

SEASIDE SCHOOL DISTRICT 10  
School Construction Citizen Oversight Committee  
Tuesday, January 8, 2019 – 3:00 pm  
Seaside School District  
1801 S Franklin Street, Seaside, OR 97138

**PRESENT:**

Committee Members: Chair Egrane Brown, Nathan Crater, Margene Rideout, Parker McCarthy, Mark Truax, Lori Lum (phone)

Administration: Superintendent Sheila Roley, Business Manager Justine Hill

Others: Jim Henry, RJ Marx

**CALL TO ORDER**

Chair Egrane Brown called the January 8, 2019 meeting of the School Construction Citizen Oversight Committee to order.

**ESTABLISH QUORUM**

A quorum of the Committee was present.

**DELEGATIONS/GUESTS**

None present.

**APPROVAL OF MINUTES**

A motion to approve the minutes of the November 14, 2018 and the December 11, 2018, meetings of the School Construction Citizen Oversight Committee as presented, was made by Mark Truax and seconded by Nathan Crater. The motion carried unanimously.

**REPORTS**

Schedule Update/Monthly Project Report

Jim Henry reported that the foundation is almost completed. The plumbing and electrical within the foundation are done and the plumbers are back to continue work. Currently Hoffman is working eight-hour days. Lack of daylight is a bit of an issue at this time of year.

The wetland survey at the Bus Garage Property is complete. Work there will start in the spring.

Project is still on track to open in the fall of 2020. Next week work on roads, parking areas and underground utilities will begin. We are meeting with the City of Seaside about once a week and working through issues that come up along the way. The City continues to be great to work with. Arrangements for the water reservoir are moving forward.

Generally, in-water work may only be done between July 1 and September 15. We are applying for a permit to begin work May 1. We are working with ODFW to coordinate the work on ephemeral stream areas.

Sheila has begun meeting each Friday, in Portland at the Hoffman offices, with sub-contractors about value engineering and trimming the budget. She will continue that probably through January and February.

Sheila has also been meeting with the elementary team to work on that project. It was noted that the elementary project is a completely separate project from the middle/high school building. Because this project is smaller, it will be likely that smaller local contractors will have more opportunity to be involved. The elementary project is also slated to be completed for the fall of 2020.

Jim noted that the Building and Grounds Committee reviewed proposals from the Real Estate RFP, and interviewed. The Committee will make a recommendation to the School Board this month.

There was some general discussion about real estate; about the Building and Grounds Committee review of the RFP submissions; whether a broker was involved in the transaction for Cannon Beach Elementary (there was not); whether any community entities will get preference in regard to sales (they will not, furthermore none have shown interest); and the status of the property where the reservoir will be placed (no agreement made yet regarding ownership or easement).

Jim continued, reporting that the summer of 2019 will be extremely busy at the sight. As soon as teachers have vacated for the summer, the property will be fenced off and access will be very limited.

#### Financial Report

Justine Hill reported that a bond matured and was reinvested, again. The District continues to pay a limited number (6-8) vendors each month, with Hoffman making up about seventy-five percent.

#### Discussions and Recommendations

It was agreed to do another sight visit at the next meeting. Next meeting will be on Tuesday, February 12 and will take place at the Hoffman Offices at Seaside Heights.

There being no further business, the meeting was adjourned.

Leslie Garvin  
Executive Assistant