

South Texas College  
Board of Trustees  
Facilities Committee  
Ann Richards Administration Building, Board Room  
Pecan Campus  
Tuesday, December 8, 2020  
@ 5:00 PM  
McAllen, Texas

"At anytime during the course of this meeting, the Board of Trustees may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the Board of Trustees under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at anytime during the course of this meeting, the Board of Trustees may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code."

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### **Approval of Facilities Committee Meetings Minutes**

The following Minutes for the Facilities Committee meetings are presented for Committee approval.

1. November 10, 2020 Facilities Committee Meeting

**Meeting Minutes**

**Facilities Committee Meeting**

**November 10, 2020**

**South Texas College  
Board of Trustees  
Facilities Committee  
Ann Richards Administration Building, Board Room  
Pecan Campus, McAllen, Texas  
Tuesday, November 10, 2020 @ 5:00 PM  
MINUTES**

The Facilities Committee Meeting was held on Tuesday, November 10, 2020 in the Ann Richards Administration Building Board Room at the Pecan Campus in McAllen, Texas. The meeting commenced at 5:15 p.m. with Mr. Gary Gurwitz presiding.

Members present: Mr. Gary Gurwitz, Mr. Paul R. Rodriguez, Ms. Rose Benavidez, and Dr. Alejo Salinas, Jr.

Other Trustees present: Mr. Rene Guajardo

Members absent: None

Also present: Dr. Shirley A. Reed, Mr. Jesus Ramirez, Mrs. Mary Elizondo, Mr. Ricardo de la Garza, Mr. David Valdez, Mr. Jose Moroles, Mr. David Iglesias, and Mr. Andrew Fish.

**Approval of Facilities Committee Meetings Minutes**

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Minutes for the October 13, 2020 Facilities Committee meetings were approved as written. The motion carried.

**Update on Status of the Regional Center for Public Safety Excellence  
Indoor Target Range Project**

As part of the Regional Center for Public Safety Excellence Master Plan, the College planned to construct a safe, well-managed, state-of-the-art indoor target range to serve as an instructional training facility for students, law enforcement, and the public, in compliance with all current target range standards.

In preparation for the design of the facility, two planning charettes were held on Wednesday, November 4, 2020 and on Thursday, November 5, 2020 with representatives from local governments and various federal, state, and local law

enforcement agencies. Their input was requested to determine how best to meet the needs of the public and the agencies that will use the target range. The range would support training, instruction, and officer/agent qualification needs.

The charrettes were held at the Pecan Campus Cooper Center for Performing Arts and were also hosted on Zoom for those who could not participate in person. PBK Architects and Mark Graham of G2 Solutions conducted the charrettes. Valuable comments and input were provided by the participants.

The charrettes provided information from the participants such as:

- The 50-yard length of the lanes is sufficient for qualification tests
- Multiple range areas would be ideal to serve multiple agencies at once
- There are over 50 local, state, and federal agencies in the area that require annual qualifications for their officers and agents
- There is interest from various agencies to use the proposed facility, and assist in this initiative regarding review of design scope and requirements
- Agencies would also like to utilize a room for defensive training

Next steps for the indoor target range:

- South Texas College, in partnership with PBK Architects and G2 Solutions, will develop and issue a survey to all of the local, state, and federal entities for additional input
- Use survey and charrette input and information to develop an updated schematic plan, and forward it to the agencies for comments
- Determine the scope and cost for the facility
- Develop partnerships with local, state, and federal agencies

General preliminary information for the proposed target range (Project 2019-015C):

- Architect
  - PBK Architects
  - G2 Solutions
- Proposed Project Budget
  - \$5,000,000
- Program Scope

**Phase I**

- 15,931 square feet
- 1 Floor
- Twelve 50-Yard Lanes with Bullet Trap Area
- Two (2) Classrooms. Each Seating 24, with Operable Dividing Wall
- Lobby Entry with Reception/Check-In
- 3 Offices

- Range Control Room
- Range Staging Area
- Personal Locker Area
- Secured Storage Room
- Weapon Cleaning Room
- Storage Closets
- Restrooms
- Janitor Closet
- Electrical Room

#### **Phase II**

- 11,929 square feet
- 1 Floor
- Five 100-Yard Lanes with Bullet Trap Area
- Range Control Room
- Range Staging Area
- Secured Storage Room
- Single-Use Restroom

The packet included the charrette presentation consisting of preliminary schematic plans which include the master site plan, floor plans, program test fits with space requirements, building sections of the target range, and exterior views of the building, and a list of the individuals invited to attend the charrettes, both in person and remotely, and the agencies and municipalities they represent.

Mr. David Valdez, Facilities Planning & Construction Project Manager, provided an overview of the charrettes and the participation of key stakeholders.

Mr. David Iglesias with PBK Architects provided a brief overview of the preliminary facility design.

No action was required from the Committee. This item was presented for information and feedback.

### **Update on Status of Unexpended Plant Fund Construction Projects and Renewals & Replacements Projects**

The Facilities Planning and Construction staff prepared the attached design and construction update. This update summarizes the status of each capital improvement and renewals & replacements project currently in progress, including a categorization based on priority. Mary Elizondo and Rick de la Garza will be present to respond to questions and address concerns of the committee.

## **Adjournment**

There being no further business to discuss, the Facilities Committee Meeting of the South Texas College Board of Trustees adjourned at 5:36 p.m.

I certify that the foregoing are the true and correct minutes of the November 10, 2020 Facilities Committee Meeting of the South Texas College Board of Trustees.

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Mr. Gary Gurwitz, Presiding

### **Presentation on Artwork on the Entrance Wall at the Regional Center for Public Safety Excellence**

Administration is pleased to share with the Facilities Committee the artwork installed under direction of the City of Pharr on the entrance wall at the Regional Center for Public Safety Excellence (RCPSE).

During the planning process for the facility, it was agreed the entrance walls would be designated for use by the College and the City of Pharr. The City of Pharr chose to commemorate the partnerships associated with the RCPSE facility and the importance of public safety work.

The City of Pharr commissioned artist Mrs. Yoli Cantu, owner of McAllen Stained Glass, to create glass art pieces representing the entities involved with the RCPSE, worked with Noble Texas Builders to install the artwork on the north wall of the entry lobby, and covered all costs associated with the installation of the artwork.

South Texas College and the City of Pharr would like to host a live event to commemorate the installation of this beautiful representation of our important partnerships at the RCPSE. Due to the ongoing COVID-19 pandemic, no live gathering can be planned on site at this time; however, an appropriate event will be scheduled in coordination with the City of Pharr as soon as it can be safely accommodated.

Enclosed are photos of the artwork for the Committee's viewing and information.

No action is requested. This item is presented for the Committee's information.



## Regional Center for Public Safety Excellence Entrance Wall







**Update on Status of Wayfinding Signage at the Nursing and Allied Health Campus  
and Higher Education Center – La Joya**

On November 26, 2019, the Board authorized the installation and procurement of the Nursing and Allied Health Campus (NAHC) West Entry Sign, along with the addition of additional vehicular wayfinding signs on the campus. On July 23, 2019, the Board authorized the installation of exterior signage at the Higher Education Center – La Joya (HECLJ).

On October 27, 2020, the Board approved final completion of the NAHC west entry sign. The additional vehicular wayfinding signage that were part of the exterior signage projects at both the NAHC and the HECLJ have been installed and verified by College staff.

Enclosed for the Committee's review and information are photos of the installed wayfinding signage.

No action is requested. This item is presented for the Committee's information.

# Nursing and Allied Health Campus Vehicular Wayfinding Signage





# Nursing and Allied Health Campus Vehicular Wayfinding Signage





# Higher Education Center-La Joya Vehicular Wayfinding Signage





# Higher Education Center-La Joya Vehicular Wayfinding Signage



## Higher Education Center-La Joya Vehicular Wayfinding Signage





## **Review and Action as Necessary on Architectural Fee Adjustment for the Pecan Campus Information Technology Building M Office and Work Space Renovation**

Approval to amend the current architectural agreement with Boultinghouse Simpson Gates Architects (BSGA) to adjust the architectural fee based on the final construction cost for the Pecan Campus Information Technology Building M Office and Work Space Renovation project will be requested at the December 15, 2020 Board meeting.

### **Purpose**

Authorization is requested to amend the current architectural agreement with BSGA to adjust their architectural fee based on the final construction cost for the Pecan Campus Information Technology Building M Office and Work Space Renovation.

### **Scheduling Priority**

This project was submitted in 2018 by the IS&P Division and has been reviewed by the FPC department, the President's Cabinet, the Coordinated Operations Council, the Facilities Committee, and the Board of Trustees. This project is scheduled as a non-educational space improvement to accommodate staff from the Institutional Research & Effectiveness and Research & Analytical Services departments that will be relocated from the Pecan Plaza Human Resources Building A.

### **Justification**

The Architect is compensated based on a percentage of the Construction Budget, and compensation adjustments may be necessary once the construction costs are finalized.

### **Background**

The current architectural agreement with BSGA for the Pecan Campus Information Technology Building M Office and Work Space Renovation states an additional fee is required if the final construction cost exceeds the Owner's original budget for the Cost of Work.

The original construction budget in FY 18-19 for the project was \$320,000, and the fee was negotiated at 9.25%, for a total of \$29,600. The architect provided an updated construction cost estimate of \$415,000 during the schematic design phase. The College updated the construction budget to \$420,000 which was included as part of the FY19-20 Unexpended Construction Plant Fund budget. On March 31, 2020, the Board of Trustees approved contracting construction services with Noble Texas Builders, LLC in the amount of \$389,600. The total project cost is \$389,089 which includes a deductive change order of \$511.

BSGA is requesting an additional fee of \$6,390.73, which would result in an adjusted fee of \$35,990.73. The total revised fee, including the reimbursable expenses of \$925.00, is \$36,915.73, including additional services.

The information is summarized below:

Original Fee:	\$29,600.00
Additional Fee:	<u>6,390.73</u>
Subtotal:	\$35,990.73
Reimbursable Expenses:	<u>925.00</u>
<b>Total Revised Fee</b>	<b>\$36,915.73</b>

Board approval is necessary to amend the current architectural agreement with BSGA to a revised fixed fee of \$36,915.73. No additional costs are anticipated for this project.

### **Funding Source**

Funds for the Pecan Campus Information Technology Building M Office and Work Space Renovation Project 2018-014C are budgeted in the FY 2020-2021 Unexpended Construction Plant Fund.

### **Recommendation**

It is requested that the Facilities Committee recommend for Board approval at the December 15, 2020 Board meeting, to amend the current architectural agreement with BSGA for the Pecan Campus Information Technology Building M Office and Work Space Renovation project to a revised fixed fee of \$36,915.73.

**Boultinghouse, Simpson Gates Architects, Inc. - Fee Adjustment Summary**  
**Pecan Campus Information Technology Building M Office and Work Space Renovation**

Company Name: Boultinghouse,  
Simpson Gates  
Campus: Architects, Inc.  
Pecan Campus  
Building M Office and  
Work Space  
Project Name: Renovation

Original Construction Budget:	\$320,000.00	Approved Construction Cost:	\$389,600.00
		Less Change Orders	(511.00)
		Total Adjusted Cost of Work:	\$389,089.00
Original Fee Percent:	9.25%	Fee Percent:	9.25%
Calculated Fee:	\$29,600.00	Adjusted Contract Fee:	\$35,990.73
		Original Contract Fee:	\$29,600.00
		Additional Fee Requested	6,390.73
		Adjusted Contract Fee:	\$35,990.73
		Reimbursable Expenses	925.00
		Total Adjusted Fee:	\$36,915.73

\*Total Original Fee:

\*Without reimbursable expenses

Total Original Fee:	\$29,600.00
Additional Fee Requested	6,390.73
Reimbursable Expenses	<u>925.00</u>
Net Fee Adjustment:	<u>7,315.73</u>
<b>Total Adjusted Fee:</b>	<b>\$36,915.73</b>

**Review and Recommend Action on Approval of Substantial Completion of the Pecan Campus Information Technology Building M Office and Work Space Renovation**

Approval of substantial completion of the Pecan Campus Information Technology Building M Office and Work Space Renovation Project will be requested at the December 15, 2020 Board Meeting:

Project		Completion Recommended	Date Received
1.	Pecan Campus Information Technology Building M Office and Work Space Renovation Project No. 2018-014C  Architect: Boultinghouse Simpson Gates Architects, Inc. Contractor: Noble Texas Builders, LLC	Substantial Completion Recommended	November 23, 2020

This project has been reviewed by the Facilities Planning & Construction department, the President's Cabinet, the Coordinated Operations Council, the Facilities Committee, and the Board of Trustees. This project was scheduled as a non-educational space improvement to accommodate staff from the Institutional Research & Effectiveness and Research & Analytical Services Departments that will be relocated from the Pecan Plaza Human Resources Building A.

College staff visited the site and developed a construction punch list on November 23, 2020. A Certificate of Substantial Completion has been issued. Substantial Completion was accomplished within the time allowed in the Owner/Contractor agreement for this project by Noble Texas Builders, LLC. The original cost approved for this project was \$420,000.

The following table summarizes the current budget status:

Pecan Campus Information Technology Building M Office and Work Space Renovation						
Original Owner's Estimated Construction Budget FY 18-19	Updated Construction Budget FY 19-20	Approved Proposal Amount	Net Total Change Orders	Current Project Cost	Previous Amount Paid	Remaining Balance
\$320,000.00	\$420,000.00	\$389,600.00	(\$511.00)	\$389,089.00	\$350,250.58	\$38,838.42

**Enclosed Documents**

A copy of the Substantial Completion Certificate and photos are enclosed for the Committee's review and information.

**Recommended Action**

It is recommended that the Facilities Committee recommend for Board approval at the December 15, 2020 Board meeting, substantial completion of the Pecan Campus Information Technology Building M Office and Work Space Renovation Project as presented.

# Pecan Campus Information Technology Building M Office and Work Space Renovation



# Pecan Campus Information Technology Building M Office and Work Space Renovation





# AIA<sup>®</sup> Document G704<sup>™</sup> – 2017

## Certificate of Substantial Completion

**PROJECT:** *(name and address)*

REBID STC Pecan Campus  
Bldg M Office and Work Renovations  
RFP#19-20-1029

**CONTRACT INFORMATION:**

Contract For: General Construction  
Date: May 13, 2020

**CERTIFICATE INFORMATION:**

Certificate Number: one (01)  
Date: November 23, 2020

**OWNER:** *(name and address)*

South Texas College  
3201 Pecan Blvd  
McAllen, Texas 78501

**ARCHITECT:** *(name and address)*

Boultinghouse Simpson  
Gates Architects  
3301 N. McColl Road  
McAllen, TX 78501

**CONTRACTOR:** *(name and address)*

Noble Texas Builders  
108 S. Main Street  
La Feria, Texas 78559

The Work identified below has been reviewed and found, to the Architect's best knowledge, information, and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated below is the date established by this Certificate.

*(Identify the Work, or portion thereof, that is substantially complete.)*

Entire project. See attached punch list for the remaining items to be repaired or remedied.

Boultinghouse  
Simpson  
Gates Architects

ARCHITECT *(Firm Name)*

SIGNATURE

John Gates, AIA

PRINTED NAME AND TITLE

November 23, 2020

DATE OF SUBSTANTIAL COMPLETION

**WARRANTIES**

The date of Substantial Completion of the Project or portion designated above is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

*(Identify warranties that do not commence on the date of Substantial Completion, if any, and indicate their date of commencement.)*

**WORK TO BE COMPLETED OR CORRECTED**

A list of items to be completed or corrected is attached hereto, or transmitted as agreed upon by the parties, and identified as follows:

*(Identify the list of Work to be completed or corrected.)*

See attached punch list for remaining items to be repaired or remedied.

The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment, whichever occurs first. The Contractor will complete or correct the Work on the list of items attached hereto within Thirty (30) days from the above date of Substantial Completion.

Cost estimate of Work to be completed or corrected: \$6,000.00

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work, insurance, and other items identified below shall be as follows:

*(Note: Owner's and Contractor's legal and insurance counsel should review insurance requirements and coverage.)*

**MAINTENANCE**

As of 5:00 p.m. on November 23, 2020 the responsibility for Maintenance of the Building shall be as follows:

For completed work and areas of the building which will be occupied by the Owner, the Owner will assume full responsibility. For incomplete work such as those items remaining on the Certificate of Substantial Completion, the Contractor will retain responsibility, but must obtain permission from the Owner for access to the building.



#### DAMAGES TO THE WORK

As of 5:00 p.m. on November 23, 2020 the responsibility for damages to the Work shall be as follows:

The Owner will assume the responsibility for any damages which occur. If the Contractor damages any of the Work during the completion of the punch-list items, he shall be responsible for correcting them.

#### INSURANCE

The Contractor's insurance coverage will continue in effect until the Date of Final Completion.

The Owner and Contractor hereby accept the responsibilities assigned to them in this Certificate of Substantial Completion:

Noble Texas  
Builders

\_\_\_\_\_  
**CONTRACTOR** (*Firm  
Name*)

\_\_\_\_\_  
**SIGNATURE**

\_\_\_\_\_  
**PRINTED NAME AND TITLE**

\_\_\_\_\_  
**DATE**

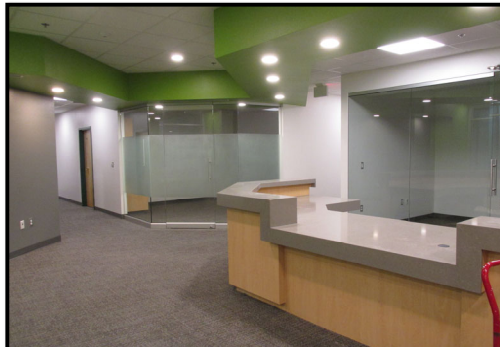

South Texas  
College

\_\_\_\_\_  
**OWNER** (*Firm Name*)

\_\_\_\_\_  
**SIGNATURE**

\_\_\_\_\_  
**PRINTED NAME AND TITLE**

\_\_\_\_\_  
**DATE**

Project Name:		Pecan Campus - Building M Office and Work Space Renovation		Project No.		2018-014C							
Funding Source(s):		Unexpended Plant Fund		<u>Variance of Revised</u>									
				<u>Revised</u>		<u>Actual</u>		<u>Budget vs. Actual</u>		<u>Variance of Original</u>			
				<u>Budget</u>		<u>Expenditures</u>		<u>Expenditures To</u>		<u>Budget vs. Actual</u>			
						<u>To Date</u>		<u>Date</u>		<u>Expenditures To Date</u>			
				Construction:		\$ 320,000	\$ 420,000	\$ 367,992	\$ 52,008	\$ (47,992)			
				Design:		32,400	42,000	27,683	14,317	4,717			
				Miscellaneous:		4,860	5,755	4,098	1,657	762			
				FFE:		45,000	80,000	-	80,000	45,000			
				Technology:		27,540	27,540	11,188	16,352	16,352			
				Total:		\$ 429,800	\$ 575,295	\$ 410,961	\$ 164,334	\$ 18,839			
Architect:		BSG Architects		<u>Board Approval</u> <u>of Schematic</u> <u>Design</u> 5/28/2019									
Contractor:		Noble Texas Builders, LLC.											
STC FPC Project Manager:		Martin Villarreal		<u>Substantial</u> <u>Completion</u>		<u>Board</u> <u>Acceptance</u>		TBD					
				<u>Final Completion</u>		<u>Board</u> <u>Acceptance</u>		TBD					
Project Description		Project Scope											
The project will consist of renovating four (4) classrooms in Information Technology Building M into office spaces and a conference room for use by IS&P.		Demolish existing walls and infrastructure, renovation of walls, flooring, ceiling, and interior finishes, and adding electrical, data, and HVAC infrastructure for a 4,222 sq. ft. space.											
Projected Timeline													
Board Approval of Architect		Board Approval of Schematic Design		Board Approval of Contractor		Construction Start Date		Substantial Completion Date		Final Completion Date		FFE Completion of Move In	
12/13/2018		5/28/2019		3/31/2020		6/30/2020		11/23/2020		12/23/2020		1/23/2021	
Project Calendar of Expenditures by Fiscal Year													
Fiscal Year		Construction		Design		Misc.		FFE		Tech		Project Total	
2018-19		\$ -		\$ 22,200		\$ 2,749		\$ -		\$ -		\$ 24,949	
2019-20		\$ 195,051		\$ 5,483		\$ 1,349		\$ -		\$ -		\$ 201,883	
2020-21		\$ 172,941		\$ -		\$ -		\$ -		\$ 11,188		\$ 184,129	
Project Total		\$ 367,992		\$ 27,683		\$ 4,098		\$ -		\$ 11,187.93		\$ 410,961	
Current Agenda Item													
12/08/20 Facilities Committee: Review and Recommend Action on Approval of Substantial Completion of the Pecan Campus Information Technology Building M Office and Work Space Renovation													
													

# **Review and Recommend Action on Approval of Substantial Completion of the Mid Valley Campus Student Union Building F Renovation of Cashiers and Career & Employer Services Areas**

Approval of substantial completion of the Mid Valley Campus Student Union Building F Renovation of Cashiers and Career & Employer Services Areas Project will be requested at the December 15, 2020 Board Meeting:

Project		Completion Recommended	Date Received
1.	Mid Valley Campus Student Union Building F Renovation of Cashiers and Career & Employer Services Areas Project No. 2019-009C  Architect: Rike Ogden Figueroa Alex Architects, Inc. Contractor: Noble Texas Builders, LLC	Substantial Completion Recommended	November 25, 2020

This project has been reviewed by the Facilities Planning & Construction department, the President's Cabinet, the Coordinated Operations Council, the Facilities Committee, and the Board of Trustees. This project is scheduled as a noneducational space improvement to relocate Student Services department staff and Cashiers department staff.

College staff visited the site and developed a construction punch list on November 25, 2020. The Certificate of Occupancy and the Substantial Completion form are still pending due to COVID-19 delays, but will be handed out at the Facilities Committee meeting. Substantial Completion was accomplished within the time allowed in the Owner/Contractor agreement for this project by Noble Texas Builders, LLC. The original cost approved for this project was \$246,745.

The following table summarizes the current budget status:

Mid Valley Campus Student Union Building F Renovation of Cashiers and Career & Employer Services Areas					
Construction Budget	Approved Proposal Amount	Net Total Change Orders	Current Project Cost	Previous Amount Paid	Remaining Balance
\$200,000.00	\$246,745.00	\$3,829.00	\$250,574.00	\$186,343.45	\$64,230.55

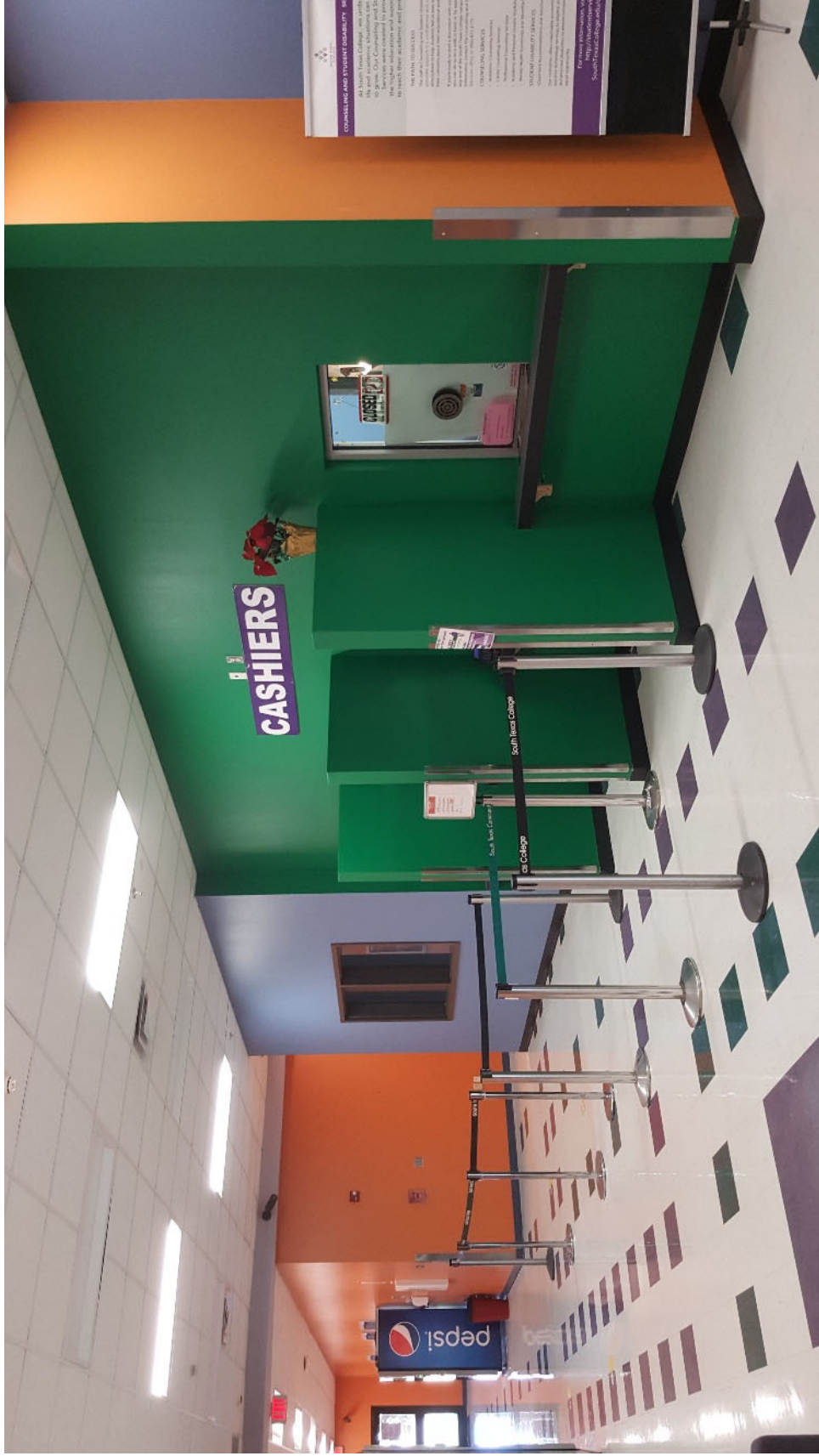
## **Enclosed Documents**

Photos of the completed work are enclosed for the Committee's review and information.


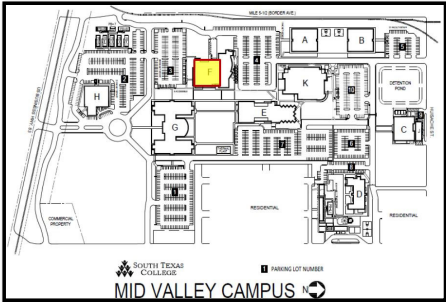
**Recommended Action**

It is recommended that the Facilities Committee recommend for Board approval at the December 15, 2020 Board meeting, substantial completion of the Mid Valley Campus Student Union Building F Renovation of Cashiers and Career & Employer Services Areas Project, pending receipt of the Certificate of Occupancy and Substantial Completion form.

# Mid Valley Campus Student Union Building F Renovation of Cashiers and Career & Employer Services Areas



# **Project Fact Sheet** **12/4/2020**

Project Name: MV Campus - Student Union Building F Renovation		Project No. 2019-009C				
Funding Source(s): Unexpended Plant Fund		Original Budget	Contracted Budget	Actual Expenditures To Date	Variance of Contracted Budget vs. Actual Expenditures To Date	Variance of Original Budget vs. Actual Expenditures To Date
	Construction:	\$ 200,000	\$ 250,574	\$186,343.45	\$ 64,231	\$13,656.55
	Design:	20,000	18,500	15,133.00	3,367	4,867
	Miscellaneous:	5,000	2,752	2,503.18	248	2,497
	FFE:	80,000	-	-	-	80,000
	Technology:	50,000	-	1,571.92	(1,572)	48,428
	Total:	\$ 355,000	\$ 271,826	\$205,551.55	\$66,274.05	\$149,448.45
Architect: Rike Ogden Figueroa Allex Architects, Inc. - 10/30/18	Board Approval of Schematic Design 08/27/2019					
Contractor: Noble Texas Builders, LLC.						
STC FPC Project Manager: Samuel Saldana	Substantial Completion	11/25/2020	Board Acceptance	TBD		
	Final Completion	TBD	Board Acceptance	TBD		
Project Description		Project Scope				
This project will be a renovation to the existing Cashiers and Admissions area in the Student Union Building F.		Project scope includes the renovation of the cashiers and admissions area of the Student Union Building F. It will be renovated to create a larger space for the cashiers department, which will include a new SPIRIT office, supervisors office, work area, storage area, and payment lab. Career and Employer services will move into the cashiers area to create a small computer lab, reception area, small storage area, offices, and interview room.				
Projected Timeline						
Board Approval of Architect 10/30/2018	Board Approval of Schematic Design 8/27/2019	Board Approval of Contractor 3/31/2020	Construction Start Date 6/19/2020	Substantial Completion Date 11/25/2020	Final Completion Date 12/25/2020	FFE Completion of Move In 1/25/2021
Project Calendar of Expenditures by Fiscal Year						
Fiscal Year	Construction	Design	Misc.	FFE	Tech	Project Total
2018-19		\$2,775.00	\$1,251.60	\$ -	\$1,571.92	\$5,598.52
2019-20	\$84,403.70	\$12,358.00	\$1,251.58			\$98,013.28
2020-21	\$65,418.90					\$65,418.90
Project Total	\$149,822.60	\$15,133.00	\$2,503.18	\$ -	\$ 1,571.92	\$169,030.70
Current Agenda Item						
12/8/20 Facilities Committee: Review and Recommend Action on Approval of Substantial Completion of the Mid Valley Campus Student Union Building F Renovation of Cashiers and Career & Employer Services Areas						
						

**Review and Recommend Action on Approval of Substantial Completion of the Mid Valley Campus Drainage Improvements Phase I and Asphalt Resurfacing for the Northwest Drive**

Approval of substantial completion of the Mid Valley Campus Drainage Improvements Phase I and Asphalt Resurfacing for the Northwest Drive Project will be requested at the December 15, 2020 Board Meeting:

Project		Completion Recommended	Date Received
1.	Mid Valley Campus Drainage Improvements Phase I (Project No. 2019-047R) and Asphalt Resurfacing for the Northwest Drive (Project No. 2018-019R)  Engineer: Perez Consulting Engineers Contractor: McAllen Multi-Service	Substantial Completion Recommended	November 23, 2020

This project has been reviewed by the Facilities Planning & Construction department, the President's Cabinet, the Coordinated Operations Council, the Facilities Committee, and the Board of Trustees. This project was scheduled as an exterior Renewal & Replacement project to address drainage concerns and maintain a parking lot and drive on campus. The proposed drainage improvements would be critical to avoid potential flooding on campus in preparation for future hurricane or rain events.

College staff visited the site and developed a construction punch list on November 23, 2020. A Certificate of Substantial Completion has been issued. Substantial Completion was accomplished within the time allowed in the Owner/Contractor agreement for this project by McAllen Multi-Service. The original cost approved for this project was \$520,000.

The following table summarizes the current budget status:

Mid Valley Campus Drainage Improvements Phase I and Asphalt Resurfacing for the Northwest Drive					
Construction Budget	Approved Proposal Amount	Net Total Change Orders	Current Project Cost	Previous Amount Paid	Remaining Balance
\$520,000.00	\$480,228.00	\$19,151.43	\$499,379.43	\$448,351.14	\$51,028.29

**Enclosed Documents**

A copy of the Substantial Completion Certificate and photos are enclosed for the Committee's review and information.

**Recommended Action**

It is recommended that the Facilities Committee recommend for Board approval at the December 15, 2020 Board meeting, substantial completion of the Mid Valley Campus Drainage Improvements Phase I and Asphalt Resurfacing for the Northwest Drive Project as presented.



## Mid Valley Campus Drainage Improvements Phase I





# Mid Valley Campus Asphalt Resurfacing of Northwest Drive





December 2, 2020

Ricardo De La Garza, Director  
Facilities Planning and Construction  
South Texas College  
3200 W. Pecan Blvd.  
McAllen, TX 78501

**Re: Substantial Completion – STC MVC Drainage and Asphalt Resurfacing  
Weslaco, Texas**

Dear Mr. De La Garza,

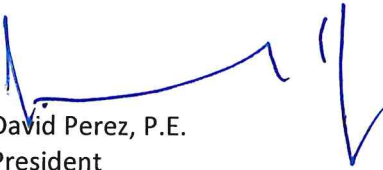
A site inspection for the project was held on Wednesday, November 25, 2020, as requested by McAllen Multi-Service with representatives from South Texas College, Perez Consulting Engineers, and McAllen Multi-Service. The following items were found to be deficient and need to be corrected prior to the final completion of the contract. The Exhibits listed below are pictures taken at the time of the inspection.

1. Grate needs to be installed for Structure No. 13.
2. Solid lid for Manhole Structure No. 8 needs to be replaced with a grated lid.
3. Structure No. 7A was not installed. Contractor to submit method for remedy for owner approval.
4. All areas of previous landscaping will need to be restored if disturbed during construction by repairing irrigation system and final seeding. Contractor to verify that all irrigation is working.
5. Erosion control devices are required to remain in place until the site is fully stabilized. Final stabilization, as defined by the Texas Commission on Environmental Quality (TCEQ), is when a uniform perennial vegetative cover with a minimum density of 70% of the native background vegetative cover for the area has been established on all unpaved areas and areas not covered by permanent structures, or equivalent permanent stabilization measures have been employed.
6. Water areas that have been seeded until final stabilization is acquired.
7. Repair broken concrete valley gutter on west side of Building A.
8. Pavement Markings will need to be installed as per Sheet C109 including Fire Lane Striping for new curb and gutter and parking lot areas disturbed during construction.
9. Concrete aprons will need to be installed around all manholes.
10. Detention Pond Fence will need to be erected.
11. Remove all construction related debris and trash from the construction site.

The dimensions, grades, and elevations of the Improvements were not field verified to determine general compliance with the plans, improvements were visually inspected only. South Texas College may want to request a final field survey on the ground to verify dimensions and grades.

If you have any questions, please feel free to contact me at 956.631.4482 or email me at [dp@perezce.com](mailto:dp@perezce.com). We look forward to working with you on this important project.

Respectfully submitted,  
Perez Consulting Engineers, LLC






David Perez, P.E.  
President

Attachments

CC:

**12/3/2020**

<b>Project Name:</b>		MV Campus - Drainage & Resurfacing of Parking Lot 3 and NW Drive		<b>Project No.</b>		2019-047R	
<b>Funding Source(s):</b>		Renewals & Replacements Fund		<b>Original Budget</b> Construction: \$ 520,000 Design: 37,000 Miscellaneous: 25,203 FFE: - Technology: - <b>Total: \$ 582,203</b>		<b>Actual Expenditures To Date</b> \$448,351.14 44,410.75 4,744.59 - - <b>\$497,506.48</b>	
						<b>Variance of Original Budget vs. Actual Expenditures To Date</b> \$71,648.86 (7,410.75) 20,458.41 - - <b>\$84,696.52</b>	
<b>Architect/Engineer:</b>		Perez Consulting Engineers		<b>Board Approval of Schematic Design</b> 9/24/2019  <b>Substantial Completion</b> 11/23/2020 <b>Board Acceptance</b> TBD  <b>Final Completion</b> TBD <b>Board Acceptance</b> TBD			
<b>Contractor:</b>		McAllen Multi-Service					
<b>STC FPC Project Manager:</b>		Samuel Saldana					
<b>Project Description</b>				<b>Project Scope</b>			
Existing stormwater Drainage along the west side of campus will be updated along with the resurfacing of the North West drive and parking lot #3.				The west side of campus storm drainage will be updated and improved to accommodate storm water discharge. North West Drive will be redone after drainage improvements are completed under the drive. Parking lot will be recoated and some areas resurfaced as part of the improvements of parking lots on the Mid Valley Campus.			
<b>Projected Timeline</b>							
Board Approval of Engineer		Board Approval of Schematic Design		Board Approval of Contractor		FFE Completion of Move In	
6/25/2019		9/24/2019		4/28/2020		N/A	
<b>Project Calendar of Expenditures by Fiscal Year</b>							
<b>Fiscal Year</b>	<b>Construction</b>	<b>Design</b>	<b>Misc.</b>	<b>FFE</b>	<b>Tech</b>	<b>Project Total</b>	
2017-18	\$0	\$0	\$1,435.70			\$1,435.70	
2018-19	\$0	\$0	\$703.20	\$0	\$0	\$703.20	
2019-20	\$194,493.12	\$41,932.00	\$2,605.69	\$ -	\$ -	\$239,030.81	
2020-21	\$253,858.02	\$ 2,479				\$256,336.77	
<b>Project Total</b>	<b>\$448,351.14</b>	<b>\$44,410.75</b>	<b>\$4,744.59</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$497,506.48</b>	
<b>Current Agenda Item</b>							
<b>12/8/20 Facilities Committee:</b> Review and Recommend Action on Approval of Substantial Completion of the Mid Valley Campus Drainage Improvements Phase I and Asphalt Resurfacing for the Northwest Drive							
<div>    </div>							

### **Update on Status of Unexpended Plant Fund Construction Projects and Renewals & Replacements Projects**

The Facilities Planning and Construction staff prepared the attached design and construction update. This update summarizes the status of each capital improvement and renewals & replacements project currently in progress, including a categorization based on priority. Mary Elizondo and Rick de la Garza will be present to respond to questions and address concerns of the committee.

**South Texas College**  
**Monthly Construction Report**  
**Fiscal Year 2020 - 2021**  
**As of December 4, 2020**

<b>Total Project Budget Summary</b>	<b>FY21 Unexpended Plant Fund</b>	<b>FY21 Renewals &amp; Replacements</b>
Total Construction Project Budget	\$ 10,982,474	\$ 4,883,890
Previously Approved Projects for September - November 2020	(967,330)	(471,919)
Proposed Project(s) for the Month of December 2020	-	-
<b>Total Project Budget Balance</b>	<b>\$ 10,015,144</b>	<b>\$ 4,411,971</b>

Project Reference #	Project Name	Total Project Budget/Actual*	
		CIP Fund	R&R Fund
Board Approved on September 22, 2020			
2020-008C	Pecan Campus Business and Science Building G Classroom Conversion of Two (2) Classrooms to Geology Labs - CO	\$ 267,700	\$ -
2020-002C	Pecan Plaza West Building C Kinesiology Storage and Restroom Renovations	142,538	-
2019-047R	Mid Valley Campus Drainage Improvements Phase I - CO	-	302,919
2018-019R	Asphalt Resurfacing for the Northwest Drive - CO	-	92,971
Total Board Approved on September 22, 2020		\$ 410,238	\$ 302,919
Board Approved on October 27, 2020			
2021-011R	Nursing and Allied Health Campus NAH East Building A Exterior Stairs Repairs and Replacement	\$ -	\$ 169,000
2019-019C	Regional Center for Public Safety Excellence Additional Chiller Installation Project	170,000	-
2020-019C	District Wide Automatic Door Openers Phase IV	95,120	-
2020-022C	Regional Center for Public Safety Excellence Site Drainage Improvements Conditions	356,255	-
Total Board Approved on October 27, 2020		\$ 265,120	\$ 169,000
Board Approved on November 24, 2020			
2019-015C	Regional Center for Public Safety Excellence Indoor Shooting Range	\$ 291,972	\$ -
Total Board Approved on November 24, 2020		\$ 291,972	\$ -

<b>Current Total Project Budget</b>	<b>\$ 967,330</b>	<b>\$ 471,919</b>
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\* Actuals costs will be updated as project progresses.

CO - Carry over project from previous year.



South Texas College  
Unexpended Plant Fund - Capital Improvement Projects (CIP)

Project Status

FY 2020 - 2021

	Projects	FPC Project Managers	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2021 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor	
#																				
Pecan Campus																				
1	Business and Science Building G Classroom Renovation	SS			●							\$ 275,003	\$ 3,438	\$ 271,565	\$ 267,700	High	March 2021	Approval of Construction Services	EGV Architects	TBD
2	Sand Volleyball Courts	DV					●					\$ 113,008	\$ 91,879	\$ 21,129	\$ -	High	N/A		Alvarado Architects & Assoc.	NM Contracting, LLC (Terminated)
3	Sand Volleyball Courts - Sand Replacement	DV						●				\$ 43,711	\$ 23,381	\$ 20,330	\$ 44,450	High	January 2021	Approval of Final Completion	Alvarado Architects & Assoc.	Limon Masonry
4	Library Building F Renovation and Expansion	DV			●							\$ 1,572,047	\$ 129,781	\$ 1,442,266	\$ 1,442,266	High	February 2021	Approval of Schematic Design	ERO Architects	TBD
5	Information Technology Building M Office and Work Space Renovation	MV					●					\$ 624,445	\$ 310,773	\$ 313,672	\$ 499,435	High	December 2020	Approval of Substantial Completion	Boultinghouse Simpson Gates Architects	Noble Texas Builders
6	Student Activities Center Building H Cafeteria Renovation	MV								●		\$ 957,600	\$ 718,372	\$ 239,228	\$ 195,627	Completed	N/A		EGV Architects	Noble Texas Builders
7	Student Services Building K Renovations	TBD	●									\$ 26,200	\$ -	\$ 26,200	\$ 26,200	Medium	TBD	TBD	TBD	N/A
8	New Continuing Education Building	RC	●									\$ 398,160	\$ -	\$ 398,160	\$ 398,160	Low	TBD	TBD	TBD	TBD
Pecan Campus Subtotal												\$ 4,010,174	\$ 1,277,624	\$ 2,732,550	\$ 2,873,838					
Pecan Plaza																				
9	West Building C Kinesiology Renovation	MV			●							\$ 36,909	\$ 6,739	\$ 30,170	\$ 142,538	High	March 2021	Approval of Construction Services	Alvarado Architects & Assoc.	TBD
10	Human Resources Building A Renovation	RG		●								\$ 141,000	\$ -	\$ 141,000	\$ 141,000	Medium	N/A		N/A	O&M
11	Human Resources Building A Entry Court Yard Improvements	DV			●							\$ 16,000	\$ -	\$ 16,000	\$ 16,000	High	N/A		N/A	TBD
Pecan Plaza Subtotal												\$ 193,909	\$ 6,739	\$ 187,170	\$ 299,538					
Mid-Valley Campus																				
12	Student Union Building F Renovation	SS					●					\$ 389,224	\$ 178,274	\$ 210,950	\$ 308,666	High	January 2021	Approval of Substantial Completion	ROFA Architects	Noble Texas Builders
13	Center for Learning Excellence Building A Renovation of Space for Supplemental Instruction	DV		●								\$ 224,200	\$ 2,008	\$ 222,192	\$ 223,200	High	TBD	TBD	The Warren Group Architects	TBD
Mid Valley Campus Subtotal												\$ 613,424	\$ 180,282	\$ 433,142	\$ 531,866					
Technology Campus																				
14	Emerging Technologies Building A & Advanced Technical Careers Building B Renovation	SS			●							\$ 151,320	\$ 820	\$ 150,500	\$ 150,500	High	March 2021	Approval of Master Plan	EGV Architects	TBD
Technology Campus Subtotal												\$ 151,320	\$ 820	\$ 150,500	\$ 150,500					



South Texas College  
Unexpended Plant Fund - Capital Improvement Projects (CIP)

Project Status

FY 2020 - 2021

	Projects	FPC Project Managers	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2021 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor	
#																				
Nursing and Allied Health Campus Subtotal																				
15	East Building A Student Services Renovation	SS					●					\$ 396,616	\$ 21,346	\$ 375,270	\$ 375,270	High	January 2021	Approval of Substantial Completion	Gignac Architects	Holchemont
16	West Entry Campus Sign	DV									●	\$ 80,353	\$ 62,007	\$ 18,346	\$ 60,000	High	December 2020	Update on Completion of Wayfinding Installation	N/A	Limon Masonry
Nursing and Allied Health Campus Subtotal												\$ 476,969	\$ 83,354	\$ 393,615	\$ 435,270					
Starr County Campus																				
17	Student Services Building G Renovation	SS					●					\$ 247,380	\$ 13,018	\$ 234,362	\$ 236,500	High	January 2021	Approval of Substantial Completion	Gignac Architects	Holchemont
18	Workforce Center Building D Welding Expansion	MV		●								\$ 230,820	\$ 820	\$ 230,000	\$ 230,000	Low	TBD	TBD	Gignac Architects	TBD
Starr County Campus Subtotal												\$ 478,200	\$ 13,839	\$ 464,361	\$ 466,500					
Regional Center for Public Safety Excellence																				
19	Shooting Range (Previously Target Range)	DV			●							\$ 296,092	\$ 14,780	\$ 281,312	\$ 291,972	High	February 2021	Approval of Schematic Design	PBK Architects	TBD
20	Canopy for Safety Training Vehicles	TBD	●									\$ 285,500	\$ -	\$ 285,500	\$ 285,500	Low	January 2021	Approval for Solicitation of Architects	TBD	TBD
21	Canopy for Students/Instructors	TBD	●									\$ 247,000	\$ -	\$ 247,000	\$ 247,000	Low	January 2021	Approval for Solicitation of Architects	TBD	TBD
22	Fire Training Area	TBD	●									\$ 443,600	\$ -	\$ 443,600	\$ 443,600	Low	January 2021	Approval for Solicitation of Architects	TBD	TBD
23	Site Drainage Improvements	RG			●							\$ 380,885	\$ 24,630	\$ 356,255	\$ 356,255	High	April 2021	Approval of Construction Services	Perez Consulting Engineers	TBD
24	Chiller Installation	MV		●								\$ 170,000	\$ -	\$ 170,000	\$ 170,000	High	January 2021	Approval of Engineering Services	TBD	TBD
25	Cityscape Remediation	RG					●					\$ 129,500	\$ -	\$ 129,500	\$ 129,500	High	January 2021	Approval of Substantial Completion	Perez Consulting Engineers	Noble Texas Builders
Regional Center for Public Safety Excellence Subtotal												\$ 1,952,577	\$ 39,410	\$ 1,913,167	\$ 1,923,827					
Higher Education Center La Joya																				
26	Exterior Building and Wayfinding Signage (Wayfinding Signage Only)	DV					●					\$ 59,144	\$ 29,888	\$ 29,256	\$ 36,400	High	December 2020	Update on Completion of Wayfinding Installation	N/A	Innerface Architectural Signage/Cast Con
Higher Education Center La Joya Subtotal												\$ 59,144	\$ 29,888	\$ 29,256	\$ 36,400					

South Texas College  
Unexpended Plant Fund - Capital Improvement Projects (CIP)

Project Status

FY 2020 - 2021

#	Projects	FPC Project Managers	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2021 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor
District Wide																			
27	Land	N/A	N/A									\$ 3,000,000	\$ -	\$ 3,000,000	\$ 3,000,000	N/A	N/A	N/A	N/A
28	Renovation and Contingencies	N/A	N/A									\$ 659,296	\$ 22,594	\$ 636,703	\$ 659,296	N/A	N/A	N/A	TBD
29	Outdoor Furniture	TBD		●								\$ 25,000	\$ -	\$ 25,000	\$ 25,000	N/A	N/A	N/A	TBD
30	Facility Signage	MV			●							\$ 49,632	\$ -	\$ 49,632	\$ 49,632	N/A	N/A	N/A	Fast Signs
31	Removal of Existing Trees	TBD									●	\$ 24,687	\$ -	\$ 24,687	\$ 24,687	N/A	N/A	N/A	TBD
32	Automatic Doors Phase IV	RG			●							\$ 95,120	\$ -	\$ 95,120	\$ 95,120	Medium	N/A	TBD	TBD
33	Campus Master Plan	TBD	●									\$ 375,000	\$ -	\$ 375,000	\$ 375,000	N/A	N/A	TBD	N/A
34	Fence Enclosures	DV		●								\$ 36,000	\$ -	\$ 36,000	\$ 36,000	Low	N/A	N/A	TBD
District Wide Subtotal												\$ 4,264,735	\$ 22,594	\$ 4,242,142	\$ 4,264,735				
Totals		12	12	3	6	0	8	1	0	0	3	\$ 12,200,452	\$ 1,654,550	\$ 10,545,902	\$ 10,982,474				

South Texas College  
Renewal and Replacement Projects  
Project Status

#	Projects	FPC Project Manager	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	FY 2020 - 2021		Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2021 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor	
									Final Completion	Move In										
Mid Valley Campus																				
1	Resurfacing Northwest Drive	SS					●					\$ 128,132	\$ 38,831	\$ 89,301	\$ 92,971	High	January 2021	Approval of Substantial Completion	PCE Consultants	McAllen Multi Services
2	Drainage Improvements Phase I	SS					●					\$ 459,202	\$ 365,971	\$ 93,231	\$ 302,919	High	January 2021	Approval of Substantial Completion	PCE Consultants	McAllen Multi Services
3	Roofing Replacement	MV			●							\$ 951,000	\$ 4,308	\$ 946,692	\$ 947,123	High	February 2021	Approval of Construction Services	Beam Professionals	TBD
Pecan Campus Subtotal												\$ 1,538,334	\$ 409,110	\$ 1,129,224	\$ 1,343,013					
Technology Campus																				
4	Advanced Technical Careers Building B Concrete Floor Repairs	DV									●	\$ 126,870	\$ 120,613	\$ 6,257	\$ 20,000	Completed	N/A		CLH Engineering	5 Star Construction
Technology Campus Subtotal												\$ 126,870	\$ 120,613	\$ 6,257	\$ 20,000					
Dr. Ramiro R. Casso Nursing & Allied Health Campus																				
5	NAH East Building A Westside Elevators Refurbishment	RC/O&M				●						\$ 159,000	\$ -	\$ 159,000	\$ 159,000	Medium	December 2020	Approval of Construction Services	N/A	Oracle Elevator
6	NAH East Building A Roofing Replacement	MV			●							\$ 166,077	\$ 1,077	\$ 165,000	\$ 165,108	High	February 2021	Approval of Construction Services	BEAM Professionals	TBD
7	NAH East Building A Data Cabling Infrastructure Replacement	RC/O&M									●	\$ 161,677	\$ 146,677	\$ 15,000	\$ 15,000	Low	TBD	TBD	N/A	TBD
8	NAH East Building A Exterior Stair Repairs and Replacement	RG		●								\$ 169,000	\$ -	\$ 169,000	\$ 169,000	High	January 2021	Approval of Engineering Services	TBD	TBD
Nursing and Allied Health Campus Subtotal												\$ 655,754	\$ 147,754	\$ 508,000	\$ 508,108					
Starr County Campus																				
9	Roofing Replacement	MV			●							\$ 832,323	\$ 8,615	\$ 823,708	\$ 824,569	High	February 2021	Approval of Construction Services	Beam Professionals	TBD
Starr County Campus Subtotal												\$ 832,323	\$ 8,615	\$ 823,708	\$ 824,569					

South Texas College  
Renewal and Replacement Projects

Project Status																			
#	Projects	FPC Project Manager	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	FY 2020 - 2021 Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2021 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor
District Wide																			
10	Irrigation System Controls Upgrade	RC/O&M				●						\$ 143,685	\$ -	\$ 143,685	\$ 71,200	Low	TBD	N/A	Aqua Tech
11	Fire Alarm Panel Replacement/Upgrade	RC/O&M				●						\$ 182,500	\$ -	\$ 182,500	\$ 182,500	Low	TBD	N/A	TBD
12	Interior LED Lighting Upgrade	RC/O&M				●						\$ 219,950	\$ -	\$ 219,950	\$ 110,000	Low	TBD	N/A	TBD
13	Ext. Walkway LED Lighting Upgrade Ph I	RC/O&M				●						\$ 49,000	\$ -	\$ 49,000	\$ 49,000	Low	TBD	N/A	TBD
14	Interior Controls Upgrade	RC/O&M				●						\$ 76,500	\$ -	\$ 76,500	\$ 76,500	Low	TBD	N/A	TBD
15	Floor Replacement	RG			●							\$ 532,042	\$ -	\$ 532,042	\$ 504,000	Medium	January 2021	Update on flooring conditions	TBD
16	HVAC Upgrades	MV/O&M				●						\$ 660,000	\$ -	\$ 660,000	\$ 660,000	Low	TBD	N/A	TBD
17	Exterior Lighting Upgrade	RC/O&M				●						\$ 279,000	\$ -	\$ 279,000	\$ 279,000	Low	TBD	N/A	TBD
18	Keyless Entry Access Upgrades	RC/O&M				●						\$ 39,626	\$ 8,702	\$ 30,924	\$ 25,000	Low	TBD	N/A	ADI
19	Renewals & Replacements	N/A	N/A									\$ 151,000	\$ 2,445	\$ 148,555	\$ 151,000	N/A	N/A	N/A	N/A
20	Water Tower Logo Replacments	RG		●								\$ 80,000	\$ -	\$ 80,000	\$ 80,000	N/A	TBD	N/A	TBD
District Wide Subtotal												\$ 2,413,303	\$ 11,147	\$ 2,402,156	\$ 2,188,200				
Totals		0	0	1	4	9	2	0	0	0	2	\$ 5,566,584	\$ 697,238	\$ 4,869,346	\$ 4,883,890				