Minutes
2012 Bond Project Advisory Team (PAT) Meeting
Austin High School

MEETING #:  32
LOCATION:  Austin High School
DATE / TIME: August 16, 2017 at 4:00 pm
ATTENDEES: (those marked with a check were present)

Steve Guerrero  Principal
Rudy Trevino  HISD CSO
Diana Davila  HISD Trustee
Hilarion Martinez  HISD SSO
Debbie Crow  HISD SSO
Andreas Peeples  HISD Sr. Mgr.
Covey Nash  Alumni
Rebecca Kiest  HISD Communication
Brian Busby  HISD COO
Cornelius Banks  Preston Banks
John F. Preston  Preston Banks
Gary Whittle  Heery/HISD
Todd Granato  Pepper Lawson
Michael Burkholder  Pepper Lawson
Eli Ochoa  ERO Architects
Octavio Cantu  ERO Architects
Tania Roman  Student/Alumni
Jacque Royce  Alumni
Yadira Banuelos  Alumni Class Pres.
Cruz Casiano  Teacher CTE Fam.
Sara Torres  Student Council
Fran Paz  Pepper Lawson
Angelita Henry  Parent/Alumni
Tierra Harris  Parent/Alumni
Tim Johnson  Teacher Science
Joe Nelson  Alumni
C. Guerrero  Teacher CTE Ag
Dan Bankhead  HISD Mgr. Design
Guadalupe Saldivar  SPED Teacher Asst.
Raul Asoy  SPED Chair
Chris Williams  Teacher History
Mark Kerrissey  Teacher History
Jorge Medina  Assistant Principal
Theresa M. Guerra  Registrar
Jose Saenz  Teacher History
Paul Gloria  Community Neighbor
Mark Janicek  Teacher CTE Fam.
Victor Trevino  Teacher Soc. Studies
Holly Huffman  HISD Communication
Ernest Crawford  Heery/HISD
Dinah Eghan-Wiafe  HISD Sr. PM
Marsha Eckerman  Alumni

PURPOSE: The purpose of the meeting was to update Project Advisory Team members on construction progress of T-Building campus, status of project GMP, and timeline for renovation and addition.

AGENDA: See attached

DISCUSSION:
1. Principal Guerrero opened the meeting promptly at 4 p.m. and welcomed all attendees: PAT members, HISD representatives, Design Team, and CMAR.

2. All visitors and PAT members were reminded to sign the attendance sheet and pick up a copy of the current meeting agenda, as well as the handout of the meeting’s PowerPoint Presentation.
3. Gary Whittle presented the current plans for the t-building campus, including final site layout, plans for ramps and steps, plan for pre-engineered building which will remain on site, and elevations of how the buildings will look.
   a. Site survey showing total lot size of 8.5656 acres, as well as location of existing detention pond which will be maintained for the temporary campus.
   b. Site plan showing locations of (16) total buildings, including kitchen.
      i. The kitchen was recently added by HISD Nutrition Services, so is not part of current project GMP or schedule. Heery/HISD is researching modular kitchen options to determine cost or schedule impacts.
      ii. The pre-engineered building, which will remain permanently, is placed at the plan Northeast corner of the site to allow for maximum flexibility for the site after t-buildings are removed.
      iii. Building types A & C are classroom buildings. Building C is being modified to accommodate SPED.
      iv. Building type B is the Administration building, but will include Grad Lab, Library, and possibly PowerUp.
      v. Building type D is the Clinic, and will have space allocated for the Baylor Clinic as well as school Clinic.
      vi. Building type F will accommodate performing arts (band & choir), and includes practice rooms and breakout areas.
      vii. Building type E will serve as the Dining Commons, and will be able to accommodate some indoor physical education activities during non-lunch periods. Building will accommodate 300+ students in traditional dining layout.
      viii. The existing parking lot area will be retopped with asphalt and will accommodate overflow and visitor parking for up to (85) spaces. Primary Teacher/Student parking will remain in the existing lots off of Lockwood, to the plan North of the temporary campus.
      ix. The driveway will connect from Lockwood to Ernestine, and will be for Bus Drop Off, Parent Drop Off, and SPED drop off.
      x. Deliveries will be brought in from this driveway or through the parking lot to the plan North.
      xi. A central courtyard will be provided near the Admin/Clinic buildings for student congregation and outdoor activities.
   c. Ramps & stairs will be provided to each building, as well as to the parking lot to the plan North. Gates will be secured with access control and egress hardware.
   d. The pre-engineered building will serve as the Vocational building for the temporary campus.
      i. Welding lab will be accommodated, with up to (6) welding booths.
      ii. Small engine repair will have a space, with large overhead door.
      iii. The Maritime simulator will also be in this building, along with the Maritime teaching lab.
      iv. Other features include an office, several storage rooms, and Men’s and Women’s restrooms.
      v. Overhead doors will accommodate forklift deliveries.
   e. All buildings will have internal restrooms to allow teachers and students to remain in one building.
   f. All buildings will be connected via covered walkways & sidewalks.
   g. Total classroom count is over (95), with several flexible spaces still unassigned.
4. Mr. Whittle stated that the GMP for the temporary campus was within budget, and was tentatively approved pending final signatures from HISD Officers.
   a. Heery/HISD released Pepper Lawson to begin construction via a Notice to Proceed pending final signatures to the GMP.

5. Mr. Whittle provided an update to the temporary campus construction schedule.
   a. The Notice to Proceed was sent to Pepper Lawson on August 3, 2017, releasing them to procure materials and being scheduling subcontractors.
   b. Pepper Lawson mobilized and started site work on August 14, including site demolition and trenching for underground utilities.
   c. The building permit is still under review with the City of Houston, but they have allowed HISD to begin work on temporary campuses pending final permits.
   d. The modular buildings are being provided by Aries Building Systems, the low bidder for the lease of the buildings.
      i. Modular buildings are reviewed and approved by the Texas Department of Licensing and Regulations in Austin. They have all been approved and are in fabrication at Aries’ facility in Georgia.
   e. The first delivery of modular buildings is scheduled for October 2, with the final building scheduled to arrive by November 1.
   f. The projected substantial completion date for the campus is December 21, the last day of school for students for the semester. This allows the move to begin the following day, a teacher workday for HISD.

6. Mr. Whittle introduced Octavio Cantu, who provided an update to the permitting for the new Austin HS.
   a. Plans were submitted to the City of Houston in late July and are currently in review with the City of Houston.
   b. Typically, comments are provided after about 4 weeks, at which point ERO and the Engineers will make requested modifications and resubmit for a second review.
   c. Most HISD projects will go through three to five reviews before being approved for permitting, which typically takes 4-6 months.

7. Mr. Whittle provided an update to the status of the GMP (Guaranteed Maximum Price) for the new Austin HS.
   a. Once the plans are reviewed by the City for the first round, and updates are provided by ERO Architects, the plans will be provided to Subcontractors for bid solicitation.
   b. Subcontractors are typically given 4 weeks to provide their bids to Pepper Lawson.
   c. Once all Sub Bids are received, Pepper Lawson is given 2-3 weeks to assemble a GMP package for review and approval by HISD.
   d. The goal is to have the final GMP reviewed and approved prior to the Winter Break.

8. Discussions were held regarding the 80th Anniversary of Austin HS, which is scheduled for September.
   a. ERO Architects will provide a fly-thru video to highlight how the new school will look, both interior and exterior.
   b. Heery/HISD will provide project boards to be placed throughout as well.
   c. If available, ERO or Heery will give a brief overview of the project.
9. The PAT discussed potential times for the next PAT meeting.
   a. Mr. Whittle explained that once in the construction phase, PAT meetings are held quarterly.
   b. The quarterly schedule would place the next meeting in mid-November. It was discussed that
      would be a good time for an update to the temporary campus and have more discussion
      regarding the upcoming move.
   c. The group also discussed having a Community Meeting in late November or early December.
      Several PAT members wanted the meeting prior to Thanksgiving break, but others felt it would
      be better to have it closer to the actual move. Early December was presented as the best date,
      as that would not interfere with Holidays and would allow HISD to have more exact information
      regarding move dates and upcoming events.
   d. The PAT felt having another meeting prior to the Community meeting would be beneficial, so
      agreed to meet just prior to the Thanksgiving Break.
   e. Further information and plans for the Community meeting would be held at that time.

10. Principal Guerrero thanked everyone for their full participation in the meeting.

NEXT PAT MEETING:  Wednesday, November 15, 2017, at 4 p.m. in the Austin HS Library

AGENDA: To be determined

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,

Gary Whittle
Program Manager
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