

WEST BONNER COUNTY SCHOOL DISTRICT #83



Facilities & Transportation Report Ryan Carruth, Operations Director

January 15, 2025

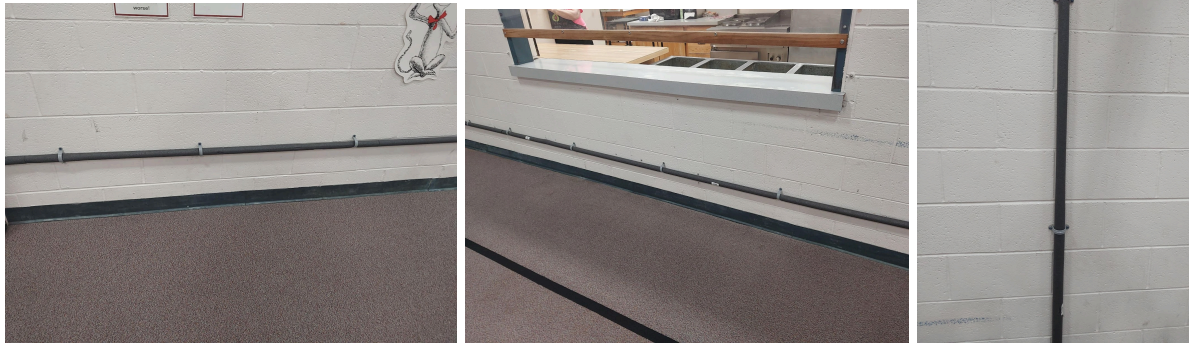
WBCSD FACILITIES

Custodial Update:

- Building cleanliness has been achieved this month. Brian Lamanna has had to focus more of his time on maintenance district-wide, which has pulled him from day time custodial tasks at the HS. Nighttime custodians at PRLHS have done a great job picking up the slack.
- New custodian at Idaho Hill Elementary has hit the ground running and is doing a great job taking over where Tom Banuelos left off.
- Crew at PRE is doing a great job. Joey Adams building lead, Rodney Bixler part time day, Tom Banuelos full time night, and Willow Richardson part time night are gelling as a team and showing that we have the right people for that building.
- Crew have been utilizing the custodial checklists to stay on task, and a new intra-department communication strategy to communicate between day and night shifts.

Maintenance Update:

- **District Wide**
 - Changed all air filters of Air Handlers throughout the district
- **Idaho Hill Elementary**
 - Drilled holes in bullet proof glass to install talk through screen vents for secretary's office.
 - Cleared roof drain spout.
 - Following a route cause analysis of a student injury that occurred in December in the Idaho Hill Elementary gymnasium, we insulated the metal conduit throughout the gym as a safety precaution.



- **Priest Lake Elementary**
 - Mini Split unit serving the gym has a broken sensor disabling the unit resulting in freezing. Manually thawed the unit. Rob's Heating and Cooling installed a new part.
 - We have an open insurance claim regarding roof damages caused by years of ice damming and are working to finalize that to provide funds for the district to make repairs.

- **PRLHS**
 - Lake Lamanna update - Brandon Goins was able to pump the water in the PRLHS parking lot and unclog the water lines that connect the dry wells so that water can flow and divert from the parking lot as the system was designed. The parking lot and drain system was poorly designed when it was built, but hopefully the work Brandon did will prevent the flooding that occurred this year.
 - Clear debris from the drain spouts on the roof. One drain spout was snaked to remove debris plugging the line.
 - Replaced ceiling tiles in the art room.
 - Braced water supply main line above the exercise room.
 - Working on fixing wall panels dividing the gym from cafeteria.
 - Installed hardware in classrooms (maintenance service request).

Upcoming Projects

- Repair broken fan motor in classroom 118 in PRE.
- Troubleshoot issue experienced in classroom 136 at PRE not getting consistent heat.
- Responding to maintenance service requests currently in the WBCSD Maintenance service portal cue.
- Finalize PRE shower project.

Capital Improvement Projects

- PRE Boiler system - We are in the process of fine tuning the system with Lochinvar techs to achieve optimal heat levels and energy savings.
- 8 new Unit Ventilators were installed by Apollo the first week of January. Final phase of that project will be tying those units into the districts BAS controls system which is scheduled for later this month.
- PRLHS Valve Actuator replacement being scheduled for January – February. (Project on hold to explore the benefits of coupling the replacement of heat coils to save on labor cost)
- RFP for Securing our Futures grant intercom upgrades at PRE is in process.

Facilities Committee

- The facilities committee met on Wednesday January 8, 2025 and we had a very positive turnout from the community which led to a fruitful discussion on the following agenda items:
 - The Mission of the Facility Committee
 - Composition of the Committee
 - HB 521 School Modernization Fund Project Priorities
 - Priest River Junior High School Strategic Plan
 - Demolition of Deteriorating / Unnecessary square footage
 - CTE Forestry Building
- The next meeting will be held on Wednesday February 12, 2025 at 5pm in the PRLHS Library. All are welcome to attend.
- The committee will be moving forward with formalizing itself and including local industry experts from different trades / professional backgrounds. We had a high level of interest from local professionals who desire to assist the committee in it's mission to strategically plan, prioritize, and advocate for the effective maintenance, improvement, and long-term development of all district facilities, ensuring safe, functional learning environments that support student achievement and align with the educational vision of our community.
- I am in the process of formally inviting 5-7 members of the community to be a part of the committee.

Challenges

- Working with staff shortages. Due to the high demand of maintenance issues we are working on, our building lead at PRLHS must dedicate more time to maintenance tasks which takes him away from the custodial tasks during the day at the High School.
- Maintenance in the district is overwhelming at times, a result of having so many critical components reaching or past their useful service life. This puts a strain on our crew, and pulls our HS building lead from custodial tasks.

- Keeping up with daily and weekly maintenance checks at the Junior high adds to our scope and daily tasks
- Fine tuning of the new boiler system.

Successes

- Facilities Committee was well attended and a respectful and fruitful conversation took place.
- The outpouring of support from top notch industry experts who want to get involved and help our district move forward.
- Our team continues to gain a working knowledge of each buildings mechanical systems and how to troubleshoot and drill down on problems using the Johnson Controls system management portal which is saving us time and cost in troubleshooting and repairing issues as they arise.
- We are nearing the end of the PRE boiler fine tuning phase and looking forward to having consistent heat and a reliable system in the building.

WBCSD TRANSPORTATION:

Busright:

- Bus drivers started with their routes and tablets the week of Jan 6-9. We fine tuned the routes and ensured all students are inputted for appropriate stops working closely with each driver. We are pleased with where we are at and now working with Busright to develop a plan to roll out the parent app and communicate with the community.
- During our rollout phase we realized that Busright will not work appropriately in the Priest Lake area. We have only one tablet, and two drivers who split the route. One driver takes the morning route and one takes the afternoon route. The routes are not able to load and there was no way for the drivers to exchange the tablets to be used for both morning and afternoon route. We knew going in that the parent app would not work for much of the routes in the Lake area. As a result, Busright have agreed to revise the contract to include 10 routes, instead of the 11 we originally planned for.
- Busright will still be a very useful tool for 90% of our routes and ridership - a net gain.

NEW BUS AQUITION

- Scheduled build of the new bus is starting on May 7, 2025.
- Estimated delivery is scheduled for June 7, 2025.
- We will be trading in one of our older, out of service buses with the DEQ which will be worth up to \$25,000 of funds that go back into our Bus Acquisition fund.

Challenges

- Older buses continue to require more maintenance. This will be an ongoing reality in the district until we are able to implement the strategy to get the district
- The reality of the district falling further behind on the Bus depreciation schedule with no funds or clear plan as to how we will begin to get closer to the goal of becoming current with the depreciation schedule. Every year 1-2 busses will slide off of the schedule which means that we will have less money from the state to assist in fixing this huge problem.
- Finalization of the onboarding and rollout process for Bus Right. It has been a process - but a good one at that!

Successes

- All of our routes are built and fine tuned in Bus right. All students are inputted for all stops along each route.
- Bus Drivers have been great working with Charity and Ryan in the test phase last week and we are ready to roll out the parent app.
- The new bus will arrive June 2025! We were anticipating 12-16 months lead time but Harlow's was able to secure build slots from the manufacturer which has dramatically sped up our anticipated arrival.
- Wonderful Christmas party on 12/19. Santa and the Grinch showed up. Kids and community members were invited and merry good time was had by all.



WBCSD FACILITIES COMMITTEE

Mission Statement - "Building a Brighter Future"

The mission of the facilities committee is to strategically plan, prioritize, and advocate for the effective maintenance, improvement, and long-term development of all district facilities, ensuring safe, functional learning environments that support student achievement and align with the educational vision of our community.

Facility Committee Advisor Committee

The Facility Committee acts in an advisory capacity wherein regular meetings are conducted to discuss pertinent issues within the scope of the WBCSD School facilities. The committee may develop recommendations to bring to the WBCSD Board of Trustees for consideration.

Facility Committee Composition

Board Committees will consist of members appointed by the Board. The Board Chair will appoint a member of the Board of Trustees (a Trustee) or designee to serve as the chair of the Board Committee (Committee Chair). The Committee Chair will ensure:

- Setting of the agendas
- Facilitation of the meetings
- Information is provided to the Committee relating to the topic(s) for study
- Area specialists are consulted to provide expertise where appropriate
- The Board Committee operates within District policies.

The composition of the committee will be broadly representative to include key members of WBCSD Facilities personnel, members of the board of trustees, and up to 4-5 local industry experts. The committee will take into consideration the expertise of individual committee members as it pertains to the tasks assigned to the committee. WBCSD Board of trustees who are selected for the committee will be there to represent the interests of the board-at-large

Projected Composition:

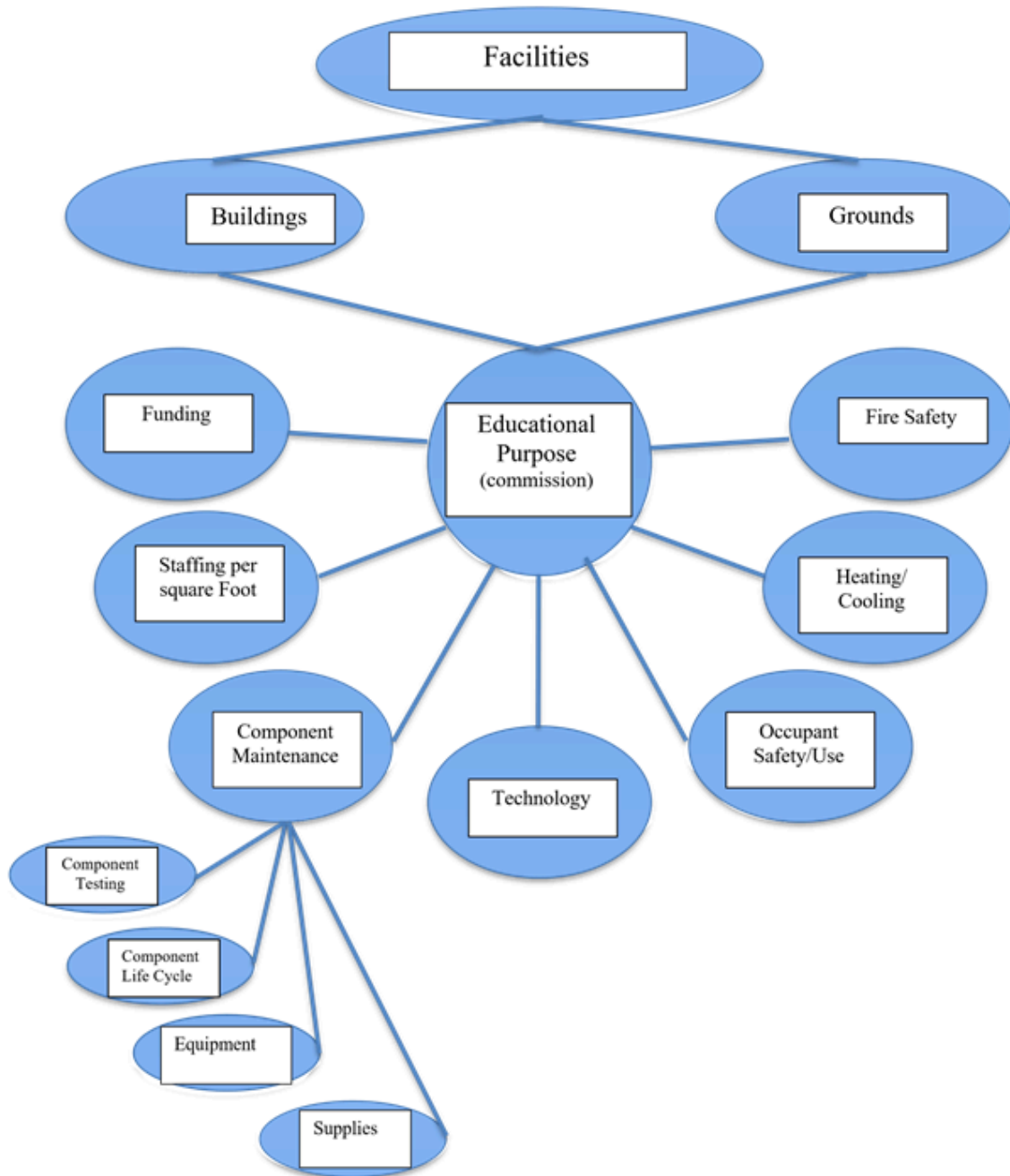
Board Chair: WBCSD Operations Director
Members: WBCSD Maintenance Supervisor
WBCSD Superintendent
(2) Two members of the WBCSD Board of Trustees
5-7 Local Industry Experts - Community Members
WBCSD Building Administrators

Criteria for Selecting Local Industry Experts / Community Members:

1. Be residents or taxpayers of West Bonner County, parents of children enrolled in its schools, and/or experts/professionals.
2. Have experience applicable to the facility committee's purpose, whenever possible, and varied background and perspective to complement other members.
3. Be able to communicate clearly the information resulting from the committee's work.
4. Be willing to commit to a minimum of 75% attendance at committee meetings.
5. Be willing to work productively with other committee members and District staff.
6. Not be related to or employed by any Trustees or District administrator

WEST BONNER COUNTY SCHOOL DISTRICT FACILITY MANAGEMENT ECOSYSTEM

Definition: Something considered to resemble an ecological ecosystem especially because of its complex interdependent parts. Neglect in one area can cause the system to fail.



READING

Old School Buildings: Prehistoric or Worth Preserving?

https://www.educationworld.com/a_issues/issues172.shtml

Dallas' Oldest High School Building Makes the Grade Once More

<https://savingplaces.org/stories/dallas-oldest-high-school-building-makes-the-grade-once-more>

Funding for Country's K-12 Public School Facilities Is Inequitable

https://www.educationworld.com/a_news/report-based-20-years-research-finds-funding-countrys-k-12-public-school-facilities-be

New study links modernized schools to better academic performance

<https://www.aia.org/aia-architect/article/new-study-links-modernized-schools-better-academic-performance>