

SEASIDE SCHOOL DISTRICT 10  
School Construction Citizen Oversight Committee  
Tuesday, May 14, 2019 – 3:00 pm  
Seaside School District Office  
1801 S Franklin Street, Seaside, OR 97138

**PRESENT:**

Committee Members: Chair Egrane Brown, Nathan Crater, Margene Ridout, Mark Winstanley

Administration: Superintendent Sheila Roley, Business Manager Justine Hill

Others: Jim Henry, RJ Marx, Cary Bubenik

**CALL TO ORDER**

Chair Egrane Brown called the May 14, 2019 meeting of the School Construction Citizen Oversight Committee to order.

**ESTABLISH QUORUM**

A quorum of the Committee was present.

**DELEGATIONS/GUESTS**

None present.

**APPROVAL OF MINUTES**

There was a correction to the minutes referencing the intersection of “Columbia and Avenue U”, which should read “Columbia and **Avenue G**”.

A motion to approve the minutes of the April 9, 2019, meeting of the School Construction Citizen Oversight Committee, as corrected, was made by Nathan Crater and seconded by Margene Ridout. The motion carried unanimously.

**REPORTS**

Schedule Update/Monthly Project Report

Cary Bubenik reported that the project continues to be on schedule.

Phase two of earthwork (filling ravines) has begun and structural steel work is under way. Exterior work will continue with the plan to be enclosed by October.

Work on the Heights project will begin as soon as school is out in June. Modular classroom buildings will be delivered in November. As soon as the gym building is done, late 2019/early 2020 then interior remodeling will begin.

Drivers are coordinating routes well, using Beerman Creek so far. This summer traffic up Spruce

will increase dramatically. Phil Broome has been reaching out to the community regarding traffic. There will be a free BBQ hosted by Hoffman on June 8 for the residents who will be affected by traffic. In addition, there has been outreach to local recreation groups who may be affected (i.e. mountain biking, hunting) and Hoffman donated \$1000 to a local mountain biking organization. It was noted that the playground at the Heights would also be closed over the summer.

The group viewed the latest drone video footage.

Jim Henry reported on the "Furniture Fair" that will take place May 22 & 23. Staff groups will view furniture options and give input. Approximately 15-20% of our current furniture will be kept and reused. The majority of the value engineering work is now complete. Pricing and bids on the metal gym building and foundation for the Heights are looking good.

Jim also reported on real estate. It is expected that Gearhart Elementary and Broadway Middle School properties will be on the market mid-June. The High School property is larger and more complicated and will take a bit longer to list. It was noted that the city street grid passes through some areas of the HS property and that vacating a public right of way (if necessary) can be complicated. Most of the properties are currently zoned residential. It would not be expected that the District would be doing any re-zoning, that would be the responsibility of a future owner.

#### Financial Report

Justine Hill reported that spending is still significantly behind projected amounts, but is expected to catch up soon. An asbestos abatement company will be reviewing buildings this week. There *may* be asbestos at the Heights. A water test (PSI) was conducted at the Heights and was reported to be better than expected.

Sheila Roley reported that engineers would be visiting the Heights in June to access for the seismic work that will begin there this summer.

The group viewed a video from KPFF that shows an animation of the new middle/high building and surroundings.

Next meeting will be June 11, 2019 at the Hoffman offices at Seaside Heights.

There being no further business, the meeting was adjourned.

Leslie Garvin  
Executive Assistant