



Union High School District

Board of Trustees

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**SAN DIEGUITO UNION HIGH SCHOOL DISTRICT
BOARD OF TRUSTEES
WORKSHOP AGENDA**

**THURSDAY, MAY 15, 2014
5:00 PM**

**DISTRICT OFFICE BOARD ROOM 101
710 ENCINITAS BLVD., ENCINITAS, CA. 92024**

The Governing Board of the San Dieguito Union High School District has scheduled a Board Workshop for Thursday, May 15, 2014, at the above location, in the Board Room.

1. CALL TO ORDER **5:00 PM**

2. PUBLIC COMMENTS

In accordance with the Brown Act, unless an item has been placed on the published agenda, there shall be no action taken. The Board may 1) acknowledge receipt of the information, 2) refer to staff for further study, or 3) refer the matter to the next agenda.

INFORMATION ITEMS

3. SERIES A BONDS BUDGET

4. FACILITIES SUMMER PROJECTS

5. SERIES B BONDS ISSUANCE TIMELINE

6. ADJOURNMENT

In compliance with the Americans with Disabilities Act, if you need special assistance, disability-related modifications, or accommodations, including auxiliary aids or services, in order to participate in the public meetings of the District's Governing Board, please contact the [Office of the District Superintendent](#). Notification 72 hours prior to the meeting will enable the District to make reasonable arrangements to ensure accommodation and accessibility to this meeting. Upon request, the District shall also make available this agenda and all other public records associated with the meeting in appropriate alternative formats for persons with a disability

Canyon Crest Academy • Carmel Valley MS • Diegueño MS • Earl Warren MS • La Costa Canyon HS • North Coast Alternative HS
Oak Crest MS • San Dieguito Adult Education • San Dieguito High School Academy • Sunset HS • Torrey Pines HS

San Dieguito Union High School District

INFORMATION REGARDING BOARD AGENDA ITEM

TO: BOARD OF TRUSTEES

DATE OF REPORT: May 6, 2014

BOARD MEETING DATE: May 15, 2014

PREPARED BY: Eric Dill, Assoc. Supt., Business

SUBMITTED BY: Rick Schmitt, Superintendent

SUBJECT: Board Workshop / Series A Bonds
Budget/Facilities Summer Projects/
Series B Bonds Issuance Timeline

EXECUTIVE SUMMARY

Staff will present the attached materials at the Board Workshop on May 15, 2014.
Topics for discussion include:

- Series A Bonds Budget
- Facilities Summer Projects
- Series B Bonds Issuance Timeline

RECOMMENDATION:

This item is being submitted as information for review.

Facilities Summer Projects

San Dieguito Union High School District
Board Workshop
May 15, 2014 – 5:00 p.m.

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- Series A Budget Status
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- Project Updates
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- Earl Warren Middle School
- Series B Outlook
 - Timeline
 - Potential Projects

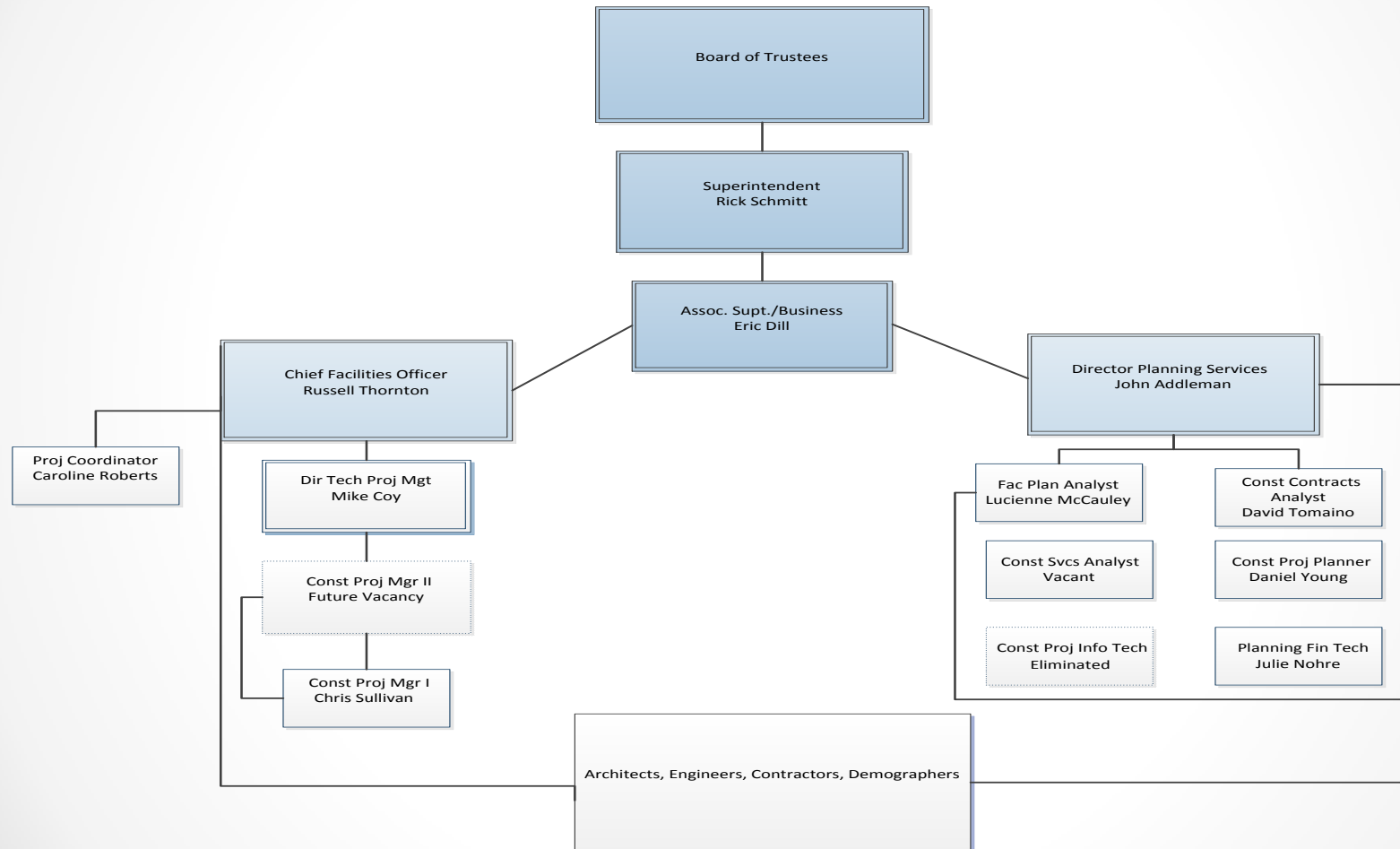
Series A Budget Status ITEMS 3-5

First Bond Draw Budget and Commitments Summary

Project Sites	Budget 01/09/14	Budget 04/30/14	Commitments 04/30/14	Delta 04/30/14
Middle School #5	\$ 52,529,244.00	\$ 52,529,244.00	\$ 13,674,167.27	\$ 38,855,076.73
Carmel Valley MS	\$ 457,392.00	\$ 457,392.00	\$ 33,428.42	\$ 423,963.58
Earl Warren MS	\$ 1,685,791.00	\$ 6,412,225.00	\$ 1,433,938.40	\$ 4,978,286.60
La Costa Valley MS Site	\$ 15,531,957.34	\$ 11,532,803.59	\$ 916,476.00	\$ 10,616,327.59
Diegueno MS	\$ 3,164,090.80	\$ 3,655,642.50	\$ 368,266.43	\$ 3,287,376.07
Oak Crest MS	\$ 5,151,609.00	\$ 4,534,192.62	\$ 1,203,682.58	\$ 3,330,510.04
Canyon Crest Academy	\$ 20,062,733.00	\$ 19,537,733.00	\$ 5,356,062.15	\$ 14,181,670.85
Torrey Pines HS	\$ 13,651,928.00	\$ 11,361,649.56	\$ 3,076,565.73	\$ 8,285,083.83
San Dieguito High School Academy	\$ 27,716,303.03	\$ 24,270,769.61	\$ 6,529,307.59	\$ 17,741,462.02
La Costa Canyon HS	\$ 13,402,972.59	\$ 7,230,509.80	\$ 1,035,931.11	\$ 6,194,578.69
DW Tech Infrastructure	\$ 5,373,507.99	\$ 5,859,813.65	\$ 4,265,226.28	\$ 1,594,587.37
QSCB - 3 yr option	\$ 2,294,071.36	\$ 2,294,071.36	\$ 765,588.24	\$ 1,528,483.12
Administration	\$ 2,782,632.00	\$ 2,782,632.00	\$ 1,144,955.97	\$ 1,637,676.03
Subtotal Expense Budget	\$ 163,804,232.11	\$ 152,458,678.68	\$ 39,803,596.17	\$ 112,655,082.51
Project Funding				
Prop AA Project Fund	\$ 157,935,639.78	\$ 157,935,639.78		
North City West Funding	\$ 4,835,697.00	\$ 4,835,697.00		
Estimated Interest Earnings - Yld .58%	\$ 1,167,964.65	\$ 1,167,964.65		
Subtotal Funding Budget	\$ 163,939,301.43	\$ 163,939,301.43		
Excess/(Shortage of) Funding	\$ 135,069.32	\$ 11,480,622.75		

Facilities Planning & Construction Staffing Plan

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Administrative Costs

- Estimated Admin Expenses through 6/30/15
\$2,782,632
- Projected 104 Month cost \$8,728,097 as of 11/6/12
- Projected 104 Month cost \$9,001,476 as of 4/30/14
- Prior Comparables:
 - Telacu \$22,737,328 – 60 months
 - Gafcon \$20,776,699 – 114 months

Projects Completed

Project	Budget	Actual Cost
CCA Field Improvements Phase I A	\$3,931,010	\$ 3,285,936
CVMS VOIP	\$600,000	\$ 432,389
District Wide VOIP/LAN/W-LAN	\$1,188,600	\$ 1,188,600
DNO HVAC Improvements	\$2,226,089	\$ 2,051,426
LCC HVAC Improvements	\$4,013,676	\$ 2,542,747
LCC Infrastructure/Backbone	\$583,984	\$ 583,984
LCC VOIP, MDF, LAN	\$721,189	\$ 721,189
OCMS HVAC Improvements/Field Replacement	\$2,410,500	\$ 1,670,635
SDHSA Stadium Improvements Phase I A	\$5,292,533	\$ 3,440,659
SSHS Infrastructure/Backbone, VOIP/LAN	\$151,676	\$ 151,676
TPHS HVAC Improvements (E Bldg.)	\$910,170	\$ 741,101
Subtotal Expense Budget	\$22,029,428	\$ 16,810,342
Potential Savings		\$ 5,219,086

Current Projects

Site	Budget	Commitments	Project	Status	Est. Start	Est. Completion
CCA	\$16,131,723.00	\$ 2,005,152.13	Balance of Stadium/Fields	Contractor mobilizing	5/2/2014	2/1/2015
CVMS	\$ 457,392.00	\$ 33,428.42	Media Center Upgrade	Maintenance working with site	6/16/2014	8/25/2014
DNO	\$ 3,655,642.50	\$ 368,266.43	Media Center, Tech Upgrades	DSA back-check	6/16/2014	8/22/2014
EWMS	\$ 6,412,225.00	\$ 1,433,938.40	MDF Room, Utility Upgrades	In DSA for approval	6/15/2014	4/15/2015
LCC	\$ 7,230,509.80	\$ 1,035,931.11	Media Center Upgrade	Contracts to Board 5/1/14	6/16/2014	8/22/2014
MS#5	\$52,529,244.00	\$ 13,674,167.27	Increment 1	DSA approved/starting bid process	6/1/2014	8/22/2015
			Increment 2	In DSA for approval	1/1/2015	2/6/2016
OCMS	\$ 4,534,192.62	\$ 1,203,682.58	Field, Path of Travel	Bid awarded	5/16/2014	8/15/2014
			Art, C-Smart Lab Upgrades	DSA back-check	6/16/2014	8/15/2014
SDHSA	\$24,270,769.61	\$ 6,529,307.59	Balance of Stadium	Erection of bleacher steel starts 4/30/14	3/17/2014	6/8/2014
TPHS	\$11,361,649.56	\$ 3,076,565.73	Stadium Lights/Fire Road	Starting bid process	6/15/2014	8/25/2014
			Weight Room	Starting bid process	5/16/2014	11/30/2014
			Science Classrooms	Starting bid process	6/15/2014	8/25/2015

Planned Projects

Site	Project	Status	Est.	
			Est. Start	Completion
CCA	Tech Infrastructure Upgrade	In design	11/15/2014	6/1/2015
LCC	Field House	In design	4/15/2015	8/25/2016
LCV	Site Utilities/Fields	In City and DSA for approval	9/1/2014	9/1/2015
SDHSA	Interim Housing/Tennis Courts	Coastal development permit process	9/1/2014	10/1/2015
	Math & Science Building	Coastal development permit process	11/15/2014	1/1/2016

Technology Projects

Completed Projects				
School Site	Project Description	Est. Start	Est. Completion	Est. Cost
CVMS	VOIP, LAN, WA Upgrade	10/13	2/14	\$ 600,000
District Wide	Infrastructure Upgrade	5/13	9/13	\$ 1,188,600
LCC	VOIP, LAN, MM, WA Upgrade	6/13	9/13	\$ 1,305,173
SSHS	VOIP, LAN, WA Upgrade	6/13	9/13	\$ 151,676
Planned Projects				
CCA	VOIP, LAN, WA Upgrade	11/14	4/15	\$ 800,000
CVMS	Media Center Upgrade	6/14	9/14	\$ 150,000
DNO	LAN, VOIP, Media Center, W.A.	6/14	9/14	\$ 850,000
EWMS	Server Room/ MDF	7/14	4/15	\$ 2,500,000
LCC	Media Center Upgrade	6/14	9/14	\$ 150,000
OCMS	VOIP, LAN, WA Upgrade	6/15	9/17	\$ 1,000,000
SDHSA	VOIP, LAN, WA Upgrade	6/14	9/17	\$ 1,200,000
TPHS	VOIP, LAN, WA Upgrade	6/14	9/16	\$ 2,500,000

Schedule Changes

- San Dieguito High School Academy
 - Interim Housing and Tennis Court Replacement
 - Math & Science Building
- Diegueno Middle School
 - Parking Lot/Front Entry Improvements
- La Costa Valley Site
 - Multi-Purpose Building
- Torrey Pines High School
 - Performing Arts Complex
- Canyon Crest Academy
 - New Classroom Building

Middle School #5

- Boundary update and proposal to be shared at the regular Board Meeting this evening
 - Proposed boundary inclusive of all 6th grade students advancing from Ashley Falls, Sycamore Ridge, and Solana Ranch elementary schools
 - Draws sufficient students for initial enrollment capacity of 500 students
 - New development will generate additional 500 students
 - Decreases Carmel Valley Middle School enrollment to 1,000 students by 2016
- Groundbreaking in June
 - **Increment 1** complete Fall, 2015 – Two story classroom building, multi-purpose room, art & music classrooms; temporary support facilities
 - **Increment 2** complete Spring, 2016 – Media Center, PE, Administration, and Food Service
- Administration & Staffing
 - Principal selection Fall, 2014
 - Teachers & staff Spring, 2015

Earl Warren MS

- Timeline
 - Summer 2014
 - Demolish Nutrition Services and Warren Hall
 - Place interim housing for Nutrition Services and Warren Hall
 - Fall 2014 – Construct Server Room
 - Spring 2015 – Place interim housing for campus reconstruction
 - Summer 2015
 - Reconstruct campus
 - Construction Manager's Analysis – one phase or two?
 - Early delivery of Nutrition Services and Warren Hall
- Warren Hall Update

Earl Warren MS

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Server Room



Earl Warren MS

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Campus Plan Level 1



Earl Warren MS

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Campus Plan Level 2



Series B Outlook

Determine Assessed Value – Mid-August

- AV is a major factor in bonding capacity

Assemble Financial Team – Fall, 2014

- Formal proposals will be sought for Municipal Financial Adviser, Bond Counsel, and Underwriter
- Ensure best service at competitive costs

Determine Bonding Capacity – Winter, 2014

- Review current AV and projections to determine potential sizing of bond series and structure
- Target issuance date

Select Projects –Spring, 2015

- Compare tentative Master Plan timeline and estimated construction costs to potential bond issuance
- Prioritize projects within available funding

Board Review and Approval – Spring, 2015

- Bond structure & timing
- Project list

Potential Series B Projects

SITE	PROJECT	EST BUDGET	EST START
Canyon Crest Academy	Classroom Building	\$ 10,683,776	TBD
Carmel Valley Middle School	Campus Improvements	\$ 6,902,479	6/15
Diegueno Middle School	Planning - Balance of Campus	\$ 2,130,219	6/15
Earl Warren Middle School	Campus Reconstruction	\$ 28,710,655	6/15
La Costa Canyon High School	Field House	\$ 6,407,801	6/15
Oak Crest Middle School	Balance of Campus Improvements	\$ 15,527,456	6/15
San Dieguito High School Academy	Planning - Art/English/Soc. Studies	\$ 1,915,151	6/17
Technology Improvements		\$ 12,269,439	6/15
Torrey Pines High School	Planning - Balance of North Campus	\$ 1,645,168	6/17
Torrey Pines High School	B Building Modernization	\$ 15,049,732	6/15
Administration		\$ 2,431,279	
Estimated Total		\$ 103,673,155	

Questions