



BOARD OF SCHOOL TRUSTEES

KELLER INDEPENDENT SCHOOL DISTRICT

3C. Action

Date: March 28, 2005

SUBJECT: ARCHITECT SELECTION FOR NEW CONSTRUCTION AND RENOVATION PROJECTS

BOARD GOAL: Safe Schools
Budget and Finance

FISCAL NOTE: **Bond Funds for Two Elementary Schools, One Middle School,
and One Intermediate School**
**Board approved funds for Keller High School and the Learning
Center**

Background Information:

- Keller High School
The original Keller High School building is currently not served by a fire suppression system. The City of Keller has allowed the district to continue to operate without a fire suppression system, with the understanding that one would be installed. This project is being developed as a Construction Manager at Risk delivery.
- The Learning Center
As a condition of being issued a building permit, the District agreed to provide screening of roof-top equipment, an onsite parking lot, and landscaping. This project is being developed as a competitive sealed proposal delivery.
- New Middle School
Approved in the 2005 Bond Program for completion by August 2006.
- New Intermediate School
Approved in the 2005 Bond Program for completion by August 2006.
- Two New Elementary Schools
Approved in the 2005 Bond Program for completion by August 2006.

Administrative Considerations:

- It is necessary to select architectural firms to prepare contract documents for the work.

Keller High School and The Learning Center

- After reviewing AIA qualifications from seven architectural firms, we along with the Facilities sub-committee conducted interviews with several firms. We are requesting that VLK Architects be named as the architectural firm for the Keller High School project and Halbach-Dietz Architects be named as the architectural firm for The Learning Center project at a fee of 7% per project.

Intermediate, Middle, and Elementary schools

- The Facilities Committee recommended using existing prototypes for these projects based on staff satisfaction of function and the advantages of saving time and fees. We are requesting VLK Architects be named as the architectural firm for the new middle school and the two elementary schools with a fee of 4%. We request that Hahnfeld Hoffer Stanford be named as the architectural firm for the new intermediate school with a fee of 4%.
- Copies of the contracts will be available at the meeting.

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The administration recommends that the Board of Trustees approve the architect selections for new construction and renovation projects as presented.

Respectfully submitted,

Mark A. Canterbury, AIA
District Architect