



Minutes 2012 Bond Project Advisory Team (PAT) Meeting Yates High School

MEETING #: 55

LOCATION: Yates High School Library

DATE / TIME: August 17, 2017 @ 5:30 pm

ATTENDEES:

Name (Please Print)	Title/ Organization	Email
Rennette Lucien	Teacher Yates member	rbrown7@houstonisd.org ^{518142@gmail.com}
ERIC FORD	HISD-PM	EFORD4@HOUSTONISD.ORG
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Sandra Thompson	JROTC Yates	sthomp15@houstonisd.org
VELDA HUNTER	PAT member + Yates Staff	vhunter15@houstonisd.org

Purpose: Provide PAT an update on construction activity.

DISCUSSION:

1. Eric Ford (PM) opened up the meeting and thanked everyone for attending.
2. Mr. Ford briefly went over the agenda and stated that the primary focus was to give an update on the supplemental funding and construction progress on the site.
3. Mr. Ford indicated that the Jack Yates project received 10.5 million dollars in supplemental funding to be used towards the School of Communications (SOC), Indoor Swim Facility and Athletic Field Improvements. Mr. Ford also explained that finalizing the scope for the SOC was critical as the implementation of this scope would occur in phase 1 (Main Building) which is currently under construction. The construction of the Indoor Swim Facility and Athletic Field improvements would occur in Phase 2 (Site/Field Development). As a result of this, the scope for the SOC was more developed than the other items. Mr. Ford indicated that Doug Hill (A/V consultant) with Ford A/V would give a general overview what was to be included in SOC.

The detailed update on the use of the supplemental funding is as follows:

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School of Communications

- Doug Hill presented a general overview of the scope of work which included.
 - TV Studio
 - Control Room
 - Radio Room
 - Sound Stage
 - Auditorium
 - Sports Fields/Gymnasium
 - Lobby
- PAT member wanted to know specifically the items the SOC would be getting that were over and beyond the initial scope. Mr. Ford explained that the initial scope was to relocate existing equipment to the new building and the new scope would include all new Equipment. Therefore the equipment described by Mr. Hill was all “new” scope.
- Mr. Hill noted one exception and indicated that the sound board would be reused in the new building since it was still current technology.
- The PAT asked Mr. Ford if there were any other schools in the district that had a TV and Sound Studio comparable to the Yates SOC in which Mr. Ford responded “no”.
- Mr. Hill explained that in general, this was the most advanced AV setup for a high school he has ever done.
- PAT member wanted to know if the school would be getting a Drone. Mr. Hill responded that drones were not in the scope of work but gimbals were.
- PAT member wanted to know if a Media Bus was in the scope of work. Mr. Ford responded that a media bus was not in the scope of work.
- Principal Davis explained to the PAT that the objective of the SOC was to give hands-on industry standard training to students.
- The PAT in general seemed pleased and excited about the new enhancements to the SOC.

Pool Facility

- Mr. Ford explained that the Bond department has been working closely with HISD Athletic Department and that two standard prototypes had been developed. The intention of this prototype was to develop uniformity across the district for all schools that were slated to receive Pool facilities.
- The Yates Pool Facility would consist of (4) 8’ wide lanes, locker rooms, coach office, spectator seating, spectator restrooms and storage.
- PAT member inquired as to why Yates H.S. was planned for 4 lanes and not 8 lanes like Lamar and Bellaire. Mr. Ford explained that Lamar and Bellaire received the (8) lane prototype because of their much larger student population.
- Mr. Ford briefly explained the logistics of incorporating the Pool facility into the overall scope of work and project schedule:
 - The Bond team is proposing that one Architect would design the same pool facility for Milby, Washington and Yates.

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- The Bond would then packages those three pool facilities together for bid. Mr. Ford explained that the benefit of combining would allowed them to achieve economy of scale. The PAT understood this concept and likening it to that of franchise prototyping.
- Mr. Ford indicated that the proposed location of the pool facility would occur where the tennis courts were planned.
- The PAT was not pleased that they would lose tennis courts to accommodate the pool facility and that they would also like the pool facility located closer to the main building.
- Mr. Ford explained that the site was so compact that it appeared a new pool facility would not fit on the site without out the removal of the tennis courts.
- Mr. For explained to the PAT that he and the A/E team would revisit the layout and see if there were any options to accommodate the new pool facility, tennis courts, required parking, baseball field, softball field, track and football field on the site.

Athletic Field Improvements

- Mr. Ford indicated that the development of scope was forthcoming and would be done in conjunction with the school administration.
- PAT was not pleased that a clear scope of work had not already been developed. Mr. Ford explained that the management team strategically addressed the SOC first because that work would occur first in phase 1, and that the athletic components would occur in phase 2 of the project.

General Discussions

4. PAT indicated that the previous Project Management team changed the colors of the exterior without their involvement. Mr. Ford apologized for the lack of follow through by the previous Management Team and reminded them that they were no longer affiliated with the Bond Program.
5. PAT was concerned with the color of the building and that it had a very industrial & prison like façade. PM explained that the front elevation would receive a decorative metal screen that would traverse the front façade to enhance the building appearance.
6. PAT concerned with location of Pool, too far for kids to walk. Would like for the A/E team to investigate locating the building closer to the school. The further most west parking lot was discussed. PM-explained that he would investigate options on locating the pool closer to the facility and the relocation of the displaced parking spaces.
7. PAT member was concerned with the non-use of the detention pond area. PM explained that code requirements and general feasibility prohibits the design team from utilizing that area for purposes other than drainage.
8. PAT member requested/inquired as to whether or not additional classrooms could be located on top of the pool facility. Mr. Ford indicated that the complex logistics and increase in cost would probably make this request not a viable option.



9. PAT member was concerned that the proposed pool facility only contained four lanes and that six lanes were required in order to host competitions.
10. PAT member expressed that Jack Yates should be fully self-sufficient and not reliant on any other school to use their facilities.
11. PAT made reference to what other projects were getting. Mr. Ford responded that he didn't know the scope of work for all of the Bonds schools. PAT member expressed that they would like to have someone present that could speak in detail about the scope of work for the entire Bond program.
12. Mr. Ford acknowledge the presence of the JROTC instructor and indicated that he would notify them once the JROTC spaces were completely framed so that they may take a tour. JROTC instructor expressed concerns about these spaces.
13. PAT member inquired as to whether or not the water fountains had bottle fillers. Mr. Ford was unsure and deferred to the Architect. The Architect didn't think they did but wasn't 100% sure. Mr. Ford indicated that he would follow up with them on an answer.
14. Mr. Ford asked if there were any additional comments or questions and the meeting was adjourned.

NEXT PAT MEETING:

1. November 16, 2017 @5:30pm

ACTION ITEMS:

1. Finalize scope for Athletic field improvements
2. Explore options to maintain tennis courts and proposed pool facility
3. Explore options to locate pool facility closer to the main building
4. Follow up with JROTC instructor for tour of JROTC spaces
5. Follow up with PAT on water bottle fillers

Please review the meeting minutes and submit any changes or corrections to the author. After five (5) calendar days, the meeting minutes will be assumed to be accurate.

Sincerely,

Eric Ford

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