Update to the Board of Trustees:
December 1 FAC Meeting and Recommendations

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December 5, 2016
Project prioritization: Timeline overview

The Board seeks to have projects prioritized by December 13 so that the district can initiate project planning and design in January.

The district intends to move project planning and implementation at a thoughtful but consistent pace.
The following has occurred since the board’s November meeting:

- Board of Trustees reviewed FAC’s prioritization criteria and supported moving forward
- Board approved three new architectural/ engineering firms
- District rec’d AAA bond credit rating – one approx. 25 in state
- Staff and RGM conducted further facility assessment and developed draft prioritization for FAC review
- Bond transactions successfully executed on Nov 30
  - Refunding of 2011 bonds for taxpayer savings and to leverage new bond
  - New “Series C” issuance for $33 million
- The FAC met on December 1 and recommended project prioritization per a Tier 1, 2, and 3 rating
Recommended criteria for prioritization of future bond projects

- **Health and safety** – immediate high priority needs
- **Equity** – cover the district’s communities in an equitable manner
- **Long term benefit to the community** – Positive impacts to the community as a whole
- **Student achievement and well-being** – Positive and sustainable impacts on student achievement
The FAC recommended the following:

- Prioritization for three phases of bond projects
- Tier 1, 2, and 3
- Recommend focusing on Tier I projects as submitted
  - Use $33 million from Series C new issuance
  - $7 million in developer fees
  - Total approx. $40 million
- Come back and revisit Tier II projects as phase one is nearing completion
  - Would be financed with a Series D bond issuance
  - Measure P authorization would be fully utilized
Tier I recommended projects:

See spreadsheet

- **Marina High** – new gym and classroom / campus modernization
- **Seaside High** – corrosion and structural repair, replace portables
- **Monterey High** – 21st Century classrooms, general repairs/upgrades
- **Central Coast High** – CTE culinary project, site improvements, upgrade learning environments, general repairs/upgrades
- **Middle schools** – collaborative classrooms, 21st Century learning
- **Tier 1 play structures** – multiple school sites
- **Early learning centers** – Misc. upgrades to learning environments
- **Contingency Reserve** – Small portion set aside for contingencies
Tier II projects: Remaining infrastructure

- HVAC
- Ventilation
- Gas lines
- Water lines
- Electrical
- Roof replacement at DLAMP
- Replace synthetic turf at MHS

NOTE: Tier III projects would be prioritized and scheduled as part of a new bond or other funding sources
Tier I: Repair Structural Corrosion at Seaside High School

Seaside High School concrete corrosion repair
Tier I: Repair Structural Corrosion at Seaside High School
Tier I: Modernize Early Learning Centers
Tier I: Modernize Early Learning Centers
Tier I: Repair/Replace Play structures
Impacting Health and Safety

Play structure out of compliance and old
Tier I: Modernize Marina High School
Tier I: Modernize Marina High School
Tier I: Modernize Marina High School
Tier I: Modernize Marina High School
Tier I: Modernize Marina High School
Build a High School Gymnasium
Tier I: Create 21st Century Classrooms: Replace Seaside HS Portables
Tier I: Create 21st Century Classrooms: Replace Seaside HS Portables
Tier I: Create 21st Century Classrooms: Transform SHS Library into a Maker Space
Tier I: Revamp Central Coast HS Kitchen into a CTE Culinary Classroom
Tier I: Revamp Central Coast HS Cafeteria into a CTE Culinary Center
Tier I: Modernize CCHS Restrooms to Comply with ADA Requirements
Tier I: Create 21st Century Classrooms
Replace Monterey HS Portables
Tier I: Create 21st Century Classrooms
Remodel Outdated Classrooms at MHS
Tier I: Create 21st Century Classrooms
Create Co-Teaching Spaces at SMS
Tier I: Create 21st Century Classrooms
Create Co-Teaching Spaces at SMS
Tier I: LAMS/Colton Library
Tier II: Address Remaining Infrastructure Needs
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Tier II: Address Remaining Infrastructure Needs
Tier III: Future Bond Projects for Consideration

Seaside and Monterey High swimming pools
Tier III: Future Bond Projects for Consideration

High School Weight Rooms and Locker Rooms
Tier III: Future Bond Projects for Consideration

Additional Fields and Installing Synthetic Fields/Track
Tier III: Future Bond Projects for Consideration

Full Site Modernizations
Tier III: Future Bond Projects for Consideration

Replace Portables District Wide
Next steps

1. Board to discuss FAC’s recommendations on December 6

2. Possible board adoption of project and prioritization list on December 13

3. Staff and RGM to immediately initiate project planning, scoping, design, and scheduling of Tier 1 facility projects

4. Periodic updates to board, FAC, with COC oversight of bond expenditures