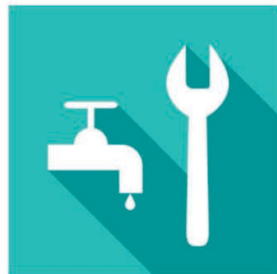
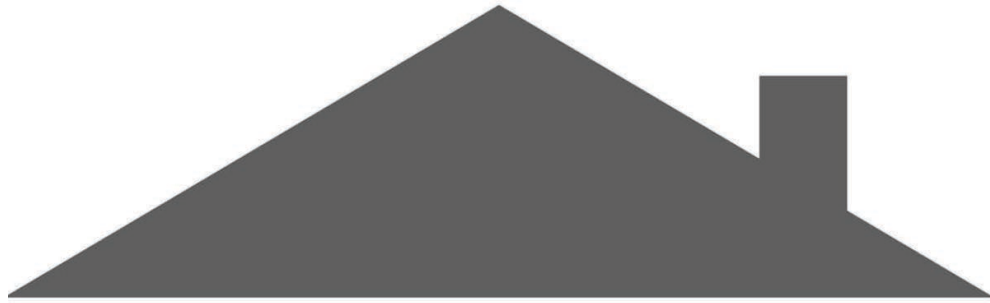




AN EARLY COLLEGE DISTRICT

BROWNSVILLE

INDEPENDENT SCHOOL DISTRICT



Facilities Committee Meeting

Date: July 25, 2023

Time: 5:30 p.m.

Location: Board Room

Dr. Nellie Cantu

Deputy Superintendent, Business and Operations

Today's Agenda



A. Funding Sources and Options for School Facilities

B. Update on Ongoing Projects

1. Resaca Technology Center
2. Sams Stadium Renovations
3. Sams Stadium Track Resurfacing
4. Transportation Fuel Station
5. Elementary Mini-Gyms Phase II
6. FNS Refrigerator Freezer Project
7. Hanna Parking Lot
8. Paredes Elementary Drainage
9. Elementary Canopies
10. LED Project Updates
11. Veterans Memorial ECHS Renovations
12. Veterans Memorial CTE Welding Booth
13. Benavides Elementary Parking Lot

C. Maintenance Department Updates

1. Intercom Project District-Wide

D. Air Quality Improvements

1. Updates on HVAC Systems

E. Athletic Department Updates

1. Middle School Scoreboards
2. Middle School Tracks (7 Remaining)
3. High School Softball Field Bleachers

F. Discussion of Unfunded Projects

1. Mini-splits for Outside Restrooms
2. Roof Repairs District-Wide
3. HVAC Upgrades
4. Garden Park Canopies and Parking Lot Upgrades
5. Besteiro MS Parapet Cap
6. Elementary Cafeteria Stages (ADA)
7. Future 5 Year Facilities Plan

G. Portables for Auction

Funding Sources and Options for School Facilities

Presentation by: Ethos Engineering



**ON-GOING
PROJECTS**



Resaca Technology Center

*Contractor: Bougambilias Construction
Mike Cisneros*

Resaca Technology Center



Budget - \$6,500,00

Funding Source: ESSER II & III

Board Approved: September 12, 2021

Approx. Balance: \$3,000,000

- June 26th – Electrical work completed
 - June 28th – Passed city inspection (electrical, plumbing, and building permit)
 - June 29th – Installation of sheetrock
- Facility and Maintenance departments were involved in the design, to administer, build, and oversee construction.
 - All required historical reviews and permits have been obtained by BISD.
 - Infrastructure consultation has occurred for complete revamping and installation of primary service.
 - New transformers and generators will be provided. All sewer, water and electrical infrastructure have been replaced.

Resaca Technology Center



Back room in the addition

- Provided and installed new interior doors with hardware.
- Required to meet windstorm and conservation requirements. The current design provides wind strapping and corner bracing to stiffen the fragileness of the building.
- All exterior buildings will be painted



Reception open area

Resaca Technology Center



- All buildings are complete except for power connections that will take place once transformers are installed by BPUB.
- All roofs have been replaced including the final section of the roof for Administration.
- HVAC unit along with distribution systems have been delivered and installed Bldg. Technology workstation buildings, PEIMS, and NOC.

- Site work (Asphalt paving, concrete curbs, sidewalks, drainage, and site lighting were approved on June 12, 2023
- Demolition of existing site parking and pavement on site is complete.
- We will provide required landscaping and meet all safety and handicap requirements.
- Parking pavement, curbs and sidewalks and lamp posts will be installed.
- The exterior fence has been awarded to Bougambalias Construction and sign are currently waiting for site demolition to be completed.

Resaca Technology Center



- ❑ Air condition ducts are being installed and ceiling lighting and will be final item to be installed. The proposed completion for building "A" is end of August.



- ❑ Installation of sheetrock in the hallways

Resaca Technology Center

- ❑ Concrete slabs for transformers, generators, and NOC compressors are constructed and prepared for equipment installation. The anticipated delivery and installation date for generators is September.
- ❑ Preparation for perimeter walls will begin soon.



Resaca Technology Center



Bldg. "A" (Administration)

The administration building's rough-in for restrooms is complete.

Scope of work:

- Plumbing installed and concrete floor poured at restroom location.
- Electrical rough-in and interior rough carpentry are completed with sheetrock and insulation. The exterior façade has been painted and repaired.

- The roofing company has completed work at the main administrative building and auxiliary buildings.
- Finished out and painting of walls is nearing completion.
- Wood floors are scheduled to be sanded next month. Luxury vinyl tile (LVT) flooring with vinyl base will be laid once A/C's are installed.



Resaca Technology Center



This week working on interior finishes

Sams Memorial Stadium Renovations

- Budget: \$4,769,883
- Funding Source: Tax Rate Increase
- Board Approved: April 5, 2022
- Approx. Balance: \$2,250,000



Contractor: Ismael Morales





Sams Memorial Stadium Renovations

East Parking Lot:

- Oil coat to be applied next week.
- Sidewalk and curb construction is underway for all the remaining portions and will be completed next week.
- Preparation to install the caliche base is completed.

Sams Stadium Renovations



The West Parking area on Elizabeth has been completed and is only lacking lamp posts (back order), pump and landscaping.



Sams Stadium Renovations



- Restrooms/concession buildings pads have passed testing.
- Plumbers have begun the work. They have an anticipated completion date in October.

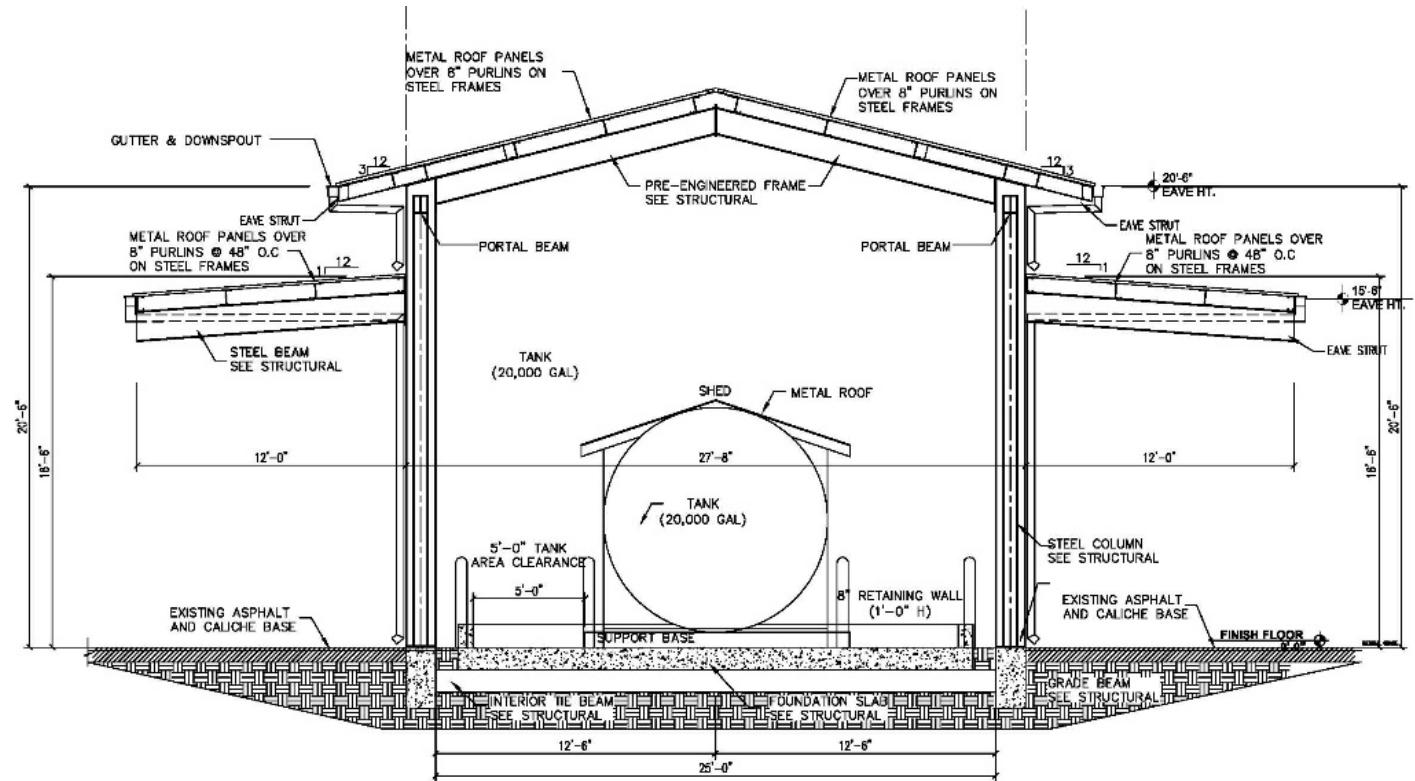
- The footing for ticket booths, gates, and decorative fence entries is complete which are ready for masonry installation.
- The concrete drive will be the final construction that will set a projected anticipated date of completion for the end of August.



Transportation Fuel Tanks

Budget Allocation: \$400,000
Funding Source: Local Funds
Board Approved: June 1, 2021
Approx. Balance: \$400,000

- Architect and engineering is being handled in-house.
- Civil, Mechanical, Electrical, Plumbing A/C, Structural, Environmental (State requirement for fuel and chemical impacts of property) Surveying and testing.
- Contractor will begin to break ground next week.
- The fuel tanks are being ordered through co-op and will have a six-month delivery.



Building Section "A"

SCALE: 1/4" = 1'-0"

Elementary Mini-Gyms Phase II

Budget: \$4,500,000

(9 campuses) = \$500,000 ea.

Funding Source: TRI

Board Approved: October 04, 2022

Approx. Balance: \$450,000 (retainage)

Installation of column pad completed.

Installation of A/C equipment was installed. Four completed and two are pending to be complete.

Two campuses - preparation for VCT floor, court striping and floor sealing to be completed by end of July.

Site work, irrigation and landscaping work to be completed by first week of August.



Garden Park
Mini-Gym

Elementary Mini-Gyms Phase II

Yturria Elementary School

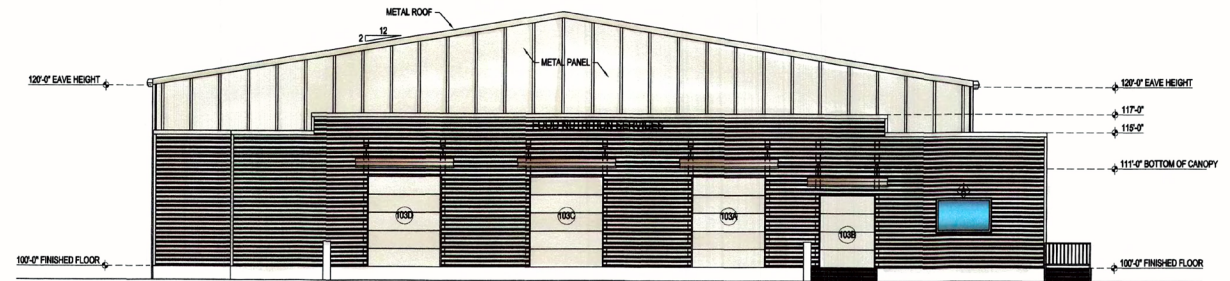
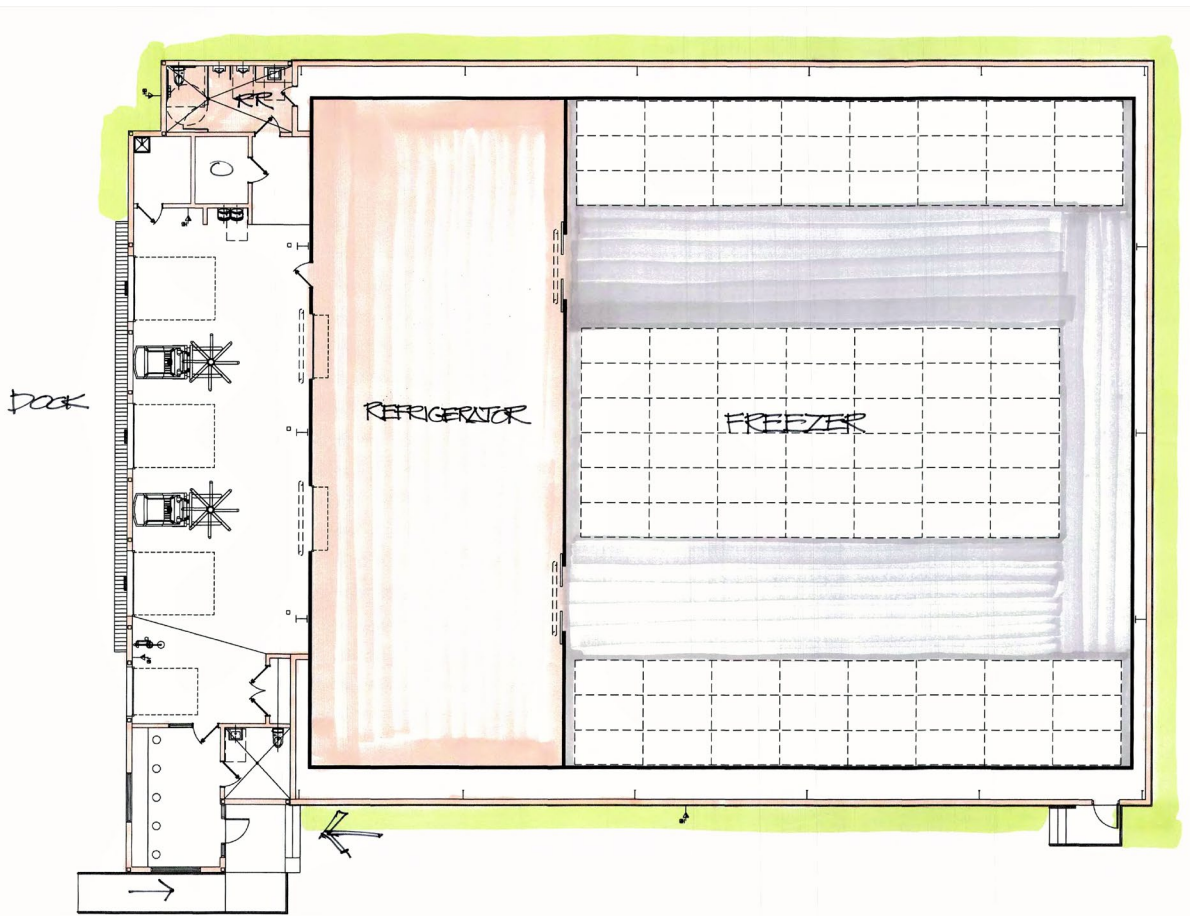
Mechanical Room – duct system
for HVAC

- Delivery of HVAC equip is driving completion schedule.
- Estimated delivery is May installation in July.
- Yturria, Garden Park, and Ortiz Elementary Schools are currently cooling and are preparing to install finished floors. The rest of elementary gyms will be complete in mid-August.

Yturria ES
06/06/2023



Food and Nutrition Services Refrigerator Project



Total approx. estimated project cost: \$4m (negotiated)
Board Approved: January 12, 2021

Budget Allocations:

ESSER Allocation: \$1.5m

Texas Dept. of Agriculture: \$1m

Musk Foundation: \$1.5m

Approx. Balance: \$4,000,000

Contractor: Scoggins – applying for permits and the underground tanks have been removed.

Food and Nutrition Services Refrigerator Project

- FNS contract signed this week.
- Preconstruction meeting held with Scoggins Construction on July 13, 2023 to issue notice to proceed.
- Refrigerator/freezer that would satisfy their current refrigerator/freezer storage needs. Our program established a building that was 11,000 square feet in size.
- Metal engineering buildings submittals have been reviewed,
- Order will be processed immediately.

Demolition of storage tank currently underway.



Hanna ECHS Parking Lot

Budget: \$600,000

Funding Source: TRI

Board Approved: October 5, 2021

Approx. Balance: \$600,000

- ❑ Site Work is underway.
- ❑ Grubbing and scarification of top layer of soil is complete.
- ❑ Preparations are being made to construct retaining wall and install subgrade of caliche for compaction.
- ❑ Completion date is 120 days.



Hanna ECHS Parking Lot

Site Work is underway. Grubbing and scarification of top layer of soil is complete.



Preparations are being made to construct retaining wall and install subgrade of caliche for compaction. Completion date is 120 days.





Paredes Elementary Drainage



Paredes Elementary Drainage

(Portable Buildings)

Budget - \$300,000

Funding: Local

Approx. Balance: \$200,000 (rebuild portable buildings floors)

- Work began the week of June 26th Paredes drainage.
- Drainage Project Complete next phase is raising and restoring floors.
- Cost \$45,000- Next phase is raising and restoring floors
- Drainage project completed by Civil Engineer – Plagar Engineering LLC and Pizana Construction was the contractor.



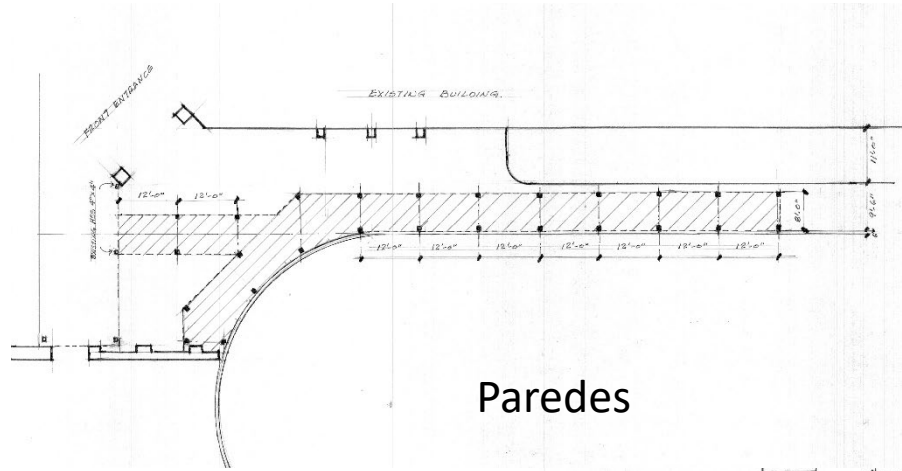
Paredes Elementary Drainage



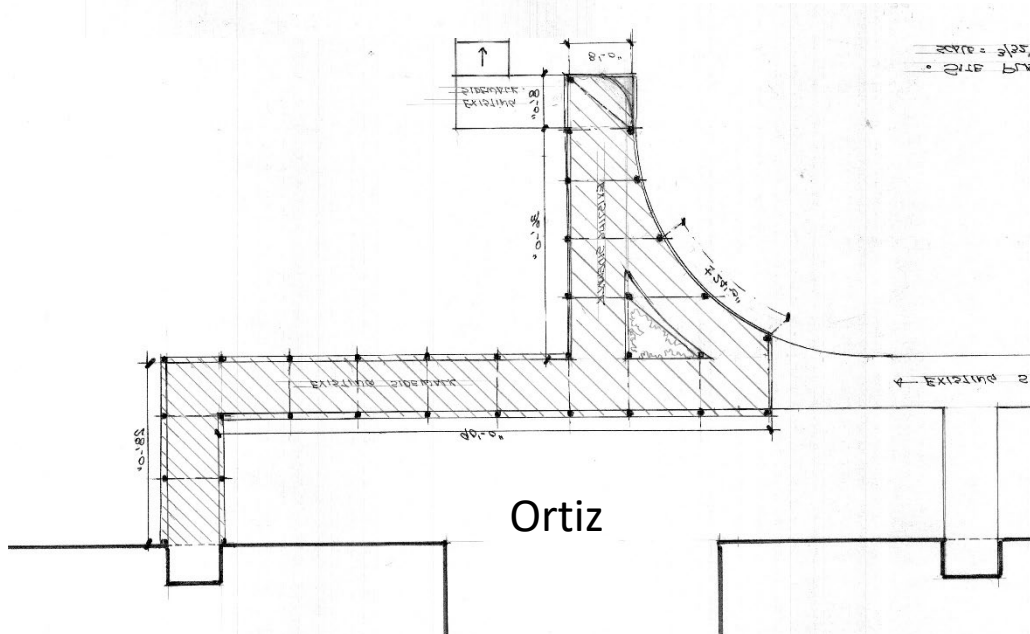
Canopies

Benavides, Ortiz, Paredes and Skinner

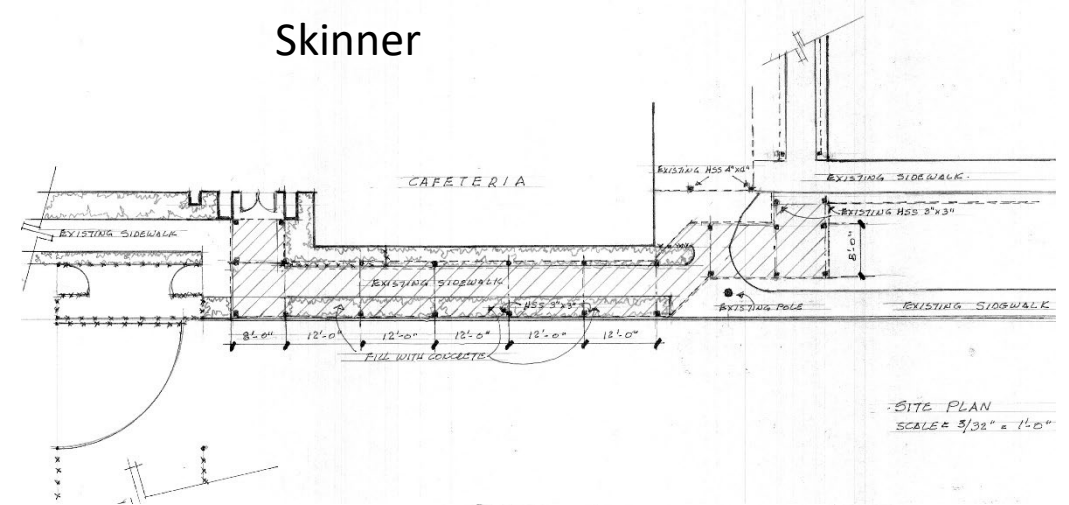
Budget: \$200,000 / 4 schools
Funding Source: Local Funds
Co Op procurement method
Board Approved: February 7, 2023



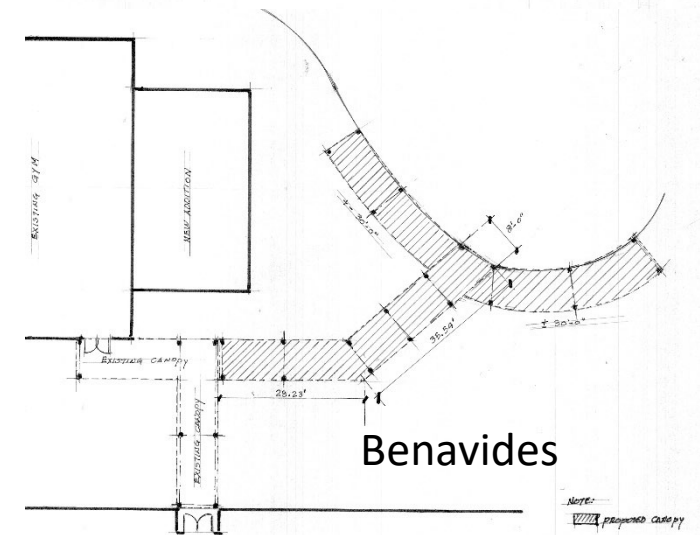
Paredes



Ortiz



Skinner



Benavides

NOTE:
Hatched area proposed canopy

- Schematics with locations and dimensions were completed by BISD Facilities department.
- Request for Proposals was sent out to cooperative vendors.
- Proposal received
- Purchase Requisition processed

Approximately 100 linear feet of canopy for each location.
Project awarded and purchase order has been submitted for approval

Canopies

Benavides, Ortiz, Paredes and Skinner

- **Budget:** \$200,000 / 4 schools
- Funding Source: Local Funds
- Co Op procurement method
- Board Approved: February 7, 2023
- Approx. Balance: \$200,000





LED Lighting Project Burns, Egly and Perez Elementary

Funding Source: Tax Rate Increase (TRI)

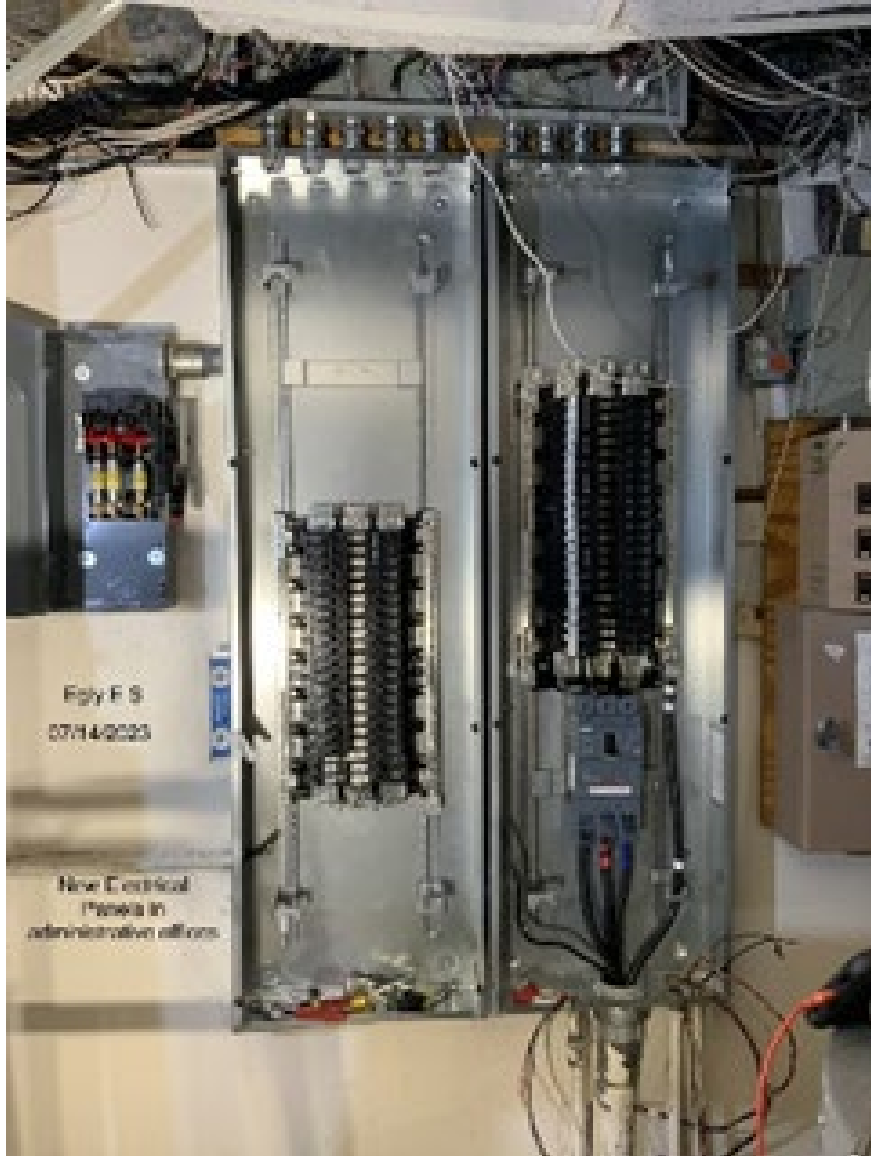
Total Budget Updated: \$3.2m (April 3, 2023)

Board Approved: May 04, 2021

Approx. Balance: \$300,000

- Burns Elementary completed.
- Perez Elementary completed.
- Egly Elementary is programmed to be de-energize from July 5th to July 23rd.
- Installation of electrical conduit in progress.
- Installation of electrical panels in progress.
- Final walkthroughs, punch list items and project documentation to be completed by Mid-August.

LED Lighting Project



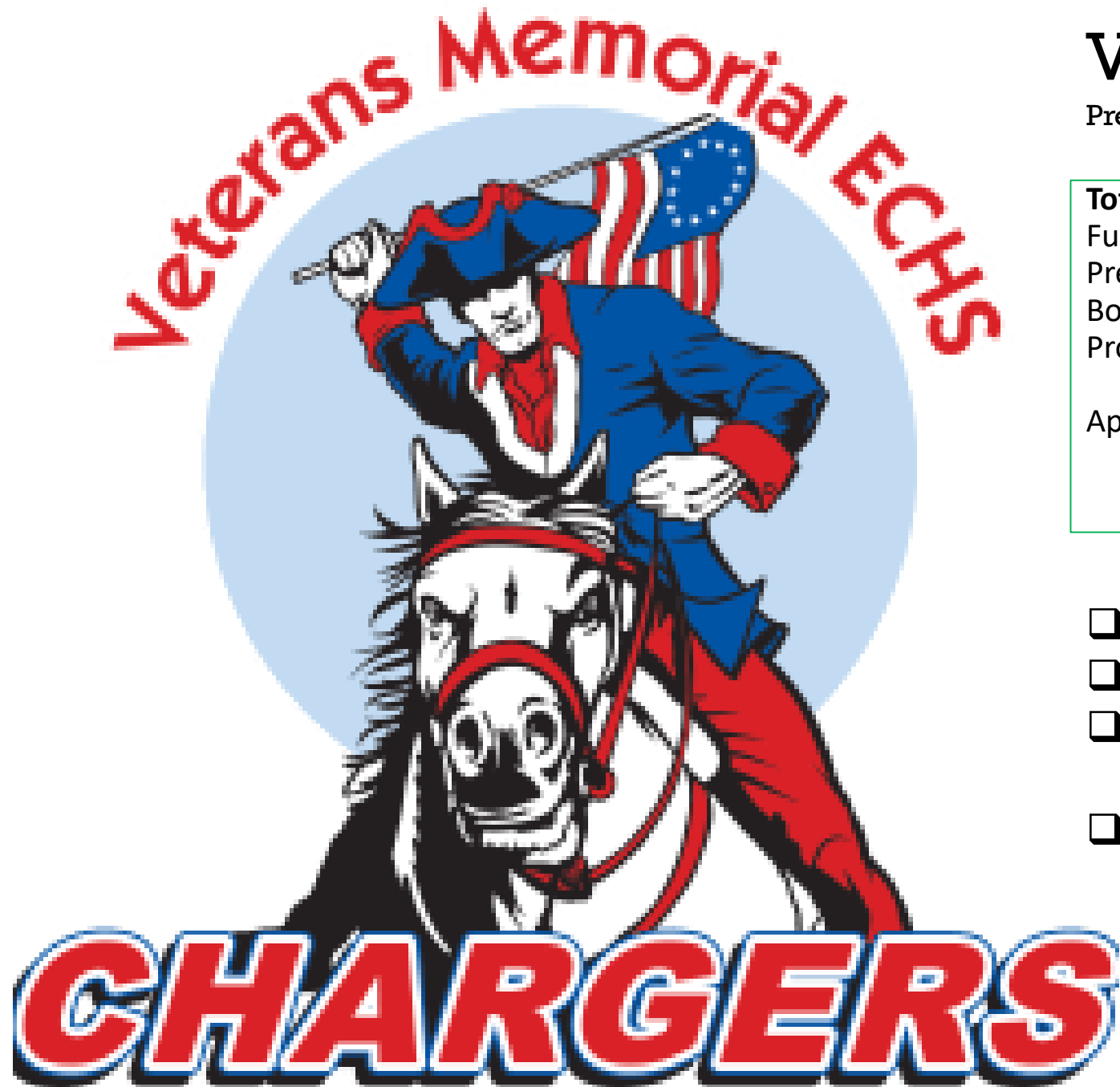
Egly Elementary

New Conduit Pipe Line



Perez Elementary Lighting – New Electrical Panels





Veterans Memorial ECHS

Press Box, Ticket Booth, Press Box, Sound System

Total Budget: \$1,191,000

Funding Source: Local Funds

Press Box and Ticket Booth: \$400,000

Board Approved: February 7, 2023

Project was assigned to GMS Architects

Approx. Balance: \$1,064,570 (Purchased speakers and rebranding costs)

- Secured architect firm to complete this work.
- Surveys and preliminary programs completed.
- 50% floor plan revision with design team was completed June 14th.
- Geo technical study and boring for press box design completed.

Veterans Memorial ECHS

Scoreboard, Sound System, Rebranding



Total Budget: \$1,191,000

Funding Source: Local Funds

Board Approved: February 7, 2023

1. Sound System - Buy Board purchased and PO received by vendor (\$47,800)
2. Rebranding – Installation to be completed by end of July. (\$78,630)
3. Design development and Construction Documents estimated time of completion by end of July.
4. Contractor recommendation /Board Approval by September 2023.

Veterans Memorial ECHS

Scoreboard, Sound System, Rebranding



Scoreboard



Rebranding

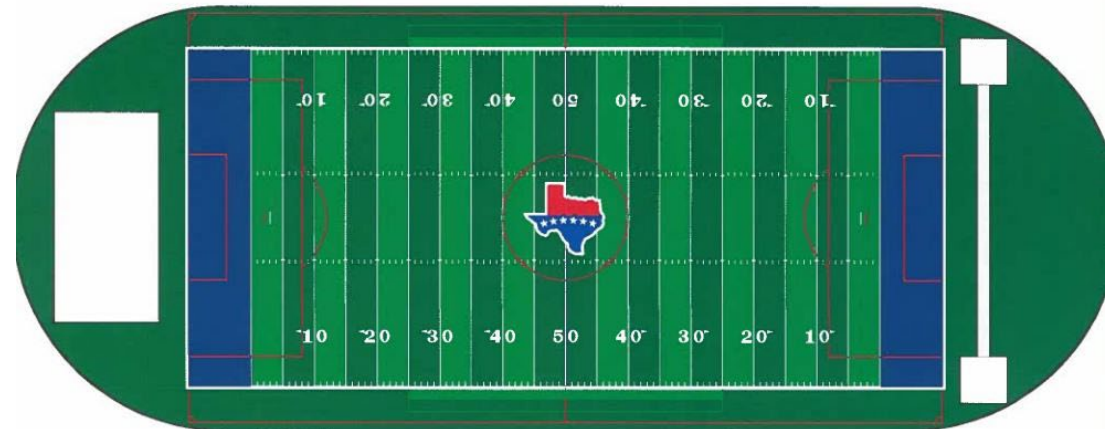
Purchase Order Approved
Vendor will rebrand the field in July



TURF LAYOUT SUBMITTAL

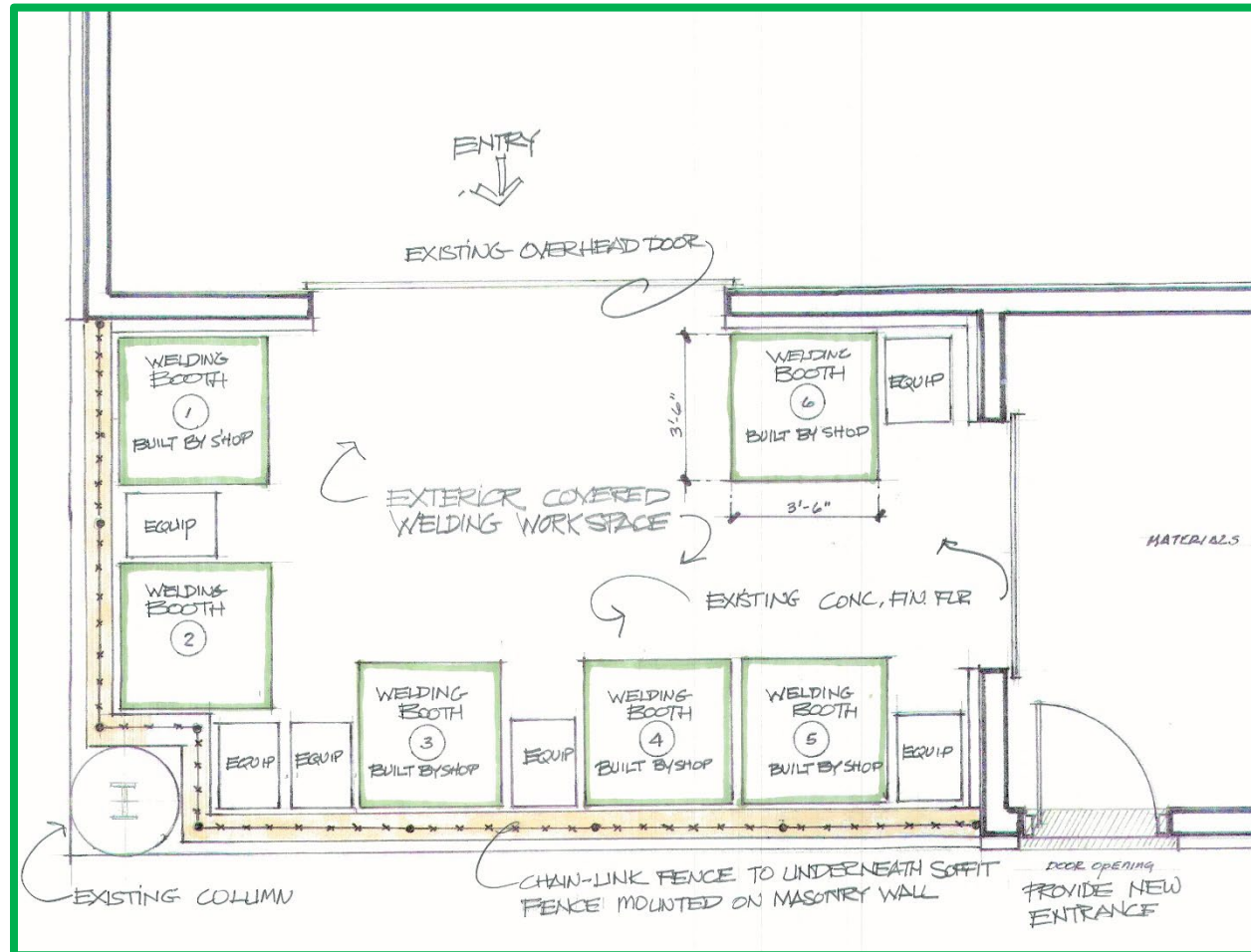
OWNER: BROWNSVILLE ISD

LOCATION: VETERANS MEMORIAL HIGH SCHOOL - MID FIELD LOGO REPLACEMENT



Veterans ECHS

Welding Booth



Budget: \$40,000

Funding Source: Career & Technical Ed.

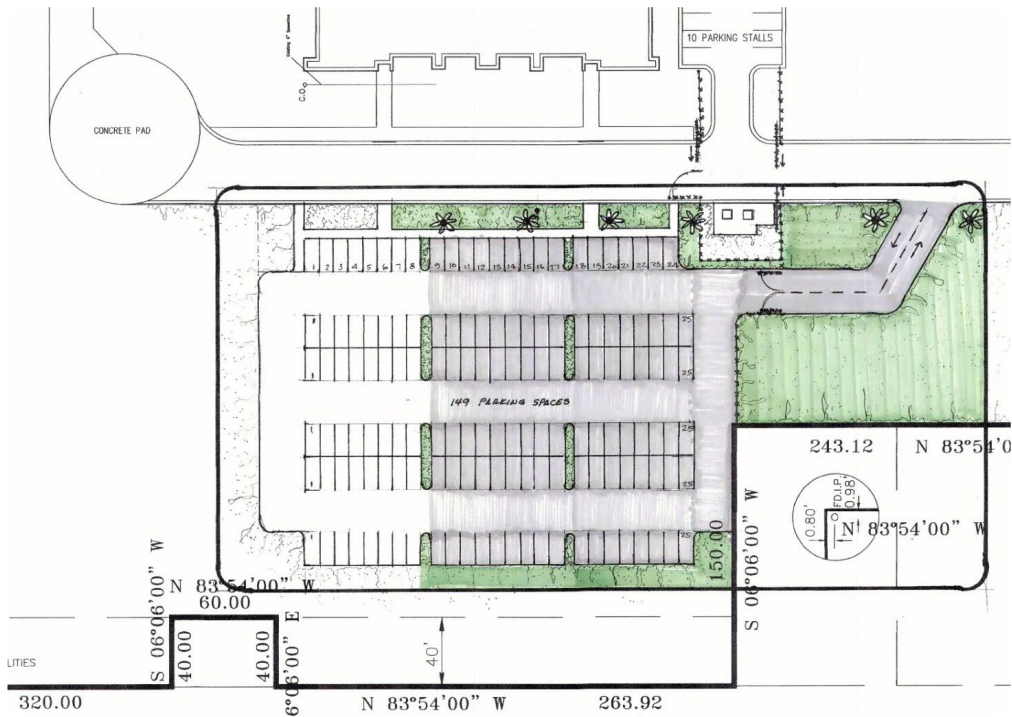
- ❖ Six welding machines granted to CTE and are ready for set-up.
- ❖ The plan: extend existing shop for the installation of six welding stations. This will be accomplished by converting an outdoor covered area to accommodate new welding stations .
- ❖ Schematics were provided by Facility staff and SIGMA Engineering provide electrical design.



Facilities work is completed. CTE dept. Seeking additional funds to complete connection to the operational systems.

Benavides Elementary

Parking Lot Expansion



Engineer: Mariano Hernandez
75 spaces proposed for a cost of \$400,000 (pending the bid process)
Testing and surveys are currently underway

- Budget: \$200,000
 - Funding Source: Local Funds
 - Board Approved: February 7, 2023
 - Approx. Balance: \$200,000
-
- Interview to develop scope of work for Engineering Services – April 24, 2023
 - Initial field assessment – in-progress
 - Procurement timeline: request for competitive sealed proposals deadline - July 2023
 - Estimated Construction Timeline: 120 days

Benavides Elementary Parking Lot Expansion

Tentative Procurement Process Timeline

Revised: June 14, 2023

Initial Interview with Engineer to Develop Scope of Work based on Project Criteria: **Yes**
Negotiate Engineer's Fee for Project and obtain approval for Purchase Order (**PO # P415662**)
Project Investigation and preliminary program review prior to Construction Document development: **Pending**

Construction Document Process

Construction Documents Final Review prior to Procurement Process: **Pending**

Bidding Process

Specs and Docs submitted to Facilities	Monday, August, 2023
Documentation submitted to Purchasing	Tuesday, September, 2023
<u>1st Advertisement</u>	Sunday, September, 2023
* Plans and Specs Must Be Ready by:	Monday, August, 2023
<u>2nd Advertisement</u>	Sunday, August 6, 2023
Pre-Bid Conference	Tuesday, August 8, 2023, 10:00 AM
Q & A Deadline	Friday, August 11, 2023 5:00 PM
Bid Deadline	Thursday, August 17, 2023 4:00 PM
Bid Opening	Thursday, August 17, 2023 4:15 PM
Financial Stability Ranking	Friday, August 18, 2023
Ranking Process by Committee	Friday, August 18, 2023
Agenda deadline	Friday, August 18, 2023
Recommendation to Board	Tuesday, September 5, 2023

Construction Phase

Construction Administration Substantial Completion: Pending

maintenance **UPDATE**

Maintenance



Intercom Project

Project is complete,
walkthroughs and punch
list items in progress.

(41 Campuses)

Funding Source: Tax Rate Increase (TRI)

Board Approved: November 16, 2019

Cost: \$3,418,831.90

Approx. Balance: \$340,000



Intercom Project

Students in Playground/Fields

- Current contract includes the following:

- Digital intercom system
- Existing analog speakers

Contract does NOT include the following:

- Exterior speakers for students outside in playground, track and field events, etc.

- **Next Steps:** Evaluate the number of devices needed, ensure compatibility and secure cost estimate.

Intercom Contractors are programmed to go to your respective schools to resolve INTERCOM system discrepancies. Next week Intercom Contractors are programmed to go to respective schools to resolve INTERCOM system discrepancies.



Air Quality Improvements

0-50
GOOD

51-100
MODERATE

101-150
UNHEALTHY
FOR
SENSITIVE
GROUPS

151-200
UNHEALTHY

201-300
VERY
UNHEALTHY

HVAC Upgrades

- Budget: \$34 Million (Pending to review)
- Funding Source: ESSER III Grants
- Board Approved: September 7, 2021
- Approx. Balance: \$4,000,000



HVAC Upgrades

Gonzalez Elementary

- 44 units have been replaced
- 43 units are on and cooling
- Working on punch list



Installation at Gonzalez Elementary



HVAC Upgrades (Hanna, Pena, Faulk)

\$3,500,000

Russell ES HVAC Upgrades

CSP 23-163 Carrier Best & Final Price from Moncada Jr, Juan Russell original bid including 95,000 contingency of carrier equipment \$2,055,000. Best and final price including \$95,000 contingency= \$1,855,000 (savings to the district of \$200,000).

El Jardin ES HVAC Upgrades

First units have been installed and replaced existing A/C units.

More are scheduled.

First units have been installed and replaced existing A/C units.

More are scheduled.

Villa Nueva ES HVAC Upgrades LLC-CSP#23-164, Phase 1

(Package 3) project. Quantum-Mechanical contractors

Updates



HVAC Upgrades

Yturria Elementary School

- 46 units total to be replaced
- 30 units are installed as of today
- 16 units process in being delivered



Installation of Yturria Elementary



HVAC Upgrades

**Aiken Elementary HVAC
horizontal package units in
classroom**

Blower coil units 58 units; 35
have been replaced

Repairs at Aiken Elementary



Six Schools... One Family



BISD Athletic Department



Middle School Tracks

(Garcia, Stell and Stillman)

Budget: \$4,200,00

Funding Source: Local Funds

Board Approved: October 5, 2021

Approx. Balance: \$1,100,000

Beynon Sports Surfaces CSP#23-162 Middle Tracks Garcia, Stell, Stillman Middle schools will begin construction this month.



Garcia Middle School track



Stell Middle School Track



Stillman Middle School Track

1. Stillman MS- Soil is drying up
2. Stell MS- Concrete curbs have been completed, geogrid installed, black filtration felt and grey crushed limestone poured.
3. Garcia MS- Tested for density on final lift (16 density tests were conducted) preparing area for concrete curb.

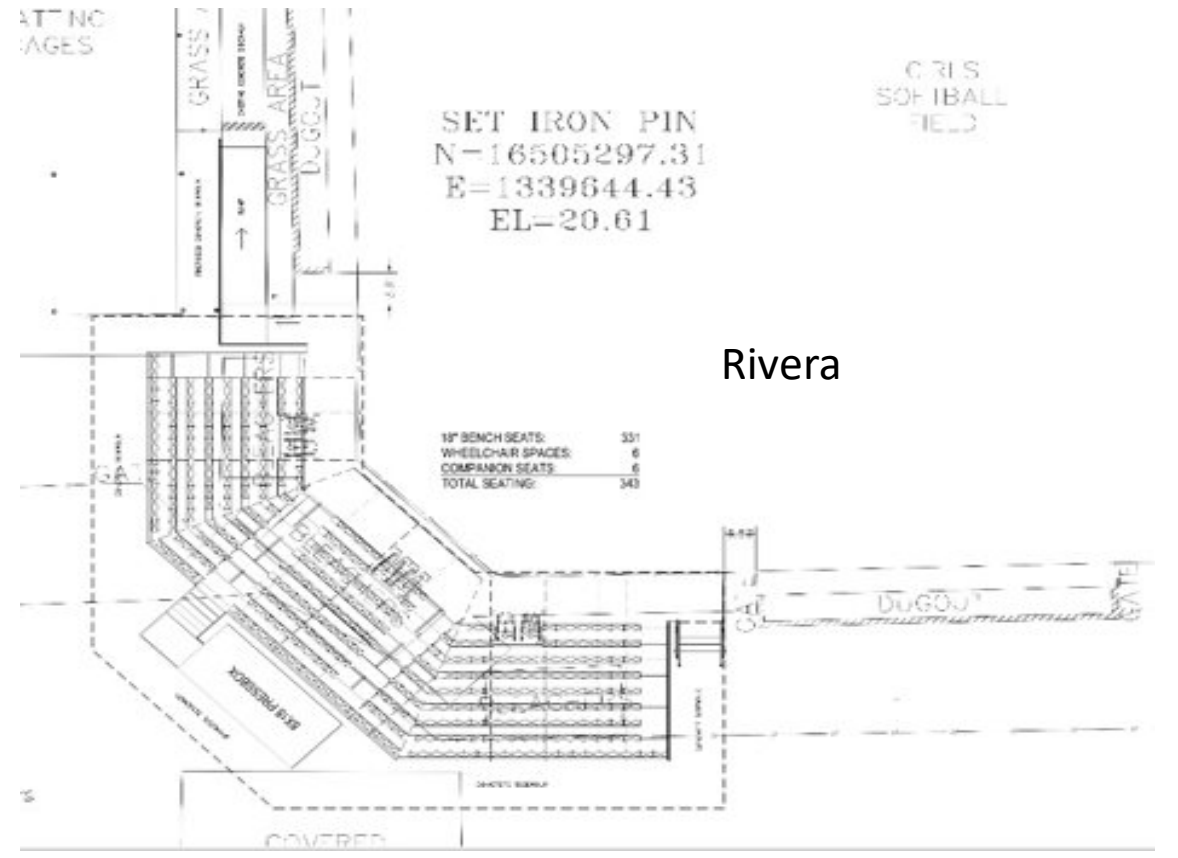
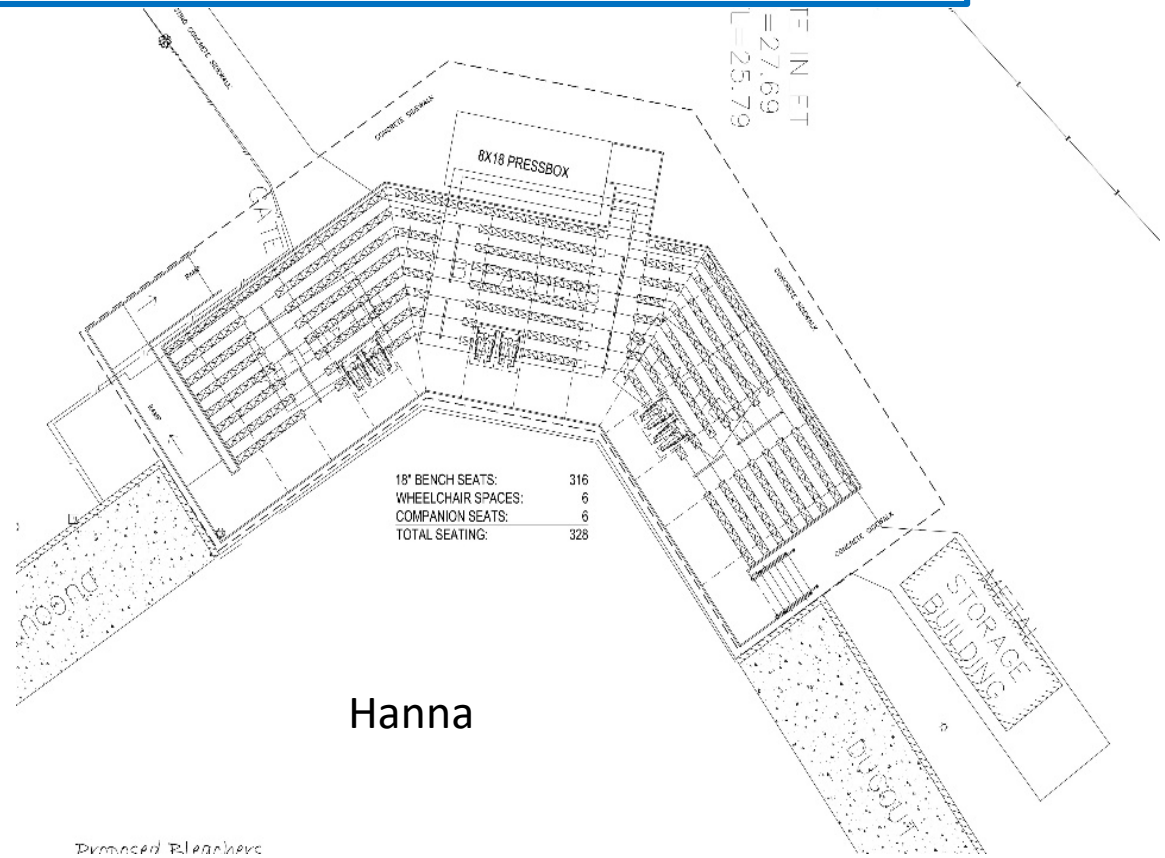
ECHS Softball Bleachers

Hanna and Rivera (Phase 1) Approved

Purchase request was created 6/27/2023 for the ADA Compliant Bleachers, Press Box with Speaker System, and Backstop Netting System


Total Budget: \$1.5m
 Funding Source: Local Funds
 Board Approved: October 5, 2021
 Approx. Balance: \$655,000

Soils reports have been provided so engineers can complete slab foundation designs. Awaiting loads of bleachers to be included in tabulations





Discussion of Unfunded Projects





Mini-Splits for Outside Restrooms

Approx. Cost per unit = \$800

Discussion

1. Identify number of campuses,
2. Identify number of units needed,
3. Identify cost per unit.

Survey administered on 7/20/23, a total of 18 campuses responded.

Total of 37 units are needed to address boys and girls restrooms located outside away from main building.

SUMMARY OF ROOFS DISTRICTWIDE

Early College High Schools	
Porter	1972
Pace	1973
Rivera	1986
Hanna	1989
Lopez	1992
Veterans	2008
BECHS	2010

12- 50 yrs.

Middle Schools	
Besteiro	1993
Lucio	1996
Perkins	2000
Garcia	2001
Oliveira	2002
Stillman	2003
Vela	2004
Stell	2008
Faulk	2008
Manzano	2010

12-29 yrs.

Elementary Schools			
Cromack	1971	Hudson	1998
Del Castillo	1973	Champion	2000
Perez	1973	Gallegos	2000
Burns	1982	Martin	2000
Palm Grove	1983	Resaca	2000
Gonzalez	1985	Paredes	2001
Morningside	1985	Garden Park	2003
Russell	1985	Ortiz	2003
Sharp	1985	Villanueva	2003
Southmost	1987	Brite	2005
Vermillion	1987	Putegnat	2005
Canales	1988	Skinner	2005
Yturria	1992	El Jardin	2008
Aiken	1995	Keller	2008
Benavidez	1998	Pena	2008
Castaneda	1998	Breeden	2009
Egly	1998	Pullam	2009
Garza	1998		

13-51 yrs.



Heating, Ventilation, and Air Conditioning (HVAC) Repairs District Wide

- ESSER funding allowed our district to replace units at 18 campuses (33%).
- 70% of remaining campuses have 1+ units that need to be replaced.



Request: Garden Park

Canopy and Parking Lot





Besteiro MS Roof Parapet Cap

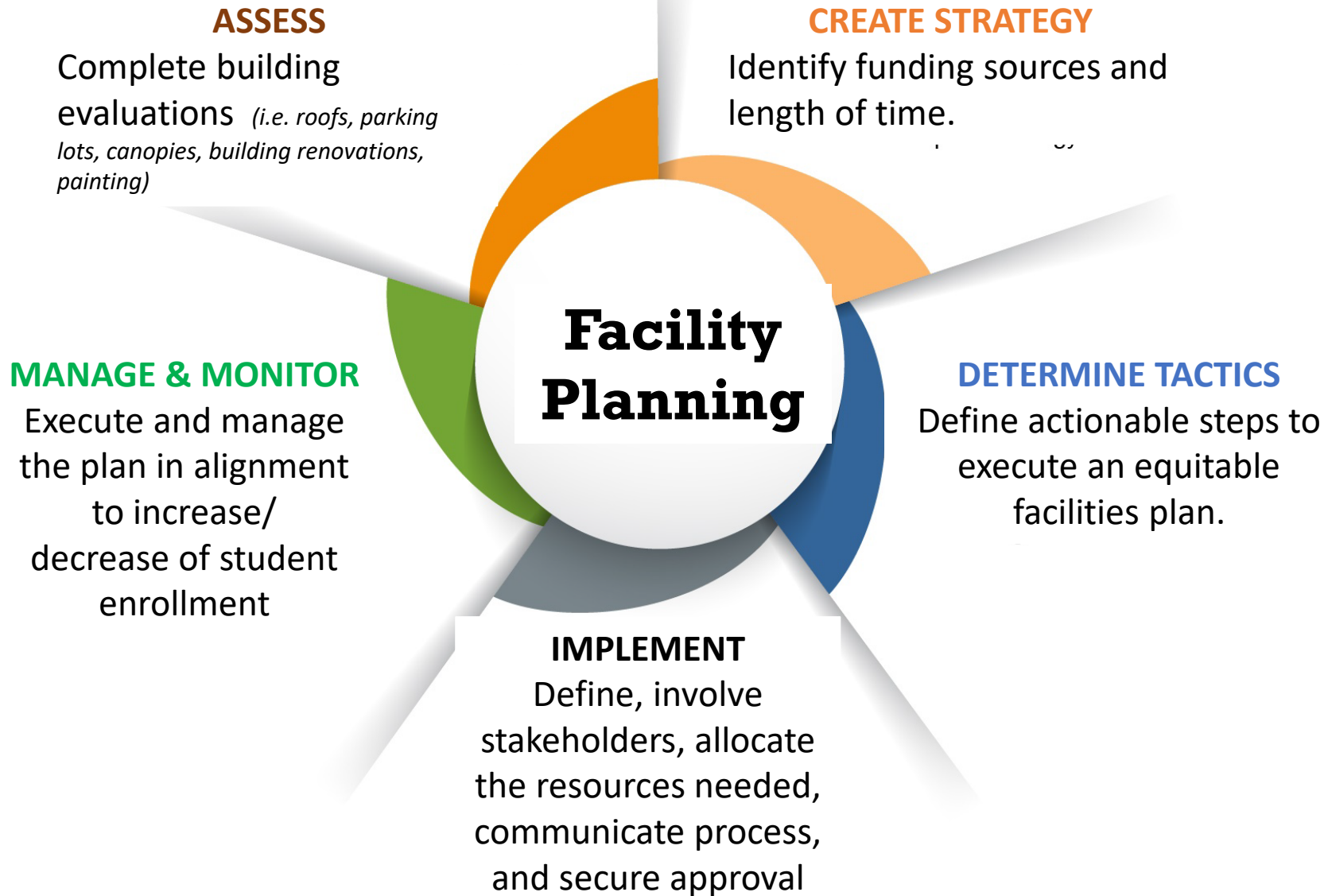
This unique type of cap is designed to cover the top of parapet walls. Many buildings have flat roofs in certain areas specifically for air condition units, etc. At the edge of these roofs, parapet walls are commonly found, and are vulnerable to leaks if not flashed correctly.

Elementary Cafeteria Stages (ADA)



Need to build ramps to make them accessible to our students with special needs.

Future Five Year Strategic Facilities Plan







Team Members

- Manuel Hinojosa, FAIA
- Fernando Villarreal, Project Manager
- Martin Espinosa, Project Manager
- Genaro Martinez, Director
- Ramiro Pena, Maintenance Dept. Supervisor
- Gilbert Leal, Athletic Director
- Rosie Pena, Purchasing Director
- Mary Garza, Finance Director
- Roxanne Eckstein, Admin. Assistant