

Ohio School Facilities Commission
April 20, 2006
Room 017 1:30 PM

Meeting was called to order at 1:38 PM.

1. Roll Call

Members present: Chairman Timothy S. Keen, Vice Chairman Carol Nolan Drake, Dr. Steve Puckett, Representative Timothy Cassell, Representative Clyde Evans, Senator Larry Mumper and Senator Teresa Fedor.

2. Dream School Presentation - Presented by Director Hickman and Andrea Phillips

Director Hickman shared with the Commission that this is OSFC's third consecutive year in sponsoring the Dream School Student Design Competition. Dream School is our agency's celebration of School Buildings Week, which takes place the week of April 17-21. School Buildings Week is a nationally designated week of events highlighting the importance of quality school facilities in helping students to achieve academically and socially. The concept was created by the Council of Educational Facilities Planners' International Foundation (CEFPI). This year OSFC invited high school students in grades 9-12 in districts funded through Fiscal Year 06 appropriations and those in the "Next Ten List" to participate in the competition. Nearly 40 districts received the program information. There were three primary goals of the competition: First, to encourage students to be more aware of their learning environment and its effect on learning. Second, to encourage students and the greater community to be involved in the school rebuilding program in their district. Third, to provide a career exploration activity for high school students to expose them to the fields of architecture, educational planning, education, and construction management.

Andrea Phillips, OSFC's Policy and Planning Analyst, shared with the Commission what the students were asked to submit. Students were challenged to create a two-dimensional interpretation of their ideal learning environment; they could choose to design a single classroom, a wing or portion of a building, or an entire school. They were asked to consider the following question in their design: How will this space make it easier for students to learn? Entries were received from five School Districts across the state. All of the projects exhibited a tremendous amount of creativity and thoughtfulness and OSFC staff was impressed with the level of detail that each project displayed. All participating students will be contacted by an OSFC Project Administrator or Planner to discuss their design idea with the design and construction teams at their school. Depending on their level of interest and availability, students may also participate in a job shadowing exercise and will have an opportunity to attend project core meetings with school district representatives, construction managers and project architects.

Six students from five school districts were recognized; two students were in attendance at the Commission meeting.

Joshua Spencer, 12th grade

Lakeside High School

Ashtabula Area City School District

Joshua's design for a High school building includes unique features such as a two-story library, with a bookstore on the bottom level and a large area on the second floor that features floor to ceiling windows. This room serves as a reading and study area. He feels that a better school design and improved layout will help students master the subjects taught at school.

Janina Brown, 10th grade

Gallipolis City School District

Janina's entry, titled "Reach for the Stars" is a spacious art studio that is designed with specific attention to students with disabilities. Her unique art studio design features taller tables for students in wheelchairs, recycling bins, energy efficient kilns and potters wheels, and individual cubbyholes for displaying student artwork. A small garden outside the studio with an access door will provide a relaxed, natural area for students to draw inspiration from and to create artwork based on nature.

Patrick Evans, 12th grade

Lakeside High School

Ashtabula Area City School District

Patrick's project, titled "Future of Lakeside" is a high school building that focuses on functionality and location of spaces within the building. Tutoring rooms are placed in each department's area, and each grade level would have their own guidance counselor with dedicated office space. The exterior of the building is comprised of steel and glass for what Patrick calls a "futuristic look." The sign at the entrance to the building would play scrolling marquees and footage of student extracurricular activities, similar to those at professional stadiums.

Ben Devine, 12th grade

Hillsboro High School

Hillsboro City School District

Ben's design is for a physical education wing of a high school building. He believes that a high-quality sports facility will raise spirits in the community, and will create opportunities for students to participate in a variety of activities that will teach the valuable lessons of teamwork and sportsmanship. A two-tiered design features bleachers on each side with a balcony area that would look out over the playing area. The facility would create a sense of school pride and give students confidence in their school, which Ben believes would make them perform better in class.

Chairman Keen presented the following students in attendance with a plaque and a certificate of appreciation.

Luke James, 11th grade

New Knoxville High School

New Knoxville Local School District

Luke's project is an Auditorium and Arts wing. His holistic design includes a band and choir room with stationary risers, attached practice rooms for individual or ensemble rehearsals and after school tutoring areas. An art room provides multi-purpose space for projects focused on a variety of fine, graphic and applied arts. State of the art computers and printers allow students to tap into digital resources. All rooms and entryways within the plan are designed to meet the needs of students with disabilities. Luke has provided movable seating and work surfaces to deal with variations in class sizes.

The auditorium is a special focus of the plan, with space for 658 people in a theater style seating arrangement and 296 spaces in a collapsible bleacher seating area at the rear wall. The floor is pitched towards the stage to form an area that can serve as both an orchestra pit or provide for offstage presentations. Collapsible bleachers can retract to provide extra space for art shows and displays. A large screen is set to drop down for projections from the light and sound booth and wide aisles provide for balanced traffic flow and easy access to seating. Backstage dressing rooms and prop storage complete the auditorium layout. Luke has given special attention to the surface materials in the plan, and even provides carpet, wood flooring, and paint samples in complementary patterns and colors in his display.

Justin Morone, 12th grade

North Union High School

North Union Local School District

Justin's entry features two very detailed drawings, both done in AutoCadd, which show two floors of a high school facility. The building is designed to be spacious and comfortable, providing a variety of areas that allow students to feel as though they have their own personal area within the school. Classrooms are grouped together to allow each major subject taught in the school to have a separate and distinct section of the building. Lab rooms are situated in a core area to provide opportunities for students to work in teams. The plan also includes a courtyard, complete with a balcony that juts into the building and overlooks one side of the gymnasium. The courtyard serves as an optional outdoor social and lunch area for students. Justin's narrative states, "I just want the students to be comfortable, have plenty of room to work, and have a lot of fun and an enjoyable experience while in school. Hopefully, these things will lead to better learning in the classrooms."

3. Adoption of the March 23, 2006 Minutes

The minutes were distributed prior to the meeting for the members' review. Chairman Keen asked if there was any discussion or amendments to the minutes.

Vice Chairman Drake moved to approve the March 23, 2006 minutes.

Dr. Puckett seconded the motion.

Approval: Vote 3-0.

4. School Energy Conservation Financing Program Approval – Presented by Mark Wantage

One school district, Parma City School District, has submitted a conservation financing program for Commission approval.

Parma City School District:

- Johnson Controls, Inc.
- Fourteen Buildings
- Total Cost \$3,099,242 (Including Interest @ 3.8%)
- Annual Savings \$206,655
- Payback Period 15.0 Years
- Lighting Retrofit (14)
- Hot Water Boiler Replacement (1)
- Steam Boiler Replacement (1)

This has been reviewed by the Ohio Department of Development/Office of Energy Efficiency and staff of the OSFC and is recommended for approval.

Dr. Puckett moved to approve Resolution 06-186.

Vice Chairman Drake seconded the motion.

Senator Mumper asked if 15 years a normal payback period. Chairman Keen replied that he believed that was the maximum permissible period. Some School District Projects have produced a shorter payback period. Mark Wantage, OSFC's Maintenance Administrator, stated that was correct.

Approval: Vote 3-0

5. Master Facilities Plan Amendment Approval – Presented by Steve Lutz

An amendment to the master facilities plan for the Georgetown Exempted Village School District in Brown County provides for necessary adjustments to the project scope and budget. The Elementary School project required additional funds to award contracts due to market conditions at the time of bidding. The gym floor of the Junior/Senior High School required replacement and this had not been identified in the facilities assessment. Funding is needed for the abatement and demolition of the old Elementary School. This was work the district had not planned for in the original master facilities plan. The state share of the increase is \$468,010. The local share of the increase is \$131,990. The total budget increase is \$600,000.

Staff has reviewed this amendment and recommends approval through Resolution 06-187.

Vice Chairman Drake moved to approve Resolution 06-187.

Dr. Puckett seconded the motion.

Approval: Vote 3-0

6. Project Agreement Approval – Presented by Steve Lutz

Steve Lutz presented a project agreement for the third segment of work for the Cleveland City School district under the Accelerated Urban Initiative. Director Hickman stated that we are very pleased that we have been able to work with Cleveland for Segment Three. The major urban centers are a huge undertaking for this commission and the state.

The scope of work for this segment includes construction of nine new elementary schools for Grades K-8 and construction of one new high school. The budget for this work is approximately \$148.3 million. The local share is \$47.4 million. The state share is \$100.8 million. Staff has worked with the district to develop the scope and budget for this third segment plan and recommends approval through Resolution 06-188.

Chairman Keen moved to approve Resolution 06-188.

Dr. Puckett seconded the motion.

Approval: Vote 3-0

7. Vocational Facilities Assistance Expedited Local Partnership Program Master Plan Approval - Presented by Steve Lutz

A master facilities plan for a joint vocational school district participating in the Vocational Facilities Assistance Expedited Local Partnership Program was presented. This program allows a Joint Vocational School Districts to make facilities improvements in advance of our funded program and to receive credit for these expenditures when they are served by the funded Vocational Facilities Assistance Program.

This master facilities plan is for the Wayne County Joint Vocational School District. The plan provides for renovations and an addition to the Wayne County Career Center to house 786 career technical students. The plan includes \$123,233 of locally funded initiative. The total budget of this master facilities plan is \$23,408,189. Staff has worked with the district to develop the scope and budget for this master facilities plan and recommends approval of Resolution 06-189.

Chairman Keen asked if the district is going to do a complete project now or a partial project. Steve Lutz responded that this is a request for approval of the master facilities plan and later we will be bringing a request for approval for their discrete local project scope. Chairman Keen asked if they would only be doing a part of this master plan as their project. Steve Lutz responded that it is the typical case that districts will do only a portion of the master plan for their project.

Dr. Puckett moved to approve Resolution 06-189.

Vice Chairman Drake seconded the motion.

Approval: Vote 3-0

8. Expedited Local Partnership Program Part Two Agreement Amendment Approval – Presented by Steve Lutz

This is an amendment to a Part Two Agreement for a School District participating in the Expedited Local Partnership Program. This program allows a district to make needed facilities improvements before being served in CFAP and to receive credit for those expenditures when they are served under CFAP and required to provide their local share of the project.

This amendment is for the Swanton Local School District in Fulton County. This Agreement is being amended to increase the scope and budget of the work performed by the district to

provide window replacement at Crestwood Elementary School and Park Elementary School at an expected cost of \$306,466. The revised budget for all the work performed by the district under the Expedited Local Partnership Program is \$19.4 million.

Staff has worked with the district to develop the scope and budget for this master facilities plan and recommends approval through Resolution 06-190.

Vice Chairman Drake moved to approve Resolution 06-190.

Dr. Puckett seconded the motion.

Approval: Vote 3-0

9. Architectural Agreements and Amendments Approval – Presented by Craig Weise

The following architect agreements and amendments were presented for approval.

Agreements:

School District	Project	Architect	Amount	Agreement
Fayetteville-Perry	Build one new middle school to house 400 students; renovations to the elementary and high schools	Steed Hammond Paul, Inc.	\$1,113,960	Agreement
Miami Trace	Build one new elementary school to house grades PK thru 5	Steed Hammond Paul, Inc.	\$1,354,081	Agreement
Scioto County JVS	Renovations/additions to the joint vocational facility to house 530 career technical students	Burgess & Niple, Inc.	\$843,523	Agreement

Amendments:

School District	Project	Architect	Fees to Date	Amount	Total	Amendment
Columbus – Seg. 1	Ohio Elementary School – Renovation of 1968 addition and demolition of 1957 addition.	Riciutti-Balog-Harris	\$405,793	\$56,811	\$462,604	Amendment
Columbus – Seg. 2	Southwood ES - new design for added students, demolish 1960 additions and plan for larger new addition.	SEM-Machisa Design Associates	\$393,572	\$156,603	\$550,175	Amendment

Locally Funded Initiatives:

School District	Project	Architect	Amount	Locally Funded Initiatives
Cincinnati – Seg. 2	School for Creative and Performing Arts - update schematic documents to accommodate existing buildings.	Cole + Russell Architects	\$93,270	Agreement - LFI
Columbus – Seg. 2	East Pilgrim Elementary School - change to combined site location for the project.	Robert E. Euans Architects, Inc.	\$68,943	Agreement – LFI
Columbus – Seg. 1	Ft. Hayes Site Utilities & Traffic & Parking Study - new duct banks for electric power, site lighting and controls.	Eluster L. Fields & Associates	\$79,500	Agreement – LFI
Columbus – Seg. 1	Binns Elementary- change of location of the proposed building on the site.	FJM Architects/TMP Architecture	\$35,000	Agreement – LFI
Columbus – Seg. 1	Ohio Elementary School - addition of dining hall.	Riciutti-Balog-Harris	\$31,623	Agreement – LFI
Columbus – Seg. 2	Southwood Elementary School – redesign of schematic design drawings, class size reduction and additional renovation costs.	SEM-Machisa Design Associates	\$16,411	Agreement – LFI
Fayetteville-Perry	LFI scope is: additional classrooms, HS gym renovations, athletic facilities, brick and sloped roofs and district offices.	Steed Hammond Paul, Inc.	\$234,654	Agreement – LFI
Miami Trace	1,300 additional square footage at PK-5, geothermal design, brick and slope roofs and additional design features.	Steed Hammond Paul, Inc.	\$136,587	Agreement – LFI
Scioto County JVS	Supplemental school district reno of Career Tech facilities.	Burgess & Niple, Inc.	\$51,263	Agreement – LFI
Warren City	Programming, design and construction administration for the locally funded initiatives (field locker	Fanning/Howey Associates, Inc.	\$343,164	Agreement – LFI

	rooms, natatorium and historic renovations at Warren Harding high school).			
Warren City	Provide services for the design of a shallow 2-foot deep surface detention basin at the Lincoln K-8 site that could be converted into a wetlands nature classroom.	Fanning/Howey Associates, Inc.	\$8,000	Agreement – LFI

The Commission staff has reviewed and recommends approval of Resolution 06-191.

Chairman Keen moved to approve Resolution 06-191.
Vice Chairman Drake seconded the motion.

Vice Chairman Drake asked how many segments are being planned for Cincinnati Public School District and Columbus Public School District. Craig Weise responded there are four or five for both and that they are still being planned due to the fluctuation of enrollment at the districts. Originally Cincinnati Public School District was planned for five segments and Columbus Public School District was planned for six segments.

Approval: Vote 3-0

10. Construction Manager Agreements and Amendments Approval – Presented by Craig Weise

The following Construction Manager agreements were presented for approval. These are new projects recently funded by the Commission.

CM Firm	District	County	Total CM Compensation
BBL	Gallipolis City	Gallia	\$1,458,023
BBL	Scioto County JVS	Scioto	\$775,537

The Commission staff has reviewed and recommends the approval of Resolution 06-192.

Dr. Puckett moved to approve Resolution 06-192.
Vice Chairman Drake seconded the motion.
Approval: Vote 3-0

The following Construction Manager agreement amendment was presented for approval.

<u>School District</u>	<u>Construction Management Company</u>	<u>Amount</u>
Chesapeake Union	BBL-Maescher/DAG	\$16,605

The reason for the amendment was due to an extension of the schedule by three months. This schedule extension was caused by the discovery of more asbestos in the abatement project for renovation.

The Commission staff has reviewed and recommends the approval of Resolution 06-193.

Vice Chairman Drake moved to approve Resolution 06-193.

Dr. Puckett seconded the motion.

Representative Cassell asked about the reason for the three-month extension. Craig Weise responded there was quite a bit of asbestos to be removed. The project team had anticipated removal of floor tile. Once the original floor was removed they discovered a second floor that needed to be removed. Representative Cassell shared his concern that it took three months to demolish the first floor. Craig Weise responded that removal of a second floor was the major factor for the additional three-month schedule extension.

Approval: Vote 3-0

The following Construction Manager agreement amendment for “locally funded initiative” was presented for approval.

<u>School District</u>	<u>Construction Manager</u>	<u>Amount</u>
Washington Court House CSD	Ruscilli Construction Co., Inc.	\$361,964

This was for a geothermal system and other design and is 100% locally funded for this amendment. The Commission staff has reviewed and recommends the approval of Resolution 06-194.

Vice Chairman Drake moved to approve Resolution 06-194.

Dr. Puckett seconded the motion.

Approval: Vote 3-0

11. Trade Construction Contracts Approval – Presented by Craig Weise

Director Hickman stated that we have 90 individual trade contracts for approval. These contracts will serve 13 different school districts in the State of Ohio.

Craig Weise stated that all of these trade contracts represent the lowest bidder except two that are highlighted in your packet. At Toledo City School District, the low bidder, Bayes, Inc., withdrew due to error in their bid. At Vinton County School District, the low bidder, Kinsale Corporation, withdrew their bid. All of these trade contracts represent the lowest responsible bidder.

The Commission staff has reviewed and recommends the approval of Resolution 06-195.

<u>School District</u>	<u>Contracting Entity</u>	<u>Scope Of Work</u>	<u>\$ Amount</u>
Akron City SD	Moser Construction Company, Inc.	Masonry	\$1,260,144.00
Akron City SD	Duer Construction Company, Inc.	Masonry	\$2,838,500.00
Akron City SD	Cavanaugh Building Corporation	Site Work	\$629,000.00
Akron City SD	Spano Brothers Construction Co. dba Spano Brothers Construction Co., Inc.	Foundations/Concrete	\$418,000.00
Akron City SD	Rittman Inc., dba Mull Iron	Steel	\$538,000.00
Akron City SD	Capitol Aluminum and Glass Corporation dba Capitol Aluminum & Glass Corporation	Glass/Glazing & Aliminum Systems	\$301,232.00
Akron City SD	Intec Building Systems, Inc. dba Intec Building Systems	Casework, General Trades	\$1,518,420.00
Akron City SD	Shaw Contract Flooring Services, Inc dba Spectra Contract Flooring	Flooring	\$142,250.00
Akron City SD	Breckendridge Kitchen Equipment & Design, Inc.	Food Service	\$69,888.00
Akron City SD	Golub Mechanical Contractors, Inc.	Plumbing	\$319,200.00
Akron City SD	Roth Bros., Inc.	Mechanical/HVAC	\$990,137.00
Akron City SD	S A Comunale Company, Inc. dba S A Comunale Co., Inc.	Sprinkler	\$145,248.00
Akron City SD	H L Parker Electric, Inc.	Electrical/Fire	\$776,700.00
Akron City SD	The Apostolos Group, Inc. dba Thomarios, One Canal Plaza	Painting, Conveying	\$130,794.00
Akron City SD	Brookside Lawn Services, Inc.	Landscaping	\$95,376.00
Cincinnati City SD	ESI, Inc.	Electrical/Technology	\$1,547,000.00
Cincinnati City SD	Blau Mechanical	HVAC	\$1,494,000.00
Cincinnati City SD	Feldkamp Enterprises	Plumbing	\$754,000.00
Cincinnati City SD	Dalmatian Fire	Fire Protection	\$187,600.00
Columbus City SD	T P Mechanical	Plumbing	\$589,800.00
Columbus City SD	Jess Howard Electric, Co.	Electrical	\$1,523,447.00
Columbus City SD	Farnham Equipment Company	Casework	\$182,500.00
Columbus City SD	ECONCO, Inc.	HVAC	\$175,000.00
Columbus City SD	Albert M. Higley Company	General Trades	\$7,053,600.00
Columbus City SD	Central Ohio Building	General Trades	\$80,800.00
Columbus City SD	Capital City Electric	Electrical	\$9,564.00
Columbus City SD	S S Kemp & Co.	Kitchen Equipment	\$220,676.00

Columbus City SD	Simplex Grinnell LLP	Fire Protection	\$132,644.00
Columbus City SD	Aggressive Mechancial	HVAC	\$1,647,000.00
Columbus City SD	ThyssenKrupp Elevator	Elevator	\$85,822.00
Columbus City SD	International Masonry, Inc.	Masonry	\$878,620.00
Columbus City SD	ECONCO, Inc.	HVAC/Boiler Replacement	\$277,000.00
Columbus City SD	A H Sturgill Roofing, Inc.	Roof Replacement	\$665,000.00
Columbus City SD	Fox Mechanical	Plumbing	\$24,670.00
Columbus City SD	Capital City Electric	Electrical/Boiler Replacement	\$15,973.00
Columbus City SD	Clara I. Brown Interiors	Furniture	\$377,353.75
Columbus City SD	Performance Site Management	Campus Site Utilities	\$1,326,200.00
Columbus City SD	Trucco Construction Company, Inc.	Cleveland Avenue Utilities	\$462,768.00
Columbus City SD	International Masonry	Plumbing	\$589,800.00
Columbus City SD	Tom Sexton & Associates	Furniture	\$231,648.00
Columbus City SD	ECONCO, Inc.	HVAC/Boiler Replacement	\$140,000.00
Columbus City SD	Continental Office Furniture	Furniture	\$2,713,677.56
Columbus City SD	Capital City Electric	Electrical	\$11,473.00
Columbus City SD	Fox Mechanical	HVAC/Boiler Replacement	\$147,330.00
Columbus City SD	Capital City Electric	Electrical/Boiler Replacement	\$5,173.00
Columbus City SD	K & W Roofing, Inc.	Roof Replacement	\$146,568.00
Columbus City SD	Ohio Electric Services of Dayton, Inc.	Electrical	\$47,000.00
Columbus City SD	Capital City Electric	Electrical/Boiler Replacement	\$7,244.00
Columbus City SD	ECONCO, Inc.	HVAC/Boiler Replacement	\$177,000.00
Columbus City SD	Dynalectric Company of Ohio	Electrical/Boiler Replacement	\$8,770.00
Columbus City SD	Farber Corporation	HVAC	\$145,400.00
Dayton City SD	La Force, Inc.	Segment I and II Lock/Core	\$194,830.00
Georgetown Ex Vill SD	School Specialty, Inc.	Loose Furnishings	\$21,693.81
Georgetown Ex Vill SD	Continental Educational Environments	Loose Furnishings	\$71,606.50
Georgetown Ex Vill SD	Spectra Contract Flooring	Gym Floor Replacement	\$92,750.00

Hamilton Local SD	Performance Site Management	Site Work / Demo Utilities	\$2,323,675.00
Jefferson Local SD	SOTA Technologies, Inc.	Network Electronics	\$74,850.00
Licking Valley Local SD	Lepi Enterprises, Inc.	Asbestos Hazard Abatement and Related Work	\$24,993.00
Lorain City SD	Fiorilli Construction Co., Inc.	General Trades	\$5,808,000.00
Lorain City SD	Electrical Corporation of America	Electrical	\$1,161,572.00
Lorain City SD	Giambrone Masonry, Inc.	Masonry	\$1,824,777.00
Lorain City SD	Miles Mechanical, Inc.	HVAC	\$1,350,000.00
Lorain City SD	Harner Plumbing, Inc.	Plumbing	\$640,500.00
Lorain City SD	Electrical Corporation of America	Electrical	\$1,187,063.00
Lorain City SD	Fire Protection, Inc.	Fire Protection	\$179,900.00
Montpelier Ex Vill SD	Quality Environmental Services	Asbestos & Hazardous Materials Removal	\$154,778.00
Portsmouth City SD	Diamond Excavating, LLC	Site Demolition	\$300,000.00
Portsmouth City SD	Eastern Environmental Services	Asbestos Abatement	\$185,020.00
Portsmouth City SD	Continental Office Furniture Corporation	Loose Furnishings	\$177,526.45
Portsmouth City SD	J & H Reinforcing & Structural Erectors	Playgrounds and Equipment	\$610,000.00
Portsmouth City SD	Farnham Equipment Company	Loose Furnishings	\$32,644.00
Portsmouth City SD	Tom Sexton & Associates	Loose Furnishings	\$223,811.17
Portsmouth City SD	Boone Coleman Construction, Inc.	Site Demolition	\$401,170.00
Portsmouth City SD	Shawnee Forestry Products	Site Demolition	\$339,000.00
Toledo City SD	Bayes, Inc. * * *	Plumbing & HVAC	\$1,690,000.00
Toledo City SD	Rudolph/Libbe, Inc.	General Trades	\$16,510,000.00
Toledo City SD	Romanoff Electric Co., LLC	Electrical	\$3,337,350.00
Toledo City SD	Crestline Paving & Excavating, Co., Inc.	Site	\$1,052,763.00
Toledo City SD	Anderzack-Pitzen Construction, Inc.	Site	\$784,000.00
Toledo City SD	Absolute Fire Protection	Fire Protection	\$102,770.00
Toledo City SD	Romanoff Electric Co., LLC	Electrical	\$774,460.00
Toledo City SD	S A Comunale Company, Inc.	Fire Protection	\$549,800.00
Toledo City SD	Bayes, Inc.	Plumbing & HVAC	\$5,540,000.00

Toledo City SD	Willson Builders, Inc.	General Trades	\$3,447,000.00
Vinton County Local SD	Stonecreek Interior Systems, Inc.	Educational Casework	\$477,200.00
Vinton County Local SD	Kinsale Corporation * * *	General Trades	\$9,169,296.00
Vinton County Local SD	BrenMar Construction, Inc.	Plumbing	\$883,900.00
Vinton County Local SD	Claypool Electric, Inc.	Electrical	\$1,818,460.00
Vinton County Local SD	Brewer & Company of WV, Inc.	Fire Protection	\$284,400.00
Vinton County Local SD	Glen James and Sons, Inc.	Off-Site Utilities	\$119,474.00
Vinton County Local SD	Microman, Inc.	Technology Infrastructure, Network Electronics, Video Distribution	\$1,107,557.00
Vinton County Local SD	Great Lakes Hotel Supply Company	Food Service	\$351,984.00
Vinton County Local SD	Pezzo Construction, Inc.	Masonry	\$2,155,300.00
Vinton County Local SD	H & A Mechanical, Inc.	HVAC	\$1,547,000.00
		Total	<u>\$103,337,884.24</u>

***Lowest Responsible, Second Lowest Bidder

Dr. Puckett moved to approve Resolution 06-195.
Vice Chairman Drake seconded the motion.
Approval: Vote 3-0

12. Settlement Agreement Approval – Presented by Jerry Kasai

Director Hickman stated this Settlement Agreement is for delay claims the State of Ohio and the School District incurred at Leetonia Exempted Village School District in Northern Ohio.

Jerry Kasai stated this matter is a lawsuit currently pending in Columbiana County Common Pleas Court. OSFC filed suit against the Construction Manager, Heery International, Inc. and the Architect, Buehrer Architecture and Engineering. The nature of claims related back to design, the initial bid and the failure to secure the necessary permits. The job was bid out without permits. This caused a delay of three to four months. The general contractor indicated on the bid form that the schedule was “to be determined.” The Construction Manager accepted the bid. When the bid package went out, it listed April 2001 as the date to start work, and it was actually bid in August 2001. This project had a number of mishaps. OSFC filed suit in August 2005. A number of mediation sessions have been held and we are now able to resolve the claims with the Construction Manager and Architect for \$625,000.

Chairman Keen moved to approve Resolution 06-196.
Vice Chairman Drake seconded the motion.

Representative Cassell asked how much were we seeking in litigation dollars. Jerry Kasai responded that the actual request for relief was “in excess of \$25,000,” a standard plea in

legal filings. Had it gone to trial, we would have alleged \$1 million plus interest. We are settling for \$625,000.

Vice Chairman Drake asked if the School District found the terms of the settlement acceptable. Jerry Kasai responded that the school district finds it acceptable. The school district is happy with the settlement and is looking forward to closure of the project.

Senator Teresa Fedor asked why this matter did not appear on the draft agenda. Jerry Kasai responded that it was an oversight.

Approval: Vote 3-0

13. Executive Director's Report

Director Hickman shared an update on the building status. OSFC has completed 418 buildings and currently we have 300 buildings in either design or construction.

Director Hickman provided an update on groundbreakings and dedications that have already occurred and those that are planned in the future. Director Hickman will be attending the George Hayes Elementary School groundbreaking at Cincinnati Public School District on April 21, 2006.

Director Hickman presented the 2005 Annual Report that is a summary of activities for this Commission for 2005.

Meeting was adjourned at 2:21 PM.

Timothy S. Keen

These meeting minutes were prepared by:
Carolyn McClure
Executive Assistant
Ohio School Facilities Commission