

Meeting Minutes __ April 18th, 2017

Portland Public Schools Bond Accountability Committee
(BAC) Location: BESC Board Auditorium



PORTLAND PUBLIC SCHOOLS
Office of School Modernization
501 North Dixon Street #Portland, OR 97227

Members present: Kevin Spellman, Louis Fontenot, Tenzin Choephel, Charlie Johnson, T Peterson
Not present: Willy Paul, Cheryl Twete
PPS OSM staff present: Dan Jung, Ken Fisher, Jerry Vincent, Derek Hender, Ben Dittmar, David Mayne, Yousef Awwad
Board Liaisons present: Paul Anthony, Pam Knowles
Board Liaisons not present: Amy Kohnstamm
Board members present: Mike Rosen
Next meeting: July 19th, 2017

I. Welcome & Introductions

Kevin calls meeting to order at 3:30 pm.

II. Public Comment

Baruti Artharee of Safeguard Security, who has been the company subcontracted by Skanska to manage security at the Franklin Modernization site the last 3 months, gave testimony about their experience working with Skanska, highlighting that there was a lack of communication and responsiveness from Skanska regarding discipline issues on the site, as well as an unprofessional attitude in all dealings with Skanska regarding their contract with them. He recommends that going forward, the district:

- x Establish a clear vetting process, which should include a site security plan with a clear budget.
- x Ensure that the contractor has a proven track record of delivering on what they say they will deliver on.
- x Make sure that OSM has an aggressive tracking policy on making sure the contractor is delivering on all deliverables.

Jerry Vincent replies: Not much will be cut from either of these budgets. Especially for bond sites. IT has cut three dedicated high school positions which will start in July, but there is support for bond schools coming online most likely through contracted work.

- o The RFP for performance audits going forward is being prepared

Tom Peterson asks: Can the BAC review the scope of work in the RFP in the interest of having some ideas on how to refine what OSM needs from the new auditors?

Jerry Vincent replies: We can pass along the draft when it is complete

Kevin Spellman asks: What is the schedule?

Dan Jung replies: April 25 is the first draft deadline.

- o An RFP for Construction Contract Audits of the Roosevelt and Franklin GMP contracts is open. Two firms have provided proposals and we hope to have them under contract in the next few weeks.

- x Stakeholder perspective

Kevin Spellman adds: This would be a good opportunity for lessons learned.

Jerry Vincent agrees.

Tom Peterson adds: [We understand timing and scale of other public projects, and that we are competing for the same small businesses and that we have knowledge that those businesses also have capacity limitations with how much work they can take on.](#)

Dan Jung replies: What we know now is that the RFP process has been successful. Hard bids and breaking things into smaller packages has not been successful.

- x Budget perspective:
 - o Major changes:
 - x IP 17 construction has been paused due to budget concerns over Grant and the possibility of DBRAC changing the configuration of schools.
 - x Review of QZAB money and how it applies to Roosevelt.

Louis Fontenot asks: How many schools are affected by the lack of IP 17?

Dan Jung replies: Approximately 10 schools.

Kevin Spellman asks: What kind of communication has happened with the sites?

Jerry Vincent replies: There has been direct site contact about the status of IP work.

- x Schedule Perspective:
 - o Schedule status review.

IV. Projects Update

- x Franklin High School
 - o Review of Franklin Schedule and Budget.

Kevin Spellman asks: How has the neighborhood been dealing with the parking?

Ken Fisher replies: It is tight, but no major complaints. Most neighbors have in0 0 1 ghMot9.09 T2-3()-3(i/81(s)-11)4(w)-4()-32(w)5e4(el)97u9

