

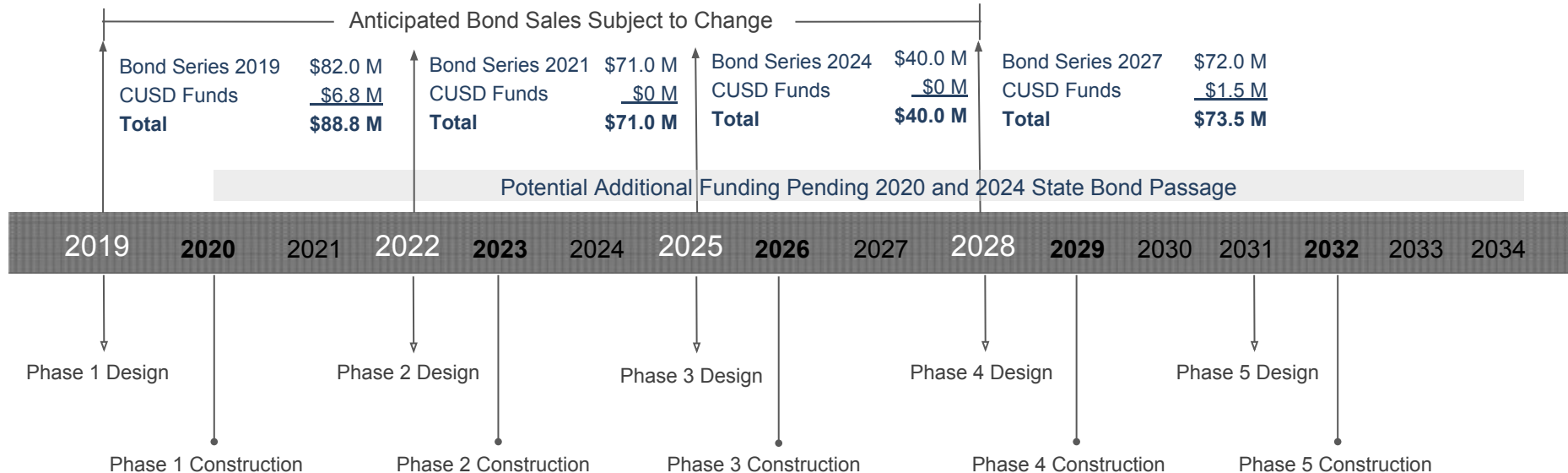
2018 Facility Master Plan Phase 1 Projects and Timelines: Magnolia School

November 15, 2018

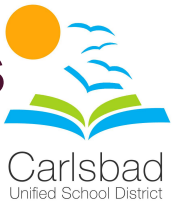
(Info taken from 11.14.2018 Board of Trustees Meeting, Agenda Item 8.5)

Implementation Overview

Proposed 15 Year Construction Program



Phase 1 Design and Stakeholder Input Process



Step 1

Architects begin with project scope and design per 2018 FMP

Step 2

Architects create initial design with rendering

Step 3

Site, community, Board:
Opportunities to provide feedback and input

Step 4

Architects adjust design and rendering

Step 5

Final design and rendering presented to the Board

Build

Construction begins

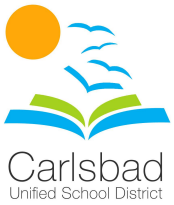


Post DSA approved plans and renderings to web pages; include QR/VR viewing capability

Implementation Criteria

- Address older school facilities and aging portables and infrastructure
 - Magnolia, Hope, Kelly for modernization
 - CHS science building and chiller plant
 - Buena Vista, Pac Rim, Poinsettia for portable removal/replacement
- Address safety and security
 - Install wrought iron perimeter fencing, keyless entry locks, security cameras, visitor sign-in system, emergency lockdown system, first responder knox boxes
- Address energy efficiency and sustainability
 - Install battery storage and solar panel systems
 - Districtwide implementation
- Address need for STEAM Labs
 - Flexible learning spaces with ubiquitous technology
 - Magnolia, Hope, Kelly, Pacific Rim, Poinsettia, Buena Vista
- Criteria are from the 2018 FMP

Magnolia Project



- Full campus renovation
 - Interior renovation, HVAC, restrooms, painting, natural light
 - Expanded parking, parking lot solar structures and battery storage
 - STEAM lab
 - Expansion of core facilities
 - Improved entryway, flow and security
 - Shaded/solar outdoor learning spaces, play structures and lunch shelters
 - Removal of Sanderling relocatables
 - Turf fields and running track
 - Removal and replacement of portables
 - Increased enrollment
- Total budget \$20,448,419
- Ruhnau Clarke assigned as the architect
- Interim housing on joint use field

Lease-Leaseback (LLB) Project Timeline



Target Date	Milestone	Design & Input Step
November 15, 2018	Publish RFQ/P for LLB (Magnolia, Hope, Kelly, CHS Science/Chiller)	Step 1 & 2: Architects begin with project scope & design per 2018 FMP; initial design with rendering
January 2019	Board approval for preconstruction services	
January 2019	LLB contractor, HazMat testing firm, CEQA and environmental consultant joins team meetings	
February 2019	Stakeholder meetings: Site & parents	Step 3: Site, community, Board: feedback and input
	Board feedback	
March 2019	Re-draw site plan	Step 4: Architects adjust design and rendering
May 2019	Final schematics	
	Bridging documents complete, Board approval of PGMP	
	Present to Board	Step 5: Final design & rendering presented to the Board
June 2019	Final drawings - DSA submittal	
February 2020	DSA approval	
March 2020	Board approval of Final Guaranteed Maximum Price (FGMP) and construction phase scheduling	Build
June 2020	Start construction	
July 2022	Construction complete, NOC filed, DSA certification	
May 2023	Warranty PL walk	
July 2023	Warranty period complete	

For more info, please visit our Long Range Facility Master Plan website at

<http://cusd-ca.admin.schoolloop.com/fmp>