



June 2017



OXNARD  
SCHOOL  
DISTRICT

# MASTER CONSTRUCT AND IMPLEMENTATION PROGRAM

Semi-Annual Report to the Board of Trustees



**CFW**  
*Planning and Financing Better  
Schools for California Students*



Prepared by:

**Caldwell Flores Winters**

1901 Victoria Avenue, Suite 106  
Oxnard, CA 93035

6425 Christie Avenue, Suite 270  
Emeryville, CA 94608

815 Colorado Boulevard, Suite 201  
Los Angeles, CA 90041

For:

**Oxnard School District**

1051 South A Street  
Oxnard, CA 93030

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# PROGRAM OVERVIEW

Caldwell Flores Winters, Inc. (“CFW”) is pleased to present this semi-annual update to the Master Construct and Implementation Program (“Program”) to the Oxnard School District (“District”) Board of Trustees (“Board”). This update report is the first semi-annual update since establishment of the now-integrated Program adopted by the Board in January 2017, as well as the ninth report in a series of updates linked to the original 2013 Implementation Program, and reflects conditions of the District’s Program between the January adoption and the time of this document’s publishing in June 2017. Updates are provided on the educational and facilities implementation components, as well as the funding and sequencing requirements to implement the Program. Recommendations are provided for consideration and further action by the Board over the next six-month period.

The Program continues to provide a consolidated master budget and schedule which merges and integrates the Measure “R” and Measure “D” bond programs and proposed projects and relies on other local funding, including developer fees, Mello Roos funds, and capital program balances. The Program also seeks to maximize State aid reimbursements for modernization and construction of school facilities as State funds become available. Program projects, sequencing, and timelines continue to be reviewed and adjusted by the Board on a six-month interval, as has occurred since the Program’s inception in January 2013. Since that time, the District has been able to:

- Reduce overcrowding at elementary schools by adopting a K-5 educational strand and facilities program at eleven school sites
- Convert the prior three junior high schools to 6-8 middle schools that support an academy based instructional program, including the completion of 21<sup>st</sup> century classroom and lab facilities
- Expand the K-8 instructional program to six K-8 school sites to increase parent choice, including the completion of 21<sup>st</sup> century science labs at three school sites
- Implement an extended day kindergarten program with improved facilities
- Deploy over 18,000 1:1 mobile devices to students and teachers
- Open the new Harrington campus, commence construction of the new Lemonwood and Elm schools, and move forward towards the anticipated completion of a Guaranteed Maximum Price (GMP) contract for the Marshall grade 6-8 expansion project and construction bid process for the Harrington Early Childhood Development Center

- Purchase the first of two planned elementary school sites to accommodate existing and future District enrollment
- Engage in ongoing efforts towards the acquisition and environmental review of a 25-acre site to accommodate existing and future enrollment with a second new elementary school and additional middle school, complete schematic design plans and Lease Lease-Back selection process for the McKinna reconstruction project and complete architectural selection process for the Rose Avenue Reconstruction and new Seabridge K-5 projects

The following components provide an executive summary to the Board on the status of Program efforts that have progressed since the previously adopted six-month review and provide recommended adjustments for the next six-month period.

## 1.1 EDUCATIONAL PROGRAM

The K-8 schools are in their third year of Academy program implementation and the Academic Strand Focus (K-5) and Academy (6-8) programs are now in their fourth academic year of development, and all continue to be the driver of facilities improvements and educational technology integration. All programs continue to be integrated into the school's overall educational vision and are in the process of integrating additional enrichment activities related to the academic themes.

Over the past six months, continued training sessions have been held with site principals, focused primarily on evaluation tools, as well as the continued implementation of the Academic Strand Focus and Academy programs across the district. Over the next six months, each school within the District will continue to build their academic program through the addition of student projects and other activities related to the academic focus of their schools. Additionally, the District will focus on continued development across the curriculum including teacher training.

As the District has proceeded with the implementation of its facilities program, educational specifications continue to be further detailed and amended to accommodate the District's requirements. As part of the June 2017 update, the District's Educational Specifications have been reviewed to specific program needs and ongoing demands for student housing. At this time, prior adopted educational specifications for kindergarten and special education classroom needs for grades K-5 are proposed to be updated.

Based on a review of the District's Transitional Kindergarten (TK) and Kindergarten Programs, proposed adjustments to the educational specifications include the addition of one kindergarten classroom for future new school projects, for a total of five designated kindergarten classrooms per specifications. This recognizes the increased demand to house TK students as the TK program continues to be institutionalized by the State in its operational and facility funding program. At this time, approximately 15 percent of the total Kindergarten enrollment is comprised of TK students which is sufficient to justify an additional kindergarten class at each new or reconstructed site.

The District's Special Education program has also been reviewed with respect to its demand for additional classroom spaces. Pursuant to State definitions, students enrolled in a Special Education program are

typically housed in a Special Day Class (SDC) labeled as *Severe* for those students whose needs require facilities designed specifically for the severely handicapped and *Non-Severe* for other students whose needs are accommodated in classroom space of general education classrooms. Adopted Educational Specifications call for a minimum of one SDC Non-Severe classroom to be provided at each school site. Recommended adjustments include providing for future school sites to have a “Flex Classroom” that is designed to accommodate the program requirements of a SDC Severe classroom where and if needed, yet appropriately sized and sited to meet student housing required by other programs, where possible such as SDC Non-Severe or additional Kindergarten or TK enrollment that may be similarly sized or equipped. Accordingly, an adjustment to Educational Specifications is recommended to provide one “Flex Classroom” of 1,120 square feet for future reconstructed K-5 schools, with access to shared storage and restrooms equivalent to those described for the Kindergarten/TK standard.

## 1.2 FACILITIES PROGRAM

The Master Construct and Implementation Program integrates efforts associated with the implementation of Measure “R” and Measure “D”. All Phase 1 Measure “R” facility improvements are either completed, under construction, or approved by the Division of the State Architect (DSA). Completed efforts include the acquisition of the Seabridge K-5 elementary school site, kindergarten and science lab upgrades to 22 classrooms across eight school sites, and the opening of the new Harrington K-5 campus. Projects under construction include continued reconstruction efforts for the new Lemonwood K-8 school and the construction of the new Elm K-5 campus. Finally, DSA approval and contractor selection and guaranteed maximum price negotiation has commenced for the grade 6-8 addition to Marshall.

In January 2017, the District launched Measure “D” projects with the planned reconstruction of McKinna and Rose Avenue K-5 elementary schools, the construction of a new Seabridge K-5 school, and a new Doris/Patterson site for K-5 and 6-8 schools. The new elementary and middle school site at Doris Avenue and Patterson Road has also undergone continued active negotiation and planning, with the development of the Environmental Impact Report, and preliminary discussions underway regarding the annexation of the site into the City.

Specific details of the status of major ongoing projects are provided in this report and summarized below:

- The reconstructed Lemonwood K-8 includes a new 2-story classroom building, multipurpose room, administration/library building, and kindergarten building. Construction of these facilities has reached 35% completion overall, continuing to progress on schedule. The roof of the classroom building has been completed and interior framing is ongoing, while the multipurpose room is taking shape as the structural steel is being erected. Occupancy of the first phase of the new campus is projected to occur in December of this year, with the overall project on pace to be completed in the summer of 2018.
- Construction of the Elm project commenced in February 2017, following Board approval of a guaranteed maximum price contract for the project. Site excavation work is now complete, ahead



of the anticipated pouring of the foundation. The project remains on pace to be ready for occupancy prior to the 2018-2019 school year.

- DSA approval for the Marshall twelve (12) classroom building project was received in February 2017. A contractor was identified pursuant to a selection process in compliance with changes in State law, notably the enactment in January 2017 of AB 2316. Establishment of the new process in compliance with AB 2316, for both this project and those that follow, included the development of updated Board policies and administrative regulations as well as new mechanisms for soliciting contractor qualifications and proposals for Lease Lease-Back projects. Pursuant to this process, a Guaranteed Maximum Price is currently under development which is anticipated to be presented to the Board for consideration in June 2017, with construction commencing immediately thereafter.
- Award of the contract for the Harrington Early Childhood Development Center is anticipated to be presented to the Board for consideration in June 2017, with construction of the project commencing thereafter. Completion of this project will complete all phases of work for the Harrington site.
- Schematic Design plans and a Lease Lease-Back contractor selection process for the McKinna reconstruction project are now complete, with architectural work proceeding towards submittal to DSA by September 2017.
- Architectural proposals have been reviewed and interviews held for the Rose Avenue Reconstruction project and new Seabridge K-5 project, with recommendations of conceptual designs and assigned architects anticipated for the Board's consideration in June 2017 and August 2017, respectively.
- Efforts towards the acquisition and environmental review of a new elementary and middle school site at Doris Avenue and Patterson Road continue in active negotiation and planning.

In addition, based on proposed changes to the District's educational specifications, additional classroom facilities are proposed to better accommodate existing TK/Kindergarten enrollment immediately and future Special Education Programs. Four K-5 school sites – McAuliffe, Ritchie, Brekke, and Ramona – were previously determined to benefit from additional program support space as part of the Master Construct and Implementation Program. These schools, all built between 1989 and 1999, were assessed to benefit from the receipt of additional capacity to accommodate TK/Kindergarten and Special Education classrooms, consistent with the proposed revised specifications. Two modular classrooms are proposed to be constructed by the 2018 – 2019 school year at each of these four sites, ahead of the previously identified additional support space, to better accommodate existing TK immediately and future special education enrollment. Conceptual siting for the modular buildings are discussed further in this report and proposed adjustments to the Program budget are recommended to accommodate these improvements.



### 1.3 FUNDING & SEQUENCING

The Program is funded through the use of Measure “R” and Measure “D” bond programs, other local funding, including developer fees, Mello Roos funds, and capital program balances. The Program also seeks to maximize State aid reimbursements for modernization and construction of school facilities as State funds become available.

Program projects, sequencing, and timelines continue to be reviewed and adjusted for consideration by the Board. The integrated program focuses on the continued reconstruction of existing schools, the construction of new school sites, and improvements to multipurpose rooms and support facilities to accommodate the District’s educational program. The following summary schedule provides an overview of the updated proposed phasing for the Program, with a description of specific changes provided in Section 5.7.

	Fiscal Year															
	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Reconstruct:																
Harrington	Complete															
Harrington Child Dev. Center																
Lemonwood																
Lemonwood Child Dev. Center																
Elm																
McKinna																
Rose																
Marina West																
Sierra Linda																
Construct:																
Marshall 6-8 Classrooms																
Seabridge K-5																
Doris/Patterson K-5																
Doris/Patterson 6-8																
Construct Kinder + SDC Classrooms/Additional Support Space:																
Ramona																
Brekke																
Ritchen																
McAuliffe																
Multipurpose Rooms:																
Fremont																
Haydock																
Kamala																
Chavez																
Curren																
Driffill																
Ramona																
Brekke																
Ritchen																
McAuliffe																

Overall funding is projected to increase to approximately \$447.3 million, primarily from anticipated increases to the newly funded State Aid program under Proposition 51 and interest earnings. Anticipated State Aid has also been adjusted to reflect the increased 2017 base State aid grant amounts adopted by the State Allocation Board in January 2017. Additional State Aid revenues are also anticipated through the use of higher value pupil grants for Special Day Classrooms and proposed participation in the State’s

Joint Use Program, where applicable. Proposed uses are consistent with previously approved projects within the Program and have been adjusted to provide additional classroom facilities to accommodate the TK/Kindergarten and Special Education Programs. Other adjustments include proposed budget adjustments approved by the Board in the last six months to current construction projects due to specific project construction needs and required professional services. Proposed new projects are also presented with specific budgets and individual timelines and schedules to reflect the latest estimated costs and anticipated periods for completion.

#### 1.4 RECOMMENDATIONS

It is recommended that the Board:

- Accept and adopt this semi-annual update to the Master Construct and Implementation Program
- Direct staff and CFW to proceed with its immediate implementation
- Establish a date for the next six-month review by the Board

# EDUCATIONAL PROGRAM

The implementation of 21<sup>st</sup> century learning environments is driven by two programs — an educational program that outlines academic achievement opportunities at the District level, and a facilities program with capital improvements to support the implementation of the educational program. The reconfiguration of the Educational Program has expanded the number of K-8 schools, extended all-day kindergarten programs, and implemented K-5 elementary schools with strands that integrate with reconfigured 6-8 middle school Academy programs.

In addition, the District has adopted Educational Specifications for guiding the design of future school facilities, as required by California Department of Education for consistency with standards under Title 5 of the California Code of Regulations. Previous efforts have established a vision for implementation of the specifications, and include:

- Fully integrating every child’s use of a 1:1 computing device into the design of learning spaces and support facilities, such that projects are designed from the “inside-out” and architectural plans match the needs of educational programs
- Providing improved site security and fencing for all projects
- Accommodating multipurpose rooms that provide sufficient indoor space to reduce the number of required lunch periods to three, ceiling heights and room configurations that accommodate indoor athletics (e.g. basketball, volleyball), and performance spaces that accommodate school and community events
- Maximizing available playfield space for school and community use (e.g. soccer) through use of two-story classroom construction where possible
- Prioritizing a pedestrian oriented circulation and campus design to improve the experience of parents and families accessing each school site

As detailed in Section 2.1, all programs continue to be integrated into the school’s overall educational vision and are in the process of integrating additional enrichment activities related to the academic themes. Thereafter, Section 2.2 provides an update on the ongoing integration of 21<sup>st</sup> century technology to advance the Educational Program, followed by Section 2.3, which contains an analysis and review of educational specifications as they pertain to TK/Kindergarten and special education programs, along with corresponding recommendations.

## 2.1 EDUCATIONAL PROGRAM UPDATE

The K-8 schools have completed their third year of Academy program implementation and the Academic Strand Focus (K-5) and Academy (6-8) programs have completed their fourth year of program implementation that is the driver of facilities improvements and educational technology integration. All programs continue to be integrated into the school's overall educational vision.

The goal of the Academic Strand Focus (K-5) and Academy programs (K-8 and 6-8) is to improve student achievement by integrating units of study that fosters rigor, engagement, collaboration and problem solving through the creation of integrated units that culminate with students producing a project that demonstrates learning mastery. In addition, student activities that support student engagement in academic pursuits related to the academic program of the school are increased to provide additional high level rigorous learning experiences for students and increase the amount of learning time offered to them. Instructional techniques and program design such as Project Based Learning (PBL), creating collaborative groups and visual thinking have been implemented by the District to support the integrated units. Training teachers in programs such as Project Lead the Way (PLTW) includes both instructional techniques and curriculum for course content for those classes that have not previously been offered to students in the District. Training the teachers on instructional techniques that are effective for making curriculum content assessable to English Language Learners (ELL), how to teach reading and understanding the curriculum content and standards, provide the foundational skills for teachers to use so that students have the skills and foundational knowledge needed to access higher levels of thinking such as problem solving, complex reasoning, decision making, creating, and analyzing.

The Educational Program Work Plan for 2016-17 has been established to:

- Evaluate curriculum for rigor and significant depth of knowledge as well as alignment with CCSS and NGSS
- Recognize strong and weak elements within integrated units
- Understand process for determining alignment of student products and projects called for in the integrated units with the CCSS and NGSS and the New Taxonomy
- Identify alignment of student projects to the CCSS and NGSS and how to modify or change a student project to increase cognitive rigor within integrated units
- Provide effective feedback through questioning techniques to teacher teams for improvement of weak elements
- Recognize the principles of Project Based Learning (PBL) and how these principles might be incorporated into an integrated unit
- Establish use of checklists, rating scales and rubrics to determine the strength of the Academic Focus or Academy Programs at each of the schools and next steps for improvement
- Learn process for developing checklists, rating scales and rubrics
- Integrate the new language arts adoption into existing integrated units

During the 2016-17 school year, the District undertook a significant amount of staff development for both the teachers and the principals. This staff development included training in the new language arts adoption, “Wonders,” the teaching of reading, the identification of common core English Language Arts anchor standards to be integrated into in all curricular areas, and training on Project Based Learning (PBL) for 30 teachers in the District. In addition, the staff implemented the training they received the prior school year on the teaching strategies that are effective in improving student achievement for the English Language Learners (ELL). This training was integrated into the teaching of the integrated units that were developed for the Academic Strand Focus and Academy programs at each of the sites. CFW provided both whole group training to K-5 and K-8 principals as well as individual meetings and training sessions with select principals. In addition, meetings were held with Assistant Superintendent Robin Freeman and Directors Mary Curtis and Debra West regarding accomplishments, barriers to implementation, and collaboration on how to integrate all of the District initiatives to provide for a continuity of services and increase implementation of all the training provided in the District at the school site level.

Additional training opportunities were provided to the 6-8 Middle School Academies. In the initial year of implementation, the District engaged in summer week long training for twelve teachers in Project Lead the Way (PLTW) to offer additional courses and enhance the science, technology, and math classes provided to students. The District continues to offer training and support for PLTW courses that are currently offered to middle school students. The following year, Project Based Learning (PBL) training was provided to middle school teachers with follow up training and support continuing today. In addition, the District has followed up with training on forming a culture of collaboration which is necessary for teachers and students to work effectively in collaborative groups. All middle school teachers received training on Project Zero which instructs teachers on how to make thinking visible. The visible thinking techniques have been applied across all classes and content areas in the school. This year, the middle schools focused on implementing and integrating the training received in prior years while continuing to develop additional elective courses and student activities related to the academy at each of the schools.

#### 2.1.1 K-5 ACADEMIC STRAND FOCUS PROGRAMS AND K-8 ACADEMIES

All K-5 and K-8 schools continued to improve upon their existing integrated units and expand them to reflect the Academic Strand Focus of each school while integrating the newly selected language arts adoption and the English Language Arts anchor standards. Principals were provided with a rubric for self-evaluating the strength of their Academic Strand Focus programs and making needed modifications to individual programs. The focus of training over the last six months was removing barriers to ongoing development and improvement in the Academic Strand Focus programs. Specific questions were answered about the creation of the integrated units, how to assess the academic strength of the units, and how to provide feedback to the teachers for ongoing improvement. Additionally, the characteristics of functional teams were presented, including ways to develop functional teams and how to improve upon current practices. Leadership coaching was also provided to encourage principals to identify strengths, explore possibilities, and design new ways of approaching issues.

All TK-5 teachers in the District were provided with training on the new English Language Arts adoption as well as foundational skills in the common core state standards and the identification of anchor standards to be taught at each grade level and integrated into all subjects. This knowledge was coupled with training on effective teaching strategies for foundational skills and anchor standards, as well as methods to support students who are reading below grade level.

At the K-8 schools, Dual Language Immersion (DLI) Programs have been implemented across the District and are in the process of being strengthened. Currently, the program supports kindergarten through second grade students, with third grade being added to the program next year. School site and District office representatives visited model DLI programs and determined what steps were necessary for improving the current programs in the Oxnard School District. Specific changes were identified and are planned to be implemented during the 2017-18 school year.

#### 2.1.2 6-8 MIDDLE SCHOOL ACADEMIES

The focus of the development of the 6-8 Middle School Academies has been on the implementation of previous staff development for each of the academies. In addition, additional elective classes have been added as necessary at the middle schools, with required teacher training and material and supplies being provided by the District as needed. For example, as more students have mastered the entry level robotics class currently offered to both 7<sup>th</sup> and 8<sup>th</sup> graders, an advanced robotics class was developed and offered to matriculating 8<sup>th</sup> grade students. Additionally, due to an increased desire to participate in robotics classes, a robotics class is planned to be offered to 6<sup>th</sup> grade students for the upcoming school year.

Over the past six months, each of the Middle School Academies has developed brochures to highlight the courses and programs at each of the Academies. In addition, digital versions of these brochures have been developed and hosted on each school's web pages. At this time, all of the Academies have integrated their themes into their core academic programs through PBL, Project Zero Visible Thinking, PLTW courses, field trips, student activities and competitions, and cross curricular planning.

#### 2.1.3 NEXT STEPS

Over the next 6 months, each school within the District will continue to build their academic program through the addition of student projects and other activities related to the academic focus of their schools. Additional elective classes will be added as needed to meet the academic needs of the students. For example, a 6th grade robotics class will need to be added at Frank Middle School while more advanced music classes will need to be added to Haydock Middle School. There is also a desire to add a 3-D design course or incorporate the 3-D design program into an existing class at Haydock. The District will complete the alignment of the NGSS with the Wonders language arts curriculum and MyON programs, and add a section with suggested student projects to demonstrate mastery of the curriculum. Additionally, the District will focus on continued development across the curriculum next year. Training will be provided for teachers that provides for how to create writer's workshops, strategies for managing feedback on writing, and instructional strategies to develop student writing.

In order to accomplish the above goals, the District has partnered with Lawrence Hall of Science and the National Science Foundation on a grant to establish science curriculum aligned with the Next Generation Science Standards (NGSS) with a heavy emphasis on English Language Learners (ELL) and technology. The District is expected to learn if the grant was approved in October 2017. If this grant is funded, it will provide additional resources and training for the middle school programs.

## 2.2 TECHNOLOGY PROGRAM INTEGRATION

21<sup>st</sup> century learning environments provide the needed setting for the implementation of educational programs that call for collaboration, communication, creative thinking and problem solving. The flexibility of these environments provides an ideal space in which students can be engaged with instructional strategies that promote these kinds of learning opportunities. When used to their fullest potential, the 21<sup>st</sup> century learning environment provides opportunities for students to engage with the curriculum content, seek out answers to questions and problems, create projects that demonstrate mastery of the standards, and become masters of their own learning. Teachers become the facilitators of that learning, guiding students to learning mastery.

Integrated classroom technology affords the ability to use visuals and interactive software that promotes vocabulary development and hands-on learning opportunities which have been found to positively affect the academic achievement of all students, and are particularly effective with English Language Learners (ELL). Thus, one important area of collaboration between the educational program and the facilities program is in establishing a forward-thinking approach to the design and configuration of new school facilities, particularly in the area of classroom technology integration.

An educationally focused “design from the inside-out” approach has been utilized in the advancement of architectural plans for Harrington, Lemonwood, Elm, and Marshall. Since the completion of Harrington school in January of 2016, efforts have included identifying continued refinement to the technology integration strategy used for future projects. Over the past six months, several meetings have been held by project team members in order to review desired educational functionality and implement adjustments that afford ease of use benefits to teachers, improved reliability for the District’s instructional technology staff, and reduced cost at time of construction as well as over the life of the investment. Under the updated approach, classrooms will continue to be outfitted with several high definition displays, teachers will continue to have flexibility in using wired or wireless devices (e.g. iPads, laptops, DVD players, etc.) to project educational content to the displays, and the system maintains a platform agnostic approach that accommodates future adjustment. Nevertheless, underlying components of the classroom audio/visual system have been identified for adjustment that simplify hardware installation and cost, reduce wiring cost, and minimize opportunities for wear and tear over time. As an added benefit, a new wall-mounted classroom technology control panel is planned that provides teachers with preprogrammed access to common functions, easing the transition between educational activities and minimizing the time spent configuring equipment.



Recognizing the value of this technology update, efforts have been taken to implement these benefits at the Lemonwood Reconstruction project during its construction, as well as to document and detail the advances for subsequent projects. Over the next six months, the team will work with the architects and Lease Lease-Back builders of the Elm and Marshall projects to similarly apply this technology equipment and configuration update prior to the start of framing on each project. Concurrently, direction will be provided to the design teams on projects now entering initial architectural design in order to incorporate and document engineering details and specifications prior to submittal to the Division of the State Architect. Parallel to the implementation of updated classroom technology specifications, the team will continue to dialogue regarding advance planning for the District's next major mobile device replenishment, including efforts to consider alternatives that have come to market that offer competitive and instructional advantages to the District's initial 2014-15 iPad deployment.

## 2.3 ADJUSTMENT TO EDUCATIONAL SPECIFICATIONS

Educational Specifications provide minimum requirements for various school site attributes, such as the number and type of classrooms and support facilities, to guide the design of future schools. As part of previous planning efforts, the District has adopted specifications as required by the California Department of Education for consistency with standards under Title 5 of the California Code of Regulations. As the District proceeds with the implementation of its facilities program, educational specifications will continue to be reviewed and amended to accommodate the District's requirements. As part of this six-month update, prior adopted educational specifications for kindergarten and special education classroom needs for grades K-5 are proposed to be updated.

### 2.3.1 TRANSITIONAL KINDERGARTEN PROGRAM

Over the past several years, school districts throughout the State, including Oxnard, have proceeded to implement the Kindergarten Readiness Act (SB1381) which phased the establishment of Transitional Kindergarten (TK), as a bridge between preschool and kindergarten, functioning to provide students with time to develop fundamental skills needed for success in school in an age- and developmentally-appropriate setting. The original program was designed to offer TK to children with birthdays between September and December, while the 2015-16 State budget further clarified the law to allow school districts to enroll 4-year-olds even if they turn 5 after the December cutoff date, providing another local option to improve kindergarten readiness. The graphic below depicts Transitional Kindergarten as part of a two-year kindergarten experience.



Source: TKCalifornia via <http://www.tkcalifornia.org/tk-info/>

Considering the implementation, expansion, and sustained funding of the Transitional Kindergarten program by the State, it is prudent for the District to consider revised Educational Specifications for future school facilities projects that estimate and project the classroom facility demands associated with the increased enrollment generated by TK enrollment.

Pursuant to California Department of Education, classroom facility requirements for Transitional Kindergarten “are the same as they are for kindergarten.” Similarly, during the annual count of enrollment that school districts must report to the State, students enrolled in Transitional Kindergarten programs are reported to the State “with a grade level of kindergarten.”<sup>1</sup> Accordingly, the Oxnard School District counts 2068 students in Kindergarten during the 2016-17 school year, inclusive of TK students, across all its K-5 and K-8 school sites. For grades 1-5, again across all the District’s K-5 and K-8 school sites, total enrollment averages approximately 1877 students per grade level. This data is summarized in Table 1 below. The difference between the Kindergarten enrollment and the average enrollment for Grades 1-5 is suggestive of the additional students generated within Kindergarten by the Transitional Kindergarten program.

**Table 1: Estimated 2016-17 Total District Enrollment, Grades K-5**

	K	Grade 1	Grade 2	Grade 3	Grade 4	Grade 5	Average: Grades 1-5
Enrollment (all District schools)	2068	1847	1845	1859	1879	1954	1877

Table 2 more specifically identifies 316 of the District’s total 2068 Kindergarten students in FY 2016-17 as enrolled in a TK program across its 17 District school sites. On average, this amounts to approximately 122 TK and Kindergarten students per school site. As with other school districts throughout the State, Oxnard has been using existing facility capacity wherever available to accommodate TK enrollment as it has manifested over past years. On a longer-term basis, there is a desire and need for the District to more evenly accommodate its TK enrollment over all campuses that serve kindergarten students. Pursuant to the District’s loading standard for Kindergarten classrooms at 24 students per classroom, or the State’s standard of 25 students per classroom, housing the combined TK and Kindergarten enrollment at current levels requires an average of five classrooms per school site. Previously adopted Educational Specifications designate four Kindergarten classrooms at each K-5 or K-8 school, thus necessitating an adjustment to Specifications in the amount of 1 additional Kindergarten classroom for future projects as summarized in Table 2 on the following page.

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<sup>1</sup> Quotation source: <http://www.cde.ca.gov/ci/gs/em/kinderfaq.asp>

**Table 2: 2016-17 Transitional Kindergarten and Kindergarten Enrollment by School Site**

School Site	TK & K (Combined )	TK
Brekke	106	17
Elm	92	
Harrington	127	
Marina West	149	23
Marshall	110	21
McAuliffe	128	36
MccKinna	154	45
Ramona	129	40
Ritchen	140	23
Rose	142	41
Sierra Linda	146	30
Chavez	94	
Curren	98	
Driffill	137	16
Kamala	121	
Lemonwood	96	24
Soria	96	
Frank		
Fremont		
Haydock		
Totals	2068	316
Total TK & Kinder (Combined)	2068	
Total Schools with TK-Kinder	17	
Average TK-Kinder per School	122	
Est. TK-Kinder Classrooms Req. Per School	5	
Total TK-Kinder Classrooms per Spec	4	
Additional TK-K Classrooms per Spec	1	

This will impact the facilities program overall. As previously stated, the TK program was designed to facilitate improved Kindergarten readiness for those students reaching five years of age over a three-month period between September and December. This three-month period represents 25% of a full calendar year, and likewise some may assume that if all birth rates are evenly distributed and all eligible students opt to enroll, then 25% of the total Kindergarten enrollment would be comprised of TK program participants. In Oxnard's case, the 316 students enrolled in a TK program represent approximately 15% of the 2068 students comprising total Kindergarten enrollment. As TK enrollment is not compulsory, the percentage of TK students enrolled may not be as high as anticipated if the TK program were compulsory. Considering that 15% of total Kindergarten enrollment is comprised of TK program enrollment, and assuming that this proportion remains steady in future years, it is reasonable to conclude that the District will need to increase its Kindergarten facilities by 15% on a permanent basis to accommodate sustained housing of TK program students. Proposed budget adjustments to the Program to accommodate increased TK enrollment are presented in Section 5.4. At this time, the State School Facilities Program recognizes TK students as kindergarten students and thus allocates per pupil grants where eligible to mitigate increased enrollment.

### 2.3.2 SPECIAL EDUCATION PROGRAM

The District's Special Education program has also been reviewed with respect to its demand for additional classroom spaces. Pursuant to State definitions, students enrolled in a Special Education program are

typically housed in a Special Day Class (SDC) labeled as *Severe* for those students whose needs require facilities designed specifically for the severely handicapped and *Non-Severe* for other students whose needs are accommodated in classroom space of general education classrooms.

Education Code Section 17747(a) outlines the minimum standards necessary for Special Education Facilities, stating:

*“Special day classrooms (SDC) are at least the same size as regular education classrooms at that site and are properly equipped for the students who will occupy the space, for their age and type of disabling condition. The special day classroom space must meet the program needs of the students and are distributed throughout the campus with age appropriate regular education classrooms..., a cluster of two special day classrooms may be considered if support or auxiliary services (e.g., bathrooming, feeding, physical or occupational therapy) are needed to serve the students throughout the school day.”*

To meet the program needs of the non-severe special education students, 960 square feet of classroom space is proposed. For the severely handicapped students, 1120 square feet of classroom space is proposed that accommodates an adjacent bathroom with changing station, washer and dryer hookup and sink to meet the minimum program requirements.

**Table 3: 2016-17 SDC Severe Enrollment and Classroom Use by School Site**

School Site	SDC-Severe Enrollment	SDC-Severe Classrooms
Brekke	19	3
Elm		
Harrington		
Marina West		
Marshall	6	1
McAuliffe	25	3
McKinna		
Ramona		
Ritchen	16	2
Rose		
Sierra Linda		
Chavez		
Curren		
Driffill		
Kamala		
Lemonwood		
Soria		
Frank	16	2
Fremont		
Haydock	16	2
Totals	98	13

The District supports SDC Non-Severe facilities as part of its regular education classroom facilities and provides specialty classrooms to accommodate its SDC Severe enrollment at various existing school sites and addressing needs on a site-specific basis as required by the State. As indicated in Table 3, the District operates a total of 13 SDC-Severe classrooms as of the 2016-17 school year for approximately 98 students in grades K-8. Currently the District houses these students at four of its grade K-5 school sites and two of

its grade 6-8 school sites, averaging two classrooms per site and approximately 8 severely handicapped students per classroom. The District does anticipate enrollment to increase at various levels and points in the future, including the demand for additional facilities for SDC Non-Severe and Severe students, although the actual planning for facilities and sites to accommodate those needs may require increased flexibility.

Adopted Educational Specifications call for a minimum of one SDC Non-Severe classroom to be provided at each school site. Given the unique needs of SDC Severe classrooms at various existing school sites, existing Educational Specifications opt to address these needs on a site-specific basis. These Educational Specifications may be enhanced by providing for future school sites to have a “Flex Classroom” that is designed to accommodate the program requirements of a SDC Severe classroom where and if needed, yet appropriately sized and sited to meet student housing required by other programs, where possible such as SDC Non-Severe or additional Kindergarten or TK enrollment that may be similarly sized or equipped. Accordingly, an adjustment to Educational Specifications is recommended to provide one “Flex Classroom” per school site of 1,120 square feet with access to shared storage and restrooms equivalent to those described for the Kindergarten/TK standard.

### 2.3.3 RECOMMENDED ADJUSTMENT TO EDUCATIONAL SPECIFICATIONS

Recommended adjusted educational specifications for K-5 facilities incorporate additional classrooms to accommodate Transitional Kindergarten and Special Education program needs, along with a classroom space for the Resource Specialist Program (RSP) and Speech program. Original specifications adopted in 2013 called for a total of 28 Kindergarten and general purpose classrooms as well as one half-size classroom for RSP and an additional space for Speech. The recommended adjusted specifications, indicated in Table 4 on the following page, provide for a total of 31 Kindergarten and general purpose classrooms. While specific matriculation needs may vary by site, a conceptual matriculation and room usage plan based on these specifications could be applied as follows:

Kindergarten/TK – 5 classrooms	5th Grade – 4 classrooms
1st Grade – 5 classrooms	Flex Room (SDC/TK) – 1 classroom
2nd Grade – 5 classrooms	RSP/Speech/SDC – 1 classroom
3rd Grade – 5 classrooms	Piano Lab – 1 classroom
4th Grade – 4 classrooms	

The adjusted 31 classroom specification houses approximately 725 students per State standards (25:1) and is recommended for implementation at schools planned for reconstruction, including McKinna, Rose Avenue, Marina West, and Sierra Linda. Existing K-5 school sites that may benefit from the receipt of additional capacity to accommodate TK/Kindergarten and Special Education classrooms, consistent with the proposed revised specifications, have been identified at McAuliffe, Ritchen, Brekke, and Ramona.

Finally, it is recommended that original specifications be maintained at the planned Doris/Patterson and Seabridge K-5 sites, given environmental and State agency approval requirements at each location.

**Table 4: K-5 Educational Specifications – 31 Classrooms**

SPACE	AREA	UNITS	TOTAL
Classroom	960	23	22,080
Kindergarten / TK	1,120	5	5,600
Flex Room (Special Ed, K, TK)	1,120	1	1,120
Special Ed/RSP/Speech	960	2	1,920
<b>Teaching Space (Total Sq. Ft.)</b>			<b>30,720</b>
Flex Room	150	1	150
Counselor Room	150	1	150
Psychologist Room	150	1	150
<b>Teaching Support Space (Total Sq. Ft.)</b>			<b>450</b>
Workroom/Storage	200	3	600
Toilets	65	6	390
Equipment Storage	100	1	100
<b>Kindergarten/Flex Support Space (Total Sq. Ft.)</b>			<b>1,090</b>
Lobby/Waiting	300	1	300
Reception/Clerical	75	2	150
Principal's Office	200	1	200
Admin Assistant	75	1	75
Conference Rm	250	1	250
Work/Main Copy Room	250	1	250
Health Office	100	1	100
Nurse/Health Clerk	75	1	75
Health Office Toilet	65	1	65
Workroom/Lounge	600	1	600
Kitchenette/Vending	150	1	150
Staff Toilets	195	2	390
Parent/Multi-Purpose/Workroom	300	1	300
Storage Room	100	1	100
<b>Administrative Space (Total Sq. Ft.)</b>			<b>3,005</b>
Circulation Desk	50	1	50
Work/Processing Room	200	1	200
Storage Room	100	1	100
Reading Room	900	1	900
Story Telling Nook	400	1	400
Stacks	400	1	400
Textbook Storage	200	1	200
Small Breakout Room	100	3	300
Tech Work/Storage Rm	150	1	150
<b>Library and Resource Center (Total Sq. Ft.)</b>			<b>2,700</b>
Multipurpose Room	3,500	1	3,500
Chair/Table Storage	200	1	200
Control Room	75	1	75
Music Platform	1,400	1	1,400
Instrument Storage Room	200	1	200
Serving/Prep Kitchen	350	1	350
Walk-in Refrigerator & Freezer	75	2	150
Dry Storage	75	1	75
Locker Alcove	50	1	50
Office/Workstation	75	1	75
Toilet/Changing	75	1	75
Custodial Services	100	1	100
<b>Multipurpose Facility (Total Sq. Ft.)</b>			<b>6,250</b>
Lunch Shelter	2,800	1	2,800
Kindergarten Shade Structure	1,200	1	1,200
Restrooms	2,200	1	2,200
<b>TOTAL CLASSROOMS</b>		<b>31</b>	
<b>TOTAL BUILT AREA (SQ. FT.)</b>			<b>50,415</b>

# FACILITIES PROGRAM

The Master Construct and Implementation Program integrates efforts associated with the implementation of Measure “R” and Measure “D.” Both measures have been integrated to work in tandem by adopting common programmatic goals and facilities specifications, building upon the sources and uses of funds already allocated by the District, and interlacing scheduling, sequencing, and cash flow requirements to leverage proposed improvements.

The following section details the work that has been done pursuant to the Measure “R” Program and highlights expected outcomes over the next six months. Similar status updates and anticipated outcomes are provided for projects funded under the Measure “D” Program. Collectively, these efforts have been blended into a single Master Budget, Schedule and Timeline as previously directed and approved by the Board .

## 3.1 MEASURE “R” PROGRAM

To date, all Phase 1 Measure “R” facility improvements are either completed, under construction, or approved by the Division of the State Architect (DSA). Completed facilities program efforts include the acquisition of the Seabridge elementary school site, kindergarten and science lab upgrades to 22 classrooms across eight school sites, and the opening of the new Harrington K-5 campus. Projects underway include continued reconstruction efforts for the new Lemonwood K-8 school and the reconstruction of the new Elm campus. Finally, DSA approval has been achieved for the Harrington and Lemonwood Early Childhood Development Centers as well as the grade 6-8 addition to Marshall.

### 3.1.1 LEMONWOOD RECONSTRUCTION AND EARLY CHILDHOOD DEVELOPMENT CENTER

The Lemonwood Reconstruction project began construction in May 2016 with total completion to date at approximately 35% of the entire scope of work, which is planned to occur over two phases to minimize disruptions to the ongoing educational program. The current first phase of work is 55% complete, and substantial completion for first phase has been set for December 2017, which includes the two-story classroom building and multipurpose room. Overall construction is currently scheduled to be completed in summer of 2018.

When its phased construction is complete, the new Lemonwood school will accommodate 900 students by State standards in grades K-8, including 28 general purpose classrooms, 4 Kindergarten classrooms, 3 science/flex lab classrooms, and 2 special education classrooms. Specified support facilities,



administration areas, media center, food service, multipurpose room, physical education spaces, and restrooms will also be provided.

At time of publishing for this report, the roof of the classroom building has been completed and substantial framing of the interior of the classroom building has been achieved. In addition, most of the overhead utilities have been installed and stubbed and enclosure of the electrical has also been completed. The two base coats for the plaster have been applied to the classroom building, making way for the finish coat. At the multipurpose room, all six-scheduled concrete wall pours have been completed and the structural steel components that will hold the roof in place are being erected.

Concurrently with construction, a balance of activities is moving forward. An application for final approval by the California Department of Education (CDE) was submitted in January 2017 and is currently under review. Upon receipt of an approval letter from CDE, an application will be processed with the Office of Public School Construction (OPSC) for State Aid Reimbursement of eligible costs. Furniture selection is underway and is anticipated to be completed in June 2017.



The Lemonwood Reconstruction project has proceeded under a Lease Lease-Back agreement for a Guaranteed Maximum Price (GMP) construction contract of approximately \$29.6 million. Since then, approximately \$1.2 million in change orders have been approved by the Board, the majority of which resulted from the delayed construction start of the multipurpose building in order to accommodate additional requirements by the State's Department of Toxic Substances Control. A recommended budget adjustment for this amount is proposed to the Master Budget to accommodate the prior Board approved change orders and approved contract commitments for required professional services.

The reconstruction of the Lemonwood facility also retains and repurposes Building 3 of the original campus. Six modernized classrooms are proposed to provide “Flex Rooms” for enhanced kindergarten, transitional kindergarten, or preschool programs as may be required by the District. The construction plans for this phase of work were approved by DSA in January 2017, and construction of the project is expected to be undertaken at completion of the Lemonwood Reconstruction project. A review is also underway for the proposed project to accommodate Severe and Non-Severe Special Day Classroom facilities. This would expand the flexibility for the use of these facilities at the site and add much needed additional SDC facilities.



### 3.1.2 ELM RECONSTRUCTION

The Elm Reconstruction project replaces the original 1948 facility with 25 new permanent classrooms to serve up to 600 students per State standards and to maximize reimbursements eligible from the State’s School Facilities Program (SFP) new construction program. Construction began in February 2017 and is on pace to be ready prior to the 2018-2019 school year. Site excavation for the Administration Building is complete, ahead of the anticipated pouring of the foundation. Over the next six months, framing will commence and the new buildings will begin to take shape. Work is ongoing to coordinate with the City improved sewer service to the site which may result in additional off-site costs, some of which may be subject to additional reimbursement from the SFP. Once a plan of resolution for improved sewer service is developed, it will be brought back to the Board for further consideration and potential action.



In February, the Elm project received environmental clearance from the California Department of Toxic Substances Control (DTSC). In March 2017, an application for final approval was submitted to the CDE

which is under review. Upon receipt of an approval letter from CDE, an application will be filed with the OPSC for State Aid Reimbursement of eligible costs.

A Lease Lease-Back agreement for a GMP construction contract of approximately \$23.3 million was approved by the Board in December 2016, subsequent to adoption of the prior six-month report. The Master Budget is proposed to be amended to reflect the approved Board contract for this project and Board actions to accommodate increases in required professional services.

### 3.1.3 MARSHALL NEW CLASSROOM BUILDING

The Board approved the construction of a twelve (12) classroom building at Marshall to meet the interim 300 student 6-8 grade level capacity required until a new middle school is constructed and to provide Marshall with additional classrooms and a long-term K-8 educational program option once a new middle school is built. At that time, the original facilities and added building will provide a combined total of 40 permanent classrooms with a capacity to house 900 students per State loading standards, consistent with the District's adopted specifications for K-8 school facilities.



The project received DSA approval in February 2017. Thereafter, a Lease Lease-Back contractor was identified pursuant to a selection process in compliance with State law, notably AB 2316. This required the development of updated Board policies and administrative regulations as well as new mechanisms for soliciting contractor qualifications and proposals for Lease Lease-Back projects. Pursuant to this process, the District requested proposals from Lease Lease-Back firms to develop a GMP proposal for the project. A firm has been selected to proceed to develop a proposed GMP, which is to be presented to the Board for consideration in June 2017, with construction commencing immediately thereafter.

In February, the Marshall project received environmental clearance from the DTSC. An application for final approval was submitted to the CDE in March 2017. CDE has acknowledged receipt and is currently reviewing the application. Upon receipt of an approval letter from CDE and the approval of a GMP construction contract, an application will be filed with the Office of Public School Construction (OPSC) for State Aid Reimbursement of eligible costs.



#### 3.1.4 HARRINGTON EARLY CHILDHOOD DEVELOPMENT CENTER



The reconstruction of Building 4 of the original Harrington campus for use as an Early Childhood Development facility remains as the final phase of work at the Harrington site. Bids for the project were received in early June 2017 and award of the contract to construct the facility is expected to occur in late June 2017, with construction of the project commencing shortly thereafter. The facility will provide classrooms for enhanced kindergarten programs that may also accommodate transitional kindergarten or preschool programs as may be required by the District. The project is anticipated to be completed by summer 2018.

#### 3.1.5 FREMONT MULTIPURPOSE ROOM REPLACEMENT

The adopted Program identifies the need to construct a new multipurpose room and gym facility at Fremont Intermediate School, with a dual goal of improving support facility functionality for the existing campus and allowing integration of the facility into a future school replacement project, should funding become available. This new facility is proposed to be constructed to the east of the existing tennis courts, along the southern boundary of the existing site.

A project budget of approximately \$5.56 million has been maintained and no changes to the budget are being proposed at this time. The facility as planned will be designed to accommodate a broad range of indoor cafeteria, athletic, and performance uses, with food services facilities designed to accommodate servicing the school's enrollment in three lunch periods, indoor athletic space sized to meet junior high school basketball standards, and appropriate space for a performance stage along with event lighting and audio/visual systems. Additionally, planned 24-foot-high ceilings will accommodate activities such as volleyball and clerestory windows will be provided to improve natural daylighting. Restrooms will be provided for students, staff, and visitors per code requirements, along with attached changing rooms for students to accommodate physical education program requirements.

Over the next six months the architect selection process will be initiated, as well as the selection and assignment of other professional services related to the development of the project, ultimately leading to the design and construction of a replacement facility for the Fremont site, scheduled to be completed by December 2019.

The new multipurpose facility is also designed for joint use with the City of Oxnard, providing flexible weekend and evening event space for community oriented athletic activities, performances, and other functions as determined by the Board. Upon project approval by the Division of the State Architect and California Department of Education, appropriate applications may be filed with the State SFP to leverage available Joint Use Funding which may greatly increase proposed funding for the facility.

### 3.2 MEASURE “D” PROGRAM

Measure “D” was approved by voters on November 8, 2016, and authorized \$142 million in bonds to fund additional school improvements as part of Phase 2 of ongoing facilities improvements. A fully integrated Master Construct and Implementation Program was adopted at the last six-month report to carry out this mission. In January 2017, Phase 2 of the integrated Program, including Measure D components, was initiated to begin the architectural design, environmental review, and/or site acquisition related work for the following projects:

- Reconstruction of McKinna K-5
- Construction of Seabridge K-5
- Reconstruction of Rose Avenue K-5
- Construction of Doris/Patterson K-5
- Construction of Doris/Patterson 6-8

Additionally, new kindergarten/flex classrooms are proposed to be constructed at Brekke, Ritchen, Ramona, and McAuliffe K-5 school, corresponding with earlier recommendations to adjust educational specifications.

Collectively, these projects are to be launched pursuant to the scope of work approved by the Board and have been strategically sequenced in the order listed above to optimize State Aid grants, especially with the passage of Proposition 51, the revival of the SFP and the contemplated start of the release of grant awards later this year.

The following sections provide further detail on the status of Measure “D” projects and expected outcomes over the next six months.

#### 3.2.1 MCKINNA ELEMENTARY RECONSTRUCTION

McKinna Elementary School was constructed in 1954, and today is comprised of 17 permanent and 14 portable classrooms. It is among the oldest schools in the District and was assessed under the adopted Master Plan and Master Construct Program as needing extensive modernization throughout its

administration building, kindergarten facilities, classrooms, MPR/food service facility, and support spaces, as well as improving technology infrastructure, playfields, and vehicular areas.

Recognizing these conditions, the Master Construct Program prioritized the reconstruction of the McKinna campus with an entirely new set of facilities, built according to modern State codes, District specifications, and 21<sup>st</sup> century educational program requirements. New facilities include a two-story classroom building, library, administration space, multipurpose room, playfields, hard courts, and support spaces. Conceptually, the new school would be constructed in the current play field areas allowing for instruction to continue at the older facility until completion of the replacement school construction. The new facility will be accessed from a new parking and drop-off provided at “N” Street. Once completed, the older structures would be demolished and new play fields and remaining support facilities would be constructed in their place.

Pursuant to a competitive Request for Proposals process, selection of an architect and conceptual design was approved by the Board in April 2017. Design of the project has been advanced, with the project anticipated to be submitted to DSA for review by September 2017. In compliance with approved procedures for selecting Lease Lease-Back firms for both preconstruction and construction services, Requests for Proposals were advertised, interviews held, and a recommendation to select a firm is scheduled for Board consideration in June 2017. During preconstruction and project design, the selected firm will provide feedback to maintain a design that can be constructed as proposed within the project budget.

As previously reported, McKinna is to be constructed with an increased number of classrooms which are now proposed as part of an Education Specification modification to future K-5 schools in order to provide additional Transitional Kindergarten and future Special Education facilities, while maximizing potential State aid reimbursement for the project. Based on the adopted specification for the project and current construction costs evidenced for the Elm reconstruction project, it is recommended that the Board accept a recommendation to increase the project budget by approximately \$471,000 to accommodate the increased square footage and support facilities required to meet specification.

### 3.2.2 SEABRIDGE NEW CONSTRUCTION

The District acquired the Seabridge school site in June 2013 and has filed a grant application with the State Office of Public School Construction (OPSC) for reimbursement of site acquisition costs. As previously reported, State funding had been oversubscribed, with a reimbursement pending the issuance of new State bonds approved by voters in November 2016. Funding now awaits the Governor’s approval to sell these bonds, anticipated for later this year, to replenish the State facilities funding programs and to potentially reimburse the District in early 2018.

Based on the adopted Coastal Commission conceptual site plan, Board specifications for a 620 student K-5 school facility, and current construction costs, the adopted budget to construct Seabridge is approximately \$28.6 million in current dollars. New facilities include a two-story classroom building, library, administration space, multipurpose room, playfields, hard courts, and support spaces.

A Request for Proposals for a project architect was issued in April 2017, responses reviewed in May and a recommended architect and proposed conceptual design is anticipated for Board consideration in August 2017. Particular attention will be focused on California Coastal Commission requirements and the unique joint-use requirements with the City for an adjacent park. Upon the selection of the architect, a Lease/Lease-Back firm will be selected to provide preconstruction and construction services for the project, including feedback throughout the design process to construct the project within budget and per timeline. Design is anticipated to be completed by early 2018, thereafter prompting required review and approval by DSA, the California Department of Education and the submittal of an application with the Office of Public School Construction (OPSC) for State Aid reimbursement of eligible costs.

### 3.2.3 ROSE AVENUE ELEMENTARY RECONSTRUCTION

Rose Avenue Elementary was built in 1965 on a 9.3-acre site and is operated as a K-5 school with 31 permanent and 3 portable classrooms. The adopted Program recognizes earlier assessments of the site, which found the need for extensive modernization to provide a new media center, modernized classrooms and multipurpose room/food service building, upgraded electrical and other utilities, and improved playfields, vehicular areas, lunch shelters, and play equipment. In lieu of a costly renovation, the Program has adopted a reconstruction plan for the campus.

It locates all new facilities in the south half of the site along La Puerta Avenue, where playfields currently exist, enabling the existing Rose Avenue Elementary to continue in operation until construction is complete. Upon completion, the north half of the site would be demolished and replaced with new playgrounds, hard courts, and play fields. New facilities include a two-story classroom building, library, administration space, multipurpose room, playfields, hard courts, and support spaces.

Though the project is not scheduled to commence construction until 2020, in an effort to maximize potential State funding, the design of Rose Avenue was accelerated to 2017 and an architect selection process has been initiated. As currently envisioned, the project may require construction to be phased so that the District may benefit from additional State funding assistance via the Financial Hardship program, upon the District meeting eligibility requirements and entering the Hardship period. As a result of the anticipated need to comply with Financial Hardship program rules, construction would initially commence with classroom facilities only, while the site continues to utilize existing support facilities. Upon conclusion of the District's anticipated Hardship period, new support facilities would be constructed, thereby completing the replacement campus.

A Request for Proposals for a project architect was issued in April 2017, responses reviewed in May and a recommended architect and proposed conceptual design is anticipated for Board consideration in June 2017. Following the selection of the architect, a request for qualifications and proposals to select a preconstruction and construction services firm for the project will be undertaken for Board consideration to complete the design team. Construction of the project is anticipated to commence in August 2020 and be completed by January 2022. Application for State Aid funding by OPSC will be expedited once design is completed and DSA and CDE approval has been received.



As with McKinna, Rose Avenue is to be constructed with an increased number of classrooms which are now proposed as part of an Education Specification modification to future K-5 schools in order to provide additional transitional kindergarten and future Special Education facilities, while maximizing potential State aid reimbursement for the project. Based on the adopted specification for the project and current construction costs evidenced for the Elm reconstruction project, it is recommended that the Board accept a recommendation to increase the project budget by approximately \$471,000 to accommodate the increased square footage and support facilities required to meet specification.

#### 3.2.4 DORIS/PATTERSON NEW CONSTRUCTION

The District has elected to proceed with the acquisition of a 25-acre parcel at the corner of Doris Avenue and Patterson Road for the construction of a new K-5 and 6-8 middle school facility, plus the potential to accommodate a District administrative center. Various preliminary environmental studies of the property have been conducted and the site has received preliminary approval from the CDE. Negotiations regarding the acquisition of the site remain ongoing. In May 2017, the District held a public hearing in support of a resolution of necessity to acquire the property through an eminent domain proceeding, but the District remains open to acquiring the property through negotiated sale. Efforts to complete compliance with the California Environmental Quality Act (CEQA) process are ongoing, as well as preliminary design effort to further define the project scope.

The identification and selection of several required professional services have been completed over the prior six months, including civil engineering, preliminary architecture, and entitlement consulting. Planning efforts will continue to coordinate presentations as needed with the Ventura County Local Agency Formation Commission (LAFCO) regarding required annexation efforts for the property, as well as coordination with various local agencies and staff, including the City of Oxnard. At the April 19, 2017 Board meeting, a revised conceptual site plan was presented for consideration that incorporated preliminary comments from various agencies. Iteration of this site plan will continue over the next six months as comments are received during the environmental review process now underway.

As approved by the Board, an environmental consultant has been selected to prepare an Environmental Impact Report (EIR) required under the CEQA for the site. The Initial Study has been completed and the public comment period closed on June 9, 2017. A required scoping meeting for the EIR was held on May 22, 2017 to garner feedback from agencies, organizations, and other stakeholders. Over the next six months the Draft Environmental Impact Report will be prepared, advancing progress toward a certified Final EIR.

Upon conclusion of the CEQA process and acquisition of the property, an application to the CDE will be filed for the land acquisition component of the project. Following the completion of design of the new school facilities, a separate application will be filed with CDE. After receiving the required approval from CDE, funding applications will be filed with the OPSC for State Aid.

The proposed site has been planned to accommodate construction of a new grade 6-8 middle school for 1200 students with 48 teaching stations and requisite support facilities and a grade K-5 elementary school

for 700 students with 28 teaching stations and requisite support facilities, both per State standards. Given ongoing environmental and State agency approvals underway for the project, it is recommended that original educational specifications for the project be maintained at this time.

### 3.2.5 BREKKE ELEMENTARY NEW KINDERGARTEN/FLEX CLASSROOM FACILITIES

Brekke Elementary School was built in 1997 and further improved in 2014 as a part of the District's Facilities Implementation Program in order to convert an existing classroom into a fourth kindergarten classroom, thereby meeting original specifications for kindergarten adopted in 2013 and enabling expansion of full day kindergarten programs.

As previously described in the proposed educational specifications, there is a District need for additional kindergarten classrooms to accommodate a growing enrollment due to the transitional kindergarten program immediately as well as to accommodate future Special Education requirements. As such, a fifth Kindergarten classroom is proposed to be constructed, along with a Flex Classroom that may support TK/Kindergarten needs as well as potential Special Education program uses. The two classrooms are proposed to be constructed with related support space, including restrooms and storage.

For Brekke, two options are proposed for consideration. Two new modular classrooms may be built northwest of the existing kinder play area, or to the east of the existing play area. Both options locate the new buildings close to existing kindergarten classrooms, kindergarten play areas, and drop-off zones allowing the new classrooms to interact with the existing program. A final determination for Board consideration is anticipated at the August 2017 meeting at which time a proposed architect and conceptual plan will be presented. A modular classroom approach is proposed due to its ability to be integrated with the school's existing design while accelerating DSA approval and thus construction of the proposed facilities as quickly as possible.

It is recommended that the Board accept a recommendation to increase the project budget by approximately \$1.2 million to accommodate the increased square footage and support facilities required to meet specification and adjust the timeline to address this need for the 2017-2018 fiscal year. The budget and timeline for the additional administrative and program support space to meet specifications and requirements for K-5 schools remain unchanged at this time.



### 3.2.6 MCAULIFFE ELEMENTARY NEW KINDERGARTEN/FLEX FACILITIES

McAuliffe Elementary School was built in 1989 and like Brekke further improved in 2014 as a part of the District's Facilities Implementation Program to convert an existing classroom into a fourth kindergarten classroom to meet the original 2013 specifications for kindergartens and enable expansion of full day kindergarten programs. Likewise, there is a District need for additional kindergarten classrooms to accommodate a growing enrollment due to the transitional kindergarten program immediately as well as to accommodate future Special Education requirements. As such, a fifth Kindergarten classroom is proposed to be constructed, along with a Flex Classroom that may support TK/Kindergarten needs as well as potential Special Education program uses.

At McAuliffe, one option under consideration is to construct two detached modular classrooms to the northwest of the existing classroom building, both parallel to the perimeter of the Kindergarten playground. Another option under study would expand the perimeter of the Kindergarten playground to the west, thereby enabling the construction of new classrooms on the eastern side of the existing playground. In both cases, new buildings are located close to the existing kindergarten classrooms, kindergarten play area and required drop-off location, allowing the new classrooms to interact with the existing program without impacting existing facilities. A final determination for Board consideration is



anticipated at the August 2017 meeting at which time a proposed architect and conceptual plan will be presented. A modification to the budget is proposed for Board consideration to increase the project budget by approximately \$1.2 million to accommodate the increased square footage and support facilities required to meet specification and adjust the timeline to address this need for the 2017-2018 fiscal year. The budget and timeline for the additional administrative and program support space to meet specifications and requirements for K-5 schools remain unchanged at this time.



### 3.2.7 RAMONA ELEMENTARY NEW KINDERGARTEN/FLEX FACILITIES

Ramona Elementary School was built in 1999 and was the District's newest K-5 school site prior to the completion of the new Harrington School. The site currently houses three permanent Kindergarten classrooms in addition to a preschool program housed in relocatable facilities.

Two additional Kindergarten classrooms are proposed to be constructed to reach a site total of five Kindergarten classrooms per recommended educational specifications. For Ramona, these classrooms are being proposed south of the existing kindergarten play area, allowing the new classrooms to interact with the existing kindergarten classrooms, and utilize the existing kindergarten play area. Special Education classroom space to meet specifications may be considered for incorporation into planned additional administrative and program support space in the future, however the budget and timeline for these improvements remain unchanged at this time. In an effort to address the immediate Kindergarten

needs, the timeline for this project has been accelerated to the 2017-2018 fiscal year and a \$1.2 million modification to the budget is proposed for Board consideration.



### 3.2.8 RITCHE ELEMENTARY NEW KINDERGARTEN/FLEX FACILITIES

Ritche Elementary School was built in 1992 and further improved in 2014 as a part of the District's Facilities Implementation Program in order to convert an existing classroom into a fourth kindergarten classroom to meet the 2013 specifications for kindergarten areas and enabling expansion of full day kindergarten programs. To meet the new proposed specifications, an additional Kindergarten classroom is proposed to be constructed, along with a Flex Classroom that may support TK/Kindergarten needs as well as potential future Special Education program uses, both sharing related support space (restrooms, storage, etc.).

For Ritche, two new modular classrooms are being proposed on the eastside of the existing kindergarten play area. This location allows the new classrooms to interact with the existing kindergarten classrooms, and utilize the existing kindergarten play area. A modification to the budget of approximately \$1.2 million is proposed to incorporate proposed improvements and to accommodate a timeline for this project to be completed in the 2017-2018 fiscal year. The budget and timeline for the additional administrative and program support space to meet specifications and requirements for K-5 schools remain unchanged at this time.





Additional administrative and program support space to meet specifications and requirements for K-5 schools continue to be planned for the final phase of the program, with the budget and schedule for these improvements unchanged at this time.

### 3.3 RECOMMENDATIONS

Over the next six-month period, the work program proposes continued Board review and consideration of project updates, as presented through an ongoing series of workshops and policy discussions. It is recommended that the Board accept recommendations within this section to adjust project budgets, schedules and timelines as indicated.

# PROGRAM FUNDING & EXPENDITURES

This section reviews existing and anticipated sources of funds for implementing the proposed facilities identified in this report for the Master Construct and Implementation Program. Major funding sources include Measure “R” bond proceeds, developer fees, Mello Roos funds, capital program balances, and future general obligation bond proceeds under the recently approved Measure “D”. The program also seeks to maximize State aid grants for modernization and new construction of school facilities as State funds become available under the State School Facilities Program (SFP).

To date, all Mello Roos and Measure “R” bond proceeds have been received, and available capital program balances have been applied towards Phase 1 improvements. Local developer fees continue to flow into the program as additional residential construction is approved within the boundaries of the District. Approved by District voters in November 2016, Measure “D” provides \$142.5 million in general obligation bond authorization to fund additional facilities improvements.

The State Allocation Board (SAB) is currently reviewing proposed regulatory amendments to the program, expected for consideration by the SAB at its June 2017 meeting. The amendments call for increased accountability measures in regard to expenditures of State funds and are discussed in further detail below. To date, approximately \$18.1 million in State aid reimbursement applications by the District await allocation from the SAB. A plan for receiving additional allocations is included in the following portions of this section.

## 4.1 STATE MATCHING GRANTS

Through the Office of Public School Construction (OPSC), the State of California provides funding assistance to eligible public school districts through the SFP. OPSC operates various programs pursuant to State Law and provides projects to be considered by the SAB for specific funding. Funding is provided to school districts in the form of per pupil grants, with supplemental grants for site development, site acquisition, and other project specific costs. Pupil grant amounts are periodically reviewed for increase by the SAB.

The program provides new construction and modernization grants to construct new school facilities or modernize existing schools. To receive State grants, a district is required to match the grant portion of



the cost of an eligible project from available district funds. This may include proceeds from local general obligation bonds, developer fees, and a district's general fund.

Historically, project funding by the State has been supported through the periodic approval of State bonds for school improvements by California voters. With the November 2016 approval of Proposition 51, \$3.0 billion is earmarked for K-12 new construction programs, and \$3 billion for K-12 modernization programs. Up to this point, the State has been accepting applications as of the date they were submitted and has been allocating approvals by establishing a dual list system.

Proposition 51 is designed to replenish the SFP. The only significant anticipated changes are the implementation of a grant agreement and a more defined audit procedure. The changes were enacted as a result of a 2016 State audit of the Proposition 1D SFP. The audit found instances in which school districts inappropriately used school facilities bond funding to purchase vehicles, tractors, tablets, golf carts, mascot uniforms, and custodial/cleaning supplies. To ensure the appropriate use of all SFP funds and effective program accountability and oversight, the OPSC presented recommended proposed regulatory amendments to the SAB at its April 2017 meeting to increase program accountability.

The recommendations included a required comprehensive grant agreement and local independent audits of expenditures from State funds. Districts would be required to enter into a grant agreement at the time of submitting an application for funding. For applications already submitted that are on the "Applications Received Beyond Authority List", grant agreements would be required as a condition of placement on the "Unfunded List". The District's submitted applications are currently on the "Applications Received Beyond Authority List". Most notable in the grant agreement is that the agreement would disallow expenditures that have been previously eligible, such as technology (e.g., computer and iPads). It is anticipated that the SAB will take action on a final grant agreement at its June 2017 meeting.

The Board will be kept informed in the interim as necessary to incorporate any changes to the SFP as a result of these actions. The Master Construct and Implementation Program has been designed to optimize available and anticipated State grants for planned improvements with the District continuing to participate in the SFP for modernization and new construction. These programs are summarized below as well as the District's current and projected eligibility for program funding. Applications that have been approved by the District and submitted to OPSC are catalogued as well and projected applications for potential funding of additional projects are also presented.

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#### 4.1.1 STATE AID MODERNIZATION

The State's Modernization Program provides state funds on a 60-40 state and local sharing basis for improvements that educationally enhance existing school facilities. Eligible projects include modifications such as air conditioning, plumbing, lighting, and electrical systems. Applications are submitted to the OPSC in two stages:

1. **Eligibility:** Modernization eligibility is established separately for each school site and requires that permanent facilities be at least 25 years old and portable facilities be at least 20 years

old. Students must be enrolled in those facilities based on State classroom loading standards of 25 per classroom for grades K-6 and 27 per classroom for grades 7-8. Once established, site eligibility is not subject to annual review.

2. **Funding:** A district with modernization eligibility may request funding on a 60-40 State grant/local match basis. The 2017 pupil grant is currently \$4,228 for grades K-6 and \$4,472 for grades 7-8. Eligible costs include design, construction, educational technology, testing, inspection, furniture and equipment. Limited supplemental funding is available for excessive cost such as fire safety and accessibility improvements. Grant levels are periodically reviewed by the State. Program funding is subject to project performance and certification at the completion of construction.

Under SB 50, the State provides the option of a “like for like” approach towards utilizing available modernization eligibility towards new construction. The “like for like” approach allows school districts to utilize modernization funding for new construction projects, if the new construction is replacing a facility with a similar facility that requires modernization. These funds do not affect a district’s new construction eligibility pupil grants and are in addition to any available new construction funding. Funds allocated under “like for like” would be based on the modernization grant eligibility on a site by site basis. The District has previously utilized this strategy for the Harrington reconstruction project, and will continue to utilize it where applicable on the planned reconstruction projects.

**Table 5: Estimated Modernization Eligibility - 60-40 Program**

School Site	Phase I (FY 2013-17)		Phase II (FY 2018-20)		Phase III (FY 2021-25)		Phase IV (FY 2026-29)		Total Amount
	CRMs	Amount	CRMs	Amount	CRMs	Amount	CRMs	Amount	
Brekke	29	0	2	\$211,400	27	\$2,853,900	0		\$3,065,300
Chavez	27	0	0		0		27	\$2,853,900	\$2,853,900
Curren	37	0	0		2	\$211,400	35	\$3,699,500	\$3,910,900
Driffill	22	0	0		0		22	\$2,325,400	\$2,325,400
Elm	31	0	19	\$2,008,300	0		12	\$1,268,400	\$3,276,700
Frank	52	0	45	\$5,433,480	5	\$603,720	2	\$241,488	\$6,278,688
Fremont	36	0	2	\$241,488	0		34	\$4,105,296	\$4,346,784
Harrington	3	0	3	\$317,100	0		0		\$317,100
Haydock	37	\$3,863,808	0		5	\$603,720	0		\$4,467,528
Kamala	33	0	5	\$528,500	1	\$105,700	27	\$2,853,900	\$3,488,100
Lemonwood	32	\$317,100	7	\$739,900	0		22	\$2,325,400	\$3,382,400
Marina West	31	\$422,800	6	\$634,200	0		21	\$2,219,700	\$3,276,700
Marshall	27	0	0		0		27	\$2,853,900	\$2,853,900
McAuliffe	39	\$3,593,800	2	\$211,400	2	\$211,400	1	\$105,700	\$4,122,300
McKinna	31	\$739,900	4	\$422,800	3	\$317,100	17	\$1,796,900	\$3,276,700
Ramona	52	0	24	\$2,536,800	0		28	\$2,959,600	\$5,496,400
Ritchen	30	\$2,959,600	2	\$211,400	0		0		\$3,171,000
Rose	34	0	3	\$317,100	0		31	\$3,276,700	\$3,593,800
Sierra Linda	37	\$845,600	8	\$845,600	0		21	\$2,219,700	\$3,910,900
Soria	0	0	0		0		0		\$0
<b>Total</b>	<b>620</b>	<b>\$12,742,608</b>	<b>132</b>	<b>\$14,659,468</b>	<b>45</b>	<b>\$4,906,940</b>	<b>327</b>	<b>\$35,105,484</b>	<b>\$67,414,500</b>
<b>Submitted Applications</b>									
Project 1 - Fremont	8	\$965,952							
Project 1 - McAuliffe	1	\$105,700							
	<b>9</b>	<b>\$1,071,652</b>							
<b>Remaining Eligibility</b>	<b>107</b>	<b>\$11,670,956</b>	<b>132</b>	<b>\$14,659,468</b>	<b>45</b>	<b>\$4,906,940</b>	<b>327</b>	<b>\$35,105,484</b>	<b>\$66,342,848</b>

\*Current dollars

Table 5 summarizes the District’s eligibility for State modernization grants for permanent and portable facilities, provides a summary of submitted applications, and illustrates remaining eligibility after applications are submitted. The estimated grant amounts have been updated to reflect the 2017 per pupil grant amounts approved by the SAB. These are estimated based on an inventory maintained by the District for each school site relative to age of classroom facilities. This amount takes into consideration previously filed applications that are pending an apportionment. The District is currently eligible for approximately \$12.7 million in State modernization (including approximately \$1 million in prior modernization applications awaiting apportionment). By 2020, the District is projected to be eligible for an additional \$14.6 million in Phase 2 funding. Thereafter, an additional \$4.9 million is estimated by 2025 and \$35.1 million by 2029. All modernization projects require a local match to be provided by the District, unless Financial Hardship is utilized.

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#### 4.1.2 STATE AID NEW CONSTRUCTION

The State’s New Construction Program provides State funds on a 50/50 State and local sharing basis for eligible projects that add permanent classroom capacity to a school district. The goal is to add capacity to school districts to house students, including the construction of a new school or the addition of classrooms to an existing school. Applications are submitted to the OPSC in two stages:

1. **Eligibility:** Eligibility for new construction funding is not site specific and is determined by the gap between a district’s projected enrollment and its existing permanent classroom capacity. Classroom capacity is based on State loading standards of 25 students per classroom for grades K-6 and 27 students per classroom for grades 7-8. Historical and projected student enrollment, plus approved, but not yet built residential units, are utilized to estimate the gap between the amount of future students and the current ability to house students in permanent facilities. Portable classrooms are not counted by the State as being permanently available to house pupils. Until approved for construction, eligibility is subject to annual review.
2. **Funding:** Once eligibility is approved, a district may apply for funding on a 50/50 State grant/local match basis. The 2017 pupil grant is currently \$11,104 for grades K-6 and \$11,744 for grades 7-8, and is counted based on each student found to exceed a district’s permanent capacity to house students. Eligible costs include design, construction, testing, inspection, furniture and equipment, and other costs closely related to the actual construction of school buildings. Supplemental grants are available for site acquisition, utilities, on/off-site and general site development, and other excessive costs. Grant levels are periodically reviewed by the State.

Table 6 summarizes the District’s estimated new construction eligibility. The estimated grant amounts have been updated to reflect the 2017 per pupil grant amounts approved by the SAB. The District is eligible for approximately \$74.1 million in new construction grants, including \$63.2 million for grades K-6 and \$10.9 million for grade levels 7-8. These amounts continue to be subject to a local match requirement

by the District equal to the amount of the total State grant. If enrollment continues to grow, the amount of State eligibility for new construction is expected to increase. The estimated eligibility is available district wide, but subject to the availability of funding from the SFP.

**Table 6: New Construction Eligibility (50/50)**

Grade Level	Eligible Pupils	Grant Value (2017)	*Est. Grant Amount (50%)	Est. Local Match (50%)
K-6	5,691	\$11,104	\$63,192,864	\$63,192,864
7-8	932	\$11,744	\$10,945,408	\$10,945,408
<b>Total</b>	<b>6,623</b>		<b>\$74,138,272</b>	<b>\$74,138,272</b>

*\* Does not include State reimbursements for land acquisition.*

For purposes of the considering total eligibility, the State does not differentiate between Transitional Kindergarten (TK) and Kindergarten, general purpose classrooms, or Special Education/SDC classrooms. Pursuant to State definitions, students enrolled in a Special Education program are typically housed in a Special Day Class (SDC) labeled as *Severe* typically for those students whose needs require facilities designed specifically for the severely handicapped and *Non-Severe* for other students whose needs are accommodated in classroom space outside of general education classrooms. For 2017, the State's pupil grant for classrooms housing Severe programs is \$31,202 per pupil, loaded at a standard of 9 students per classroom, and the grant for classrooms housing Non-Severe programs is \$20,867 per pupil, loaded at a standard of 13 students per classroom. Given the greater grant amounts per pupil and fewer pupils per classroom as compared to classrooms utilized for general education, the District may be able to generate additional new construction reimbursement, while using fewer total pupil grants than would be required to generate the same funding for general education classrooms.

Based on current enrollment in Special Education programs, were the District to elect to construct facilities to house 298 Non-Severe students and 251 Severe students, the District may be eligible for up to approximately \$14 million in new construction grants, as shown in Table 7 below. This approach is proposed to be used to fund the increase in K-5 Educational Specifications.

**Table 7: New Construction Eligibility from SDC Enrollment (50/50)**

Grades K-8	2016-17 Enrollment	Grant Value (2017)	Est. Grant Amount (50%)	Est. Local Match (50%)
Non-Severe	298	\$20,867	\$6,218,366	\$6,218,366
Severe	251	\$31,202	\$7,831,702	\$7,831,702
<b>Total</b>	<b>549</b>		<b>\$14,050,068</b>	<b>\$14,050,068</b>

#### 4.1.3 FINANCIAL HARDSHIP FUNDING

The State also provides a Financial Hardship Program to assist districts that cannot provide all or part of their local match for an approved modernization or new construction SFP project. At this time, it appears that the District may be eligible for financial hardship. In Financial Hardship, the State funds its normal grant amount, and if a district is found to be eligible, provides an additional grant amount equal to the portion of the match that would have been required to be funded by a district. This in effect increases

the amount of grant funding a district would otherwise receive. To qualify, a district must be charging the maximum developer fee and meet one of the following criteria:

- Bonded indebtedness of 60 percent or greater
- Successful passage of a Proposition 39 Bond
- District total bonding capacity of less than \$5 million

In addition, it must meet at least two of the following criteria:

- District has placed on the ballot within the last four years a local general obligation bond
- Bond received at least 50 percent yes votes
- Debt has been issued for capital outlay obligations at a level of at least 30 percent of the district's total bonding capacity
- At least 20 percent of the district's teaching stations are relocatable classrooms

Under the current Financial Hardship Program, a district must have exhausted all unencumbered capital fund balances available for modernization or new construction at the time of application. In addition, any funds that become available during the time the District is in the Hardship period will reduce the amount of the State's grant in lieu of the District's match, proportionally. Audits of available capital facilities funding (e.g., Funds 21, 25, 35, 40, 10) are required throughout the project period that a District is in Hardship funding and at "close out", or completion of the project. Until approved for construction, eligibility is subject to review every 6 months. A district can apply for planning funds for site acquisition, DSA submittals and construction.

The Oxnard District has exceeded its net bonding capacity and meets more than two of the subsequent criteria, including the 30 percent capital outlay obligations and the teaching station requirement. Except for land acquisition and some site service costs, 100 percent hardship grant funding does not typically equate to 100 percent of the total development costs associated with the design and construction of an eligible project. Often projects must be phased, alternate methods of construction (e.g. modular) must be employed to achieve the desired space requirement for housing students or additional bond funding must be provided thereafter to complete a hardship project. Financial hardship funding is proposed to be used strategically, with careful consideration to minimize the impact on the use of other sources of funding as identified above. Potential Hardship funding sites include Rose Avenue, Sierra Linda and Marina West.

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#### 4.1.4 JOINT USE FUNDING

The SFP also provides a Joint-Use Program that allows school districts to utilize a joint-use partner and State funding to build a joint-use project the District would not otherwise be able to build due to lack of financial resources or SFP eligibility. For school districts, prior projects that have been funded by the State have included multipurpose rooms, gymnasiums and sport facilities. The State and local contribution to a

joint-use project is 50/50. The State provides 50% of the project cost; with a maximum State contribution of \$1 million for an elementary school, \$1.5 million for a middle school and \$2 million for a high school. Participating districts must enter into a joint-use agreement with a joint use-partner. The program does not require the use of modernization or new construction pupil grants.

The joint-use partner must match a minimum of 25% of the eligible project costs. If a district has passed a General Obligation (G.O.) bond which specifies that the monies are to be used specifically for the joint-use project, the district can opt to pay up to the full 50% local share of eligible costs. Anything beyond the eligible project costs is the responsibility of the joint use partner and/or the district.

The State has not been accepting applications for joint-use up to this point due to lack of funding. However, with the passage of Proposition 51, it is anticipated that Joint Use Program may be replenished for an amount up to \$500 million dollars. In the past, however, projects to be considered must have already received DSA and CDE approval and must demonstrate the ability to be constructed immediately. Absent the advanced funding for project design and approval by DSA, the soonest the District may qualify for joint-use funding is 2018, when the first of these projects is anticipated to receive DSA approval. To the extent funds are still available at that time, the District could submit for funding of these projects. The proposed Fremont gym is an example of where this type of grant funding may be applicable given its proposed schedule for design.

Table 8 provides a review of potential joint use grant opportunities for planned MPR and gymnasium improvements totaling approximately \$10.2 million in grant eligibility.

**Table 8: Potential Joint Use Grants for MPR/Gym Projects**

Uses	Total Cost	50% of Project Cost	Potential Joint Use Grant*
Driffill K-8	\$ 7,647,733	\$ 3,823,867	\$ 1,500,000
Chavez K-8	\$ 2,007,579	\$ 1,003,789	\$ 1,003,789
Curren K-8	\$ 4,581,500	\$ 2,290,750	\$ 1,500,000
Kamala K-8	\$ 2,084,539	\$ 1,042,270	\$ 1,042,270
McAuliffe ES	\$ 1,440,725	\$ 720,363	\$ 720,363
Brekke ES	\$ 697,557	\$ 348,779	\$ 348,779
Ritchen ES	\$ 3,269,888	\$ 1,634,944	\$ 1,000,000
Ramona ES	\$ 1,755,474	\$ 877,737	\$ 877,737
Fremont MS	\$ 5,557,436	\$ 2,778,718	\$ 1,500,000
Haydock MS	\$ 1,500,000	\$ 750,000	\$ 750,000
<b>Total</b>	<b>\$ 30,542,431</b>	<b>\$ 15,271,215</b>	<b>\$ 10,242,937</b>

*\*The State and local contribution to a joint-use project is 50/50. The State provides 50% of the project cost; with a maximum State contribution of \$1 million for an elementary school, \$1.5 million for a middle school and \$2 million for a high school*

#### 4.1.5 REMAINING AND PROPOSED USE OF NEW CONSTRUCTION ELIGIBILITY

Table 9 presents the New Construction applications that have been filed with the OPSC, indicating approximately \$17 million in submitted applications. This amount has been updated to reflect the 2017 per pupil grant amounts and represents the estimated base grant and excludes any additional anticipated

allowances for site development and SDC pupils, which may increase the potential overall grant amount upon apportionment. Per the current regulations, the District has secured its place in line for these applications as part of the State’s “Acknowledge List”, a term applied for applications that have been reviewed, meet all necessary components for OPSC and will be forwarded to SAB for approval upon receipt of additional funding of the SFP by the State. Per the anticipated regulatory changes to be approved by the State Allocation Board, these applications may be subject to the proposed new regulations requiring grant agreements as a condition of placement on the “Unfunded List”. The “Unfunded List” are those applications that have met all requirements for the “acknowledged List” and have been approved by the SAB, but remain unfunded due to lack of available funds.

As noted in Table 9, a land purchase application of approximately \$6.5 million has been filed with the State for the Seabridge property. Subject to review and audit by the OPSC at the time funds are received by the District, the land acquisition grant may be adjusted to reflect the 50% of the reimbursement for the actual total costs.

**Table 9: Submitted New Construction Applications**

	Pupil Grants			Est. Grant
	K-6	7-8	Total	Amount
<b>Current Eligibility</b>	<b>5,691</b>	<b>932</b>	<b>6,623</b>	<b>\$74,138,272</b>
<i>Less applications filed for:</i>				
Harrington School	807	0	807	\$8,960,928
Driffill	0	132	132	\$1,550,208
			Subtotal	\$63,627,136
<i>Plus Seabridge Land Purchase<sup>1</sup></i>				\$6,517,350
Total	<b>807</b>	<b>132</b>	<b>939</b>	<b>\$70,144,486</b>
<b>Total grant amount remaining</b>	<b>4,884</b>	<b>800</b>	<b>5,684</b>	<b>\$63,627,136</b>

1. No pupil grants required

Taking into consideration the applications that have been filed, the District’s total remaining eligibility is estimated to be \$63.6 million of remaining pupil grants, based on the State’s 50/50 match program. The State does not deduct pupil grants from the total eligibility for land acquisition, therefore pupil grants are not reported for the Seabridge land purchase and the grant amount is not deducted from the eligibility.

Table 10 on the following page provides a summary of proposed new construction applications to be submitted and has been updated to reflect the 2017 per pupil grant amounts. These estimated amounts exclude any grants utilized for SDC classrooms described earlier. Approximately \$20.7 million is anticipated to be reimbursed from Measure “R” Phase I projects including Elm, Lemonwood, and Marshall. Approximately \$33.3 million is anticipated to be filed under Measure D for five new school projects under the State’s 50/50 matching program. A local match would be required to obtain State funding for these future projects, plus any additional amounts necessary to complete the total required school construction costs identified in this report. In the final phase of implementation, a Financial Hardship strategy is proposed to be used to reconstruct Sierra Linda and Marina West, as well as Rose Avenue during Phase 3, if needed.



**Table 10: Anticipated Remaining New Construction Applications**

	Remaining New Construction Grants			Grant Amount
	K-6	7-8	Total	
Remaining pupil eligibility	4,884	800	5,684	
Less SDC pupils used	228	48	276	
	4,656	752	5,408	\$60,531,712
<i>Less grants for Measure "R" projects to be used at:</i>				
Elm	587	0	587	\$6,518,048
Lemonwood	643	279	922	\$10,416,448
Marshall	108	216	324	\$3,735,936
<b>Total grants used</b>	<b>1,338</b>	<b>495</b>	<b>1,833</b>	<b>\$20,670,432</b>
<i>Less grants for Measure "D" projects to be used at:</i>				
Reconstruction of McKinna	715	0	715	\$7,939,360
New K-5 at Seabridge	612	0	612	\$6,795,648
Reconstruction of Rose*	710	0	710	\$7,883,840
New K-5 at Doris/Patterson	687	0	687	\$7,628,448
New 6-8 at Doris/Patterson	0	257	257	\$3,018,208
<b>Total grants used</b>	<b>2,724</b>	<b>257</b>	<b>2,981</b>	<b>\$33,265,504</b>
<b>Balance of Pupil Grants Remaining</b>	<b>594</b>	<b>0</b>	<b>594</b>	<b>\$6,595,776</b>

\*Available for hardship funding if needed

## 4.2 DEVELOPER FEES

Developer fees are fees that are paid by residential property developers to school districts to mitigate the impact created by new residential development within a school district's boundaries on the demand for school facilities. Fees are paid to a school district as a condition of obtaining a building permit from the city or county for a construction project. The fees are typically assessed on a square foot basis and can vary by the property's intended use.

In April 2017, the District adopted a School Facilities Needs Analysis to establish and justify the collection of Level 2 developer fees at a rate of \$3.71 per square foot for all new future residential units built within the District's boundaries. Based on projected development from the District's development fee study consultant, an estimated \$11 million is anticipated to be collected over the next five years.

## 4.3 GENERAL OBLIGATION BONDS

General obligation (G.O.) bonds are the most widely used and efficient method of financing school facility improvements in California. More than 600 school districts in the State have issued G.O. bonds to finance necessary improvements. These bonds are secured by an annual levy on all taxable parcels within the boundaries of a school district. The levy is based on the assessed value of a parcel as determined by the County, pursuant to Proposition 13. Traditionally, G.O. bonds carry far lower interest and issuance costs than other financing options. Buyers of most California school bonds receive an exemption from state and

federal taxes on the interest portion of the bonds purchased, allowing for a lower rate of interest to a district to finance improvements over time.

The Master Construct and Implementation Program utilizes two G.O bond measures: Measure “R” approved by voters in 2012 and Measure “D” approved by voters on November 8, 2016. Measure “R” authorized the sale of \$90 million in G.O. bonds and has been used to support the reconfiguration of school facilities, provide the local funding to reconstruct Harrington, Elm, and Lemonwood, and to provide additional grade 6-8 capacity at Marshall. To date, all bonds from Measure “R” have been sold and the District is awaiting State reimbursements to fund additional projects.

Measure “D” authorized the District to issue \$142.5 million in G.O. bonds to construct additional improvements. Proceeds from Measure “D” will also be used to meet the local match requirement for State school facility grants and to fund proposed improvements directly. In March 2017, the District issued approximately \$81 million in Measure “D” bonds leaving approximately \$61.5 million in remaining Measure “D” authorization to be issued in the future.

#### 4.4 PROJECT EXPENDITURE TO DATE

A budget and expenditure tracking protocol has been established and utilized for Phase 1 and Phase 2 projects under current implementation. As of the December 2016 Semi-Annual Report, the total Phase 1 and Phase 2 budget was approximately \$307.5 million, inclusive of the program reserve. Table 11 below also includes approximately \$7.9 million budget for land acquisition for the Doris Patterson site, funded by a District Certificate of Participation (COP). Any changes to sources, uses, and schedules included in this report have considered actual District expenditures for the respective projects and are tracked against established project budgets. As needed, the program reserves and estimated ending fund balance will be utilized to accommodate unforeseen, but required budget adjustments.

Table 11 provides a summary report of expenditures made for the Program during the period July 1, 2012 – April 30, 2017. Expenditures made after this period will be accounted for in the next Semi-Annual update. The District’s financial system accounts for expenditures by Fiscal Year (July 1 – June 30). The report is organized by Fiscal Year and includes expenditures across various construction funds. It should be noted that expenditures reporting is based on the budget approved as part of the December 2016 Semi-Annual Report. Once the recommended budget adjustments are approved as part of this June 2017 report, subsequent expenditure reports will reflect the revised budget value.

**Table 11: Estimated Phase I and Phase II Expenditures to Date**

Project	Adopted Budget	Fiscal Year Expenditures					Total
		2012-13	2013-14	2014-15	2015-16	2016-17 <sup>1</sup>	
Acquire Site New Elem K-5	\$7,735,282	\$7,670,058	\$34,158	\$0	\$46,736	\$5,900	\$7,756,852
Doris/Patterson Acquire Land	\$7,920,000	\$0	\$0	\$0	\$106,450	\$208,628	\$315,078
Doris/Patterson LAFCO Planning	\$660,000	\$0	\$14,625	\$37,345	\$32,179	\$69,794	\$153,943
Design & Reconstruct Harrington Elem K-5	\$23,846,732	\$147,865	\$1,443,632	\$12,232,926	\$9,704,621	\$197,580	\$23,726,624
Design & Reconstruct Lemonwood Elem K-8	\$36,275,327	\$149,368	\$820,991	\$1,472,424	\$1,764,312	\$11,388,155	\$15,595,249
Design & Reconstruct Elm Elem K-5	\$25,176,943	\$0	\$327,354	\$1,187,076	\$335,994	\$1,638,456	\$3,488,880
Design & Construct Seabridge K-5	\$28,568,432	\$0	\$0	\$0	\$0	\$213,222	\$213,222
Design & Reconstruct McKinna K-5	\$31,036,798	\$0	\$0	\$0	\$0	\$231,644	\$231,644
Design & Reconstruct Rose K-5	\$5,739,807	\$0	\$0	\$0	\$0	\$85,679	\$85,679
Design & Construct Doris/Patterson K-5	\$29,556,164	\$0	\$0	\$0	\$415,705	\$0	\$415,705
Design & Construct Doris/Patterson 6-8	\$49,057,213	\$0	\$0	\$0	\$0	\$0	\$0
Design & Improve K-5 Kindergarten Facilities							
Ritchen	\$456,837	\$16,510	\$71,028	\$342,057	\$16,563	\$119	\$446,277
Brekke	\$276,090	\$12,143	\$56,948	\$199,637	\$6,513	\$112	\$275,352
McAuliffe	\$336,509	\$11,997	\$86,597	\$214,704	\$8,898	\$107	\$322,303
Drifill	\$409,771	\$51,334	\$56,711	\$242,911	\$0	\$817	\$351,773
<b>Total K-5 Kindergarten Facilities</b>	<b>\$1,479,208</b>	<b>\$91,984</b>	<b>\$271,284</b>	<b>\$999,309</b>	<b>\$31,974</b>	<b>\$1,155</b>	<b>\$1,395,706</b>
Design & Construct Science Labs/Academies							
Chavez	\$649,009	\$17,933	\$166,888	\$443,769	\$19,273	\$182	\$648,044
Curren	\$598,330	\$17,261	\$116,969	\$445,779	\$17,485	\$176	\$597,670
Kamala	\$619,123	\$17,672	\$153,494	\$429,118	\$18,299	\$186	\$618,769
Haydock	\$1,075,212	\$63,841	\$297,052	\$664,821	\$23,810	\$25,687	\$1,075,212
Fremont	\$1,893,735	\$84,699	\$503,222	\$1,209,388	\$12,709	\$83,718	\$1,893,735
<b>Total Science Labs/Academies</b>	<b>\$4,835,409</b>	<b>\$201,406</b>	<b>\$1,237,625</b>	<b>\$3,192,875</b>	<b>\$91,576</b>	<b>\$109,948</b>	<b>\$4,833,430</b>
Project 1 Remaining Adjustment	\$151,678						
Pre-Kindergarten Improvements							
Harrington	\$1,083,351	\$0	\$0	\$8,878	\$85,838	\$21,759	\$116,474
Lemonwood	\$860,386	\$0	\$0	\$7,051	\$10,933	\$7,706	\$25,690
<b>Total Pre-Kindergarten Improvements</b>	<b>\$1,943,737</b>	<b>\$0</b>	<b>\$0</b>	<b>\$15,929</b>	<b>\$96,771</b>	<b>\$29,465</b>	<b>\$142,164</b>
Ritchen New Special Day Classroom	\$175,000	\$0	\$0	\$9,011	\$100,210	\$0	\$109,221
Marshall K-8 12 Classroom Addition	\$8,097,558	\$0	\$0	\$80,199	\$553,081	\$108,000	\$741,280
FF&E Allowance	\$5,373	\$0	\$0	\$0	\$0	\$0	\$0
Planning related to MPRs for P/P K-8 Schools	\$175,000	\$0	\$0	\$0	\$202,035	(\$25,382)	\$176,653
Fremont MS Gym	\$5,557,436						
Technology Phase 1	\$11,216,175	\$1,280,984	\$7,493,461	\$2,164,602	\$269,612	\$875,177	\$12,083,836
Technology Phase 2	\$9,000,000	\$0	\$0	\$0	\$0	\$0	\$0
Program Planning	\$150,474	\$150,000	\$474	\$0	\$0	\$0	\$150,474
Program Reserve	\$27,076,520						
<b>TOTAL</b>	<b>\$315,436,265</b>	<b>\$9,691,666</b>	<b>\$11,643,603</b>	<b>\$21,391,694</b>	<b>\$13,751,259</b>	<b>\$15,137,421</b>	<b>\$71,615,643</b>

Notes:

1. Fiscal Year 2016-17 expenditures are as of April 30, 2017
2. Budgets have been adjusted per the December 2016 Master Construct and Implementation Program approved by Board
3. Budget adjusted to include Doris/Patterson land acquisition of \$7.9 million funded from District COP
4. Figures presented above are unaudited

As of April 30, 2017, approximately \$71.6 million has been expended for the Program. The District has also expended approximately \$28.5 million in expenditures outside of the program for other facilities related needs, for a total of \$100.1 million in total construction fund expenditures for the duration of the Program to date. Detailed expenditure reports, broken down into subcategories of spending have been prepared and submitted to District staff, and are available for review by the Board and Citizens Oversight Committee.

# MASTER BUDGET & SCHEDULE

The Master Construct and Implementation Program provides a consolidated master budget and schedule which merges and integrates the Measure “R” and Measure “D” bond programs and proposed projects and relies on other local funding, including developer fees, Mello Roos funds, and capital program balances. The Program also seeks to maximize State aid reimbursements for modernization and construction of school facilities as State funds become available.

The integrated Program includes four improvement phases which commenced in 2013 and are anticipated to be complete in 2029. The total adopted budget for all phases is approximately \$440.4 million, inclusive of a Program Reserve to accommodate changes in program as mandated from time to time by the State and as may be needed to accommodate local program requirements. Each project is unique in its scope, schedule, and amount of funding. All projects must be addressed with the amount of available funding. The budget represents an “all-in” master program budget that combines hard construction costs with anticipated soft costs (e.g., design fees, contractor’s fees, consulting services, testing and inspection services, agency approval fees, etc.) resulting in the total cost estimated to fully implement the Program.

The following components update the Board on the status of the previously adopted master budget, schedule and timeline as of the December 2016 six-month review and recommended adjustments for the next six-month period. During this period, changes to the District’s educational specifications are proposed to provide additional classroom facilities to accommodate TK/Kindergarten and Special Education Programs. Other adjustments include proposed budget increases to current construction projects due to specific project construction needs and required professional services as previously approved by the Board.

## 5.1 ADOPTED MASTER CONSTRUCT AND IMPLEMENTATION PROGRAM BUDGET

Table 12 below presents the Adopted Master Construct and Implementation Program Budget as of December 2016 and identifies available sources of funding and anticipated expenditures. Funded from a combination of local and State resources, the total adopted budget for all proposed four phases is approximately \$440.4 million, of which approximately \$307.5 million is for Phase 1 and Phase 2 projects. Each phase continues to carry a Program Reserve to accommodate changes in program as mandated from time to time and as may be needed to accommodate local program requirements.

Phase 1 spans the period from FY2013-2017 and is underway. Phase 1 progress includes:

- completed improvements to kindergarten facilities at Ritchen, Brekke, McAuliffe, and Driffill schools, and construction of science labs at Chavez, Curren, Kamala, Haydock, and Fremont schools to accommodate the educational reconfiguration plan
- purchase of the first of two planned elementary school sites to accommodate existing and future District enrollment
- occupancy of the newly constructed Harrington Elementary to replace the prior obsolete facility
- current construction of the new Lemonwood K-8 and Elm K-5 schools to replace older existing facilities
- anticipated completion of a Guaranteed Maximum Price (GMP) contract for the Marshall grade 6-8 expansion project and construction bid process for the Harrington Child Development Center by June
- ongoing efforts towards the acquisition and environmental review of a joint second elementary school site and an additional middle school site to accommodate existing and future enrollment
- deployment of State-of-the-art learning resources, including 1:1 mobile devices for all students and teachers at every school district wide

Phase 2 commenced in January 2017 and extends through the fiscal year ending in 2020. Phase 2 launches the Measure “D” projects with the proposed:

- reconstruction of McKinna and Rose Avenue K-5 schools
- construction of a new Seabridge K-5
- acquisition of a site and construction of a new Doris/Patterson K-5 and 6-8 schools
- construction of a gym at Fremont middle school
- upgrades to the technology program to maintain 21st Century Facilities standards and connectivity.

Phase 3 is projected to begin in 2021 and provides additional MPR improvements for remaining K-5 and K-8 schools, as well as middle school gymnasium/multipurpose room improvements at Haydock. An allowance is also provided for continued technology implementation. Support facility improvements at Brekke, McAuliffe, Ramona, and Ritchen, as well as completing the construction for Rose Avenue K-5 is also included.

Phase 4 begins in 2026 and completes the Program. Phase 4 reconstructs Marina West and Sierra Linda K-5 schools. Multipurpose room improvements are also planned at Driffill to accommodate the opportunity to further consider the reconfiguration of the site.

**Table 12: Adopted Master Construct & Implementation Program Budget**

Sources	Est. Total	Phase 1	Phase 2	Phase 3	Phase 4
Measure "R"					
Series A	\$ 18,390,000	\$ 18,390,000	\$ -	\$ -	\$ -
Series B	\$ 25,500,000	\$ 25,500,000	\$ -	\$ -	\$ -
Series C	\$ 15,750,000	\$ 15,750,000	\$ -	\$ -	\$ -
Series D	\$ 30,360,000	\$ 30,360,000	\$ -	\$ -	\$ -
<b>Total Measure "R" Bonds</b>	<b>\$ 90,000,000</b>				
Master Construct Authorization					
Series A	\$ 81,000,000	\$ -	\$ 81,000,000	\$ -	\$ -
Series B	\$ 23,700,000	\$ -	\$ 23,700,000	\$ -	\$ -
Series C	\$ 15,100,000	\$ -	\$ -	\$ 15,100,000	\$ -
Series D	\$ 22,700,000	\$ -	\$ -	\$ -	\$ 22,700,000
<b>Total Master Construct Bonds</b>	<b>\$ 142,500,000</b>				
Measure "L" Authorization	\$ 3,316,728	\$ 3,316,728	\$ -	\$ -	\$ -
State Bonds	\$ 266,611	\$ 266,611	\$ -	\$ -	\$ -
Est. State Reimbursements	\$ 119,990,435	\$ -	\$ 66,901,632	\$ 21,189,212	\$ 31,899,592
Est. Developer Fees	\$ 55,909,771	\$ 9,029,075	\$ 10,697,340	\$ 19,303,620	\$ 16,879,736
Mello Roos Proceeds	\$ 9,088,089	\$ 9,088,089	\$ -	\$ -	\$ -
State Reimbursements (Drifill)	\$ 9,001,083	\$ 9,001,083	\$ -	\$ -	\$ -
Est. Interest Earnings	\$ 10,357,618	\$ 3,028,983	\$ 1,486,725	\$ 2,547,427	\$ 3,294,484
<b>Est. Total Sources</b>	<b>\$ 440,430,335</b>	<b>\$ 123,730,569</b>	<b>\$ 183,785,696</b>	<b>\$ 58,140,258</b>	<b>\$ 74,773,812</b>
Uses	Est. Total	Phase 1	Phase 2	Phase 3	Phase 4
Acquire New K-5 Elementary Site	\$ 7,735,282	\$ 7,735,282	\$ -	\$ -	\$ -
Acquire New K-5/Middle School Site	\$ 660,000	\$ 660,000	\$ -	\$ -	\$ -
Construct Doris/Patterson K-5	\$ 29,556,164	\$ -	\$ 29,556,164	\$ -	\$ -
Construct Doris/Patterson 6-8	\$ 49,057,213	\$ -	\$ 49,057,213	\$ -	\$ -
Construct Seabridge K-5	\$ 28,568,432	\$ -	\$ 28,568,432	\$ -	\$ -
Reconstruct Harrington Elementary	\$ 23,846,732	\$ 23,846,732	\$ -	\$ -	\$ -
Reconstruct Elm Elementary	\$ 25,176,943	\$ 25,176,943	\$ -	\$ -	\$ -
Reconstruct Lemonwood K-8	\$ 36,275,327	\$ 36,275,327	\$ -	\$ -	\$ -
Reconstruct McKinna K-5	\$ 31,036,798	\$ -	\$ 31,036,798	\$ -	\$ -
Reconstruct Marina West K-5	\$ 31,031,934	\$ -	\$ -	\$ -	\$ 31,031,934
Reconstruct Rose K-5	\$ 30,209,510	\$ -	\$ 5,739,807	\$ 24,469,703	\$ -
Reconstruct Sierra Linda K-5	\$ 30,403,941	\$ -	\$ -	\$ -	\$ 30,403,941
Marshall K-8 (CR)	\$ 8,097,558	\$ 8,097,558	\$ -	\$ -	\$ -
Drifill K-8 (K/MPR)	\$ 8,057,505	\$ 409,771	\$ -	\$ -	\$ 7,647,733
Chavez K-8 (SL/MPR)	\$ 2,656,588	\$ 649,009	\$ -	\$ 2,007,579	\$ -
Curren K-8 (SL/MPR)	\$ 5,179,830	\$ 598,330	\$ -	\$ 4,581,500	\$ -
Kamala K-8 (SL/MPR)	\$ 2,703,662	\$ 619,123	\$ -	\$ 2,084,539	\$ -
McAuliffe ES (K/MPR/Admin)	\$ 2,067,877	\$ 336,509	\$ -	\$ 1,731,368	\$ -
Brekke ES (K/MPR/Admin)	\$ 1,433,020	\$ 276,090	\$ -	\$ 1,156,930	\$ -
Ritchen ES (K/MPR/Admin)	\$ 4,359,590	\$ 631,837	\$ -	\$ 3,727,753	\$ -
Ramona ES (MPR/Admin)	\$ 2,047,625	\$ -	\$ -	\$ 2,047,625	\$ -
Project 1 Adjustment	\$ 206,851	\$ 206,851	\$ -	\$ -	\$ -
Fremont MS (SL/Gym)	\$ 7,404,741	\$ 1,847,306	\$ 5,557,436	\$ -	\$ -
Haydock MS (SL/Gym)	\$ 2,566,467	\$ 1,066,467	\$ -	\$ 1,500,000	\$ -
Planning for K-8 MPRs	\$ 175,000	\$ 175,000	\$ -	\$ -	\$ -
Harrington CDC	\$ 1,083,351	\$ 1,083,351	\$ -	\$ -	\$ -
Lemonwood CDC	\$ 860,386	\$ 860,386	\$ -	\$ -	\$ -
Technology	\$ 26,216,175	\$ 11,216,175	\$ 9,000,000	\$ 6,000,000	\$ -
<b>Subtotal</b>	<b>\$ 398,674,504</b>	<b>\$ 121,768,048</b>	<b>\$ 158,515,849</b>	<b>\$ 49,306,997</b>	<b>\$ 69,083,609</b>
Program Reserve	\$ 41,755,831	\$ 1,962,520	\$ 25,269,846	\$ 8,833,261	\$ 5,690,203
<b>Est. Total Uses</b>	<b>\$ 440,430,335</b>	<b>\$ 123,730,569</b>	<b>\$ 183,785,696</b>	<b>\$ 58,140,258</b>	<b>\$ 74,773,812</b>
Est. Ending Fund Balance	\$ (0)				
<b>Total Combined Master Budget</b>	<b>\$ 440,430,335</b>				

\*Includes New Special Day Classroom

\*\*Assumes that only reimbursements for Lemonwood, Harrington, and Land Acquisition are received in Phase 2

\*\*\*Assumes State Aid financial hardship during Phase 4

## 5.2 REVISED MASTER CONSTRUCT AND IMPLEMENTATION PROGRAM BUDGET

Table 13 below presents the proposed Revised Master Construct and Implementation Program for Board consideration as part of the current six-month update report.

**Table 13: Revised Master Construct & Implementation Program Budget**

Sources	Est. Total	Phase 1	Phase 2	Phase 3	Phase 4
Measure "R"					
Series A	\$ 18,390,000	\$ 18,390,000	\$ -	\$ -	\$ -
Series B	\$ 25,500,000	\$ 25,500,000	\$ -	\$ -	\$ -
Series C	\$ 15,750,000	\$ 15,750,000	\$ -	\$ -	\$ -
Series D	\$ 30,360,000	\$ 30,360,000	\$ -	\$ -	\$ -
<b>Total Measure "R" Bonds</b>	<b>\$ 90,000,000</b>				
Master Construct Authorization					
Series A	\$ 81,000,000	\$ -	\$ 81,000,000	\$ -	\$ -
Series B	\$ 23,700,000	\$ -	\$ 23,700,000	\$ -	\$ -
Series C	\$ 15,100,000	\$ -	\$ -	\$ 15,100,000	\$ -
Series D	\$ 22,700,000	\$ -	\$ -	\$ -	\$ 22,700,000
<b>Total Master Construct Bonds</b>	<b>\$ 142,500,000</b>				
Measure "L" Authorization	\$ 3,316,728	\$ 3,316,728	\$ -	\$ -	\$ -
State Bonds	\$ 266,611	\$ 266,611	\$ -	\$ -	\$ -
Est. State Reimbursements	\$ 123,767,309	\$ 2,515,863	\$ 75,631,428	\$ 15,442,374	\$ 30,177,645
Est. Developer Fees	\$ 55,909,771	\$ 9,029,075	\$ 10,697,340	\$ 19,303,620	\$ 16,879,736
Mello Roos Proceeds	\$ 9,088,089	\$ 9,088,089	\$ -	\$ -	\$ -
State Reimbursements (Drifill)	\$ 9,001,083	\$ 9,001,083	\$ -	\$ -	\$ -
Est. Interest Earnings	\$ 13,425,922	\$ 3,257,638	\$ 1,129,896	\$ 4,203,110	\$ 4,835,279
<b>Est. Total Sources</b>	<b>\$ 447,275,513</b>	<b>\$ 126,475,086</b>	<b>\$ 192,158,664</b>	<b>\$ 54,049,104</b>	<b>\$ 74,592,660</b>
Uses	Est. Total	Phase 1	Phase 2	Phase 3	Phase 4
Acquire New K-5 Elementary Site	\$ 7,756,852	\$ 7,756,852	\$ -	\$ -	\$ -
Acquire New K-5/Middle School Site	\$ 660,000	\$ 660,000	\$ -	\$ -	\$ -
Construct Doris/Patterson K-5	\$ 29,556,164	\$ -	\$ 29,556,164	\$ -	\$ -
Construct Doris/Patterson 6-8	\$ 49,057,213	\$ -	\$ 49,057,213	\$ -	\$ -
Construct Seabridge K-5	\$ 28,568,432	\$ -	\$ 28,568,432	\$ -	\$ -
Reconstruct Harrington Elementary	\$ 23,846,732	\$ 23,846,732	\$ -	\$ -	\$ -
Reconstruct Elm Elementary	\$ 28,672,291	\$ 28,672,291	\$ -	\$ -	\$ -
Reconstruct Lemonwood K-8	\$ 37,465,448	\$ 37,465,448	\$ -	\$ -	\$ -
Reconstruct McKinna K-5	\$ 31,507,869	\$ -	\$ 31,507,869	\$ -	\$ -
Reconstruct Marina West K-5	\$ 32,175,006	\$ -	\$ -	\$ -	\$ 32,175,006
Reconstruct Rose K-5	\$ 30,680,582	\$ -	\$ 5,739,807	\$ 24,940,775	\$ -
Reconstruct Sierra Linda K-5	\$ 31,547,013	\$ -	\$ -	\$ -	\$ 31,547,013
Marshall K-8 (CR)	\$ 8,097,558	\$ 8,097,558	\$ -	\$ -	\$ -
Drifill K-8 (K/MPR)	\$ 8,057,505	\$ 409,771	\$ -	\$ -	\$ 7,647,733
Chavez K-8 (SL/MPR)	\$ 2,656,588	\$ 649,009	\$ 2,007,579	\$ -	\$ -
Curren K-8 (SL/MPR)	\$ 5,179,830	\$ 598,330	\$ 4,581,500	\$ -	\$ -
Kamala K-8 (SL/MPR)	\$ 2,703,662	\$ 619,123	\$ 2,084,539	\$ -	\$ -
McAuliffe ES (K/Modular/MPR/Support)	\$ 3,326,948	\$ 336,509	\$ 1,259,071	\$ 1,731,368	\$ -
Brekke ES (K/Modular/MPR/Support)	\$ 2,692,092	\$ 276,090	\$ 1,259,071	\$ 1,156,930	\$ -
Ritchen ES (K/Modular/MPR/Support)	\$ 5,618,661	\$ 631,837*	\$ 1,259,071	\$ 3,727,753	\$ -
Ramona ES (Modular/MPR/Support)	\$ 3,306,697	\$ -	\$ 1,259,071	\$ 2,047,625	\$ -
Project 1 Adjustment	\$ 151,678	\$ 151,678	\$ -	\$ -	\$ -
Fremont MS (SL/Gym)	\$ 7,451,170	\$ 1,893,735	\$ 5,557,436	\$ -	\$ -
Haydock MS (SL/Gym)	\$ 2,575,212	\$ 1,075,212	\$ -	\$ 1,500,000	\$ -
Planning for K-8 MPRs	\$ 175,000	\$ 175,000	\$ -	\$ -	\$ -
Harrington CDC	\$ 1,083,351	\$ 1,083,351	\$ -	\$ -	\$ -
Lemonwood CDC	\$ 860,386	\$ 860,386	\$ -	\$ -	\$ -
Technology	\$ 26,216,175	\$ 11,216,175	\$ 9,000,000	\$ 6,000,000	\$ -
<b>Subtotal</b>	<b>\$ 411,646,113</b>	<b>\$ 126,475,086</b>	<b>\$ 172,696,824</b>	<b>\$ 41,104,451</b>	<b>\$ 71,369,752</b>
Program Reserve	\$ 35,629,399	\$ -	\$ 19,461,839	\$ 12,944,653	\$ 3,222,907
<b>Est. Total Uses</b>	<b>\$ 447,275,513</b>	<b>\$ 126,475,086</b>	<b>\$ 192,158,664</b>	<b>\$ 54,049,104</b>	<b>\$ 74,592,659</b>
Est. Ending Fund Balance	\$ -				
<b>Total Combined Master Budget</b>	<b>\$ 447,275,513</b>				

\*Includes New Special Day Classroom

\*\*Applies some State Aid reimbursements received from Phase 1 projects to Phase 1

\*\*\*Assumes State Aid financial hardship during Phase 4



Total sources of funding are anticipated to increase to approximately \$447.3 million, primarily from anticipated increases in State Aid and interest earnings. Increases to State Aid are attributable to anticipated use of higher grant amounts for Special Day Classroom construction and participation in the State's Joint Use Program, where applicable. Recent and periodic increases to base State aid grant amounts are also anticipated to benefit the collection of additional sources of funds by the District. Proposed uses have been adjusted to provide additional classroom facilities to accommodate TK/Kindergarten and Special Education Programs and Board approved changes since the last six-month update.

### 5.3 PHASE 1 MASTER BUDGET AND SCHEDULE

Table 14 provides the total estimated cost for Phase 1 of approximately \$126.5 million.

**Table 14: Proposed Phase 1 Master Budget and Schedule (FY 2013-17)**

Project	Schedule Dec 2016	Schedule June 2017	Estimated Budget	Variance
<b>Measure "R" Improvements</b>				
Acquire New Sites				
Elementary School	2013	2013	\$7,756,852	\$21,569
K-5 / Middle School	2014/16	2014/16	\$660,000	\$0
Subtotal			\$8,416,852	\$21,569
Design & Reconstruct Sites				
Harrington Elem. K-5	2013/14	2013/14	\$23,846,732	\$0
Lemonwood K-8	2014/18	2014/18	\$37,465,448	\$1,190,121
Elm Elem. K-5	2014/16	2014/16	\$28,672,291	\$3,495,348
Subtotal			\$89,984,470	\$4,685,468
Design & Improve K-5 Kindergarten Facilities	2013/14	2013/14		
Ritchen			\$631,837 **	\$0
Brekke			\$276,090	\$0
McAuliffe			\$336,509	\$0
Driffill			\$409,771	\$0
Subtotal			\$1,654,208	\$0
Design & Construct Science Labs	2013/14	2013/14		
Chavez Science Labs K-8			\$649,009	\$0
Curren Science Labs K-8			\$598,330	\$0
Kamala Science Labs K-8			\$619,123	\$0
Haydock Science Labs 6-8 & Utility Upgrades			\$1,075,212	\$8,745
Fremont Science Labs 6-8 & Utility Upgrades			\$1,893,735	\$46,429
Subtotal			\$4,835,409	\$55,174
<b>Project 1 Adjustment</b>			<b>\$151,678</b>	<b>(\$55,174)</b>
Childhood Development Center Improvements				
Harrington	2015	2015	\$1,083,351	\$0
Lemonwood	2016	2016	\$860,386	\$0
Subtotal			\$1,943,737	\$0
Marshall K-8: 12 Classroom Building	2015/17	2015/17	\$8,097,558	\$0
Planning for K-8 MPRs	2016	2016	\$175,000	\$0
Technology	2013/15	2013/15	\$11,216,175	\$0
Measure "R" Improvements Subtotal			\$126,475,086	\$4,707,038
Measure "R" Program Reserve			\$0	
Measure "R" Improvements Total			\$126,475,086	\$4,707,038
<b>Measure "D" Improvements</b>				
Measure "D" Improvements Subtotal			\$0	\$0
Measure "D" Improvements Program Reserve			\$0	
Measure "D" Improvements Total			\$0	\$0
<b>Combined Total of Master Construct &amp; Implementation Program</b>			<b>\$126,475,086</b>	<b>\$4,707,038</b>

\*Current dollars

\*\*Includes New Special Day Classroom

Phase 1 consists of the Measure "R" projects currently underway, including the construction of Harrington, Elm, Lemonwood and Marshall and all projects that have already been completed, including

the acquisition of the Seabridge site and implementation of Project 1. Major adjustments to the Phase 1 budget are centered on additional construction costs associated with Elm and Lemonwood which have been review and approved by the Board. These budgets have been adjusted to reflect the approved final Guaranteed Maximum Price (GMP) at Elm and approved change orders for Lemonwood and related professional services for both projects. Additional adjustments are proposed to accommodate actual District planning expenditures associated with the Seabridge property. Project 1 actuals are proposed to be offset by the budgeted Project 1 adjustment line to accommodate close out of these projects. The balance of project costs remains the same from the prior six-month period.

#### 5.4 PHASE 2 MASTER BUDGET AND SCHEDULE

As shown in Table 15, Phase 2 provides the total estimated cost of approximately \$192.2 million.

**Table 15: Proposed Phase 2 Master Budget and Schedule (FY 2017-20)**

Project	Schedule Dec 2016	Schedule June 2017	Estimated Budget	Variance
<b>Measure "R" Improvements</b>				
Construct Gym & Modernize MPR				
Fremont	2018	2018	\$5,557,436	\$0
Modernize K-8 Multipurpose Rooms				
Chavez	2020	2019	\$2,007,579	\$0
Curren	2020	2019	\$4,581,500	\$0
Kamala	2020	2019	\$2,084,539	\$0
Subtotal			\$14,231,054	\$0
Technology	2020	2020	\$9,000,000	\$0
Measure "R" Improvements Subtotal			\$23,231,054	\$0
Measure "R" Program Reserve			\$2,323,105	
Measure "R" Improvements Total			\$25,554,159	\$0
<b>Measure "D" Improvements</b>				
Construct New School Sites: Master Construct				
Dorris Patterson K-5	2018	2018/2019	\$29,556,164	\$0
Dorris Patterson 6-8	2018/2021	2018/2020	\$49,057,213	\$0
Seabridge K-5	2017	2018/2020	\$28,568,432	\$0
Reconstruct School Sites: Master Construct				
Rose K-5	2017/2021	2018/2021	\$5,739,807	\$0
McKinna K-5	2017	2017	\$31,507,869	\$471,071
Construct Kinder/SDC Classrooms				
Brekke	2025	2018	\$1,259,071	\$1,259,071
McAuliffe	2025	2018	\$1,259,071	\$1,259,071
Ramona	2025	2018	\$1,259,071	\$1,259,071
Ritchen	2025	2018	\$1,259,071	\$1,259,071
Subtotal			\$149,465,771	\$5,507,356
Measure "D" Improvements Subtotal			\$149,465,771	\$5,507,356
Measure "D" Improvements Program Reserve			\$17,138,734	
Measure "D" Improvements Total			\$166,604,505	\$5,507,356
<b>Combined Total of Master Construct &amp; Implementation Program</b>			<b>\$192,158,664</b>	<b>\$5,507,356</b>

\*Current dollars

Phase 2 continues to include the reconstruction of McKinna, the construction of a New Seabridge K-5 and Doris Patterson K-5 and 6-8, the construction of a gym at Fremont middle school and ongoing upgrades to the technology program to maintain 21st Century Facilities standards and connectivity. Planning costs associated with the reconstruction of Rose Avenue are also included.

Changes to the District's educational specifications are proposed to provide additional classroom facilities to accommodate TK/Kindergarten and Special Education Programs. These changes require budget adjustments to the planned reconstructed McKinna School to accommodate recommended specification changes. The construction of facilities to accommodate these specifications are also proposed at Brekke, McAuliffe, Ramona, and Ritchen to provide two additional modular classrooms at each school, one for TK/Kindergarten and one Flex Classroom that may also support Special Education.

## 5.5 PHASE 3 MASTER BUDGET AND SCHEDULE

Table 16 provides a summary of the proposed Phase 3 budget and schedule totaling approximately \$54 million.

**Table 16: Proposed Phase 3 Master Budget and Schedule (FY 2021-25)**

Project	Schedule Dec 2016	Schedule June 2017	Estimated Budget	Variance
<b>Measure "R" Improvements</b>				
Construct Gym & Modernize MPR				
Haydock	2023	2023	\$1,500,000	\$0
Modernize K-5 Multipurpose Rooms				
Brekke	2023	2023	\$697,557	\$0
McAuliffe	2023	2023	\$1,440,725	\$0
Ramona	2023	2023	\$1,755,474	\$0
Ritchen	2023	2023	\$3,269,888	\$0
Subtotal			\$8,663,644	\$0
Technology	2025	2025	\$6,000,000	\$0
Measure "R" Improvements Subtotal			\$14,663,644	\$0
Measure "R" Program Reserve			\$1,466,364	
Measure "R" Improvements Total			\$16,130,008	
<b>Measure "D" Improvements</b>				
Construct New School Sites: Master Construct				
Rose	2017/2021	2018/2021	\$24,940,775	\$471,071
Construct Academic Program Space: Master Construct				
Brekke	2025	2025	\$459,373	\$0
McAuliffe	2025	2025	\$290,643	\$0
Ramona	2025	2025	\$292,151	\$0
Ritchen	2025	2025	\$457,865	\$0
Measure "D" Improvements Subtotal			\$26,440,807	\$471,071
Measure "D" Improvements Program Reserve			\$11,478,289	\$0
Measure "D" Improvements Total			\$37,919,095	\$471,071
<b>Combined Total of Master Construct &amp; Implementation Program</b>			<b>\$54,049,104</b>	

\*Current dollars

Phase 3 provides additional MPR improvements for remaining K-5 and K-8 schools, as well as middle school gymnasium/multipurpose room improvements at Haydock. An allowance is also provided for continued technology implementation. Phase 3 completes the reconstruction of Rose Avenue and support facility improvements at Brekke, McAuliffe, Ramona, Ritchen remain as originally planned. The recommended budget change in Phase 3 is limited to an adjustment for the Rose Avenue K-5 project in

order to meet recommended educational specifications for TK/Kindergarten and Special Education facilities.

## 5.6 PHASE 4 MASTER BUDGET AND SCHEDULE

As summarized in Table 17, Phase 4 completes the Master Construct and Facilities Implementation Program totaling approximately \$74.6 million. A financial hardship State Aid approach is proposed to be used to reconstruct Marina West and Sierra Linda K-5 schools. Proposed adjustments to the Marina West and Sierra Linda K-5 budgets are to accommodate adjustments to classroom facility specifications to 31 classrooms at each school to support TK/ Kindergarten and Special Education. Multipurpose room improvements continue to be planned at Drifill to accommodate the opportunity to further consider the reconfiguration of the site.

**Table 17: Proposed Phase 4 Master Budget and Schedule (FY 2026-29)**

Project	Schedule Dec 2016	Schedule June 2017	Estimated Budget	Variance
<b>Measure "R" Improvements</b>				
Measure "R" Improvements Subtotal			\$0	\$0
Measure "R" Program Reserve			\$0	
Measure "R" Improvements Total			\$0	\$0
<b>Measure "D" Improvements</b>				
Design & Reconstruct School Sites: Master Construct				
Marina West K-5	2027/2029	2028/2029	\$32,175,006	\$1,143,071
Sierra Linda K-5	2027/2029	2027/2029	\$31,547,013	\$1,143,071
Subtotal			\$63,722,019	\$2,286,143
Construct K-8 Multipurpose Room				
Drifill	2026	2026	\$7,647,733	\$0
Subtotal			\$7,647,733	\$0
Measure "D" Improvements Subtotal			\$71,369,752	\$2,286,143
Measure "D" Improvements Program Reserve			3,222,907	
Measure "D" Improvements Total			\$74,592,659	\$2,286,143
<b>Combined Total of Master Construct &amp; Implementation Program</b>			<b>\$74,592,659</b>	

\*Current dollars

## 5.7 MASTER SCHEDULE

The following summary schedule provides an overview of an updated proposed phasing strategy for the Master Construct and Implementation Program. Table 18 illustrates the proposed phasing of the integrated Program, and is organized by the continued reconstruction of existing schools, the construction of new school sites, and improvements to multipurpose rooms support facilities to support the District's educational program.

Table 18: Summary Schedule

		Fiscal Year															
		2016-17	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Reconstruct:																	
Harrington	Complete																
Harrington Child Dev. Center																	
Lemonwood																	
Lemonwood Child Dev. Center																	
Elm																	
McKinna																	
Rose																	
Marina West																	
Sierra Linda																	
Construct:																	
Marshall 6-8 Classrooms																	
Seabridge K-5																	
Doris/Patterson K-5																	
Doris/Patterson 6-8																	
Construct Kinder + SDC Classrooms/Additional Support Space:																	
Ramona																	
Brekke																	
Ritchen																	
McAuliffe																	
Multipurpose Rooms:																	
Fremont																	
Haydock																	
Kamala																	
Chavez																	
Curren																	
Drifill																	
Ramona																	
Brekke																	
Ritchen																	
McAuliffe																	

Table 18 includes adjustments made to Program scheduling since the last report was adopted in January 2017, and are described according to the following categories:

Reconstruct:

- The schedule for the **Reconstruction of Rose Avenue** has been updated to reflect the anticipated completion of planning and design efforts by June 2018 and accommodates the estimated start of design efforts by July 2017 and expected DSA approval times. The original schedule anticipated completion of these efforts by December 2017.

Construct:

- The schedule for the **Marshall New 6-8 Classroom Building** project has been updated based on an estimated construction start of late June/early July for an anticipated August 2018 completion. The original schedule anticipated a construction completion by December 2017.
- The schedule for the **Seabridge K-5** project has been updated to accommodate an anticipated August 2017 design start and a construction start in FY 2019-20 to accommodate cash flow requirements. The original schedule anticipated a construction start in FY2017-18.
- The schedule for the **Doris/Patterson 6-8** project has been updated to accelerate an anticipated construction start in FY 2019-20 to accommodate cash flow requirements. The original schedule anticipated a construction start in FY 2020-21.

Construct Kinder/SDC Classrooms:

- The schedule has been updated to include four new modular Kindergarten/Flex classroom building projects at **Ramona, Brekke, Ritchen, and McAuliffe** anticipated for August 2018 completion.

Multipurpose Rooms:

- The schedule for multipurpose room improvements at **Fremont** has been accelerated to commence at the start of FY2017-18 and complete by FY 2018-19 from the original completion of FY 2019-20.
- The schedule for multipurpose room improvements at **Kamala, Chavez, and Curren** has been accelerated to commence in FY2018-19 and conclude by FY2020-21, from the original completion of FY2022-23 for Kamala and Chavez and FY2021-22 for Curren.

Based on the identified phasing plan, Table 19 on the following page provides a summary of projects under management, including those that are currently underway and are to be implemented, totaling approximately \$186.7 million.

**Table 19: Projects Under Management**

			Master Budget (Current Dollars)
Project Name	Start Date	End Date	
<b>Reconstruct:</b>			
Harrington Child Development Center	Nov-2014	Dec-2018	\$1,083,351
Lemonwood K-8	Feb-2013	May-2018	\$37,465,448
Lemonwood Child Development Center	Nov-2014	Dec-2018	\$860,386
Elm K-5	Jul-2013	Jun-2018	\$28,672,291
<b>Construct:</b>			
Marshall 6-8 Classroom Building	Dec-2014	Jul-2018	\$8,097,558
Seabridge K-5	Jan-2017	Apr-2020	\$28,568,432
McKinna K-5	Jan-2017	Jun-2019	\$31,507,869
Rose K-5	Jan-2017	Jan-2022	\$30,680,582
<b>Construct Kinder + SDC Classrooms:</b>			
Ramona	Jul-2017	Aug-2018	\$1,259,071
Brekke	Jul-2017	Aug-2018	\$1,259,071
Ritchen	Jul-2017	Aug-2018	\$1,259,071
McAuliffe	Jul-2017	Aug-2018	\$1,259,071
<b>Multipurpose Rooms:</b>			
Fremont	Jul-2017	Jun-2019	\$5,557,436
<b>Planning/Land Acquisition:</b>			
Doris/Patterson LAFCO Planning	Jul-2015	Dec-2017	\$660,000
Doris/Patterson Acquire Land*	Feb-2016	Jun-2017	\$7,920,000
Chavez, Curren, Kamala, Driffill MPR Planning	Jul-2015	Jun-2019	\$175,000
Educational Technology Intregation/Planning	Jan-2017	Jun-2020	\$427,500
<b>Total</b>			<b>\$186,712,138</b>

*\*Funded out of District's 2016 COP issuance*



# RECOMMENDATIONS

## 6.1 CONCLUSION & RECOMMENDATIONS

Over the next six months of implementation, the Master budget will continue to be monitored and enforced. Expenditure reporting will continue and be updated to reflect recommended budget adjustments provided in this June 2017 report. Budgets will also be reviewed and adjusted, where required, to accommodate actual contract commitments approved by the Board over the next six-month period. Steps will continue to be taken to file for eligible State aid applications and required agency approvals for project development and construction. Status reports will be provided to the Board as needed.

As part of the formal review process, it is recommended that the Board:

- Accept and adopt this semi-annual update to the Master Construct and Implementation Program
- Direct staff and CFW to proceed with its immediate implementation
- Establish a date for the next six-month review by the Board

# EXHIBIT A

## PRESENTATIONS, WORKSHOPS & UPDATES TO THE BOARD OF TRUSTEES

The table below contains a listing of presentations, workshops, and updates to the Board of Trustees for the Oxnard School District Facilities Implementation Program. Documentation of all Board activities are provided for the prior six months. For documentation of prior related Board Action items, please reference the same section of previous reports.

Date	Board Agenda Item	Agenda Description	Purpose	Action
8/3/2016	C-5	Rejection of Proposals Received for Lease Leaseback Preconstruction and Construction Services related to the New 12 Classroom Building Project at Thurgood Marshall School	Rejection of Proposals Received, allowing for a second Request for Proposal Process	Approved
8/3/2016	D-1	Approval of WAL #006 with ATC Group Services LLC for preparation of a Soil Management Plan for the Lemonwood School Reconstruction Project	Request the Board of Trustees approve WAL #006 with ATC Group Services LLC, for the preparation of a Soil Management Plan as required by the Department of Toxic Substance Control ("DTSC") for	Approved
8/3/2016	D-2	Ratification of Amendment #003 to Agreement #12-240 with Dougherty + Dougherty Architects to Provide Additional Architectural Services for the Harrington E. S. Reconstruction Project	Request the Board of Trustees ratify Amendment #003 for Additional Architectural Services as Requested from District Administration for the	Approved
8/3/2016	D-4	Approval of Resolution #16-05 Approving Adoption of a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program Related to the New 12 Classroom Building Project at Thurgood Marshall Elementary School.	Request for the Board of Trustees to Approve Adoption of the Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program for the Marshall New Classroom Building Project as required for compliance with	Approved
8/3/2016	D-5	Adoption of Resolution #16-06 - A Resolution of the Board of Trustees Authorizing the Sale and Issuance of Not to Exceed \$18,000,000.00 Aggregate Principal Amount of Oxnard General Obligation Refunding Bonds, Series 2016.	Request for Board of Trustees Approval for issuance of Not to Exceed \$18 Mil Aggregate Principal of General Obligation Refunding Bonds	Approved
8/24/2016	C-3	Ratification of Supplemental Work Authorization Letter #001-S for Geotechnical Services for Elm Elementary School Project	Request for Board of Trustees Ratification of Supplemental Work Authorization Letter to Earth Systems to Provide additional information to the Division of the State Architect	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
8/24/2016	C-5	Approval of Notice of Completion, Harrington School Reconstruction Project, Bid #14-21	Request to the Board of Trustees to approve the Notice of Completion and filing of such notice with the County Recorder's Office, for Bid #14-21, Harrington School	Approved
8/24/2016	C-8	Approval and Adoption of the July 2016 Semi-Annual Implementation Program Update as an Adjustment to the Facilities Implementation Program	Requesting that the Board of Trustees accept and adopt the July 2016 Semi-Annual Implementation Program	Approved
8/24/2016	D-2	Review and Approval of the Preliminary Official Statement for the General Obligation Refunding Bonds, Series 2016 and Resolution #16-07	Request for the Board of Trustees approval of the Preliminary Official Statement and Resolution #16-07 that will allow for the execution of the	Approved
8/24/2016	D-4	Approval of Form and Authorize Superintendent to Negotiate Terms of Land Use Covenant (LUC) with the Department of Toxic Substances Control for the Lemonwood Site	A Request that the Board of Trustees approve the form of the Land Use Covenant (LUC) as attached and authorize the Superintendent to negotiate the final terms of LUC with the Department of Toxic Substances Control for the Lemonwood Site. No identified fiscal impact at this time. The LUC will require that the District or any future	Approved
9/7/2016	C-2	Authorize Superintendent to Accept A Soil Management Plan for the Lemonwood Elementary School Site as Approved by the DTSC	Requesting that the Board of Trustees authorize the Superintendent to accept the final Soil Management Plan for the Lemonwood Elementary	Approved
9/21/2016	C-3	Approval of Prequalified Firms for CEQA/DTSC Compliance Services	A Request that the Board of Trustees approve the recommended list of prequalified firms to provide CEQA/DTSC compliance services and authorize the Superintendent to enter into	Approved
10/5/2016	C-4	Approval of WAL #008 with ATC Group Services LLC For as Needed Hazardous Materials Testing and Oversight for The Duration of The Lemonwood Reconstruction Project	A request that the Board of Trustees approve WAL #008 with ATC Group Services LLC for as needed hazardous materials testing and oversight for the duration of the Lemonwood Reconstruction Project per Master Agreement #13-135; amount not to exceed	Approved
10/5/2016	C-5	Ratification of WAL #002 with Rincon Consultants Inc., For Soil Investigation Services for The Elm Reconstruction Project	A Request that the Board of Trustees ratify WAL #002 with Rincon Consultants Inc., for Soil Investigation Services for the Elm Reconstruction Project per Master Agreement #13-131; amount not to exceed	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
10/5/2016	C-6	Ratification of WAL #007 with ATC Group Services LLC For Emergency Pipeline Testing for The Lemonwood Reconstruction Project	A request for the Board of Trustees to ratify WAL #007 with ATC Group Services LLC for Lemonwood Reconstruction Project Emergency Pipeline Testing per Master Agreement #13-135; amount not to exceed	Approved
10/19/2016	C-2	Ratification of Amendment #004 to Agreement #12-240 with Dougherty + Dougherty Architects to provide additional Architectural Services for the Harrington School Fence Project 2016	Request to the Board for Ratification of Amendment #004 to Agreement #12-240 with Dougherty + Dougherty Architects to provide additional Architectural Services for the Harrington School Fence Project	Approved
10/19/2016	C-6	Award of Formal Bid #16-01 and Approval of Agreement #16-140 for Harrington School Fence Project 2016	A Request that the Board of Trustees Award Bid #16-01 Harrington School Fencing Project 2016 to Fence Factory and enter into Agreement #16-140; amount not to exceed	Approved
10/19/2016	C-7	Consideration and Approval of Work Authorization Letter #3 for DSA Special Inspection and Testing Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #3 for Master Agreement #13-154 with NV5 West; lump sum fixed fee of \$8,886.00, to be paid with	Approved
10/19/2016	C-8	Consideration and Approval of Work Authorization Letter #5 for DSA Inspector of Record Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #5 for Master Agreement #13-130 with NOLTE Vertical Five; lump sum fixed fee of \$7,040.00, to be	Approved
10/19/2016	C-9	Ratification of Change Order #001 to Agreement #15-198 with Swinerton Builders for Lemonwood K-8 Reconstruction Project	A Request that the Board of Trustees ratify no cost Change Order #001 to Agreement #15-198 with Swinerton Builders, for the Lemonwood K-8 Reconstruction Project; change incorporates language change to Section 10 of Agreement #15-198 and a change to the start date of the project construction	Approved
11/2/2016	C-10	Consideration and Approval of No-Cost Change Order #001 to Agreement #16-140 With Fence Factory for the Harrington School Fence Project 2016	Request to the Board of Trustees to approve No Cost Change Order #001 to Agreement #16-140 with Fence Factory for the Harrington	Approved
10/19/2016	C-7	Consideration and Approval of Work Authorization Letter #3 for DSA Special Inspection and Testing Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #3 for Master Agreement #13-154 with NV5 West; lump sum fixed fee of \$8,886.00, to be paid with	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
10/19/2016	C-8	Consideration and Approval of Work Authorization Letter #5 for DSA Inspector of Record Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #5 for Master Agreement #13-130 with NOLTE Vertical Five; lump sum fixed fee of \$7,040.00, to be	Approved
10/19/2016	C-9	Ratification of Change Order #001 to Agreement #15-198 with Swinerton Builders for Lemonwood K-8 Reconstruction Project	A Request that the Board of Trustees ratify no cost Change Order #001 to Agreement #15-198 with Swinerton Builders, for the Lemonwood K-8 Reconstruction Project; change incorporates language change to Section 10 of Agreement #15-198 and a change to the start date of the project construction	Approved
11/2/2016	C-10	Consideration and Approval of No-Cost Change Order #001 to Agreement #16-140 With Fence Factory for the Harrington School Fence Project 2016	Request to the Board of Trustees to approve No Cost Change Order #001 to Agreement #16-140 with Fence Factory for the Harrington	Approved
10/19/2016	C-7	Consideration and Approval of Work Authorization Letter #3 for DSA Special Inspection and Testing Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #3 for Master Agreement #13-154 with NV5 West; lump sum fixed fee of \$8,886.00, to be paid with	Approved
10/19/2016	C-8	Consideration and Approval of Work Authorization Letter #5 for DSA Inspector of Record Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #5 for Master Agreement #13-130 with NOLTE Vertical Five; lump sum fixed fee of \$7,040.00, to be	Approved
10/19/2016	C-9	Ratification of Change Order #001 to Agreement #15-198 with Swinerton Builders for Lemonwood K-8 Reconstruction Project	A Request that the Board of Trustees ratify no cost Change Order #001 to Agreement #15-198 with Swinerton Builders, for the Lemonwood K-8 Reconstruction Project; change incorporates language change to Section 10 of Agreement #15-198 and a change to the start date of the project construction	Approved
11/2/2016	C-10	Consideration and Approval of No-Cost Change Order #001 to Agreement #16-140 With Fence Factory for the Harrington School Fence Project 2016	Request to the Board of Trustees to approve No Cost Change Order #001 to Agreement #16-140 with Fence Factory for the Harrington	Approved
10/19/2016	C-7	Consideration and Approval of Work Authorization Letter #3 for DSA Special Inspection and Testing Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #3 for Master Agreement #13-154 with NV5 West; lump sum fixed fee of \$8,886.00, to be paid with	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
10/19/2016	C-8	Consideration and Approval of Work Authorization Letter #5 for DSA Inspector of Record Services for Harrington School Fencing Project 2016	A Request that the Board of Trustees approve WAL #5 for Master Agreement #13-130 with NOLTE Vertical Five; lump sum fixed fee of \$7,040.00, to be	Approved
10/19/2016	C-9	Ratification of Change Order #001 to Agreement #15-198 with Swinerton Builders for Lemonwood K-8 Reconstruction Project	A Request that the Board of Trustees ratify no cost Change Order #001 to Agreement #15-198 with Swinerton Builders, for the Lemonwood K-8 Reconstruction Project; change incorporates language change to Section 10 of Agreement #15-198 and a change to the start date of the project construction	Approved
11/2/2016	C-10	Consideration and Approval of No-Cost Change Order #001 to Agreement #16-140 With Fence Factory for the Harrington School Fence Project 2016	Request to the Board of Trustees to approve No Cost Change Order #001 to Agreement #16-140 with Fence Factory for the Harrington	Approved
12/7/2016	C6	Consideration of approval of Work Authorization Letter #3 to Earth Systems, Southern California For Geotechnical Testing & Inspection Services for the Elm Elementary School Reconstruction Project	A request that the Board of Trustees approve WAL #3 for Master Agreement #13-122 with Earth Systems, Southern California for Geotechnical Inspection and Testing Services for the Elm Elementary School Reconstruction Project; amount not to exceed	Approved
12/7/2016	C7	Approval of Work Authorization Letter #4 to Earth Systems, Southern California For Special Inspection & Testing Services for the Elm Elementary School Reconstruction Project	A request that the Board of Trustees approve WAL #4 for Master Agreement #13-122 with Earth Systems, Southern California for Special Inspection and Testing Services for the Elm Elementary School Reconstruction Project; amount not to exceed lump sum fixed	Approved
12/7/2016	C8	Approval of Work Authorization Letter #1 to Kenco Construction Services for DSA Inspector of Record Services for the Elm Elementary Reconstruction Project	A request that the Board of Trustees approve WAL #1 for Master Agreement #13-128 with Kenco Construction Services for DSA Inspector of Record Services for the Elm Elementary Reconstruction Project; amount not to exceed lump sum fixed fee of \$257,040.00, to be paid with	Approved



Date	Board Agenda Item	Agenda Description	Purpose	Action
12/7/2016	C9	Ratification of Work Authorization Letter #006 for Tetra Tech Inc. To Perform Professional Toxic Screening Services for the Lemonwood K-8 Reconstruction Project	A request that the Board of Trustees ratify WAL #006 for performance of toxic substance testing of imported crushed miscellaneous base rock per Master Agreement #13-132 with Tetra Tech Inc., for the Lemonwood K-8 Reconstruction Project; the toxic substance testing services were completed for a lump sum fixed fee of \$14,400.00, the cost of	Approved
12/7/2016	C10	Approval of Work Authorization Letter #007 for Tetra Tech Inc., To Perform Phase 1 Environmental Site Assessment Update for the Marshall School New Classroom Building Project	A request that the Board of Trustees approve WAL #007 for Tetra Tech Inc., to perform Phase 1 Environmental Site Assessment Update for the Marshall School New Classroom Building Project; amount not to exceed \$5,000.00, to be paid	Approved
12/7/2016	C11	Approval of Work Authorization Letter #009 with ATC Group Services LLC For Preparation of a Preliminary Environmental Assessment for the Doris/Patterson Site	A request that the Board of Trustees approve WAL #009 for ATC Group Services LLC for the Preparation of a Preliminary Environmental Assessment (PEA) for the Doris/Patterson Site per Master Agreement #13-135; amount not to exceed	Approved
12/7/2016	C12	Approval of Contractor Contingency Allocation #001 for Payment of Additional Work Associated with the Lemonwood K-8 School Reconstruction Project	A request that the Board of Trustees approve Contractor Contingency Allocation No. 001 to Construction Services Agreement #15-198 with Swinerton Builders to construct an interim accessibility ramp and landing to relocatable classrooms Numbers 909, 910, 911 and 912, related to the Lemonwood Elementary School Reconstruction Project of Measure "R" Program, under the Lease-Leaseback delivery method pursuant to Section §17406 of the California Education Code. Contractor Contingency Allocation No. 001 will be deducted from the Contractor Contingency of the GMP Construction Services Agreement in the amount of \$40,872.54. The Contractor Contingency is included within the approved total of the	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
12/7/2016	C13	Consider Approval of Change Order No. 002 to Construction Services Agreement #15-198 with Swinerton Builders for the Lemonwood K-8 School Reconstruction	A request that the Board of Trustees approve Change Order No. 002 to the Construction Services Agreement #15-198 with Swinerton Builders to provide Construction Services related to the Lemonwood Elementary School Reconstruction Project of Measure "R" Program under the Lease-Leaseback delivery method pursuant to Section §17406 of the California	Approved
12/14/2016	5	Consideration and approval of Lease-Leaseback agreements #16-199, #16-200 and #16-201 between the Oxnard School District and Bernards to provide Lease-Leaseback Construction Services for the Elm Elementary School Reconstruction Project.	A Request that the Board of Trustees approve the GMP for the Elm Elementary School Reconstruction Project by Bernards for \$23,306,886.00, to be paid out of Measure R Bond Funds.	Approved
1/18/2017	C2	Consideration and approval of agreement #16-208 with Flewelling and Moody, Inc., to provide preliminary architectural and engineering services for the Doris/Patterson Site	A request that the Board of Trustees approve agreement #16-208 with Flewelling and Moody, Inc., to provide preliminary architectural and engineering services for the Doris/Patterson Site; services to be provided on an hourly basis, not to exceed \$150,000.00, to be funded with Measure "R"	Approved
1/18/2017	C7	Approval and Adoption of the December 2016 Master Construct and Implementation Program	A request that the Board of Trustees accept and adopt the December 2016 Master Construct and Implementation	Approved
1/18/2017	C9	Authorize Superintendent To Make Certain Non-Substantive Changes To The Construction Services Agreement #16-199 and Sublease Agreement #16-201 Between Bernards and the OSD For The Construction Of The Elm K-5 School	A request that the Board of Trustees authorize the Superintendent to make certain changes to the construction documents including modifying the sublease payment amount and certain non-substantive changes to the construction documents, no fiscal	Approved
1/18/2017	C9	Authorize Superintendent To Make Certain Non-Substantive Changes To The Construction Services Agreement #16-199 and Sublease Agreement #16-201 Between Bernards and the OSD For The Construction Of The Elm K-5 School	A request that the Board of Trustees authorize the Superintendent to make certain changes to the construction documents including modifying the sublease payment amount and certain non-substantive changes to the construction documents, no fiscal	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
2/1/2017	C6	Ratification Of Supplemental WAL #001 To WAL #002 With Rincon Consultants Inc., For Soil Investigation Services For The Elm Reconstruction Project	A request that the Board of Trustees ratify Supplemental WAL #001 to WAL #002 with Rincon Consultants, Inc., to provide soil investigation services for the Elm Reconstruction Project; amount not to exceed \$3,161.00, to be	Approved
2/1/2017	C7	Ratification of Change Order No. 002 To the Construction Services Agreement #15-198 With Swinerton Builders For The Lemonwood K-8 School Reconstruction	A request that the Board of Trustees ratify Change Order No. 002 to the Construction Services Agreement #15-198 with Swinerton Builders, to provide construction services related to the Lemonwood Reconstruction Project; amount not to exceed	Approved
2/1/2017	C8	Ratification of Change Order No. 002 To Bid #16-INF-01 With Fence Factory For The Harrington School Fence Project 2016	A request that the Board of Trustees ratify Change Order No. 002 to Bid #16-INF-01 with Fence Factory for the Harrington School Fence Project 2016; amount not to exceed	Approved
2/1/2017	C10	Approval of Contractor Contingency Allocation No. 003 For A Credit To The Lemonwood E.S. Reconstruction Project's Contractor Contingency For A Reduction Of Cost For Additional Work Associated with the Project	A request that the Board of Trustees approve the CREDIT derived from Contractor Contingency Allocation No. 003 to the Construction Services Agreement #15-198 with Swinerton Builders, for a net reduction of cost associated with additional items of work related to the Lemonwood Elementary School Project of Measure "R" Program under the Lease-Leaseback delivery method pursuant to Section 17406 of the California Education Code. Contractor Contingency Allocation No. 003 will be a CREDIT to the Contractor Contingency line item of the GMP Construction Services Agreement in the amount of \$1,829.62. The Contractor Contingency is	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
2/1/2017	D2	Approval of Dispersal No. 002 From The Lemonwood E.S. Reconstruction Project's Contractor Contingency For Payment Of Additional Work Associated With The Project	A request that the Board of Trustees approve Contingency Allocation No. 002 to the Construction Services Agreement #15-198 with Swinerton Builders, for additional items of work related to the Lemonwood Elementary School Project of Measure "R" Program under the LeaseLeaseback delivery method pursuant to Section 17406 of the California Education Code. Contractor Contingency Allocation No. 002 will be deducted from the Contractor Contingency line item of the GMP Construction Services Agreement in the amount of \$90,740.86. The Contractor Contingency is	Approved
3/15/2017	C4	Authorize Superintendent to Make Certain Non-Substantive Changes to the Construction Services Agreement between Bernards and the Oxnard School District for the Construction of the Elm K-5 School	A request that the Board of Trustees authorize the Superintendent to make corrections to the NonSubstantive changes as noted in the	Approved
3/15/2017	C5	Approval of Amendment #003 to Agreement #12-231 with SVA Architects to Provide Additional Architectural Services for the Lemonwood K-8 School Reconstruction Project	A request that the Board of Trustees approve Amendment #003 to Agreement #12-231 with SVA Architects, Inc. for additional architectural services for the Lemonwood K-8 School Reconstruction Project; amount not to exceed \$129,835.00, to be funded from the Lemonwood K-8 School	Approved
3/15/2017	C6	Approval of Amendment #004 to Agreement #12-231 with SVA Architects to Provide Additional Architectural Services for the Lemonwood K-8 School Reconstruction Project	A request that the Board of Trustees approve Amendment #004 to Agreement #12-231 with SVA Architects, Inc., for additional Architectural Services for the Lemonwood K-8 School Reconstruction Project; amount not to exceed \$93,272.50, to be funded from the Lemonwood K-8 School	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
3/15/2017	C7	Approval of Amendment #2 to Agreement #14-88 with Mobile Modular Corporation For A Lease Extension of One (1) Portable Classroom Building Located at the Harrington Elementary School Interim Pre-K Facilities	A request that the Board of Trustees approve Amendment #2 to Agreement #14-88 for an eighteen (18) month extension of the Leased Portable Building for use at the Harrington Elementary School Interim Preschool Facility; amount not to exceed \$21,150.00, to be	Approved
3/15/2017	C8	Approval of Supplemental Work Authorization Letter #2-S ("WAL #2-S") for Agreement #13-154 with NV5 West Inc. to Perform Special Inspection & Testing Services for the Lemonwood E.S. Reconstruction Project	A request that the Board of Trustees approve Supplemental Work Authorization Letter #2-S to Agreement #13-154 with NV5 West Inc., for additional Special Inspection & Testing Services required to complete the Project; amount not to exceed \$134,946.00, to be funded from the Lemonwood K-8 School Reconstruction budget utilizing a combination of Measure "R" Bond Funds, Developer Fees, and School Facilities Program	Approved
3/15/2017	C11	Approval of Work Authorization Letter #4 for Agreement #13-124 with Construction Testing Engineering Inc. (CTE Inc.) for Geotechnical Observation & Testing and Material Testing & Special Inspection Services for the Elm Elementary School Reconstruction Project	A request that the Board of Trustees approve WAL #4 for Master Agreement #13-124 with Construction Testing Engineering Inc.; amount not to exceed \$139,894.00, to be paid with Measure "R" Bond Funds.	Approved
3/15/2017	D3	Consider Appointment of Dougherty Architects as Architect of Record for The McKinna Elementary School Reconstruction Project and Approval of Agreement #16-249 For Architectural Services with Dougherty Architects for The Proposed Project Design	A request that the Board of Trustees appoint Dougherty Architects as Architect of Record for the McKinna Elementary School Reconstruction Project and approve the attached Agreement #16-249 for Architectural Services with Dougherty Architects, and the proposed project design & site layout. The Contract provides for the provision of Architectural Services related to the McKinna Elementary School Reconstruction Project for the Basic Services Fee of \$1,600,000.00. In addition to the Basic Services Fee, an additional reimbursement allowance of \$32,000.00 is included for	Approved

Date	Board Agenda Item	Agenda Description	Purpose	Action
4/19/2017		Consideration and Approval of Amendment #002 to Agreement #13-121 for SVA Architects to provide additional Architectural Services for the Elm School Reconstruction Project	A request that the Board of Trustees approve Amendment #002 to Agreement #13-121 with SVA Architects for the Elm Reconstruction Project for additional architectural and engineering services for	Approved
4/19/2017		Consideration and Approval of Amendment #003 to Agreement #13-121 for SVA Architects to provide additional Architectural Services for the Elm School Reconstruction Project	A request that the Board of Trustees approve Amendment #003 to Agreement #13-121 with SVA Architects for the Elm Reconstruction Project for additional architectural and engineering services for	Approved
4/19/2017		Approval of Dispersal No. 005 from the Lemonwood E.S. Reconstruction Project's Contractor Contingency for payment of Additional Work associated with the Project	A request that the Board of Trustees approve Contingency Allocation No. 005 to the Construction Services Agreement #15-198 with Swinerton Builders, for additional items of Work related to the Lemonwood Elementary School Reconstruction Project of	Approved
4/19/2017		Approval of Notice of Completion for the HARRINGTON SCHOOL FENCE PROJECT 2016	A request that the Board of Trustees approve the NOTICE of COMPLETION and filing of such notice with the Ventura County Recorder's Office for Construction Services Agreement #16-140 Harrington	Approved
4/19/2017		Approval of Work Authorization Letter #4 ("WAL #4") for Agreement #13-126 for MNS Engineers Inc. to perform Survey Services for the McKinna E.S. Reconstruction Project	A request that the Board of Trustees approve Work Authorization Letter #4 to Agreement #13-126 with MNS Engineers Inc. to perform survey services for the McKinna E.S.	Approved
4/19/2017		Consideration and Approval of Work Authorization Letter #3 to NV5 West Inc. for Design Phase Geotechnical Engineering Services for the McKinna Elementary School Reconstruction Project.	A request that the Board of Trustees approves WAL#3 for Master Agreement #13-154 with NV5 West Inc for \$22,400.00.	Approved
4/19/2017		Approval of Work Authorization Letter #3 ("WAL #3") for Agreement #13-131 for Rincon Consultants Inc. to perform Environmental Support Services for the Elm E.S. Reconstruction Project	A request that the Board of Trustees approve Work Authorization Letter #3 to Agreement #13-131 with Rincon Consultants Inc. to perform environmental support services for the Elm E.S. Reconstruction	Approved



Date	Board Agenda Item	Agenda Description	Purpose	Action
4/19/2017		Consider Approval of Change Order No. 005 to the Construction Services Agreement # (15-198), with Swinerton Builders to adjust the completion date and related schedule impact costs for the Lemonwood K-8 School Reconstruction	A request that the Board of Trustees approve Change Order No. 005 to the Construction Services Agreement #15-198 with Swinerton Builders to provide Construction Services related to the Lemonwood Elementary School Reconstruction Project of Measure "R" Program under the	Approved
5/17/2017	C9	Approval of Work Authorization Letter #2 (WAL #2) for Master Agreement #13-129 with Knowland Construction Services for DSA Inspector of Record Services for the Harrington Early Child Development Center Project	A request that the Board of Trustees approve Work Authorization Letter #2 to Agreement #13-129 with Knowland Construction Services to provide DSA Inspector of Record Services related to the Harrington Early Child Development Center Project; amount not to exceed	Pending
5/17/2017	C10	Approval of Work Authorization Letter #4 (WAL #4) for Master Agreement #13-154 with NV5 West Inc. for Material Testing and Special Inspection Services for the Harrington Early Child Development Center Project	A request that the Board of Trustees approve Work Authorization Letter #4 to Agreement #13-154 with NV5 West Inc. to provide Material Testing and Special Inspection Services related to the Harrington Early Child Development Center Project; amount not to exceed	Pending
5/17/2017	C11	Approval of Work Authorization Letter #5 (WAL #5) for Master Agreement #13-130 with NV5 West Inc. for DSA Inspector of Record Services for the Marshall New Classroom Building Project	A request that the Board of Trustees approve Work Authorization Letter #5 to Agreement #13-130 with NV5 West Inc. to provide DSA Inspector of Record Services related to the Marshall New Classroom Building Project; amount not to exceed	Pending
5/17/2017	C12	Approval of Work Authorization Letter #5 (WAL #5) for Master Agreement #13-122 with Earth Systems Southern California for Material Testing and Special Inspection Services for the Marshall New Classroom Building Project	A request that the Board of Trustees approve Work Authorization Letter #5 to Agreement #13-122 with Earth Systems Southern California to provide Material Testing and Special Inspection Services related to the Marshall New Classroom Building Project; amount not to	Pending

Date	Board Agenda Item	Agenda Description	Purpose	Action
5/17/2017	C13	Approval of Work Authorization Letter #6 (WAL #6) for Master Agreement #13-122 with Earth Systems Southern California for Geotechnical Observation and Testing Services for the Marshall New Classroom Building Project	A request that the Board of Trustees approve Work Authorization Letter #6 to Agreement #13-122 with Earth Systems Southern California to provide Geotechnical Observation and Testing Services related to the Marshall New Classroom Building Project; amount not to exceed \$20,000.00, to be paid with	Pending
5/17/2017	C14	Approval of Work Authorization Letter #7 (WAL #7) for Master Agreement #13-122 with Earth Systems Southern California for Geotechnical Observation and Testing Services for the Harrington Early Child Development Center Project	a request that the Board of Trustees approve Work Authorization Letter #7 to Agreement #13-122 with Earth Systems Southern California to provide Geotechnical Observation and Testing Services related to the Harrington Early Child Development Center Project;	Pending
5/17/2017	C15	Approval of Dispersal No. 006 from the Lemonwood E.S. Reconstruction Project's Contractor Contingency for Payment of Additional Work Associated with the Project	A request that the Board of Trustees approve Contractor Contingency Allocation No. 006 to Construction Services Agreement #15-198 with Swinerton Builders, for fourteen (14) additional items of work related to the Lemonwood E.S. Reconstruction Project of Measure "R" Program under the Lease-Leaseback delivery method pursuant to Section 17406 of the California Education Code. Contractor Contingency Allocation No. 006 will be deducted from the Contractor Contingency line item of the GMP Construction Services Agreement in the amount of \$40,223.16. The Contractor Contingency is included within the approved total of the	Pending