



## Board of Education Report

**File #:** Rep-204-24/25, **Version:** 1

**Agenda Date:** 2/11/2025

**In Control:** Facilities

### **Define and Approve Six Sustainable Environment Enhancement Developments for Schools (SEEDS) Projects and Amend the Facilities Services Division Strategic Execution Plan to Incorporate Therein** Facilities Services Division and Eco-Sustainability Office

#### **Brief Description:**

(Define and Approve Six Sustainable Environment Enhancement Developments for Schools (SEEDS) Projects and Amend the Facilities Services Division Strategic Execution Plan to Incorporate Therein) Recommends the definition and approval of six Sustainable Environment Enhancement Developments for Schools Projects at Broadway Elementary School, Dorris Elementary School, Hollywood Elementary School, Newcastle Elementary School, Osceola Elementary School, and West Hollywood Elementary School, as described in Exhibit A, and the amendment of the Facilities Services Division (Facilities) Strategic Execution Plan (SEP) for a total combined budget for the six proposed Projects of \$900,000.

#### **Action Proposed:**

Define and approve six SEEDS Projects at Broadway Elementary School, Dorris Elementary School, Hollywood Elementary School, Newcastle Elementary School, Osceola Elementary School, and West Hollywood Elementary School (Projects), as described in Exhibit A, and amend the Facilities SEP to incorporate therein. The total combined budget for the six proposed Projects is \$900,000.

Authorize the Chief Facilities Executive, Chief Procurement Officer, and/or their designee(s) to execute all instruments necessary, as legally permissible, to implement the proposed SEEDS Projects, including budget modifications and the purchase of equipment and materials.

#### **Background:**

The SEEDS Program supports the development of projects that will enhance school sites by creating outdoor learning spaces in collaboration with school-based and community-led efforts (Program). There are two components to the Program:

1. Development of the outdoor learning space constructed by Los Angeles Unified which includes capital investments, such as asphalt removal, installation of irrigation and utilities, and any associated testing and inspection.
2. Collaboration with a school site and/or partner organization that will outfit the outdoor learning space with the plant materials and landscaping features that align with the school's instructional vision and program. This component is essential to the success of each project.

Potential projects are identified through proposals submitted by schools and/or partners. A school site by itself, or in cooperation with a partner organization, may submit a SEEDS application to receive up to \$100,000 to create or improve an outdoor learning space. An additional \$50,000 is available to schools ranked in the top 150 on the Los Angeles Unified Greening Index of schools in need of green space as published in August 2022

(Greening Index).

The Greening Index ranks the six schools as follows: Broadway Elementary School (376), Dorris Elementary School (483), Hollywood Elementary School (339), Newcastle Elementary School (265), Osceola Elementary School (569), and West Hollywood Elementary School (132), and therefore West Hollywood Elementary School is eligible for the additional \$50,000 allocation.

District staff evaluates the proposals based on the specific criteria and requirements outlined in the SEEDS Program Guide to ensure each proposal meets the eligibility requirements. Proposals must include a written project narrative describing the project scope, an explanation of how the project will be integrated into the school's curriculum, and confirmation of the availability of resources to outfit and maintain the outdoor learning space. The recommended Projects included in this Board Report have been reviewed and have been found to comply with the program requirements, including feasibility and equitable distribution throughout the District.

#### Bond Oversight Committee Recommendations:

This item was considered by the School Construction Bond Citizens' Oversight Committee (BOC) at its meeting on January 30, 2025, as referenced in Exhibit B. The presentation that was provided is included as Exhibit C. Staff has concluded that this proposed Facilities SEP amendment is in alignment with BOC recommendations and will facilitate Los Angeles Unified's ability to successfully implement the Facilities SEP.

#### **Expected Outcomes:**

Approval of this proposed action will enable staff to proceed with the design and construction of these six proposed Projects. Approval of these greening Projects will improve the learning environment for students, teachers, and staff, increase sustainability, and enhance the outdoor school environment.

#### **Board Options and Consequences:**

Approval of this proposed action will authorize staff to proceed with the expenditure of Bond Program funds to execute these proposed Projects that support educational programs related to nutrition, health, literacy, math, and science. If these proposed projects are not approved, the school sites will not benefit from the creation of these outdoor learning spaces.

#### **Policy Implications:**

The proposed action is consistent with the District's long-term goal to address the unmet needs of school facilities and provide students with safe and healthy learning environments. The action is also aligned with Board Resolutions that reiterate Los Angeles Unified's commitment to creating green learning spaces (Expand Sustainable Schoolyards and Environmental Initiatives and Curriculum Board Resolution, Creating New School Gardens and Campus and Community-Shared Green Spaces to Provide Outdoor Learning Opportunities and Create Sustainable and Healthy Environments, and Green Schools for All: Equitable Funding and Expansion of Green Spaces across District Campuses). The proposed action advances Los Angeles Unified's 2022-2026 Strategic Plan Pillar 2 Joy and Wellness Welcoming Learning Environments by developing safe and sustainable green spaces, outdoor learning environments, and shaded areas at schools.

#### **Budget Impact:**

The combined project budget for the six proposed Projects is \$900,000. The Projects will be funded with Bond Program funds earmarked specifically for school upgrades and reconfigurations to support wellness, health, athletics, learning, and efficiency.

The combined project budget includes a contribution of \$250,000 from Bond Program funds earmarked for Board District Priority Projects in Board District 4 which will be transferred to funds earmarked in the SUP for school upgrades and reconfigurations to support wellness, health, athletics, learning, and efficiency. The breakdown of this contribution by project is shown in Exhibit A.

**Student Impact:**

The proposed SEEDS projects at Broadway Elementary School, Dorris Elementary School, Hollywood Elementary School, Newcastle Elementary School, Osceola Elementary School, and West Hollywood Elementary School will provide outdoor learning spaces that create environments for student-centered, experiential, and engaged learning. These SEEDS learning gardens will facilitate educational programs related to nutrition, health, literacy, math, and science, and may also be used during recess and lunchtime by approximately 1,900 current and future students. These proposed Projects also encourage and support community, student, and parent engagement through the creation of partnerships that help establish and maintain the newly developed garden spaces.

**Equity Impact:**

Potential projects are identified through proposals submitted by schools and/or partners. A school by itself, or in cooperation with a partner organization, may submit an application for a SEEDS project for up to \$100,000. Schools ranked in the top 150 on the Greening Index will receive an additional \$50,000 for their SEEDS project. One of the six proposed projects included in this Board Report qualifies for this additional funding.

**Issues and Analysis:**

In order to ensure the long-term permanence of each SEEDS project, the school site and/or its partner organization must enter into a Maintenance Agreement that provides for the ongoing maintenance of the proposed outdoor learning space.


**Attachments:**

Exhibit A - Six SEEDS Projects  
Exhibit B - BOC Resolution  
Exhibit C - BOC Presentation


**Submitted:**

01/14/25


**RESPECTFULLY SUBMITTED,**

  
ALBERTO M. CARVALHO  
Superintendent

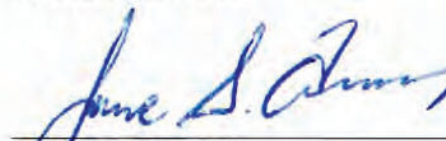
**APPROVED BY:**

  
PEDRO SALCIDO  
Deputy Superintendent,  
Business Services & Operations

**REVIEWED BY:**

  
DEVORA NAVERA REED  
General Counsel

**APPROVED BY:**


  
JAIME TORRENS  
Senior Advisor to the Superintendent  
Office of Senior Advisor to Superintendent

✓ Approved as to form.

**REVIEWED BY:**


  
NOLBERTO DELGADILLO  
Deputy Chief Financial Officer

**APPROVED BY:**

  
KRISZTINA TOKES  
Chief Facilities Executive  
Facilities Services Division

✓ Approved as to budget impact statement.

**APPROVED BY:**

  
CHRISTOS CHRYSILIOU  
Chief Eco-Sustainability Officer  
Eco-Sustainability Office

**APPROVED & PRESENTED BY:**

  
MARK CHO  
Deputy Director of Facilities  
Maintenance and Operations  
Facilities Services Division

## EXHIBIT A

### Sustainable Environment Enhancement Developments for Schools (SEEDS) Projects

Item	Board District	Region	School	Partner Organization	Schoolyard % Green	Project Description	Project Budget <sup>1</sup>	Anticipated Construction Start	Anticipated Construction Completion
1	4	W	Broadway ES <sup>2</sup>	Friends of Broadway Elementary School (FOBES)	21.57%	Construct an outdoor learning environment of approximately 2,500 square feet. The project includes the removal of grass and the addition of new decomposed granite, salvaged log benches, boulders, and native planting areas with shade trees.	\$200,000	Q4-2025	Q3-2026
2	4	N	Newcastle ES <sup>3</sup>	School	11.62%	Construct an outdoor learning environment of approximately 2,820 square feet. The project includes the removal of asphalt and the addition of raised garden beds, new decomposed granite, salvaged log benches and stools, and native planting areas with shade trees.	\$150,000	Q4-2025	Q3-2026
3	4	W	West Hollywood ES <sup>4</sup>	School	7.21%	Construct an outdoor learning environment of approximately 9,600 square feet. The project includes the removal of asphalt and the addition of a grass field, native planting areas with shade trees and mulch.	\$250,000	Q4-2025	Q3-2026
4	5	W	Dorris ES	School	13.35%	Construct an outdoor learning environment of approximately 3,000 square feet. The project includes the removal of asphalt and the addition of new decomposed granite, salvaged log benches and stools, and native planting areas with shade trees.	\$100,000	Q4-2025	Q3-2026
5	5	W	Hollywood ES	School	26.60%	Construct an outdoor learning environment of approximately 3,000 square feet. The project includes the removal of grass and the addition of raised garden beds, new decomposed granite, engineered wood fiber, salvaged log benches and stools, a music and movement area, and native planting areas with shade trees.	\$100,000	Q4-2025	Q3-2026
6	6	N	Osceola ES	School	31.72%	Construct an outdoor learning environment of approximately 2,600 square feet. The project includes the removal of asphalt and the addition of raised garden beds, decomposed granite, salvaged log benches and stools, and native planting areas with shade trees.	\$100,000	Q4-2025	Q3-2026
TOTAL							\$900,000		

<sup>1</sup> Project budget reflects the design services and improvements undertaken by the District. The outfitting and maintenance of the outdoor learning space will be provided by the school site community and/or partner organization.

<sup>2</sup> The budget for Broadway ES includes \$100,000 of SEEDS funds plus a contribution of \$100,000 of Board District Priority funds from Board District 4.

<sup>3</sup> The budget for Newcastle ES includes \$100,000 of SEEDS funds plus a contribution of \$50,000 of Board District Priority funds from Board District 4.

<sup>4</sup> The budget for West Hollywood ES includes \$150,000 of SEEDS/SEEDS+ funds plus a contribution of \$100,000 of Board District Priority funds from Board District 4.

Greening Index:

Broadway Elementary School Greening Index Rank No. 376

Dorris Elementary School Greening Index Rank No. 483

Hollywood Elementary School Greening Index Rank No. 339

Newcastle Elementary School Greening Index Rank No. 265

Osceola Elementary School Greening Index Rank No. 569

West Hollywood Elementary School Greening Index Rank No. 132

**SCHOOL CONSTRUCTION BOND CITIZENS' OVERSIGHT COMMITTEE**

<b>D. Michael Hamner, FAIA, Chair</b> American Institute of Architects	<b>Neelura Bell</b> CA Charter School Association	<b>William O. Ross IV</b> 31 <sup>st</sup> District PTSA
<b>Robert Campbell, Vice-Chair</b> L.A. Co. Auditor-Controller's Office	<b>Sandra Betts</b> CA Tax Reform Assn.	<b>Dr. Bevin Ashenmiller (Alternate)</b> Tenth District PTSA
<b>Dr. Samantha Rowles, Secretary</b> LAUSD Student Parent	<b>Chad Boggio</b> L.A. Co. Federation of Labor AFL-CIO	<b>Ashley Kaiser (Alternate)</b> Assoc. General Contractors of CA
<b>Patrick MacFarlane, Executive Committee</b> Early Education Coalition	<b>Aleigh Lewis</b> L.A. City Controller's Office	<b>Connie Yee (Alternate)</b> L.A. Co. Auditor-Controller's Office
<b>Scott Pansky, Executive Committee</b> L.A. Area Chamber of Commerce	<b>Jennifer McDowell</b> L.A. City Mayor's Office	<b>Vacant</b> Senior Citizens' Organization
	<b>Brian Mello</b> Assoc. General Contractors of CA	<b>Vacant</b> LAUSD Student Parent
<b>Joseph P. Buchman – Legal Counsel</b> Burke, Williams & Sorensen, LLP	<b>Santa Ramirez</b> Tenth District PTSA	
<b>Lori Raineri and Keith Weaver – Oversight Consultants</b> Government Financial Services Joint Powers Authority		<b>Timothy Popejoy</b> Bond Oversight Administrator
		<b>Perla Zitle</b> Bond Oversight Coordinator

**RESOLUTION 2025-03****BOARD REPORT 204-24/25**

**RECOMMENDING BOARD APPROVAL TO DEFINE AND APPROVE SIX SUSTAINABLE ENVIRONMENT ENHANCEMENT DEVELOPMENTS FOR SCHOOLS (SEEDS) PROJECTS AND AMEND THE FACILITIES SERVICES DIVISION STRATEGIC EXECUTION PLAN TO INCORPORATE THEREIN**

WHEREAS, District Staff proposes the Board of Education define and approve six Sustainable Environment Enhancement Developments for Schools (SEEDS) Projects at Broadway Elementary School, Dorris Elementary School, Hollywood Elementary School, Newcastle Elementary School, Osceola Elementary School, and West Hollywood Elementary School (Projects), which have a total combined budget of \$900,000, and amend the Facilities Services Division (Facilities) Strategic Execution Plan (SEP) to incorporate therein, as defined in Board Report No. 204-24/25; and

WHEREAS, The SEEDS Program was established to support the development of projects that will enhance school sites by creating outdoor learning spaces in collaboration with school-based and community-led efforts (Program); and

WHEREAS, Potential projects are identified through proposals submitted by schools and/or partners. A school site by itself, or in cooperation with a partner organization, may submit a SEEDS application to receive up to \$100,000 to create or improve an outdoor learning space. An additional \$50,000 is available to schools ranked in the top 150 on the Los Angeles Unified Greening Index of schools in need of green space as published in August 2022 (Greening Index); and

WHEREAS, The Los Angeles Unified Greening Index ranks Broadway Elementary School (376), Dorris Elementary School (483), Hollywood Elementary School (339), Newcastle Elementary School (265), Osceola Elementary School (568), and West Hollywood Elementary School (132); and

## **RESOLUTION 2025-03**

### **RECOMMENDING BOARD APPROVAL TO DEFINE AND APPROVE SIX SUSTAINABLE ENVIRONMENT ENHANCEMENT DEVELOPMENTS FOR SCHOOLS (SEEDS) PROJECTS AND AMEND THE FACILITIES SERVICES DIVISION STRATEGIC EXECUTION PLAN TO INCORPORATE THEREIN**

WHEREAS, District Staff evaluates proposals based on the specific criteria and requirements outlined in the SEEDS Program Guide to ensure each proposal meets the eligibility requirements and includes a written project narrative describing the project scope, an explanation of how the project will be integrated into the school's curriculum, and confirmation of the availability of resources to outfit and maintain the outdoor learning space, and the projects being recommended were reviewed and are found to be in compliance with the Program requirements; and

WHEREAS, The combined project budget for the six proposed Projects is \$900,000. The Projects will be funded with Bond Program funds earmarked specifically for school upgrades and reconfigurations to support wellness, health, athletics, learning, and efficiency; and

WHEREAS, The combined project budget includes a contribution of \$250,000 from Bond Program funds earmarked for Board District Priority Projects in Board District 4 which will be transferred to funds earmarked in the SUP for school upgrades and reconfigurations to support wellness, health, athletics, learning, and efficiency. The breakdown of this contribution by project is shown in Exhibit A of Board Report No. 204-24/25; and

WHEREAS, In order to ensure the long-term permanence of each SEEDS project, the school site and/or its partner organization must enter into a Maintenance Agreement that provides for the ongoing maintenance of the proposed outdoor learning space; and

WHEREAS, the District's Office of the General Counsel has reviewed the proposed Projects and determined that they may proceed to the School Construction Bond Citizens' Oversight Committee (BOC) for consideration and recommendation to the Board of Education; and

WHEREAS, District Staff has concluded that this proposed Facilities SEP amendment will facilitate Los Angeles Unified's ability to successfully complete the Facilities SEP.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The School Construction Citizens' Bond Oversight Committee (BOC) recommends the Board of Education define and approve six SEEDS Projects at Broadway Elementary School, Dorris Elementary School, Hollywood Elementary School, Newcastle Elementary School, Osceola Elementary School, and West Hollywood Elementary School, with a total combined budget of \$900,000, and amend the Facilities SEP to incorporate therein, as defined in Board Report No. 204-24/25, a copy of which is attached hereto in the form it was presented to the BOC and is incorporated herein by reference.
2. This resolution shall be transmitted to the Los Angeles Unified School District Board of Education and posted on the Oversight Committee's website.

**RESOLUTION 2025-03**

**RECOMMENDING BOARD APPROVAL TO DEFINE AND APPROVE SIX SUSTAINABLE ENVIRONMENT ENHANCEMENT DEVELOPMENTS FOR SCHOOLS (SEEDS) PROJECTS AND AMEND THE FACILITIES SERVICES DIVISION STRATEGIC EXECUTION PLAN TO INCORPORATE THEREIN**

3. The District is directed to track the above recommendation and to report on the adoption, rejection, or pending status of the recommendations as provided in section 6.2 of the Charter and Memorandum of Understanding between the Oversight Committee and the District.

ADOPTED on January 30, 2025, by the following vote:

AYES: 10

ABSTENTIONS: 0

NAYS: 0

ABSENCES: 3

*/Robert Campbell/*

Robert Campbell  
Vice-Chair

*/Samantha Rowles/*

Dr. Samantha Rowles  
Secretary



## 6 Sustainable Environment Enhancement Developments for Schools (SEEDS) Projects

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Canterbury ES – SEEDS



Mayall ES – SEEDS



Malabar ES – SEEDS

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*Bond Oversight Committee Meeting  
January 30, 2025*

# Sustainable Environment Enhancement Developments for Schools (SEEDS) Program Background

## Overview

- Established in 2013 (BOE #317-12/13) to support and expand the number of greening projects at LAUSD schools
- 99 SEEDS projects have been approved by the Board of Education
  - 79 projects have been completed
  - 3 under construction
  - 17 pending start of construction

## Funding

- Originally provided up to \$25,000 to projects
- In 2015, increased to \$35,000
- In 2016, increased to \$100,000
- In 2022, an additional \$50,000 was made available to SEEDS+ schools
- \$13M of Bond funds have been allocated to the SEEDS Program
  - Approximately \$7.2M has been allocated to approved SEEDS projects
  - Approximately \$5.8M remaining

## Selection Criteria

- Schools are selected by request (schools submit an application)
- LAUSD determines if there is a feasible location and whether there is a greening project or other significant exterior projects planned for the site
- SEEDS+ are those ranked in the top 150 on the LAUSD Greening Index



# Sustainable Environment Enhancement Developments for Schools (SEEDS) Projects

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5	6	N	Osceola ES	School	31.72%	Construct an outdoor learning environment of approximately 2,600 square feet. The project includes the removal of asphalt and the addition of raised garden beds, decomposed granite, salvaged log benches and stools, and native planting areas with shade trees.	\$100,000	Q4-2025	Q3-2026
6	4	W	West Hollywood ES <sup>4</sup>	School	7.21%	Construct an outdoor learning environment of approximately 9,600 square feet. The project includes the removal of asphalt and the addition of a grass field, native planting areas with shade trees and mulch.	\$250,000	Q4-2025	Q3-2026
<b>TOTAL</b>							<b>\$900,000</b>		

<sup>1</sup> Project budget reflects the design services and improvements undertaken by the District. The outfitting and maintenance of the outdoor learning space will be provided by the school site community and/or partner organization.

<sup>2</sup> The budget for Broadway ES includes \$100,000 of SEEDS funds plus a contribution of \$100,000 of Board District Priority funds from Board District 4.

<sup>3</sup> The budget for Newcastle ES includes \$100,000 of SEEDS funds plus a contribution of \$50,000 of Board District Priority funds from Board District 4.

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Greening Index:

Broadway Elementary School Greening Index Rank No. 376

Dorris Elementary School Greening Index Rank No. 483

Hollywood Elementary School Greening Index Rank No. 339

Newcastle Elementary School Greening Index Rank No. 265

Osceola Elementary School Greening Index Rank No. 569

West Hollywood Elementary School Greening Index Rank No. 132

# Broadway Elementary School

## SEEDS Garden Project



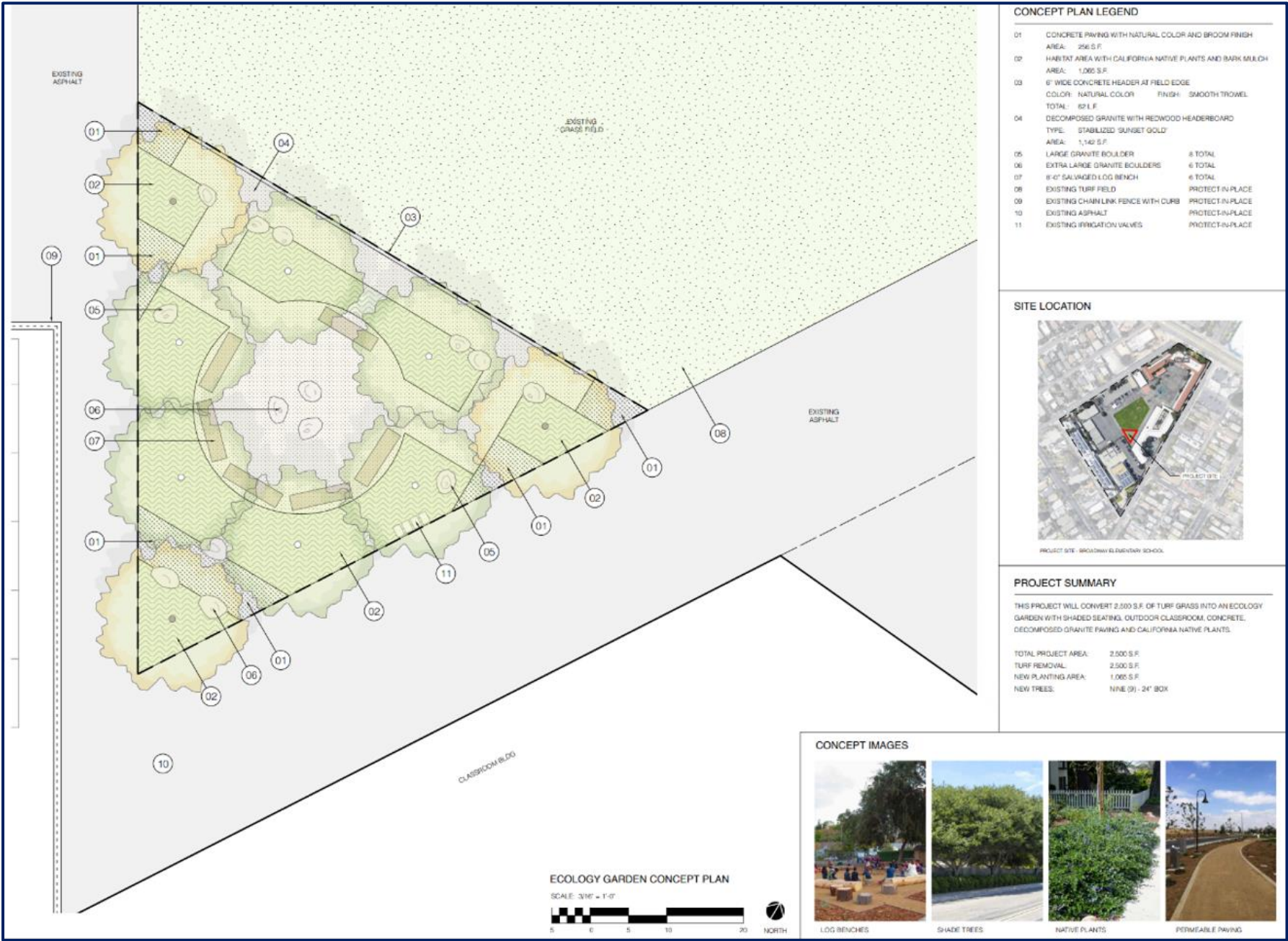
### Project Scope:

- Construct an outdoor learning environment of approximately 2,500 square feet. The project includes the removal of grass and the addition of new decomposed granite, salvaged log benches, boulders, and native planting areas with shade trees.

**Enrollment:** 546

**Construction Schedule:**  
Q4-2025 to Q3-2026

**Project Budget:** \$200,000



# Dorris Elementary School

## SEEDS Garden Project

### Project Scope:

- Construct an outdoor learning environment of approximately 3,000 square feet. The project includes the removal of asphalt and the addition of new decomposed granite, salvaged log benches and stools, and native planting areas with shade trees.

**Enrollment:** 231

**Construction Schedule:**  
Q4-2025 to Q3-2026

**Project Budget:** \$100,000



# Hollywood Elementary School

## SEEDS Garden Project

### Project Scope:

- Construct an outdoor learning environment of approximately 3,000 square feet. The project includes the removal of grass and the addition of raised garden beds, new decomposed granite, engineered wood fiber, salvaged log benches and stools, a music and movement area, and native planting areas with shade trees.

**Enrollment:** 175

**Construction Schedule:**  
Q4-2025 to Q3-2026

**Project Budget:** \$100,000



# Newcastle Elementary School

## SEEDS Garden Project

### Project Scope:

- Construct an outdoor learning environment of approximately 2,820 square feet. The project includes the removal of asphalt and the addition of raised garden beds, new decomposed granite, salvaged log benches and stools, and native planting areas with shade trees.

**Enrollment:** 302

**Construction Schedule:**  
Q4-2025 to Q3-2026

**Project Budget:** \$150,000



# Osceola Elementary School

## SEEDS Garden Project

### Project Scope:

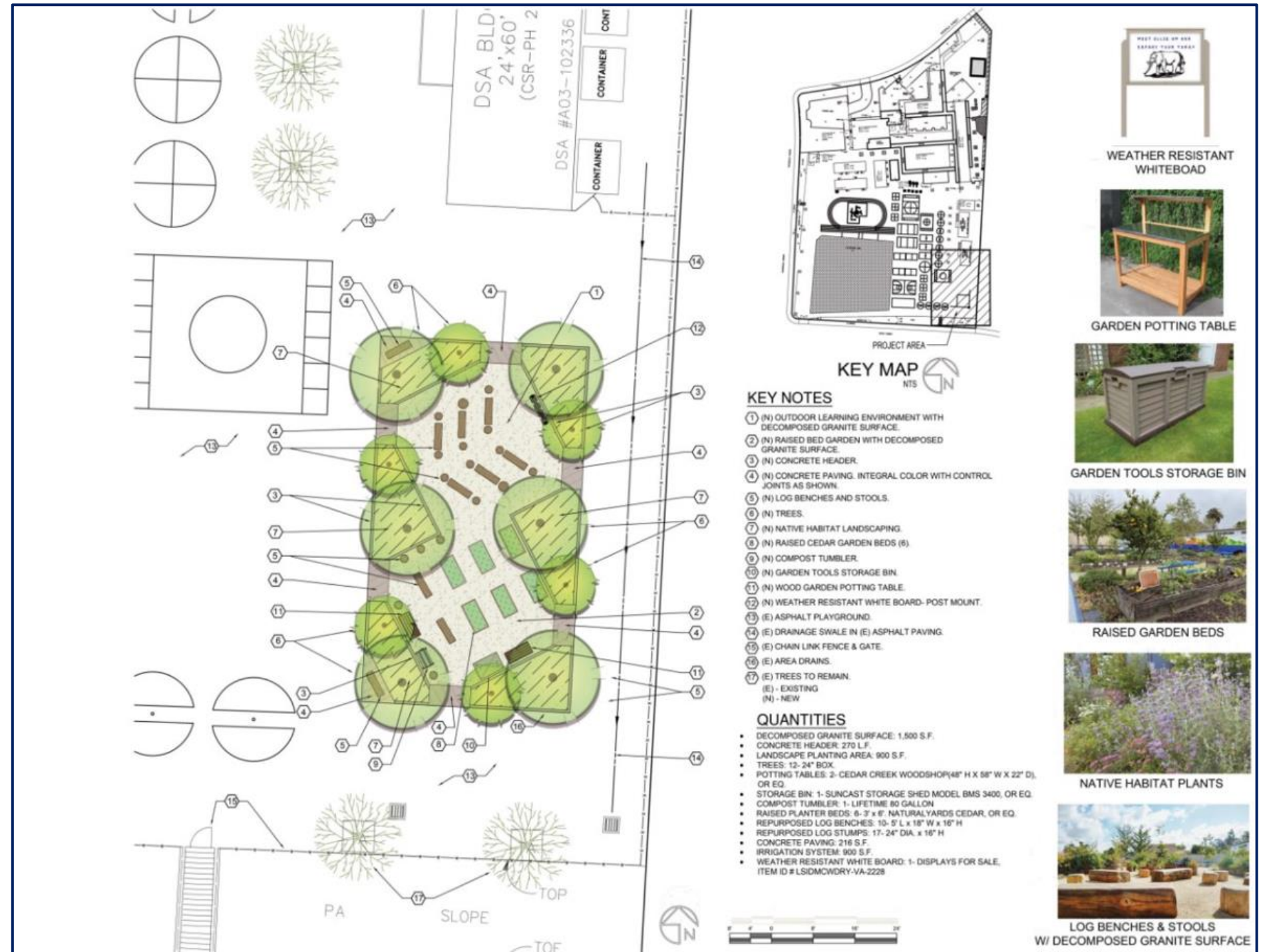
- Construct an outdoor learning environment of approximately 2,600 square feet. The project includes the removal of asphalt and the addition of raised garden beds, decomposed granite, salvaged log benches and stools, and native planting areas with shade trees.

**Enrollment:** 352

### Construction Schedule:

Q4-2025 to Q3-2026

**Project Budget:** \$100,000



# West Hollywood Elementary School

## SEEDS Garden Project

### Project Scope:

- Construct an outdoor learning environment of approximately 9,600 square feet. The project includes the removal of asphalt and the addition of a grass field, native planting areas with shade trees and mulch.

Enrollment: 312

Construction Schedule:  
Q4-2025 to Q3-2026

Project Budget: \$250,000



**Questions?**