

**GERMANTOWN SCHOOL DISTRICT
NOTICE OF BOARD OF EDUCATION MEETING**

**Germantown High School
Performing Arts Center
W180 N11501 River Lane
Germantown, WI 53022**

**November 15, 2021
7:00 p.m.**

AGENDA

The Germantown School District Board of Education will hold its Board Meeting at the District PAC. This meeting will be held with social distancing measures in place; i.e. limited audience, webcast, etc. As with past Board Meetings it will be recorded and provided for public viewing as soon as possible following the meeting. A link to the webcast will be available just prior to the scheduled meeting and can be located at <https://www.gsdwi.org>

- I. Meeting Called to Order and Pledge of Allegiance
 - A. Official Meeting Notification
 - B. Roll Call

- II. Approval of Agenda

- III. Reports
 - A. Student Representative Report
 - B. Back to School Report
 - C. Virtual Charter School Update
 - D. Instructional Improvement Council (IIC) Restart Update
 - E. Teacher Retention Report

- IV. Citizen Comments: **Community members/residents of the Germantown School District** are invited to share their questions, comments, or concerns with the School Board. When speaking, citizens should state their name and address for the record. The presentation time frame shall be determined by the Board President, once an indication of the number of people wishing to speak is made. Speakers should keep comments to **three minutes or less** to allow for others to speak. Wisconsin law authorizes the school board to receive information from members of the public. Where possible, the Board may answer factual questions immediately or may provide a written response if information is not available. If a response would involve discussion of Board Policy or decisions which might be of interest to citizens not present at the meeting, the Board may place the item on a future meeting agenda. Comments that may be injurious to school district personnel or other individuals will not be allowed.

- V. Approval of Minutes
 - A. October 25, 2021 Board of Education
 - B. October 25, 2021 Closed Session

- VI. Finance Committee
 - A. Update from November 15, 2021 committee meeting.
 - B. Discussion and Action to approve Kennedy Middle School Food Service Dishwasher Booster Heater.
 - C. Discussion and Action to approve Germantown High School Pole Barn/Out Building.

- VII. Building Committee
 - A. Update from November 15, 2021 committee meeting.
- VIII. Old Business
 - A. Quarantine Requirements for Students & Staff - When there is a positive case in the home.
- IX. New Business
 - A. Final 2020-2022 Professional & Technical, Support Staff, and Administration wage adjustments.
 - B. Discussion and action to approve Measure of Academic Progress (MAP) Subscription.
 - C. Discussion and action to approve donation.
- X. Adjourn

GERMANTOWN SCHOOL DISTRICT

TO: Board of Education **TOPIC:** Teacher Retention Report
FROM: Michael Nowak **BOARD MEETING:** November 15, 2021
DATE: November 11, 2021 **AGENDA ITEM:** III. E.

The following report provides an overview of teacher retention rates in the Germantown School District over the last six school years. The data specifically acknowledges voluntary resignations as opposed to retirements and non-renewals. There have been 50 teacher resignations in the Germantown School District over the past six school years. Based upon resignation letters and exit interviews we have been able to identify four distinct reasons that teachers have chosen to leave. They include relocation, career change, accepting a new teaching position and leaving the profession for family reasons. A breakdown of the rationale for the 50 resignations is as follows:

	Teacher Count	Resignations (50 Total)	Voluntary Turnover %	Relocation	Career Change	Left Profession (Family)	New Position
16-17	293	8	2.7%	3	1	0	4
17-18	294	12	4.1%	0	5	1	6
18-19	294	11	3.7%	2	0	4	5
19-20	296	2	.6%	1	0	1	0
20-21	289	16	5.5%	1	3	3	9
21-22	282	1	.4%	0	0	0	1

Departmental Resignations

In addition to the data provided above, we are also providing a departmental breakdown of where voluntary resignations have occurred over the past six school years.

Elementary Level (10)	English (7)	Technical Education (1)
Middle Level (5)	Science (1)	Math (2)
Physical Education (1)	Social Studies (1)	Spanish (3)
Art (1)	Speech Pathology (1)	Special Education (7)
Music (1)	Reading Specialist (1)	Social Worker (1)
School Psychologist (4)	German (2)	ELL (1)

**GERMANTOWN SCHOOL DISTRICT
GERMANTOWN, WISCONSIN 53022
MINUTES OF THE BOARD OF EDUCATION
October 25, 2021**

1. The meeting of the Board of Education was called to order by Board President Brian Medved in the High School Performing Arts Center at 7:00 p.m. with the Pledge of Allegiance. Roll call: Medved – yes, Barney – yes, Reinemann – yes, Soderberg – yes, Loth – yes, Borden – yes, Pawlak – yes.
2. Superintendent Brett Stousland read the official meeting notification.
3. Motion by Barney, second by Reinemann to approve the agenda. Motion carried.
4. Student representative was not present to report.
5. Superintendent Stousland led discussions on the Return to School update, describing the percentages, trends, and community burden level rates, transmission levels, Germantown data, and that we will continue to monitor.
6. Director of Teaching Technology, Julia Leeson describing professional development for best technology practices in the classroom, various technology sessions available for teachers to participate in, upcoming sessions, newsletters to boost communication with staff, parent newsletters, describing additional initiatives for the 2021-2022 school year, a cyber security analyst that will be presenting on Wednesday at the PAC, open to the community, computer science skills lessons that she will be offering, MAP testing, and gifted and talented responsibilities that she will have. Soderberg welcomed Leeson and said he appreciated her doing this and taking such a deep dive into this.
7. Special Education Parent Liaisons will be scheduled for a future meeting.
8. Band Director, Jonathan Bell led discussions on the Wall of Sound season that was just completed, the level of success the program had, camp, parades and competitions that they were involved in, and the impact that the parents had on the success of the program. Medved mentioned an email that the Board received from a parent with glowing review of the program and the life skills that they learn.
9. The following citizens addressed the Board regarding busing, quarantine policies, vaccination, CRT, discrimination, quarantining, budget, diversity, fighting racism, baseline performance metrics, exit interviews, punch list items from construction, virtual charter school governance board, terms for board members, curriculum, transparency, masks optional, Amie Beeman-GEA representative, Monica Curtis, Jeni Price, Richard Biank, Alex Hardin, Kelly Becherer, Jodi Graf, Jenny Hetzel, Sandy Pie, John Pie, Kevin Curtis, Scott Hefle, Alyssa Pollow, Ellen Goltry.

10. Medved mentioned that the policy regarding vacations and quarantining will be brought back to the next Board of Education meeting.
11. Motion by Loth, second by Borden to approve the October 11, 2021 Board of Education meeting minutes. Motion carried.
12. Barney led discussions and updated the Board on the discussions during the Insurance Committee meeting that took place on October 21, 2021, to discuss the renewal plans, describing the differences, proposed insurance plans, and increases involved in those plans.
13. Barney mentioned that the proposal for the dental and vision insurance renewal plans have zero percent increases. Motion by Barney from the Insurance Committee to bring forward to the Board of Education with a positive recommendation that the Board move forward with the same plan without any changes. The motion does not require a second. Motion carried.
14. Barney led discussions on the health insurance renewal plans, the differences between the PPO and HSA plans, the Board's contribution to those plans, the buyups in the past, and defined contributions. Motion by Barney from the Insurance Committee to bring forward to the Board of Education with a positive recommendation to adopt the all changes with OV modifications plan and to implement the rate plan labeled splitting the differences, will also maintain with and without wellness rates, without wellness penalty will be 5% additional cost relative to the premium as it has been in previous years. The motion does not require a second. Motion carried.
15. Director of Teaching and Learning, Brenda O'Brien led discussions on the Early College Credit Applications and Start College Now applications, the expected amount from the grants. Loth asked what courses the students were taking who were non certified nursing assistant related courses. Motion by Barney, seconded by Reinemann to approve the Early College Credit Program and Start College Now requests as presented. Motion carried.
16. Director of Human Resources, Mike Nowak led discussions on the teacher contract. Motion by Pawlak, second by Barney to approve the 1.0 FTE limited-term contract for Christina Garthwaite at \$34,921 and the .6 FTE limited-term/part time contract for Kristen Jensen at \$21,204. Borden asked where the extra \$11,000 came from to pay for the physical education position. Nowak mentioned with movements of resignations, that amount of money is present, along with the significant need for these positions. Soderberg asked where the report out for what our attrition rate is for our staff. Nowak said the Board will have that report at the next meeting. Medved-yes, Barney-yes, Reinemann-yes, Soderberg-yes, Loth-yes, Borden-no, Pawlak-yes. Motion carried.
17. Director of Business & Auxiliary, Brittany Altendorf turned the discussion over to Mike Clark with Robert W. Baird & Company Inc.. Clark led discussions on the process on refunding, referendum approved debt, summary of the issue on the agenda for approval,

refunding rules, state aid offsetting the tax levy, schedule of the last payment, escrow, universal cap, pre-funding of debt payment, structuring purposes and credit rating report. Medved asked Clark to clarify that the refinancing savings of \$50,000,000 would be a direct taxpayer savings. Loth thanked both Altendorf and Clark for working on this. Clark mentioned that the amount included in the Boards packet has changed and that the new amount would be \$81,795,000. Motion by Loth, seconded by Borden to approve the RESOLUTION AUTHORIZING THE ISSUANCE AND SALE OF APPROXIMATELY \$81,795,000 TAXABLE GENERAL OBLIGATION REFUNDING BONDS. Motion carried.

18. Director of Business & Auxiliary, Brittany Altendorf led discussions regarding the Final 2021-2022 Budget and Levy, describing the process of the Final Budget and Levy, projections, changes, exemptions, property values, mill rate, and revenue limits. Motion by Pawlak, seconded by Loth to approve the 2021/2022 Final Budget and Tax Levy as presented and adjust the appropriate accounts identified as the Adoption Format which was presented at the annual meeting for final submission to the Department of Public Instruction as required and certify the tax levies to each of the municipalities within the Germantown School District. Motion carried.
19. Director of Human Resources, Mike Nowak led discussions on the GEA agreement. Medved commented that discussions were very good during the meetings, thanked them for all they do, and that we are now caught up on the schedule. Motion by Barney, seconded by Reinemann to approve and ratify the agreement between the Germantown School District and the Germantown Education Association as presented for the 2020-2021 and 2021-2022 school years. Motion carried.
20. Superintendent Stousland led discussion on the donation from the Germantown Boys Hoops Basketball Club & Germantown Girls Hawks Basketball Club for two projects totaling \$11,530 to upgrade rims, padding, and the North wall scoreboard, in the main gym at Germantown High School. Motion by Soderberg, seconded by Reinemann to thank the donor for their generosity and approve the donation as listed. Motion carried.
21. Superintendent Stousland led discussion on the donation of \$500 from the Kiwanis Club of Germantown for Kennedy Middle School Best Buddies program. Barney mentioned that he is a member of Kiwanis and thanked Julie Quigley for attending their meeting and making them aware of this program. Motion by Barney, seconded by Pawlak to thank the donor for their generosity and approve the donation as presented. Motion carried.
22. Motion by Barney, second by Reinemann to enter into closed session. Roll call.
23. The Board entered into closed session at 8:27 p.m.

Billie Jo Mohn
Recording Secretary

Amanda Reinemann
School Board Clerik

GERMANTOWN SCHOOL DISTRICT

TO: Board of Education

TOPIC: KMS Dishwasher Booster Heater

FROM: Finance Committee

BOARD MEETING: November 15, 2021

DATE: November 8, 2021

AGENDA ITEM: VI. B.

The dishwasher in the Kennedy Middle School kitchen is not able to reach the heat requirement to sanitarily wash student trays and kitchen equipment. This is an OSHA violation so the district has been using styrofoam trays for lunch and hand washing most equipment since the unit broke. Shelley Juedes obtained 3 electrical bids and one equipment bid for committee and board review. Hobart Milwaukee is the only company that provides the equipment compatible to the current dishwasher, so only one bid is provided.

Hobart Milwaukee	\$10,906
Nelco Electric Inc	\$10,850
Seider	\$21,000
Pace Electric Inc	\$12,200

RECOMMENDATION: Motion to move forward with a positive recommendation from the Finance Committee to award a contract to

1. Nelco Electronic Inc not to exceed \$10,850 funded from the Food and Nutrition department Fund 50 budget to install electric wiring and panel for a dishwasher booster heater. AND
2. Hobart Milwaukee not to exceed \$10,906 funded from the Food and Nutrition department Fund 50 budget to purchase a dishwasher booster heater for Kennedy Middle School kitchen



PACE ELECTRIC INC.

12015 W. Janesville Rd. Hales Corners, WI 53130 (414) 425-3305

Fax: (414) 425-2215 Email: mcp@paceelectricinc.com

October 15, 2021

Hobart Milwaukee
N27 W23713 Paul Rd., Unit G
Pewaukee, WI 53072

Attention: Marlon Foulks

Sir,

As requested we are providing the following electrical quote, for the proposed install of a new **Hatco 54KW Booster Heater @ Kennedy Middle school, Germantown.**

Included is as follows:

- Remove existing 120-volt 20 amp wiring in existing underfloor raceway.
- Furnish and install 75 KVA, 480/208 Transformer in mechanical room G146.
- Furnish and install 225 amp 208-volt feeder from G146 MDP panel and connect same to new 75 KVA Transformer. **Utilize existing 225 amp breaker in MDP panel.**
- Furnish and install 90 amp 480-volt feeder from new 75 KVA Transformer, thru underfloor conduit in G146 MDP to dish machine room and connect same to new 54 KW booster heater.
- Provide 100 amp 600-volt disconnect switches in mechanical room G146 and dish machine room.
- Secure electrical permit

Time and Material not to exceed: \$12,200.00

****Bid Notes****

-All day work quoted-

-Quote assumes existing MDP 225-amp breaker is not defective-

If you have any questions do not hesitate to call anytime.

Sincerely,

Mark C. Prusinski
Pace Electric, Inc.



N22 W22967 NANCY COURT, SUITE A WAUKESHA, WISCONSIN 53186
PHONE (262) 436-0505 • FAX (262) 436-0520

October 22nd, 2021

Marlon Foulks
W160 N11836 Crusader Ct
Germantown, WI, 53022
262-613-0824
Marlon.foulks@hobartservice.com

Seider Heating Plumbing and Electrical proposes provide all the labor and furnish all the material to complete the following proposed work.

Regarding: Electrical Work

- Remove 20 amp/120 volt circuit in existing 1-1/2" raceway
- Provide and install a new 75 KVA, 208 volt primary/480 volt secondary step up transformer
- Provide and a install new molded case I-line 3 phase 200 amp breaker to supply transformer primary
- Provide an install a new 100 amp/600 volt fused disconnect in mechanical room G146
- Provide and install new 90 AMP/480 volt feeder from transformer to 54kw booster machine in kitchen
- Provide an install new 100 amp 600 volt fuse disconnect for 54kw booster heater
- Materials and labor included

**Permit included
\$21,000.00**

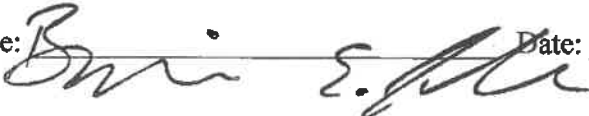
QUOTE IS GOOD FOR 14 DAYS

ACCEPTANCE OF PROPOSAL:

The above prices, specifications and conditions are satisfactory and are hereby accepted. SEIDER HEATING, PLUMBING & ELECTRICAL is authorized to do the work as specified. Payment will be made in accordance with your terms listed as follows: Per payment terms above. I agree to pay a 1-1/2% service charge for all invoices over 30 days. All projects extending past 30 days will be billed on an in progress basis.

Any alteration or deviation from the above specifications involving extra costs will be executed only upon written order, and will become an extra charge. We are not responsible for delays caused by strikes, acts of God or other circumstances beyond our control. Owner is to carry insurance against fire and other casualties. Our workers are fully covered by Workers Compensation Insurance. WARRANTY: All material and labor is warranted against defects in workmanship or material for one (1) year from completion. Defective materials will be repaired or replaced, at our option. Additional manufacturer's warranties may apply. THIS WARRANTY IS EXPRESSLY IN LIEU OF ANY OTHER WARRANTIES, REMEDIES UNDER THIS WARRANTY ARE LIMITED TO THE PROVISION OF MATERIAL AND SERVICES, AS SPECIFIED ABOVE. SEIDER HEATING, PLUMBING & ELECTRICAL. NOT RESPONSIBLE FOR INCIDENTAL OR CONSEQUENTIAL DAMAGES

Signature of Acceptance: _____ Date: _____

Authorized Signature:  Date: 10/22/2021



Standard Equipment Installation Quotation

Quote Created: 10/22/2021 12:51 PM	Quote Expires: 11/21/2021
Quotation For: Kennedy Middle School Location: Kennedy Middle School W160N11836 Crusader Ct Germantown, WI 53022-2635	Quote Prepared By: Marlon Foulks Telephone: 262-347-0699 ext 2222 Email: Marlon.Foulks@hobartservice.com

Service Product	Price (excludes tax)	Qty.	Total Amount (excludes tax)
Booster heater installation	\$10,906.00	1.00000	\$10,906.00
Total Quote Amount:			\$10,906.00 (excludes tax)

Statement of Work:

THIS QUOTE COVERS THE INSTALLATION OF HATCO S-54 BOOSTER HEATER 480V/3PH.

Included:

- Installations completed during normal business hours. Monday – Friday; 8:00am – 5:00pm.
- Receipt of equipment at local installer’s office.
- Uncrate and deliver on agreed date and time.
- Provide and set in place S-54 Hatco Booster heater.
- Provide demolition of the existing plumbing systems as required
- Furnish and install new hot water supply piping from above the ceiling to the dishwasher
- Remove the old water softener piping
- Modify the cold-water line for the wash machine as required
- Relocate hot water lines for the new booster heater
- Provide ceiling repairs as needed
- Removal of packaging materials and rubbish.
- Provide plumbing Permit as required.
- Perform Startup.

Excludes to all work:

- Premium time
- Abatement
- Added cost to repair or replace piping or equipment that is non code compliant.
- All electrical modifications required for new booster heater.

Additional Items:

- Payment terms are Net 30.
- If there are any unusual circumstances a site visit is required, and a firm quotation will be provided for all necessary work. Unusual circumstances and exceptions to pricing outlined would include but



are not limited to restricted entryways, obstacles, architectural access restrictions, non-standard installation hours, unusual vehicle restrictions and local ordinances, etc.

- Any quotes are conditioned upon your acceptance of Hobart Service terms and conditions attached and those at www.hobartservice.com/servicetermsandconditions
- Hobart may conduct a site survey at customer's facility, such site surveys are intended to identify problems which can be readily identified through reasonable visual inspection however the customer is solely responsible for the state of their facility and site including electrical and plumbing lines. During a site survey, Hobart is under no obligation to excavate, move equipment, or otherwise disassemble or remove covers, fascia, sconces, or the like. Should problems or defects be identified during the site survey or Hobart's services, customer shall remedy such problems at its own cost before Hobart is required to continue performing the services.

NELCO ELECTRIC, INC.

ELECTRICAL CONTRACTORS AND DESIGNERS OF ELECTRICAL SYSTEMS

October 15, 2021

Hobart Service

Attn: Marlon L Foulks

Re: Power for new booster heater for dishwasher

Marlon,

We are pleased to submit our proposal for the above mentioned project. Our proposal is based on the various email files, and our recent site visit. We have included labor at 1st shift, material, and applicable tax.

Exclusion's

- Repair of any found/discovered previous code violations.

Scope for Booster Heater Power

- Remove existing 120-volt 20amp wiring in existing 1.5" underground conduit.
- Furnish and install 75 KVA 208/480-volt transformer in mechanical room G146.
- Furnish and install new 225 Amp 208 feeder from G146 MDP panel and connect to new 75 KVA transformer. We will reuse space 225 amp breaker
- Furnish and install 90-amp 480-volt feeder from new 75 KVA transformer through existing underfloor conduit to new booster heater. We have figured in around 300' total length.
- Provide and install new 100-amp NEMA 1 disconnect on load side of transformer
- Provide and install new 100 amp NEMA 3r disconnect near Booster Heater.

NELCO ELECTRIC, INC.

ELECTRICAL CONTRACTORS AND DESIGNERS OF ELECTRICAL SYSTEMS

- **Base Electrical Value for Booster Heater includes electrical permit**

-\$ 10,850.00

Thank you for the opportunity to work with you on this project. Please feel free to call with any questions or comments you may have. This proposal is valid for 25 days.

Respectfully,
Nelco Electric, Inc.
Mark Munson-PM

GERMANTOWN SCHOOL DISTRICT

TO: Board of Education

TOPIC: Germantown High School Pole
Barn/Out Building

FROM: Finance Committee

FINANCE MEETING: November 15, 2021

DATE: November 5, 2021

AGENDA ITEM: VI. C.

ATTACHMENTS: Report provided by Don Erickson, Director of Buildings & Grounds.
Report included in packet.

RECOMMENDATION: Motion to move forward with a positive recommendation from the Finance Committee to award Morton Buildings a contract not to exceed \$52,409 and award Brainerd Excavating, Inc. a contract not to exceed \$17,491 for a total of \$69,900 funded from the Building and Grounds Fund 10 budget to build a 30' x 60' pole barn at Germantown High School.

Pole Barn

Quotes to build a pole barn at Germantown High School have been accepted. We are looking to build a 30' x 60' building used for some much needed cold storage to house grounds equipment and materials. Presently the equipment and materials are stored outside exposed to the elements. The structure would be located in an unused open area to the south of the soccer field, see below picture. The structure will have a stone floor and concrete slabs added in the future as the budget permits. The concrete will be installed in phases by the Germantown High School construction students. The District Buildings and Grounds fund 10 budget will fund the outbuilding.

Cleary Buildings	\$70,535
Walters Buildings	\$70,107
Morton Buildings	\$69,900





Walters Buildings

30' 0" x 60' 0" Storage Building

Design Information

Building Dimensions

- 30' 0" wide
- 60' 0" long
- 12' 0" high from grade to heel of truss

Truss

- Top Chord: 2x8 at 3:12 pitch
- Bottom Chord: 2x8 at 0:12 pitch
- Heel Height: 14"

Doors and Windows

- One 3068 commercial grade insulated Plyco 92 Series walk door with self flashing steel frame, steel door leaf and Kwikset leverset lock
- One 16' x 10' Haas 600 Series overhead door
- One 10' x 10' Haas 600 Series overhead door

Selected Options

- Screw fastener type will be used on the entire buildings exterior walls
- 1' overhangs on the entire building
- 60 linear feet of Uni-vent ridge providing increased air flow to the attic
- 60 linear feet of eavelite on the back sidewall with trimmed bottom. Eavelites provide ambient lighting for your building at the eave
- Eavelite on gable ends of truss, both sides

Included Items

- Portable Restroom
- Dumpster
- Job Site Supervision

Standard on all Walters Buildings

- 28-gauge steel panels with G-90 galvanizing
- Columns treated to 0.8 pounds per cubic foot of CCA
- Solid ball footing
- Gutters and downspouts
- Written warranty

- 2x6 1650 MSR lumber for nailers
- 2x4 1650 MSR lumber for purlins at 21" o.c. spacing

TOTAL BUILDING PACKAGE PRICE: \$47,728.00

Alternate 1: 30'x40' -(\$7,413.00)

Alternate 2: Excavate area 70x60 for 30x40 building with 20ft stone approach. 170x14ft driveway. Strip topsoil and grade around perimeter of building pad, stock pile extra. Stone pad and driveway, grade for building and compact +\$18,916.00

Alternate 3: Add \$3,463.00 for 30x60 option

Terms

Price includes delivery and erection on your prepared site. The quoted price stated on this proposal is valid for 15 days. The quoted price reflects cash terms defined as 25% paid when the contract is signed, 50% paid upon delivery of building materials and the remaining 25% paid upon completion of the project.

The contract price has been calculated based on the current prices for the component building materials. If the cost of component building materials at the time of purchase by Walters would cause the total contract price to increase by more than 5%, the contract price shall be adjusted by a change order signed by the Buyer and Walters. If Buyer does not sign a change order, then Walters shall have the option to terminate the contract and Buyer shall have no claim against Walters.

Proposal accepted this __ day in October 2021



P.O. Box 930220
 Verona, WI 53593-0220
 Phone: (608) 845-9700
 Fax: (608) 845-7070

9/23/2021
 GERMANTOWN HIGH SCHOOL, DONALD ERICKSON
 Doc ID: 6766320210923084218

Cleary/Owner Project Proposal - Erected

Customer Information

Building Specification For:

GERMANTOWN HIGH SCHOOL, DONALD ERICKSON
 W180N11501 RIVER LANE
 GERMANTOWN, WISCONSIN 53022
 Cell Phone: (414) 406-3421
 Email: derickson@gsdwi.org

Building Site Location:

Location: N/A
 Tenant: N/A
 W180N11501 RIVER LANE
 GERMANTOWN, WISCONSIN 53022
 County: WASHINGTON

Cleary Contact Information

DAVID PROKSCH
 CLEARY BUILDING CORP.
 4476 HWY 60
 SLINGER, WISCONSIN 53086
 Phone Number: (262) 644-6880
 Phone Number: (800) 728-0912
 Email: slinger@clearybuilding.com

Building Design Criteria

Building Use: cold storage

Occupancy Use: S-1

- Yes No This building is occupied?
 How many employees: 0 How many patrons: 0
- Yes No This building contains restroom(s)?
- Yes No This building will be heated?
- Yes No This building will have a concrete floor within 3 months of construction?
- Yes No This building will have interior walls?
- Yes No This building will store hazardous materials or hazardous materials will be used in this building?
- Yes No This building will be attached to an existing building?

Building Code Enforced: IBC 2018

Wind Speed Enforced: 90

Wind Exposure: C

Plans Required: Stamped Plans

Roof Exposure: Partly exposed Every roof which does not fit under Sheltered or Fully exposed.

Soil Bearing: 4 Sand, silty sand, clayey sand, silty gravel, clayey gravel.

Building Snow Load Design: 30 psf Ground Snow Load

Intended Use: Cold Storage

100' Mark Verification form # C-030 becomes part of this document.

Is a building permit or other approval (HOA, Etc.) required for this project? Yes - State

Will a pull off charge be required for this building? No - No action required



P.O. Box 930220
Verona, WI 53593-0220
Phone: (608) 845-9700
Fax: (608) 845-7070

9/23/2021
GERMANTOWN HIGH SCHOOL, DONALD
ERICKSON
Doc ID: 6766320210923084218

Cleary/Owner Project Proposal - Erected

This contract has not been reviewed for energy code compliance. Conformance to the International Energy Conservation Code (IECC) may necessitate additional costs not included in this contract.

Building Structure

Building Name: Building 1

Commercial – WxLxH: 30' 0" x 60' 0" x 13' 4"

Width: 30' 0"

Length: 6 Bays at 10' o.c. (Note: See drawing for any custom bay sizes)

Eave Height: 13' 4"

12' 0" Interior (Truss) Clearance from the 100'+0" mark

Roof System: Truss (Standard Lower Chord)

Default Ceiling Design: Not Designed to Support a Ceiling

Roof Pitch: 3/12

Purlins: 2"x4" Continuous 2' 0" inch on center

Additional Accessories

Purlin Blocking: Both Endwalls are purlin blocked

Roofline Wind Bracing

Upgrade to 2x6 Corner Bracing

Foundation

Type: In Ground

Concrete Floor: Yes - Supplied by Purchaser

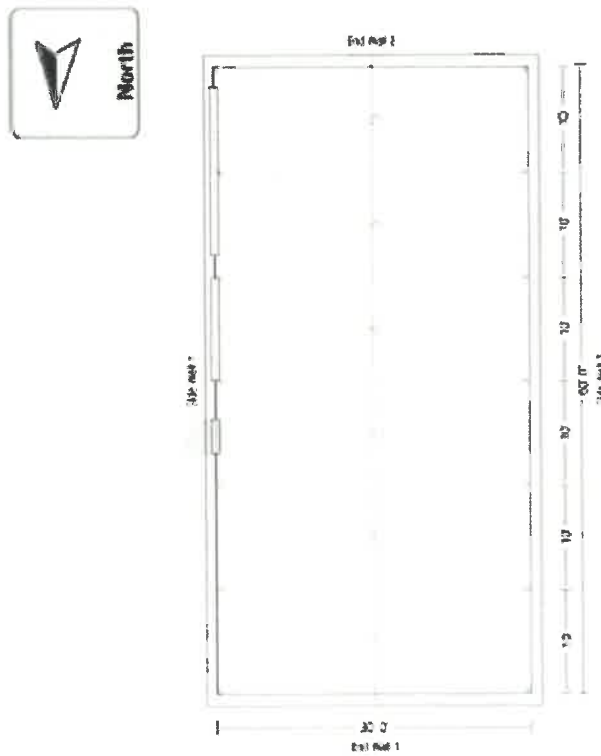


P.O. Box 930220
 Verona, WI 53593-0220
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 Fax: (608) 845-7070

9/23/2021
 GERMANTOWN HIGH SCHOOL, DONALD
 ERICKSON
 Doc ID: 6766320210923084218

Cleary/Owner Project Proposal - Erected

Floor Plan





P.O. Box 930220
 Verona, WI 53593-0220
 Phone: (608) 845-9700
 Fax: (608) 845-7070

9/23/2021
 GERMANTOWN HIGH SCHOOL, DONALD
 ERICKSON
 Doc ID: 6766320210923084218

Cleary/Owner Project Proposal - Erected

Roof Finish and Accessories for Building 1

Exterior Finishes

Roof: Grand Rib 3 Plus
 - Lifetime Film Integrity Warranty, 35 Year Fade and Chalk Warranty, and G-90 Galvanizing Up to 1.0 ounce of Zinc Protection.

Ventilation

Roof
 Ridge Cap
 Standard Ridge Cap.
 Marco LP2 Weather-Tite Ridge Vent "Low Profile" (Add ventilation to ridge).

Accessories

Roof
 Snow Bar(s):
 Cleary Snow Bar Trim SB-1 - New Construction - 60' 0" LF
 Condensation Control for Building 1: None

Elevations for Building 1



East Side Wall 1 on Building 1

Note: These colors are as close to the actual colors as permitted by printing. Actual metal samples must be reviewed with your Sales Specialist. Colors vary depending upon position and angles.

Exterior Finishes

Side Wall 1 on Building 1
 Siding: Grand Rib 3 Plus
 - Lifetime Film Integrity Warranty, 35 Year Fade and Chalk Warranty, and G-90 Galvanizing Up to 1.0 ounce of Zinc Protection.
 Tyvek: None
 Wainscot: None
 Eave Filler Strips: None
 Treated Plank Filler Strips: None

Ventilation

Side Wall 1 on Building 1
 Overhang: 12" Aluminum soffit (Sidewall) with vented soffit
 Bird Screening for the interior to prevent birds from nesting in overhang

Accessories

C-110
 v12/10

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9/23/2021
GERMANTOWN HIGH SCHOOL, DONALD
ERICKSON
Doc ID: 6766320210923084218

Cleary/Owner Project Proposal - Erected

Side Wall 1 on Building 1

Overhead Frame Out(s):

16' 0" Width x 10' 0" Height

Headroom Available: 1' 8"

Additional Header material required: Overhead Frame Out with 13" to 20" of Required Headroom without Liner

Distance from left edge of wall to left edge: 2' 0 1/4"

Distance from 100'+0" mark to bottom of the overhead frame out plus: 4"

OVERHEAD DOOR NOT INCLUDED UNLESS OTHERWISE NOTED IN WRITING IN THE ADDITIONAL BUILDING COMPONENTS OR CLOPAY BUILDING PRODUCTS SECTION.

10' 0" Width x 10' 0" Height

Headroom Available: 1' 8"

Additional Header material required: Overhead Frame Out with 13" to 20" of Required Headroom without Liner

Distance from left edge of wall to left edge: 20' 0 1/4"

Distance from 100'+0" mark to bottom of the overhead frame out plus: 4"

OVERHEAD DOOR NOT INCLUDED UNLESS OTHERWISE NOTED IN WRITING IN THE ADDITIONAL BUILDING COMPONENTS OR CLOPAY BUILDING PRODUCTS SECTION.

Walk Door(s):

Plyco Series 92 Premium 3'-0"x6'-8"

Distance from left edge of wall to left edge: 33' 7"

Distance from 100'+0" mark to bottom of door plus: 4"

Anchor: ANCHOR KIT (WOOD)

Closer: No Closer

Dead Bolt: Interconnected Dead Bolt

Door Chain: No Chain

Embossment: No Embossment

Frame: 2x6

Hinge: 4 1/2" 304 STAINLESS STEEL

Jamb: 4 1/4" Insulated Jamb

Kick Plate: No Kick Plate

Latch Guard: No Latch Guard

Latch: None

Lockset: Interconnected Lever/Dead Bolt

Panic Hardware: No Panic Hardware

Skin: Blank

Swing: Right Hand Swing Out Single Door

Window: None

Keyed Alike: Group 1

Interior Finishes / Insulation

Side Wall 1 on Building 1

Condensation Control: None

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Insulation: None



West Side Wall 2 on Building 1

Note: These colors are as close to the actual colors as permitted by printing. Actual metal samples must be reviewed with your Sales Specialist. Colors vary depending upon position and angles.

Exterior Finishes

Side Wall 2 on Building 1

Siding: Grand Rib 3 Plus

- Lifetime Film Integrity Warranty, 35 Year Fade and Chalk Warranty, and G-90 Galvanizing Up to 1.0 ounce of Zinc Protection.

Tyvek: None

Wainscot: None

Eave Filler Strips: None

Treated Plank Filler Strips: None

Ventilation

Side Wall 2 on Building 1

Overhang: 12" Aluminum soffit (Sidewall) with vented soffit

Bird Screening for the interior to prevent birds from nesting in overhang

Accessories

Side Wall 2 on Building 1

Eavelite(s):

3' SOLAR continuous eavelites (CLEAR)

Distance from left edge of wall to left edge: 0' 0"

Distance from left edge of wall to right edge: 60' 0"

Filler Strips: Filler Strip preformed to steel rib (Single row at plank, brick prep, or eavelite/endlite)

Interior Finishes / Insulation

Side Wall 2 on Building 1

Condensation Control: None

Insulation: None



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Cleary/Owner Project Proposal - Erected



North End Wall 1 on Building 1

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Exterior Finishes

End Wall 1 on Building 1

Siding: Grand Rib 3 Plus

- Lifetime Film Integrity Warranty, 35 Year Fade and Chalk Warranty, and G-90 Galvanizing Up to 1.0 ounce of Zinc Protection.

Tyvek: None

Wainscot: None

Gable: Solar Polycarbonate (Clear)

Gable Filler Strips: Gable filler strips not included.

Treated Plank Filler Strips: None

Ventilation

End Wall 1 on Building 1

Overhang: 12" Aluminum soffit (Endwall) with vented soffit

Accessories

End Wall 1 on Building 1

None

Interior Finishes / Insulation

End Wall 1 on Building 1

Condensation Control: None

Insulation: None



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Cleary/Owner Project Proposal - Erected

Aerial View



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Project Colors

Building

Siding

Grand Rib 3 Plus: Light Stone
 Corner Trim: Sierra
 Bottom Trim: Sierra

Roof

Grand Rib 3 Plus: Sierra

Split Gable

Splice trim for Split Gable: Sierra

Trim

Gable: Sierra
 Eave/Fascia: Sierra
 Ridge Cap: Sierra
 Trim Color Unless Otherwise Specified: Sierra

Overhangs

Overhangs

Soffit: Sierra
 WallToSoffitTrim: Light Stone
 CeilingEnclosureTrim: Sierra

Overhead Frameouts

Overhead Frameout
 J-Trim: Sierra

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Cleary/Owner Project Proposal - Erected

Walk Doors

Walk Doors
 Series 92: Snow
 Trim
 J-Trim: Sierra

Eavelite

Trim
 Endlite or Eavelite AZ-2 Trim: Sierra

Subcontractors

Overhead Doors
 LIFETIME DOOR COMPANY: white

Project Color Chip Review

All applicable Wall Steel, Roof Steel, Walk Door, Overhead Door, and Trim colors have been reviewed using steel color chips.

Purchaser Initials

Purchaser and BSS to meet at a later date to confirm colors with color chips. This will be documented with a change order.

Purchaser Initials

Truss Type



Note: Clearance may be reduced by finished floor height.



Standard Lower Chord Truss (SLC)

Roof Pitch:	3/12
Roof Peak Height:	17' 1"
"A" = Actual Eave Height:	13' 4"
"B" = Truss clearance at heel and center:	12' 0"
(Truss clearance = 1'-0" less than nominal eave height, in most cases. If nested purlins are used, truss clearance will be increased by 4".)	

Overhead Frameout & Headroom



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Cleary/Owner Project Proposal - Erected



"D" = Bottom elevation (B.E.) of overhead door: **0' 4"**

The bottom of all overhead doors (top of finished floor) are recommended to be placed at 4" above the 100'-0" mark (100'-4"). In building without paved floors, B.E. of doors may be lower - e.g. 100'-0".

"E" = Height of overhead door: **10' 0"**

Overhead door height = the height of the overhead door being placed in this building.

"F" = Available headroom: **1' 8"**

Available headroom = the space available for overhead door tracks and openers. If a ceiling is installed, headroom will be reduced by about 1". Door headroom requirements must be confirmed with the door supplier.

Headroom calculation formula:

$$("B") - ("D") - ("E") = ("F")$$

$$(\text{Truss Clearance}) - (\text{B.E. of overhead door}) - (\text{Overhead door height}) = (\text{Available headroom})$$

Example:

$$(10'-0") - (4") - (8'-0") = (1'-8" \text{ of available headroom})$$

Additional Building Components

Overhead Doors

- 1 16 x 10 600 series no opener
- 1 10 x 10 600 series no opener

Excavating/Site Prep

Excavate area 70x60 for 30x40 building with 20ft stone approach. 170x14ft driveway. Strip topsoil and grade around perimeter of building pad, stock pile extra. Stone pad and driveway, grade for building and compact

Project Investment

Total with discounts: **\$70,535**

- Please note this price is subject to change without notice.
- Includes material, labor, tax, delivery, warranties and builder's risk insurance.



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Cleary/Owner Project Proposal - Erected

Dumpster Option - NOT included in the project investment price

Seller to place scrap in the dumpster and remove from site (Price subject to change based upon delivery and travel charges for the dumpster) \$400

Note: If Dumpster Option is not selected, Seller will pile scraps and packaging near building for Purchaser use or disposal.

Payment Terms

Amount	Type	Percent	Description
\$14,107	Down Payment	20%	Upon the signing of the contract with CLEARY BUILDING CORP.
\$18,495	Subcontract	26%	Subcontract upon completion of concrete and excavation work
\$28,214	Delivery Payment	40%	Payment due upon first load of building materials. In the event that multiple loads of materials are required, due to the size of the building, the remaining materials will be shipped to the site as needed while the building is under construction
\$9,719	Final Payment	14%	Paid upon Completion and such payment to be delivered to the crew foreman of CLEARY BUILDING CORP.
\$70,535	Total Amount	100%	

TERMS OF PAYMENT: (1) If Contract Amount is \$35,000.00 or less, the terms of payment shall be as provided in the payment terms section above. (2) If Contract Amount is over \$35,000.00, the terms of payment shall be pursuant to the Bank Reference Form which is made a part of this Contract.

If the Purchaser fails to make a payment when due, Purchaser agrees to pay Cleary, upon demand, a delinquency charge equal to the lesser of three-quarter percent (.75%), or the highest rate allowed by law, of the delinquent amount per fifteen (15) days, from the date the delinquent amount is due, until the date it is paid.



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Cleary/Owner Project Proposal - Erected

Temporary Services

Purchaser will provide electric power during construction.
 Portable toilet rental not included with this proposal.
 Seller to pile scrap for Purchaser use or disposal.

 Purchaser Initials

Permit

Purchaser shall timely obtain at Purchaser's cost all necessary and required permits and licenses for the construction contemplated by this Agreement.

Site

Contract Amount is based on level, compacted, and workable construction site. If snow removal is required, it is the Purchaser's responsibility. If extra materials and/or labor are required because of a sloping construction site or snow removal, Purchaser will pay for the same upon request of Seller. The price of such materials will be Seller's usual and customary price. If because of buried objects (concrete, rocks, etc.) or because extra hole depth is required beyond 5 feet 6 inches Seller is unable to proceed with normal digging procedures, then the extra expense resulting from such condition(s) will be the obligation of the Purchaser and shall be paid to Seller upon request. Seller shall not be responsible for any damage to buildings occasioned by soil conditions including water table conditions, nor for the inability of the building site to bear the weight of the building.

All labor standards are based upon building materials being placed within 75 feet of building pad. Access must be provided for unloading materials to the building material placement area which must be within 75 feet of the building pad – If greater than 75 feet, additional charges will be applied

This proposal and similar work hereunder are predicated on non-union (non-prevailing wage) labor. If union (prevailing wage) is required, the additional costs will be covered by the purchaser. In the event of the unavailability to Cleary Building Corp of qualified non-union (non-prevailing wage) labor to construct the building contemplated by this Agreement, the Contract Amount shall be increased to the extent the union (prevailing wage) labor costs exceed the non-union (non-prevailing wage) labor costs anticipated by Cleary Building Corp.

Building Proposal Investment is based upon paying with cash or check. If credit card payment is requested (MasterCard, Visa, Discover, or American Express), the purchaser waives the 3% cash or check discount that would be applied to the contract amount.

License numbers by state: VA #2705 123094A, MI #2102150963, MN #20076522, IL #104 002640, AZ # ROC212050 Limit \$250,000, NM #86107 Limit \$1,000,000, NV #0042464 Limit \$2,000,000, OR # CCB 115247, WA # CLEARBC044NE, PA120833, WV # WV034562

11/3/2021

Germantown School District
Donald Erickson
N104W13840 Donges Bay Rd
Germantown, WI 53022
Work: 262-253-3930
Other:

Dear Donald:

Thank you for giving us the opportunity to present you with a proposal for your building project. I will follow up with you within the next few days to answer any questions or concerns you might have.

As your Sales Consultant, I will work closely with you throughout the entire building process to help with financing, site selection, site layout for optimum land usage, site preparation and many issues you may not have considered, such as permits and proper drainage.

Morton Buildings, Inc. is the only building company that is fully integrated from receiving raw materials all the way to handing the keys over to you at the end of construction. This allows us to maintain our high quality, erecting buildings that operate efficiently with minimum maintenance and low costs year after year.

From basic to bold, small to large, and plain to fancy, Morton's buildings are constructed to satisfy almost every customer's needs. We put only the best materials and workmanship into every building and that is why we can confidently back our product with a very strong warranty package. Additionally, we can help guide you to a variety of sources for financing your construction project.

Again, thank you for allowing us to present you with this building proposal. I look forward to helping you make your building dream a reality.

Sincerely,

Gregory Stadler
Sales Consultant
Greg.Stadler@mortonbuildings.com
Cell Phone: 414-491-9117

Office Phone: 920-261-9151
Office Fax: 920-261-9180
W1190 American St.
Ixonia, WI 53036-9704



Building #1 Specifications

Building Info	Style	Width	Height	Length	Truss Spacing	Roof Pitch	Lower Chord	Peak Height	Soffit Height
	306	30'	12'	60'	8'	4/12	0/12	18' 6.5"	12' 9"
306 30'x12'x60' (#1) - Building Use: Commercial - Warehouse									

Foundation

Morton Foundation System Morton Buildings, Inc. exclusive foundation system. Reinforced precast concrete column with an internal threaded adjustment bracket set in a ready-mix poured footing set below frost depth or a minimum of 4'-0" below building grade. Fastened to a laminated wood column with an internal column connector bracket.

Treated Wood splashboard system.

Siding

South, East, North, West wall(s) Fluoroflex™ 1000 Hi-Rib Steel Minimum .019 (Fastened with EPDM Washer Nails) without rainscot

Roof

Hi-Rib Steel Minimum .019 (Fluoroflex™ 1000) (Fastened with EPDM Washer Nails) with Vent-A-Ridge, 38 LF of (1) rows of Aluminum Snow Retainers on North side

Overhangs

South, North wall(s) 1' Wide Vented Sidewall Overhang with Standard 6" fascia, T#78
East, West wall(s) 1' Wide Non Vented Endwall Overhang with Standard 6" fascia

Walk Doors

1 A 3' x 6'8" MB 910 Plain Flat Leaf Walk Door(s) out-swing right hinge with interconnected lever lockset/deadbolt, closer

Overhead Door Opening

1 B 16'0" x 10'0" Overhead Door Opening, 16' 2" X 10' 1" Panel, OHD/Operator requires 1' 8" Headroom, Available Headroom is 1' 9", See Subcontract Section for Detailed Door information

1 C 10'0" x 10'0" Overhead Door Opening, 10' 2" X 10' 1" Panel, OHD/Operator requires 1' 8" Headroom, Available Headroom is 1' 9", See Subcontract Section for Detailed Door information

Skylights

8 (Approx. 3' x 6'5") full skylight(s)

Subcontracts

Install (1) 16'2"W x 10'H and (1) 10'2"W x 10'H polyester white raised panel Haas Model 600 series, 20" headroom requirement.

Additional Information

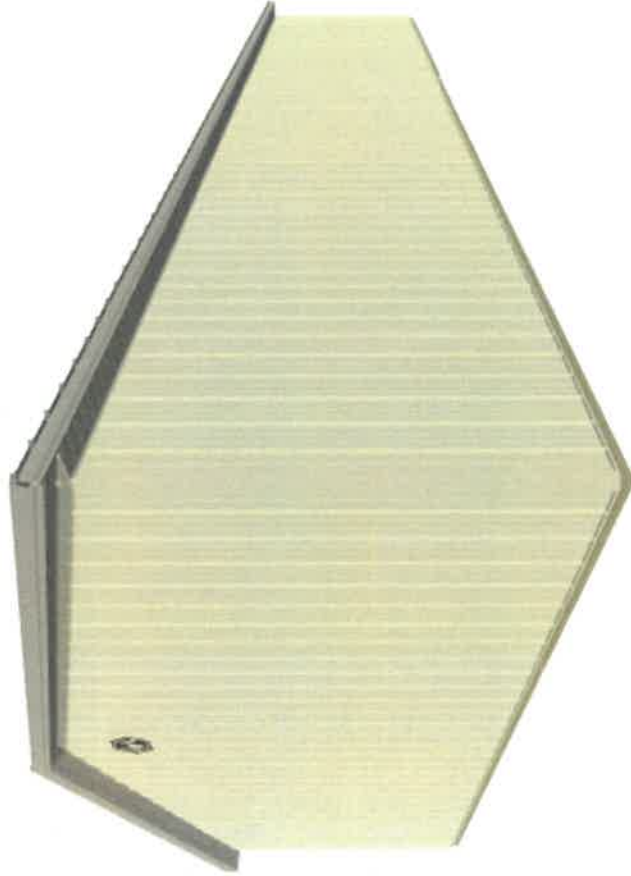
All siding and trim to be 26 gage commercial quality with a Fluoroflex (Kynar 500) paint pigment.



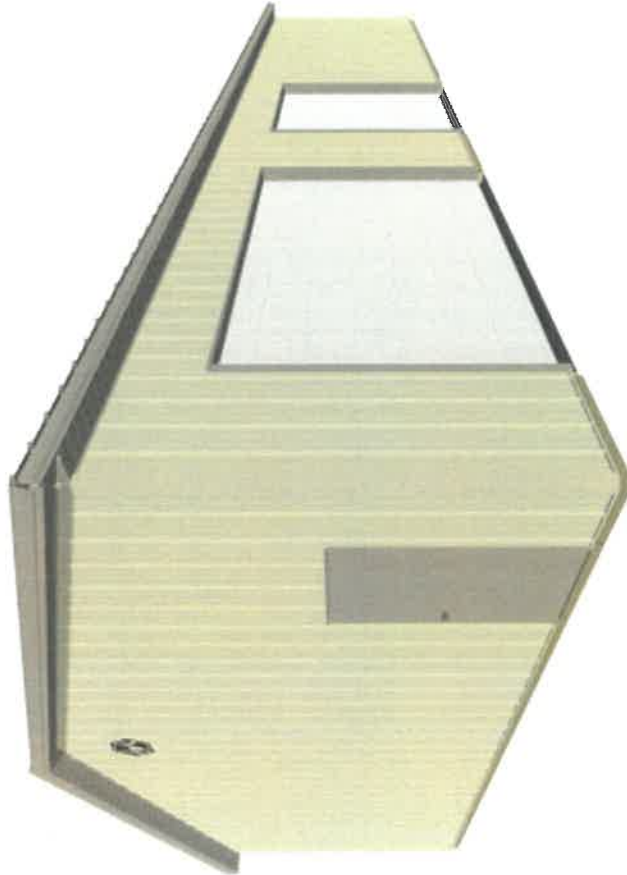
Excavation Workscope: Strip topsoil for building site and 80'L x 14"W driveway. Set (1) 20' x 12" arched culvert. Stone driveway with 3" TB 8" in depth, level and compact with vibratory roller and then place minimum 3" of 1 1/4" TB over 3" stone. Stone building pad area to a predetermined ht. to ensure water drainage away from building. A minimum depth of 8" of 1 1/4" TB will be placed and compacted however, due to existing grade differential, up to 22" of 1 1/4" TB will be required. After building is completed, haul in 1 Quad axel load of 3/4" TB inside building and compact. Regrade topsoil around building. Workscope completed for \$17,491.00. This work to be contracted directly by the school district and is not included in the Proposed Project Cost.

Tax has been removed from proposal.

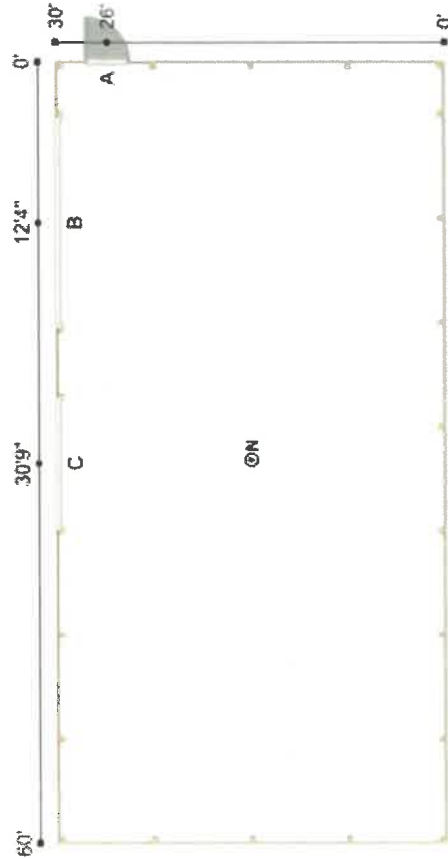
306 30'x12'x60' West and South Walls



306 30'x12'x60' East and North Walls



306 30'x12'x60' (#1) Column Plan





Building Investment

Total Estimated Project Cost as described including Material, Tax, and Labor*: **\$52,400.00**

\$15,723.00 Down Payment
\$15,723.00 Due Upon Delivery of Materials
\$15,723.00 Progress Payment Due Ready for OHD installation.
\$5,240.00 Due When Morton Buildings' Scope of Work is Complete

* Building Proposal Good for 1 Days from the date specified on cover letter.

If you accept this pricing proposal you must enter into a written building order which contains additional terms and conditions. This proposal is not intended to be a contract for construction.

This proposal contains information which is proprietary and/or are trade secrets and may not be disclosed to third-parties without the express written authorization of Morton Buildings, Inc.

GERMANTOWN SCHOOL DISTRICT

TO: Board of Education

TOPIC: Quarantine Requirements for
Students & Staff

FROM: Brett Stousland

BOARD MEETING: November 15, 2021

DATE: November 1, 2021

AGENDA ITEM: VIII. A.

A revised motion has been requested to the approved motion from September 27, 2021 adding mitigation adjustments to a previous motion on September 13, 2021, for positive COVID-19 cases in the same household to quarantine students for 10 days. Discussion to add mitigation adjustments to include teachers and staff, by adding the following.

Vaccinated and unvaccinated, students if healthy and showing no symptoms are free to come to school, with a positive case of COVID-19 in their home. Parents will make the final decision to send their student to school or not.

Vaccinated and unvaccinated teachers, if healthy and showing no symptoms are free to come to work with a positive case of COVID-19 in their home.

RECOMMENDATION: Will of the Board.

GERMANTOWN SCHOOL DISTRICT

TO: Board of Education **TOPIC:** Final 2020-2022 Professional & Technical, Support Staff, and Administration wage adjustments

FROM: Brittany Altendorf **BOARD MEETING:** November 15, 2021
Mike Nowak

Date: November 10, 2021 **AGENDA ITEM:** IX. A

The Administration supports a pay rate increase for the Professional & Technical, Support Staff, and Administrator groups in an amount equal to 1.81% over the individual's 2020-21 wage. This would be effective July 1, 2020 *(applied to the 2021/2022 fiscal year)*.

Also,

The Administration supports a pay rate increase for the Professional & Technical, Support Staff, and Administrator groups in an amount equal to 1.23% *(approved budgeted amount)* over the individual's 2021-22 wage. This would be effective July 1, 2021 *(applied to the 2021/2022 fiscal year)*.

RECOMMENDATION: Motion to approve a 1.81% pay rate increase as presented for the 2020/2021 year effective July 1, 2020 and a 1.23% pay rate increase as presented for the 2021/2022 year effective July 1, 2021

GERMANTOWN SCHOOL DISTRICT

TO: Board of Education **TOPIC:** Measure of Academic Success
MAP Renewal

FROM: Brenda O'Brien **BOARD MEETING:** November 15, 2021

DATE: November 9, 2021 **AGENDA ITEM:** IX. B.

The Measures of Academic Progress (MAP) is the computer-based assessment that can be given to students in grades 3 - 8 in the areas of mathematics, reading, and language arts three times throughout the year (fall, winter, and spring). As a computer-based assessment, MAP automatically adapts the test to each student's response. If a student answers correctly, the next question is more of a challenge. If a student misses a test item, MAP offers a simpler test question. The student works through approximately 50 questions, and the test continues to narrow on a student's learning level.

Within about 24 hours, our staff has access to students' scores, so the assessments become useful information in a relatively short amount of time. The results of the MAP assessment are used primarily as a universal screener. A universal screener is an assessment given to all students for the purpose of identifying students who may be in need of additional academic support or in need of enrichment. In addition to the universal screener, MAP assessment results are one criteria for Honors course placement at the high school and one data point for math placement at the middle school.

Northwest Evaluation Association (NWEA) is the only vendor for the MAP assessment, so it is unable to be competitively bid.

If we renew for the 2022 year, we will be invoiced for a total of 1,281 licenses in the amount of \$16,012.50. There is not an option to purchase a multi-year agreement at a reduced cost.

RECOMMENDATION: Approve the MAP renewal for 2022 as presented.

GERMANTOWN SCHOOL DISTRICT

TO: Board of Education

TOPIC: Anonymous Donation of Meade
Telescope

FROM: Brett Stousland

BOARD MEETING: November 15, 2021

DATE: October 27, 2021

AGENDA ITEM: IX. C.

Please act on the donation request described below.

The Board of Education should consider acceptance of the donation in accordance with Board Policy 7230 – Gifts, Grants, and Bequests.

Approve the donation of a Meade ETX-90 Telescope valued at \$559 from an anonymous donor to be used during the nighttime telescope viewings, for Germantown High School students supporting the Earth & Space Science program.

RECOMMENDATION: Thank the donor for their generosity and approve the donation as presented.