

Wednesday, July 1, 2026
6:30 PM

AGENDA
Special Meeting of the
BOARD OF DIRECTORS
Corvallis School District 509J

Meeting Details: Wednesday, July 1, 2026, 6:30 PM in the District Office Board Room, 1555 SW 35th Street, Corvallis, OR 97333.

Accessibility: To request accommodations for board meetings, please contact Kim Nelson at 541-757-5841 or kim.nelson@corvallis.k12.or.us at least 48 hours before the meeting.

If you would like to watch live-streaming of the School Board meeting, please navigate to the District's YouTube channel: <https://www.youtube.com/channel/UC9Jtpte5dmilZI9kySBJbVQ?> **A recording of the meeting will also be posted to that channel.**

- I. CALL TO ORDER (6:30 PM)*
- II. **EXECUTIVE SESSION (5:15 P.M. - 6:30 p.m.)*** **Note: this is not part of the public meeting.** The Board will meet in Executive (closed) Session under:
ORS 192.660(2)(f) – to consider information or records that are exempt by law from public inspection.
ORS 192.660(2)(b) - to hear complaints or charges brought against a staff member
ORS 192.660(2)(h) - to consult with counsel with regard to current litigation or litigation likely to be filed
 - Representatives of the news media *shall* be allowed to attend.
 - No decision may be made in Executive Session, except for a student expulsion.
 - All matters discussed in Executive Session are to remain confidential.
- III. ACTION ON MATTERS DISCUSSED IN EXECUTIVE SESSION
- IV. CONTRACT AWARD OSBORN AQUATIC CENTER STRUCTURAL ROOF REPAIR



Corvallis

SCHOOL DISTRICT

Prepared for: Corvallis School Board
Prepared by: Kim Patten, Director of Operations
Lauren Wolfe, Director of Finance
Meeting Date: July 1, 2026

Contract Award **Osborn Aquatic Center Structural Roof Repair**

ACTION REQUESTED

Background

Built in 1977, the Osborn Aquatic Center has served as a vital community hub for aquatic recreation for decades. In October of 2024, the pool was closed due to a structural failure caused by significant corrosion of the structural steel in the natatorium roof. To mitigate immediate risk, the City of Corvallis installed shoring to secure the roof structure. The current project scope is focused on essential repairs, including structural roof work, HVAC replacement, and safety compliance, necessary to safely reopen the facility.

Procurement Process

In accordance with ORS 279C, the District initiated a formal competitive bidding process:

- **Prequalification:** Contractors were prequalified on April 28, 2026.
- **Solicitation:** The Invitation to Bid was advertised in the Daily Journal of Commerce, Oregon Buys, and the district website on May 8, 2026.
- **Bid Opening:** Bids were received and opened on June 4, 2026.

The District received the following bids from prequalified contractors:

Contractor	Stipulated Sum Base Bid
Eagle Mountain Construction	\$5,212,000.00
GBC Construction	\$5,224,386.00
Ordell Construction	\$5,263,147.00
Gerding Builders	\$6,385,308.00
PacificTech Construction	\$6,924,339.00

Financial Overview

The project budget has been adjusted to reflect the current bid and ongoing value engineering (VE) efforts. Currently, there is a \$1.2 million funding gap. The District is actively engaged in a capital fundraising campaign and applying for grants to secure the necessary remaining funds. However, if funds are not secured prior to May of 2027, we will cancel the pool liner and HVAC units associated with the project. Should this happen, we will re-bid those portions of the project once the funds are secured.

MOTION REQUESTED:

I move that the Board of Directors authorize the District to enter into a contract with Eagle Mountain Construction, Inc. for the Osborn Aquatic Center Structural Roof Repairs for an amount not to exceed \$5,750,000.00, and direct staff to continue efforts to secure the remaining necessary funding for the project.

V. ADJOURNMENT

*All times are approximate.

Note: The Chair of the Board may alter the order of business as they deem proper and necessary.

Agendas – Agendas and supporting materials are available online at <https://v3.boardbook.org/Public/PublicHome.aspx?ak=1000829> a few days before each School Board meeting. For more information, please contact Kim Nelson at kim.nelson@corvallis.k12.or.us.

Communication With the School Board—Communication with the Board can be made by telephone, letter, e-mail, and public testimony. Letters may be addressed to individual Board members or the Board as a whole and sent to 1555 SW 35th Street, Corvallis, OR 97333. E-mails may be sent to schoolboard@corvallis.k12.or.us and will be sent to all board members simultaneously as well as to key District Office staff. For more information, please contact Kim Nelson at kimberly.nelson@corvallis.k12.or.us.

Consolidated Action Agenda – The purpose of the consolidated action agenda is to expedite action on routine agenda items. All agenda items that are not held for discussion at the request of a Board member or staff member will be approved/accepted as written as part of the consolidated motion. Items designated or held for discussion will be acted upon individually.

Public Comment –

Guidelines are at: <https://www.csd509j.net/about-us/school-board/provide-input-and-be-informed/>

Executive Session – Permissible purposes of Executive Sessions include: ORS 192.660(2)(a) – Employment of Public Officers, Employees and Agents; ORS 192.660(2)(b) – Discipline of Public Officers and Employees; ORS 192.660(2)(d) – Labor Negotiator Consultations; ORS 192.660(2)(e) – Real Property Transactions; ORS 192.660(2)(f) – Exempt Public Records; ORS 192.660(2)(h) – Legal Counsel; ORS 192.660(2)(i) – Performance Evaluations of Public Officers and Employees; ORS 192.660(2)(j) – Public Investments.

Grievance Process - ORS 192.705

Grievances alleging a violation by a governing body of provisions in Public Meetings Law may be submitted in writing to Kim Nelson at kim.nelson@corvallis.k12.or.us or submitted between 8:00 am – 5:00 pm Monday through Friday at 1555 SW 35th Street, Corvallis, OR 97333. Additional information is available on the district website.

SCHOOL BOARD MEMBERS			
Luhui Whitebear, Chair	541-714.3305	Terese Jones, Co-Vice Chair	541-230-1673
Shauna Tominey, Co-Vice Chair	541-829-8411	Sami Al-Abdrabbuh	541-283-6611
Chris Hawkins	541-602-2045	Judah Largent	541-231-8415
Bernie Wang	541-704-7298		

EXECUTIVE STAFF MEMBERS	
Ryan Noss, Superintendent	541-757-5841
Melissa Harder, Assistant Superintendent / Human Resources Director	541-766-4857
Lauren Wolfe, Finance Director	541-757-5874
Byron Bethards, Student Growth & Experience Director	541-757-5470
Kim Patten, Operations Director	541-757-3849
Kim Nelson, Executive Assistant to the Superintendent; Board Secretary	541-757-5841