

Mrs. Debra West introduced the following resolution and moved its passage:

RESOLUTION NO. 77-19

APPROVING COMBINED PROGRAM VERIFICATION AND SCHEMATIC DESIGN STAGE SUBMISSION FOR THE RENOVATIONS AND ADDITIONS TO THE EXISTING MIDDLE SCHOOL AND AUTHORIZING THE SUPERINTENDENT AND TREASURER TO SIGN THE DESIGN REVIEW ACCEPTANCE FORM AND ANY REQUIRED LFI MOU DOCUMENT FOR THE PROJECT AT THIS STAGE

The Superintendent recommends approval of the combined program verification and schematic design stage submission prepared for the renovations and additions to the existing middle school included in the co-funded CFAP project, including any work documented through an LFI MOU document that is outside the scope of the co-funded project, and requests authority to sign the documents on behalf of the Board.

Background:

1. The Board is undertaking a major construction project in cooperation with the Ohio Facilities Construction Commission ("OFCC"), through the co-funded Classroom Facilities Assistance Program ("CFAP"), which includes a new high school for grades 9-12 with career tech, a new elementary school for grades PK-4, renovations/additions to Warren Middle School, and demolition of school buildings no longer needed for classroom purposes, as well as certain improvements funded by the Board that are part of the co-funded improvements and others that are separate from the co-funded improvements, but which are not part of the co-funded OSFC project budget (all of which is referred to as the "Project").
2. Fanning/Howey Associates ("A/E") completed the program verification and schematic design stage documents for the portion of the Project consisting of renovations and additions to the existing middle school, and the documents have been submitted as a combined design stage submission, which has been reviewed by the Board's representatives, the OFCC Project Manager, and Barton Malow Company, the construction manager at risk for the Project ("CMR").
3. The CMR provided comments on the documents, which have been reviewed, and the A/E updated the documents to reflect any outstanding issues identified in the program verification stage and the schematic design stage documents.
4. The schematic design stage submission includes a preliminary estimate of construction cost, a preliminary schedule, and an updated staffing plan and other documents and information required by Sections 5.3.4 and 5.4.5 of the applicable OFCC General Conditions document, and the A/E has coordinated with other members of the Project team to prepare the design development stage documents.
5. The Form Agreement for Locally Funded Initiatives (LFI) document (LFI MOU) will be prepared by the CMR, with input from the OFCC Project Manager, to describe any improvements included in the Project that are not part of the co-funded building program.

6. The CMR, after completing the schematic design stage estimate of construction cost, has taken the position that the Project is over budget. The CMR, however, has also indicated that the Project would still be significantly over budget even if it was designed to the minimum standards of the OSDM due to escalated market costs for labor and material. As a result, there is no ability to value engineer enough components out of the Project to meet budget and still have a Project that incorporates the basic facilities needed to provide a complete educational program at the middle school, per current standards. Thus, a budget adjustment is needed to co-fund the portion of the project overage related to escalated market costs for labor and material.
7. Approval by the Board of the combined design stage document submission is required, which is documented by signing the Design Review Acceptance form for the combined program verification and schematic design stages and the LFI MOU, if any, when it is prepared.

The Warren Local School District Board of Education resolves as follows:

1. The combined program verification and schematic design stage document submission for the portion of the Project consisting of the renovations and additions to the existing middle school is approved, subject to any further approval required from the OFCC, and the Superintendent and Treasurer are authorized to sign the Design Review Acceptance form on behalf of the Board and any LFI MOU document prepared for work on the existing middle school that is outside the scope of the co-funded CFAP project.
2. The A/E and CMR are authorized to proceed with preparation of the documents required for the design development stage submission for the portion of the Project that consists of the renovations and additions to the existing middle school.
3. The Superintendent is authorized to request a budget adjustment from the OFCC to co-fund the budget overage related to escalated market costs for labor and material required for the portion of the Project consisting of the renovations and additions to the existing middle school.

M R. Robert Allen seconded the motion and, after discussion, a roll call vote was taken and the resolution passed.

AYES: Mr. Allen, Mr. Brackenridge, Mr. Crum, Mrs. Proctor, Mrs. West NAYS: none

The resolution passed.

The foregoing is a copy of the action taken by the Warren Local School District Board of Education at its meeting on Sept 26, 2019.

Date: Sept 26, 2019

Melcie Wells
Melcie Wells, Treasurer
Warren Local School District