

MINUTES
BOARD OF EDUCATION MEETING
COMMUNITY UNIT SCHOOL DISTRICT 200
May 21, 2025

A special meeting of the Board of Education of Community Unit School District 200, DuPage County, Illinois, was called to order at the School Service Center, 130 Park Ave., Wheaton, IL, by Board President Rob Hanlon, on Wednesday, May 21, 2025, at 6:00 PM.

ROLL CALL

Upon the roll being called, the following were present:

Board Members: Mr. Rob Hanlon
 Ms. Julie Kulovits
 Mr. Dave Long
 Ms. Angela Blatner
 Mr. Brad Paulsen
 Mr. John Rutledge

Absent: Mr. Erik Hjerpe

Also in Attendance: Dr. Jeff Schuler, Superintendent
 Ms. Alyssa Barry
 Mr. Matt Biscan
 Dr. Brian O’Keeffe
 Dr. Chris Silagi
 Mr. Jason Spencer

PLEDGE OF ALLEGIANCE

Board Member Katy Ebbesen led the Board in the Pledge of Allegiance.

PUBLIC COMMENT

None

ACTION ITEMS

#1 Approval of Bid for the 2025 Middle School Capital Projects - Issuance 2A

Administration, along with our partners at Perkins+Will and Nicholas & Associates, prioritized Middle School Capital project work at Monroe and Franklin Middle Schools in the summer of 2025. A competitive bid for this work was structured to include one bid package, encompassing site and structural work in preparation for the additions that will start in the fall of 2025.

The bid opening for Issuance 2A was held on May 15, 2025. Six (6) total contractors obtained bid packages, and five (5) contractors responded by submitting bids. The bid package was designed for site and structural work at Monroe and Franklin Middle Schools in preparation for the additions that will start in the fall of 2025.

Nicholas & Associates, Inc. has affirmed a low bidder for Issuance 2A. Tor Construction Co., Inc., with a bid of \$7,796,900, is being recommended to be awarded the contract for Issuance 2A. A copy of the letter of recommendation from Nicholas & Associates and the bid tabulation sheet was

attached to the agenda item. The bid recommendation, similar to Project Issuance 1, falls below the Nicholas & Associates estimate for this package.

There was additional information/comments/questions on the following:

- A reminder to the Board and the community regarding where this issuance fits into the overall project: the Board authorized the District to spend some funds on early design work prior to the referendum. This action was taken to accelerate the timeline for getting the work out to bid and ultimately to complete the work, moving the completion date up by a year.
- The projects are still targeted for substantial competition by the end of summer 2027, with potentially a small amount of carryover work if necessary.
- The approach to bidding divides the bids into four different issuances: Issuance 1 (for the summer work at Monroe for the interior classrooms); Issuance 2A (for much of the enabling work around the new additions at Franklin and Monroe); Issuance 2B (currently out to bid and scheduled to come to the Board on June 25th at the special meeting, allowing us to accelerate the completion of the work); and Issuance 3 is targeted for the fall of 2025.
- We are still on track regarding the overall budget for the first two bid issuances.
- By the time we reach Issuance 2B, we will have put approximately \$50 million of the total projected project cost of \$150 million out to bid.
- There was considerable interest in Issuance 2B based on the mandatory pre-bid meeting. This is a testament to our construction partners and the interest in our work.
- The aim is to present the Board with an update on the overall global budget estimate when Issuance 2B is submitted for approval at the end of June.
- Issuance 2A involves preparing the site for our new additions, while Issuance 2B will consist of the actual structures and additions.
- A meeting with the Franklin neighbors will take place after the groundbreaking next Tuesday, May 27th. Franklin is a unique construction site because of the proximity of houses to the site. The purpose of the meeting is to ensure they understand the plan and who to contact if they have any concerns. A similar meeting was held with the Jefferson neighbors during their construction project.
- The work currently underway for Issuance 2A includes utility work and prep work at Franklin and Monroe, establishing staging areas outside of Edison, prepping rooms for the addition, constructing a temporary staircase, and installing a new ADA ramp at Franklin. The majority of the work for Issuance 1 focuses on the interior renovations in the thirty classrooms at Monroe.
- The estimated value for Issuance 2B, which will be presented to the Board next month, is in the \$31-32 million range.

It was recommended that the Board of Education award the bid submission for Project Issuance 2A to Tor Construction Co., Inc. of South Elgin, Illinois, in the total amount of \$7,796,900.00 as presented.

MOTION

Member Kulovits moved, Member Rutledge seconded that the Board award the bid submission for Project Issuance 2A to Tor Construction Co., Inc. of South Elgin, Illinois in the total amount of \$7,796,900.00 as presented. Upon a roll call vote being taken, the vote was AYE 6, NAY 0.

The motion carried 6-0.

#2 Approval of Personnel Report to include Employment, Resignation, Retirement and Leave of Absence of Administrative, Certified, Classified and Non-Union Staff

The Superintendent or their designee is responsible for recruiting personnel in compliance with Board of Education policy and making hiring recommendations to the Board of Education.

There was additional information/comments on the following:

- The Board had previously approved the new CEA agreement for classified employees, while the WWEA for teachers and certified staff is currently in a four-year agreement. Two highlights noted in the personnel report pertained to the remaining two employee groups that are not covered by those collective bargaining agreements: the exempt support staff not in a union and the administrative staff.
- The District typically anchors salary increases for all support staff to the terms of our union contract. The administration recommends a 4.5% increase for all exempt staff and a 3.0% increase for administrative staff, aligning closely with the cost of living at year-end in December 2024).

It was recommended that the Board of Education approve the Personnel Report as presented.

MOTION

Member Long moved, Member Ebbesen seconded that the Board of Education approve the personnel report as presented. AYE 6, NAY 0. **The motion carried 6-0.**

ADJOURNMENT

MOTION

There being no further business to come before the Board in Open Session, Member Kulovits moved, Member Long seconded to adjourn the meeting. Upon a voice call being taken, all were in favor. **The motion carried 6-0.**

The meeting adjourned at 6:11 PM.

Dave Long, Secretary

Rob Hanlon, President