

Happy Valley Construction Decision Points

2014

- Application for Hardship and Modernization.

2023

- Money released from the state.
- Prepared for construction.
- Happy Valley had to hire a firm to complete project closeouts for buildings that had not gone through final approval in the past. These closeouts had to be completed before any new construction could be signed off. The buildings included the Art and Music Room, the Multi-Purpose Room, and the Resource Building. The Annex had to be demolished as it was never signed off by the Department of the State Architecture (DSA). Money had to come from the General Fund, which were not a part of the funding from modernization.
- Happy Valley hired a project management firm. Money for project management was not initially included in the modernization budget.
- The budget showed enough money to complete the project with savings to build the bathrooms. There was a possibility that some money would have to come from the general fund.

2024

- Prepared for construction.
- Project went to bid and contractors were hired per state guidelines.
- Costs have increased dramatically, both from when the money was originally allocated, and since the money was released just a short time ago.
- Even though replacement of the Room 6 portable was in the original project, due to significantly additional proposed costs, it was removed from the project.

May 2024

- Construction officially begins, Demolishing the Resource Portable and starting work on the Admin building.

June 2024

- Unforeseen costs continued to escalate, including project management and architect fees due to changes in scope. At the same time, because of unexpected unfunded mandated costs to the District outside of construction, our ability to draw from the general fund decreased.
- The District decided not to replace the Resource Portable.
 - This decision could not have been made sooner. When doing construction projects with state funds, districts must meet a minimum percentage of the

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funds using hard costs. Administrative fees and inspections do not count, only labor and built in materials.

- Even if we hadn't replaced the portable, the District would still have had to go through a lengthy and expensive close out to the portable building through the state. Close out costs included hiring a close out firm, paving and replacement of ramps, and architecture fees for ADA and DSA compliance. None of the money could have come from modernization and would have all had to come from the general fund.

What does the future hold?

- New restrooms will be in place in the early spring, 2025/
- Happy Valley has applied to the state for new funding to replace the resource portable in the future.