

**SPECIAL MEETING**  
January 8, 2026 at 5:30 PM - District Main Conference Room  
800 Devillen  
Royal Oak, Michigan 48073

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**AGENDA**

1. Welcome and Introduction

2. Public Comment

3. Technology and Curriculum

**Presenter:** Stephen Melchor & Joe Youanes

4. BSSF

**Presenter:** Michelle Kerns

4.1. Three Year Plan

**Presenter:** Michelle Kerns

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# 2024 - 2026 Capital Projects

  = Bids



BSSF	2025	2026	2027
<b>Facilities</b>			
Site Paving/Improvements	Paving - ROMS PO Tennis Courts PO	Allowance \$ -	Allowance \$ -
Site Fencing/sitework	Allowance \$ -	ROMS Tennis PO ROHS Stg. Bldg. \$ 250,000 Fencing \$ 50,000 OR Play Area PO	Allowance \$ 50,000
Roofing	ROHS PO	Addams \$ -	Addams \$ 1,000,000
Concrete (sidewalks)	Allowance \$ -	Allowance \$ 30,000	Allowance \$ 30,000
Tuckpointing/envelope	Envelope repair \$ -	Envelope repair \$ -	Envelope repair \$ -
Mech/Elect.	Oak Ridge Clocks PO ROMS Chiller removal PO ROHS Boilers PO Mobile Generator PO	ROMS/ROHS A/C \$ 1,400,000	ROMS/ROHS A/C \$ 800,000
General Remodel		Churchill \$ 4,000,000 Oak Ridge \$ 50,000	Churchill \$ 2,000,000
Doors			
<b>Technology</b>			
Instructional	Staff devices Student devices erate proceeds	Allowance \$ 400,000 \$ (90,750)	Allowance \$ 400,000
	Allowance \$ 38,000	Allowance \$ 350,000	Allowance \$ 200,000
Soft costs Owner rep, A/E, C/M, permits etc	\$ 50,000	\$ 350,000	\$ 200,000
<b>TOTAL FOR PROJECTS</b>	<b>\$ 88,000</b>	<b>\$ 6,439,250</b>	<b>\$ 4,480,000</b>
	\$ 6,340,669	\$ 5,496,463	\$ 3,057,213
(2025 taxes)	\$ -	(2026 taxes) \$ 4,000,000	(2027 taxes) \$ 4,100,000
Encumbrances	\$ 756,206	Total from above \$ 6,439,250	Total from above \$ 4,480,000
Total from above	\$ 88,000		
	\$ 5,496,463	\$ 3,057,213	\$ 2,677,213

Funding Source Designations are for planning purposes only. Board authorizes administration to move project costs between funding sources as allowable under statute and accounting guidelines.





# ROYAL OAK SCHOOLS

A COMMUNITY OF EXCELLENCE

## MEMORANDUM

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TO: Dr. John Tafelski

FROM: Michelle Kerns, AIA

DATE: January 5, 2026

RE: Bid #26-6 Royal Oak High School & Royal Oak Middle School  
Gymnasium Cooling Equipment

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The Royal Oak High School and Royal Oak Middle School Gymnasium Cooling Equipment is the replacement of our current heating and ventilation equipment that was installed as part of the 2006 Bond Program. This new equipment will include ventilation, heating, and cooling. The installation of this equipment and the other work will be in a subsequent bid package. This bid package was developed to have the equipment fabricated and delivered to meet our schedule. The specifications and documents were developed by Larkin Engineering and our staff.

Request for Bid Cooperative Quote developed and released: December 9, 2025

Pre-Quote Meeting: December 11, 2025

Bids Cooperative Quote: December 23, 2025

Post Quote Interview/reference checks: December 30, 2025

Four vendors submitted Bid Cooperative proposals. Proposals were reviewed by Jim Larkin of Larkin Engineering, Jeff Synowiec, and Mark Paulus. Post-proposal meetings were held, and references were checked.

Based on the proposals and post-proposal interviews, we are recommending that Carrier Corp c/o Griffin International be awarded a purchase order in the amount of \$298,324.00. Additionally, we are requesting a 10% contingency to address any unforeseen conditions.

Attachments:

Bid tabulation

Board Resolution

**ROYAL OAK SCHOOLS -  
 BID #2426-6 ROYAL OAK HIGH SCHOOL &  
 ROYAL OAK MIDDLE SCHOOL  
 GYMNASIUM COOLING EQUIPMENT**

Bidders Name	Bidders Location in Michigan	Royal Oak High School & Royal Oak Middle School Grand Total	Material Lead Time	Remarks
Trane U.S. Inc	Livonia	\$505,720	9	
Carrier Corp c/o Griffin International	Chesterfield	\$298,324	7 to 19	
Thermal Netics (Daikin)	Auburn Hills	\$391,051		
Johnson Controls, Inc.		\$437,879		





January 5<sup>th</sup>, 2026

Dr. John J. Tafelski  
Superintendent  
Royal Oak Schools  
800 Devillen Ave.  
Royal Oak, MI 48073

**Subject: BP 1 Equipment Prepurchase for Royal Oak Education Center**

Dear Dr. Tafelski:

On December 23, 2025, proposals were received for the Royal Oak Education Center BP1 Equipment Prepurchase. Barton Malow has reviewed the proposals with Royal Oak Schools, TMP, and Lawrin Engineering, and is prepared to recommend the following companies to receive district purchase orders.

<b>Award Summary</b>			
<b>Construction Cost</b>			
Bid Cat Description	Company	Base Bid	Total Recommended Contract Amount
Packaged Rooftop Units	Airtech HVAC, LLC	\$ 232,443.00	\$ 232,443.00
Fuel-Fired Makeup Air Unit	Michigan Air Products	\$ 20,020.00	\$ 20,020.00
Vertical Unit Ventilator	Bolhouse, LLC	\$ 23,600.00	\$ 23,600.00
Total Equipment Provider Cost			\$ 276,063.00
<b>CM Cost</b>			
Contingency (10%)			\$ 27,606.00
Total Construction Cost			\$ 303,669.00

The recommended Packaged Rooftop Unit bidder, Airtech HVAC, LLC, is not the lower bid. Airtech is being recommended due to the lower bidder’s proposal missing key requirements of the unit specifications.

The total amount recommended to award for this work is \$303,669.00.

Sincerely,

Jason Powers  
Senior Project Manager  
Barton Malow

5. Bond Projects

6. Operations

**Presenter:** Jeff Synowiec

7. Finance

**Presenter:** Kathy Abela

8. Sustainability

**Presenter:** Joe Youanes

9. New Business/Board Member Considerations

**Presenter:** John Tafelski

10. Next Meeting: Thursday, February 5, 2026 at 6:00 pm

11. Adjournment

[Royal Oak Schools Board of Education meetings are open to the public. There is a time for public participation during the meeting as indicated in the agenda. This meeting is for the purposes of conducting the School District's business and is not to be considered a "community" meeting.]