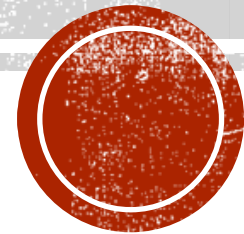


SPOKANE PUBLIC SCHOOLS NO. 81

**APPLICATION FOR RECERTIFICATION OF PUBLIC BODY
RCW 39.10 ALTERNATIVE PUBLIC WORKS CONTRACTING
GENERAL CONTRACTOR/CONSTRUCTION MANAGER (GC/CM)**

Project Review Committee Meeting – May 25, 2023



Spokane Public Schools
excellence for everyone

SPOKANE PUBLIC SCHOOLS – ABOUT US

- Currently serve approximately 29,000 students, one of the largest Districts in the state with approximately 4,000 employees
- 35 elementary schools
- 9 middle schools
- 9 high schools
- 7 other educational facilities
- Previous GC/CM Public Body Certifications – 2013, 2017, and 2020

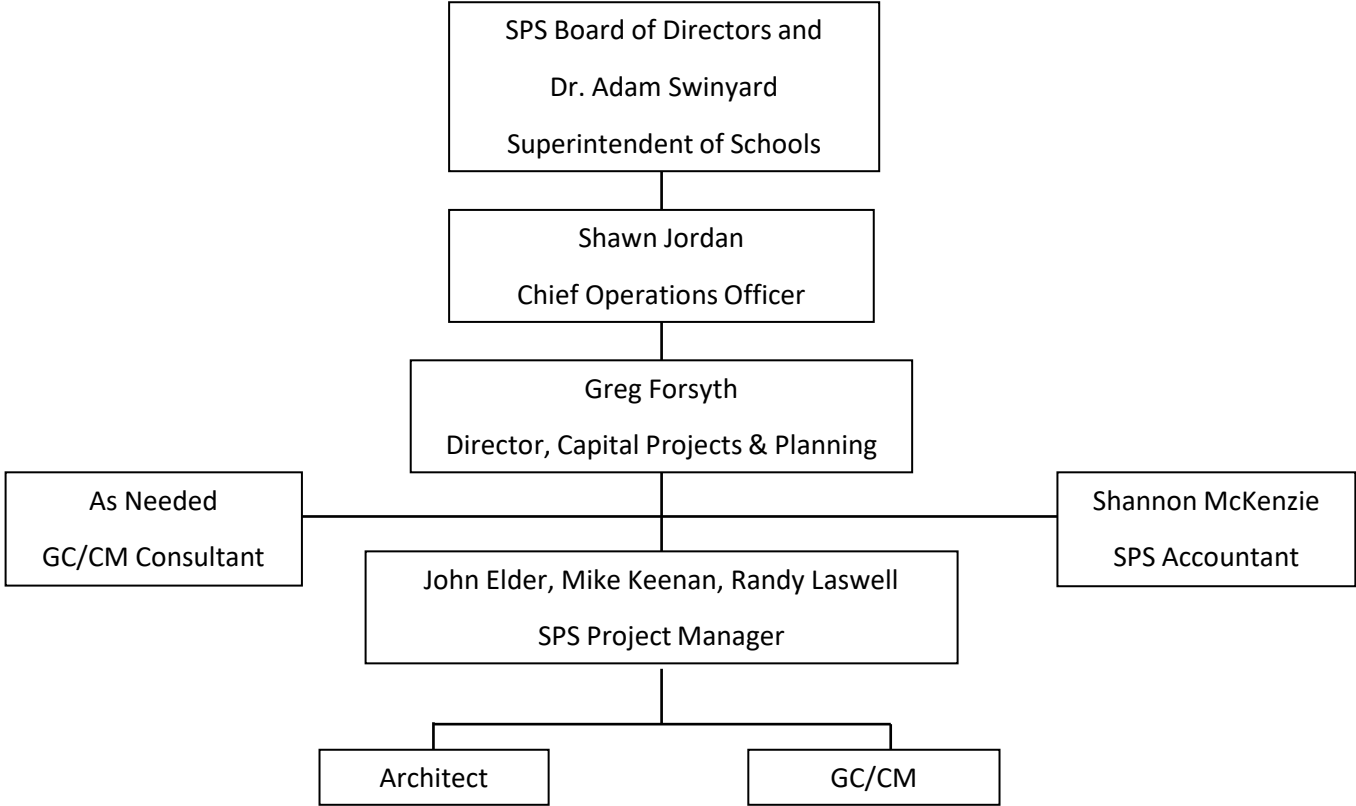


SPOKANE PUBLIC SCHOOLS – BOND PLAN

- Long range plan developed in 2003 with bond votes every 6 years
- 2003 Bond – \$165 million local, \$255 million total investment (passed 67+%)
- 2009 Bond – \$288 million local, \$357 million total investment (passed 62+%)
- 2015 Bond – \$145 million local, \$205 million total investment (passed 69+%)
- 2018 Bond – \$495 million local, \$553 million total investment (passed 69+%)
- 2024 Bond – in planning stage (possibly one major high school renovation, two middle school renovations, and multiple elementary school replacements)



SPOKANE PUBLIC SCHOOLS – ABOUT US



PERSONNEL

- **Shawn Jordan – Chief Operations Officer**
 - Leadership & Oversight to Capital Projects since 2020
 - Final determination of internal GC/CM recommendation
 - Involved in selection of A/E and GC/CM firms
 - In this role through six (6) GC/CM projects
- **Greg Forsyth – Director, Capital Projects & Planning**
 - Director since 2015
 - Oversight of all Capital projects for District.
 - Involved in this role for fifteen (15) GC/CM projects
 - Capital Projects Administrator and Planner 2007-2015
 - Involved in this role for four (4) GC/CM projects



PERSONNEL — CONTINUED

- **Mike Keenan**
 - SPS Project Manager since 2011
 - 40 years construction experience for local and international contractors
 - Nine (9) GC/CM projects including:
 - Shaw Middle School and On Track Academy
 - Sacajawea Middle School
 - Downtown Stadium
 - Franklin Elementary School
 - North Central High School IST
 - GC/CM – extensive contract experience
 - D-Form – extensive experience
- **John Elder**
 - SPS Project Manager since 2020
 - 13 years construction experience for ownership groups
 - Three (3) GC/CM Projects:
 - Adams Elementary School
 - Peperzak Middle School
 - Yasuhara Middle School
 - D-Form – recent experience



PERSONNEL — CONTINUED

- Randy Lasswell
 - SPS Project Manager since 1996
 - 36 years construction and design experience
 - One (1) GC/CM projects including:
 - Yasuhara (NE) Middle School



GC/CM PROJECT EXPERIENCE

- Projects including Date Completed, Total Project Value, Type of Construction (**Bold Type – under Public Body designation**)
 - High Schools:
 - Rogers High School – 2008, \$60.88M, Historic renovation and Addition
 - Shadle Park High School – 2009, \$70.92M, Renovation and Addition
 - Ferris High School – 2014, \$77.7M, Replacement
 - North Central HS IST – 2014, \$15.48M, Addition
 - **North Central HS Commons – 2017, \$14.1M, Addition and Renovation**
 - **On Track Academy – 2021, \$39.1M, New**
 - Combined campus with Shaw Middle School
 - Middle Schools:
 - **Salk Middle School – 2017, \$35.68M, Replacement**
 - **Shaw Middle School – 2021, \$52.7M, Replacement**
 - In Partnership with Spokane Public Library
 - **Yasuhara (NE) Middle School – 2022, \$70.6M, New**
 - **Flett (NW) Middle School – 2022, \$66.9M, New**
 - **Peperzak Middle School – under construction, \$76.8M, New**
 - **Sacajawea Middle School – under construction, \$78.1M, Replacement**



GC/CM PROJECT EXPERIENCE — CONT.

- **Elementary Schools:**
 - **Mullan Road Elementary School – 2015, \$15.55M, Addition and Renovation**
 - **Hutton Elementary School – 2015, \$21.64M, Historic Renovation and Addition**
 - **Franklin Elementary School – 2018, \$26.2M, Historic Renovation and Addition**
 - **Wilson Elementary School – 2020, \$13.5M, Addition to Historic Building**
 - **Adams Elementary School – in design, \$29.0M, Replacement**
- **Other Facilities:**
 - **NewTech Skills Center Phase 1 – 2015, \$13.7M, Addition and Renovation**
 - **Downtown Albi Stadium – under construction, \$37.9M, New**
 - **Partnership with Spokane Public Facilities District (shared use agreement)**



LESSONS LEARNED FROM THE PAST

- Inclusion of SBE solicitation language in procurement process
- Modified interview portion of selection process to be more collaborative for candidates
- Existing site investigations
- Early discussions with City of Spokane
- Early site packages to improve project scheduling
- Identification and tailoring of Bid Packages to engage more bidders
- Expanded GC/CM pool



POSSIBLE UPCOMING GC/CM PROJECTS

- 2015 Bond:
 - Adams Elementary School
 - Replacement project on a very limited site
 - Design and Preconstruction Services funding only; 2024 Bond to fund construction
- 2024 Bond:
 - Possibility of occupied and urban sites with associated logistical concerns
 - Preliminary phase of project identification and planning
- State Application For Funding:
 - NewTECH Skills Center, Phase 3
 - Occupied site with multiple phasing requirements



CONCLUSIONS

- We feel GC/CM projects have benefits to the district
- We like GC/CM ... Experience, Success, Teamwork, On Time, Under Budget
- The reason we are back...want to continue pursuing GC/CM when applicable
- We have had extensive experience with the RFP process with great results
- We would like to have our certification extended for another three years
- Thank you for hearing our presentation

