

Discussion and/or Action Item D.1.
 Prepared by Bill Clark
 November 17, 2008

Discussion about Post Occupancy Review,
 Successes, Status of Construction

BACKGROUND:

As of October 31, 2008, the modernization project construction status is as follows:

SITE	PERCENT COMPLETE	STATUS <i>All Dates are Approximate</i>
Sycamore Canyon Modernization	91%	Wings A, B, C, and D and kitchen are completed. All classrooms are completed. All Work remaining to be done is Building G, Multi-purpose Room by November 24, 2008. Library addition February 2009 to February 2010.
Cajon Park Modernization	68%	Wings A, B, D, E, and G are completed. Round Library Learning Resource Center beginning construction, completion planned February 15, 2009. Wing C is in final phase of construction and completion is planned by April 30, 2008.
Cajon Park 2-Story Addition	80%	Construction is ahead of schedule. Moves to be completed before & during winter break for grades 5-8.
Cajon Park Fields	0%	Plan is to work with the City and Padre Dam on field design prior to re-installation.
Carlton Hills Modernization	68%	Wings A, B, C, and D are completed. All classrooms are completed. Multi-purpose facility under construction. Completion January 2009. Library Learning Resource Center is in final phase of construction and completion is by April 30, 2009. The kitchen will be completed over winter break.
Carlton Hills 10-Classroom Addition	15%	The 10-classroom addition is under construction and is scheduled for completion April 30, 2009.
Carlton Oaks Modernization	88%	Wings A, B, C, and D are completed. All classrooms are completed. The Round Library Learning Resource Center is under construction and ahead of schedule. Completion is by February 15, 2009.
Carlton Oaks 10-Classroom Addition	24%	The 10-classroom addition is under construction and is scheduled for completion April 30, 2009.
Rio Seco Modernization	86%	Wings A, B, C, and D are completed. All classrooms are completed. The Round Library Learning Resource Center is under construction and ahead of schedule and is scheduled to be completed by February 15, 2009.

Rio Seco 10-Classroom Addition	20%	The 10-classroom addition is under construction and is scheduled for completion April 30, 2009.
--------------------------------------	-----	---

Post occupancy issues with skylights, plumbing, electrical/data outlets, roofs, gas piping, HVAC controls, and user training have been reviewed. Opportunities to address requests are being creatively accomplished with special projects through Maintenance & Operations and Information Technology to resolve site requests. A planter project for \$600 was completed at Carlton Hills with a savings of \$2,600.00, as an example. The picture is attached.

Administration will also update the Board on the Post Occupancy Pick-Up List status attached. Warranty item logs and current construction schedules are in the appendix.

RECOMMENDATION:

This is a discussion item.

Action is at the discretion of the Board.

This recommendation supports the following District goal:

- Provide facilities that optimize the learning environment for all students.

FISCAL IMPACT:

The fiscal impact of additional resources will vary with the tasks required.

STUDENT ACHIEVEMENT IMPACT:

Quality learning environments support increased student achievement and therefore the quality of the Modernization and new construction projects is critical to the learning environment.

Motion:		Second:		Vote:		Agenda Item D.1
---------	--	---------	--	-------	--	-----------------

Discussion and/or Action Item D.4.
Prepared by Bill Clark
November 17, 2008

Current Analysis and Financing Summary
of the Capital Improvement Program Budget

BACKGROUND:

Administration, Capitol Public and the County Office of Education will present a current analysis and financing summary of the Capital Improvement Program. Administration will also present status of the five schools under construction and an overview status of the District’s construction contingency funds remaining. A summary of the documents for the five schools are attached. Please note that revenue for some funding sources are State matching and are not allocated until construction is awarded or completed.

Administration will provide the following reports:

- Cash Flow Analysis
- Capital Improvement Budget
- Revised Revenue Summary
- Revised Program Expenditures
- Contingency Funds Summary

RECOMMENDATION:

Administration requests that the Board of Education review and discuss the revised project funding summary and cash flow analysis.

This recommendation supports the following District goal:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.

FISCAL IMPACT:

The approved budget of the Capital Improvement Program (CIP) of \$128 million is funded from CIP funds, Prop R bond proceeds (\$60 million), and State modernization matching funds, as well as other targeted funds the District is seeking.

STUDENT ACHIEVEMENT IMPACT:

The modernization/Capital Improvement Program plans will positively impact student learning environments.

Motion:		Second:		Vote:		Agenda Item D.4.
---------	--	---------	--	-------	--	------------------

Discussion and/or Action Item D.5.
Prepared by Bill Clark
November 17, 2008

Review and Discuss Remaining
Projects and Phase II Schools:
Chet F. Harritt, Prospect, Pepper Drive,
Sycamore Canyon, and Hill Creek

BACKGROUND:

Administration will present Phase II school construction options to the Board to stage Phase II projects in light of cash flow schedules. The CIP/Modernization schedule is a five-year program, 2007 through 2012. (See school signs in appendix.) Administration will present the proposed GANT construction schedule options for remaining program work and Phase II schools (Chet F. Harritt, Prospect Avenue, Pepper Drive, Sycamore Canyon library, and Hill Creek) for Board discussion.

RECOMMENDATION:

It is recommended that the Board of Education discuss and review remaining projects and Phase II schools proposed construction schedules (Chet F. Harritt, Prospect Avenue, Pepper Drive, Sycamore Canyon library, and Hill Creek) in light of cash flow schedule. Action will be requested at the end of the Board workshop so the Board may consider all details about the modernization/Capital Improvement Program Plans and cash flow of bond funds relative to project schedules. It is requested that the Board review and discuss the construction phasing options. Action is requested at the conclusion of today's meeting under agenda item 6.

This recommendation supports the following District goals:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.

FISCAL IMPACT:

The total budget for remaining projects and Phase II schools is approximately \$50 million. \$20 million in cash flow schedule will be available March 2009. (See attached chart.) The budget of the Capital Improvement Program is \$128.7 million, and will be funded from CIP funds, Prop R bond proceeds, and State modernization matching funds. Please refer back to the cash flow chart in item D.4.

STUDENT ACHIEVEMENT IMPACT:

The modernization/Capital Improvement Program plans will positively impact student learning environments.

Motion:		Second:		Vote:		Agenda Item D.5.
---------	--	---------	--	-------	--	------------------

Discussion and/or Action Item D.6.
Prepared by Bill Clark
November 17, 2008

Library Learning Resource Center

BACKGROUND:

As we move closer to the fruition of the new library with infused technology, administration and staff have looked at what the model of education should be for this new dynamic space within the. A suggested title and building name is recommended as *The Learning Resource Center*.

In addition, we are discussing the types of instructional activities envisioned in the digital age including print and electronic resources, a wireless platform, and mobile laptop carts are also being considered for elimination for this building. With modifications to the plans, the wall between the library and tech lab area for better visual supervision. Shelving will accommodate books for enrollment of 10,000 to 12,000 books for enrollments of 500-900. Finally, the lab structure inhibits use of technology in the classroom, having opportunities for mobile computing anywhere in this resource center is in the planning. *See attached plan.*

RECOMMENDATION:

Administration recommends that the Board discuss and provide direction for finalized library shelving bids and the final design.

This recommendation supports the following District goal:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.

FISCAL IMPACT:

The fiscal impact is \$480,000 for a wireless solution and computers to support the learning center technology at 9 schools. \$55,000 per site includes \$35,000 for wireless infrastructure plus \$20,000 for technology equipment funding to be determined as a priority in the future as funding is realized.

STUDENT ACHIEVEMENT IMPACT:

The modernization/Capital Improvement Program plans will positively impact student learning environments.

Motion:		Second:		Vote:		Agenda Item D.6.
---------	--	---------	--	-------	--	------------------

Board Action Item D.7.
Prepared by Bill Clark
November 17, 2008

Board Action on
Capital Improvement Program

BACKGROUND:

Administration has presented in Board Items 2 - 6. Based on Board Discussion of these items 2 - 6, the following Board Actions are necessary and any more at the discretion of the Board.

RECOMMENDATION:

It is recommended that the Board of Education:

1. Approve post occupancy follow-up work.
2. Approve the direction for Prospect Avenue.
3. Approve the revised revenue summary and program budget.
4. Approve the revised project schedule by providing direction to administration for Phase II.
5. Approve Chet F. Harritt Ball Field work to be part of the scope of work under the Douglas E. Barnhart construction services agreement of lease leaseback at Chet F. Harritt.

FISCAL IMPACT:

The approved budget of the Capital Improvement Program (CIP) is \$128 million is funded from CIP funds, Prop R bonds proceeds (\$60 million), and State modernization matching funds, as well as other targeted funds the District is seeking. Cash flow has an impact on when projects can be constructed over the remaining three years of this five-year project, 2006 through 2011.

STUDENT ACHIEVMENT IMPACT:

The Modernization/Capital Improvement Program plans will positively impact student learning environments.

Motion:		Second:		Vote:		Agenda Item D.7.
---------	--	---------	--	-------	--	------------------