



PROJECT ADVOCATES

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909 South 76th Street, Omaha, NE 68114
www.westside66.org

MEETING: WCS Bond Oversight Committee Phase II **MEETING DATE:** September 11, 2023 **DATE PREPARED:** September 13, 2023

The Bond Oversight Committee (BOC) Meeting of Westside Community Schools convened in open and public session on Monday, September 11, 2023 at 6:05 p.m.

Advanced notice of the meeting occurred:

- On the front page of Westside Community School's District website (no less than 48 hours in advance of the scheduled meeting date as authorized by Board Policy 1220)
- Simultaneously with the availability of the agenda to all members of the Bond Oversight Committee and staff of the Board of Education office ("the Board" hereafter).

All proceedings hereafter were taken while the convened meeting was open to the public.*

Committee Members Present: Kris Brown, Ann Christiansen, Ryan Decker, Jaci Lindburg, Rebecca Murray

District Board Members, Administrators and Staff in Attendance: Mike Lucas, Superintendent; Beth Morrisette, School Board President

Project Advocates in Attendance: Rob Zimmerman, Matt Herzog, Amy McAuliffe

Others in Attendance: None

*Members of the public in attendance are not required to identify themselves.

Rob Zimmerman, Project Advocates, called the meeting to order at 6:05 p.m. and started with meeting logistics, confirming that the meeting had been publicly announced, that the agenda was available to any interested parties, and that the public was welcome to attend and speak, in accordance with the current statutes of the Nebraska Open Meeting Act.

Nebraska Open Meeting Statement -- Rob Zimmerman, Project Advocates

- Review meeting format and future meeting facilitator plan for future meetings
- Introductions
- BOC Roles and Responsibilities

BOND PROGRAM UPDATE – Matt Herzog, Project Advocates

Communications:

- Overall Program
- Review August 2023 report and Cost Trackers
- Communications Planning and Efforts: review web page <https://www.westside66.org/domain/629>





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Current Projects Update:

- First 5 projects are in design phase, all design firms are under contract. Selections on architects happened over the Summer 2023
- Design Advisory Committee (DAC) has been established and convened on these five projects.

Westgate Elementary

- Community meeting was held on 9-7-23.
- About 25 families attended.
- Best outcome was small group participation, discussed which groups were most attended.
- Traffic studies have been completed. Report will be issued in September.
- New building will be constructed in such a way that swing schools will not be required.

Hillside Elementary

- Community meeting upcoming on 9-13-23.
- Traffic studies have been completed. Report will be issued in September.
- New building will be constructed in such a way that swing schools will not be required.

Westside Middle School

- Community meeting upcoming on 10-26-23.

Westside ABC Building

Westside High School

- District-wide Improvements – covered under general expenses:
 - Safety and security updates to security master plan
 - Systems integration
 - Currently requesting hazardous materials survey for phase II projects.

Bond Status:

- No bonds issued yet, intend to issue \$40-50M in bonds Fall 2023.

Comments/Closing:

- Question raised about the construction management process, Matt Herzog, Project Advocates explained:
 - Construction Manager at Risk (CMAR) will be retained per state statute and board policy. This process will start in late 2023.
 - Design Advisory Committees have been formed on the five current projects.
 - Ed Specs originally created in Phase I, were updated over the Summer 2023.
 - Request for Ed Specs document be shared with committee – These were emailed 9-12-23.
- Question raised about the anticipated Westside Foundation's project at Westside High School.
 - Details will be released to the public at VIVI in October 2023.

Rob Zimmerman adjourned the meeting at 7:15 p.m.

Next meeting Monday, October 9, 2023 at ABC Building

