

APPROVAL OF MINUTES
CLARK COUNTY SCHOOL DISTRICT
SPECIAL MEETING OF THE BOARD OF SCHOOL TRUSTEES
BOND OVERSIGHT COMMITTEE
FACILITIES SERVICES CENTER, ROOM 466
1180 MILITARY TRIBUTE PLACE, HENDERSON, NV 89074

THURSDAY, NOVEMBER 19, 2020

11:30 a.m.

Members Present

Blackman-Taylor, Jeana
Charlton, Patricia
Earl, Debbie
Goynes, Byron

Gurdison, Robert
Lehman-Donadio, Nicole
Lopez, Alfonso

Members Absent

Jones, Walter-Unexcused
Lazaroff, Gene-Excused
Williams, Yvette-Excused

A recording of this meeting can be obtained by contacting the Facilities Unit at 702-799-0591.

1.01 ROLL CALL.

Mr. Byron Goynes, Chair, called the meeting to order at 11:31 a.m.

1.02 ADOPTION OF THE AGENDA.

*Motion was approved to adopt and accept the November 19, 2020 agenda.
Motion: Lopez Second: Konrad Vote: Unanimous*

2.01 PUBLIC COMMENT PERIOD ON AGENDA ITEMS.

None.

3.01 APPROVAL OF THE MINUTES.

Ms. Blackman-Taylor: There were 2 spelling changes.
*Motion to approve the October 15, 2020 minutes with the 2 spelling changes.
Motion: Blackman-Taylor Second: Lopez Vote: Unanimous*

3.02 REPORTS BY STAFF AND/OR LIAISON REPRESENTATIVES.

Ms. Charlton: I do not have anything to report at this time.

Mr. Lopez: I do not have anything to report at this time.

Ms. Blackman-Taylor: We aired this meeting live on Facebook last month and people are commenting and I was concerned because there were no responses to those comments. I was able to meet with Jeff and Damon and was told that there were some legal issues about responding there so they are looking into possibly posting those emails directly into the comments. Cade Cridland, the Public Information Specialist, is compiling all of those so that they can be looked at to see if there is something that can be answered and responding to. The other option might be to turn off commenting completely and provide the public with an email address to submit their comments.

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3.02 REPORTS BY STAFF AND/OR LIAISON REPRESENTATIVES. (cont.)

Jeremy Aguero's position has been approved so Damon and Jeff are in the process of giving him the information he needs regarding bond and the request for the extension. Our public information campaign to the School Organizational Teams (SOT) explains what the Bond Oversight Committee does and what site-funded projects are. Jeff said that there is already a communication structure under way where they are trying to get principals and operation managers (OM) connected so the principals know that the OM is their first line in seeing these problems are taken care of.

Mr. Wagner: You will start to see more integrated websites in late quarter one or early quarter two of 2021 that will help direct people to the right information. Regarding the principals and the OMs the communication is improving and continues to improve. We are pressing that forward every day. I think the principals now have a certain level of comfort with the OMs and understand that while the OM may not have the immediate answer to every question, their role is to facilitate getting them the information. The OMs have paid an integral part in reducing work orders. Communication is the key.

Ms. Blackman Taylor: I want to reiterate that I welcome people to come to me if there are community concerns or ideas that they have, or things that they want brought up to Clark County School District (CCSD) I'm more than happy to have those conversations.

Mr. Gurdison: I have nothing to report on design at this time.

3.03 REPORT BY THE CLARK COUNTY BOARD OF SCHOOL TRUSTEES' LIAISON. None.

3.04 2015 CAPITAL IMPROVEMENT PROGRAM (CIP) SUMMARY STATUS.

Mr. Foutz presented the Clark County School District (CCSD) 2015 Capital Improvement Program Summary Status Report of Revenues and Expenditures as of September 30, 2020. He also presented the CCSD 2015 Capital Improvement Program (CIP) Projects in Progress – as of November 2020 report.

Mr. Konrad: I noticed that from the report last month there is a \$52 million increase to the approved revision estimated cost total. Do you know off the top of your head what the specific cause for this was?

Mr. Foutz: No, I would have to go back to the totals and find out which projects specifically changed. I will look at that and get back to you as far as what caused that revision.

Ms. Charlton: There's been a lot of improvements made to HVAC systems. Is the funding coming from the bond oversight for those improvements to handle to current corona environment?

Mr. Wagner: There's a number of strategies being put into place to improve indoor air quality and they are funded by numerous sources. Upgrading filters and filter replacement at every school comes out of the operational budget. Replacement of carpet at a number of schools is being funded out of the statutory reserve fund. Major modernization to HVAC systems is funded out of the bond fund. There are a variety of ways that we are attacking the current air quality concerns.

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3.04 2015 CAPITAL IMPROVEMENT PROGRAM (CIP) SUMMARY STATUS. (cont.)

We are spending almost \$2 million to put in air ionization into every school at the nurse's office, the identified sick room, and any rooms that serve the medically fragile students.

Mr. Foutz: On the agenda at tonight's Board of School Trustees (BOST) meeting there is a request for the addition of \$80 million to our statutory reserve access fund that will take \$112 million worth of projects up to \$192 million. That \$2 million will be funded through that addition of the \$80 million as long as that gets approved tonight. If it doesn't we will have to find another funding source. We have already gone through a briefing with the Board on those items and they seem to be fine with the addition of the \$80 million so we don't anticipate there being any problems moving forward and spending \$2 million out of that fund.

3.05 SEMI ANNUAL UPDATE ON DEFERRED MAINTENANCE.

Mr. Chesnik gave a presentation that included the reorganization and realignment of the maintenance, grounds, and custodial departments. It also included a presentation on the building engineer program, and the work backlog trending down.

Mr. Chesnik: This initiative is in reaction to the review of operational services conducted by the Council of Great City Schools (CGCS). Some of the findings were that when the facility systems are not proactively maintained these systems follow an accelerated deterioration curve and fail prematurely. Deferred maintenance magnifies many times over the costs of maintaining a school facility, work orders, and emergency calls from schools become the sole drivers of determinants of maintenance activity.

In our ongoing efforts to align our work with the recommendations of the CGCS operational review and the CCSD's Five-Year Strategic Plan, Focus: 2024, we are realigning our staff and capital resources with a goal to provide a more efficient and supportive operational service and increase the preventive maintenance of the facility portfolio. In the new Integrated Facilities Management (IFM) Model the facilities manager will be directly accountable to the service requestor; the facilities services manager will oversee a single, integrated team of maintenance, grounds, and custodial staff; and, the facilities manager will have the authority to direct the work of staff.

The Pilot Building Engineer Program was implemented in August of 2019 and involved seven high schools and four new elementary schools. We currently have engineers placed at 30 schools and anticipate having engineers on location at 35 schools before 2021.

The Facilities Services Unit (FSU) has a goal of zero back logged work orders by December 31, 2020. Once we get this back-log down to zero, we can focus staff on preventive measures. I believe as we do so, it will save us immediate short term money and long term funds with regards to impact on the Capital Program.

Ms. Blackman-Taylor: How are those 30 schools chosen and how are these addition 5 being chosen?

Mr. Chesnik: We have a goal to place Building Engineers (BE) at our brand new campuses to stay ahead of and keep on top of the maintenance.

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3.05 SEMI ANNUAL UPDATE ON DEFERRED MAINTENANCE. (cont.)

Mr. Wagner: The strategy of placing a BE at new schools is to free up maintenance capacity to be focused on these other schools. If we have a new school that requires less maintenance or easier to do maintenance and we don't have to roll central trucks out to that school to do maintenance we can then focus on other schools.

3.06 QUESTIONS ON AND/OR REMOVAL OF ITEMS ON MOTIONS AND TASKINGS.

Mr. Goynes: I see that the Deferred Maintenance report that we had today is a semi-annual report should we leave this on Motions and Taskings for another report around June 2021?

Mr. Wagner: My opinion is that this is a standing report and does not need to be on Motions and Taskings. It is regularly scheduled and we will bring it forward in 6 months.

Ms. Charlton: When we're talking deferred maintenance are we talking about the really heavy backlog that may exist? When I'm talking about deferred maintenance I'm talking about roofing, electricity, parking lots, I'm talking the whole gambit so I want to make sure that the terminology is correct.

Mr. Wagner: Once those projects become capital expenses, meaning a roof is required to be replaced, an HVAC system is required to be replaced, we no longer consider that to be deferred maintenance. We consider that a capital expense. If you would like us to bring forward a report on specific capital expenses I'm happy to.

Ms. Charlton: I would like to see a list of what should be accomplished, even though we may not have funding. It will help us to help the district to move forward on any potential future increases or continuation to the bond.

Mr. Wagner: We have that list. It is approximately \$5 billion. We have funded approximately \$1 billion dollars of that \$5 billion need. We can provide that list to you.

Ms. Charlton: Ok. I would be fine with removing this item and putting it on a standing report if it's an annual part of the process and also to make sure that we are looking at modernization and how we prioritize the different projects.

Mr. Foutz: In providing you with a monthly report I don't think you're going to get any information that is new until we have factored in the assessments that have been done at the schools and factored those in to give us the new calculations of our Facility Condition Index (FCI) report.

Ms. Blackman-Taylor: I motion to remove Deferred Maintenance report from the Motions and Taskings.

Motion to remove Deferred Maintenance report from Motions and Taskings list.

Motion: Blackman-Taylor

Second: Charlton

Vote: Unanimous

3.07 FUTURE AGENDA PLANNING.

None.

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4.01 PUBLIC COMMENT PERIOD ON NON-AGENDA ITEMS.
None.

5.00 ADJOURN.
Byron Goynes, Chair, adjourned the meeting at 12:23 p.m.

Meeting adjourned at 12:23 p.m.