

LOS ANGELES UNIFIED SCHOOL DISTRICT

SCHOOL CONSTRUCTION BOND CITIZENS' OVERSIGHT COMMITTEE

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Oversight Committee Consultant

Gary C. Anderson, PhD

Bond Administrator

Daniel Hwang

Administrative Analyst

RESOLUTION 2014-43

BOARD REPORT NO. 172-14/15

**AMENDMENT TO THE FACILITIES SERVICES DIVISION STRATEGIC
EXECUTION PLAN TO DEFINE AND APPROVE SEVEN PROJECTS THAT
ADDRESS CRITICAL SCHOOL REPAIR NEEDS**

WHEREAS, District staff proposes that the Board of Education approve an amendment to the Facilities Services Division (FSD) Strategic Execution Plan (SEP) to define and approve seven projects that address critical school repair needs with a combined budget of \$22,435,434 (collectively, the "Project") as described in Board Report 172-14/15 a copy of which is attached hereto in the form it was presented to the BOC and is incorporated herein by reference; and

WHEREAS, on January 14, 2014, the Board of Education approved the establishment of the School Upgrade Program (SUP), the next phase of the District's Bond Program which will modernize, build and repair school facilities to improve student health, safety and educational quality; and

WHEREAS, the SUP includes a spending target to address "Critical School Repair and Safety Improvements to School Building Components"; and

WHEREAS, District Staff has determined that the Project is necessary to improve student health, safety and educational quality; and

WHEREAS, the Board of Education's approval of the Project will authorize District Staff to proceed with the expenditure of bond funds to undertake the Project in accordance with the provisions set forth in Measures K, R, Y and Q; and

WHEREAS, these projects are consistent with the District's commitment to address unmet school facilities needs and provide students with a safe and healthy learning environment; and

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WHEREAS, District Staff has concluded that the proposed SEP amendment will facilitate implementation of the FSD SEP, and therefore, it will not adversely affect the District's ability to successfully complete the FSD SEP.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The School Construction Citizens' Bond Oversight Committee recommends that the Board of Education adopt an amendment to the Facilities Services Division (FSD) Strategic Execution Plan (SEP) to define and approve seven projects that address critical school repair needs with a combined budget of \$22,435,434 as defined in Board Report 172-14/15 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.
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 October 30, 2014, by the following vote:

AYES: **10**

ABSTENTIONS: **0**

NAYS: **0**

ABSENCES: **4**

Stephen English

Stephen English
Chair

Quynh Nguyen

Quynh Nguyen
Secretary



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

Report Number:	172-14/15
Date:	November 18, 2014
Subject:	Amendment to the Facilities Services Division Strategic Execution Plan to Define and Approve Seven Projects That Address critical School Repair Needs
Responsible Staff:	
Name	Mark Hovatter, Chief Facilities Executive
Office/Division	Facilities Services Division
Telephone No.	213-241-4811

BOARD REPORT

Action Proposed: Staff proposes that the Board of Education approve an amendment to the Facilities Services Division (FSD) Strategic Execution Plan (SEP) to define and approve seven projects that address critical school repair needs. The scope, schedule and budget for the seven proposed projects are described in Attachment A. The total combined budget for the seven projects is \$22,435,434.

Background: On January 14, 2014, the Board of Education approved the establishment of the School Upgrade Program (SUP), the next phase of the District's Bond Program which will modernize, build and repair school facilities to improve student health, safety and educational quality. The Board's action approved the overarching goals and principles, funding sources, specific categories of need, and spending targets for the SUP. In total, \$7,852,970,000 was allocated to support the development of projects under the SUP.

The SUP includes a spending target to address "Critical School Repair and Safety Improvements to School Building Components." Projects developed under this category of need are included in the Facilities Services Division Strategic Execution Plan. The seven proposed projects that address critical school repair needs are necessary to improve student health, safety and educational quality.

Expected Outcomes: Staff anticipates that the Board of Education will approve the proposed action to define and approve seven projects to address critical school repair needs that will improve student health, safety and educational quality.

Board Options and Consequences: A "yes" vote will authorize staff to proceed with the expenditure of bond funds to undertake the seven proposed projects in accordance with the



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provisions set forth in Measures K, R, Y and Q. If the proposed action is not approved, bond funds will not be expended and critical school repair needs will remain unaddressed.

Policy Implications: These actions are consistent with the District's commitment to address unmet school facilities needs and provide students with a safe and healthy learning environment.

Budget Impact: The total combined budget for the seven projects is \$22,435,434. The projects will be funded with Bond Program funds earmarked specifically for critical school repair and safety improvements to school building components.

Issues and Analysis: It may be necessary to undertake feasibility studies, site analysis, scoping, and/or due diligence activities on the proposed projects prior to initiating design. As necessary, the Office of Environmental Health and Safety (OEHS) will evaluate the proposed projects in accordance with the California Environmental Quality Act (CEQA) to ensure compliance. If through the planning and design process it is determined that the proposed project scope(s) will not sufficiently address the critical need identified, the project scope, schedule and budget will be revised accordingly.

Bond Oversight Committee Recommendations: This item was considered by the School Construction Bond Citizens' Oversight Committee (BOC) at its meeting of October 30, 2014. Staff has concluded that this proposed FSD SEP amendment will facilitate implementation of the FSD SEP, and therefore, it will not adversely affect the District's ability to successfully complete the FSD SEP.

Attachments: Attachment A- Project Definitions for Seven Projects That Address Critical School Repair Needs.

☐ **Informative** None.

☐ **Desegregation** N/A.

Impact Statement



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

Respectfully submitted,

APPROVED BY:

RAMON C. CORTINES
Superintendent of Schools

MICHELLE KING
Chief Deputy Superintendent
School Operations

REVIEWED BY:

APPROVED BY:

DAVID HOLMQUIST
General Counsel

☐ Approved as to form.

MARK HOVATTER
Chief Facilities Executive
Facilities Services Division

PRESENTED BY:

TONY ATIENZA
Director of Budget Services and
Financial Planning

☐ Approved as to budget impact statement.

ROGER FINSTAD
Director, Maintenance & Operations
Facilities Services Division



LOS ANGELES UNIFIED SCHOOL DISTRICT

Board of Education Report

Attachment A

1. 95th Street Elementary School – Project to Address Antiquated Cooling Tower

Educational Service Center West, Board District 1 - McKenna

- *Project Background and Scope* – This project will upgrade the existing antiquated cooling tower, pumps, chemical feeders, piping and tower pads. The existing system is over 25 years old and is in poor condition resulting in frequent system failures and unreliable service.
- *Project Budget* -- \$830,047
- *Project Schedule* – Construction is anticipated to begin in Q1 2016, and conclude in Q2 2016.

2. Berendo Middle School – Project to Address Failing Retaining Wall

Educational Service Center East, Board District 2 - García

- *Project Background and Scope* – A 24-foot section of retaining wall and chain link fence on the playground along 11th Street is failing due to storm water run-off penetration and subsequent corrosion. The wall has been shored up and temporarily fenced off as the area poses a significant safety hazard should the wall completely fail. This project will replace 24 feet of damaged concrete masonry unit, rebar and fencing material.
- *Project Budget* -- \$280,366
- *Project Schedule* -- Construction is anticipated to begin in Q3 2015, and conclude in Q4 2015.

3. Capistrano Elementary School – Project to Address Deteriorated Asphalt Concrete Paving

Educational Service Center North, Board District 3 - Galatzan

- *Project Background and Scope* – The 18-year-old asphalt concrete paving on the campus is severely damaged and in need of replacement. The scope of work includes replacement of deteriorated asphalt concrete pavement as needed, redesigning the outdoor athletic areas to meet current requirements, and replacement or repair of outdoor apparatus and fencing as necessary. Also included are the associated path of travel upgrades and drainage systems required by the Division of State Architect (DSA) and the District's Stormwater Technical Manual.
- *Project Budget* -- \$2,814,301
- *Project Schedule* -- Construction is anticipated to begin in Q1 2016, and conclude in Q3 2016.

4. Glenwood Elementary School – Project to Address Antiquated Fire Alarm System

Educational Service Center North, Board District 6 - Ratliff

- *Project Background and Scope* – This project will upgrade the antiquated fire alarm system to comply with the 2013 California Building Code. This project will remove existing panels, wiring and raceways. The upgrades will include a mechanism that will report fire alarm activations to a central monitoring system.
- *Project Budget* -- \$1,068,985
- *Project Schedule* – Construction is anticipated to begin in Q1 2016, and conclude in Q3 2016.

5. Grant High School – Project to Address Antiquated Heating, Ventilation and Air Conditioning Systems in the Main Building and the Library

Educational Service Center North, Board District 3 - Galatzan



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- *Project Background and Scope* –This project will upgrade the existing heating, ventilation and air conditioning system in the Main Building and the Library. The existing systems are over 30 years old and are in poor condition resulting in frequent system failures and unreliable service.
- *Project Budget* -- \$2,491,787
- *Project Schedule* – Construction is anticipated to begin in Q3 2016, and conclude in Q2 2017.

6. Main Street Elementary School – Project to Address Antiquated Heating, Ventilation and Air Conditioning Systems and to Replace Associated Roofing

Educational Service Center East, Board District 7 - Vladovic

- *Project Background and Scope* –This project will upgrade the existing heating, ventilation and air conditioning systems in five buildings, housing 36 classrooms. The existing equipment is over 28 years old and in poor condition resulting in frequent system failures and unreliable service. The project will also include replacing the deteriorated roofing on the five buildings.
- *Project Budget* -- \$10,112,868
- *Project Schedule* – Construction is anticipated to begin in Q3 2016, and conclude in Q4 2017.

7. Markham Middle School – Project to Address the Antiquated Storm Drain System

Intensive Support and Innovation Center (ISIC), Board District 7 - Vladovic

- *Project Background and Scope* –This project will replace the deteriorated storm drain system for the site which is part of the Compton Creek of the Los Angeles River Watershed and thus impacted by pollutants. The District has received a Proposition 84 Stormwater Grant for \$999,689 to address the storm drain issues on the campus. The grant will reimburse the bond program once the approved direct costs have been expended. The scope of work includes the storm drain improvements, and replacement of deteriorated asphalt concrete pavement throughout the campus as needed. Also included are the associated path of travel upgrades and other drainage systems required by the Division of State Architect (DSA) and the District's Stormwater Technical Manual.
- *Project Budget* -- \$4,837,080
- *Project Schedule* – Construction is anticipated to begin in Q4 2015, and conclude in Q4 2016.