition to the Other Funds, with an equal deduction from the Bond Funds, for Benson HS Modernization.
- OSM continues to forecast full use of 2017 Program Contingency for risks due to COVID-related costs on Benson, legal resolution of the CAT issue, and other risk-related issues.





**Office of School Modernization - Program  
October 2022**

2020 PROGRAM	BUDGET		FUNDING		PROGRESS		FORECAST	
	Original Budget	Current Budget	Bond Funds	Other Funds	Actuals To Date	Additional Encumbered	Estimate At Completion	Over/Under
Benson 2020 funds	-	166,925,650	166,925,650	-	137,937	145,408,601	166,925,650	-
Jefferson HS Mod	311,000,000	311,000,000	311,000,000	-	100,143	1,516,694	311,000,000	-
CBSE	60,000,000	60,000,000	60,000,000	-	-	-	60,000,000	-
Cleveland HS Design	20,000,000	20,000,000	20,000,000	-	-	-	20,000,000	-
Wilson HS Design	20,000,000	20,000,000	20,000,000	-	-	-	20,000,000	-
Roosevelt PhV Design	2,000,000	2,000,000	2,000,000	-	-	-	2,000,000	-
MPG Building	64,000,000	74,248,429	74,242,429	6,000	2,693,309	68,475,930	74,248,429	-
Curriculum	53,444,000	53,444,000	53,444,000	-	18,089,829	20,518,216	53,444,000	-
Technology	128,200,000	134,200,000	128,200,000	6,000,000	54,142,479	18,182,536	119,867,912	(14,332,088)
Infra Projects	-	107,397,634	102,297,634	5,100,000	25,826,407	24,466,119	107,397,634	-
							2020 Project Subtotals	(14,332,088)
Administration	63,098,640	63,104,808	63,098,640	6,168	6,545,537	1,144,059	63,104,808	-
2017 Bond Balance	152,000,000	-	-	-	-	-	-	-
Contingency - OSM	93,257,360	97,663,227	97,663,227	-	-	-	97,663,227	-
Unalloc Proj Funds	241,000,000	135,930,324	135,930,324	-	-	-	135,930,324	-
							2020 Project Subtotals	-
<b>Totals</b>	<b>1,208,000,000</b>	<b>1,245,914,072</b>	<b>1,234,801,904</b>	<b>11,112,168</b>	<b>107,535,641</b>	<b>279,712,156</b>	<b>1,231,581,983</b>	<b>(14,332,088)</b>

**2020 Budget Notes**

8% spent

- As noted above in the 2017 Budget Notes, the MPG project is shown here with just its 2020 funds. Until all prior fiscal year costs been transferred to 2020 funding, MPG will be shown in both the 2017 and the 2020 program financials. The full project Estimate At Completion (with both 2017 and 2020 funding) is \$76,270,189.
- Curriculum reporting is being changed as of this report to show Bond funds only. Non-bond funds related to planned bond scope were tracked in eBuilder for a short period of time only. For a full report of non-Bond funds used for planned bond scope, please see most recent Curriculum Project Status report to the BAC in September 2022.

OVERALL BOND PROGRAM	BUDGET		FUNDING		PROGRESS		FORECAST	
	Original Budget	Current Budget	Bond Funds	Other Funds	Actuals To Date	Additional Encumbered	Estimate At Completion	Over/Under
<b>Totals</b>	<b>2,480,000,000</b>	<b>2,755,903,947</b>	<b>2,675,849,330</b>	<b>80,054,617</b>	<b>1,407,753,679</b>	<b>405,830,700</b>	<b>2,726,288,367</b>	<b>(29,615,580)</b>





# Modernization Project Updates





## Definitions

### STATUS DEFINITIONS

	As Planned	Caution	Impacts
Budget	Pre-50% const: > 10% Project Contingency	Pre-50% const: 0% - 10% Project Contingency	Pre-50% const: < 0% Project Contingency
	Post-50% const: > 5% Project Contingency	Post-50% const: 0% - 5% Project Contingency	Post-50% const: < 0% Project Contingency
Equity	certified business participation > 18% <b>and</b> workforce equity > 20%	certified business participation 10% - 18% <b>or</b> workforce equity 10% - 20%	certified business participation < 10% or workforce equity < 10%
Schedule	0 or less weeks delay to SC	0+ up to 4 weeks delay to SC	greater than 4 weeks delay to SC
Overall	budget, equity and schedule are all green	at least one category is yellow	at least one category is red

### EQUITY CATEGORIES

MBE = Minority-owned Business Enterprise

WBE = Woman-owned Business Enterprise

SDVBE = Service Disabled Veteran-owned Business Enterprise

ESB = Emerging Small Business

N-C = Non-Certified, counted for credit from a Certified Business that "graduated" out or did not reapply for certification





## Grant Upper Field Improvements

October 2022

PPS Team Lead: Clark Ide

Design: Bora Architects

Construction: Field Turf

## STATUS AT A GLANCE

Legend:

	As planned: no concerns
	Caution: requires attention
	Impacts: impacts occurring

	As Planned	Caution	Impacts
Budget	X		
Equity		X	
Schedule			X
Overall			X

## BUDGET

BUDGET		FUNDING		PROGRESS		FORECAST		CONTINGENCY IN CONTEXT	
Original Budget	Current Budget	Bond Funds	Other Funds	Actuals to Date	Additional Encumbered	Estimate At Completion	Over/Under	Work Complete / %	Contingency Remain / %
1,901,600	3,246,600	3,246,600	-	3,039,822	128,441	3,246,600	-	98%	0.97%

## EQUITY

Percent of payments made to Certified owned businesses, percent of labor hours of apprenticeable trades; cumulative

	MBE	WBE	SDVBE	ESB	N-C	TOTAL	goal	MIN	goal	FEM	goal	APPR	req
Consultants	3.00%	11.57%	0.00%	0.00%	0.00%	14.57%	18%						
Contractors	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	18%						
Overall	0.42%	1.62%	0.00%	0.00%	0.00%	2.04%	18%						
Workforce								10%	25%	0%	14%	3%	20%

## SCHEDULE

NEXT MILESTONE:

Final Completion

On Track?

Yes

PROJECT PHASE	2019				2020				2021				2022			
Planning																
Design																
Construction																
School Opening(s)																

Baseline

Planning

Design

Construction

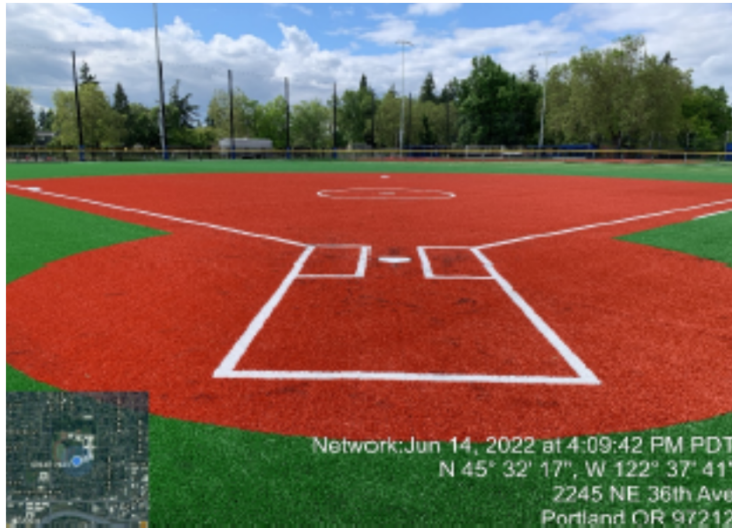
Field Available for Play

October 2022





## Grant Upper Field Improvements



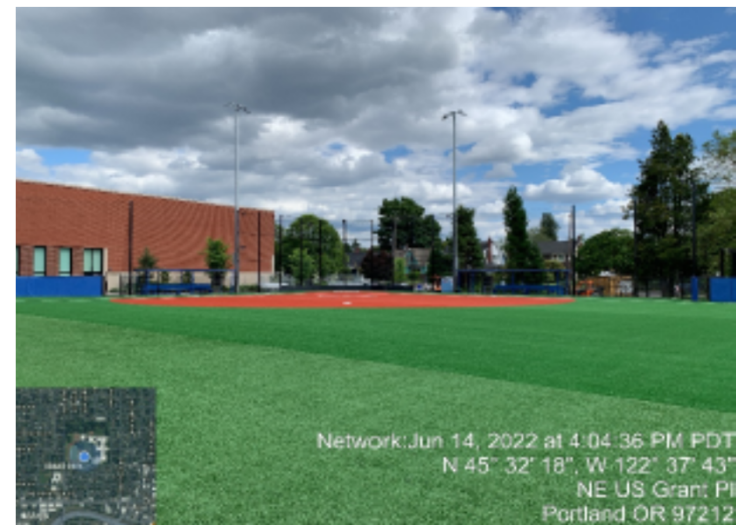
View of new softball field from behind home plate



Softball field third base line and home dugout



Looking to visiting dugout



View of new softball field from center field





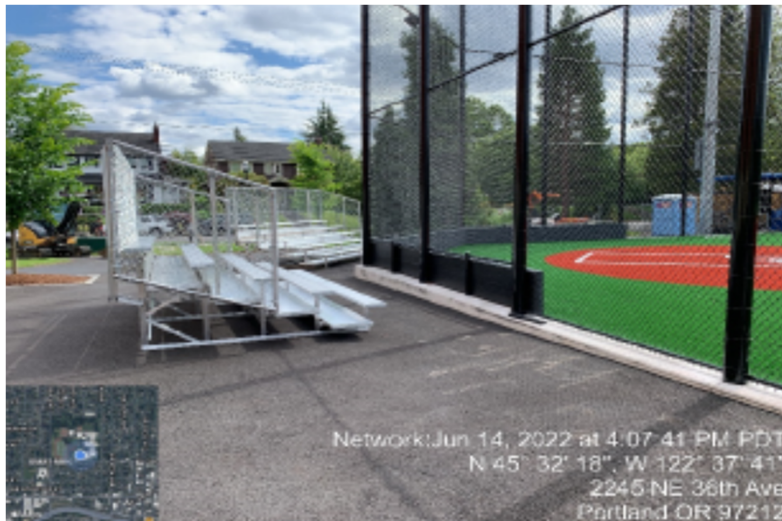
## Grant Upper Field Improvement



Visiting team bullpen space in right field



Looking at the outfield from the visiting bullpen



Softball spectator seating areas and backstop



Bullpen and hitting tunnel





# Lincoln HS Replacement



## Lincoln HS Modernization

October 2022

PPS Team Lead: Erik Gerding

Design: Bora Architects

Construction: Hoffman Pacificmark

### STATUS AT A GLANCE

Legend:

	As planned: no concerns
	Caution: requires attention
	Impacts: impacts occurring

	As Planned	Caution	Impacts
Budget	X		
Equity		X	
Schedule	X		
Overall		X	

### BUDGET

BUDGET		FUNDING		PROGRESS		FORECAST		CONTINGENCY IN CONTEXT	
Original Budget	Current Budget	Bond Funds	Other Funds	Actuals to Date	Additional Encumbered	Estimate At Completion	Over/Under	Work Complete / %	Contingency Remain / %
242,500,000	242,502,250	242,500,000	2,250	180,012,596	48,844,370	234,347,415	(8,154,835)	79%	5.60%

### EQUITY

Percent of payments made to Certified owned businesses, percent of labor hours of apprenticeable trades; cumulative

	MBE	WBE	SDVBE	ESB	N-C	TOTAL	goal	MIN	goal	FEM	goal	APPR	req
Consultants	1.06%	6.00%	0.00%	2.60%	0.00%	9.67%	18%						
Contractors	2.37%	13.20%	0.00%	1.03%	0.00%	16.59%	18%						
Overall	2.24%	12.52%	0.00%	1.18%	1.30%	17.24%	18%						
Workforce								39%	25%	3%	14%	23%	20%

### SCHEDULE

NEXT MILESTONE:

Substantial Completion

On Track?

Yes

PROJECT PHASE	2020				2021				2022				2023			
Planning																
Design																
Construction																
School Opening(s)																

Baseline	Planning	Design	Construction	School Opening
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October 2022

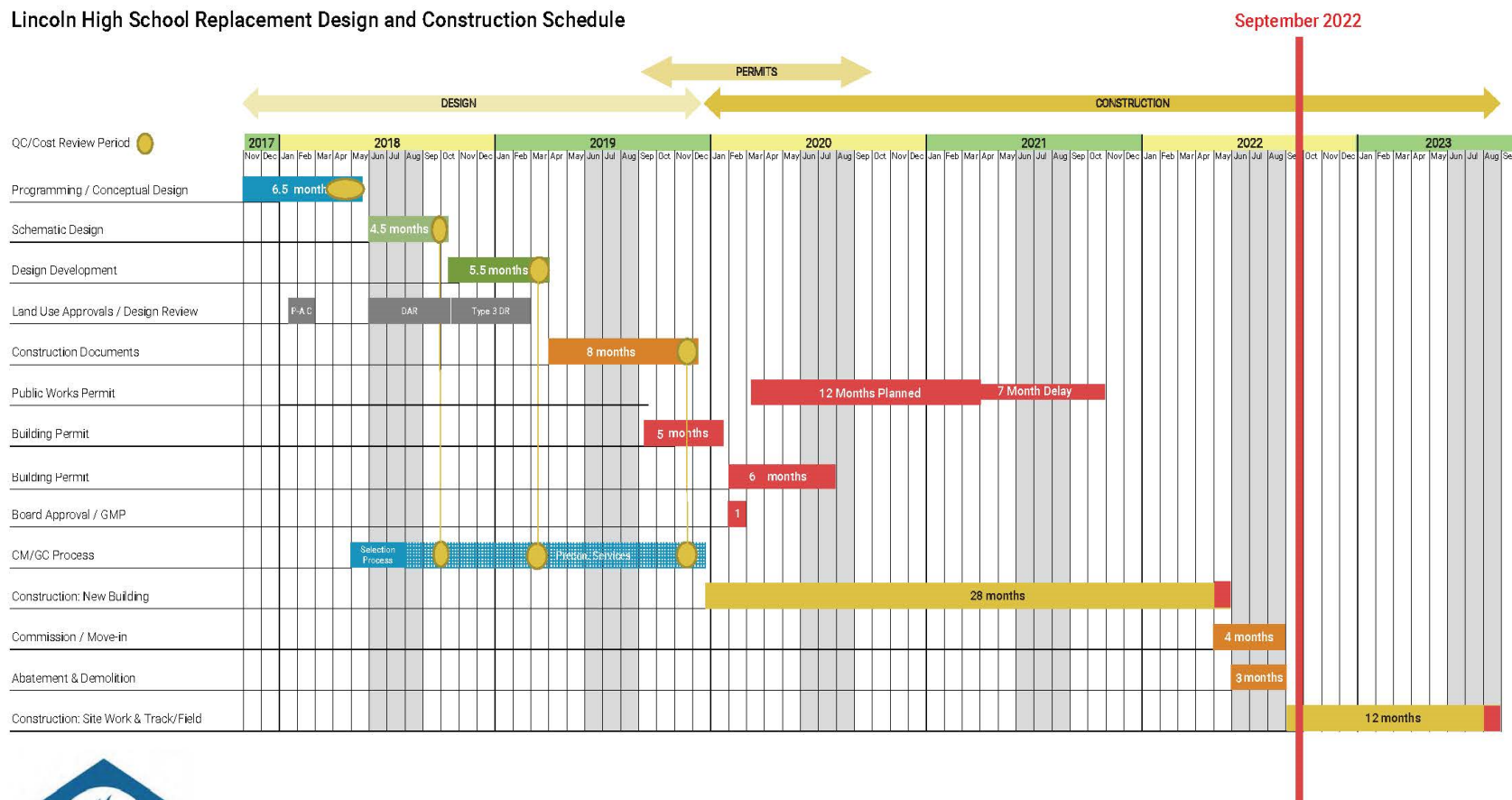




# Lincoln HS Modernization



## Lincoln High School Replacement Design and Construction Schedule







## Lincoln HS Modernization



SW 18<sup>th</sup> and Salmon St.– September 26, 2022

October 2022

16





## Lincoln HS Modernization



Aerial photo – September 8, 2022

October 2022





Ribbon Cutting – September 17<sup>th</sup>, 2022

October 2022





Senior Class Photo August 30, 2022





Gymnasium

October 2022





Old gym flooring installed at locker room entrance.





Theater

October 2022





## Lincoln HS Modernization



Demolition

October 2022





# Lincoln HS Modernization



Site Plan

October 2022





## SCHOOL BUILDING IMPROVEMENT BOND

# Benson HS Modernization



Benson HS / Benson Swing Sites / MPG  
October 2022

PPS Team Lead: Armand Milazzo  
Design Bassetti Architects  
Construction Andersen Construction Co.

### STATUS AT A GLANCE

Legend:

	As planned: no concerns
	Caution: requires attention
	Impacts: impacts occurring

	As Planned	Caution	Impacts
Budget		X	
Equity	X		
Schedule	X		
Overall		X	

### BUDGET

	BUDGET		FUNDING		PROGRESS		FORECAST		CONTINGENCY	
	Original Budget	Current Budget	Bond Funds	Other Funds	Actuals To Date	Additional Encumbered	Estimate At Completion	Over/Under	Work Compl	Cont Remain
Benson HS	202,000,000	320,100,892	306,208,270	13,892,622	88,536,643	209,839,139	321,378,872	1,277,980	40%	5%
Swing Sites	-	13,789,989	13,789,989	-	11,986,870	507,965	12,512,009	(1,277,980)	100%	9%
MPG Building	-	76,270,189	76,264,189	6,000	4,715,069	68,475,930	76,270,189	-	2%	8%
<b>Benson Totals</b>	<b>202,000,000</b>	<b>410,161,070</b>	<b>396,262,448</b>	<b>13,898,622</b>	<b>105,238,582</b>	<b>278,823,034</b>	<b>410,161,070</b>	<b>-</b>		

### EQUITY

Percent of payments made to Certified owned businesses, percent of labor hours of apprenticeable trades; cumulative

	MBE	WBE	SDVBE	ESB	N-C	TOTAL	goal	MIN	goal	FEM	goal	APPR	req
Consultants	5.10%	8.72%	0.00%	1.37%	0.00%	15.19%	18%						
Contractors	10.07%	13.67%	0.00%	13.02%	0.00%	36.76%	18%						
Overall	7.28%	10.89%	0.00%	6.47%	0.00%	24.64%	18%						
Workforce								46%	25%	8%	14%	17%	20%

### SCHEDULE

NEXT MILESTONE:

50% Construction

On Track?

Yes

PROJECT	2021				2022				2023				2024			
Benson HS Modernization																
Benson Swing Sites																
MPG Building																

Baseline

Planning

Design

Construction

School Opening

October 2022

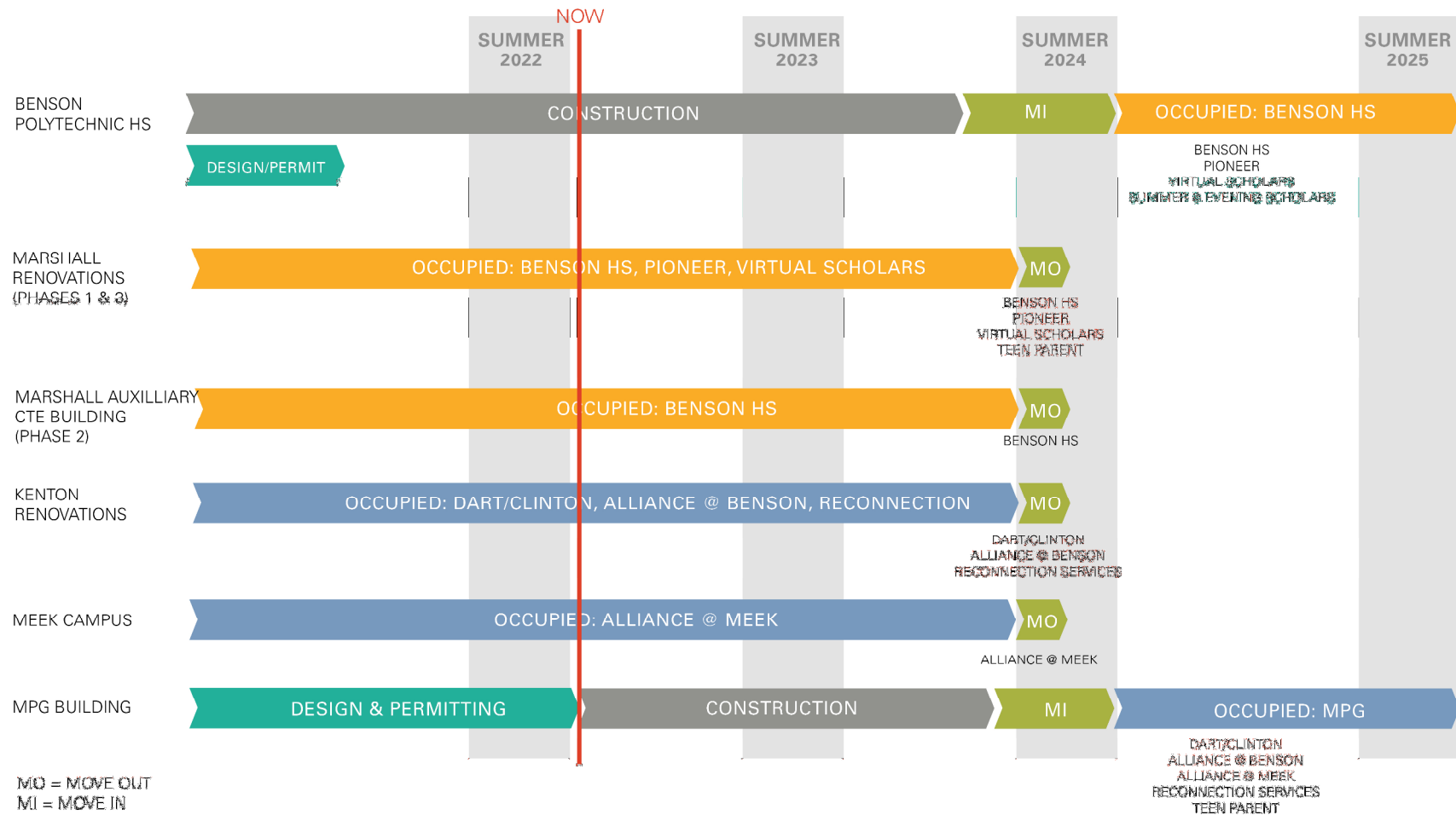




# BPHS & MPG Modernizations



## BENSON & MPG SITES



- Andersen Construction GMP Amendment approved by BOE 2/22/22





**SCHOOL BUILDING IMPROVEMENT BOND**

## Benson Tech HS Modernization



Exterior, front entry scaffolding removal & roof reinforcement/installation

Interior, Seismic reinforcement, Main lobby, & Restored historic windows



October 2022





## Benson Tech HS Modernization



Building C Steel fabrication, facing north



October 2022





## Building H Historic wall preservation & floor, facing east



October 2022





## Benson Tech HS Modernization



Main 1917 building tunnel chase, Admin office metal framing/rough-in, steel & wood reinforcing



October 2022





## Student Engagement

- **Building Mockup** - Student build (Construction, Electric CTE programs)
- Andersen **Construction Mentorship** at Marshall Campus (ongoing)
- Radio/broadcasting - **Benson Stories**, preserve history through storytelling (ongoing)
- Digital Media - **student designed CTE Courtyard banners** (In Progress)



October 2022

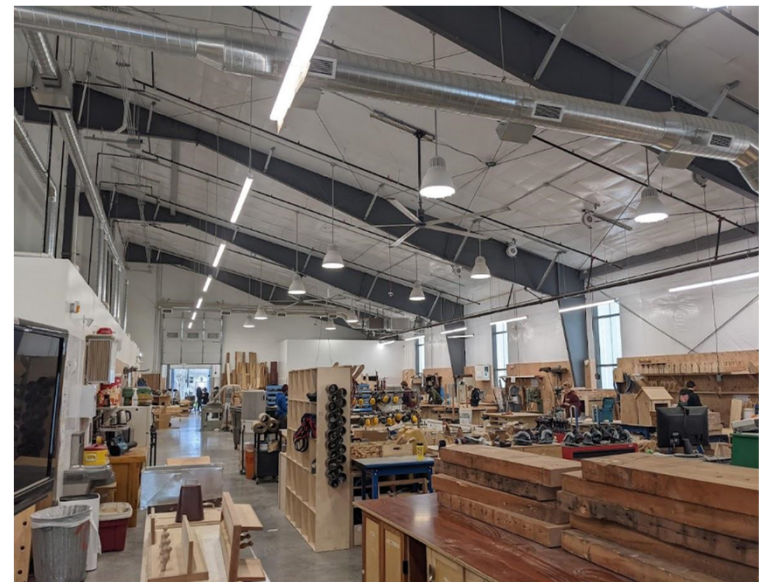




## Marshall Swing Site : Completed CTE Annex Building, Exterior, Automotive & Construction Shops

### Swing Site Update

- Construction Activities **Completed**
- Students enjoying new spaces, and equipment
- Facility-wide dust collection system operational



October 2022





**Multiple Pathways to Graduation Groundbreaking held on September 10, 2022**



## Type II Land Use

- Complete

## Portland Parks and Recreation- NPUP

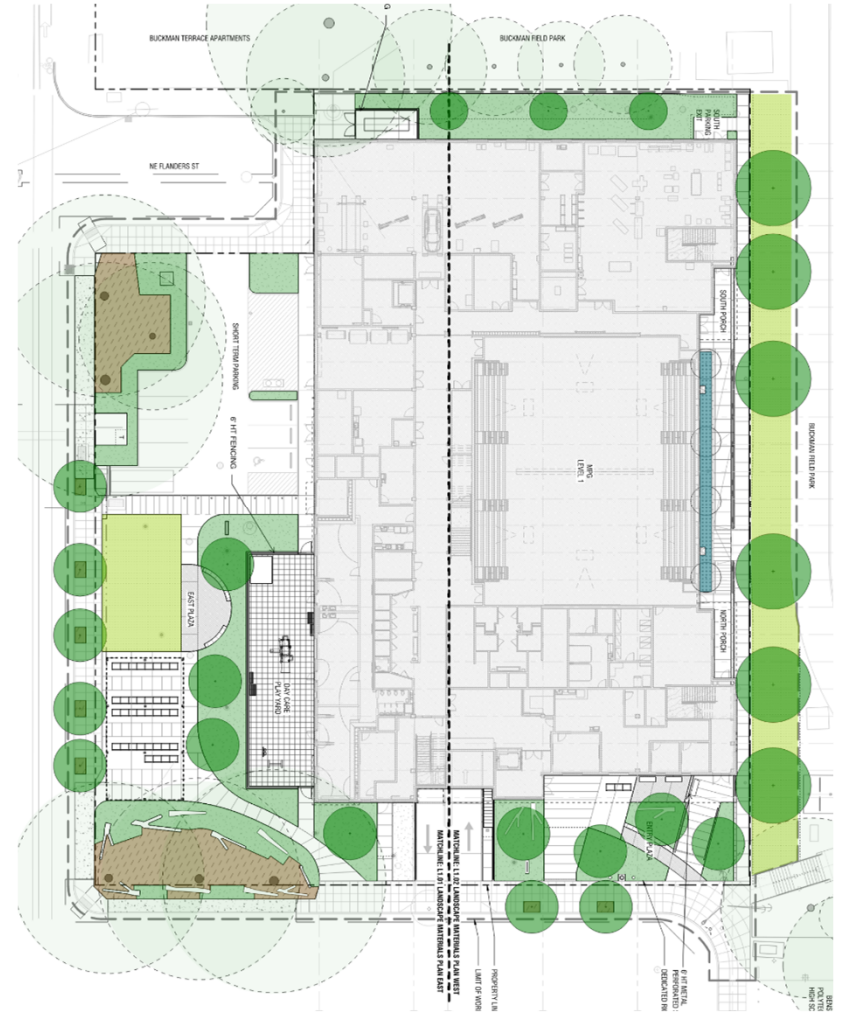
- Complete

**PBOT**

- Finalizing Encroachment Permit

# City of Portland Building Permit

- Submitted March 4, 2024
- Anticipate October 1, 2022
- Includes building & mechanical permit, bike shelter and work on Park's property







## PERMITTING

### MULTIPLE PATHWAYS TO GRADUATION

Portland, Oregon



#### LEED GOLD

The project is pursuing Gold certification under the LEED Green Building Rating System



#### DAYLIGHT

Priority was given to bringing daylight into learning spaces and throughout the circulation spaces in the building



#### WATER USE REDUCTIONS

Native plantings and drought tolerant landscape design reduce water needed for irrigation by 50%.



#### INDOOR AIR QUALITY

In addition to non-toxic finishes, the ventilation system provides 100% fresh outside air to interior spaces. Heat recovery systems recapture heat from the return air before it is exhausted from the building and not recirculated.



#### STORMWATER MANAGEMENT

Rainwater from the building and site is infiltrated into the ground to prevent erosion and flooding



#### TRANSPORTATION

The building is located near bus and light rail lines and close to diverse neighborhood services. Covered parking for bicycles and charging stations for electric vehicles are provided.



#### HEAVY TIMBER CONSTRUCTION

The wood structure contributes to the biophilic design and makes a significant reduction in embodied carbon





# Benson: Multiple Pathways Building



## PERMITTING

### MULTIPLE PATHWAYS TO GRADUATION

Portland, Oregon



#### EQUITY AND INCLUSION

Bassetti Architects is proud of our JUST Social Justice Label. The design process for the MPG Building included community engagement and outreach to groups such as Your Street Your Voice. The principles of Trauma Informed Design were used in the design of the building's spaces. All toilet facilities in the project are all-gender inclusive spaces.



#### PHOTOVOLTAIC SOLAR PANELS

Provide over 60% of the building's energy



#### ENERGY

EUI: 6 KBTU/SF/YR  
Meets the 2030 challenge



#### HEALTHY MATERIALS

The design team focused on selecting non-toxic materials for the project, that disclose their ingredients and don't emit volatile organic compounds (VOCs)



#### BIOPHILIC DESIGN AND TRAUMA INFORMED DESIGN

The building includes natural materials, graphics with natural and placemaking themes, and uses the principles of TID to create a welcoming place for students of all backgrounds.



#### CARBON FOOTPRINT

The design team aims to reduce the embodied carbon footprint from construction of the building by 60%. The design uses a timber structure, low-carbon concrete, and natural materials to reduce embodied carbon



#### HIGH EFFICIENCY LED LIGHT FIXTURES

Energy efficient LED light fixtures reduce energy use, improve lighting quality, emit light across a broad color spectrum, and are free of heavy metals like mercury.





## Jefferson HS Modernization



### Jefferson HS Modernization

October 2022

PPS Team Leads: Steve Effros, Kiesha Locklear, Ayana Horn

Design: BORA Architects, Lever Architecture

Construction:

### STATUS AT A GLANCE

Legend:

<span style="background-color: #90EE90; border: 1px solid black; display: inline-block; width: 20px; height: 10px;"></span>	As planned: no concerns
<span style="background-color: #FFFF00; border: 1px solid black; display: inline-block; width: 20px; height: 10px;"></span>	Caution: requires attention
<span style="background-color: #FF0000; border: 1px solid black; display: inline-block; width: 20px; height: 10px;"></span>	Impacts: impacts occurring

	As Planned	Caution	Impacts
Budget	X		
Equity*			
Schedule		X	
Overall		X	

### BUDGET

BUDGET		FUNDING		PROGRESS		FORECAST		CONTINGENCY IN CONTEXT	
Original Budget	Current Budget	Bond Funds	Other Funds	Actuals to Date	Additional Encumbered	Estimate At Completion	Over/Under	Work Complete / %	Contingency Remain / %
311,000,000	311,000,000	311,000,000	-	100,143	1,516,694	311,000,000	-	0%	13.04%

### EQUITY

Percent of payments made to Certified owned businesses, percent of labor hours of apprenticeable trades; cumulative

	MBE	WBE	SDVBE	ESB	N-C	TOTAL	goal	MIN	goal	FEM	goal	APPR	req
Consultants	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	18%						
Contractors*	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	18%						
Overall	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	18%						
Workforce*								0%	25%	0%	14%	0%	20%

\* Construction payments have not yet been made.

### SCHEDULE

NEXT MILESTONE:

Master Plan Approval

On Track?

Yes

PROJECT PHASE	2022				2023				2024				2025			
Planning																
Design																
Construction																
School Opening(s)																

Baseline

Planning

Design

Construction

School Opening

Baseline

Planning

Design

Construction

School Opening





## Planning & Engagement Schedule

PPS | Jefferson High School Comprehensive Planning Phase



June 1, 2022	Comprehensive Planning Committee Meeting CPC 1
June 15, 2022	Comprehensive Planning Committee Meeting CPC 2
August 24, 2022	Comprehensive Planning Committee Meeting CPC 3.1
September 7, 2022	Comprehensive Planning Committee Meeting CPC 3.2
September 21, 2022	Comprehensive Planning Committee Meeting CPC 4
October 12, 2022	Comprehensive Planning Committee Meeting CPC 5
November 2, 2022	Comprehensive Planning Committee Meeting CPC 6
November 16, 2022	Comprehensive Planning Committee Meeting CPC 7

Process, Overview, Design Justice Introduction
Vision, Mission and Goals
Site Plan Scenarios Session 1
Site Plan Scenarios Session 2
Memory / Experience / Culture / Heritage
Multiple Massing Options
Three Massing Options
Cost Review / Selection





## Engagement Communication

PORTLAND PUBLIC SCHOOLS

### Jefferson High School Modernization Master Planning



PPS will soon start the master plan for Jefferson High School. Master planning is a process that seeks input from the community and volunteers to join the Jefferson team.

**All voices welcome**  
PPS is preparing a robust engagement process to hear from the many diverse voices within the community. With full recognition of Portland's history of related to redevelopment efforts within historic neighborhoods, PPS is committed to making sure all voices are heard as this important project moves forward.



PORTLAND PUBLIC SCHOOLS

### Jefferson Modernization Town Hall Meetings

All meetings are located in the Jefferson High School Library (5210 N Kerby Ave, Portland 97217)

Jefferson High School is being modernized. We are currently in a two year planning and design process and construction begins in summer 2024. Come learn about the project and share your thoughts with the project team that will help transform Jefferson High School.

#### Upcoming Meeting Dates:

- August 24 @5:00pm
- September 21 @5:00pm
- October 12 @5:00pm
- November 2 @5:00pm
- November 16 @5:00pm

- Review the project's Vision/Mission/Goals
- Ways the new campus can be organized
- Review multiple options for the building's design
- Review of options for the Comprehensive Plan
- Preview of selection of final Comprehensive Plan option for Board approval

PPS is committed to making sure all voices are heard as this important project moves forward.

For more detailed information, please visit: <https://www.pps.net/JeffersonBond>

If you have questions or would like to share your comments please email the Jefferson Project Team at [JH5Bond@pps.net](mailto:JH5Bond@pps.net) or call the School Modernization line at 503.916.2222

**BUILDING OUR FUTURE TOGETHER.**  
<https://www.pps.net/JeffersonBond> • [JH5Bond@pps.net](mailto:JH5Bond@pps.net) • 503-916-2222  
@ppsbondprogram @PPSConnect

Portland Public Schools School Building Improvement Bond

Portland Public Schools is an affirmative action and equal opportunity employer




**Get Involved**  
For more information, visit [JeffersonBond](https://www.pps.net/JeffersonBond) or call 503.916.2222

Jefferson High School, located in the North Portland neighborhood, has long served as a community in Portland. The original 1909 school building and a track and fields, offering high school offering courses as well as community courses.

Portland Public Schools is committed to making sure all voices are heard as this important project moves forward.

**Jefferson Modernization**  
A Jefferson Modernization project is coming week several public community meetings to develop the design and modernization of the school.

**TOGETHER.**  
[JH5Bond@pps.net](https://www.pps.net/JH5Bond) • 503-916-2222  
@PPSConnect  
Schools is an affirmative action and equal opportunity employer

## JHS Modernization Community Design Workshop

October 15th, 2022  
Save The Date!



Presented By:



HOOD

BORA

LEVER



PLACE





## Engagement Activities

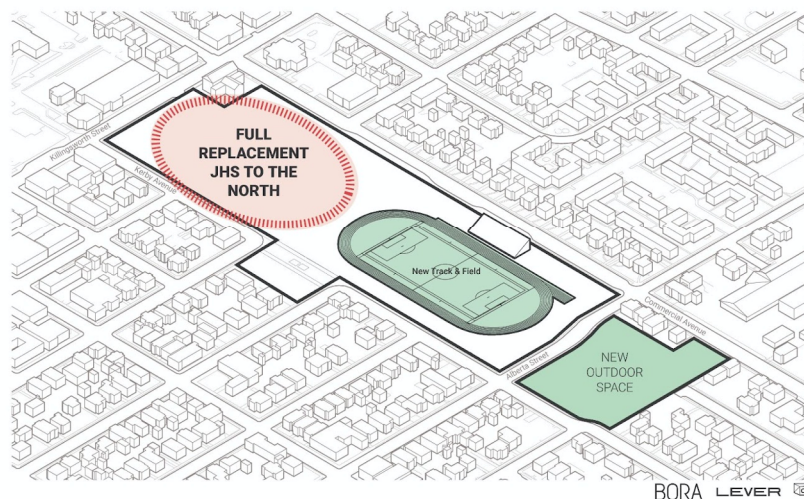




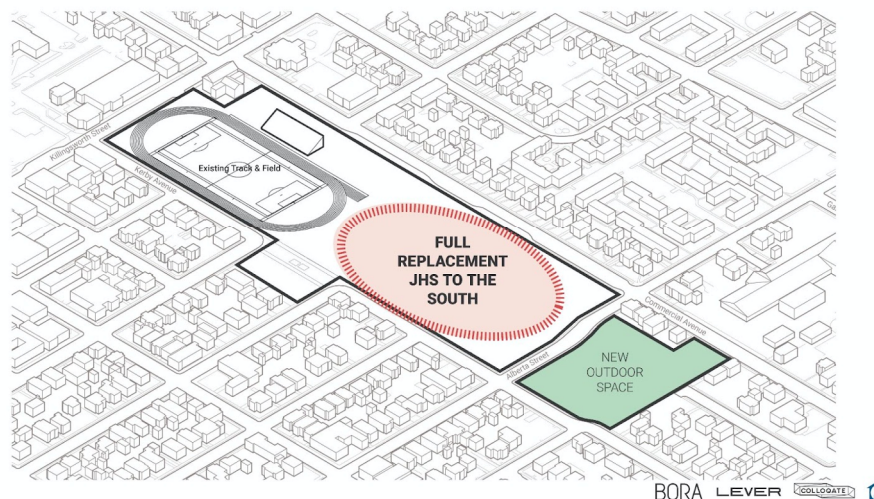


## CPC Evaluation of Conceptual Scenarios

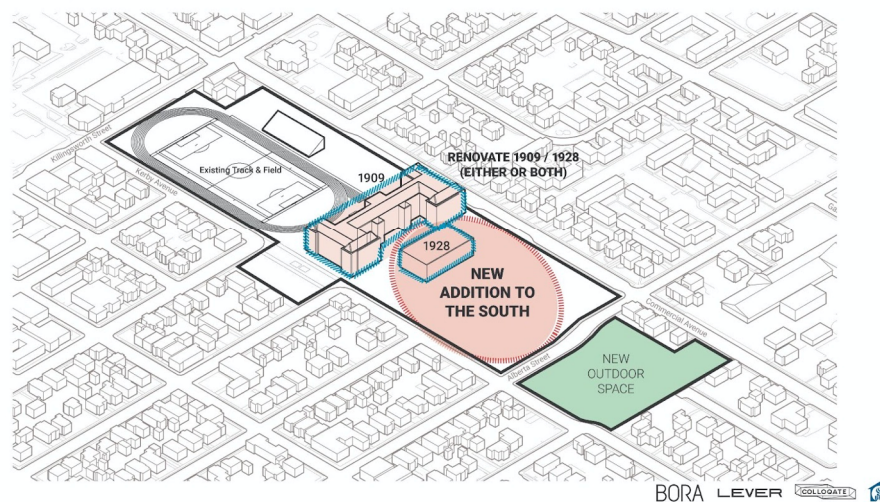
SCENARIO 1: FULL REPLACEMENT TO NORTH



SCENARIO 2: FULL REPLACEMENT TO SOUTH



SCENARIO 3: MODERNIZATION 1909/1928 & ADDITION







## CM/GC - Timing of GMP

PROJECT PHASE	2022			2023			2024			2025			2026			2027			2028		
Planning																					
Design																					
Schematic Design																					
Design Development																					
Construcion Documents																					
Construction																					
School Opening(s)																					

★ CM/GC selection

★ GMP pricing

★ GMP established

### Reasoning for Timing of GMP

- CM/GC selection: Goal to have CM/GC selected as part of the SD design phase and trade partners aligned during the SD/DD phase.
- GMP pricing: Goal to have CM/GC price the 100% SD set during Design Phase Approval.
- GM established: Goal to have the GMP established at 50% DD stage in order to have the most impact from Trade Partners on design and value engineering.





# Audit Implementation Process





## Audit Implementation Process



October 2022





# Adjourn

**Next meeting:**  
**November/December 2022**  
**5:30 pm**