



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

Report Number:	337-13/14
Date:	April 8, 2014
Subject:	Amendment to the Facilities Services Division Strategic Execution Plan to Define and Approve Three Projects to 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 three projects to address critical school repair needs. The total combined budget of the proposed projects is \$15,755,311. The scope, schedule and budget for the proposed projects are listed below:

Hobart Elementary School – Project to Address Deteriorated Roof Systems Including Mounted Heating Ventilation and Air Conditioning (HVAC) Ducts on Four School Buildings

Educational Service Center East, Board District 2

- *Project Background and Scope* – The roofing systems and mounted HVAC ducts on four of the school's buildings have deteriorated, causing persistent leaking. The leaking and subsequent damage to one of the buildings required the classrooms be relocated to an alternate building. The built-up type roof systems on these buildings are more than 40 years old, and have never been replaced. The project scope, schedule, and budget assume the deteriorated roof systems and HVAC roof-mounted ductwork are removed and replaced.
- *Project Budget* -- \$598,054
- *Project Schedule* -- Construction is anticipated to begin in July 2014, and conclude in December 2014.



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Palms Middle School – Project to Address Deteriorated Asphalt Concrete Paving

Educational Service Center West, Board District 1

- *Project Background and Scope* – The 35 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 of, and/or upgrades to, outdoor apparatus and fencing as necessary. Also included are the Division of State Architect (DSA) required upgrades for path of travel, and drainage system upgrades to meet State and District requirements for stormwater run-off.
- *Project Budget* -- \$7,706,656
- *Project Schedule* -- Construction is anticipated to begin in August 2015, and conclude in July 2016.

Northridge Middle School – Project to Address Deteriorated Asphalt Concrete Paving

Educational Service Center North, Board District 3

- *Project Background and Scope* – The nearly 30-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 of, and/or upgrades to, outdoor apparatus and fencing as necessary. Also included are the DSA required upgrades for path of travel, and drainage system upgrades to meet State and District requirements for stormwater run-off.
- *Project Budget* -- \$7,450,601
- *Project Schedule* -- Construction is anticipated to begin in June 2015, and conclude in June 2016.

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. As proposed projects are developed, they will be submitted to the Bond Oversight Committee (BOC) for consideration and the Board of Education for approval.



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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 three proposed projects to 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 three 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 three proposed projects in accordance with the 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:	The projects 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 three critical school repair projects is \$15,755,311. The projects will be funded by 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 BOC at its meeting of March 27, 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: ☐ Informative ☐ Desegregation Impact Statement	None.



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Respectfully submitted,


DR. JOHN E. DEASY
Superintendent

APPROVED BY:



MICHELLE KING
Senior Deputy Superintendent
School Operations

REVIEWED BY:



DAVID HOLMQUIST
General Counsel

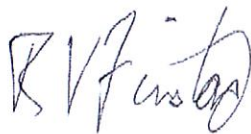
APPROVED BY:



MARK HOVATTER
Chief Facilities Executive
Facilities Services Division

☒ Approved as to form.

PRESENTED BY:



ROGER FINSTAD
Director, Maintenance & Operations
Facilities Services Division



TONY ATIENZA
Director of Budget Services and
Financial Planning

☒ Approved as to budget impact statement.

**LOS ANGELES UNIFIED SCHOOL DISTRICT
SCHOOL CONSTRUCTION BOND CITIZENS' OVERSIGHT COMMITTEE**

Stephen English, Chair
L.A. City Controller's Office
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L.A. Area Chamber of Commerce
Barry Waite
CA Tax Reform Assn.
Susan Linschoten (Alternate)
L.A. Co. Auditor-Controller's Office

Joseph P. Buchman – Legal Counsel
Burke, Williams & Sorensen, LLP
Thomas A. Rubin, CPA
Oversight Committee Consultant

Gary C. Anderson, PhD
Bond Administrator
Daniel Hwang
Administrative Analyst

RESOLUTION 2014-09

BOARD REPORT NO. 337-13/14

**AMENDMENT TO THE FACILITIES SERVICES DIVISION STRATEGIC EXECUTION
PLAN TO DEFINE AND APPROVE THREE PROJECTS TO 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 three projects to address critical school repair needs with a combined budget of \$15,755,311 (collectively, the "Project") as described in Board Report 337-13/14 attached hereto as follows:

1. Hobart Elementary School – Project to Address Deteriorated Roof Systems Including Mounted Heating Ventilation and Air Conditioning (HVAC) Ducts on Four School Buildings - \$598,054
2. Palms Middle School – Project to Address Deteriorated Asphalt Concrete Paving - \$7,706,656
3. Northridge Middle School – Project to Address Deteriorated Asphalt Concrete Paving - \$7,450,601

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

RESOLUTION 2014-09

**AMENDMENT TO THE FACILITIES SERVICES DIVISION STRATEGIC EXECUTION
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WHEREAS, District Staff has concluded that the 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.

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 three projects to address critical school repair needs with a combined budget of \$15,755,311 as defined in Board Report 337-13/14, 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.

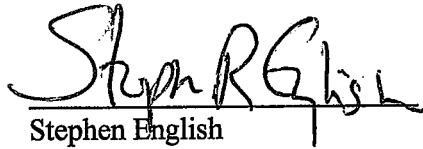
ADOPTED on March 27, 2014, by the following vote:

AYES: 13

ABSTENTIONS: 0

NAYS: 0

ABSENCES: 1



Stephen English
Chair



Pamela Schmidt
Vice-Chair