



LAGUNA BEACH
UNIFIED SCHOOL DISTRICT

FACILITIES MASTER PLAN

2026 Annual Update

Scope of Work Refinement by Site

June 4, 2026



I. INTRODUCTION

- Background on the process taken to update the Facility Master Plan
- Presentation includes student feedback for LBHS facilities
- Community members on the committee to present individual school and district site needs and project prioritization (TOW, EM, TMS, LBHS, and the District Office/Warehouse)
- Total project prioritization list and costs

II. PURPOSE

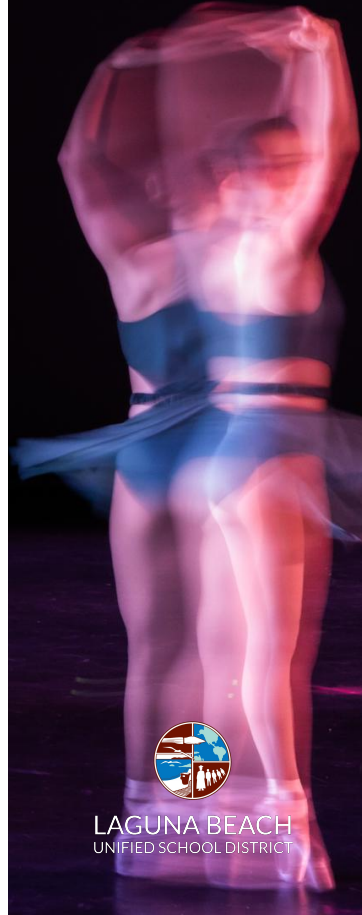
- The Facility Master Plan is a long-range planning document used for budgeting and coordinating facility improvements to meet the District's educational goals for current and future students. The projects listed within the plan are not approved for design and construction contracts and still require individual Board approval prior to the commencement of work.



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FACILITIES MASTER PLANNING PROCESS

- The report updates the Facility Master Plan (FMP), last approved in December 2023 and a requirement for participation in the School Facility Program.
- Board gave direction for an application process. An Ad Hoc Committee was formed with six community members from broad range of experiences and diverse District staff. Leadership from each site joined the committee to highlight their expressed needs.
- Planning involved site visits, due diligence, and reviewing prior FMP and Energy Master Plan.
- Staff developed a scoring rubric with eight criteria for the committee to prioritize projects using a weighted scoring rubric with eight criteria. 14 different responses were averaged to determine priorities.
- The inclusive process aligns the updated FMP with the District's vision for future learning environments.



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Program Needs and Existing Conditions

- Concession Stand
- Math Lab
- Senior Quad
- Writing Lab

Feedback

- Modernize concession stand for productive use
- Move Math Lab from its current location to a student friendly location
- Enhance senior quad to provide a more usable, student friendly environment
- Writing lab location is good; however, the size is not conducive to serving students



Program Needs and Existing Conditions

LAGUNA BEACH HIGH SCHOOL



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LAGUNA BEACH HIGH SCHOOL

Program Needs and Project Prioritization

- *Centralizing student support services center to improve access to counseling, wellness, and academic support resources and developing new administrative space to better support campus operations.*
- *General site upgrades to support safe and functional school operations.*
- *Campus-wide energy and infrastructure upgrades to enhance energy efficiency and support sustainable operations.*
- *Modernizing Career Technical Education (CTE) and visual arts classrooms to provide flexible, technology-rich learning environments.*
- *Modernizing the Theatre to support instructional, performing arts, and community use programs. Proposed improvements include upgrades to audio-visual systems, sound systems, acoustics, interior finishes, and related building systems.*
- *Comprehensive site utility improvements to modernize campus infrastructure.*
- *Roof replacements utilizing Class A fire resistant materials.*



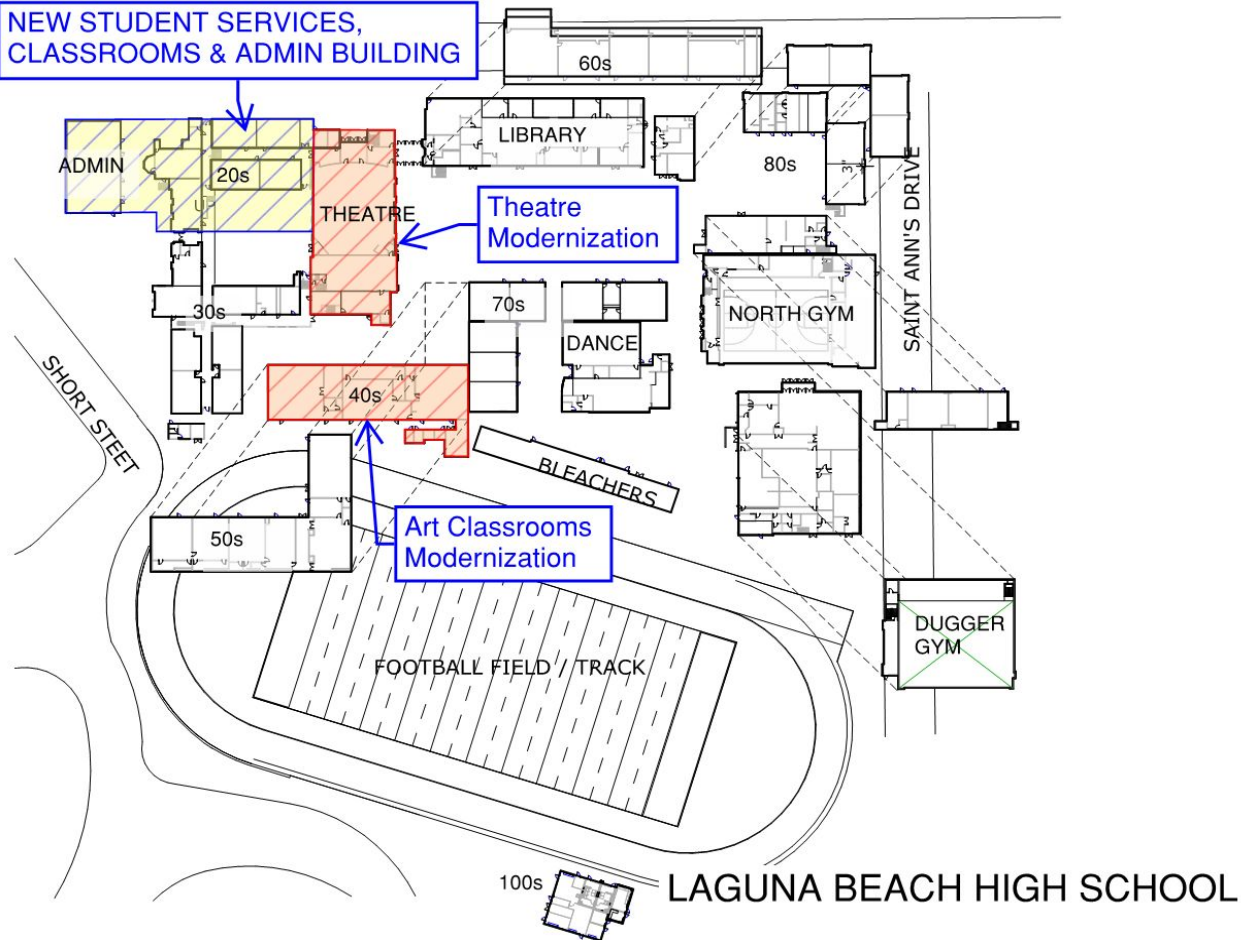
LAGUNA BEACH HIGH SCHOOL

Project ID	Description	Committee Points Average	Priority Tier	Cost Estimate
P-34	Student Services and Classroom Building w/ Admin	109.62	Tier 2	\$22,367,514
P-37	Site Improvements	100.92	Tier 2	\$2,558,351
P-36	CTE/Art Classrooms Modernization	99.69	Tier 3	\$3,762,281
P-35	Theatre Modernization	97	Tier 3	\$6,019,650
P-32	Site Utilities	95.23	Tier 3	\$1,163,250
P-38	Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	92.69	Tier 3	\$9,190,363
P-33	Roofing	90.62	Tier 3	\$5,614,750



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NEW STUDENT SERVICES,
CLASSROOMS & ADMIN BUILDING



LAGUNA BEACH HIGH SCHOOL



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THURSTON MIDDLE SCHOOL

Program Needs and Project Prioritization

Gym Expansion & Seismic Upgrade (Tier 2 Priority)

- **Enhance Safety & Reduce Risk:** Improve structural resilience, align facilities with modern safety standards, and help avoid future liability and escalating construction costs.
- **Address Capacity & Functionality Needs:** Increase size to adequately support current enrollment, PE programming, school-wide events, or community use and full court functionality.
- **Top-Ranked Thurston Priority:** Highest committee score at Thurston (112.54 points), provides a flexible, code-compliant athletic facility, well-positioned for Phase 1 implementation and potential state matching funds.

Tech Lab Modernization (Tier 2 Priority)

- Located directly behind the library.
- Improve electrical and mechanical infrastructure for multimedia and “maker” lab equipment, including digital shop fabrication.
- Improve access to rear court to allow space and programming to flow into open air.



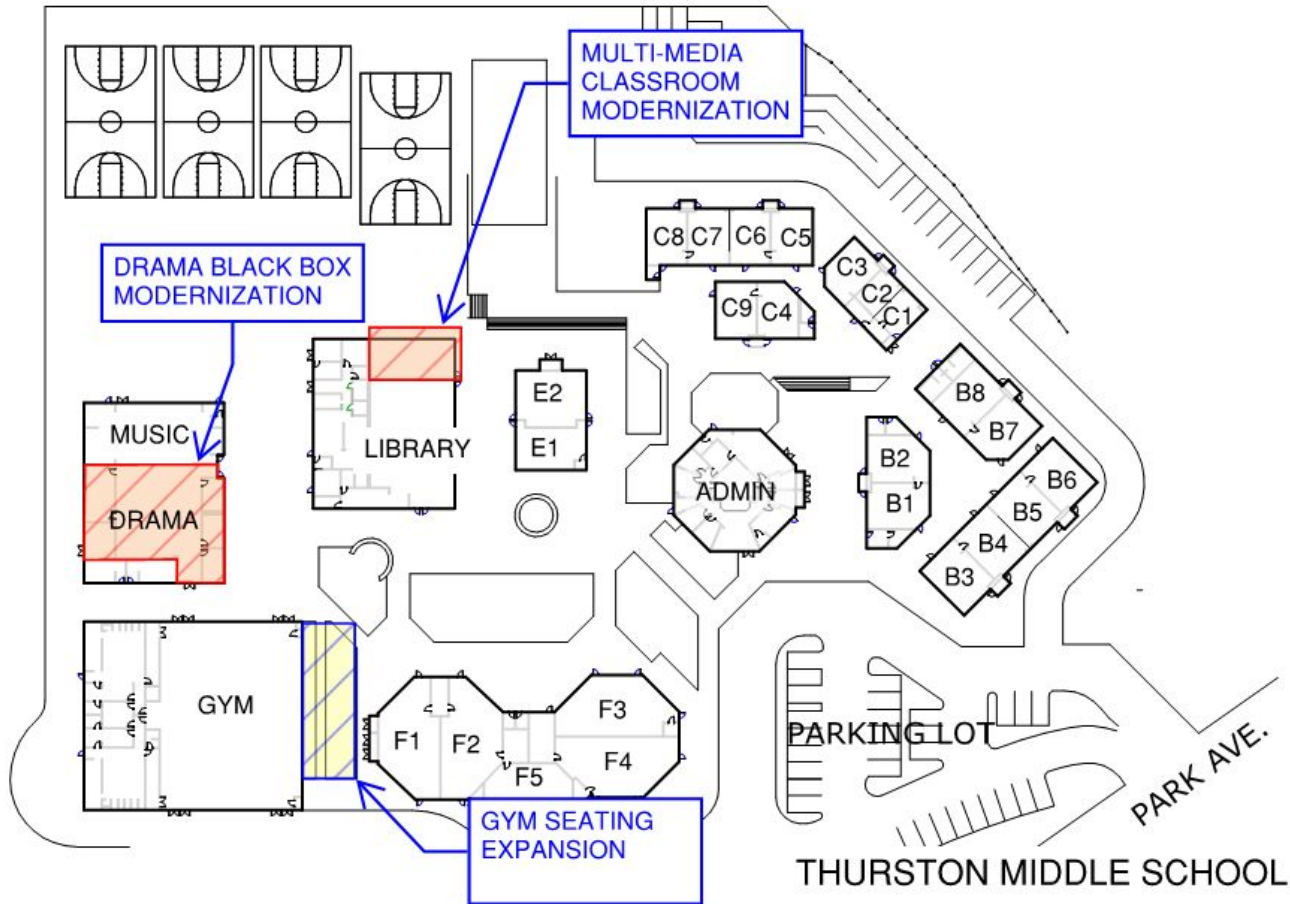
THURSTON MIDDLE SCHOOL

Project ID	Description	Committee Points Average	Priority Tier	Cost Estimate
P-26	Gym Expansion & Seismic Upgrade	112.54	Tier 2	\$2,708,843
P-27	Tech Lab Modernization	100.23	Tier 2	\$1,203,930
P-24	Site Utilities	98.46	Tier 3	\$69,795
P-28	Black Box Theatre Upgrades	96.54	Tier 3	\$1,655,404
P-25	Roofing	93.23	Tier 3	\$932,400
P-31	Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	92.77	Tier 3	\$6,114,633
P-23	Outdoor Amphitheater Improvements	87.15	Tier 3	\$444,150
P-29	Outdoor Learning Areas	86.15	Tier 3	\$601,695
P-30	Playfield Lighting	85.54	Tier 3	\$752,456



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THURSTON MIDDLE SCHOOL



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EL MORRO ELEMENTARY SCHOOL

Program Needs and Project Prioritization

- *Growing early learning programs -*
 - *Conforming Kindergarten and Transitional Kindergarten Classrooms*
- *Remove portable classrooms in the center of the play area -*
 - *Replace aging classroom building with a high use building*
 - *Upgrades to play area*
- *Increase food service optionality -*
 - *Food Services Facility Modernization*
 - *Improved lunch area*



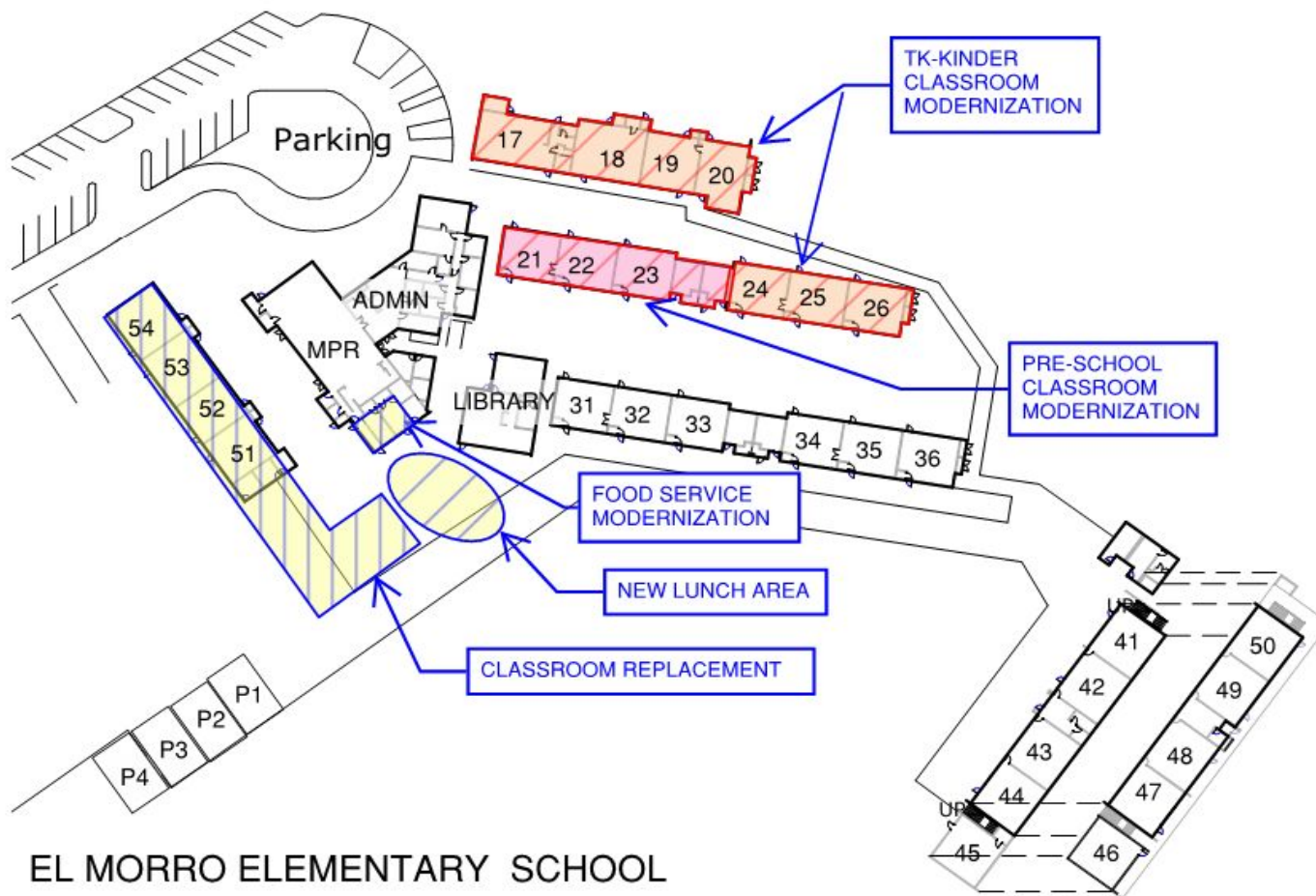
Project ID	Description	Committee Points Average	Priority Tier	Cost Estimate
P-08	Kindergarten & TK Classroom Modernization	119.85	Tier 2	\$4,758,533
P-04	1-Story Classroom Building	109.08	Tier 2	\$12,960,720
P-02	Preschool Classroom Modernization	107.85	Tier 2	\$3,771,531
P-01	Kitchen Upgrades	100.69	Tier 2	\$1,494,036
P-05	Site Utilities	95.15	Tier 3	\$69,675
P-09	Playfield Upgrades	94.92	Tier 3	\$5,267,194
P-12	Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	92.38	Tier 3	\$4,663,259
P-11	Site Improvements	90.46	Tier 3	\$1,805,895
P-06	Roofing	90.31	Tier 3	\$1,798,200
P-10	Outdoor Learning Areas	88.69	Tier 3	\$1,956,386
P-07	Parking	87.38	Tier 3	-
P-03	Soundproofing at 40s Classroom Bldg	78.69	Tier 3	\$278,249

EL MORRO ELEMENTARY SCHOOL



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EL MORRO ELEMENTARY SCHOOL



EL MORRO ELEMENTARY SCHOOL



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TOP OF THE WORLD ELEMENTARY SCHOOL

Program Needs and Project Prioritization

- *Our Tier 2 priorities focus on three projects: P-17 Food Service & Restroom Building, P-18 New Lunch Shelter, and P-19 UTK and Playground Improvements.*
- *P-17 would relocate food service closer to the lunch and play areas and add new student and staff restrooms to better support daily campus operations.*
- *P-18 creates a new centralized lunch shelter to improve supervision, access, and the student lunch experience.*
- *P-19 provides conforming UTK classrooms and playground improvements so the campus can better support early learners with spaces that meet current educational specifications.*
- *Together, these projects respond directly to needs we observed on site and help create a safer, more functional, and more adaptable campus for students and staff.*



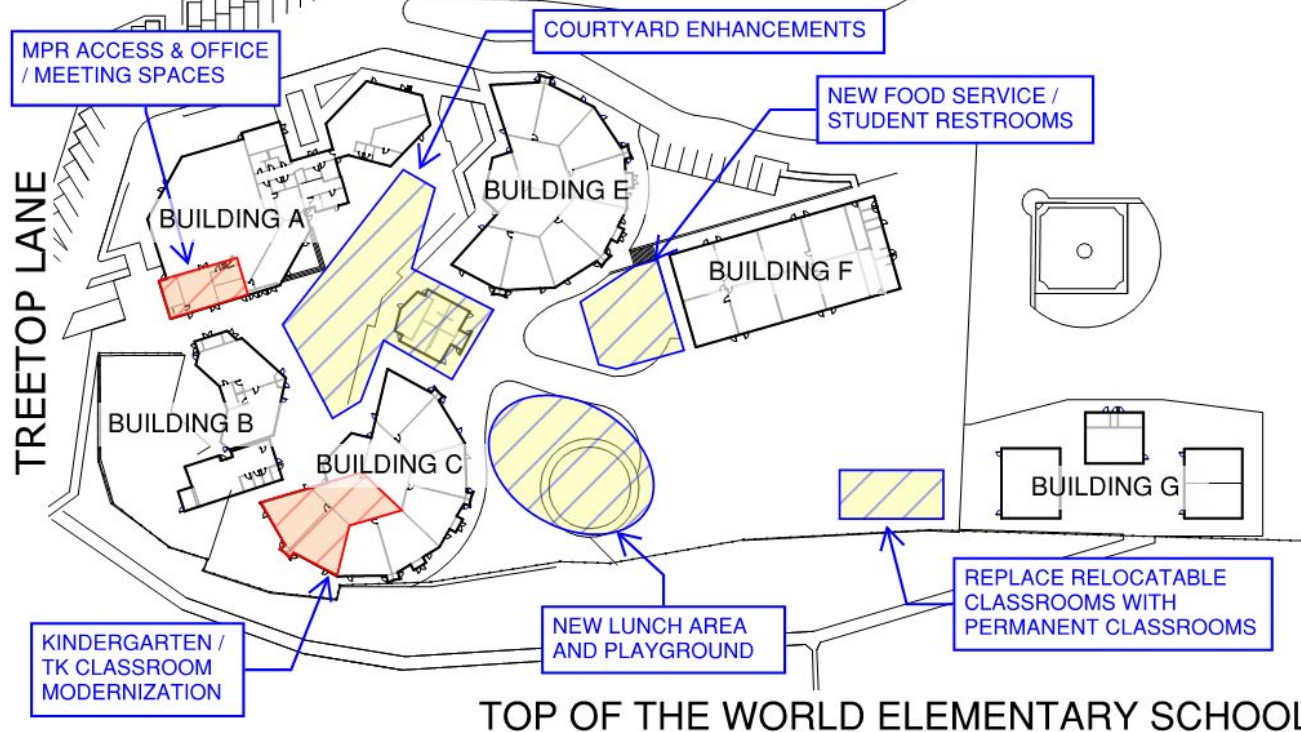
Project ID	Description	Committee Points Average	Priority Tier	Cost Estimate
P-19	UTK and Playground Improvements	113.69	Tier 2	\$1,956,386
P-17	Food Service & Restroom Building	110.69	Tier 2	\$4,173,725
P-18	New Lunch Shelter	100.54	Tier 2	\$812,653
P-16	Permanent Portables	97.54	Tier 3	\$4,040,496
P-13	Site Utilities	95.15	Tier 3	\$1,163,250
P-22	Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	95.08	Tier 3	\$4,798,386
P-14	Roofing	90.46	Tier 3	\$2,023,900
P-21	Playfield Upgrades	87.38	Tier 3	\$2,257,369
P-20	Outdoor Learning Areas	84.85	Tier 3	\$1,203,930
P-15	Parking	83.5	Tier 3	-

TOP OF THE WORLD ELEMENTARY SCHOOL



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MOUNTAIN VIEW DRIVE



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DISTRICT OFFICES & WAREHOUSE

Program Needs and Project Prioritization

550 Blumont Street – District Offices

- Built 1940s–60s; IT wing added 2004
- 1.68-acre site / ~6,717 sq ft across two buildings; bordered by residential
- FMP identified need for more space: admin, meeting rooms, accessible restrooms, Board room
- Proposed building: matches existing heights and site lines
- Site improvements: accessibility upgrades and outdoor spaces

2003 Laguna Canyon Road – Warehouse Facility

- Built 1968; 1.42-acre Canyon site / 9,676 sq ft warehouse
- Site configured for transit bus operations and fleet parking
- Proposed scope: electrical infrastructure + photovoltaic solar system
- Goal: fully electrify municipal fleet, 14 large transit buses and 6 smaller vans



DISTRICT OFFICES & WAREHOUSE

Project ID	Description	Committee Points Average	Priority Tier	Cost Estimate
P-39	District Offices Bldg.	100.31	Tier 2	\$11,695,320
P-43	Warehouse Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	95.85	Tier 3	\$2,358,156
P-40	Site Improvements	95.08	Tier 3	\$785,564
P-42	District Office Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	93.54	Tier 3	\$769,094
P-41	Parking Lot Improvements	82.38	Tier 3	\$2,600,489



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DISTRICT OFFICES & WAREHOUSE



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DISTRICT OFFICES & WAREHOUSE



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FMP Cost Summary

Scope of Work	Total Project Costs
El Morro Elementary School	\$38,823,679
Top of the World Elementary School	\$22,430,095
Thurston Middle School	\$14,483,575
Laguna Beach High School	\$50,676,160
District Office Facilities	\$18,208,624
TOTAL CONSTRUCTION COSTS	\$ 144,622,133

Project cost estimates are presented in 2026 dollars and include both design and construction costs to establish a planning-level budget for each project. For projects scheduled in future years, it is recommended that costs be adjusted by an annual escalation factor of 5% to account for inflation and construction market conditions, based on the anticipated midpoint of construction.



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PROJECT PRIORITIZATION LIST

*Sorted by
Committee Average*

Project ID	Project Name	Site	Short Description	Estimated Cost	Committee Average	Committee Average Priority Tier	Community Average	Community Average Priority Tier	District Average	District Average Priority Tier
P-08	FMP23: EM UTK & Kindergarten Mod	El Morro Elementary School	Conforming UTK and Kindergarten spaces to support programs needs and early childhood learning. Ex: classroom modernization, dedicated playground, centralized layout	\$ 4,758,533	119.85	Tier 2 - High	117.67	Tier 2 - High	121.71	Tier 2 - High
P-19	FMP23: TOW UTK and Playground Improvements	Top of the World Elementary School	Conforming UTK and Kindergarten spaces to support programs needs and early childhood learning. Ex: classroom modernization, dedicated playground, centralized layout	\$ 1,956,386	113.69	Tier 2 - High	110.33	Tier 2 - High	116.57	Tier 2 - High
P-26	FMP23: TMS Gym Expansion & Seismic Upgrade	Thurston Middle School	Expansion (790 SF) and structural upgrades to the gym to increase seating capacity and structural safety.	\$ 2,708,843	112.54	Tier 2 - High	106.83	Tier 2 - High	117.43	Tier 2 - High
P-17	FMP23: TOW Food Service & Restroom Building	Top of the World Elementary School	New facilities to support food services and student restroom needs. Ex: new food service building adjacent to new lunch shelter area and play areas	\$ 4,173,725	110.69	Tier 2 - High	114.50	Tier 2 - High	107.43	Tier 2 - High
P-34	FMP23: LBHS Student Services Center, Admin, Counseling Center, Classroom Bldg.	Laguna Beach High School	New building with student services center, admin workspaces, counseling center, and additional classrooms.	\$ 22,367,514	109.62	Tier 2 - High	107.83	Tier 2 - High	111.14	Tier 2 - High
P-04	FMP26: EM Classroom Bldg	El Morro Elementary School	Modification to FMP23 "1-Story Classroom Bldg." Remove and replace existing building with new building.	\$ 12,960,720	109.08	Tier 2 - High	99.50	Tier 3 - Monitor	117.29	Tier 2 - High
P-02	FMP26: EM Preschool	El Morro Elementary School	Facilities to support early childhood programs and learning needs.	\$ 3,771,531	107.85	Tier 2 - High	98.50	Tier 3 - Monitor	115.86	Tier 2 - High
P-37	FMP23: LBHS Site Improvements	Laguna Beach High School	General site upgrades to support safe and functional school operations.	\$ 2,558,351	100.92	Tier 2 - High	93.83	Tier 3 - Monitor	107.00	Tier 2 - High



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P-01	FMP26: EM Kitchen Upgrades	El Morro Elementary School	Improvements to kitchen facilities to support expanded food preparation and storage needs. Ex: refrigeration, prep spaces	\$ 1,494,036	100.69	Tier 2 - High	104.33	Tier 2 - High	97.57	Tier 3 - Monitor
P-18	FMP23: TOW New Lunch Shelter	Top of the World Elementary School	Relocated lunch seating to a central campus location for improved supervision and access.	\$ 812,653	100.54	Tier 2 - High	108.50	Tier 2 - High	93.71	Tier 3 - Monitor
P-39	FMP23: DO District Offices Bldg.	District Office	New construction to expand district office facilities, including accessible restrooms and administrative office space.	\$ 11,695,320	100.31	Tier 2 - High	100.83	Tier 2 - High	99.86	Tier 3 - Monitor
P-27	FMP23: TMS Tech Lab Mod	Thurston Middle School	Modernization of maker space/tech lab space to support digital learning and instruction.	\$ 1,203,930	100.23	Tier 2 - High	100.67	Tier 2 - High	99.86	Tier 3 - Monitor
P-36	FMP23: LBHS CTE/Art Classroom Mod	Laguna Beach High School	Modernization of CTE and Art classrooms to improve functionality and support contemporary learning environments.	\$ 3,762,281	99.69	Tier 3 - Monitor	97.83	Tier 3 - Monitor	101.29	Tier 2 - High
P-24	FMP26: TMS Site Utilities	Thurston Middle School	Comprehensive site utility improvements to modernize campus infrastructure.	\$ 69,795	98.46	Tier 3 - Monitor	97.50	Tier 3 - Monitor	99.29	Tier 3 - Monitor
P-16	FMP26: TOW Permanant Portables	Top of the World Elementary School	Long-term classroom solutions to support programs currently housed in portable buildings.	\$ 4,040,496	97.54	Tier 3 - Monitor	92.67	Tier 3 - Monitor	101.71	Tier 2 - High
P-35	FMP23: LBHS Theatre Enhancements - A/V	Laguna Beach High School	Modernization of the Artist Theatre audio/visual system to enhance performance and event capabilities.	\$ 6,019,650	97.00	Tier 3 - Monitor	95.33	Tier 3 - Monitor	98.43	Tier 3 - Monitor
P-28	FMP23: TMS Blackbox Theatre Upgrades	Thurston Middle School	Upgrades to Blackbox Theatre to support performing arts program and improve functionality. Ex: reconfigure layout to add storage area	\$ 1,655,404	96.54	Tier 3 - Monitor	89.33	Tier 3 - Monitor	102.71	Tier 2 - High



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PROJECT PRIORITIZATION LIST

*Sorted by
Committee Average*



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Project ID	Project Name	Site	Short Description	Estimated Cost	Committee Average	Committee Average Priority Tier	Community Average	Community Average Priority Tier	District Average	District Average Priority Tier
P-43	EMP24: WH Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	Warehouse	Sitewide energy and infrastructure upgrades to enhance energy efficiency and support sustainable operations.	\$ 2,358,156	95.85	Tier 3 - Monitor	89.83	Tier 3 - Monitor	101.00	Tier 2 - High
P-32	FMP26: LBHS Site Utilities	Laguna Beach High School	Comprehensive site utility improvements to modernize campus infrastructure.	\$ 1,163,250	95.23	Tier 3 - Monitor	93.17	Tier 3 - Monitor	97.00	Tier 3 - Monitor
P-05	FMP26: EM Site Utilities	El Morro Elementary School	Comprehensive site utility improvements to modernize campus infrastructure.	\$ 69,675	95.15	Tier 3 - Monitor	91.00	Tier 3 - Monitor	98.71	Tier 3 - Monitor
P-13	FMP26: TOW Site Utilities	Top of the World Elementary School	Comprehensive site utility improvements to modernize campus infrastructure.	\$ 1,163,250	95.15	Tier 3 - Monitor	89.50	Tier 3 - Monitor	100.00	Tier 2 - High
P-22	EMP24: TOW Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	Top of the World Elementary School	Campus-wide energy and infrastructure upgrades to enhance energy efficiency and support sustainable operations.	\$ 4,798,386	95.08	Tier 3 - Monitor	94.17	Tier 3 - Monitor	95.86	Tier 3 - Monitor
P-40	FMP23: DO Site Improvements	District Office	General site upgrades to support safe and functional school operations.	\$ 785,564	95.08	Tier 3 - Monitor	90.50	Tier 3 - Monitor	99.00	Tier 3 - Monitor
P-09	FMP23: EM Playground Upgrades	El Morro Elementary School	Improved playground areas to support safe, durable, and multi-use play.	\$ 5,267,194	94.92	Tier 3 - Monitor	99.17	Tier 3 - Monitor	91.29	Tier 3 - Monitor
P-42	EMP24: DO Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	District Office	Sitewide energy and infrastructure upgrades to enhance energy efficiency and support sustainable operations.	\$ 769,094	93.54	Tier 3 - Monitor	92.83	Tier 3 - Monitor	94.14	Tier 3 - Monitor
P-25	FMP26: TMS Roofing	Thurston Middle School	Roof replacements utilizing Class A fire resistant materials.	\$ 932,400	93.23	Tier 3 - Monitor	91.17	Tier 3 - Monitor	95.00	Tier 3 - Monitor
P-31	EMP24: TMS Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	Thurston Middle School	Campus-wide energy and infrastructure upgrades to enhance energy efficiency and support sustainable operations.	\$ 6,114,633	92.77	Tier 3 - Monitor	87.83	Tier 3 - Monitor	97.00	Tier 3 - Monitor

PROJECT PRIORITIZATION LIST

*Sorted by
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Project ID	Project Name	Site	Short Description	Estimated Cost	Committee Average	Committee Average Priority Tier	Community Average	Community Average Priority Tier	District Average	District Average Priority Tier
P-38	EMP24: LBHS Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	Laguna Beach High School	Campus-wide energy and infrastructure upgrades to enhance energy efficiency and support sustainable operations.	\$ 9,190,363	92.69	Tier 3 - Monitor	86.33	Tier 3 - Monitor	98.14	Tier 3 - Monitor
P-12	EMP24: EM Lighting Upgrades, PV Solar, EV Charging Stations, HVAC Replacements, and Plumbing Fixture Replacements	El Morro Elementary School	Campus-wide energy and infrastructure upgrades to enhance energy efficiency and support sustainable operations.	\$ 4,663,259	92.38	Tier 3 - Monitor	88.17	Tier 3 - Monitor	96.00	Tier 3 - Monitor
P-33	FMP26: LBHS Roofing	Laguna Beach High School	Roof replacements utilizing Class A fire resistant materials.	\$ 5,614,750	90.62	Tier 3 - Monitor	84.33	Tier 3 - Monitor	96.00	Tier 3 - Monitor
P-11	FMP23: EM Site Improvements	El Morro Elementary School	General site upgrades to support safe and functional school operations. Ex: hedges	\$ 1,805,895	90.46	Tier 3 - Monitor	91.33	Tier 3 - Monitor	89.71	Tier 3 - Monitor
P-14	FMP26: TOW Roofing	Top of the World Elementary School	Roof replacements utilizing Class A fire resistant materials.	\$ 2,023,900	90.46	Tier 3 - Monitor	88.67	Tier 3 - Monitor	92.00	Tier 3 - Monitor
P-06	FMP26: EM Roofing	El Morro Elementary School	Roof replacements utilizing Class A fire resistant materials.	\$ 1,798,200	90.31	Tier 3 - Monitor	89.67	Tier 3 - Monitor	90.86	Tier 3 - Monitor
P-10	FMP23: EM Outdoor Learning Areas	El Morro Elementary School	Natured-based spaces for integrating standards-based knowledge with environmental education. Ex: science garden	\$ 1,956,386	88.69	Tier 3 - Monitor	91.50	Tier 3 - Monitor	86.29	Tier 3 - Monitor
P-07	FMP26: EM Parking	El Morro Elementary School	Parking lot improvements to enhance access, reduce traffic congestion, and improve safety for students, staff, and visitors.	\$ -	87.38	Tier 3 - Monitor	88.17	Tier 3 - Monitor	86.71	Tier 3 - Monitor
P-21	FMP23: TOW Playground Upgrades	Top of the World Elementary School	Improved playfield areas to support safe, durable, and multi-use play. Ex: regulation-size sand volleyball courts	\$ 2,257,369	87.38	Tier 3 - Monitor	91.83	Tier 3 - Monitor	83.57	Tier 3 - Monitor

PROJECT PRIORITIZATION LIST

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Project ID	Project Name	Site	Short Description	Estimated Cost	Committee Average	Committee Average Priority Tier	Community Average	Community Average Priority Tier	District Average	District Average Priority Tier
P-23	FMP26: TMS Outdoor Amphitheatre Improvements	Thurston Middle School	Outdoor amphitheatre improvements to expand outdoor learning opportunities. Ex: shade structure	\$ 444,150	87.15	Tier 3 - Monitor	90.83	Tier 3 - Monitor	84.00	Tier 3 - Monitor
P-29	FMP23: TMS Outdoor Learning Areas	Thurston Middle School	Nature-based spaces for integrating standards-based knowledge with environmental education. Ex: outdoor learning area between B and C buildings	\$ 601,965	86.15	Tier 3 - Monitor	89.17	Tier 3 - Monitor	83.57	Tier 3 - Monitor
P-30	FMP23: TMS Playfield Lighting	Thurston Middle School	Improvements to playfield to enhance usability and accommodate spectators. Ex: field lighting and functional seating	\$ 752,456	85.54	Tier 3 - Monitor	79.00	Tier 3 - Monitor	91.14	Tier 3 - Monitor
P-20	FMP23: TOW Outdoor Learning Areas	Top of the World Elementary School	Nature-based spaces for integrating standards-based knowledge with environmental education. Ex: new pathway to school garden	\$ 1,203,930	84.85	Tier 3 - Monitor	85.33	Tier 3 - Monitor	84.43	Tier 3 - Monitor
P-15	FMP26: TOW Parking	Top of the World Elementary School	Parking lot improvements to enhance access, reduce traffic congestion, and improve safety for students, staff, and visitors.	\$ -	83.50	Tier 3 - Monitor	91.20	Tier 3 - Monitor	78.00	Tier 3 - Monitor
P-41	FMP23: DO Parking Lot Improvements	District Office	Upgrades to district office parking lot to improve accessibility and functionality.	\$ 2,600,489	82.38	Tier 3 - Monitor	73.67	Tier 3 - Monitor	89.86	Tier 3 - Monitor
P-03	FMP26: EM Soundproofing at 40s Classroom Bldg	El Morro Elementary School	Acoustic improvements to reduce noise and support focused learning environments.	\$ 278,249	78.69	Tier 3 - Monitor	76.83	Tier 3 - Monitor	80.29	Tier 3 - Monitor

THANK YOU



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