

HAYS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT BOARD OF TRUSTEES

Date: August 24, 2026

Agenda Item: J.7

Board Goal: N/A

Subject: Consideration and possible approval of Professional Services for 2025 Bond High School #4

Administrator Responsible/Position: Max Cleaver, Chief Operations Officer

A. Purpose of Agenda Item:

☒ Action needed ☐ Information only ☐ Receive input

B. Authority for This Action:

☒ Local Policy: CH – Purchasing & Acquisition ☐ Law or Rule: ☐ N/A

C. Goal or Need Addressed: Deliver timely, cost-effective facilities

D. Summary:

☒ **Previous board action relating to this item:** In July 2024 the Board approved multiple vendors to facilitate construction and materials testing for 2023 bond projects. In April 2026, the Board approved multiple vendors for 2025 bond construction and materials testing.

☐ **Future action anticipated:** N/A

☒ **Background information:** The purpose of this agenda item is to approve additional construction and materials testing for 2025 Bond High School 4. Staff recommends water testing of installed window conditions, referred to as “nozzle testing and chamber testing” at High School 4. The field testing simulates an extreme weather event and provides data that the window systems are performing as specified. We have performed this type of testing on other projects, but the scope was not as large, so those projects did not meet the Board approval threshold value. Staff recommends Acton Partners Consulting (APC) for this work per the scope and cost contained in the May 10, 2026 proposal. Staff recommends EMA Engineering to perform commissioning services on select mechanical, electric, and plumbing equipment, building automation, and lighting controls. We have provided the proposal highlighting the sampling frequency of the various components for your review

E. Comments Received:

☒ Cabinet ☐ DLT ☐ FBOC ☐ Teacher Org. Reps. ☒ Other: Project Team

F. Administrative Recommendation: Administration recommends approval of the request

G. Fiscal Impact and Cost: \$405,750 Total

\$133,000 – Action Partners

\$272,750 – EMA Engineering

☐ Budget ☒ 2025 Bond ☐ Grant/Special Funds: ☐ Other:

Prior Year Spending for this item/service: \$70,965 – Action Partners; \$160,000 – EMA Engineering

Bid / Contract Information: RFQ #25-072201AS Professional Services for Construction

Length of Contract: This is a one-year contract with four (4) options to renew through 10/2027

H. Monitoring and Reporting Time Line:

Person responsible for evaluating this decision or action: Max Cleaver, Nate Wensowitch

I. Suggested Motion:

I move that the Hays CISD Board of Trustees approve professional services for 2025 Bond High School #4 for a total amount not to exceed \$405,750, as presented.