

BOLD Public Schools
DESIGN KICK-OFF MEETING



Presented by:

nexus
SOLUTIONS®





Design Team

- Program Manager Nexus Solutions
- Architectural Design WOLD Architects & Engineers
- Civil/Site Engineering Bolten & Menk
- Mechanical Engineering Nexus Solutions
- Plumbing Engineering Nexus Solutions
- Electrical Engineering JB Electrical Design
- Building Envelope Rehab Encompass Inc.

PROJECT DESIGN DOCUMENTATION

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Project Scope

OLIVIA SCHOOL				
Mechanical Systems				
	X	OL-MS-1	Pneumatic to Direct Digital Controls (DDC) Conversion (on remaining equipment that's not below) & Replace 1999 VAV Controllers	Capital/ESSER
X		OL-MS-2	Install Steam to Water Heat Exchangers (qty.3) to Provide Hot Water Heating for All AHUs (all terminal devices to remain steam)	Referendum
X		OL-MS-3	Replace AHUs in Main Gym, Band, Art, Choir, 2nd Fl Science Rms (Must Include with Ed Adq Upgrades)	Referendum
	-	OL-MS-4	Add Cooling to AHUs in Main Gym	IAQ-LTFM
X		OL-MS-6a.1	Replace AHUs AD Office, Elementary Classrooms with Unit Ventilators; Replace Cafeteria & Kitchen AHUs	Referendum
	-	OL-MS-6a.2	Add Cooling to AD Office, Elementary Classroom with Unit Ventilators, Cafeteria & Kitchen AHUs	IAQ-LTFM
		OL-MS-6b	Replace AHUs AD Office, Elementary Classrooms with Central Systems; Replace Cafeteria & Kitchen AHUs	Referendum
X		OL-MS-7	Replace AHUs serving Business, Woods, Metals, Weight Room, 1972 Classroom Dual-Duct, & Ductboard Mains	Referendum
	-	OL-MS-8	Add Cooling to Business, Woods, Metals, & Weight Room	IAQ-LTFM
X		OL-MS-9	Exhaust Upgrades - Dust Collector, Welding Hoods, & General Exhaust	Referendum
		OL-MS-11	Replace All HVAC Equipment in 1922 Area (Include if OL-EDA-1 is Not Accepted)	Referendum
X		OL-MS-12	Retro-Commissioning of Remaining Equipment (AHUs, RTUs, Unit Heaters, Finned-Tube Radiation, Exhaust Fans, Ect.)	Referendum
X		OL-MS-13	Add Power Exhaust to Elem. Gym, Add Glycol to Heating System & Replace Ductboard Mains	Referendum
	-	OL-MS-14	Add Cooling to 1999 Elem. Classroom Area	IAQ-LTFM
X		OL-MS-15	Modifications to Fire Protection System (Sprinklers) to Accommodate HVAC Improvements	Referendum
X		OL-MS-16	Water Heater Replacements (qty.2)	Referendum
X		OL-MS-17	Plumbing Updates - Add Art Plaster Traps & Wash Fountain Replacements	Referendum
		OL-MS-18	Remove Galv Piping from 1955 and 1963 Areas	Referendum
X		OL-MS-19	Kitchen Equipment Replacements	Referendum
Electrical Systems				
		OL-ES-1a	Lighting Upgrades - TLED Replacement Tubes	Referendum
X		OL-ES-1b	Lighting Upgrades - LED Retrofit Kits w/Door Kits & LED Drivers	Referendum
		OL-ES-1c	Lighting Upgrades - Retrofit fixtures with Door Kits LED Drivers & lighting control system	Referendum
		OL-ES-1d	Lighting Upgrades - Replace fixtures with LED & lighting control system	Referendum
X		OL-ES-2	Electrical Distribution Upgrades - Replace Main Feeders & Service Panels, +40 year old dist. Panels. Add Classroom Outlets Elem/HS Wings	Referendum
		OL-ES-3	Emergency Generator Installation- Upsize for freezer/cooler, heating, data, fire protection	Referendum
X		OL-ES-4	Fire Alarm System Replacement - New Voice Evacuation/Speaker System	Referendum
		OL-ES-5	Phone System and Handset Replacement	Referendum
		OL-ES-6.1	Clock & Bell System Replacement	Referendum
X		OL-ES-6.2	PA Replacement, including New Speakers	Referendum
X		OL-ES-7	Security Camera and Door Access Replacement and Expansion	Referendum
X		OL-ES-8	IT Cabling Upgrade - Increase Drops per Room & WAPs	Referendum
X		OL-ES-9.1	Classroom Technology - New Monitors and Sound in 20% of Classrooms	Referendum
		OL-ES-9.2	Classroom Technology - New Monitors and Sound in 80% of Classrooms	Referendum
		OL-ES-10	Gym Sound System Upgrades	Referendum



Project Scope, continued

Referendum	Alt Funding	FIM #	Facility Improvement Measure (FIM) Description	Funding Source
Exterior Deferred Maintenance				
X		OL-EDM-1a	Roofing - 12 Year Fortis Roof Warranty (22 year old roofs) - Portion of Media, HS office, FACS, HS classrooms, Woods Shop	Referendum
X		OL-EDM-1aa	Roofing - 12 Year Fortis Roof Warranty South 1999 Addition Including Small Gym	Referendum
		OL-EDM-1b	Roofing Replacement (22-year-old roofs) - Does NOT include recently approved 2023 re-roofing projects	Referendum
X		OL-EDM-3.1	Exterior Façade - Window, Door, Expansion Joint Sealant Replacement	Referendum
X		OL-EDM-3.2	Exterior Façade - Expansion Joint Widening (less than 3/8") and Add Joints (qty. 16)	Referendum
X		OL-EDM-3.3	Exterior Façade - Tuckpointing (approximately 1500 sqft) and replacing cracked/broken bricks	Referendum
		OL-EDM-3.4	Exterior Façade - Mankato/Kasota Limestone Refurbishment (Replace, Patch, and Acid Wash)	Referendum
X		OL-EDM-4	Exterior Windows (1999) and Doors & Hardware Replacements as Needed Throughout Building	Referendum
X		OL-EDM-5.1	Hardscapes Upgrades - Concrete Curbs, Sidewalks Maintenance, Exterior Door Stoops. Addition of 2nd Entry/Exit off 7th St.	Referendum
		OL-EDM-5.2	Hardscapes Upgrades - Concrete Curbs, Sidewalks Maintenance, ADA Improvements, and Wayfinding Updates	Referendum
		OL-EDM-6.1a	Elementary Playground - Drainage Improvements	Capital/ESSER
	X	OL-EDM-6.1b	Elementary Playground - Drainage Improvements, New Basketball Court & Hardsurface Play Area, & Poured Rubber Fall Protection	Capital/ESSER
		OL-EDM-6.2	South Elementary Play/Practice Field - Stormwater and Drainage Improvements	Referendum
		OL-EDM-7.1	Athletic Field Upgrades - Revise Fence Layout (Stadium Security and Spectator Control)	Referendum
		OL-EDM-7.2A	Athletic Field Upgrades - Full Track Reconstruction (new 48" sand sub-base replacement and grading). Includes Jumping Event Runs	Referendum
	X	OL-EDM-7.2B	Athletic Field Upgrades - Partial Track Reconstruction (use existing sub-base, fix any soft spots in base). Includes Jumping Event Runs	Bonded LTFM
X		OL-EDM-8	Athletic Field Upgrades - Stadium Lighting Replacement (new LED Light Fixtures, Feeders, and Controls. Reuse Existing Poles)	Referendum
		OL-EDM-9	Athletic Scoreboard & Sound System Replacement - Same Size as Existing, "Fixed Digit" (No Video Display)	Referendum
Interior Deferred Maintenance				
X		OL-IDM-1	Flooring Replacement : High Need - ES and MS/HS Classroom Wing	Referendum
		OL-IDM-2	Flooring Replacement : Medium Need - 1999 Hallway and MS/HS Commons	Referendum
X		OL-IDM-3	Ceiling Replacement : High Need - ES Hallway and MS/HS Classroom Wing	Referendum
		OL-IDM-4	Ceiling Replacement : Medium Need - 1999 Hallway and MS/HS Commons	Referendum
X		OL-IDM-5	Wall Finishes : Medium Need - Elementary Wing	Referendum
X		OL-IDM-6	Wall Finishes : Medium Need - Stage & Tech Ed Area - Re-Paint All Walls	Referendum
X		OL-IDM-7	Casework Replacement : High Need - ES and MS/HS Classroom Wing	Referendum
		OL-IDM-8	Casework Replacement : Medium Need - 1999 Classrooms, LMC, and Main Office	Referendum
X		OL-IDM-9	ES Gymnasium: Bleacher Replacement	Referendum
X		OL-IDM-11	Locker Replacements : High Need - ES and MS/HS West Classroom Hallway	Referendum
		OL-IDM-12	Locker Replacements : Medium Need - 1999 Classroom Hallway	Referendum
X		OL-IDM-13	Interior Door Replacements: Doors and Hardware as needed, ES Classroom Wing: New Door & Frame Systems	Referendum
X		OL-IDM-14	Gymnasium Upper Mezzanine Seating Replacement	Referendum



Project Scope, continued

Referendum	Alt Funding	FIM #	Facility Improvement Measure (FIM) Description	Funding Source
Educational Adequacy & Site Updates (Budgets net of Deferred Maintenance Improvements Above)				
X		OL-EDA-1	Demo 1922 Building and Construct new Commons/Cafeteria, Kitchen, Receiving, FACs, Art	Referendum
X		OL-EDA-2	Multipurpose/Wrestling Addition w/Storage	Referendum
		OL-EDA-3	New Visitor Locker Room	Referendum
		OL-EDA-4	Enlarge North Gym Public Toilets (1 New, 1 Expanded) & Expand Concessions	Referendum
X		OL-EDA-5	Remodel Boys & Girls Locker Rooms - New Finishes, Lockers, and Fixtures; Create Coaches' Offices in Existing Training Room	Referendum
X		OL-EDA-6	New Entry Vestibule, HS Office, South Gym Entry, Fitness Center (plus demo utility room and underground tank)	Referendum
X		OL-EDA-7	Create New Dist Office, Elem Office, & STEAM Room	Referendum
X		OL-EDA-8	Repurpose FACS into New MS & HS SPED Area	Referendum
X		OL-EDA-9	Revise Existing Band Room Entrance & Remove Existing Choir Tiered Riser Floor. Enlarge Piano Practice Room.	Referendum
X		OL-EDA-10	Remodel 2nd Floor Biology & Chemistry Rooms	Referendum
X		OL-EDA-11	Remodel Tech. Ed. Area (add Ag. Sci & Robotics/Engineering)	Referendum
X		OL-EDA-12	Create HS Toilets with Exterior Access, Create 2 MS classrooms, 2 (HS & MS) Breakout, & Early Childhood Storage	Referendum
X		OL-EDA-13	Elementary: Speech, Storage, SPED, Breakout (Elem Wing Remodel in Interior Deferred Maintenance)	Referendum
		OL-EDA-14	Expand East Parking Lot Layout with 55 Added Parking Spots, Revised Traffic Circulation	Tax Abatement
		OL-EDA-15	Relocate Maintenance Building/Garage	Tax Abatement
		OL-EDA-16	Lawn-Turf with Sand Infill for Courtyard	Referendum
OLIVIA NATATORIUM (Pool)				
Mechanical Systems				
	X	OL-MS-4	Replace Pool Locker Room Air Handler and add Dehumidification	Capital/ESSER
	X	OL-MS-5	Replace AHUs in Pool, including Dehumidification. Utility sub-metering.	Bonded LTFM
	X	OL-MS-10	Pool Boiler Replacement (Boiler, Controls, Piping, Pumps)	Capital/ESSER
Exterior Deferred Maintenance				
	X	OL-EDM-2	Pool Exterior Façade - Rebuild Interior Wall with Vapor Barrier & Insulation. Repair/refinish East & South Exterior Wall	Capital/ESSER
Interior Deferred Maintenance				
	X	OL-IDM-6	Wall Finishes : Pool Locker Rooms - Re-Paint All Walls	Capital/ESSER
	X	OL-IDM-10	Lockers Replacements : High Need - Pool Locker Rooms Make ADA	Capital/ESSER
	X	OL-IDM-15	Alta Pool Cover Blanket Replacement	Capital/ESSER



Project Scope, continued

Referendum	Alt Funding	FIM #	Facility Improvement Measure (FIM) Description	Funding Source
BIRD ISLAND SCHOOL				
Mechanical Systems				
	X	BI-MS-1	Controls Upgrade - Pneumatic to Direct Digital Controls (DDC) Conversion - West Half	Capital/ESSER
X		BI-MS-2	Main & Aux Gym- Replace AHUs with new Gas RTU with Cooling	Referendum
X		BI-MS-3	Add Elec Heating to Media Center RTUs, Add Gas Furnaces for SW Classrooms & Art, and Add RTU for Music & Storage with Cooling	Referendum
X		BI-MS-4	Replace Sanitary Lift Station and Improve Ground Water Drainage in Lower Level	Referendum
X		BI-MS-5	Provide Gas Domestic Water Heater and Associated Piping to Connect to Existing Distribution System	Referendum
		BI-MS-6	Remove Galvanized Piping – West Half	Referendum
X		BI-MS-7	Fire Protection Modifications Required for Mechanical Work - West Half	Referendum
Electrical Systems				
		BI-ES-1a	Lighting Upgrades – TLED replacement tubes, no controls – West Half	Referendum
X		BI-ES-1b	Lighting Upgrades - Retrofit fixtures with Door Kits LED Drivers, no controls - West Half	Referendum
		BI-ES-1c	Lighting Upgrades – Retrofit fixtures with Door Kits LED Drivers & lighting control system – West Half	Referendum
		BI-ES-1d	Lighting Upgrades – Replace Fixtures with LED & Lighting Control System – West Half	Referendum
X		BI-ES-2	Electrical Distribution Upgrades - Replace service and elec panels - West Half (MUST Include with Ed Adq Upgrades)	Referendum
		BI-ES-3	Fire Alarm System Replacement – New Voice Evacuation/Speaker System – West Half	Referendum
		BI-ES-4	Phone Replacement – West Half	Referendum
		BI-ES-5	Security Camera and Door Access Replacement and Expansion – West Half	Referendum
X		BI-ES-6	Relocate Data Rack, New Wireless Access Points & Data Drops for Gyms	Referendum
X		BI-ES-7	Gym/Stage Sound System Power Upgrade	Referendum
Exterior Deferred Maintenance				
X		BI-EDM-1a	Roofing - 12 Year Fortis Roof Warranty on Main Gymnasium	Referendum
X		BI-EDM-1aa	Roofing - 12 Year Fortis Roof Warranty on Small Gym and East Gully	Referendum
		BI-EDM-1b	Roofing Replacement Main Gym Section-	Referendum
		BI-EDM-2	Windows & Exterior Doors Replacements Scope – East Classroom Wing	Referendum
		BI-EDM-3	Hardscapes Upgrades – Concrete Curbs, Sidewalks Maintenance, ADA Improvements, and Storm/Waste	Referendum
		BI-EDM-4	Play Area Updates – New Asphalt, Basketball Hoops, and Woodchips and Perimeter Curb	Referendum



Project Scope, continued

Referendum	Alt Funding	FIM #	Facility Improvement Measure (FIM) Description	Funding Source
Interior Deferred Maintenance				
		BI-IDM-1.1	Interior Finishes & Casework, – West Half	Referendum
X		BI-IDM-1.2	Main & Aux. Gym Floor Replacement (Include Main Gym Bleacher Replacement - Moveable Bleachers to turn towards Stage) Replace small gym floor with wood as well.	Referendum
Educational Adequacy & Site Updates (Budgets net of Deferred Maintenance Improvements Above)				
X		BI-EDA-1	New Stage Curtains, Theatrical Lighting, & Paint Stage Floor	Referendum
X		BI-EDA-2	Create 2 New Locker Rooms in Existing West Classroom Wing	Referendum
X		BI-EDA-3	Public Restroom Remodel	Referendum
		BI-EDA-4	Add Alternate – Public Restroom Expansion – Approximately Double Existing Size	Referendum
X		BI-EDA-5	Demo 1917 3-Story Section and East 1956 Classroom Wing. Create 2 New Entry Vestibules. Metal Reskin of East Facade.	Referendum
X		BI-EDA-6	New Sidewalk & Gravel Parking Lot, associated with the East Building Demo (must include with BI-EDA-5)	Referendum
		BI-EDA-7	Bird Island & Lake Lillian Playground Updates (Allowance)	Referendum

Achievement & Opportunity

Recruitment & Retention

Safety & Wellness

Facilities & Maintenance

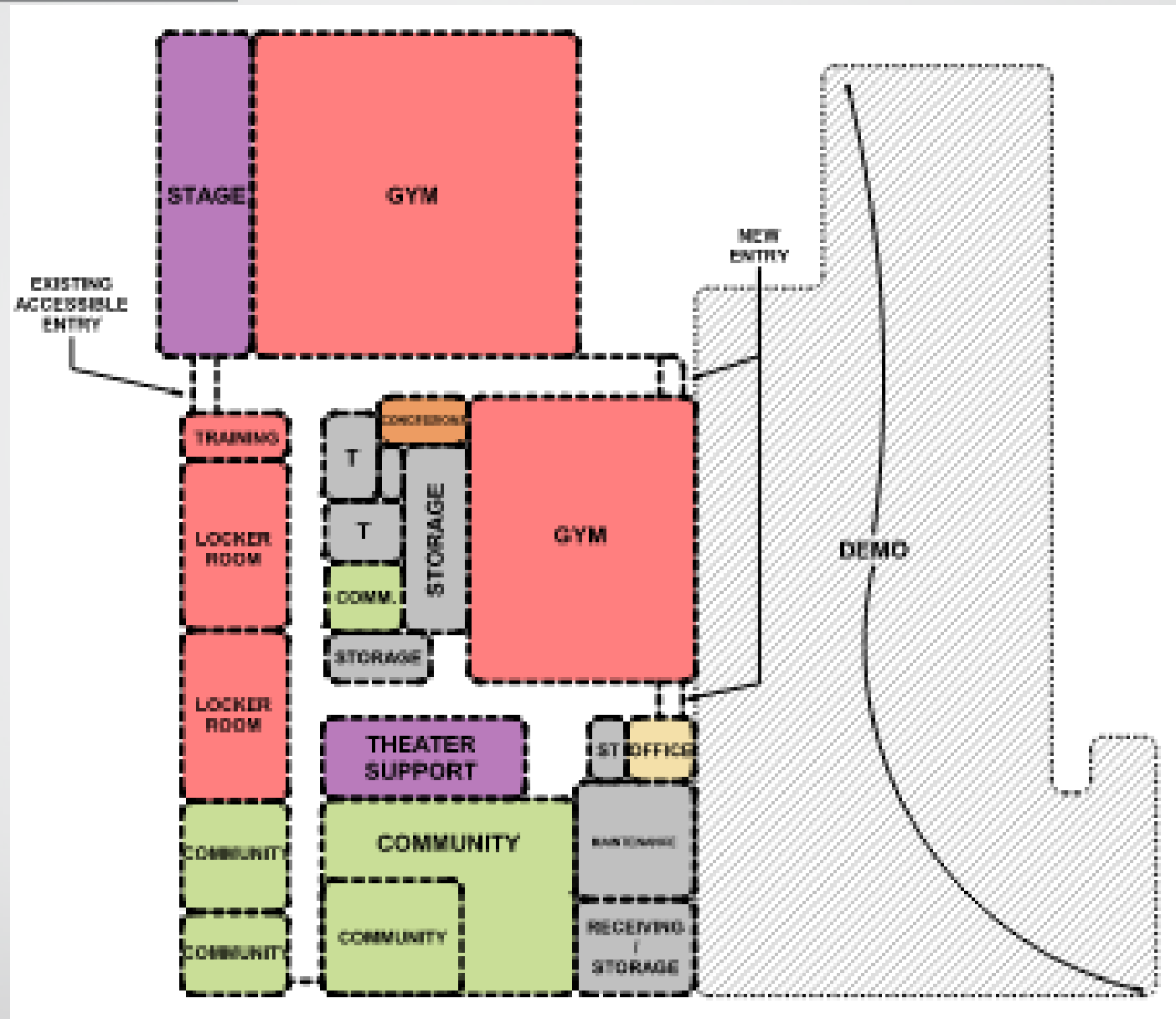


Olivia





Bird Island





Olivia

- Teachers 6-8
- Science
- Foreign Language
- Admin
- Music
- Art
- FACS
- Special Ed
- Tech Ed
- Media Specialist
- Food Service
- PE/Athletics

Bird Island

- PE/Athletics
- Theater
- City/ Community Ed



Next Steps

- Schedule Monthly Design Meetings
- Schedule Site Visits for Tech Ed Spaces
- Site Survey and Soil Borings
- Build Design Concepts into Design Process
- Assemble User Groups for Design Input

Q & A

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