

*Northwest Arctic Borough School District Northwest
Arctic Borough
NANA Regional Corporation*

**JOINT MAINTENANCE/CONSTRUCTION COMMITTEE
MEETING**

**Monday, April 27, 2026
6:00 p.m.**

Join via Teams
Call 1-833-682-3239 enter code: 834 288 139#

AGENDA

A. CALL TO ORDER

B. MOMENT OF SILENCE

C. ROLL CALL

Introduction of Staff & Guests

D. AGENDA APPROVAL

E. DISCUSSION ITEMS:

Capital Projects Report

F. ACTION ITEMS

1. NWABSD Memorandum 26-147 Contract Addendum for Deering Design Team Construction Administration Services – Gravel Production
2. NWABSD Memorandum 26-148 Contract for Construction for Fire System Replacement, 4 Sites
3. NWABSD Memorandum 26-149 FY26 Contract Increase DD Strait Consulting
4. NWABSD Memorandum 26-150 Borough VIF funds for HVAC Controls, 8 Sites
5. NWABSD Memorandum 26-151 Contract for Construction HVAC Controls Upgrades, 8 Sites
6. NWABSD Memorandum 26-152 Contract for Construction for Ijigaa Munaqsriyat Childcare Center
7. NWABSD Memorandum 26-153 Contract for Ijigaa Munaqsriyat Childcare Design Completion and Construction Administration services

G. CLOSING COMMENTS

H. ADJOURNMENT

Co-Chairs: Clay Nordlum – NANA & Elmer Armstrong-NWAB Assembly

Committee Members: Tille Ticket-NWABSD Board of Education, Alice Adams - NWABSD Board of Education, Margaret Hansen-NWABSD Board of Education, Austin Swan Sr.-NWAB Assembly Member, Delores Barr-NWAB Assembly, Craig McConnell-NWAB Assembly, Marie Greene-NWABSD Board of Education, Billy Lee – Assembly, Raven Sheldon - Assembly

CAPITAL PROJECTS REPORT

TO: NWABSD Board of Education
Members

DATE: April 27, 2026

NUMBER: Work session VX.

FR: Office of the Superintendent.

SUBJECT: Capital Projects Report

Capital Projects Managers, Dena Strait and Kathy Christy report on the following:

*** It is important to note that the construction costs and associated matches noted in this report are based on estimates. Actual construction costs will not be known until the project is bid, awarded and completed. Costs will change with time due to escalation, tariffs, wars, oil price fluctuations and changes in the design, bidding market and other impacts.*

CAPITAL PROJECTS & OTHER CIP EFFORTS

1. Maniilaq Childcare Center – This project involves renovating the 6th grade pod in KMHS to become a childcare center for approximately 42 children ages 6 months through Pre-School age. Due to reduced enrollment, this pod is not used for student instruction. Funding source is Maniilaq, operations will be by Iliigaat Munaqsriaviat. Project has been bid and design will be completed in May. Construction may begin in May, definitely in June. Construction is complete by end of September. We are working to get a contractor on board this spring and the center open this fall.
Schools Impacted: KMHS
Total Project Cost: \$2M-\$3.25M
Funder Amount: \$3,225,000 Proposed Not To Exceed
Match Amount: \$0.00
Board Current Action Items – Memo 26-152 Contract for Construction for Iliigaat Munaqsriaviat Childcare Center & Memo 26-153 Contract for Iliigaat Munaqsriaviat Childcare Design Completion and Construction Administration Services.
2. Kivalina Replacement School - The final project accounting has been submitted to DEED. DEED has a heavy workload and closeout is waiting review. The project was completed \$4,251,421 under budget. The total project amount is \$63,094,777 and the final cost \$58,843,456. Because the State reimburses projects on the basis of percentage of completion the District was over compensated and needs to pay back \$877,264. This was anticipated and the funds have been held in reserve and will be paid to DEED upon acceptance of the final project accounting.

The Borough sold bonds to cover the local share of costs of this project. The unused amount of the bonds is available to be reallocated to other school capital projects with Assembly approval. The District is coordinating with the Borough to confirm the specific amount available. It is estimated to be approximately \$850,000. It could be applied as a portion of the local match on another grant.

3. Buckland Teacher Housing Duplexes and 5th Unit – A cost certification conducted by an accounting firm is being completed as required before AHFC will pay the final grant payment and officially closeout the project.
 - Schools Impacted: Buckland
 - Total Project Cost: \$1,640,594
 - Grant Amount: \$1,000,000 -AHFC for two separate grants
 - Match Amount: \$500,594 District & \$140,000 Borough
 - Board Current Action Items: None

4. Davis-Ramoth K-12 School Renovation – Construction contract is signed and H Construction is preparing to be on site this summer. Construction will continue into fall 2027 but will mainly be completed in the summers and into early fall both in '26 and '27. Work is mainly mechanical and electrical system replacements. District applied for match funding to Senator Murkowski's office in February and has not yet heard back.
 - Schools Impacted: Davis-Ramoth/Selawik
 - Total Project Budget: \$9,424,172
 - Grant Amount: \$7,539,338 - DEED
 - Match Amount: \$1,884,834 Board approved match in November '24, (\$1,884,834 - \$405,000 (Borough) = \$1,479,834 in District funding).
 - Board Current Action Items – None

5. Deering K-12 School Replacement – FY27 DEED Applications have been scored and ranked. Deering is #2 with the \$59.8M Stebbins replacement school in front of it. It is unlikely full funding will be received, but District is lobbying for roughly \$6.5M which will get 65% design, build out the gravel pad and install the piles. To improve FY28 scores and prepare for this summer's application, an updated cost estimate will be secured, but is expected to be under \$50k.
 - Schools Impacted: Deering
 - Total Project Cost: \$59,422,729
 - Grant Amount: not awarded - \$41,595,910 – DEED
 - Match Amount: unsecured \$17,826,819 (30%)
 - Board Current Action Items – None

6. Deering K-12 School Replacement – Gravel Stockpiling– A DEED FY26 awarded grant is funding topo survey, site design, cultural resources study and gravel stockpiling on the site. Survey work is complete and the design, cultural desktop study and permitting are moving forward. District is beginning negotiations for gravel stockpiling prices with DOT's contractor for placement in 2026 or 2027. DOT's contractor will mobilize in 2026. Design team needs construction administration fees to help negotiate the gravel work and provide services during construction. On-site cultural resources work may be needed in summer '26, dependent on the findings of the desktop study.
 - Schools Impacted: Deering
 - Total Project Cost: \$2,000,000
 - Grant Amount: award pending - \$1,666,667 – DEED
 - Match Amount: secured \$333,333 (Board approved \$190,000 in April '25)

and \$143,333 in August '25)

Board Current Action Items – Memo 26-147 – Contract for Deering Design Team Construction Administration Services – Gravel Production

7. Buckland Boiler Replacement – Two phases have been funded through the Borough, the District and Denali Commission. Phase I and Phase II are both complete. Boiler Replacement project is unfunded and is ranked #23 on DEED's FY27 priority list, it is unlikely to be funded. This project will replace Module C boilers and associated flues. Design team is working toward shovel-ready documents in preparation for grant applications due by September 1, 2026.

Schools Impacted: Buckland

Total Project Cost: \$450,000 approx.

Grant Amount: not awarded - \$315,000 approx.- DEED or other funders

Match Amount: unsecured \$135,000 (30%) approx.

Board Current Action Items – None

8. Districtwide Fire System Replacement, 6 sites – A DEED FY26 funded project to replace the fire alarm systems in the schools noted below is ready to move into the construction phase. System will match the Potter system installed in Selawik and Noorvik in 2025. This is a non-proprietary system that district personnel can be trained to service and maintain as desired.

Schools Impacted: Ambler, Buckland, June Nelson, KMHS, Noorvik (Complete) and Shungnak (to be completed under Shungnak project).

Total Project Cost: \$6,612,840

Grant Amount: \$5,290,272 - DEED

Match Amount: \$1,322,568 (\$455k secured through Borough for Noorvik '25, \$847,568 USDA/Begich and \$20k District)

Board Current Action Items – Memo 26-148 Contract for Construction Fire System Replacement, 4 Sites

9. Shungnak Fire System and HVAC Controls Replacement – Shungnak is part of the Districtwide Fire System Replacement, 6 Sites and the HVAC Controls Replacement, 8 Sites Projects. Because Shungnak may also get a new sprinkler system, that school's work requires more engineering and construction disciplines/trades, than the other schools in either project. Therefore, separating Shungnak off as a separate project will reduce the number of contractors working in the school and reduce project overhead. There will be one design contract and one construction contract covering all work of both grants. Funding will be provided through both of the above noted grants, with roughly \$5,150,000 being allocated to Shungnak. Engineers were to be on site the week of April 20th to test the existing system and evaluate it for restart. Trip was cancelled due to lack of water which is needed to test the system.

Schools Impacted: Shungnak.

Total Project Cost: \$5,150,000

Grant Amount: Part of DEED DW Fire and HVAC Controls

Match Amount: Part of DEED DW Fire and HVAC Controls

Board Current Action Items – None

10. Districtwide Secure Vestibule Code Modifications – This project is to make code

required modifications at the entrance of each school across the district. It involves electrical and potentially fire alarm work, as well as door hardware changes. Electrical engineering and CIP manager time is also required. With the exception of the schools listed below, the work will be performed as part of other work occurring in those schools, thus paid for by secured grant funding. Another cost estimate was received and work continues to find affordable and code compliant solutions.

Schools Impacted: Deering, Kiana, Kobuk, Noatak, Noorvik and Kivalina
Total Project Budget: \$160,000 - \$425,000
Grant Amount: unsecured
District Funding: Unsecured
Board Current Action Items – To discuss

11. HVAC Controls Upgrades, Phase I – 8 Sites – A DEED FY25 funded project to replace the Direct Digital Controls, which control heating and ventilation equipment, in each school listed below, except Kobuk. Kobuk has a system that will align with the new ones, so it only needs some new components, not a completely new system. Due to the number of schools and other projects occurring in some schools, this work has been divided into two phases. In addition, Shungnak has been separated off as a separate project, see that project description. This will allow control of overlapping work in some schools and the reduction of contractors working in Shungnak. A VIF grant for the total match was awarded in July '25. Phase I covers the village schools, which allows childcare center work in KMHS to occur in 2026 without overlapping with the building's overall controls work. Design engineers have completed 65% documents, a cost estimate is forth coming, and final construction documents will be complete in mid-May. The contract for construction will be signed in mid to late May.

Schools Impacted: Ambler, Kiana, Noatak, Noorvik, and Kobuk
Total Project Cost: \$9,838,153
Grant Amount: \$7,870,522 - DEED
Match Amount: \$1,967,631 Borough VIF grant.
Board Current Action Items – Memo 26-150 Borough VIF funds for HVAC Controls Upgrades, 8 Sites, and Memo 26-151 Contract for Construction HVAC Controls Upgrades, 8 Sites

12. HVAC Controls Upgrades, Phase 2 – 1 Site, two Schools – A DEED FY25 funded project to replace the Direct Digital Controls, in JNES and KMHS. Design work will occur in 2026, project will be bid in late 2026 or early 2027 and construction will occur in 2027.

Schools Impacted: June Nelson and KMHS
Total Project Cost: See Phase I
Grant Amount: See Phase I
Match Amount: See Phase I Borough VIF grant.
Board Current Action Items – None

13. Districtwide Playground Repair and Replacement – In August '25 the Board approved requesting funding from the Borough for repairs and replacement of broken equipment across the district. CIP Manager will provide this letter to Superintendent to make the request. If

funded, work would be performed summer '26, potentially into Summer '27.

Schools Impacted: All but Kivalina and Deering

Total Project Cost: \$615,000

Grant Amount: \$615,000 – Borough **POTENTIAL** grant

Match Amount: \$0 District

Board Current Action Items – None

14. FY25 AHFC Teacher Housing – Noatak Duplexes - District received two AHFC grants for two duplexes to build four new units. All materials with the exception of some of the furniture and the plumbing items were shipped to the site and stored for winter in '25. Work will commence spring '26 with extending the gravel pad, assuming gravel source can be reached at that time. Property Services anticipates additional funding is needed for completion, which will be requested at a future date. An application was submitted in mid-April for \$300k from the Housing Alaskans Public Private Partnership. It is not known when announcements will be made on this grant.

Schools Impacted: Noatak

Total Project Cost: \$1,735,750 (current)

Grant Amount: \$1,295,750 - AHFC

Match Amount: \$440,000 District

Board Current Action Items: None

15. FY26 AHFC Teacher Housing -Buckland, Kivalina and Noatak Renovations & Addition – Project includes renovating a 3-bedroom in Buckland that is not currently used by teachers, adding a bedroom to the principal's house in Noatak, and converting two modular classrooms into three new units in Kivalina. In early February, District was notified that Senator Murkowski's office has successfully secured Congressional Directed Spending (CDS) of \$330k. Noatak work will occur this summer and then Buckland and Kivalina work will be done in 2027.

Schools Impacted: Buckland, Noatak and Kivalina

Total Project Cost: \$1,040,000

Grant Amount: \$700,000 – AHFC awarded grant

Grant Amount: \$330,000 – HUD pending paperwork/signing grant

Total Match Amount: \$10,000 (\$340k previously committed, will be reduced)

Board Current Action Items – None

16. FY27 AHFC Teacher Housing – Ambler Duplexes – Each Fall AHFC accepts grant applications through their Rural Professional Housing Program. Grants range from \$500k to \$700k. In January 2026, Board passed Memo 26-070 which created a 6-year priority list for teacher housing. The renovation of the Ambler 6-plex and replacement of the Principal's trailer are currently the highest priority projects. The 6-plex is reaching the end of its useful life and we need to start building new units to move teachers out of that facility. Principal's trailer also needs to be replaced. Proposed project will build two new duplexes, and each one will be a separate grant application. Applications are due mid-October.

Schools Impacted: Ambler

Total Project Cost: \$2,200,000 initial estimate

Grant Amount: \$\$1M - \$1.4M (POTENTIAL) AHFC grant

Match Amount: \$\$1.2M to \$800k District (unsecured)
Board Current Action Items: None

17. Districtwide Teacher Housing Needs assessment - CIP Manager utilized the information gained through this assessment to develop a 6 year CIP plan for teacher housing in conjunction with Property Services. Board approved the 2026 priority list in January 2026. Developing a functional record of the teacher housing inventory to be used across the district is ongoing. Efforts include developing an inventory of floor plans at each site which can also be used by Human Resources.
18. Electronic and Record Drawings Archives – CIP Manager continues working with Property Services Department to archive electronic drawings, operations and maintenance manuals and other project records onto a shared OneDrive. Hard copies of these documents will be returned to Property Service or printed so there is a complete set of records available for their and Capital Projects Manager’s use.

Other needs that are not yet projects described above:

- Flooring Replacement in Noorvik – This is a higher priority for Property Services than the JNES/KMHS roof replacement. DEED is the best funding resource for this project but making it part of a complete school renewal will help it score the best. In the proposed 6-year CIP plan, it is scheduled for Summer 2027 application.
- Districtwide Freezer Compressor Replacement – There are ongoing issues of dirty power in Kotzebue and throughout the district destroying the compressors on our walk-in freezer and refrigeration units. Replacing them and providing protection from power fluctuations is needed at several schools. DEED, Denali Commission, CDS or a USDA grant may be good resources for grant funding. Information gathering as to which schools and what the repair solution is are ongoing.

April 27-28, 2026, BOARD ACTION ITEMS

1. NWABSD Memorandum 26-147 Contract Addendum for Deering Design Team Construction Administration Services – Gravel Production
2. NWABSD Memorandum 26-148 Contract for Construction for Fire System Replacement, 4 Sites
3. NWABSD Memorandum 26-149 FY26 Contract Increase DD Strait Consulting
4. NWABSD Memorandum 26-150 Borough VIF funds for HVAC Controls, 8 Sites
5. NWABSD Memorandum 26-151 Contract for Construction HVAC Controls Upgrades, 8 Sites
6. NWABSD Memorandum 26-152 Contract for Construction for Iļilgaat Munaqsriyat Childcare Center
7. NWABSD Memorandum 26-153 Contract for Iļilgaat Munaqsriyat Childcare Design Completion and Construction Administration services

SUMMARY OF COMMITTED AND PENDING CAPITAL PROJECTS FINANCIAL COMMITTEMENTS

Committed Funding and Matches (includes only projects included within this report):

1. Deering Replacement School: \$490,000 past 4-5 years of design work
2. Deering Replacement School – Gravel Stockpiling: \$333,333 (20%) of \$2M project, committed in 2025.
3. Districtwide Fire Systems Replacement, 6 sites - \$20,000, committed in FY24
4. Davis-Ramoth K-12 School Renovation - \$1,479,834 committed in Nov '24
5. Buckland Teacher Housing - \$500,594 committed in FY22
6. FY25 AHFC Teacher Housing – Noatak Duplexes - \$440,000, Committed Jan '25
7. Buckland, Kivalina and Noatak Renovations & Addition - \$340k committed in Jan. '26, will reduce to \$10k when Murkowski/HUD grant is finalized
8. Buckland Boiler Replacement - \$75k committed to design January '26

Total Current Financial Commitments: **\$3,678,761**

Current (April 2026) Requested Funding and Matches:

1. NWABSD Memorandum 26-149 FY26 Contract Increase DD Strait Consulting - \$1,000 for DW Secure Vestibule Code Modifications and General Assistance to the District - \$2,500.

Total Current (April 2026) Requested Funding and Matches: **\$3,500**

Future Funding and Matches:

1. Deering K-12 Replacement School - \$17,826,819 (30% match) of \$59,422,729 total project, **this will go up as the project is delayed, war continues, etc.**
2. Buckland Boilers Replacement - \$60,000 (30% match) of \$450,000 project
3. JNES/KMHS Roof Replacement - \$1,200,000 of \$4M project

Potential Pending Matches: **\$19,086,819**

MEMORANDUM

TO: NWABSD Board of Education
Members

DATE: April 28, 2026

NUMBER: 26-147

FR: Office of the Superintendent

SUBJECT: Approve Contract
for Deering Design
Team Construction
Administration
Services – Gravel
Production

STRATEGIC PLAN/BOARD GOAL:

Goal 4: Support Systems
Strategy 3: Improve School Facilities

ABSTRACT:

Board approval is required for purchases that exceed \$50,000.

ISSUE:

At issue is board approval of a contract increase for Burkhart Croft Architects for construction administrative services, and potential on-site cultural resources work for Deering Gravel Production and in an amount not to exceed \$290,000, an increase of \$100,000.

BACKGROUND AND/OR PERTINENT INFORMATION:

In April 2025, through Memo 25-125, the Board approved a contract for site design, cultural resources desktop survey, topographic survey, and permitting assistance. Topo survey work was completed last fall, and the remaining work is in progress. Contract amount was not to exceed \$190,000. However, Construction Administrative services for the design team put their overall contract amount above \$190,000. A contract increase, not to exceed an additional \$100,000 is needed to contract for their services during negotiations for the gravel production and services during that phase of the project. In addition, dependent on the findings of the cultural desktop survey, on-site work may be needed this summer. The increase in the Not to Exceed contract amount includes this service if needed.

FUNDING SOURCE:

State of Alaska DEED Grant and Capital Improvement Funds

ALTERNATIVES:

1. Approve a Contract for Deering Design Team Construction Administration Services – Gravel Production & cultural resources on-site work Not to Exceed \$290,000 as presented;
2. Do not approve a contract for Deering Design Team Construction Administration Services – Gravel Production & cultural resources on-site work Not to Exceed \$290,000 as presented;
3. Take no final action.

ADMINISTRATION'S RECOMMENDATION:

The administration recommends the Board Approve a Contract for Deering Design Team Construction Administration Services – Gravel Production & cultural resources on-site work Not to Exceed \$290,000 as presented;

ATTACHMENT:

None

MEMORANDUM

TO: NWABSD Board of Education
Members

DATE: April 28, 2026

NUMBER: 26-148

FR: Office of the Superintendent

SUBJECT: Approve Contract
for Construction
Fire System
Replacement, 4
Sites

STRATEGIC PLAN/BOARD GOAL:

Goal 4: Support Systems
Strategy 3: Improve School Facilities

ABSTRACT:

Board approval is required for purchases that exceed \$50,000.

ISSUE:

At issue is Board approval for the contract for construction for Districtwide Fire Systems Replacement, 4 sites to Convergent for an amount Not to Exceed of \$3,300,000.00.

BACKGROUND AND/OR PERTINENT INFORMATION:

A DEED grant was awarded in 2025 to replace the Fire Systems in six schools. Noorvik's was replaced in 2025. Schools remaining to receive a new Fire Alarm system are Ambler, Buckland June Nelson Elementary and Kotzebue Middle High School. System will be a non-proprietary system, Potter, to match that installed in Noorvik and Selawik. While Shungnak is included in the grant, it may need a new sprinkler system in addition to the fire alarm system, thus it has been separated off as a different project.

As a system replacement project, the District can utilize the Sourcewell contract awarded to Convergent through a nationwide competitive bid process. This solicitation basically creates a per unit contract. As a member of Sourcewell, the District can utilize this existing contract saving time and money on procurement. Both DEED and District legal counsel approve the use of this contract format.

FUNDING SOURCE:

State of Alaska DEED Grant and USDA Community Facilities Grant through Rep. Begich office

ALTERNATIVES:

1. Approve Contract for Construction Fire System Replacement, 4 Sites to Convergent in an amount Not to Exceed \$3,300,000 as presented;
2. Do not Approve Contract for Construction Fire System Replacement, 4 Sites to Convergent in an amount Not to Exceed \$3,300,000 as presented;
3. Take no final action.

ADMINISTRATION'S RECOMMENDATION:

4. The administration recommends the Board Approve Contract for Construction Fire System Replacement, 4 Sites to Convergent in an amount Not to Exceed \$3,300,000 as presented;

ATTACHMENT:

None

MEMORANDUM

TO: NWABSD Board of Education
Members

DATE: April 28, 2026

NUMBER: 26-149

FR: Office of the Superintendent

SUBJECT: Approve
Contract Increase
DD Strait
Consulting, LLC

STRATEGIC PLAN/BOARD GOAL:

Goal 4: Support Systems
Strategy 3: Improve School Facilities

ABSTRACT:

Board approval is required for purchases that exceed \$50,000.

ISSUE:

At issue is an increase in contract amount for DD Strait Consulting for Capital Projects Management Services in an amount Not to Exceed \$71,000 for a total contract amount Not to Exceed \$206,000.

BACKGROUND AND/OR PERTINENT INFORMATION:

New capital projects and related efforts have arisen since the approval of Capital Projects Manager DD Strait Consulting, LLC's contract approval in August 2025. Additionally, several building permits are needed for pending projects and SOA Fire Marshal's new system requires online payment to begin the review. DD Strait Consulting, LLC pays for this and is then reimbursed. The majority of CIP management services and expenses are reimbursed by active grants or can be retroactively reimbursed when a grant is awarded.

In early 2024 DD Strait Consulting, LLC was selected as the replacement capital projects manager following a competitive request for proposal process. That contract may be renewed up to four additional years, and the position must be advertised every five years.

Scope of Work for the position includes grant applications to various entities, management of any funded projects, and additional duties as requested.

The current contract not to exceed amount is \$135,000. This increase will revise that to a Not to Exceed amount of \$206,000, with over \$35,000 of it as building permit expenses. The contract includes both direct costs and reimbursable costs, such as travel, printing or postage, etc. as they arise. As a contractor instead of a district employee, DDSC does not receive District benefits.

Budget increases to complete FY26 CIP Management		Reimbursed by Grant if awarded?	
ILILGAAT MUNAQSRIVIAT Childcare Center	\$25,000	yes	
Davis-Ramoth K-12 School Renovation	\$2,500	yes	
Shungnak Fire System and HVAC Controls Replacement	\$2,500	yes	

Secure Vestibule Code Modifications	\$1,000	no	
Deering – Managing design team, DEED funding, FY28 grant applications, Site work construction contract	\$2,500	yes	
SOA Fire Marshal Plan Review and Building Permit Reimbursements – Davis Ramoth, DDC and Fire Alarm	\$35,000	yes	
General Assistance as requested by the District, attendance at Board meetings, teacher housing and playground assessments, grant applications for future projects, etc.	\$2,500	Not all, but most is paid back from grants if/when awarded	
	\$71,000		

FUNDING SOURCE:

Various grants and District funds

ALTERNATIVES:

1. Approve a contract increase in an amount not to exceed \$71,000 for a total contract amount not to exceed \$206,000 for DD Strait Consulting, LLC for Capital Projects Management Services as presented;
2. Do not approve a contract increase in an amount not to exceed \$71,000 for a total contract amount not to exceed \$206,000 for DD Strait Consulting, LLC for Capital Projects Management Services as presented;
3. Take no final action.

ADMINISTRATION’S RECOMMENDATION:

The administration recommends the Board approve a contract increase in an amount not to exceed \$71,000 for a total contract amount not to exceed \$206,000 for DD Strait Consulting, LLC for Capital Projects Management Services as presented.

ATTACHMENT:

None

MEMORANDUM

TO: NWABSD Board of Education
Members

DATE: April 28, 2026

NUMBER: 26-150

FR: Office of the Superintendent

SUBJECT: Accept Borough
VIF Funding for
HVAC Controls
Upgrades, 8 Sites

STRATEGIC PLAN/BOARD GOAL:

Goal 4: Support Systems
Strategy 3: Improve School Facilities

ABSTRACT:

Board approval is required to accept grant funding.

ISSUE:

At issue is Board acceptance of Borough VIF funds in the amount of \$1,967,631.00 for HVAC Controls Upgrades, 8 Sites.

BACKGROUND AND/OR PERTINENT INFORMATION:

In June 2025, District applied to the Borough's VIF fund to secure the match for the DEED funded HVAC Controls Upgrades, 8 Site project. This grant was awarded but has not been accepted by the Board. Funding covers Phase I work in Ambler, Kiana, Noatak, Noorvik, and Kobuk, Phase II work in June Nelson Elementary and Kotzebue Middle High School and HVAC controls replacement in Shungnak.

FUNDING SOURCE:

Northwest Arctic Borough Village Improvement Fund (VIF) grant

ALTERNATIVES:

1. Accept Borough VIF funds for HVAC Controls Upgrades, 8 Sites of \$1,967,631.00 as presented;
2. Do not accept Borough VIF funds for HVAC Controls Upgrades, 8 Sites of \$1,967,631.00 as presented;
3. Take no final action.

ADMINISTRATION'S RECOMMENDATION:

The administration recommends the Board Accept Borough VIF funds for HVAC Controls Upgrades, 8 Sites of \$1,967,631.00 as presented.

ATTACHMENT:

None

MEMORANDUM

TO: NWABSD Board of Education
Members

DATE: April 28, 2026

NUMBER: 26-151

FR: Office of the Superintendent

SUBJECT: Approve Contract
for Construction
HVAC Controls
Upgrades, 8 Sites

STRATEGIC PLAN/BOARD GOAL:

Goal 4: Support Systems
Strategy 3: Improve School Facilities

ABSTRACT:

Board approval is required for purchases that exceed \$50,000.

ISSUE:

At issue is Board approval for the contract for construction of Phase I HVAC Controls Upgrades, 8 Sites in an amount Not to Exceed \$6,000,000.00.

BACKGROUND AND/OR PERTINENT INFORMATION:

Convergent is the Alaskan Distributor for Alerton Controls systems. Alerton is the controls system currently installed in Kivalina and Buckland. The district is standardizing around this system to streamline management, maintenance and operations. District personnel can receive factory training on the system. A DEED grant to replace the controls systems in eight schools was awarded in 2024. Selawik is also being replaced with an Alerton System under a separate project. A Borough VIF grant was awarded in 2025, providing the District's match and completing all funding needs. Phase I construction is ready to begin in Summer '26 and will include Ambler, Kiana, Noatak, Noorvik, and Kobuk. Phase II and Shungnak work will occur in 2027. District is utilizing Convergent's Sourcewell Contract, which was awarded through a nationwide competitive bid process. It is essentially a per unit contract. The Sourcewell contract allows other governmental entities to use the contract without a separate procurement. District is a member of Sourcewell and this is an acceptable contract to DEED and District legal counsel.

FUNDING SOURCE:

State of Alaska DEED Grant and Northwest Arctic Borough Village Improvement Funds (VIF)

ALTERNATIVES:

1. Approve Phase I Contract for Construction HVAC Controls Upgrades, 8 Sites to Convergent in an amount Not to Exceed \$6,000,000.00 as presented;
2. Do not Approve Phase I Contract for Construction HVAC Controls Upgrades, 8 Sites to Convergent in an amount Not to Exceed \$6,000,000.00 as presented;
3. Take no final action.

ADMINISTRATION'S RECOMMENDATION:

4. The administration recommends the Board Approve Phase I Contract for Construction HVAC Controls Upgrades, 8 Sites to Convergent in an amount Not to Exceed \$6,000,000.00 as presented;

ATTACHMENT:
None

MEMORANDUM

TO: NWABSD Board of Education
Members

DATE: April 28, 2026

NUMBER: 26-152

FR: Office of the Superintendent

SUBJECT: Approve
Contract for
Construction for
ILILGAAT
MUNAQRIVIAT
Childcare Center

STRATEGIC PLAN/BOARD GOAL:

Goal 4: Support Systems
Strategy 3: Improve School Facilities

ABSTRACT:

Board approval is required for purchases that exceed \$50,000.

ISSUE:

At issue is Board approval of the contract for construction with *General Contractor to be Determined* for an amount Not to Exceed \$3,000,000 for the construction of the ILILGAAT MUNAQRIVIAT Childcare Center.

BACKGROUND AND/OR PERTINENT INFORMATION:

Bid proposals will be received by the District on April 22, 2026, through a competitive bid process. Once received, District will review references and the information received from Bidders to determine the lowest responsible and responsive bid. Board will receive an updated memo with this bidder's name before Board meetings on Monday April 27, 2026. Contract is to renovate roughly 6,100 square feet of space within KMHS, the former 6th grade pod, into a childcare center that will offer services to the Kotzebue Community. On-site construction could begin mid-May, is to be Substantially Complete by 9-1-26 and contractor is to be out of the suite by 9-30-26. All contract paperwork will be complete by the end of the year.

FUNDING SOURCE:

Maniilaq Association

ALTERNATIVES:

1. Approve contract for construction with XYZ Contractor in an amount Not to Exceed \$3,000,000 for construction of the ILILGAAT MUNAQRIVIAT Childcare Center as presented;
2. Do not accept Approve contract for construction with XYZ Contractor in an amount Not to Exceed \$3,000,000 for construction of the ILILGAAT MUNAQRIVIAT Childcare Center as presented;
3. Take no final action.

ADMINISTRATION'S RECOMMENDATION:

The administration recommends the Board Approve contract for construction with XYZ Contractor in an amount Not to Exceed \$3,000,000 for construction of the ILILGAAT MUNAQRIVIAT Childcare Center as presented;

ATTACHMENT:

Bid tab will be attached to 4-27-26 updated memo

MEMORANDUM

TO: NWABSD Board of Education
Members

DATE: April 28, 2026

NUMBER: 26-153

FR: Office of the Superintendent

SUBJECT: Approve
Contract for
ILILGAAT
MUNAQRIVIAT
Childcare Design
Completion and
Construction
Administration
Services

STRATEGIC PLAN/BOARD GOAL:

Goal 4: Support Systems
Strategy 3: Improve School Facilities

ABSTRACT:

Board approval is required for purchases that exceed \$50,000.

ISSUE:

At issue is an increase to Burkhart Croft's design contract for ILILGAAT MUNAQRIVIAT Childcare Center to add completion of the design phase and construction phase services. Contract increase shall not exceed \$90,000.

BACKGROUND AND/OR PERTINENT INFORMATION:

Burkhart Croft is the prime contractor for the ILILGAAT MUNAQRIVIAT Childcare Design Team. Current services do not include 100% construction documents or construction administration services. We cannot get a building permit through the State Fire Marshal's office without 100% signed construction documents. Design Team services are critical during construction to review products and materials to be used in the construction, to answer Contractor questions and to perform completion inspections. At the end of construction, the Design Team produces Record Drawings of what was actually built and reviews contractor provided Operations and Maintenance manuals used by the District for the life of the construction.

FUNDING SOURCE:

Maniilaq Association

ALTERNATIVES:

1. Approve contract increase for Burkhart Croft Architects for ILILGAAT MUNAQRIVIAT Childcare Center for the completion of the design phase and to add construction phase services. Contract increase is Not to Exceed \$90,000, as presented;
2. Do not approve contract increase for Burkhart Croft Architects for ILILGAAT MUNAQRIVIAT Childcare Center for the completion of the design phase and to add construction phase services. Contract increase is Not to Exceed \$90,000 as presented;

3. Take no final action.

ADMINISTRATION'S RECOMMENDATION:

The administration recommends the Board approve a contract increase for Burkhart Croft Architects for ILILGAAT MUNAQSRIVIAT Childcare Center for the completion of the design phase and to add construction phase services. Contract increase is Not to Exceed \$90,000, as presented.

ATTACHMENT:

None