



BOARD OF SCHOOL TRUSTEES  
**KELLER INDEPENDENT SCHOOL DISTRICT**

*The community of Keller ISD will educate our students to achieve their highest standards of performance by engaging them in exceptional opportunities.*

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**Keller Independent School District**  
**The Education Center, 350 Keller Parkway, Keller, TX 76248**

**Board of School Trustees**  
**Special Meeting**  
**Monday, March 8, 2021—4:00 PM**

**Agenda**

As this is a Special Meeting, comments made in the Audience with Individuals portion of the meeting will be limited to items on the Special Meeting Agenda only.

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This meeting will be held in-person, but we invite the community to watch a livestream of the meeting [here](#).

The subjects to be discussed or considered or upon which any formal action may be taken are as listed below. Items do not have to be taken in the order shown on this meeting notice.

1. CALL TO ORDER
2. PLEDGES OF ALLEGIANCE
3. AUDIENCE WITH INDIVIDUALS  
As this is a Special Meeting, comments made in the Audience with Individuals portion of the meeting will be limited to items on the Special Meeting Agenda only.
4. ACTION
  - A. Approval of Contractor Selections for the Summer 2021 Mechanical, Electrical, and Plumbing Package Projects 2
  - B. Approval of the Design Development for the Feeder Pattern Crisis Counseling Suites Project 4
  - C. Approval of Bond Purchases Exceeding \$50,000 5
5. ADJOURNMENT



BOARD OF SCHOOL TRUSTEES

## KELLER INDEPENDENT SCHOOL DISTRICT

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**Date: March 08, 2021**

**SUBJECT: APPROVAL OF CONTRACTOR SELECTIONS FOR THE SUMMER 2021 MECHANICAL, ELECTRICAL, AND PLUMBING PACKAGE PROJECTS**

**FUNCTION: Business**

**FISCAL NOTE: 2019 Bond Program (Funded through the selling of Bonds in 2020)**

### **Background Information:**

- An extensive review of the existing District buildings in 2018 resulted in a list of existing building systems and equipment items that were in need of replacement. This work was referenced as a high priority item within the Long-Range Facility Plan that was approved by the Board of Trustees on May 13, 2019. The Mechanical, Electrical, and Plumbing equipment replacement work was included in the Bond Election that was approved in November of 2019.
- On December 16, 2019, the Administration requested, and the Board of Trustees approved a list of approved professional service consultants to assist us with the various projects in the 2019 Bond Program. Salas O'Brien is one of the Mechanical Engineering consultants being utilized to design, formalize the specifications, and assist with the procurement of these Mechanical, Electrical, and Plumbing projects that are scheduled for this summer. Salas O'Brien has been working with the Facilities Services department to design the replacement of MEP equipment at 12 different Keller ISD campuses.

### **Administrative Considerations:**

- The building systems work and equipment replacement items that are scheduled to be done this summer are being proposed to be divided into three distinct packages.
- Package #1 includes the following campuses and scope:
  - Keller-Harvel Elementary School – Replacing air cooled chillers, domestic water boilers, and storage tanks
  - Keller Middle School – Replacing air cooled chillers, hydronic boiler system, and domestic water heaters and boilers
  - Keller High School – Replacing hydronic boiler systems and domestic water boilers
  - Timber Creek High School – Replacing auditorium lighting and controls with LED light package, and replace lecture hall lighting and controls.
- Package #2 includes the following campuses and scope:

- Shady Grove Elementary School – Replacing air cooled chillers
- Natatorium – Replacing domestic water boilers
- Central High School – Replacing domestic water boilers
- Fossil Ridge High School – Replacing air cooled chillers, hydronic boiler system, heat exchanger, domestic water boilers, and ancillary plant upgrades.
- Package #3 includes the following campuses and scope:
  - Keller Center for Advanced Learning – Replacing air cooled chiller
  - Bluebonnet Elementary School – Replacing air cooled chillers
  - Park Glen Elementary School – Replacing air cooled chillers, and hydronic boiler system
  - Parkwood Hill Intermediate School – Replacing air cooled chillers, hydronic boiler system, and domestic water heaters.
- Salas O'Brien completed the construction drawings for each of the packages by February 8th. The District advertised for the projects from February 12 through the March 1st. The bidding process was handled through the Purchasing department's online bid platform. The District received bids from (7) MEP companies on Monday, March 1, 2021.
- The goal of these projects and packages is to complete as much of this work as possible during this coming 2021 summer break to limit any disruption or operations of our campuses and instructional spaces.
- The evaluation of the proposals submitted takes into consideration the bidder's purchase price, reputation, quality of goods and services, past service experience working with the District, and the long-term cost considerations, and any other relevant factor specifically listed in the request for the bids or proposals. The bid tabulations, rankings, and the proposed selections will be presented at the School Board meeting

**Communication Deployment:**

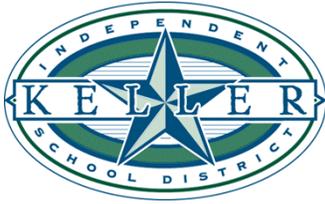
- Citizens Bond Oversight Committee
- Board Meeting Minutes

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**The Administration recommends the Board of Trustees approve the selection to contract with American Mechanical Systems of TX for Package #1, TD Industries for Package #2, and Infinity Contractors International for Package #3, as presented.**

Respectfully submitted,

Paul Hughey  
 Director of Planning & Bond Management Services



**Date: March 08, 2021**

**SUBJECT: APPROVAL OF THE DESIGN DEVELOPMENT FOR THE FEEDER PATTERN CRISIS COUNSELING SUITES PROJECT**

**FUNCTION: Business**

**FISCAL NOTE: 2019 Bond (Funded through the selling of Bonds in 2020)**

**Background Information:**

- As part of the Long-Range facility planning process it was determined that counseling support spaces needed to be provided in each of the individual Feeder Patterns. These building spaces are designed with meeting areas that will assist families in coming together to receive resources or guidance for handling family or student crisis situations. This project was included in the 2019 Bond Program that was approved by our community in November of 2019.
- On November 18, 2019, the Administration recommended continuing with VLK Architect’s architectural services contract to provide design services for the building additions, renovations, and new construction projects that were listed in the 2019 Bond Program.

**Administrative Considerations:**

- VLK Architects has been meeting with several groups including our counseling staff, administrators from the campuses where the projects will be located, and our District administrators to formalize the needs and design of spaces for this project within each of the Feeder Patterns.
- A presentation of the conceptual design of these campus additions and renovations was made to the Citizens Bond Oversight Committee on Tuesday, January 21, 2021.
- A presentation of the design development of this project will be presented at the Board Meeting.

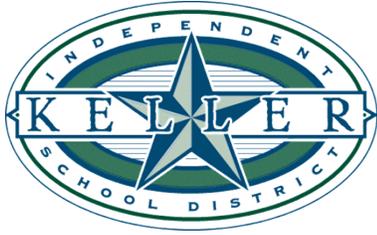
**Communication Deployment:**

- Citizens Bond Oversight Committee
- Board Meeting Minutes

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**The administration recommends the Board of Trustees approve the Design Development for the Feeder Pattern Crisis Counseling Suites Project, as presented.**

Respectfully submitted,



BOARD OF SCHOOL TRUSTEES

**KELLER INDEPENDENT SCHOOL DISTRICT**

**Date: March 8, 2021**

**SUBJECT: APPROVAL OF BOND PURCHASES EXCEEDING \$50,000**

**FUNCTION: Finance**

**FISCAL NOTE:**

**Bond Funds**

**Background Information:**

- These purchases are being submitted for approval in accordance with CH(Local).

**Administrative Considerations:**

- The attached spreadsheet notates the funds being used for each of the purchases.

**Communication Deployment:**

- Board Meeting Minutes
- Team Drive
- Keller ISD Website

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**The administration recommends that the Board of Trustees approve these purchases as presented.**

Respectfully submitted,

Lori Vechione, RTSBA  
Director of Purchasing

**PURCHASING DEPARTMENT**  
**BOND PURCHASE REQUISITIONS SUBMITTED FOR BOARD APPROVAL**

Date: March 8, 2021

<b>Department</b>	<b>REQ.</b>	<b>DESCRIPTION OF ITEM(S)</b>	<b>VENDOR</b>	<b>AMOUNT</b>	<b>Coop</b>	<b>Funds</b>
Bond	TBD	Custom Millwork and Storage Solutions at all four KISD High School Auditoriums	A.M. Designs	\$57,750.00	EPCNT	Bond
Safety and Security Bond	TBD	Installation Including Cabling for District Wide Alertus Devices	Technology for Education (TFE)	\$177,329.20	RFP 2005-12	Bond