Minutes
2012 Bond Project Advisory Team (PAT) Meeting
Wilson Montessori School

MEETING #: 011
LOCATION: Wilson Montessori School
DATE / TIME: July 13, 2015 at 5:00pm

ATTENDEES: (those marked with a check were present)

- Beth Bonnette  Principal
- Jodi Askerkoff  Elem. Teacher
- Melissa Bohls  Lower Elem. Teacher
- Jeff Molthagen  Teacher
- Deborah Cogley  Teacher
- Wendy Freed  Early Childhood Teacher
- Debra Loewenstein  Teacher
- R. Robbins  Teacher
- Ernesto Alfaro  Parent
- Elizabeth Eriksen  Parent
- David Jans  Parent
- Amber Moncla  Parent
- Ken Smart  Parent
- Patsy Cavazos  School Support Officer
- June Spencer  Friends of Cherryhurst Park
- David Funk  HISD Planner
- Bob Myers  HISD Designer
- Brian Alling  HISD Project Manager
- Parra Camilo  Neighborhood citizen
- Terry Smith  Smith & Company Architects
- Meredith Reed  Smith & Company Architects
- Charles Shepherd  Smith & Company Architects
- Michelle Dudley  Pfluger Architects
- Stefi Santa Cruz  Pfluger Architects
- Martin Brennan  Pfluger Architects

PURPOSE: The purpose of the meeting was to update attendees on the status of the project.

AGENDA:
- Discuss building design plan schemes
- Questions and Answers
- What to expect at the next Project Advisory Team (PAT) meeting

DISCUSSION:
1. Mr. Brian Alling, HISD Project Manager, welcomed the Project Advisory Team (PAT) members and thanked them for their time and participation in the project design process.
2. Ms. Michelle Dudley, Pfluger Architects’ design manager, presented two options for location of the new building addition.
   a. Option ‘A’ places the new building addition on the Wilson Montessori campus where existing portable classroom buildings are currently located.
   b. Option ‘B’ places the new building addition on the Wilson Montessori campus where the existing playground and covered play area structure are currently located.
c. Both options presented call for approximately the same size building addition to be constructed at Wilson Montessori and both options call for a three-story design for the addition.

3. PAT attendees provided feedback comments on the two design scheme options.
   a. Option ‘A’ was the scheme preferred overall by the PAT attendees and campus administrators because it provides a closer physical and visual connection between the existing campus play fields and the new building addition. Other comments regarding scheme option ‘A’ were:
      i. Option ‘A’ scheme requires additional costs to be spent to either temporarily relocate the existing portable classroom buildings or lease new portable buildings for the campus to use for classroom space during construction. Based on the anticipated phases in the construction schedule, the project most likely will require leasing of new portables to allow relocation of classes into these leased buildings. Existing portables will be removed or demolished depending on their age and condition assessment.
      ii. Cost for creating a new leased portable classroom building area on the campus is projected to be roughly an additional $600,000 cost to the project budget as estimated by the architect team.
      iii. The campus and PAT noted the estimated $600,000 is a justifiable cost to construct what they believe is the better design solution for the campus.
      iv. Mr. Alling and Mr. Terry Smith of Smith & Company Architects reminded the PAT attendees that project funds spent on relocating or renting portable buildings require reducing some of the requested additional remodeling in other areas in the existing building or will require reducing size of some areas designed for the new addition.
      v. Principal Bonnette commented she would visit with HISD administrators to discuss options for additional funding to cover the costs of the portable relocation/rentals.
      vi. Mr. Alling noted the campus may be asked to identify program scope areas which could be omitted from the project to cover the additional costs of leasing temporary buildings and ensure the project is built within the HISD identified budget.
      vii. Principal Bonnette and PAT members noted agreement if additional funds were not approved by the HISD administration, they would be agreeable to accepting scheme Option ‘B’ versus having to reduce the campus’ project design and project scope.
   b. Option ‘B’ scheme has a parking lot where the current pre-K early childhood children are dropped off and picked up by Wilson Montessori school parents.
      i. There were concerns voiced by several PAT attending members that Wilson Montessori parents may elect to use the parking lot for quick access during drop-off and pick-up times and risk creating a traffic issue and a need for campus staff to monitor the lot. To remedy this, it was discussed the parking lot could be restricted to staff only or located elsewhere on the campus.
      ii. Another solution was discussed to expand the size of one of the other new parking lots which could possibly omit the need for this pre-K early childhood parking area.
   c. Option ‘B’ scheme calls for a sidewalk and landscaping area connecting the new addition to the existing campus play fields and playgrounds. This sidewalk area would be developed to create
outdoor Montessori learning areas with seating, places to grow plants, instruction on the environment, nature, biology, etc.

QUESTIONS/ANSWERS:
None

ACTION ITEMS:
11.01 Principal Bonnette will visit with the Wilson Montessori School Support Officer (SSO) regarding her seeking additional funding for the campus’ construction project.
11.02 The architect team will re-evaluate the cost estimate and design to confirm if there are any cost savings that may be identified to possibly offset the costs to rent temporary classroom portable buildings.

WHAT TO EXPECT AT THE NEXT PAT MEETING:
1. The PAT will be presented with updated schematic design plan images and discuss architectural design ideas for the new addition.

NEXT PAT MEETING: The next PAT meeting will be Monday, August 10, 2015 at 5:00 pm at Wilson Montessori Library.

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

Sincerely,

Brian S. Alling
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