



**WASHOE COUNTY SCHOOL DISTRICT  
MEETING OF CAPITAL FUNDING PROTECTION COMMITTEE**

Thursday, October 3, 2019 at 4:00 p.m.  
Desert Skies Middle School, Multipurpose Room  
7550 Donatello Drive  
Sun Valley, Nevada 89433

## **AGENDA**

### **1. OPENING ITEMS**

- 1.01 Call to Order – 4:00 p.m., Desert Skies Middle School, 7550 Donatello Drive, Multipurpose Room, Sun Valley, Nevada 89433
- 1.02 Roll Call
- 1.03 Public Comment - Comments from the public are invited at this time on topics not specifically addressed elsewhere in the agenda. A "Citizen's Request to Speak" card should be filled out and submitted to the Recording Secretary before speaking during the Public Comment section. All persons are limited to 3 minutes per item. In accordance with Open Meeting Law and on the advice of legal counsel, the public body is discouraged from discussing and precluded from deliberating and/or acting on items raised by Public Comment which are not already on the agenda. The public body may impose reasonable content-neutral restrictions on public comment such as willfully disruptive comments that are irrelevant, repetitious, slanderous, offensive, inflammatory, irrational, or amounting to personal attacks or interfering with the rights of other speakers. Correspondence or written materials submitted for public comment by the general public shall be attached to the minutes of the meeting.

### **2. DISCUSSION, PRESENTATION, AND ACTION ITEMS** - Public comment: any individual may address the public body concerning any item listed below. A completed "Citizen's Right to Speak" card must be submitted to the public body at the meeting. During the discussion of each item on the agenda, the Chair will invite the individual to come forward to speak. Individuals are limited to three minutes per item.

- 2.01 Action to Adopt the Agenda – Items on this agenda may be taken out of order; The Public Body may combine two or more agenda items for consideration; and The Public Body may remove an item from the agenda or delay discussion relating to an item on the agenda at any time. (For Possible Action)
- 2.02 Recognition of and appreciation for the work of the Capital Funding Protection Committee by the Board of Trustees. Discussion may include a brief description of WCSD programs and initiatives for the new school year. (For Information and Discussion Only)
- 2.03 Discussion and Possible Action to Approve the Minutes from the August 1, 2019 Capital Funding Protection Committee meeting (For Possible Action)
- 2.04 Presentation and Discussion on the Updated Budgeted Costs for the High School at Wildcreek located in Sparks, Nevada (For Information and Discussion Only)
- 2.05 Presentation and Discussion on Architectural and Engineering Pre-Design Services for

- O'Brien Middle School in the North Valleys/Stead Area of Reno (For Information and Discussion Only)
- 2.06 Presentation, Discussion, and Possible Action to Recommend the Washoe County School District Board of Trustees Approve the Allocation of \$230,100,000 to the 2019/2020 'B' Major Projects Program (see Attachment A) (For Possible Action)

### 3. CLOSING ITEMS

- 3.01 Announcement of Next Meeting: Thursday, December 3, 2019 at 4:00 pm, location to be determined.
- 3.02 Public Comment - Comments from the public are invited at this time on topics not specifically addressed elsewhere in the agenda. A "Citizen's Request to Speak" card should be filled out and submitted to the Recording Secretary before speaking during the Public Comment section. All persons are limited to 3 minutes per item. In accordance with Open Meeting Law and on the advice of legal counsel, the public body is discouraged from discussing and precluded from deliberating and/or acting on items raised by Public Comment which are not already on the agenda. The public body may impose reasonable content-neutral restrictions on public comment such as willfully disruptive comments that are irrelevant, repetitious, slanderous, offensive, inflammatory, irrational, or amounting to personal attacks or interfering with the rights of other speakers. Correspondence or written materials submitted for public comment by the general public shall be attached to the minutes of the meeting.
- 3.03 Adjourn Meeting

Forum Restrictions and Orderly Conduct of Business: The Capital Funding Protection Committee conducts the business of the Washoe County School District during its meetings. The presiding officer may order the removal of any person whose statement or other conduct disrupts the orderly, efficient or safe conduct of the meeting. Warnings against disruptive comments or behavior may or may not be given prior to removal. The viewpoint of a speaker will not be restricted, but reasonable restrictions may be imposed upon the time, place and manner of speech. Irrelevant and unduly repetitious statements and personal attacks which antagonize or incite others are examples of speech that may be reasonably limited.

Members of the public wishing to request supporting materials for this meeting or who are disabled and require special accommodations at the meeting should contact the Board Services Department. The Board Services Department can be contacted in writing at PO Box 30425, Reno, Nevada 89520-3425, by telephone at 775-348-0364, or by email at [committees@washoeschools.net](mailto:committees@washoeschools.net).

This agenda and supporting materials, as indicated below, have been posted at the following locations:

[www.washoeschools.net](http://www.washoeschools.net), with supporting materials  
[www.boarddocs.com/nv/washoe/board.nsf/public](http://www.boarddocs.com/nv/washoe/board.nsf/public), with supporting materials

State of Nevada website ([notice.nv.gov](http://notice.nv.gov))  
WCSD Central Administrative Building  
Washoe County Administration Building  
Washoe County Courthouse  
Reno City Hall  
Sparks City Hall  
Sparks Library  
Pyramid Lake Paiute Tribe Administration Building  
Reno Sparks Indian Colony Administrative Office  
Desert Skies Middle School

# WCSD Capital Improvement Program

## 2016 "WC-1" List of Projects (Public Schools Overcrowding & Repair Needs Committee)

### October 3, 2019 Capital Funding Protection Committee (9-27-19)

	<u>2019/20 'B' Major Project Program</u>	<u>TOTAL ALLOCATION</u>	<u>FINAL EXPEND.</u>
• School Repairs/Capital Renewal Program		\$127.52 M	
• External Capital Audit *		\$0.1 M ✓	
• Additions to Damonte Ranch HS		\$12.93 M ✓	\$10.72 M ✓
• Cold Springs HS			
• South McCarran/Butler Ranch Area HS		\$0.55 M - Master Planning	
• Wildcreek Area HS to replace Hug HS	\$229.6 M - Construction	\$252.72 M ✓	
• Repurposing of existing Hug HS		\$1.25 M - Ed. Specs., Programming	
• Strategic purchase of Sparks HS properties		--- - utilize Site Acquisition Fund	
• Sun Valley Area MS (Desert Skies MS)		\$89.9 M ✓	
• Arrow Creek Area MS (Marce Herz MS)		\$85.02 M ✓	
• Spanish Springs Area MS (Sky Ranch MS)		\$84.1 M ✓	
• South Meadows Area ES (Poulakidas ES)		\$37.25 M ✓	
• Spanish Springs Area ES (Bohach ES)		\$40.7 M ✓	
• Cold Springs Area ES		\$47.7 M ✓	
• Future ESs - Growth Dependent		\$0.1 M -Master Planning	
• Core Schools Investments		\$0.5 M - Analysis, Planning	
• Swope MS Expansion		\$4.0 M - Design, CMAR	
• O'Brien MS Expansion	\$0.5 M - Preliminary Design	\$0.5 M - Preliminary Design	
• Nutrition Services Expansion		\$10.49 M ✓	
• Transportation Yard Expansion		\$2.75 M - Site Acq, Utilities	
• Site Acquisition Fund to be used for all school sites		\$22.37 M	
• Grounds Building Replacement *		\$1.1 M ✓	\$0.76 M ✓
<b>TOTAL:</b>	<b>\$230.1 M</b>	<b>\$818.55 M</b>	

\* Project added since original 2016 Capital Funding Initiative ("WC-1") ballot list of projects

✓ Project is fully funded; ✓ Final Expenditure

**Minutes of the Meeting of the  
Capital Funding Protection Committee  
of the Washoe County School District Board of Trustees**

August 1, 2019

**1 OPENING ITEMS**

**1.01 Call to Order**

The meeting of the Capital Funding Protection Committee (CFPC) of the Board of Trustees was called to order at 4:00 p.m. at the Washoe County School District Administration Building, 425 East Ninth Street, Reno, Nevada

**1.02 Roll Call**

Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Tim Rowe, Ben Hutchins and Dave Solaro were present for roll call. Devon Reese, Oscar Delgado and Andrew Diss were absent.

**1.03 Public Comment**

Pablo Nava-Duran gave public comment.

**1.04 Action to Adopt the Agenda**

On a motion by Bob Lucey, seconded by Jeanne Herman, **the Capital Funding Protection Committee approved the agenda as presented** (Yea: Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Tim Rowe, Ben Hutchins and Dave Solaro) Final Resolution: Motion Carries 8-0

**2 Discussion, Presentation, and Action Items**

**2.01 Introduction of Reappointed Member Tim Rowe as the General Public Representative, New Member Andrew Diss as the Gaming Industry Representative, and New Member Justin Ivory as the Construction Projects & Finance Representative for terms that began on July 1, 2019 and end on June 30, 2021, as approved by the WCSD Board of Trustees on June 25, 2019 (For Information and Discussion Only).**

## **2.02 Discussion and Possible Approval of the Minutes from the June 6, 2019 Capital Funding Protection Committee meeting**

On motion by Charlene Bybee and seconded by Jeanne Herman, **the Capital Funding Protection Committee approved the minutes of the June 6, 2019 meeting** (Yea: Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Tim Rowe, Ben Hutchins and Dave Solaro) Final Resolution: Motion Carries 8-0

## **2.03 Discussion and Possible Action to Select a Committee Chair for the 2019-20 committee year beginning July 1, 2019 and ending June 30, 2020 from the current membership: Devon Reese, Oscar Delgado, Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Andrew Diss, Tim Rowe, Ben Hutchins, and Dave Solaro (For Possible Action)**

Dave Solaro nominated Tim Rowe to be the Committee Chair, Bob Lucey seconded the motion. Tim Rowe accepted the nomination. (Yea: Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Tim Rowe, Ben Hutchins and Dave Solaro) Final Resolution: Motion Carries 8-0

## **2.04 Discussion and Possible Action to Select a Committee Vice-Chair for the 2019-20 committee year beginning July 1, 2019 and ending June 30, 2020 from the current membership: Devon Reese, Oscar Delgado, Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Andrew Diss, Tim Rowe, Ben Hutchins, and Dave Solaro (For Possible Action)**

Bob Lucey nominated Dave Solaro to be the Committee Vice-Chair, Paul Anderson seconded the motion. Dave Solaro accepted the nomination. (Yea: Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Tim Rowe, Ben Hutchins and Dave Solaro) Final Resolution: Motion Carries 8-0

## **2.05 Presentation and Discussion about the Construction of an Elementary School in the Cold Springs area, including the budgeted cost (For Information and Discussion Only)**

Adam Searcy, Chief Facilities Management Officer for Washoe County School District, introduced Teresa Golden, Director of Planning and Design, for Washoe County School District. Teresa Golden gave a presentation regarding the Cold Springs ES project. The Cold Spring project will relieve the overcrowding at Gomes ES and Silver Lake ES. Bob Lissner and Lifestyle Homes is providing the grading and the building pad, in addition they will provide the infrastructure for all the utilities. The Elementary School in Cold Springs is set to open fall 2021.

Ben Hutchins recognized and thanked Bob Lissner for his support of the community over the years. Dave Solaro stated the Committee echoes the comments.

**2.06 Presentation and Update on the Land Acquisition, Project Entitlement, Schedule, Design, Architectural Design Fees, Preliminary Construction Cost Estimates, and the Relocation of the Orr Ditch associated with the development of a High School at Wildcreek (For Information and Discussion Only)**

Adam Searcy, Chief Facilities Management Officer for Washoe County School District, gave a presentation on the development of Wildcreek High School. Wildcreek is set to open in August 2022. All Land Acquisition and Permitting schedules are on track. Supplemental funding in the amount of \$6,000,000 is being requested that includes the reconciliation of the Architectural Fees based on the current, updated cost estimate, permitting, and an Independent Cost Estimate. Funding in the amount of \$5,670,000 is also being requested for Guaranteed Maximum Price-1 (GMP-1) that includes the relocation of the Orr Ditch. Comprehensive budgets for the total Wildcreek Project will be presented for action at the next CFPC meeting in October of 2019.

**2.07 Presentation and Discussion on the Development of Educational Specifications for the Repurposing of the Existing Hug High School into a Campus focused primarily on High School Career & Technical Education. (For Information and Discussion Only)**

Tami Zimmerman, Deputy Chief Facilities Management Officer for Washoe County School District, gave a presentation on repurposing Hug High School into a Career and Technical Education (CTE) School. The repurposing of Hug is set for August 2023. This will compliment AACT which has a waitlist and will also provide new programs to keep up with the current job market. Requesting approval of a \$1,000,000 allocation for Programming and Preliminary Engineering.

**2.08 Presentation, Discussion, and Possible Action to Approve the Allocation of \$54,870,000 to the 2019/2020 'A' Major Projects Program (see Attachment A) and Recommend Approval to the Washoe County School District Board of Trustees. (For Possible Action)**

Pete Etchart, Chief Operating Officer for Washoe County School District, reviewed the 2019/2020 'A' Major Projects worksheet. The funding request includes: Wildcreek HS - \$11,670,000 for design reconciliation, project permitting, an Independent Cost Estimate, and the the realignment and undergrounding of a portion of the Orr Ditch; Hug HS – \$1,000,000 for educational specifications, programming and preliminary engineering; Cold Springs ES - \$42,200,000 for the construction, furniture, fixtures, & equipment, and construction professional services.

Bob Lucey made a motion to **Approve the Allocation of \$54,870,000 to the 2019/2020 'A' Major Projects Program and Recommended Approval to the Washoe County School District Board of Trustees**, Dave Solaro seconded the

motion. (Yea: Charlene Bybee, Paul Anderson, Bob Lucey, Jeanne Herman, Justin Ivory, Tim Rowe, Ben Hutchins and Dave Solaro) Final Resolution: Motion Carries 8-0

### **3 CLOSING ITEMS**

#### **3.01 Announcement of Next Meeting**

Thursday, October 3, 2019 at 4:00 pm.

Pete Etchart, WCSO Chief Operating Officer, stated that he would work with the Chairman regarding potentially holding the next meeting at one of the new schools.

#### **3.02 Public Comment**

No Public Comment

#### **3.03 Adjourn Meeting**

The meeting was adjourned at 5:24 PM.

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Tim Rowe, Chair