



CSO SCHENKEL SHULTZ

Meeting Report

PROJECT: LSC Workshop No. 5

PROJECT NO: 26109K

LOCATION: Sunnyside M.S. & Jefferson H. S.

MEETING DATE: 10/4/06 & 10/7/06

BY: Jim Schellinger

REPORT DATE: 10/8/06

PARTICIPANTS:

Dr. Edward Eiler
Dr. Bob Stwalley
Kay Walton
Bob Foreman
Brian Wagner
John Layton
Peter Martin
Dennis Martin
Bonnie Hobbs
Greg Eller
Mark Tomac
Tom Barker
Jana Reinhart
CJ Brown
Elizabeth McShurley
Frank Lane
Dan Guckien
David Howell
Kelly Coleman
Rebecca Sprague
Mike & Sandy Fights
Tina Niccum
Erin Smith
Linda Thompson
Mary Whittaker
Randy Vonderheide
Steve Habben
Greg Helms
Mark Meyer
John Rigsbee
Dr. Rosemary Rehak
Jeff Olson
Karen Rachles
Dan Olah
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CSO Schenkel Shultz will proceed in reliance on this report. Any discrepancies should be brought to our attention in writing within seven (7) days.

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SUMMARY:

1. The purpose of the meeting was to continue with the Pre 1028 workshops for Sunnyside Middle School, School Security and Refurbishing of Jefferson Theatre and Music Area.
2. A review of the agenda was completed. It was noted that during the process of preparing for Workshop No. 4, it was determined that the school security basis of design and conceptual design would be moved to Workshop No. 5. School security will be subsequently reviewed in this workshop. In addition, the basis of budget for Sunnyside, School Security and Jefferson Theatre and Music Area will be completed. Finally, Dr. Robert Foreman will review the Lafayette School Corporation financial status and the project tax impact.
3. Subsequent to Workshop No. 5, a final workshop will be completed. Workshop No. 6 will focus on the development of the project schedule while finalizing the recommended scope, quality and cost. We have now completed 10 of the 12 workshops.
4. A review of the basis of design and conceptual design for school security was completed. Based on the scope of work of school security issues at each school, the project team recommended that three items be coordinated within this project scope. These items include card access systems, security access systems, and the buzzer entry system at the main entrance for each school. Other aspects of school security, including passive and active security systems, improved bus drop-off and pick-up and parking, will be studied as a separate project at each school. These separate projects can then be funded by capital project funds, general obligation bonds, or other financial resources.
5. A review of the school security items for each school, with a focus on card access, security cameras and buzzer entry systems at the main entrance along with their projected costs, was then completed, see attached powerpoint presentation.
6. The basis of budget for Sunnyside Middle School was developed for each of the five options, as well as a sixth option that was developed. CSO Schenkel Shultz reviewed the original concept design for each option and subsequently the order of magnitude cost estimate developed for each. Based on a request at Workshop No. 5, Session No. 1, costs per square foot have been added to the order of magnitude cost estimates. A review of the concept design for each option as well as the order of magnitude cost estimate can be reviewed in the attached powerpoint presentation.
7. It was noted that an Option 4B was added which included Option 4, a new school; however, the existing auditorium was retained as a freestanding building.
8. CSO Schenkel Shultz reviewed a chart that illustrated the total square footage of each of the six options, the order of magnitude cost estimate including the overall project cost as well as the cost per square foot, and the annual operating cost figures, see attached powerpoint presentation. The order of magnitude cost estimates range from \$29.2 million for Option 1 to \$37.4 million for Option 4B.
9. A summary of the school security order of magnitude cost estimates was completed. It was noted that the current order of magnitude cost estimates for security is \$1,129,000, see attached powerpoint presentation.
10. A review of the Jefferson Theatre and Music Area basis of budget was then completed. It was noted that this project had previously been bid and that Kettelhut Construction has completed a cost estimate for this project and it was noted that the total costs are projected at \$9,684,790. However, this cost will be offset by private donations which originally total \$3.5 million. However, some of these funds have been used for infrastructure improvements and it is believed that there is currently approximately \$3 million remaining to be utilized toward the new construction. Consequently, a bond for these projects would need to include \$6,684,790 for this project.

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11. Dr. Foreman completed a detailed review of the LSC financial status and the tax impact of this overall project, see attached powerpoint presentation. It was noted that the tax impact per year for a \$39.5 million bond over 20 years for a typical homeowner with an assessed value of \$100,000 would be \$45.44 per year.
12. The meeting was opened to comments, questions and answers. All questions and responses given are documented on the attached powerpoint presentation.
13. The next workshop is Workshop No. 6: "Develop Project Schedule and Finalize Recommended Scope, Quality and Cost":

October 11, 2006, 7:00 p.m. at Sunnyside M.S.
October 14, 2006, 9:00 am. at Sunnyside M.S.

Respectfully,

James A. Schellinger, AIA
Principal

/cdj

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