



Board of Education Report

File #: Rep-347-21/22, **Version:** 1

Define and Approve Three Charter School Facilities Upgrade Projects and Amend the Facilities Services Division Strategic Execution Plan to Incorporate Therein

June 14, 2022

Facilities Services Division

Action Proposed:

Define and approve three projects to provide upgrades for Los Angeles Unified School District (Los Angeles Unified or District) facilities currently operated by charter schools and amend the Facilities Services Division (Facilities) Strategic Execution Plan (SEP) to incorporate therein. The total combined budget for the three projects, as listed on Attachment A, is \$5,208,433.

Authorize the Chief Procurement Officer and/or the Chief Facilities Executive and/or their designee(s) to execute all instruments necessary, as legally permissible, to implement the proposed projects, including budget modifications and the purchase of equipment and materials.

Background:

The School Upgrade Program (SUP) - the current phase of Los Angeles Unified's Bond Program - supports the development of projects that upgrade, modernize, and replace aging and deteriorating school facilities, update technology, and address facilities inequities in order to help improve student health, safety and educational quality. The SUP includes a spending target entitled "*Charter School Facilities Upgrades and Expansions.*" Projects developed under this category of need are included in the Facilities SEP.

Charter school facilities upgrade projects developed under this category of need are subject to assessment of the conditions and needs of the school building/site systems and components of District facilities operated by a charter school(s), input from charter school community, and development of an implementation plan by District staff.

The project proposals contained in this Board Report will upgrade deteriorated roof systems at Lake Balboa Education Complex (Birmingham Community Charter High School and Magnolia Science Academy #2), and provide new secure entry systems at Kindergarten Learning Academy (Ararat Charter) and Sandra Cisneros Learning Academy (Camino Nuevo Academy #4). Please see Attachment A for additional details.

Expected Outcomes:

Staff anticipates that the Board of Education will define and approve three charter school facilities upgrade projects, and amend the Facilities SEP to incorporate therein. Approval will authorize staff to proceed with the implementation of the proposed projects to improve student health, safety and educational quality at District facilities currently operated by a charter school(s).

Board Options and Consequences:

Adoption of the proposed action will authorize staff to proceed with the expenditure of Bond Program funds to undertake the project proposals in accordance with the provisions set forth in Los Angeles Unified local bond

measures. If the proposed action is not approved, Bond Program funds will not be expended, and the school building/site system needs will remain unaddressed.

Policy Implications:

The proposal is consistent with Los Angeles Unified’s long-term goal to address unmet school facilities needs and significantly improve the conditions of aging and deteriorating school facilities as described in Los Angeles Unified local bond measures. Moreover, the proposed secure entry systems projects align with the *Protecting Our Students and School Sites* Board Resolution (Res-032-17/18).

Budget Impact:

The total combined budget for the three projects is \$5,208,433. The projects will be funded with Bond Program funds earmarked specifically for charter school facilities upgrades and expansions.

Each project budget was prepared based on the current information known and assumptions about the project scope, site conditions, and market conditions. Individual project budgets will be reviewed throughout the planning, design, and construction phases as new information becomes known or unforeseen conditions arise and will be adjusted accordingly to enable the successful completion of each project.

Student Impact:

The proposed projects continue Los Angeles Unified’s ongoing efforts to undertake improvements at District facilities that help ensure students are provided with safe school environments that promote teaching and learning.

Equity Impact:

Not applicable.

Issues and Analysis:

It may be necessary to undertake feasibility studies, site analysis, scoping, and/or due diligence activities on the proposed projects prior to initiating design. As necessary, the Office of Environmental Health and Safety (OEHS) will evaluate the proposed projects in accordance with the California Environmental Quality Act (CEQA) to ensure compliance. If through the planning and design process it is determined that the proposed project scope(s) will not sufficiently address the critical needs identified, the project scope, schedule and budget will be revised accordingly.

Bond Oversight Committee Recommendations:

This item was considered by the School Construction Bond Citizen’s Oversight Committee (BOC) at its meeting on June 2, 2022. Staff has concluded that this proposed Facilities SEP amendment is in alignment with BOC recommendations and will facilitate Los Angeles Unified’s ability to successfully implement the Facilities SEP.

Attachments:

- Attachment A - List of Charter School Facilities Upgrade Projects
- Attachment B - BOC Resolution

Informatives:

None.

Submitted:

05/20/22

RESPECTFULLY SUBMITTED,



ALBERTO M. CARVALHO
Superintendent

APPROVED BY:



MEGAN K. REILLY
Deputy Superintendent

REVIEWED BY:



DEVORA NAVERA REED
General Counsel

Approved as to form.

APPROVED BY:



MARK HOVATTER
Chief Facilities Executive
Facilities Services Division

REVIEWED BY:



TONY ATIENZA
Director, Budget Services and Financial Planning

Approved as to budget impact statement.

PRESENTED BY:



ROBERT LAUGHTON
Director of Maintenance and Operations
Facilities Services Division



LOS ANGELES UNIFIED SCHOOL DISTRICT
Board of Education Report
Attachment A

- 1. Kindergarten Learning Academy (Ararat Charter) – Project to Provide Secure Entry System**
 - *Board District 3 – Schmerelson*
 - *Project Background and Scope* – This project is to provide a secure entry system at the main entrance.
 - *Project Budget* – \$32,660
 - *Project Schedule* – Construction is anticipated to begin in Q2 2022 and conclude in Q3 2022.

- 2. Sandra Cisneros Learning Academy (Camino Nuevo Academy #4) – Project to Provide Secure Entry System**
 - *Board District 2 – García*
 - *Project Background and Scope* – This project is to provide a secure entry system at the main entrance.
 - *Project Budget* – \$35,915
 - *Project Schedule* – Construction is anticipated to begin in Q2 2022 and conclude in Q3 2022.

- 3. Lake Balboa Education Complex (Birmingham Community Charter High School and Magnolia Science Academy #2) – Project to Provide New Roofing**
 - *Board District 3 – Schmerelson*
 - *Project Background and Scope* – This project is to provide approximately 308,302 square feet of new roofing at 42 buildings, including the installation of new gutters and downspouts and painting of affected areas.
 - *Project Budget* – \$5,139,858
 - *Project Schedule* – Construction is anticipated to begin in Q3 2023 and conclude in Q2 2024.

LOS ANGELES UNIFIED SCHOOL DISTRICT**SCHOOL CONSTRUCTION BOND CITIZENS' OVERSIGHT COMMITTEE****Rachel Greene, Chair**

Tenth District PTSA

Chris Hannan, Vice-Chair

L.A. Co. Federation of Labor AFL-CIO

Margaret Fuentes, Secretary

LAUSD Student Parent

Araceli Sandoval-Gonzalez, Executive Committee

Early Education Coalition

Laura Baz

LAUSD Student Parent

Neelura Bell

CA Charter School Association

Jeffrey Fischbach

CA Tax Reform Assn.

D. Michael Hamner

American Institute of Architects

Hypin Im

L.A. City Controller's Office

Susan Linschoten

L.A. Co. Auditor-Controller's Office

Jennifer McDowell

L.A. City Mayor's Office

Scott Pansky

L.A. Area Chamber of Commerce

Dolores Sobalvarro

AARP

Celia Ayala (Alternate)

Early Education Coalition

Chad Boggio (Alternate)

L.A. Co. Federation of Labor AFL-CIO

Dr. Clarence Monteclaro (Alternate)

Tenth District PTSA

Samantha Rowles (Alternate)

LAUSD Student Parent

Connie Yee (Alternate)

L.A. Co. Auditor-Controller's Office

Vacant31st District PTSA**Vacant**

Assoc. General Contractors of CA

Timothy Popejoy

Bond Oversight Administrator

Perla Zitle

Bond Oversight Coordinator

Joseph P. Buchman – Legal Counsel

Burke, Williams & Sorensen, LLP

Lori Raineri and Keith Weaver – Oversight Consultants

Government Financial Strategies

RESOLUTION 2022-28**BOARD REPORT NO. 347-21/22****RECOMMENDING BOARD APPROVAL TO DEFINE AND APPROVE THREE PROJECTS TO PROVIDE CHARTER SCHOOL FACILITIES UPGRADES AND AMEND THE FACILITIES SERVICES DIVISION STRATEGIC EXECUTION PLAN TO INCORPORATE THEREIN**

WHEREAS, District Staff proposes that the Board of Education define and approve three projects to provide upgrades for Los Angeles Unified School District (Los Angeles Unified or District) facilities currently operated by charter schools (charter facilities upgrade projects), as described in Board Report 347-21/22 attached hereto, for a combined budget of \$5,208,433, and amend the Facilities Services Division (Facilities) Strategic Execution Plan (SEP) to incorporate therein, and authorize the Chief Procurement Officer and/or the Chief Facilities Executive, and/or their designee(s), to execute all instruments necessary to implement the Projects; and

WHEREAS, Projects developed under the School Upgrade Program (SUP) category of need upgrade, modernize, and replace aging and deteriorating school facilities, update technology, and address facilities inequities to order to help improve student health, safety and educational quality; and

WHEREAS, The SUP includes a spending target entitled "*Charter School Facilities Upgrades and Expansions*." Projects developed under this category of need are included in the Facilities SEP; and

WHEREAS, Charter school facilities upgrade projects are subject to assessment of the conditions and needs of the school building/site systems and components of District facilities

RESOLUTION 2022-28**RECOMMENDING BOARD APPROVAL TO DEFINE AND APPROVE THREE PROJECTS TO PROVIDE CHARTER SCHOOL FACILITIES UPGRADES AND AMEND THE FACILITIES SERVICES DIVISION STRATEGIC EXECUTION PLAN TO INCORPORATE THEREIN**

operated by a charter school(s), input from charter school community, and development of an implementation plan by District staff; and

WHEREAS, the Board of Education's approval of the three charter facilities upgrade projects will authorize District Staff to proceed with the implementation of the proposed projects to improve student health, safety and; and

WHEREAS. The proposal is consistent with the Los Angeles Unified's long-term goal to address unmet school facilities needs and significantly improve the conditions of aging and deteriorating school facilities as described in Los Angeles Unified local bond measures; and

WHEREAS, District staff has concluded that this proposed Facilities SEP amendment will facilitate Los Angeles Unified's ability to successfully complete the Facilities SEP.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The School Construction Citizens' Bond Oversight Committee recommends that the Board of Education define and approve three charter school facilities upgrade projects, with a combined budget of \$5,208,433, and amend the Facilities SEP to incorporate therein, as described in Board Report 347-21/22, a copy of which is attached hereto in the form it was presented to the BOC and is incorporated herein by reference.
2. This resolution shall be transmitted to the Los Angeles Unified School District Board of Education and posted on the Oversight Committee's website.
3. The District is directed to track the above recommendation and to report on the adoption, rejection, or pending status of the recommendations as provided in section 6.2 of the Charter and Memorandum of Understanding between the Oversight Committee and the District.

ADOPTED on June 2, 2022, by the following vote:

AYES: 9

ABSTENTIONS: 0

NAYS: 0

ABSENCES: 4

/Rachel Greene/

Rachel Greene
Chair

/Chris Hannan/

Chris Hannan
Vice-Chair