

# 2021 Bond Update



**ESC Region 13 and Sledge Engineering**

Regular Board Meeting

12/14/2022

# Agenda

1. Bond Projects Summary
2. Bond Projects Update
  - a) Summary of Schedule – 2021 Bond Scope
  - b) Status of Bond Projects
3. Program Information
  - a) Current Budget Summary
  - b) Project Accounting Summary

# Abbreviations (For Reference)

	General Items		Design Terminology
CSP	Competitive Sealed Proposal	CD	Construction Documents
CMR	Construction Manager at Risk	DD	Design Development
EAPP	Edwards Aquifer Protection Plan	Env	Environmental
ES	Elementary School	ESA	Environmental Site Assessment
FEMA	Federal Emergency Management Agency	Geo	Geotechnical Investigation
HS	High School	OPC	Opinion of Probable Cost
IC	Impervious Cover	P&Z	Planning & Zoning
LOMR	Letter of Map Revision	RFP	Request for Proposal
MS	Middle School	SCS	Sewer Collection System
RZ	Recharge Zone (in Edwards Aquifer)	SD	Schematic Design
SW	Stormwater	Surv	Survey (Boundary and Topographic)
TCEQ	Texas Commission on Environmental Quality	S&P	Satterfield & Pontikes
WPAP	Water Pollution Abatement Plan	TIA	Traffic Impact Analysis

# Bond Projects Summary





# Summary of 2021 Bond Projects (Page 1 of 2)

1. Double Creek ES (new ES #3) – 1,000 Students;  
117,000 SF; CR307 Site
2. MS Expansion – Add 240 Students to 1,004; 37,000 SF  
HS Expansion – Add 300 Students to 1,258; 57,000 SF
3. Transportation Expansion – Parking
4. Athletics – HS sport fields improvements (batting cages, stadium visitor seating, stadium visitor restrooms, 4 new tennis and lights for 4 existing) & Baseball & Softball turf

\* Projects listed to match Website / Dropbox link folders

# Summary of 2021 Bond Projects (Page 2 of 2)

6. Safety/Security – Various throughout Campuses
7. 1916 Building – Community Rooms + Admin Offices
8. Technology Infrastructure – District IT
9. HS Stormwater Improvements – Water Quality, Detention Pond(s), & Recapture 100-Year Floodplain (TCEQ-EAPP RZ & FEMA-LOMR)
10. HS Student/Athletic Parking Lot Reconstruction including Transportation Existing Lot Reconstruction plus Expansion

\* Projects listed to match Website / Dropbox link folders

# Bond Projects Update



# Overall Bond Project Status– Current as of 12/07/22

Project	Design	Bid	Construct	Open
Athletics Turf Baseball/Softball				Jan-22
Safety/Security–Cameras HS&MS				Jan-22
HS Parking Lot & Transportation				Aug-22
HS Athletics Improvements				Jan-23
HS Stormwater				Dec-22
Double Creek Elem School				Aug-23
Middle School Expansion				Aug-23
1916 Building Renovations				Dec-23
High School Expansion				Mar-24

# Summary of Schedule – Current as of 12/07/22

Year=	2021	2022	2023	2024
Purchase Buses / White Fleet (Exact #/Year To Be Determined)	5 Large, 2 Small Bus; 2 White	10 Large, 3 Small Bus; 5 White		
Purchase Tech/Security (direct by ISD) <b>Project 6 - District Wide Security</b>	HS Cameras	<u>MS Cameras</u> + Other Scope TBD		
Land Purchase for Future Sites (ISD has site for MS#2; Other ES sites in Developments)	ES#3 & Future HS#2			
<b>Project 5.5 - Athletic Turf Baseball/Softball</b>	Construction Aug - Dec '21	<u>Open Jan '22;</u>	Warranty	
<b>Project 1 – Double Creek ES (New ES#3)</b>	SD/DD/CD/ Permitting/Bid	<u>Construction Jan '22 -</u>	Construction Complete Jul '23; <b>Open Aug '23</b>	Warranty
<b>Project 2 - MS Expansion</b>	SD & Master Plan	<u>DD Jan '22;</u> CD Feb - '22; Permitting Mar - Apr '22 CMR Bid Apr '22; Construction Start May '22 -	Construction Complete Jul '23; <b>Open Aug '23</b>	Warranty
<b>Project 7 - 1916 Building Renovations (Combine with MS Project for Construction Efficiencies)</b>	SD Planning Start Dec '21	<u>SD Jan - Feb '22;</u> DD Feb - Mar '22; CD Apr - May '22 CMR Bid Jun – Aug '22; Construct Start Sep '22	Construction Complete Nov '23; <b>Open Dec '23</b>	Warranty
<b>Project 5 - Athletic Improvements Project 9 - HS Stormwater Project Project 10 - HS Parking Lot</b>	SD/DD/CD and Permitting	<u>Permitting/Bid Jan-Feb '22;</u>  Construction Mar '22 - <b>Dec '22</b>	Warranty	
<b>Project 3 - HS Expansion Project 4 - Transportation Expansion</b>	SD Phase Begins Dec '21	<u>SD Jan-Apr '22 (Approve)</u> DD Jun '22; CD Oct '22; Permitting/Bid Nov - Dec '22	Construction Phase Jan '23 - Mar '24; <b>Open Spring '24</b>	Warranty
<b>Project 8 - District Wide Technology Improvements (Scope under review so schedule subject to change)</b>		SD/DD/CD '22	Construction <b>Dec '23</b>	Warranty



# HS Stormwater, Athletics, Parking Lot – Construction

## Construction Schedule:

- Stormwater Pond Apr-Dec '22
- Athletics May-**Jan '23**
- Parking and Driveways Apr-**Dec '22**

• **\$8 mil pay request through 11/30 (86%)**

\* FEMA Floodplain and TCEQ closeout documentation **initiated**

\*\* Elevator, Press Box, and Visitor bleachers on-going (complete = **Jan 2023**)



**REGION 13**  
EDUCATION SERVICE CENTER





# Double Creek ES – Construction Phase

12/7/22



## Recent Activity:

- Parking and Access Driveways Complete
- Framing continues in Kitchen, Gym, and Classroom Wing
- Structural Steel on-going
- Electrical switchgear possible change



12/7/22



## Financial & Schedule:

- Pay App #9 (Nov) – Pending
- Total Paid to Date = **\$17.4 million**
- Percent Complete = 53%**

# Double Creek ES – Off-Site Road & Utilities Coordination

1. CR307 Re-construction – County & City
  1. Bid & Construction Schedule – Bid in Dec '22 ; Construct Spring 2023
2. Sewer - City of Jarrell
  1. Ties to neighboring residential development to north then to City
  2. Developer Lift Station & Forcemain; TCEQ approved and Proceeding!
3. Water – JSWSC
  1. Confirmed water (domestic and fire) to be provided by JSWSC
  2. Design On-Going for CR305 Line; Fee Swap for JHS Tank approved 8/17/22
4. Electric – Bartlett Electric Coop
  1. Transformer Ordered for Permanent Power – Delivery Dec '22
5. Fiber
  1. JISD Direct Item with Vendor



# MS Expansion

## 1. Recent Construction Activities:

1. Site Utilities: **On-Going**
2. Site Electrical: **On-Going**
3. Drilling Piers **Complete**
4. **Foundation for Classrooms and Cafeteria Additions: On-Going**



## 2. Financial & Schedule:

- a) Pay Application #6 (Nov) - Pending
- b) Total Paid to Date = **\$1.7 million**
- c) **Percent Complete = 17%**

# 1916 Building – Status

## Recent Activity:

1. Construction Schedule: 409 Days = 10/10/22 – 11/23/23
2. Salvage Brick Continues
3. Other: Wall Graphics to be selected later

## Financial & Schedule:

- a) Pay Application #2 (Nov) - Pending
- b) Total Paid to Date = \$0.2 million
- c) Percent Complete = 4%



# High School Expansion – Design Status

## 1. GMP1 - Food Service Package (Kitchen Equipment) –

- a) Order early prior to rest of package due to long lead items
- b) Goal is to minimize kitchen downtime to only 1 semester

## 2. GMP2 Package - Building Additions and Renovations

### Schedule:

- a) Nov '22 Final Plans issued by Huckabee (deadline 11/17/22)
- b) Dec '22 Bid Process by S&P (bids due 12/15/22)
- c) Jan '23 Final GMP consideration by Board (with bid alternates)
- d) Feb '23 - May '24 Construction by S&P (education spaces by Dec '23 – final phasing plan still being developed)



# Program Information

## Budget & Project Accounting



# Current Budget – Summary

\* See Website for current, detailed budget

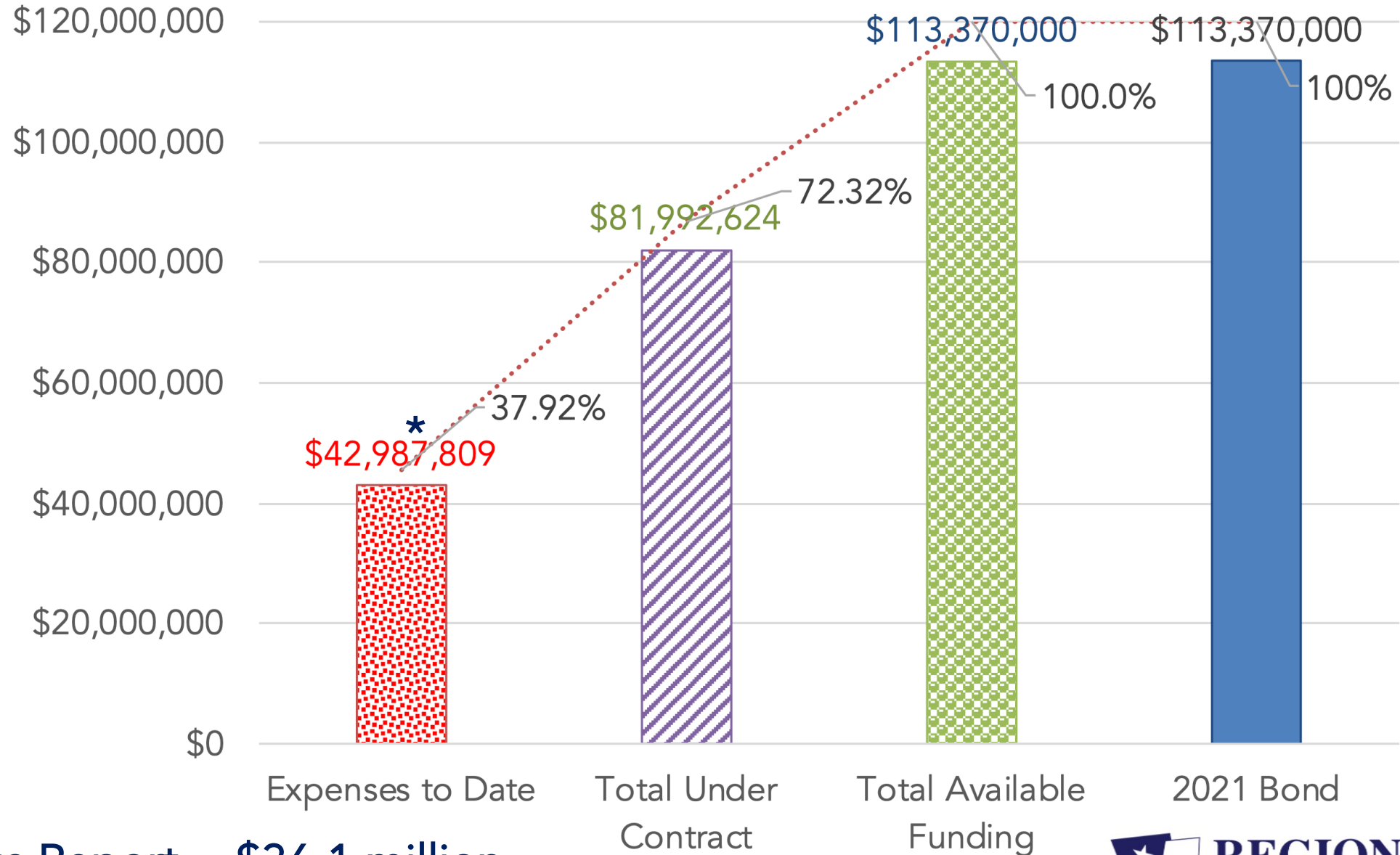
Category=	Construction	Fees/Soft Costs	FFE/Other Costs	Misc/Contingency	TOTAL
<b>Item</b>	<b>\$ 86,335,269</b>	<b>\$ 8,203,826</b>	<b>\$ 11,090,080</b>	<b>\$ 7,740,825</b>	<b>\$ 113,370,000</b>
Purchase Buses / White Fleet			\$ 2,460,000	\$ -	\$ 2,460,000
General Bond Expenses			\$ 29,434	\$ 602	\$ 30,036
Land Purchase for Future Sites (ISD has site for MS#2; ES3 Cost in ES3 Budget)			\$ 4,357,541	\$ -	\$ 4,357,541
Project 1 - ES#3 (New)	\$ 32,923,674	\$ 2,684,092	\$ 1,988,798	\$ 3,069,617	\$ 40,666,181
Project 2 - MS Expansion	\$ 12,786,863	\$ 1,296,939	\$ 585,075	\$ 741,050	\$ 15,409,927
Project 3 - HS Expansion	\$ 22,140,812	\$ 2,382,676	\$ 1,128,000	\$ 1,500,408	\$ 27,151,896
Project 4 - Transportation Expansion	\$ 180,000	\$ 56,469	\$ 50,000	\$ 52,458	\$ 338,927
Project 5 - Athletic Improvements	\$ 4,852,768	\$ 554,608	\$ 98,926	\$ 145,342	\$ 5,651,644
Project 5.5 - Athletic BB/SB Turf	\$ 2,959,306	\$ 11,500	\$ 10,285	\$ 67,075	\$ 3,048,166
Project 6 - District Wide Security	\$ -	\$ -	\$ -	\$ 1,070,038	\$ 1,070,038
Project 7 - 1916 Building Renovations	\$ 5,798,614	\$ 630,699	\$ 308,493	\$ 409,226	\$ 7,147,033
Project 8 - District Wide Technology Improvements	\$ -	\$ -	\$ -	\$ 562,375	\$ 562,375
Project 9 - HS Stormwater Project	\$ 1,737,005	\$ 344,470	\$ 22,057	\$ 48,507	\$ 2,152,039
Project 10 - High School Parking Lot (*Asphalt listed in original budget with concrete listed in current budget)	\$ 2,956,227	\$ 242,374	\$ 51,469	\$ 74,127	\$ 3,324,197

\*\*  
Budget as  
of  
11/07/22

Note on  
Land:  
Includes  
estimated  
closing  
cost for  
Berry  
Creek  
Highlands  
Site



# Project Accounting – Summary (12/07/22)

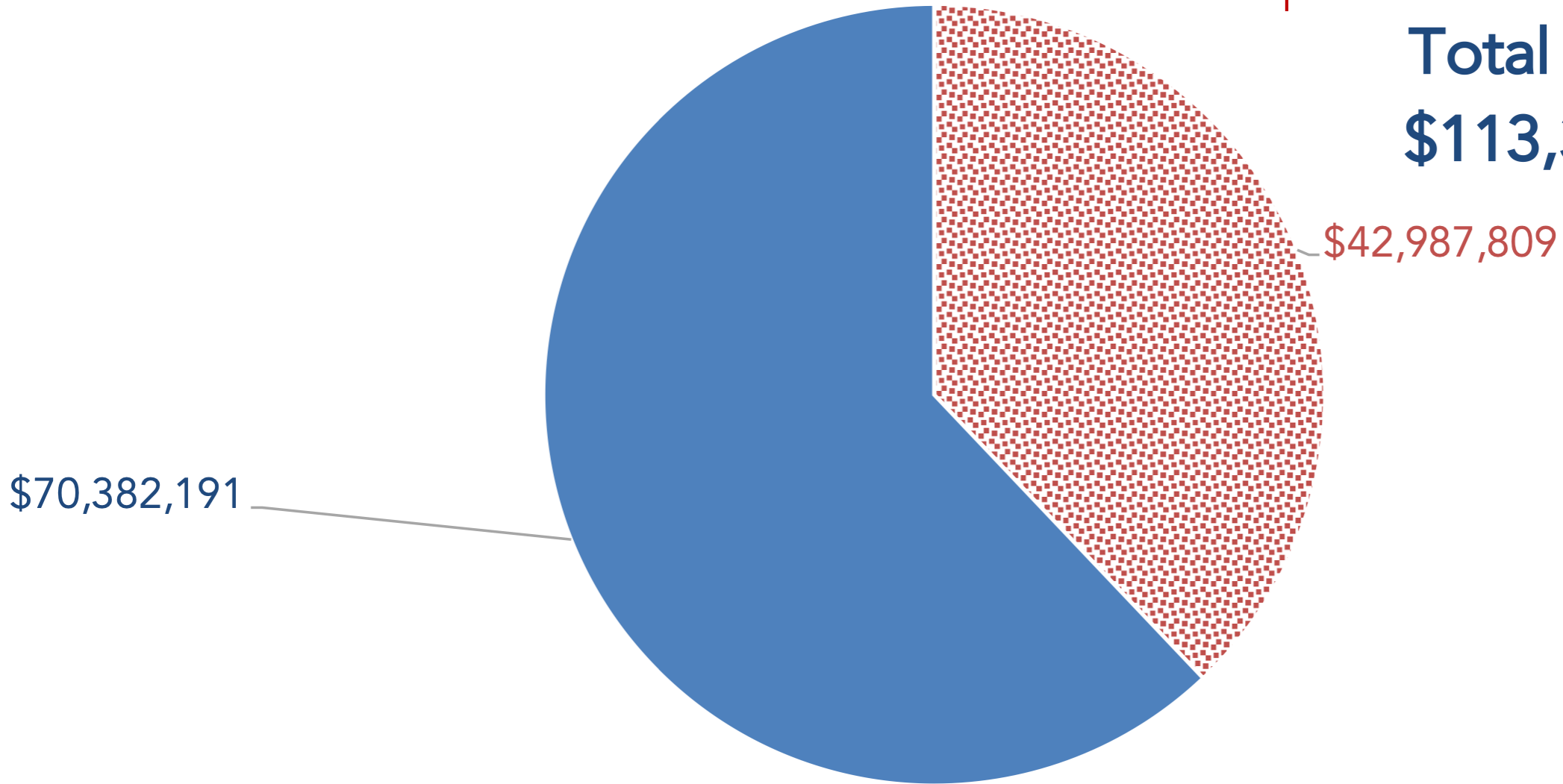


\* Previous Report = \$36.1 million

# Project Accounting – Expenditures to Date (12/07/22)

Expenditures to Date= 38%

Total Bond =  
\$113,370,000



*Any  
Questions?*



**Jarrell**  
Independent School District



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