



**AUSTIN**  
Independent School District



# Community Bond Oversight Committee Meeting

April 11, 2023

# Agenda

1. Call to Order
2. Public Comment
3. Approval of Minutes
  - a. February 21, 2023 Meeting
4. Committee Operations
5. Reports and Presentations
  - a. 2017 and 2013 Bond Programs
    - i. Issues and Risks, Substantial Changes
    - ii. Bond Program Schedule Changes
  - b. Monthly Bond Financial Reports
    - i. 2013 and 2017 Bond Financial Reports
  - c. Bond Communication Report
  - d. HUB Program
    - i. Disparity Report
    - ii. HUB Goal Strategy for 2022 Bond
6. Action Items Requested by the Committee
  - a. Chief Wayne Sneed-Police Department
7. Key Dates and Future Items for Discussion
8. Adjourn



# Public Comment

**All regular and plenary meetings of AISD advisory bodies are open to the public.**

Members of the public may join CBOC meetings in person and provide public comment during the meeting or directly to the shared CBOC inbox before the meeting begins ([cbocinternalinfo@austinisd.org](mailto:cbocinternalinfo@austinisd.org)).

Ten minutes of Public Comment will be read. No more than two minutes per person.



Govalle ES – Playscape



# Approval of Minutes

Approval of Minutes  
from February 21, 2023  
CBOC Meeting





# Committee Operations

McCallum HS Graduation, June 2021



# Committee Operations

- Jorge Molina, Director of Construction Management left the district on 03/31/2023.
- The Administrative Assistant for CBOC is in the onboarding process.



McCallum HS – Graduation, June 2021





Thank you! Any  
questions?

**Next Up:** Reports and Presentations,  
2017 & 2022 Bond Programs





# 2017 & 2022 Bond Programs

Eastside ECHS Groundbreaking, January 2019



# Issues and Risks, and Substantial Changes: Akins HS

- Cooling tower replacement:
  - Cooling tower is operational
  - Chiller Startup is scheduled for the end of the month. This will complete the project



# Construction Status Update: McCallum HS

- Concrete slab and decking work complete.
- Structural steel nearly complete, steel studs for walls are being installed.
- Mechanical, electrical and plumbing work is underway.
- AISD Facilities Department is coordinating with Austin Energy on easement at relocated duct bank location.
- Teachers are finalizing furniture choices.
- Exterior wall construction starts soon.



# Issues and Risks, and Substantial Changes: Lamar MS

- Exterior brick installation underway.
- Exterior glazing scheduled to arrive next week 3/17/23 and be installed.
- Interior metal stud framing complete.
- Interior drywall installation 70% complete.
- Mechanical, Electrical and Plumbing rough-in 95% complete.
- Interior tile finish install underway.
- Project on schedule for August 1, 2023 substantial completion.



# Issues and Risks, and Substantial Changes: Eastside ECHS

- Punch list 99% complete
- Wellness Walk
  - Draft report expected next week.
  - Groundwater monitoring is in progress.
  - Lab results have been assessed and are in the process of being incorporated into the stability analysis.



# Bond Program Schedule Changes: LBJ ECHS

- Courtyard work completed as well as all courtyard punch items have been addressed
- Substantial completion was awarded on March 7, 2023

**Join Austin ISD for the LBJ Early College High School Grand Opening Celebration!**

This event will officially commemorate the completion of LBJ's Phase One modernization, built as a part of the 2017 Bond Program.

There will be performances by the LBJ marching band and The First Ladies, as well as remarks by Principal Dr. Welch and community leaders. Following the ceremony, the AISD food truck will be serving free burgers to the first 150 guests, and tours of the modernized spaces will be available.

**WEDNESDAY, APRIL 19, 2023 | 5:30 P.M.**  
LBJ Early College High School | Courtyard  
7309 Lazy Creek Dr  
Austin, TX 78724

Please park in parking lot located on Lazy Creek Dr. by the tennis courts.  
Shuttle service to and from this lot will be free for this event.

For those unable to attend in-person, this event will be broadcast through AISD.TV.



**2017 BOND PROGRAM**

**AUSTINISD2017BOND.ORG**  
**FUTURE@AUSTINISD.ORG**



# Bond Program Schedule Changes: LASA HS

- Entry Vestibule -
  - Flooring work and interior finishes completed.
  - Remaining technology items completed.
  - Turnover to campus anticipated April 2023.
- Fume hoods installed during the Spring Break.
- City of Austin Final Inspections to be scheduled in April.



# 2022 Bond Items: Modernization Projected Schedule

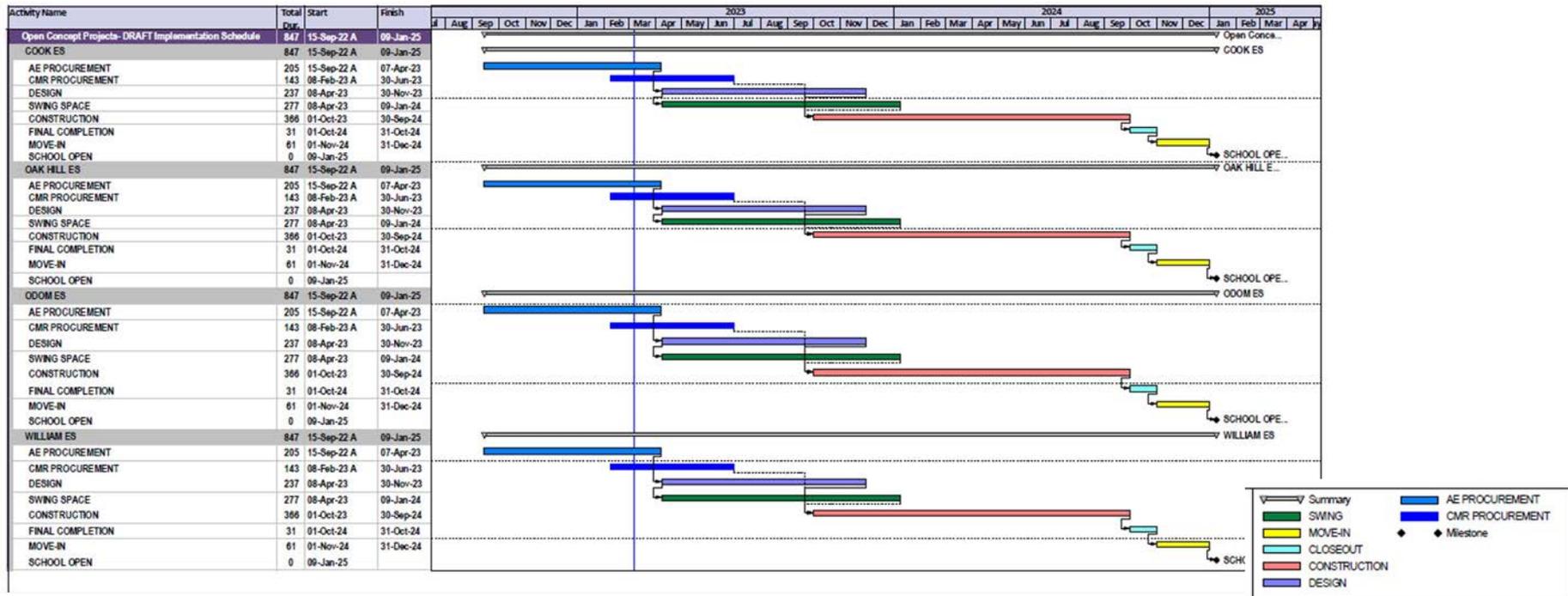
SCHOOL	PROJECT TYPE	2021				2022				2023				2024				2025			
		Q1	Q2	Q3	Q4																
COOK ELEMENTARY SCHOOL	Open Concept	●	●	●	●																
OAK HILL ELEMENTARY SCHOOL	Open Concept	●	●	●	●																
ODOM ELEMENTARY SCHOOL	Open Concept	●	●	●	●																
WILLIAMS ELEMENTARY SCHOOL	Open Concept	●	●	●	●																
ALLISON ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
HARRIS ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
LINDER ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
WOOTEN ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
TRAVIS EARLY COLLEGE HIGH SCHOOL	Full Modernization	●	●	●	●																
BURNET MIDDLE SCHOOL	Full Modernization	●	●	●	●																
SADLER MEANS YOUNG WOMEN'S LEADERSHIP ACADEMY	Full Modernization	●	●	●	●																
PECAN SPRINGS ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
HOUSTON ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
ANDERSON HIGH SCHOOL	Phased Modernization	●	●	●	●																
CROCKETT EARLY COLLEGE HIGH SCHOOL	Phased Modernization	●	●	●	●																
NORTHEAST EARLY COLLEGE HIGH SCHOOL / INTERNATIONAL HS	Phased Modernization	●	●	●	●																
LBJ EARLY COLLEGE HIGH SCHOOL	Phased Modernization	●	●	●	●																
MCCALLUM HIGH SCHOOL	Phased Modernization	●	●	●	●																
MARTIN MIDDLE SCHOOL	Phased Modernization	●	●	●	●																
BARRINGTON ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
OAK SPRINGS ELEMENTARY SCHOOL	Full Modernization	●	●	●	●																
DOBIE MIDDLE SCHOOL	Phased Modernization	●	●	●	●																
WOOLDRIDGE ELEMENTARY SCHOOL	Full Modernization																				
LANGFORD ELEMENTARY SCHOOL	Full Modernization																				
NAVARRO EARLY COLLEGE HIGH SCHOOL	Phased Modernization																				

Project timelines were determined by prioritizing safety and security, historically underserved communities, construction timelines and cost savings. The design start and estimated dates are subject to change based on factors such as supply chain, weather, site development permitting, unforeseen construction conditions, etc.

In addition to the projects listed, there are comprehensive projects and 300+ targeted projects which will be implemented as part of the 2022 Bond. For more information, visit AISDFuture.com and the FAQ.



# 2022 Bond Items: Open Concept Projected Schedule





Thank you! Any questions?

**Next Up:** Monthly Bond Financial Reports



# Monthly Bond Financials



Brentwood ES Bus Drop



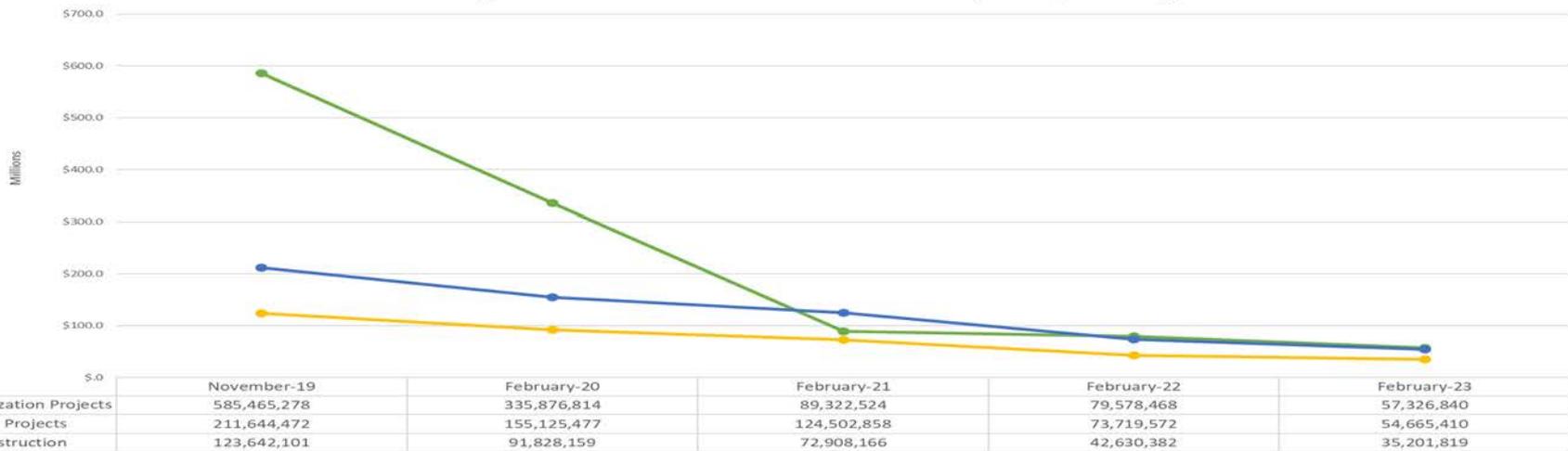
# Financial Reports

1. 2013 Bond Program Financials
2. 2017 Bond Program Financials
3. 2017 Bond Program Monthly Activity
4. 2017 Bond Program Amendment Log
5. 2017 Bond Program Previous Bond Support
6. 2017 Bond Program Contingency Log



# Financial Reports: 2017 Bond Financials

2017 Bond Program Month End Balance by Project Type\*



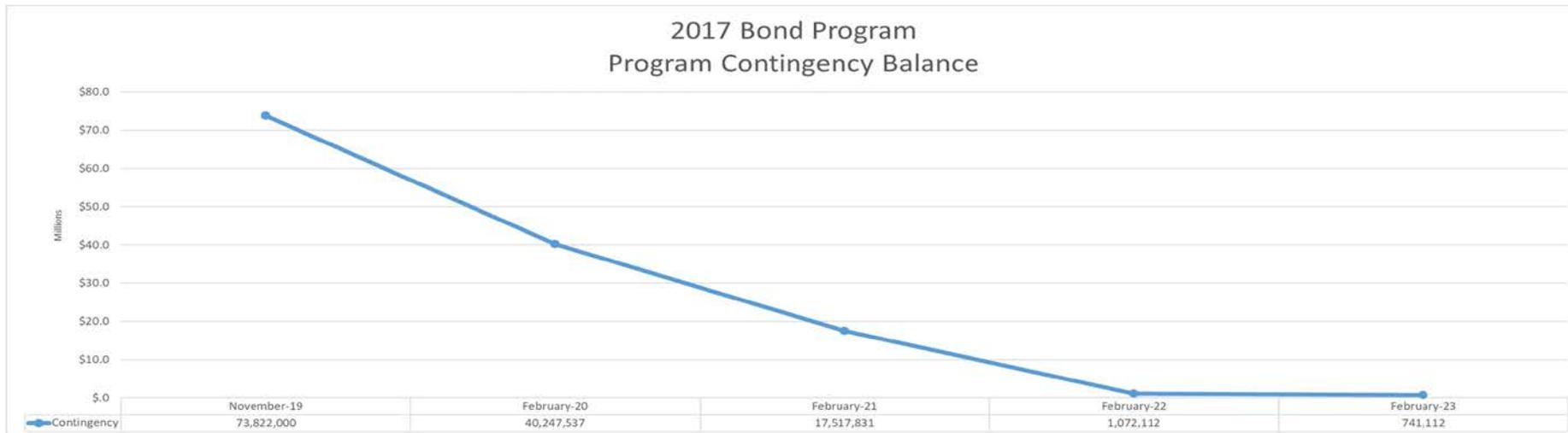
\*Does not include Program Contingency or Prior Bond Balance

Total Project Balance @ February 2023	\$147,194,070
Est. Real Estate Revenue	(\$40,000,000)
Prior Bond Contingency	(\$43,751,000)
Program Contingency Balance	<u>\$ 741,112</u>
<b>Total Balance</b>	<b>\$64,184,182</b>
<b>% Budget Remaining</b>	<b>6.1%</b>

Please See File: 2017 Bond Program Financials



# Financial Reports: 2017 Bond Financials



**Notes:**

1. Changes in Balance are due to Budget Transfers posted throughout the 2017 Bond Program to support active 2017 Bond projects.
2. Reporting periods with no changes in Program Contingency are not included in chart.

Program Contingency Beginning Balance	\$73,822,000
Program Contingency Balance @ February 2023	\$ 741,112

**% Remaining 1.0%**

**Please See File: [2017 Bond Program Amendment Log](#)**  
**Please See File: [2017 Bond Program Contingency Log](#)**



# Financial Reports: 2017 Bond Financials

As of February 28<sup>th</sup>, the impact on the 2017 Bond Program balance is related to the following costs:

- Adjustment for Construction Manager-At-Risk covering Modernization Projects **\$890k**
- Adjustment for Competitive Sealed Proposals addressing critical facility deficiencies in Targeted Projects **\$1.2m**



# Financial Reports: 2017 Bond Financial Notes

## **2017 Bond Program Amendment Log:**

**\$384k** of Contingency funds transferred from Targeted Projects related to projects reconciliations.

**\$225K** Transferring cost savings from projects back into Program Contingency

**Please See File: 2017 Bond Program Amendment Log**

## **2017 Bond Program & Previous Bonds:**

There have been no substantial changes to the previous bond usage by T. A. Brown ES, Menchaca ES, and Bowie HS. All had some changes in 2017 Bond.

**Please See File: 2017 Bond Program Previous Bond Support**



## Financial Reports: 2013 Bond Financial Notes

### **2013 Bond Program:**

As of February 28<sup>th</sup>, the impact on the 2013 Bond Program is a reflection of reconciliations, closing out of projects, and the following active projects:

1. Roof repairs and energy savings work **\$1.3m**
2. Purchase of new buses **\$980k**

**Please See File: 2013 Bond Program Financials**





Thank you! Any  
questions?

**Next Up:** Bond Communication Report





# Bond Communication Report

Bear Creek ES Maker Space



# Bond Communication Report

## LBJ Early College High School Phase 1 Grand Opening - Wednesday, April 19

This event will officially commemorate the completion of LBJ's Phase One modernization. There will be performances by the LBJ marching band and The First Ladies. Following the ceremony, students will provide tours of the modernized spaces and the AISD food truck will be serving free burgers.

Outreach for the event includes:

- Invitations shared with LBJ students, families and staff
- Invitations share with all AISD middle school families and LBJ feeder pattern elementary school families
- Paid social media ads
- Radio ads with KAZI
- Signage outside of the school and at school events
- Invitations shared with community groups and posted at community spaces

### Join Austin ISD for the LBJ Early College High School Grand Opening Celebration!

This event will officially commemorate the completion of LBJ's Phase One modernization, built as a part of the 2017 Bond Program.

There will be performances by the LBJ marching band and The First Ladies, as well as remarks by Principal Dr. Welch and community leaders. Following the ceremony, the AISD food truck will be serving free burgers to the first 150 guests, and tours of the modernized spaces will be available.

**WEDNESDAY, APRIL 19, 2023 | 5:30 P.M.**

LBJ Early College High School | Courtyard  
7309 Lazy Creek Dr  
Austin, TX 78724

Please park in parking lot located on Lazy Creek Dr. by the tennis courts.  
Shuttle service to and from this lot will be free for this event.

For those unable to attend in-person, this event will be broadcast through AISD.TV.



LBJ ECHS Grand Opening Invite



# Bond Communication Report

## 2022 Bond Schedule Announcement

On February 22, Austin ISD hosted a press event to announce the schedule for the modernization and open concept projects. That morning a press release was also shared announcing the kick off of the 2022 Bond Program.

The media event included remarks from Austin ISD leadership as well as a tour of Norman-Sims Elementary School to highlight what a modernized elementary looks like. The media outlets in attendance included Austin American-Statesman, CBS Austin, Community Impact, Fox, KUT, KVUE and KXAN.

Coverage from the event included:

- [Austin ISD officials release details about \\$2.44 billion 2022 bond kick off](#)
- [Austin ISD bond: When will each project start, end for Austin schools](#)
- [Austin ISD expects to complete all 2022 bond projects in the next six years](#)
- [Austin school district prioritizing safety, maintenance as 2022 bond gets underway](#)



2022 Bond Media Event



# Bond Communication Report

## 2022 Bond CATs Kick Off

The Campus Architectural Team meetings have kicked off for the open concept campus renovations. Meetings for the first elementary school modernizations are expected to kick off later this month and in early May.

The meetings will be posted on the main [Austin ISD calendar](#) and the [2022 Bond calendar](#).

Community meetings for each open concept and modernization project will be held at different project phases: Pre-Design, Schematic Design, Design Development and Construction.



Casis Elementary School Studio





Thank you! Any questions?

**Next Up:** HUB Program





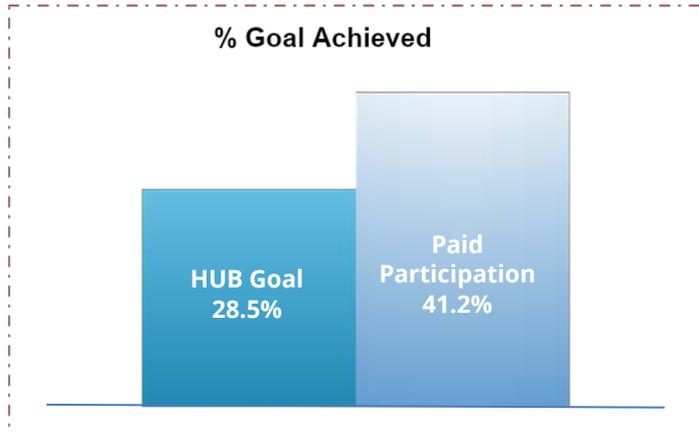
# HUB Program

HUB Summer Food Truck Series



# 2013 BOND PROGRAM - ARCHITECT/ ENGINEERING: Through April 6, 2023

Category	Contracted Amount (\$)	HUB % Contracted	Paid Amount (\$)	Paid Progress	Paid Participation	HUB Goal
African American	393,272.17	1.2%	385,596.67	98.0%	1.3%	1.9%
Asian/Native American	4,776,676.05	14.9%	4,535,800.65	95.0%	15.0%	7.4%
Hispanic	3,269,067.83	10.2%	3,181,239.62	97.3%	10.5%	9.4%
Women-Owned	4,522,775.40	14.1%	4,402,014.95	97.3%	14.5%	9.8%
<b>HUB Total</b>	<b>12,961,791.45</b>	<b>40.5%</b>	<b>12,504,651.89</b>	<b>96.5%</b>	<b>41.2%</b>	<b>28.5%</b>
<b>Non-HUB</b>	<b>19,057,918.61</b>	<b>59.5%</b>	<b>17,817,734.78</b>	<b>93.5%</b>		
<b>Total</b>	<b>32,019,710.06</b>		<b>30,322,386.67</b>	<b>94.7%</b>		



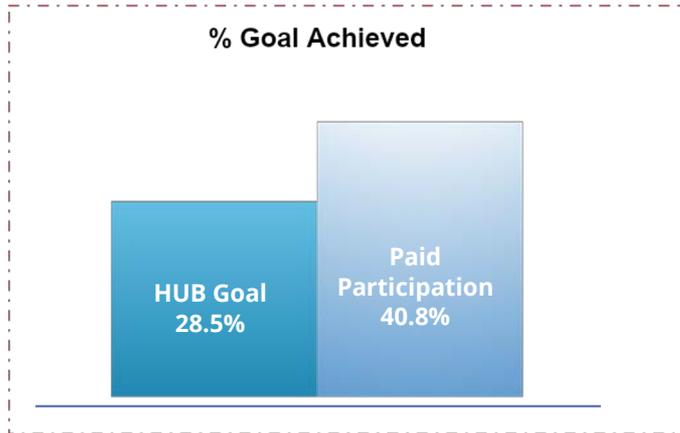
# 2013 BOND PROGRAM - CONSTRUCTION: Through April 6, 2023

Category	Contracted Amount (\$)	HUB % Contracted	Paid Amount (\$)	Paid Progress	Paid Participation	HUB Goal
African American	4,906,027.52	1.8%	4,904,922.06	100.0%	1.8%	1.7%
Asian/Native American	3,440,270.82	1.3%	3,437,048.12	99.9%	1.3%	1.9%
Hispanic	23,359,786.14	8.5%	22,910,163.69	98.1%	8.4%	8.1%
Women-Owned	35,917,526.72	13.1%	35,828,160.80	99.8%	13.1%	10.2%
<b>HUB Total</b>	<b>67,623,611.20</b>	<b>24.6%</b>	<b>67,080,294.67</b>	<b>99.2%</b>	<b>24.6%</b>	<b>21.9%</b>
<b>Non-HUB</b>	<b>206,748,524.01</b>	<b>75.4%</b>	<b>205,588,354.92</b>	<b>99.4%</b>		
<b>Total</b>	<b>274,372,135.21</b>		<b>272,668,649.59</b>	<b>99.4%</b>		



# 2017 BOND PROGRAM - ARCHITECT/ ENGINEERING: Through April 6, 2023

Category	Contracted Amount (\$)	HUB % Contracted	Paid Amount (\$)	Paid Progress	Paid Participation	HUB Goal
African American	10,013,757.30	8.3%	9,665,189.12	96.5%	8.4%	1.9%
Asian/Native American	12,852,115.49	10.6%	12,363,856.06	96.2%	10.8%	7.4%
Hispanic	13,120,142.36	10.9%	12,540,588.57	95.6%	11.0%	9.4%
Women-Owned	13,138,567.17	10.9%	12,092,339.99	92.0%	10.6%	9.8%
<b>HUB Total</b>	<b>49,124,582.32</b>	<b>40.7%</b>	<b>46,661,973.74</b>	<b>95.0%</b>	<b>40.8%</b>	<b>28.5%</b>
<b>Non-HUB</b>	<b>71,687,536.65</b>	<b>59.3%</b>	<b>67,762,607.86</b>	<b>94.5%</b>		
<b>Total</b>	<b>120,812,118.97</b>		<b>114,424,581.60</b>	<b>94.7%</b>		



# 2017 BOND PROGRAM - CONSTRUCTION: Through April 3, 2023

Category	Contracted Amount (\$)	HUB % Contracted	Paid Amount (\$)	Paid Progress	Paid Participation	HUB Goal
African American	10,512,520.76	1.3%	7,932,666.89	75.5%	1.0%	1.9%
Asian/Native American	8,419,601.70	1.1%	7,728,229.01	91.8%	1.0%	1.9%
Hispanic	41,317,817.53	5.2%	36,960,055.67	89.5%	4.9%	8.1%
Women-Owned	127,032,263.30	16.1%	100,006,578.18	78.7%	13.2%	10.2%
<b>HUB Total</b>	<b>187,282,203.29</b>	<b>23.8%</b>	<b>152,662,079.75</b>	<b>81.5%</b>	<b>20.2%</b>	<b>21.9%</b>
<b>Non-HUB</b>	<b>600,443,455.31</b>	<b>76.2%</b>	<b>603,059,878.95</b>	<b>100.4%</b>		
<b>Total</b>	<b>787,725,658.60</b>		<b>755,721,958.70</b>	<b>95.9%</b>		



# Disparity Study Findings

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- Study analyzed FY 2015-2019 contracts
  - Final Contract Data File
    - Analyzed 543 prime contracts
    - 921 associated subcontracts
    - \$385,473,969 total value
- Geographic market
  - Travis, Williamson and Hays Counties

# Disparity Study Findings

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- Contract dollars received by HUBs are generally more concentrated across a smaller number of HUBs and a smaller subset of codes than non-HUBs
- Of the five NAICS codes where AISD spent over 65% of its contract dollars:
  - Blacks, Hispanics, and Asians only get significant opportunities in one NAICS code
  - White women received small shares of the contracts in just two codes

# Disparity Study Findings

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- This suggests that although the District's HUB program has been quite successful in creating opportunities for minority and woman firms, these benefits have not been spread evenly across all groups or subindustries.

# Disparity Study Recommendations

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- Use the Study to set narrowly tailored HUB contract goals
  - Use the B2Gnow goal setting module that has been designed specifically to integrate our study methodology and results
  - Develop written procedures spelling out the contract goal setting process
  - Reevaluate goals if significant change orders
  - Bid some contracts without goals to determine whether certified firms are solicited in the absence of goals

# Disparity Study Recommendations

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- Increase outreach to a broader range of relevant industries
  - HUB utilization is concentrated in fewer codes than non-HUBs
  - Target outreach to industries with low HUB participation
    - Conduct special vendor fairs
    - Work with industry groups to encourage bidding
    - Contact individual certified firms
- Develop performance measures for success
- Continue to conduct regular program reviews

# Disparity Study Next Steps

- Recommendations and Findings presented to the Board of Trustees at the May 11th information session.
  - No action taken at this time.
- Administration to develop programmatic options narrowly tailored based on disparity study results for Board consideration.

Please See [2022 Disparity Study Full Report](#)



Thank you! Any questions?

**Next Up:** Action Items Requested by the Committee





# Action Items Requested by the Committee



# Action Items Requested by the Committee

- Explanation of the police balance and the breakdown for the two line items
- Bring Chief Sneed's report also to review the number of needed cars
- Chief Sneed-How soon will you have the cars and what are next steps and/or schedule. who is in charge and the upkeep of the purchases/replacements? Will there be a replacement schedule going forward?
- 2017 Bond Surplus



Austin ISD Police Department





# AISD Police Department

HUB Summer Food Truck Series



# Financial Reports: Police Department

Current											
Projects	ORG	SubObj	TOTAL COST FULLY MARKED UP	Unallocated Budgets	Budget a/o January 31, 2023	Program Contingency Alloc Less than \$250k	Program Contingency Alloc More than \$250k	Budget a/o February 28, 2023	Actuals	Commitments	Balance
Police Equipment-District Police	937	3c	\$ 7,508,000	\$ 7,508,000	\$ 7,508,000			\$ 7,508,000	\$3,595,955	\$ 8,635	\$3,903,410
Future											
Projects	ORG	SubObj	TOTAL COST FULLY MARKED UP	Unallocated Budgets	Budget a/o January 31, 2023	Program Contingency Alloc Less than \$250k	Program Contingency Alloc More than \$250k	Budget a/o February 28, 2023	Actuals	Commitments	Balance
Police Equipment-District Police	937	3c	\$ 4,408,000	4,408,000	4,408,000			4,408,000	2,362,929	8,635	2,036,436
Police Equipment-Transportation	924	3c	\$ 3,100,000	3,100,000	3,100,000			3,100,000	1,233,026	-	1,866,974
			\$ 7,508,000	\$ 7,508,000	\$ 7,508,000			\$ 7,508,000	\$3,595,955	\$ 8,635	\$3,903,410



# UPDATE ON VEHICLE REPLACEMENT

- ▶ At this time, we utilized the 2017 Bond monies to obtain a **“purchase order”** for the **thirty-five (35) vehicles** requested on February 21, 2023.
- ▶ We have provided a list of vehicles in our fleet and an estimated replacement schedule based on projected mileage each year.

[Please See Updated Fleet Replacement Schedule](#)



## UPDATE ON VEHICLE REPLACEMENT(Continued)

- ▶ Based on the supply chain shortages, the dealership estimates receipt of our current order of vehicles around July or August 2023.
- ▶ Then, the vehicles will need to be up-fitting with all of the emergency equipment, which will take about two (2) months to complete all of the vehicles.



## UPDATE ON VEHICLE REPLACEMENT(Continued)

- ▶ The “order bank” for Chevrolets models like the Tahoe is expected to open around September/ October of this year.
- ▶ The “order bank” for Ford should open around the end of Summer 2023 timeframe as well for next year’s models.
- ▶ In order to receive the next year’s vehicles, we will need to be ready to purchase when the order banks are open.



## UPDATE ON VEHICLE REPLACEMENT(Continued)

- ▶ Once produced, the vehicles will be under a manufacturer's warranty for mechanical/parts issues for **3 years/36 months**. There's also a **5 year/100K miles** warranty on the drive-train.
  
- ▶ Routine maintenance (oil changes, tires, etc.) are handled through our AISD Maintenance Shop.





Thank you! Any questions?

**Next Up:** Bond Communication Report





Thank you! Any questions?

**Next Up: Adjourn**





ADJOURN

Thank You!





# Appendix: Key Definitions





# Appendix: Key Definitions

1. **Project Contingency:**
  - Project contingency is a budget of money, held at the project level, that exists to mitigate against risk and uncertainty, and is used to ensure the delivery of each individual project. It is either planned and funded at inception or built through contribution from within that individual project budget.
2. **Program Contingency:**
  - Program contingency is an account of money, held at the program level, that exists to mitigate against risk and uncertainty for the entire bond program, and is used to ensure the delivery of all projects within the program as scoped. It is either planned and funded at inception or built through contributions from individual projects.
3. **Bond Authorization Surplus:**
  - Bond authorization surplus is an account of money or unused bonding authority, which begins at a zero balance at the start of the program and receives contributions of surplus bond authorization as projects are completed under budget. Represents uncommitted funds, which can be used to fund new projects and/or scopes of work.
4. **A Substantial Scope Change occurs if there's a:**
  - Change in location that is different from stated purpose when the bond was ratified by voters
  - Change in project type that is different from stated purpose that was presented when the bond was ratified by voters, i.e., from "build new school" to build and "performing arts center" to "buy land" or "replace turfs"

