



**Minutes**  
**2012 Bond Project Advisory Team (PAT) Meeting**  
**Northside (Davis) High School**

**LOCATION:** Northside (Davis) High School

**DATE / TIME:** September 26, 2016 at 3:45pm

**ATTENDEES:** *(those marked with a check were present)*

<input checked="" type="checkbox"/>	Julissa A-Martinez	Principal	<input checked="" type="checkbox"/>	Cesar Martinez	HISD SSO
<input type="checkbox"/>	Sizwe Lewis	HISD	<input checked="" type="checkbox"/>	Victor Okoli	Asst.Principal
<input type="checkbox"/>	Machell Blackwell	Northside PTO	<input type="checkbox"/>	Sylvia Wood	HISD
<input type="checkbox"/>	Helen Spencer	HISD	<input type="checkbox"/>	Rebecca Reyna	GNMD
<input checked="" type="checkbox"/>	Carmen Nuncio	PAT	<input type="checkbox"/>	Emma Rivera	Student
<input type="checkbox"/>	Sandra Barboza	TX Government	<input type="checkbox"/>	Gloria Montemayor	Visitor
<input checked="" type="checkbox"/>	Louisa Meacham	HISD	<input type="checkbox"/>	John Paul Cortez	JDHS
<input checked="" type="checkbox"/>	Connie Esparza	PAT member	<input type="checkbox"/>	Diana DuCroz	COH
<input type="checkbox"/>	Claudia Garza	HISD	<input type="checkbox"/>	Mark French	IBI Group
<input checked="" type="checkbox"/>	Ariana Campos	TX Government	<input checked="" type="checkbox"/>	Arnaldo Hinojosa	Alumni
<input type="checkbox"/>	Chudi Abajue	IBI Group	<input type="checkbox"/>	Christopher Fields	Heery/HISD
<input type="checkbox"/>	Patrick Zadow	IBI Group	<input type="checkbox"/>	Mario Martinez	PAT member
<input type="checkbox"/>	Eric Ford	HISD	<input checked="" type="checkbox"/>	Holly Huffman	HISD
<input type="checkbox"/>	Daniel Bankhead	HISD	<input checked="" type="checkbox"/>	Rosemary Grant	Heery/HISD
<input type="checkbox"/>	Alex Rios	Alumni	<input type="checkbox"/>	Venus Rodriguez	PTO Pres.
<input type="checkbox"/>	Gary Whittle	Heery/HISD	<input checked="" type="checkbox"/>	Terry Haugle	S & P

**PURPOSE:** Discuss 2012 Bond updates and issues.

**AGENDA:** IBI Group was not present due to meeting their goal to complete 100% CD's. A round table discussion was facilitated by Rosemary Grant, PM.

**DISCUSSION:**

1. Two (2) new student PAT members were introduced, Emma Rivera and Alizeh Bentacourt. Current PAT Membership Handbooks were distributed to those members in attendance.
2. Tackaberry Street Abandonment:
  - A. We continue to work to obtain gas, electric, and telephone easements on the west side of Tackaberry St. from CenterPoint Energy and AT&T. The cut/plug of 2" and 4" gas lines and rerouting of 2" gas line to the campus have been approved by CPE with costs paid by HISD.



- B. JRC required cut/plug of storm/sanitary lines at intersections of Morris & Tackaberry Sts. and Quitman & Tackaberry Sts. will be coordinated with the new parking lot construction.
  - C. The addition of gates to prohibit thru traffic as part of JRC requirement will be installed at a later date.
3. Status of New Parking Lot:
- A. Construction started August 22, 2016, with anticipated substantial completion on Nov. 18, 2016.
  - B. Rain has been an almost daily occurrence, however, there have been no requested time extensions as of this date.
  - C. CenterPoint Energy has several telephone poles to remove; two (2) on Quitman St. and one (1) on Morris St.
  - D. Sidewalk closures to allow for construction will be ongoing and scheduled as needed. Currently Morris St. is closed to allow installation of Inlet #3A.
4. Timeline update with the New Parking Lot and Campus Construction Schedule:
- A. September 30, 2016      Submit 100% construction documents to HISD for plan review.
  - B. October 1- 31, 2016      Submit plans for permit to City of Houston (anticipate 60+ days review).  
S&P, CMAR, solicits prices from subcontractors for draft price.
  - C. November 1-30, 2016      HISD reviews price to budget, prepares agreement, and approval.
  - D. November 18, 2016      Anticipated parking lot substantial completion.
  - E. December 1-30, 2016      CMAR begins project mobilization.
  - F. Early First Quarter, 2017      Start portable classroom building installation. 2<sup>nd</sup> floor renovations begin concurrent with electrical in main communication rooms.
5. Phasing Meetings:
- A. The design team members: IBI, S&P, Project Manager, Northside Principal, Northside Assistant Principal, and additional Northside support staff have been meeting since July 27, 2016. A workable phasing plan was developed during the last meeting on August 26, 2016.
  - B. The first area to be renovated will be on the second floor, primarily the Library and adjacent classrooms to the west. The finished classrooms will be occupied by two (2) of the previous permanent classes. The remaining +/- five (5) will be used for classroom swing spaces during phasing relocations.
  - C. The new detention pond and campus site work for the Culinary/Science Addition will be concurrent with the 2<sup>nd</sup> floor swing space and electrical renovations.
  - D. Principal A-Martinez reviewed the phasing breakout (including half of the third floor in the 1920's building), which will be scheduled to begin the 2<sup>nd</sup> Quarter 2017.
  - E. The Alumni Museum contents removal and storage were discussed. It appears there are several separate alumni memberships. Arnie Hinojosa, alumni, suggested that a letter be sent to each membership to encourage a coordination of artifact relocation and storage.
  - F. Principal A-Martinez described the process of library books and accompanying library storage shelving being distributed to classrooms.
  - G. Rosemary Grant relayed a conversation with Nicole Barnett, Sr. Manager of HISD Warehouse Operations, who advised there is no storage available in that warehouse. However, a process exists within the HISD website that allows items for auction to be picked up. Following this meeting, an email from Warehouse Ops advised that auction items will be picked up from Northside HS on November 8, 2016. In addition, a separate process is available to schedule the pickup of surplus textbooks. Nicole's contact information: [nware@houstonisd.org](mailto:nware@houstonisd.org), 713-676-9292.

6. The use of a temporary portable classroom building for swing space was discussed.
  - A. A packet was distributed that showed a picture of the actual building that would span the south area of the new parking lot and absorb approximately 2.5 rows of parking. There would be a deck and ramp at each of the two (2) entry locations. The floor plan indicated ten (10) classrooms, restrooms and a custodian room. The elevation showed the location of the window(s) and electrical transformer(s) mounted on the exterior for each classroom.
  - B. Connie Esparza expressed concern that a price was not presented for the proposed temporary classroom building. Ms. Grant explained that this packet was the basis for the proposal currently in process and she believed that PAT members would want to be familiar with the temporary classroom building. She described the proposal would include costs to engineer the water, sewer, and electrical utilities as well as the temporary building package requirements in order to submit for permitting by the City of Houston. Ms. Esparza believed PAT members should be provided the costs of the building since the bond proceeds were funding the temporary classroom building. After further discussion, it was agreed the approved price would be provided to the PAT members.
  - C. Additional topics for inclusion in the portable classroom building: a standard classroom with IT/data, internet, intercom, telephone, white board and projector, fire alarm, burglar alarm, and keyed access. There would be no card access.
  - D. Ms. Esparza questioned insurance and the responsibility of vandalism costs. Those costs would be assumed by HISD Risk Management.
7. Exterior wall behind the ROTC:
  - A. A handout was provided that showed the existing north façade of the 1920's building, visible behind the ROTC building, and the proposed recommendation. Patrick Zadow, IBI Group, has suggested using a thin brick application on the existing surface. The selection of a brick similar to the existing walls will permit this area to blend with the adjacent surfaces. There was no objection from the PAT members.
8. Richard Ochoa, alumni/activist and a visitor to the meeting, offered his services for painting mural(s). Being part of the Greater Northside Neighborhood, he said neighborhood artists would be willing to participate at no cost to the school. Locations for murals, such as in the Community Room, Fine Arts Performance and entry areas were briefly discussed. PAT members expressed gratitude in the interest expressed by the organization and will proceed with their offer once construction has reached the appropriate stage for addressing murals.
9. Bond Oversight Committee (BOC) Report of July 26, 2016:
  - A. Ms. Grant introduced the report and the specific pages of information related directly to Northside (Davis) HS as members had expressed an interest in the contents.
  - B. Ms. Huffman explained the BOC Report is produced by the HISD Communications Department on a quarterly basis and available on the website at <http://www.houstonisd.org/Page/73425>.
  - C. The next BOC meeting is at 8:30 a.m. on Oct. 25, 2016, at the Hattie Mae White Educational Support Center, and the public is welcome. The room number will be provided at the sign in desk.
10. Future PAT meetings were discussed, and it was decided that due to the current project timeline, the next meeting would be Tuesday, December 13, 2016. Testing will be all day on Monday, December 12, 2016.



11. The Community Meeting No. 3 will be scheduled for 6:00 pm on Tuesday, January 24, 2016.
12. Action Items:
  - A. Inform the PAT Members of the proposed price for the temporary classroom building that is expected to be leased for (24) months.

**NEXT PAT MEETING:** Tuesday, December 13, 2016 @ 3:45 p.m. Davis HS Library.

Please review the meeting minutes and submit any changes or corrections to the author. After five (5) calendar days, the minutes will be assumed to be accurate.

Sincerely,

Rosemary Grant  
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