



BOARD OF SCHOOL TRUSTEES

KELLER INDEPENDENT SCHOOL DISTRICT

8F. _____ **Action** **Date: December 18, 2008**

SUBJECT: **APPROVAL OF COMMUNITY FACILITIES AGREEMENT (CFA)
CHANGE ORDER #1, WATER, SANITARY SEWER, PAVING
AND DRAINAGE IMPROVEMENTS FOR TIMBER CREEK HIGH
SCHOOL DRIVE**

BOARD GOAL: **All systems in the Keller Independent School District will be effective, efficient, and accountable in support of the district's mission.**

FISCAL NOTE: **Bond Funds**

Background Information:

- A CFA (Community Facilities Agreement) is a document required by the City of Fort Worth to bind the development of a new site (Timber Creek High School) with required public improvements. This includes water, sanitary sewer, paving, and drainage improvements.
- The Board approved the CFA contract documents on June 16, 2008.

Administrative Considerations:

- This Community Facilities Agreement is tied to the High School Drive road that wraps around Timber Creek High School and extends to Grey Twig Drive that fronts Caprock Elementary School. The road and utility improvements to Grey Twig and Timberland Boulevard have previously been reviewed and approved by the Board of Trustees in a separate Community Facilities Agreement for Caprock Elementary School.
- The City of Fort Worth allows KISD to do this work under the CM at Risk contract in lieu of the City contracting the project. This gives the District control of cost and timing.
- The cost for all of the road and utility work associated with High School Drive will be \$1,453,000.

- Current project savings and project allowances within the GMP will reduce the amount of the Change Order for the CFA to \$972,139.34. The administration would ask that we be allowed to use savings from the close-out Change Order for Caprock Elementary, Basswood Elementary, and Trinity Springs Middle School Addition to help fund this Change Order.
- This Change Order was reviewed with the Citizen’s Bond Oversight Committee.
- Change Order #1 for \$972,139.34 will incorporate the utilities and paving for High School Drive into our current Guaranteed Maximum Price with Steele & Freeman, Inc.

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The administration recommends the Board approve Change Order #1 – (CFA) Water, Sanitary Sewer, Paving and Drainage Improvements for High School Drive at Timber Creek High School as presented.

Respectfully submitted,

Hudson Huff
Director of Construction