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Minutes

Project	Gervais SD Bond Planning	Date	October 26, 2021
Location	Elementary School Cafeteria & Zoom	Project No	135341
Subject	Bond Development Committee Meeting 5		
Attendees	Name (Attendees in bold)	Affiliation	
	Dandy Stevens	Bond Development Committee	
	Bob Martin		
	Kerry Broadhurst		
	Creighton Helms		
	Andrew Aman		
	Eliana Belle		
	Courtney Karns		
	Megan Dilson		
	Tracy Lewis		
	Becky Miller		
	Gil Miller		
	Tucker Brack		
	Michelle Zelenka		
	Caryn Davis		
	Rebecca Zharkoff		
	Adelita Ruiz		
	Gustavo Munoz		
	April Joy Koer		
	Melinda Fitz-Henry		
	Michelle Chase		
	Ken Stott		
	Esther Oropeza		
	Toni Johnson		
	Sylvia Valentine-Garcia		
	Henry Buswante		
	Amanda Braswell		
	Terry Beilke		
	Ana Contreras		
	Diana Bartch		
	Rebecca Stuecker	IBI Group	
Distribution	Attendees; Bond Development Committee		

This is a record of the first Bond Development Committee meeting for the Gervais School District.

1. Welcome
2. Dandy provided a summary of last night's community outreach meeting and the very positive and supportive feedback from that parent group. She then listed of the upcoming community outreach events that are happening in the next two weeks.
3. The preliminary survey results are favorable, participants recognize the need and are supportive of a bond up to about \$50/month increase in their property taxes. Based on the analysis presented in BDC meeting #3, that would equate to about a \$31M bond. Adding the expected \$4M OSCIM grant from the state, that would mean the committee's final recommendation to the board should be no more than about \$35M.
4. All of the data from the survey and feedback from community events will be available to the committee by the end of November in order to finalize the recommendation to the Board in December.
5. Rebecca presented the project lists (attached). The current total, as seen on the summary page, is about \$36M. The committee is tasked with putting about \$1M worth of projects into the "Include if More Funding is Available" column and out of the "Definitely include in the May 2022 Bond" column.
6. The committee broke into small groups, including those on zoom, to do this work. The following is a summary of suggested changes to the project lists:

Elementary School:

- Change E2.3 "provide a student counseling center" to minor remodel. Total 65,000 construction budget.
- Move E2.7 "add windows to the hallway" to the second column
- Move E3.1 "new bleachers in gym" to the first column, they are inaccessible and a equity issue (this is an added cost)
- Move E3.8 to the second column – Gus to confirm the number and extend of exterior repairs needed.
- E3.15 can be deleted, per Gus this has already been done.

Middle School:

- Move M2.4 to the second column, this should be part of M1.1
- Reduce M2.5 to 50,000 construction budget. Some furniture is in great shape.
- M3.5 Remodel locker rooms, Reduce to 60,000 construction budget.
- M3.9 can be deleted, per Gus this has already been done.

High School:

- H1.2 reduce to 150,000 construction budget. There is a new curtain/AV/lighting at the stage already. The music room needs some work, and there is a need for a backstage changing area.
- Reduce H2.8 "replace furniture" to 50,000, much of the furniture is in good condition.
- Move H2.12 "lockers" to the second column. Many students don't even seem to use their lockers.
- H3.13 "add air conditioning", make sure the admin office is included in the area, it is not listed.

Other Projects

- No changes.
7. Follow-up Questions/tasks:
- Exterior improvements at Elementary and High School look high. How many windows need to be replaced? Gus will do an assessment since some windows have been replaced in recent years, and will provide IBI with a detailed list of needs at both schools.
 - M3.2 – question about capacity. Did the fire marshal say there was an occupant limit on the gym? If so could we even fill the bleachers if we had them? IBI will do a code analysis.
 - The cost of the covered play looks high. Is that really how much it'll cost? IBI will review recent bid numbers and estimates for other elementary-school covered play areas.
 - Item H2.4 "place for homeless youth to access the things they need to be independent" will be part of the alt. ed. remodel. Q: what is included? A: a clothing closet, food pantry, toiletries, access to a washer/dryer for laundry. Showers in the remodeled locker rooms will also be available.
 - If the new middle school building requires the 8th-grade building be demo'd, where will the 8th-graders go? We'll need to have 4 classrooms available for them. A solution and idea about construction phasing and schedule will be provided at the next meeting to ensure the District will not need to purchase portables for the displaced 8th-graders.
8. The three school master plan designs were printed on large paper and put up on the wall of the cafeteria (zoom participants were given pdfs in advance). Rebecca walked through each plan. The following is a record of feedback provided:
- Q: What happens in the remodel space of the elementary school? A: the admin area will be remodeled to include a secure vestibule and make a more functional front office and welcoming entry. The area in blue across the hall will be remodeled to be the counseling center.
 - Covered play area Q: will it be attached to the existing school? A: no, it is a free-standing structure for fire code and structural reasons, but the location and shape are flexible. Consider moving it between the recess exit doors to the west of the staff room and stretch down to the existing covered play? That is the most common path of travel for kids.
 - What happens to the office at the high school? It is expanded into the current waiting area, a new addition is built onto the front of the building, and the reception and workroom are remodeled and made larger.
 - Middle School master plan seems to make sense, like the fence line that encloses the campus. The only doors open during the school day are the front doors of the new classroom building. Once visitors check in there, they have access to the other buildings within the fenced area. The multipurpose commons can have an access point that is open after hours, but those doors will be locked during school.
 - Where are the staff restrooms in the middle school plan? What about custodial rooms? Some support spaces are not shown on the plans like

electrical rooms, server rooms, etc., but are included in the overall square-footage used for the project budgets. IBI will follow up with plan revisions.

9. Rebecca made the suggested adjustment to the project lists directly on the excel spreadsheet during the meeting and prior to completing the follow-up tasks and input from the District operations team, the grand total was just under the \$35M goal.
10. Wrap Up: The committee has done a great job of getting to the goal bond budget. There is currently one last meeting on the calendar. Dandy will consider if it is necessary to keep this meeting. Community feedback will be part of the agenda as well as completing the follow-up tasks.

Next Steps:

Tentative BDC Meeting #5 on November 9, 2021 at the Elementary School Commons and Zoom

These meeting notes are a record. If there are any errors and/or omissions in the foregoing notes, please advise our office immediately; otherwise these notes will be considered correct and complete as written.

Submitted by,
Rebecca Stuecker
IBI Group Architects Inc.

Attachments:
Item:

Pages:

Bond Project Lists
Master Plans

6
3

Gervais School District

COMBINED INPUT

Bond Estimate Summary

Last Edited: October 26,2021

Project	Budget	
	Definitely Include in May 2022 Bond	Include if More Funding is Available
GERVAIS ELEMENTARY SCHOOL		
Additions and Upgrades to the existing building.	\$3,406,723	\$647,416
GERVAIS MIDDLE SCHOOL		
New STEM, classroom, and admin Addition, new Multipurpose Building. Upgrades to the existing building.	\$17,179,494	\$128,349
GERVAIS HIGH SCHOOL		
Additions and Upgrades to the existing building.	\$12,226,661	\$0
MISCELANEOUS PROJECTS		
Field Lighting, Bleachers, etc.	\$1,220,880	\$1,494,795
Elementary & High School Seismic Upgrades	\$0	\$1,890,016
Middle School Building Loan Consolidation	\$2,000,000	
TOTAL**	\$36,033,757	\$4,160,575

** Cost estimates escalation to a 2024 construction start

Gervais Elementary School

2021 Bond Planning Committee

		Definitely Include in Bond	Include if More Funding is Available	Construction Budget*	Project Budget**
CTE, STEAM Programs, and Capacity Needs					
E1.1	Library Remodel to support STEM			\$35,000	\$48,300
E1.2	Performance and presentation space with stage and risers			\$400,000	\$552,000
Building Community & Supporting Students					
E2.1	Replace Worn & Inflexible classroom furniture		X	\$350,000	\$350,000
E2.2	Prioritize student wellbeing			\$75,000	\$103,500
E2.3	Provide a student counseling center	X		\$220,000	\$303,600
E2.4	Provide a designated large conference room / gathering space for teachers			\$30,000	\$41,400
E2.5	Upgrade the staff room		X	\$15,000	\$20,700
E2.6	Add a staff room to the K-2 building			\$15,000	\$20,700
E2.7	Add windows to the hallway from the classrooms	X		\$10,000	\$13,800
E2.9	Improve the acoustics in the classrooms		X	\$30,000	\$41,400
E2.11	Strengthen community between K-2 and 3-5. Staff and students				\$0
E2.12	Improve Single-Occupant restrooms for community and student needs	X		\$85,000	\$117,300
E2.13	Reconfigure storage to make more efficient and functional in classrooms		X	\$35,000	\$48,300
E2.15	Remodel all other student restrooms	X		\$30,000	\$41,400
E2.14	Staff Wellness Room			\$10,000	\$13,800
Infrastructure, Access, & Safety					
E3.1	New bleachers in the gym		X	\$80,000	\$110,400
E3.2	Adequately sized covered play area so students do not need the gym on rainy days	X		\$500,000	\$690,000
E3.3	New, more secure doors for lockdown	X		\$30,000	\$41,400
E3.4	Improve accessibility & security at entry doors: Add a security vestibule and wheelchair accesss. Make a welcoming entry.	X		\$510,000	\$703,800
E3.5	Fix the safety issues at the K-2 building: students who bolt can run straight to the street	X		\$25,000	\$34,500
E3.7	Roof upgrades - reframe to eliminate the "well" area	X		\$96,126	\$132,654
E3.8	Exterior improvements- siding, trim, window replacement in the gym building,	X		\$150,000	\$207,000
E3.9	Interior improvements - replace broken/damaged ceilings, flooring, walls, general interior refresh with paint and color	X		\$185,000	\$255,300
E3.10	HVAC upgrades	X		\$335,373	\$462,815
E3.11	Investigate kitchen layout and space - expand or remodel			\$150,000	\$207,000
E3.13	Replace flooring at entry to gym/commons building			\$15,000	\$20,700
E3.14	Repave dropoff lane		X	\$37,240	\$51,391
E3.15	LED lighting replacement		X	\$75,000	\$103,500
SubTotal		\$3,003,569	\$570,800		
Total 2023 Construction Start***		\$3,198,801	\$607,902		
Total 2024 Construction Start		\$3,406,723	\$647,416		

Notes

allowance

remodel existing stage/storage, open to library. approx 2000sf heavy remodel

furniture, no markups

remodel allowance to create gallery spaces to show off student work, calming corners for de-escalation, small group work zones

1000sf heavy remodel, include chill-out for kids

250sf remodel

light remodel

500 ea x 20. For supervision of students doing group work in the

allowance for "a few rooms", pending acoustic study.

what does this look like? Discuss with BDC

400sf ea heavy remodel

allowance

light remodel allowance

500 seat

5000sf covered play

replace hardware

Admin remodel/Addition to include security vestibule, health room with accessible restroom, functional workroom/office space

per assessment report

does not include roof well, re-seal, patch & repair. match appearance to other buildings

per assessment report + 15k for paint throughout

minor remodel

\$3.80/sf x 9,800sf

Does not include energy incentive \$

Seismic Upgrades

2021 Bond Planning Committee

		Definitely Include in Bond	Include if More Funding is Available	Construction Budget*	Project Budget**	Notes
Infrastructure, Access, & Safety						
E3.6	Elementary School Seismic Upgrades		X	\$1,207,500	\$1,666,350	Pending approved seismic funds
HS3.6	High School Seismic Upgrades		X	\$1,677,500	\$2,314,950	
SubTotal		\$0	\$1,666,350			
Total 2023 Construction Start***		\$0	\$1,774,663			
Total 2024 Construction Start		\$0	\$1,890,016			

*New and Remodel construction costs based on ODE facility assessment templates and seismic report. New construction \$/sf values for new construction current to Summer 2021 rates.

**Project Budget = Construction Budget + Consultant & PM Budget (16%) + Design & Construction Contingency (8%) + Permits, Fees, Furniture, & Equipment (14%)

*** Rates based on 6.5% per year assumed escalation

Gervais Middle School

2021 Bond Planning Committee

		Definitely Include in Bond	Include if More Funding is Available	Construction Budget*	Project Budget**	Notes
CTE, STEAM Programs, and Capacity Needs						
M1.1	New STEM, Dining, and Performing Arts Building with Main Entry. Include Outdoor student gathering space. Demo the 8th-grade building.	X		\$9,150,000	\$12,627,000	(9,300sf of MPP*) + (17,000sf of preman)
Building Community & Supporting Students						
M2.1	Remodel to make existing classrooms larger with added storage, new counseling, and staff restrooms	X		\$810,000	\$1,117,800	4000sf remodel (incl. culinary - check equipm & HVAC costs, possible grant)
M2.2	Improve counseling services - places students can decompress with a counselor			\$10,000	\$13,800	500sf remodel
M2.3	Provide a student-owned gathering spaces throughout existing building & Spaces to highlight student work			\$50,000	\$69,000	allowance
M2.4	Outdoor learning and gathering spaces for students	X		\$35,000	\$48,300	allowance
M2.5	Replace Worn & Inflexible classroom furniture	X		\$150,000	\$150,000	allowance, no markups
M2.6	Private office and storage for all teachers within their classroom			\$180,000	\$248,400	100sf x 12 = 1200sf remodel
M2.7	Exterior building refresh	X		\$25,000	\$34,500	allowance -entry canopy and paint
M2.9	Reduce crowding in the hallway by moving or re-arranging lockers	X		\$20,000	\$27,600	allowance - replace with benches, student display
M2.10	Staff wellness room			\$10,000	\$13,800	light remodel allowance
M2.11	Scoreboard in Gym		X	\$7,000	\$9,660	
Infrastructure, Access, & Safety						
M3.1	Fix the slippery gym floor (District is currently remodeling)	X		\$72,000	\$99,360	New 6000sf rubber gym flooring, \$12/sf
M3.2	Accessible bleachers	X		\$70,000	\$96,600	400 Seating
M3.3	Provide Restrooms and drinking fountains close to the 8th grade building			\$42,500	\$58,650	
M3.4	Covered walkway connections to the gym & north buildings	X		\$150,000	\$207,000	
M3.5	Remodel locker rooms to increase safety	X		\$120,000	\$165,600	
M3.6	Minor Parking Lot Repair			\$15,000	\$20,700	
M3.7	Interior improvements - replace damaged flooring in 8th grade building			\$7,000	\$9,660	
M3.8	Safety & Security Upgrades	X		\$65,000	\$89,700	Door Hardware in existing building, site fencing
M3.9	LED lighting replacement		X	\$75,000	\$103,500	Does not include energy incentive \$
M3.10	New Parking, Sidewalks at the north & offsite improvements	X		\$350,000	\$483,000	25,000sf parking and walkways
SubTotal			\$15,146,460	\$113,160		#NAME?
Total 2023 Construction Start**			\$16,130,980	\$120,515		
Total 2024 Construction Start			\$17,179,494	\$128,349		

*New and Remodel construction costs based on ODE facility assessment templates and seismic report. New construction \$/sf values for new construction current to Summer 2021 rates.

**Project Budget = Construction Budget + Consultant & PM Budget (16%) + Design & Construction Contingency (8%) + Permits, Fees, Furniture, & Equipment (14%)

*** Rates based on 6.5% per year assumed escalation

2018 Pre-Engineered Building Construction = Approx \$297/sf. + escalation to 2021 = \$315/sf

Area Program for New MS STEM & Multipurpose Addition

SF

Multipurpose Commons	3500
Stage & Stage storage	1200
Kitchen	1800
Subtotal - MPP (Mass Ply Panel)	6500
30% Net to Gross (hallways & wall thicknesses)	8450
STEM Makerspace Lab & Storage	1600
Main entry & Admin office w/ Nurse & Health Room	1000
2 Science Labs with Prep Area & Storage	3200
2 general education classrooms	1900
Restrooms	1000
Music Room with Instrument Storage & 2 practice rooms	1900
Culinary Arts Lab & Storage	1600
Subtotal - Premanufactured Bldg	12200
30% Net to Gross (hallways & wall thicknesses)	15860
Total SF	24310

Gervais High School

2021 Bond Planning Committee

		Definitely Include in Bond	Include if More Funding is Available	Construction Budget*	Project Budget**	Notes
CTE, STEAM Programs, and Capacity Needs						
H1.1	Add more CTE elective spaces, supplement what will be offered by the Willamette Career Academy - Remodel existing Fitness/Computer lab area for Medical Pathways.	X		\$675,000	\$931,500	2700sf Remodel
H1.2	Upgrade existing performing arts spaces	X		\$625,000	\$750,000	2500sf remodel
H1.3	Upgrade science labs ventilation/plumbing/electrical	X		\$250,000	\$345,000	
H1.4	Provide spaces for student break-out small group project work			\$35,000	\$48,300	remodel allowance
H1.5	Add Outdoor covered area in existing courtyard, demolish room that separates courtyards	X		\$115,000	\$158,700	
H1.6	New culinary arts lab			\$1,020,000	\$1,407,600	2000sf new construction
H1.7	Remodel Room 7 for business CTE and leadership, add a student store/cafe.	X		\$125,000	\$172,500	
H1.8	Increase the size of the commons and kitchen to serve the HS population			\$1,530,000	\$2,111,400	3000sf addition, (MS will have its own, no need to expand)
H1.10	Add 2 new classrooms + student toilets & covered secured connection between N/S wings	X		\$1,558,000	\$2,150,040	3050sf new construction
H1.11	Convert existing science labs to 3 classrooms, create connection to South Wing			\$675,000	\$931,500	
Building Community & Supporting Students						
H2.1	Add a college/career pathways center with computers for students			\$610,000	\$841,800	1200sf addition
H2.2	Relocate counseling to be closer to where students gather and not in the admin area, make more welcoming			\$162,500	\$224,250	650sf remodel
H2.4	Provide a place for homeless youth to access the things they need independently			\$15,000	\$20,700	allowance
H2.5	Remodel Existing Courtyard to be a Student Center			\$1,530,000	\$2,111,400	3000sf New Construction
H2.6	Remodel Student Restrooms	X		\$150,000	\$207,000	1200sf heavy remodel
H2.8	Replace Worn & Inflexible classroom furniture	X		\$250,000	\$250,000	allowance, no markup
H2.9	update library to have more collaborative spaces	X		\$5,000	\$6,900	include with H2.4
H2.10	Add places to exhibit student work and highlight our culture and history			\$25,000	\$34,500	allowance
H2.12	Lockers for students, currently sharing	X		\$15,000	\$20,700	allowance
H2.13	Increase opportunities for dining areas throughout school			\$25,000	\$34,500	allowance
H2.14	Remodel locker rooms	X		\$495,000	\$683,100	25000sf remodel, maintain existing structural walls and m
H2.15	Staff Wellness Room			\$10,000	\$13,800	light Remodel allowance
Infrastructure, Access, & Safety						
H3.1	Replace Roof	X		\$2,075,986	\$2,864,861	
H3.2	ADA access to the gym mezzanine, remodel for weightlifting, fitness, & high need students	X		\$65,000	\$89,700	add a wall between upper area and gym
H3.3	Replace outdated tech equipment	X		\$30,000	\$41,400	allowance
H3.7	Exterior Improvements - replace single pane windows, replace damaged doors, repair walls, repaint	X		\$150,000	\$207,000	Tie all three schools together, Exterior entry refresh. Doesn't include roof
H3.8	Major Interior Improvements - replace damaged flooring, ceiling, and wall surfaces. Pest Management, New Paint and refresh throughout	X		\$473,476	\$653,397	
H3.9	Resurface and restripe driveways and parking lots			\$235,600	\$325,128	\$3.80/sf x 62,000sf
H3.10	Security vestibule	X		\$150,000	\$207,000	450sf new construction, 500sf remodel
H3.11	Safety and Intrusion hardening	X		\$200,000	\$276,000	allowancy for door hardware, fences,
H3.12	Major HVAC and plumbing in main building	X		\$207,000	\$285,660	per assessment report
H3.13	Add Air Conditioning to Commons/Kitchen and Gym	X		\$289,313	\$399,252	\$19/sf x 15,250sf
H3.14	HVAC and ventilation upgrades in CTE building	X		\$58,000	\$80,040	per assessment report
SubTotal		\$10,779,750	\$0			
Total 2023 Construction Start***		\$11,480,433	\$0			
Total 2024 Construction Start		\$12,226,661	\$0			

*New and Remodel construction costs based on ODE facility assessment templates and seismic report. New construction \$/sf values for new construction current to Summer 2021 rates.

**Project Budget = Construction Budget + Consultant & PM Budget (16%) + Design & Construction Contingency (8%) + Permits, Fees, Furniture, & Equipment (14%)

*** Rates based on 6.5% per year assumed escalation

Other Projects / Properties

2021 Bond Planning Committee

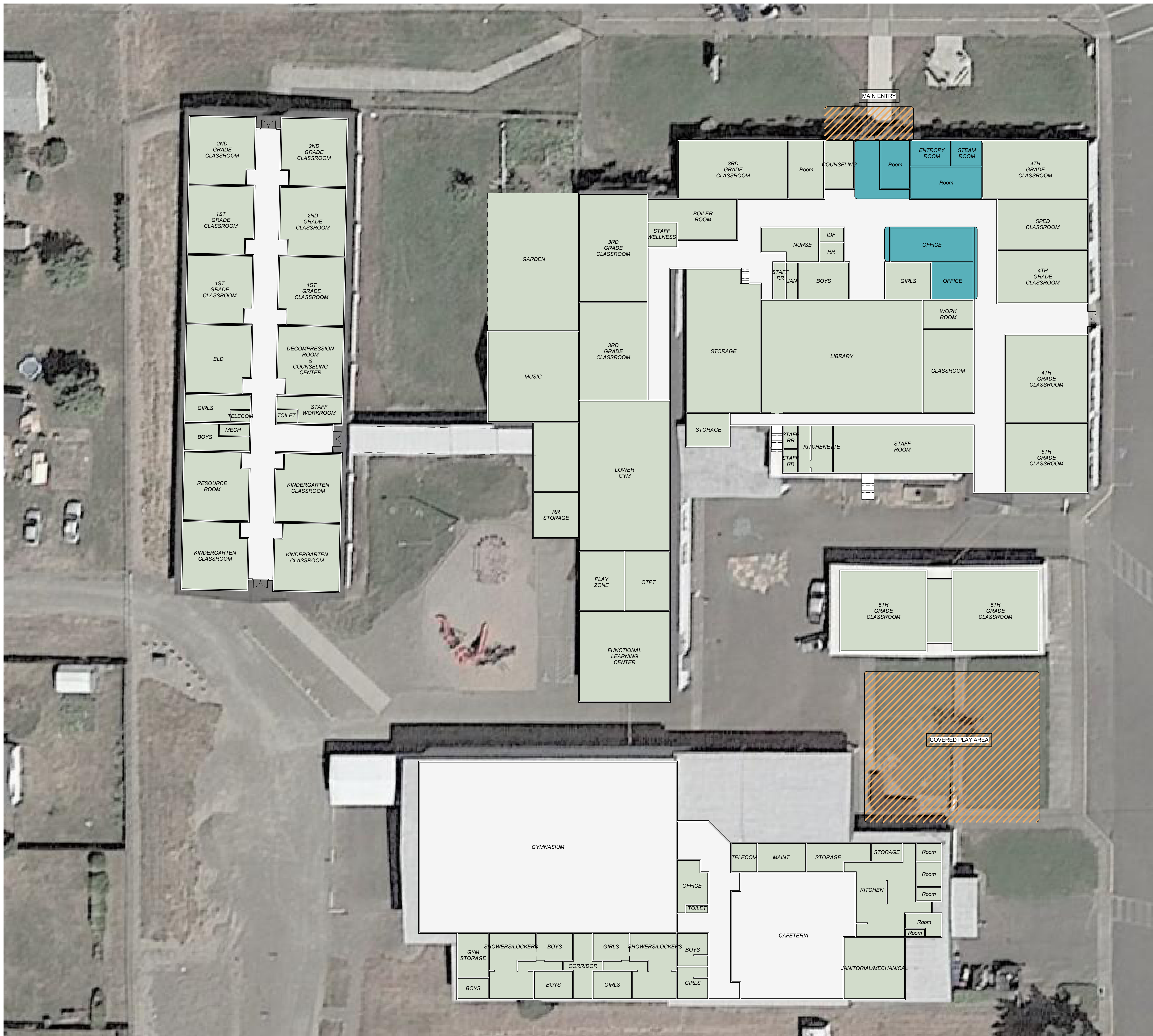
		Definitely Include in Bond	Include if More Funding is Available	Construction Budget*	Project Budget**	Notes
O1.1	Remodel Sam Brown for health and counseling center for students and community to access			\$250,000	\$345,000	1000 remodel
O1.2	Football bleachers, press box upgrades	X		\$225,000	\$310,500	Bleachers on both sides, no cover. Redo Pressbox with lift.
O1.3	PreEngineered Concessions Building & Restrooms at fields	X		\$275,000	\$379,500	
O1.4	New football/soccer lighting	X		\$280,000	\$386,400	
O1.4	New turf football/soccer field		X	\$920,000	\$1,269,600	
O1.5	New turf softball & baseball fields and lighting			\$1,500,000	\$2,070,000	
O1.6	New turf softball & baseball infield only			\$350,000	\$483,000	
O1.7	New turf practice field			\$800,000	\$1,104,000	sf tbd
O1.8	Resurface track			\$215,000	\$296,700	
O1.9	New scoreboards for all fields		X	\$35,000	\$48,300	

SubTotal	\$1,076,400	\$1,317,900		
Total 2023 Construction Start***	\$1,146,366	\$1,403,564		
Total 2024 Construction Start	\$1,220,880	\$1,494,795		

*New and Remodel construction costs based on ODE facility assessment templates and seismic report. New construction \$/sf values for new construction current to Summer 2021 rates.

**Project Budget = Construction Budget + Consultant & PM Budget (16%) + Design & Construction Contingency (8%) + Permits, Fees, Furniture, & Equipment (14%)

*** Rates based on 6.5% per year assumed escalation



	REMODELED AREA
	DEMOLISHED AREA
	NEW CONSTRUCTION - OUTDOOR COVERED AREA
	NEW CONSTRUCTION
	EXISTING BUILDING

**GERVAIS ELEMENTARY SCHOOL
BOND PROJECTS**

**CAREER READINESS PROGRAMS, MEETING
ENROLLMENT NEEDS, AND STEAM PROGRAMS.**

- Remodel to support STEM programs

SUBTOTAL: \$54,800

BUILDING COMMUNITY & SUPPORTING STUDENTS

- New student counseling center
- Replace worn & damaged restroom fixtures and finishes
- Remodel to support collaborative and hands-on learning opportunities

SUBTOTAL: \$540,000

INFRASTRUCTURE, ACCESS, & SAFETY

- New covered play area to provide adequate cover for recess
- Security vestibule and accessibility upgrades at the main entry.
- Exterior repairs to damaged windows, siding, doors. New paint. Replace critical portions of roof.
- Interior repairs to replace damaged flooring, ceiling, and wall surfaces. New paint.
- Safety & Intrusion hardening: door hardware, security fencing, cameras, etc.
- Major HVAC and plumbing repairs.

SUBTOTAL: \$2,812,200

TOTAL: \$3,407,000



REMODELED AREA

DEMOLISHED AREA

NEW CONSTRUCTION - OUTDOOR COVERED AREA

NEW CONSTRUCTION

EXISTING BUILDING

GERVAIS HIGH SCHOOL

BOND PROJECTS

CAREER READINESS PROGRAMS, MEETING ENROLLMENT NEEDS, AND STEAM PROGRAMS.

- Add more CTE elective spaces. Remodel the existing fitness/computer lab area for medical pathways CTE programs. Remodel room 7 for business CTE pathways, include student cafe/store.
- Upgrade existing performing arts spaces, include area for offstage changing.
- Upgrade science labs, replace ventilation system.
- Add 2 new classrooms to meet enrollment needs.

SUBTOTAL:

\$5,112,700

BUILDING COMMUNITY & SUPPORTING STUDENTS

- Update library to support career counseling center & student collaboration. Add a covered to the courtyard, provide a covered walkway and secure fencing between classroom wings.
- Remodel student restrooms & locker rooms
- Replace worn & damaged furniture
- Add lockers for students that currently share.

SUBTOTAL:

\$1,324,900

INFRASTRUCTURE, ACCESS, & SAFETY

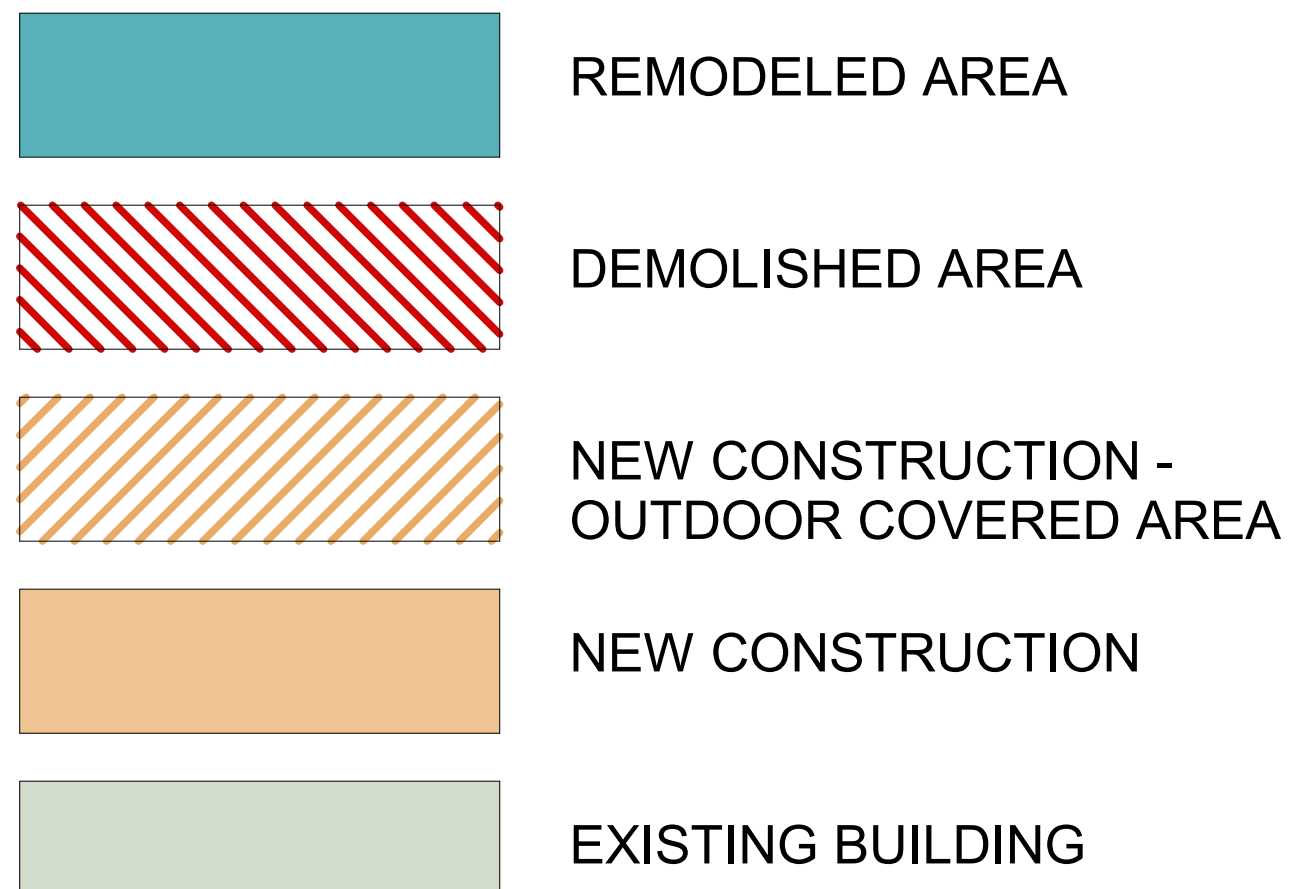
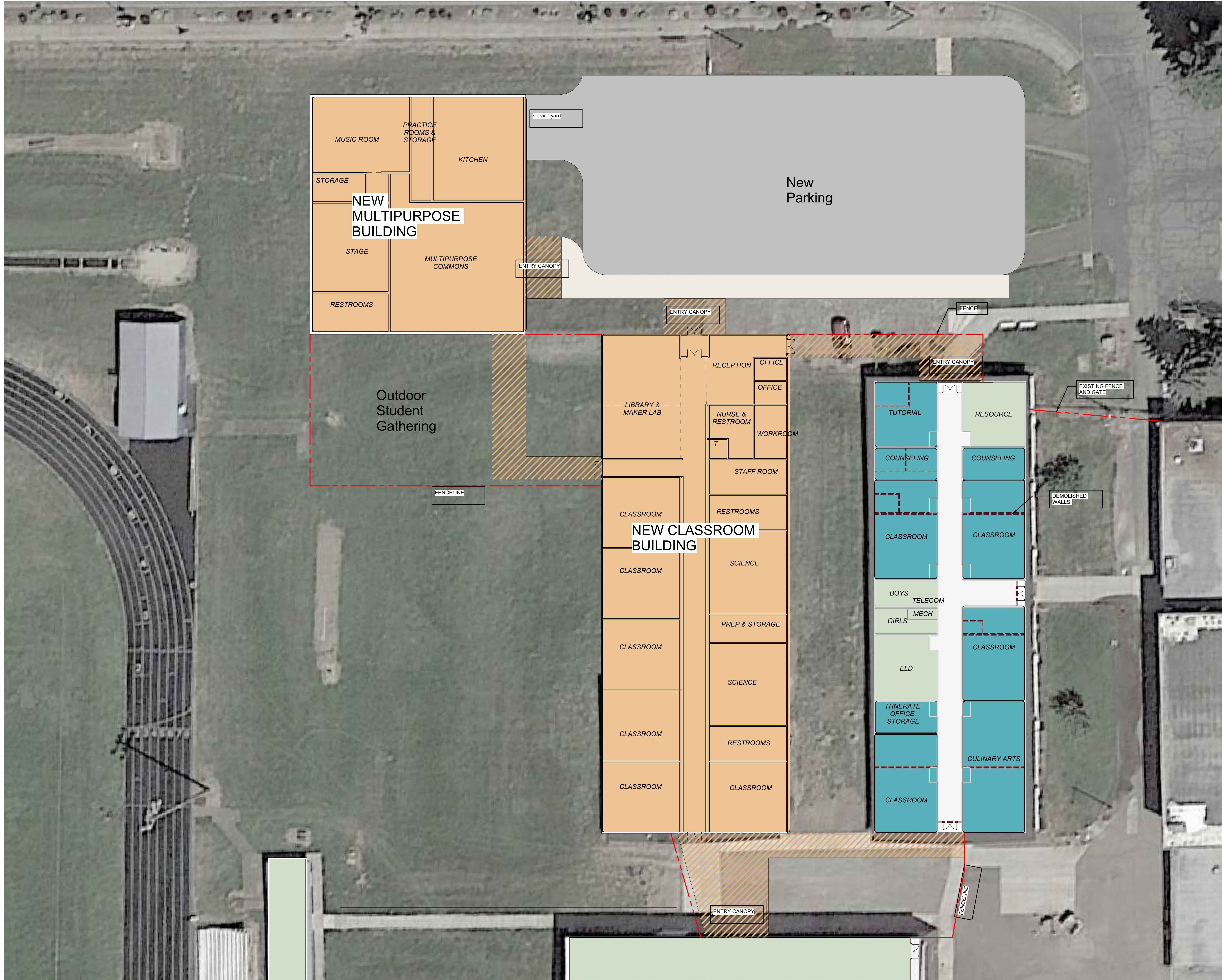
- Replace Roof
- ADA access to the gym mezzanine area. Remodel to accomodate weightlifting, fitness, and high need student exercise.
- Exterior repairs to damaged windows, siding, doors. New paint.
- Interior repairs to replace damaged flooring, ceiling, and wall surfaces. New paint.
- Security vestibule that includes admin area remodel.
- Safety & Instrusion hardening: door hardware, security fencing, cameras, etc.
- Major HVAC and plumbing repairs in main building.
- Air conditioning added to Commons/Kitchen and Gym spaces.
- Ventilation upgrades to CTE shop building

SUBTOTAL:

\$5,789,400

TOTAL:

\$12,227,000



**GERVAIS MIDDLE SCHOOL
BOND PROJECTS**

- CAREER READINESS PROGRAMS, MEETING ENROLLMENT NEEDS, AND STEAM PROGRAMS.**
- New Classroom Building with CTE and STEM spaces, classrooms to meet enrollment needs, library, and secure entry and main office.
 - New Multipurpose Building with dining commons, kitchen, and performing arts spaces that can be accessed after-hours for community events.
 - Relocate 8th-grade modular building
- SUBTOTAL: \$14,322,000**

- BUILDING COMMUNITY & SUPPORTING STUDENTS**
- Remodel the existing building to expand undersized classrooms and add new Culinary CTE lab that can be shared by the high school.
 - Exterior paint & add covered walkways between buildings.
- SUBTOTAL: \$1,564,000**

- INFRASTRUCTURE, ACCESS, & SAFETY**
- Gym upgrades including flooring, scoreboard, and locker rooms.
 - Security fencing around perimeter to enclose the middle school campus.
 - New parking and service yard.
- SUBTOTAL: \$1,294,000**

TOTAL: \$17,180,000