



Ashland School District  
*inspiring learning for life*



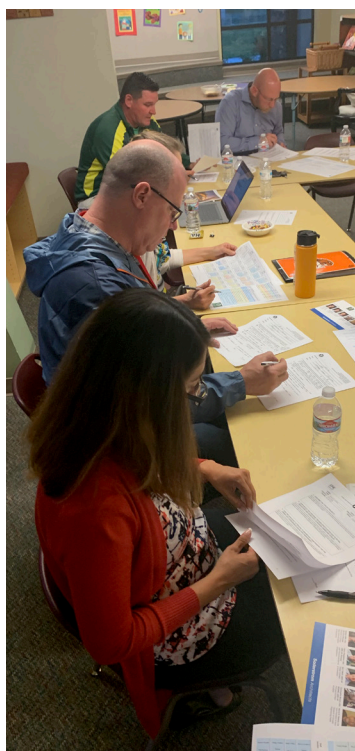
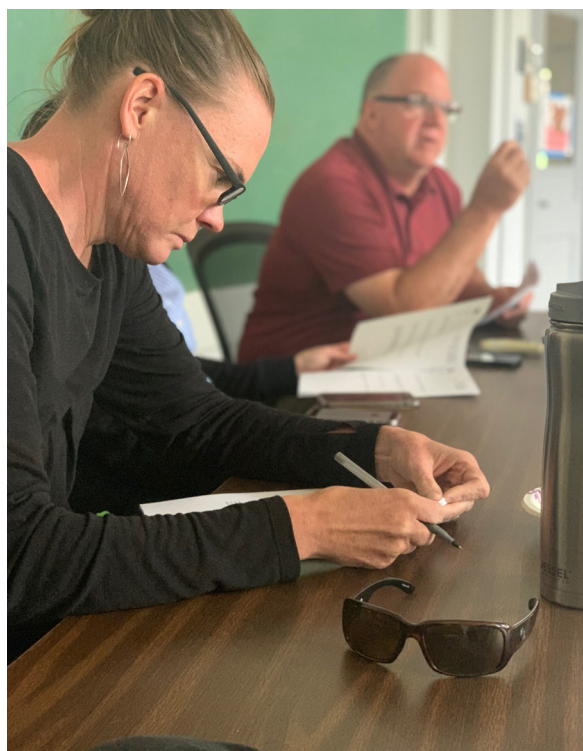
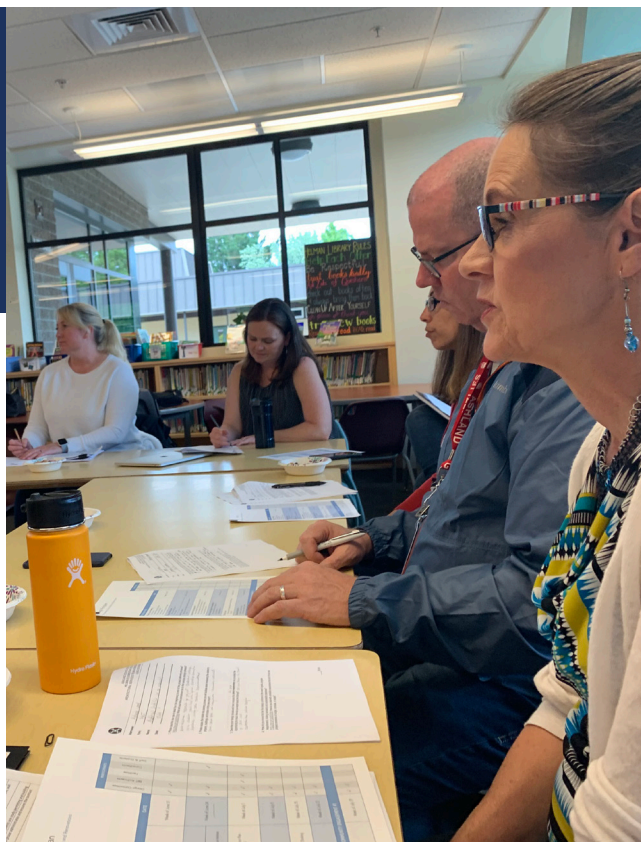
APRIL - JUNE 2019  
**QUARTERLY SUMMARY**

# Ashland School District Bond Promise

**The Bond passed in November, 2018.**

**In the month of May,**  
HMK was hired - and, with the District,  
began moving forward, laying the  
foundation for a successful program.

The Bond sale occurred on **May 15th**,  
with funds deposited on **June 4th**.



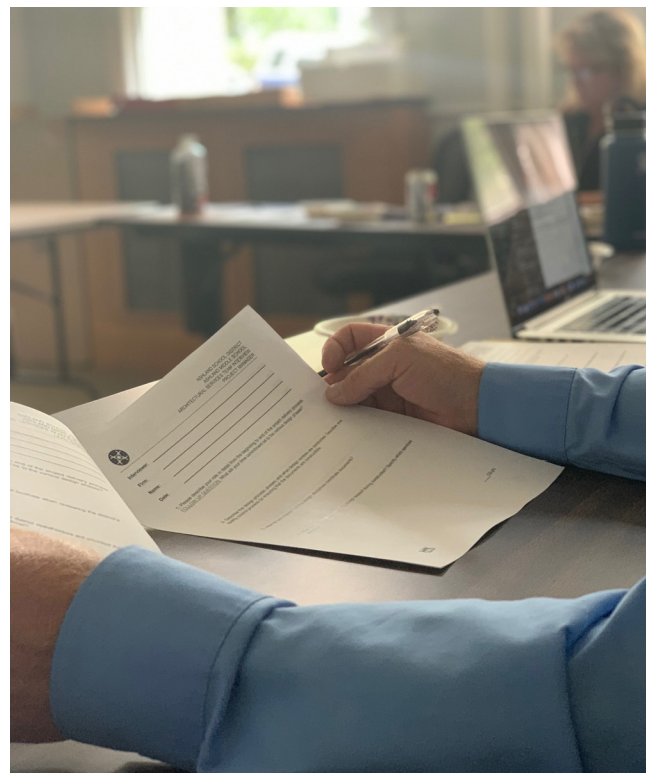



## Program Updates

**A PROGRAM IMPLEMENTATION PLAN (PIP)** was developed and approved by the School Board on April 8th.

The PIP is a guide for organizing the individual District projects into a program to gain efficiencies and economies of scale supporting the mission of the District. In order to create and maintain school facilities that reflect the core values of excellence, enhancing the learning environment to help achieve the 2023 strategic learning goals, the (PIP) delineates a road map for design and construction to create a successful program. The PIP will help ASD deliver projects that meet the standards articulated in the mission statement. It describes the organizational structure, roles, responsibilities, and approaches to key procedures that will best take advantage of the common characteristics and requirements of the individual projects within the program, and continually incorporates lessons learned and industry best practices. Project scopes, schedules and budgets are also articulated in the PIP and updated on a regular basis.

**Legal Counsel** reviewed proposed procurement and contract documents, to be used in the bond program. These documents have been developed and tailored to the District's bond program.





HMK has been working with their sustainability partner, **Brightworks**, to develop a sustainability framework for the Bond Program. The District has agreed that the Ashland Climate & Energy Action Plan (CEAP) is an appropriate framework to guide the bond program sustainability goals. CEAP identifies sixty strategies, which have been refined to approximately 20 that are applicable to district projects.

## The Sustainability Plan will address the following components:

### Integration

- Integrate CEAP sustainability goals into design standards
- Introduce plan elements to engage project teams on how measures are addressed

### Management

- Initiate engagement of project teams
- Milestone check-ins with project teams
- High-level coordination and consulting to facilitate progress

### Communications

- Progress Reports to Committee
- Narratives and statements for public information

# Building **Standards**

HMK and the facilities department completed the development of building standards. Design & Construction Standards are intended to assist architects, engineers, contractors, and other design professionals in understanding the District's preferences in the development and renovation of its facilities. These standards are intended to be used as guidelines and not as specifications. The standards will be used to guide the design to create a unified design across all campuses. This singular design standard will allow the maintenance and upkeep of the facilities to be more efficient and reduce the need for spare parts.



## GRANTS

Walker Elementary School was awarded a Seismic Rehabilitation Grant. This is great news for the District and fits well with the current design and construction plan.

## TECHNOLOGY

The ASD Technology team's current focus is to establish a list of goals and objectives for an infrastructure that is reliable, fast, secure and will serve the District for many years. Current technology will be reviewed/audited, and vendors will be met with to evaluate what will serve the District best. Finally, we will assess by identifying 'wants' vs. 'needs', with the end goal being an efficient technology action plan that can be used as a project foundation.



Pre-design activities have begun with 3-D imaging of Helman Elementary and Ashland Middle School. The Helman Elementary and Ashland Middle School imaging and digital creation are complete and available for architecture firms to use. We now have as-built drawings and a walk through of the space.



## THE DESIGN PROCESS

For Helman Elementary and Ashland Middle School began with the architectural services Request for Proposals, advertised on April 11th. The HMK team reached out to numerous firms, both locally and state-wide. The mandatory pre-proposal walkthrough was conducted on April 17th, with 12 design firms in attendance. The design teams toured both Helman Elementary and Ashland Middle.

# ASHLAND MIDDLE SCHOOL



## DESIGN FIRM PRO- CUREMENT

Began with the architectural services Request for Proposals.

The HMK team reached out to numerous firms, both locally and state-wide and received five proposals for Ashland Middle School.

On May 8th and 9th, members of the school, the district, and community reviewed Architect proposal for their school and selected the top two qualified design teams. The Ashland Middle School team interviewed two design firms on May 15th, and selected Soderstrom (Portland)/arkitek (Ashland) to enter fee negotiations and notified as such to begin the process.

## ON JUNE 17TH,

Design contracts were presented at the board meeting, and approved for award. The contract for Ashland Middle School was awarded to Soderstrom Architects |arkitek:design+architecture. The School District, HMK and Soderstrom |arkitek met with the school principals for the Design Kick-off meeting. Additionally, the District awarded contracts for Survey Services and Geo-technical Services.

### **HIGHLIGHTS**

HMK will be taking advantage of the summer months to complete hazardous materials testing, land surveying, and geo-technical testing. These exploratory activities are key for the design team.



### **ACTIVITIES SCHEDULED FOR NEXT PERIOD**

The District will award contracts for Hazardous Material Testing. In the upcoming months, the Architects will meet with the School District's Design Team User Groups to gather design input.

# HELMAN ELEMENTARY SCHOOL





## DESIGN FIRM PRO- CUREMENT

Began with the architectural services Request for Proposals.

The HMK team reached out to numerous firms, both locally and state-wide and received six proposals for Helman Elementary School.

On May 8th and 9th, members of the school, the district, and community reviewed Architect proposal for their school and selected the top two qualified design teams. The Helman team interviewed two firms on May 16th, selecting BBT (Bend) to enter fee negotiations, and notified as such to begin the process.

## ON JUNE 17TH,

Design contracts were presented at the board meeting, and approved for award. The contract for Helman Elementary School was awarded to BBT Architects. The School District, HMK and BBT met with the school principal for the Design Kick-off meeting. Additionally, the District awarded contracts for Survey Services and Geotechnical Services.

### **HIGHLIGHTS**

HMK will be taking advantage of the summer months to complete hazardous materials testing, land surveying, and geotechnical testing. These exploratory activities are key for the design team.



### **ACTIVITIES SCHEDULED FOR NEXT PERIOD**

The District will award contracts for Hazardous Material Testing. In the upcoming months, the Architects will meet with the School District's Design Team User Groups to gather design input.

## HMK AND THE DISTRICT HAVE BEEN MOVING FORWARD,

Laying the foundation for a successful program. The design team selection was completed for Ashland Middle School and Helman Elementary School in May, and concluded fee negotiations with both architecture firms in June.



HMK met with Soderstrom, arkitek, and sub-consultants to introduce the design team and begin discussions about the project at Ashland Middle School.

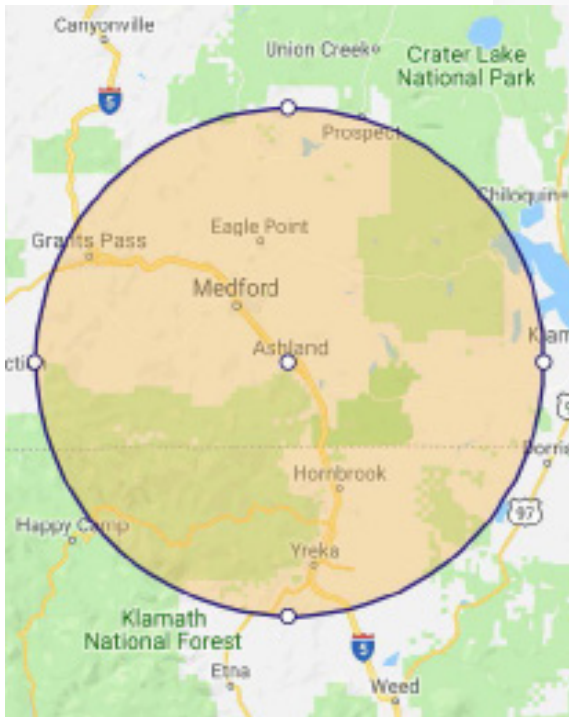


With both firms under contract, a design kick-off meeting was held with principals from Helman and Ashland Middle School.

Investigation work has occurred at both schools with geotechnical soil samples and site survey.

Additionally, HMK issued a Request for Proposals for Construction Manager | General Contractor (CM|GC). Proposals will be due next month.





### PROJECT AWARDS OF CONTRACT

The Project Team will be presenting recommendations to award contracts for Ashland Middle School and Helman Elementary School CM|GC contracts in July.

### ASHLAND AREA VENDORS (DEFINED AS ROGUE VALLEY)

- HMK Company - Central Point
- Pacific 3D Reality Capture - Ashland
- Pariani Land Surveying LLC - Eagle Point
- arkitek - Ashland
- Douglas Pacific - Ashland
- Ciota Engineering - Ashland
- Powell Engineering - Medford
- COVEY PARDEE LANDSCAPE ARCHITECTS - ASHLAND

