



**Bloomington
School District 13**
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TO : Board of Education and
Dr. Jon Bartelt, Superintendent

From: Greg Leyden, Director of Buildings and Grounds

RE: 2022 Summer Building Projects

DATE: January 24, 2022

Introduction

Each year the Board is presented with a list of proposed building improvement projects. Included in your packet tonight is a document with descriptions of proposed projects as well as budgetary numbers reflecting the cost of each project.

Situation

In past years this discussion, and approval, would take place at the February and March board meetings. Several circumstances have arisen that make it important for us to approve the projects in January. Some of the reasons for expediting the timeline are:

- 1) Competition amongst contractors - tight labor markets are causing contractors to be cautious in taking on work and therefore being unable to meet deadlines that are imperative to the start of the next school year. Partnering sooner, rather than later, with a contractor will help insure our projects are completed on time.
- 2) Material availability and delays - lead times for materials have increased significantly. Especially imported materials. Manufacturers are also facing labor and material shortages which in turn means longer lead times when orders are placed.
- 3) Competitive pricing - by approving projects now we can get better pricing via competition through the bid process. Waiting until later to get on contractors' lists will only increase costs to District 13.
- 4) Preparing project specifications - our Architects, DLA, will be able to begin building bid specifications immediately so we can have projects out for bids and proposals as soon as possible.

Approving the specified projects at this time does not necessarily commit the district to undertaking them. Approval simply allows us to move forward with seeking bids and proposals for the prescribed work. Also, we are still waiting to hear from ISBE on whether we have been approved for the \$50,000.00 School Maintenance Project Grant for the gym floor project at Erickson. If we do not receive the grant we can reconsider taking on that project.

Recommendation

That the Bloomington School District Board of Education approve the 2022 Summer Buildings projects as presented.

2022 BUILDINGS PROJECTS

<u>BUILDING</u>	<u>PROJECTED COST</u>
<u>ERICKSON</u>	
New Main Entrance Vestibule Roof	\$100,000.00
Replace Gym Floor	\$120,000.00
Paint Hallways	\$8,000.00
Seal Coat and Restripe Parking Lot	\$10,000.00
Reconfigure Old Chiller Yard Walls	\$50,000.00
New Early Childhood Playground	\$50,000.00
ERICKSON SUB TOTAL	\$338,000.00
<u>WESTFIELD</u>	
Parking Lot Repairs	\$15,000.00
New Tile - Main Entrance Hallway	\$20,000.00
WESTFIELD SUB TOTAL	\$35,000.00
<u>DUJARDIN</u>	
Paint Hallways	\$7,000.00
Classroom Renovation - Room 121	\$40,000.00
Replace HVAC Equipment - IMC*	\$440,000.00
DUJARDIN SUB TOTAL	\$487,000.00
TOTAL PROJECTED COST	\$860,000.00
<u>FUNDING SOURCES</u>	
School Maintenance Project Grant	(\$50,000.00)
ESSER III Funds	(\$300,000.00)
Grand Total of O&M Funds Used	\$510,000.00

**DESCRIPTION of PROPOSED 2022
BUILDINGS PROJECTS
01/24/22**

The following is a preliminary list of buildings projects I am proposing for the summer of 2022. Each project listed includes a description of what that project entails. I will be working closely with Mr. Reiniche to ensure that the Operations and Maintenance funds for building improvements in the 2022-23 budget will be sufficient enough to support the proposed expenditures on projects.

ERICKSON ELEMENTARY SCHOOL

- NEW MAIN ENTRANCE VESTIBULE ROOF – The current roof, an opaque type of material that creates a skylight type of feel, is original to the building and is at the end of its useful life. The project will consist of replacing it with a similar style of opaque roof.
- REPLACE GYM FLOOR – The gym floor is original and is aging. The Board previously approved a grant application that will supplement the cost of replacement by \$50,000.00. We are still waiting to hear if we have received the grant. The new floor will be similar to the floors in the gym at DuJardin and the new gym at Westfield. These materials have held up well to daily lunch and other activities.
- SEAL COAT and RESTRIPE PARKING LOT – Each year we do this type of preventative maintenance at one of the buildings. Erickson is due for seal coating in 2022 as part of a three-year rotation.
- PAINT HALLWAYS – The main hallways around the core of the building are due for painting. The paint will be an epoxy based paint that can withstand dirt and be easier to clean. This will have a long term benefit and reduce the amount of painting needed each year.
- RECONFIGURE OLD CHILLER YARD WALLS – The old chiller yard has been the subject of complaints from neighbors for several years. The expense of building the walls up to create a storage facility would be too significant and take away from other needs in our facilities. This project will lower the walls, add decorative fencing on top of the walls and create a green space or a playground (see below). At this time, it is unknown if relocation of utilities will be necessary. An allowance is included in the budget if that becomes necessary.
- NEW EARLY CHILDHOOD PLAYGROUND - As part of the above project the opportunity exists to install a play structure that is age appropriate for our Early Childhood students. Some of the current playground equipment is geared more towards K-5 students. Now that Early Childhood has become a permanent program at the school, the old chiller yard area may be a good location for new equipment. A new play area such as this would be secured and protected so that it can only be used during school hours so as to prevent older children from damaging the equipment.

WESTFIELD MIDDLE SCHOOL

- PARKING LOT REPAIRS – There are some areas that will need patching.
- NEW TILE – MAIN ENTRANCE HALLWAY – The tile in the hallway is 20 years old and showing wear. As the main entrance to the school this area should be vibrant and inviting. Newer, modern tile designs and patterns will help accomplish this.

DUJARDIN ELEMENTARY SCHOOL

- PAINT HALLWAYS – Similar to Erickson the main hallways around the core of the building are due for painting. The paint will be an epoxy based paint that can withstand dirt and be easier to clean. This will have a long term benefit and reduce the amount of painting needed each year.
- CLASSROOM RENOVATION - ROOM 121 – This room was remodeled in 1994 to be a computer lab. In the last several years the room has been used for different programs. Renovations would include adding flexible storage furniture, new LED lighting, and replacing the HVAC unit.
- REPLACE HVAC EQUIPMENT – IMC – The air handler unit that feeds the IMC and two classrooms at DuJardin was installed in 1971. Air temperatures from this unit have become difficult to control. This project would not be done until the summer of 2023 due to lead times for equipment and current labor shortages. I am including it on this list since funds would need to be dedicated to the project in the next fiscal year in order to start the project in June of 2023. Mr. Reiniche has indicated that we could possibly use a portion of ESSER III funds for this project. Approving this project now will allow us to start the planning and bidding process this summer.