

CAPISTRANO UNIFIED SCHOOL DISTRICT
33122 Valle Road
San Juan Capistrano, CA 92675
BOARD OF TRUSTEES
Board Workshop

October 24, 2018

Workshop 6:00 p.m.

AGENDA

WORKSHOP: 6:00 P.M.

CALL TO ORDER – ROLL CALL

PLEDGE OF ALLEGIANCE

ADOPTION OF THE AGENDA

1. POTENTIAL REGIONAL BOND MEASURE UPDATE

The Board will receive an update on planning for a potential bond measure for March 2020 to include geographical areas, timeline and prospective cost.

CUSD WIG 3: Facilities – Optimize facilities and learning environments for all students.

Contact: Clark Hampton, Deputy Superintendent, Business and Support Services

INFORMATION/

DISCUSSION

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EXHIBIT 1

Staff Recommendation

It is recommended the Board President recognize Clark Hampton, Deputy Superintendent, Business and Support Services, to present information on this item and answer any questions Trustees may have. This is an information item only and no Board action is necessary.

ADJOURNMENT

Motion by _____ Seconded by _____

THE NEXT REGULAR MEETING

WEDNESDAY, NOVEMBER 14, 2018, 7:00 P.M.

CAPISTRANO UNIFIED SCHOOL DISTRICT OFFICE BOARD ROOM

33122 VALLE ROAD, SAN JUAN CAPISTRANO, CALIFORNIA

For information regarding Capistrano Unified School District,
please visit our website: www.capousd.org

INSTRUCTIONS FOR PRESENTATIONS TO THE BOARD BY PARENTS AND CITIZENS PRESENT AT THIS MEETING

We are pleased you can be with us at this meeting, and we hope you will return often. Your visit assures us of continuing community interest in our schools.

The members of the Board of Trustees of this District are locally elected state officials, who serve four-year terms of office, and who are responsible for the educational program of our community from grades kindergarten through twelve. They are required to conduct programs of the schools in accordance with the State of California Constitution, the State Education Code, and other laws relating to schools enacted by the Legislature, and policies and procedures which this Board adopts.

The Board is a policy-making body whose actions are guided by the school District's Mission and Goals. Administration of the District is delegated to a professional administrative staff headed by the Superintendent.

The agenda and its extensive background material are studied by each member of the Board for at least two days preceding the meeting. Board Members can call the administrative staff for clarification on any item, and many of the items on the agenda were discussed by the Board during previous meetings. These procedures enable the Board to act more effectively on agenda items than would otherwise be possible.

WHAT TO DO IF YOU WISH TO ADDRESS THE BOARD OF TRUSTEES

ITEMS ON THE AGENDA. Any person may address the Board concerning any item on the agenda and may, at the discretion of the Board, be granted three (3) minutes to make a presentation to the Board at the time a specific item is under discussion. However, the time assigned for individual presentations could be fewer than three (3) minutes depending upon the total number of speakers who wish to address a specific agenda topic. Prior to the opening of the meeting, a Request to Address the Board card (located in the foyer) should be completed and submitted to the Secretary of the Board. The total time devoted to presentations to the Board shall not exceed twenty (20) minutes, unless additional time is granted by the Board. All presentations shall be heard by the Board prior to the formal discussion of the agenda topic under consideration. Once an agenda item has been opened for public comment, no additional "Request to Address the Board of Trustees" cards shall be accepted for that topic.

ORAL COMMUNICATIONS (Non-Agenda Items). Citizens may address the Board on any item not appearing on the agenda. Individual presentations are limited to three (3) minutes per individual, with twenty (20) minutes in total being devoted for this purpose, but could be less if there are a large number of Oral Communication speakers. Legally, the Board may not take action on items raised by speakers under Oral Communications. However, at its discretion, the Board may refer items to the administration for follow-up or place topics on a future Board agenda.

PUBLIC HEARINGS. Anytime the Board schedules a separate public hearing on any given topic, it shall not hear speakers on that topic before the public hearing, except as to the scheduling of the hearing, nor shall it hear speakers after the hearing, except as to changes in the policy or recommended actions which are directed at the time of the hearing.

CLOSED SESSION. In accordance with Education Code § 35146 and Government Code § 54957, the Board may recess to Closed Session to discuss personnel matters which they consider inadvisable to take up in a public meeting.

REASONABLE ACCOMMODATION

In order to help ensure participation in the meeting of disabled individuals, appropriate disability-related accommodations or modifications shall be provided by the Board, upon request, in accordance with the Americans with Disabilities Act (ADA). Persons with a disability who require a disability-related accommodation or modification, including auxiliary aids and services in order to participate in a Board meeting, shall contact the Superintendent or designee in writing by noon on the Friday before the scheduled meeting. Such notification shall provide school district personnel time to make reasonable arrangements to assure accessibility to the meeting.

**CAPISTRANO UNIFIED SCHOOL DISTRICT
BOARD REPORT**

To: Board of Trustees

From: Clark Hampton, Deputy Superintendent, Business and Support Services

Date: October 24, 2018

Board Item: Potential Regional Bond Measure Update

HISTORY

Since late 2016, the District has been working with the Facilities and Finance Committee made up of community members from across all regions of the District to help the community understand the District's funding, facilities needs and options for funding these significant needs.

BACKGROUND INFORMATION

At the June 20, 2018 Board meeting, the Facilities and Finance Committee presented a proposal, developed in partnership with District staff, for placing one or more regional bond measures on the March 2020 ballot. The committee also presented a summary timeline including tasks to be completed leading up to the Board of Trustees considering placing a measure(s) on the March 2020 ballot. The Board approved this timeline and regional bond measure approach.

CURRENT CONSIDERATIONS

Staff will present a brief update on the efforts underway following the approved timeline.

FINANCIAL IMPLICATIONS

There are no financial implications for this item.

STAFF RECOMMENDATION

District staff recommends the Board of Trustees receive the update on planning for a potential regional bond measure for March 2020. This is an information item only and no Board action is necessary.

PREPARED BY: Clark Hampton, Deputy Superintendent, Business and Support Services



School Facilities Needs Outreach Plan and Potential March 2020 Bond Measure Planning

OCTOBER 24, 2018

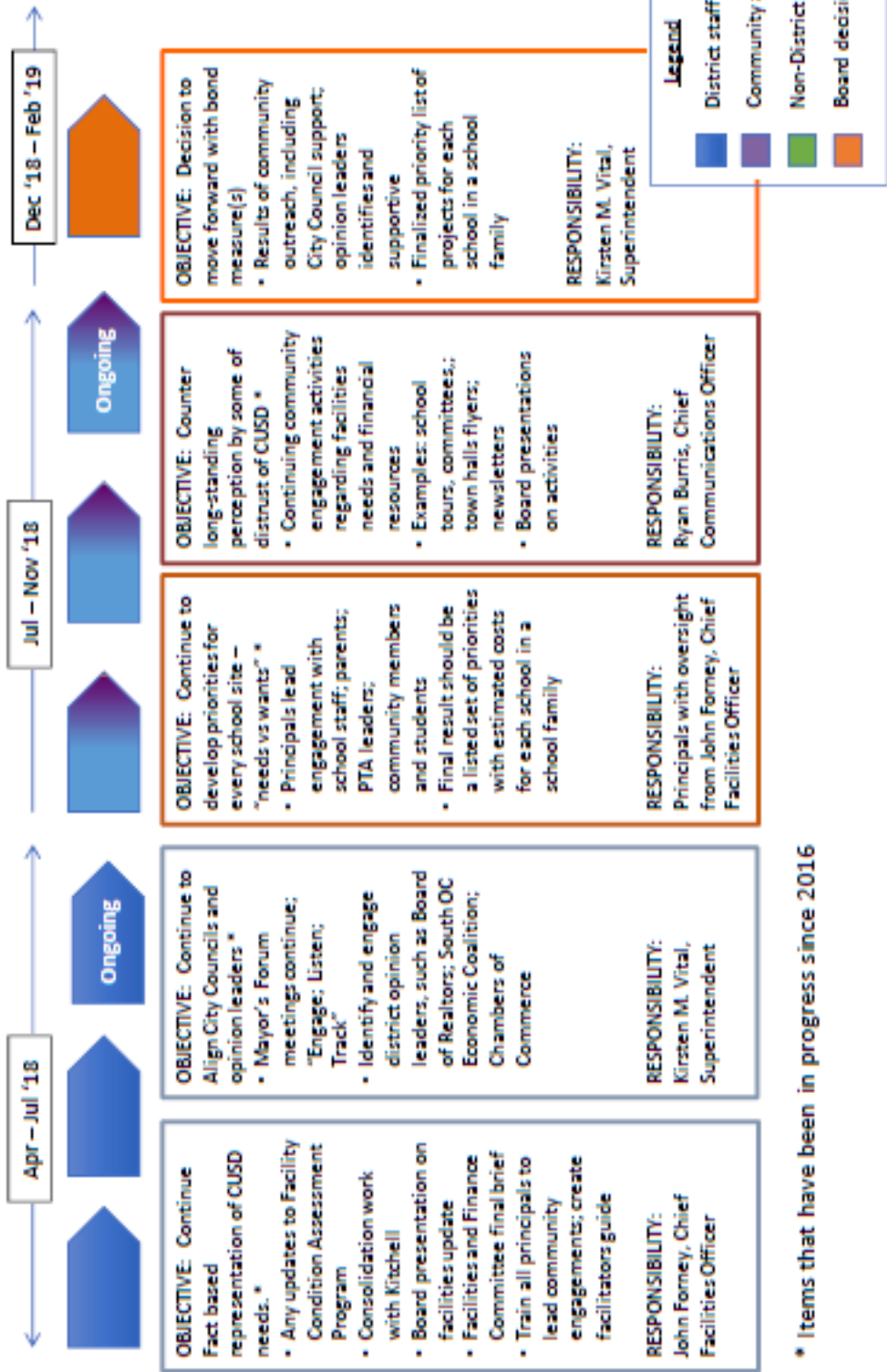
Agenda

- ❖ Principal Outreach Update
- ❖ Facility Needs Assessment Dashboard
- ❖ Assessed Valuation Update and Bonding Capacity

Principal Outreach Purpose

- Board Direction
 - Targeted SFIDs in March 2020
- Facilities and Finance Committee Work
 - Helped Develop Timeline for possible 2020 bond
- Principals
 - Actively engage school stakeholders in identifying school's facility needs
 - Prioritize needs
 - Although starting in “southern” and “western” regions of District, all school sites will prioritize their needs
 - Southern and Western areas prioritized needs to be completed by end of November 2018
- District
 - Determine total cost
 - Evaluate bond options for meeting needs

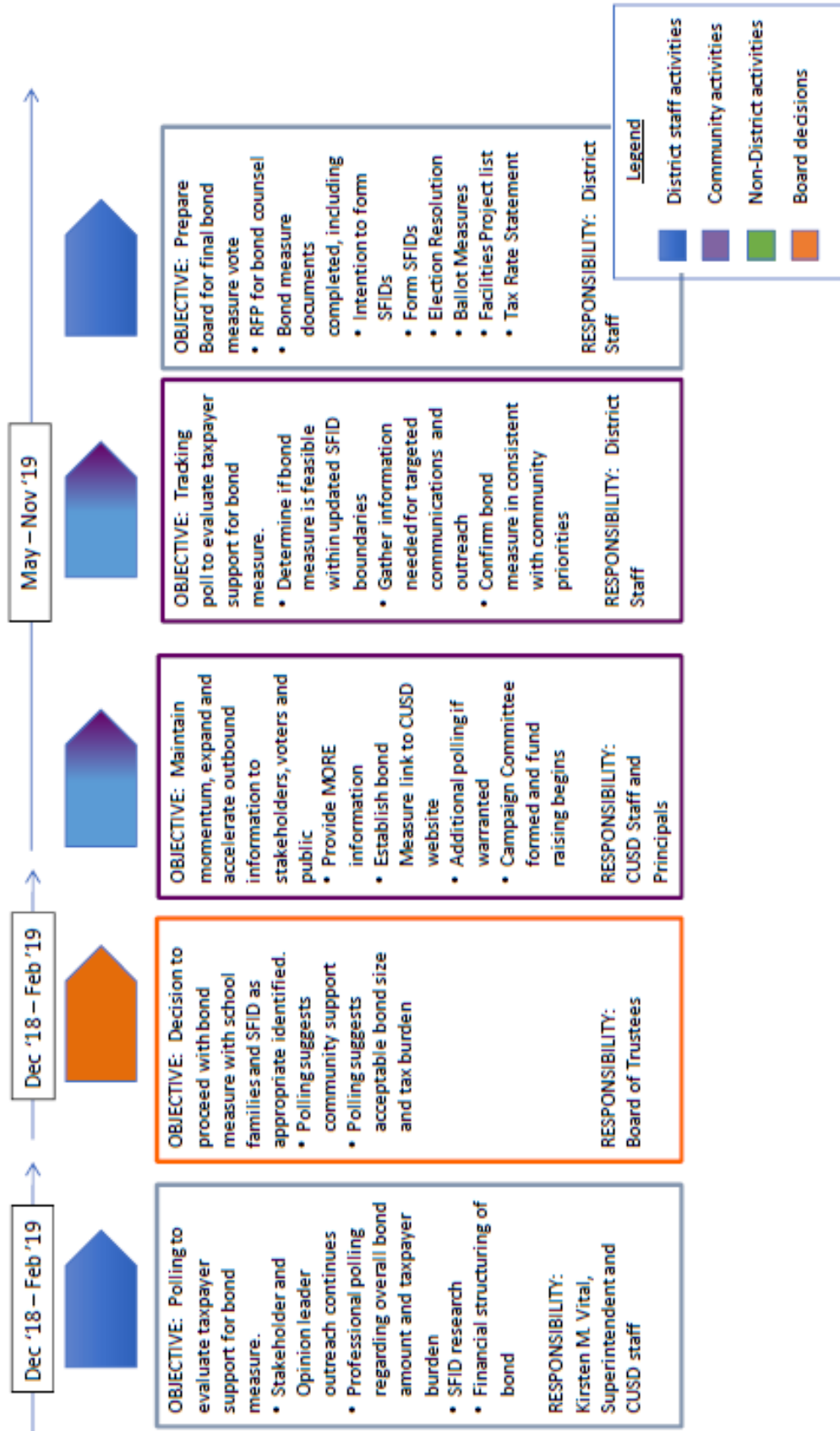
Timeline and Strategy for March 2020 Bond Measure



* Items that have been in progress since 2016

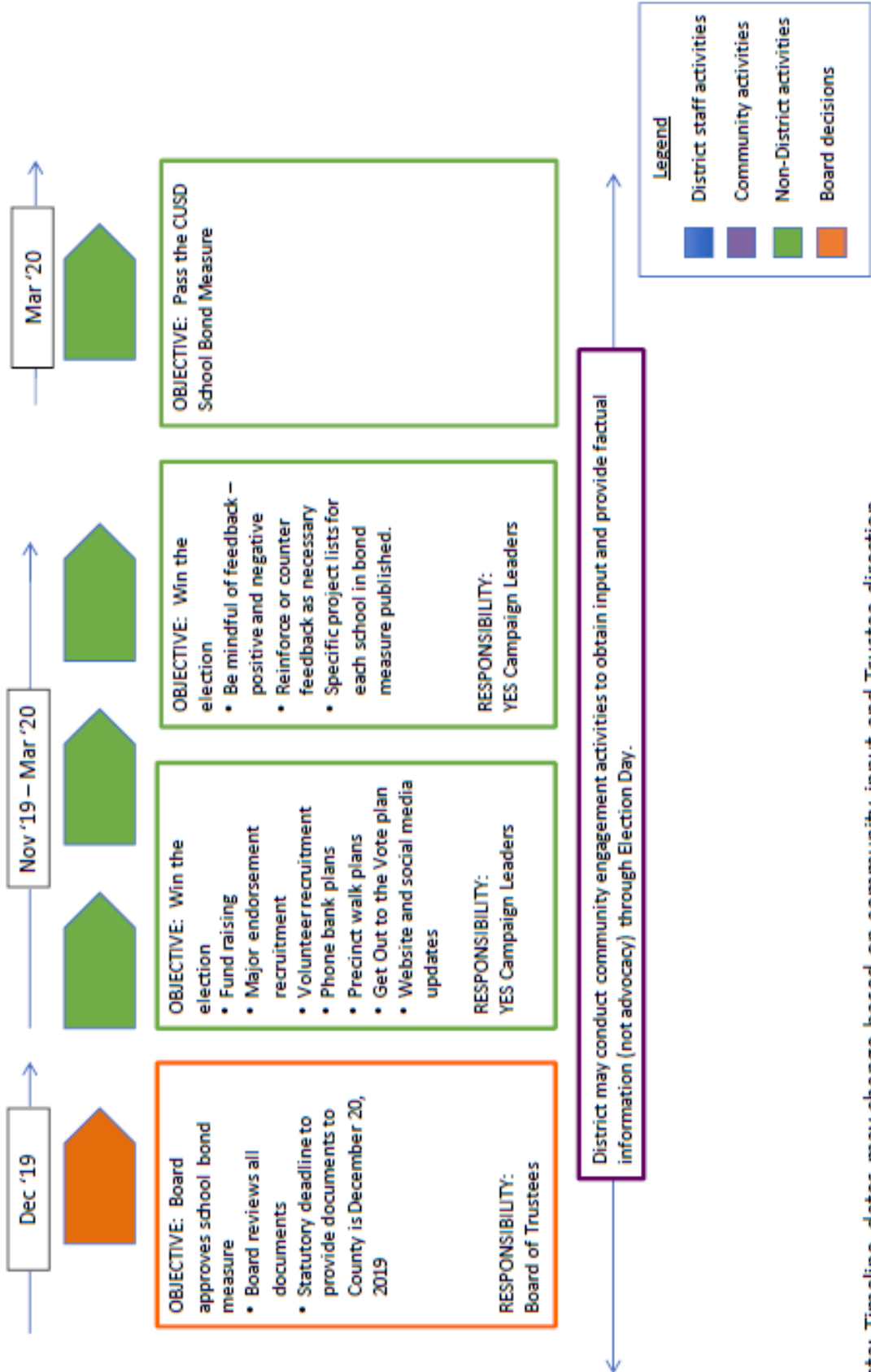
Note: Timeline dates may change based on community input and Trustee direction

Timeline and Strategy for March 2020 Bond Measure

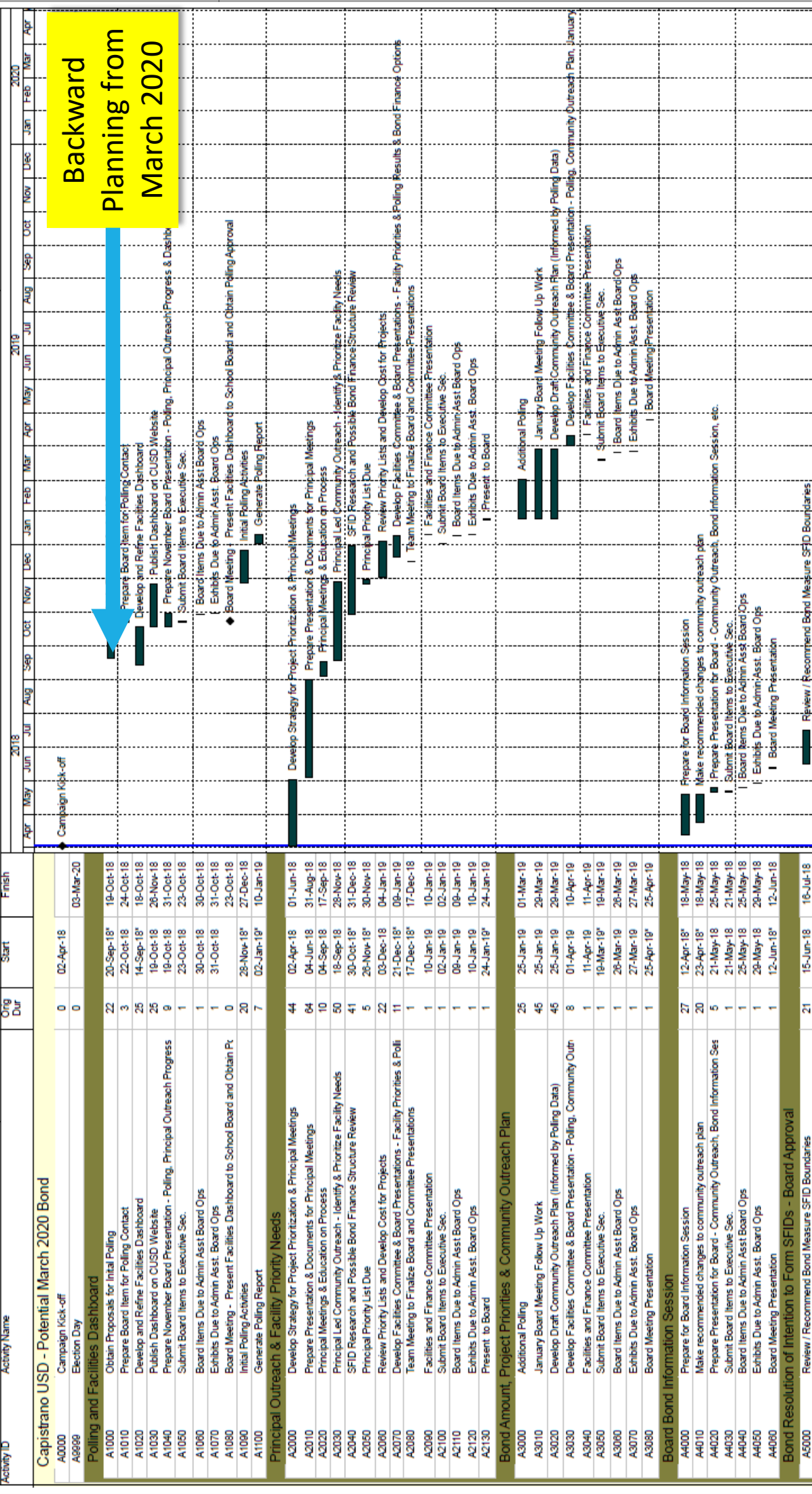


Note: Timeline dates may change based on community input and Trustee direction

Timeline and Strategy for March 2020 Bond Measure



Note: Timeline dates may change based on community input and Trustee direction





CAPISTRANO
UNIFIED SCHOOL DISTRICT

Capistrano Unified School District

Potential March 2020 Bond

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Legend:

- Remaining Work
- Actual Work
- Critical Remaining Work
- Milestone
- Critical Milestone

Remaining Level of Effort

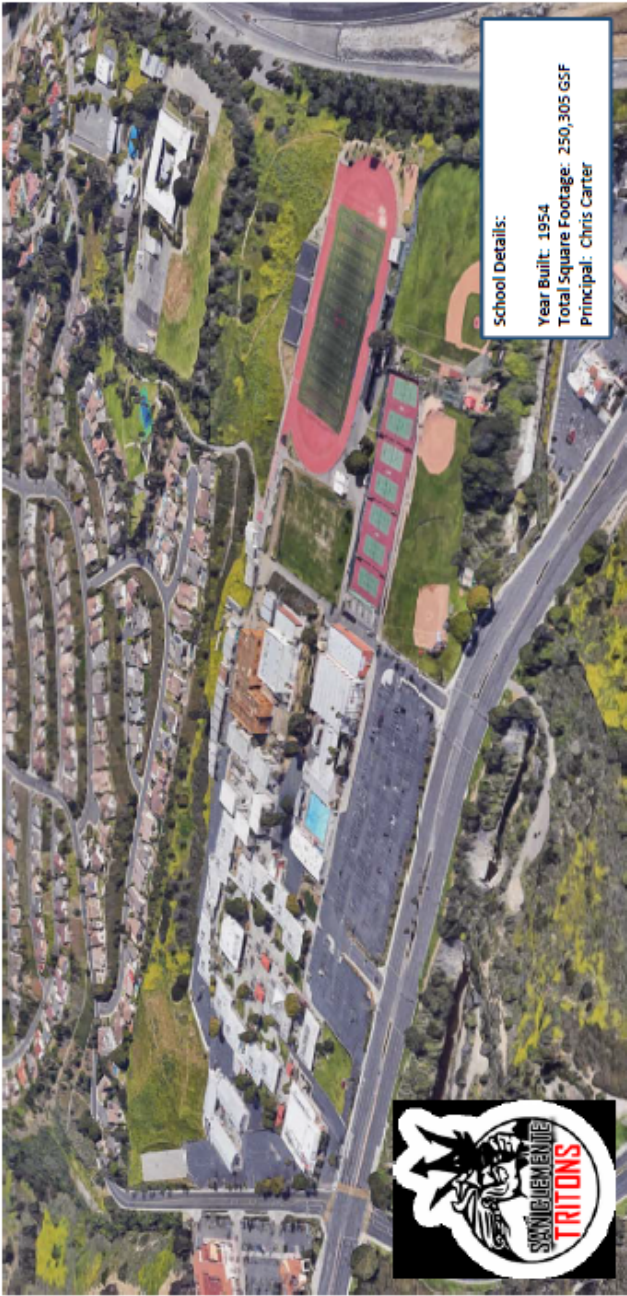
Actual Level of Effort

Tools & Resources



Facilities School Information Sheet

San Clemente High School



Facilities Conditions Assessment Needs

Priority #	Description	Estimated Cost	Notes
Total Facilities Conditions Assessment Needs		\$22,197,200	

Site Security

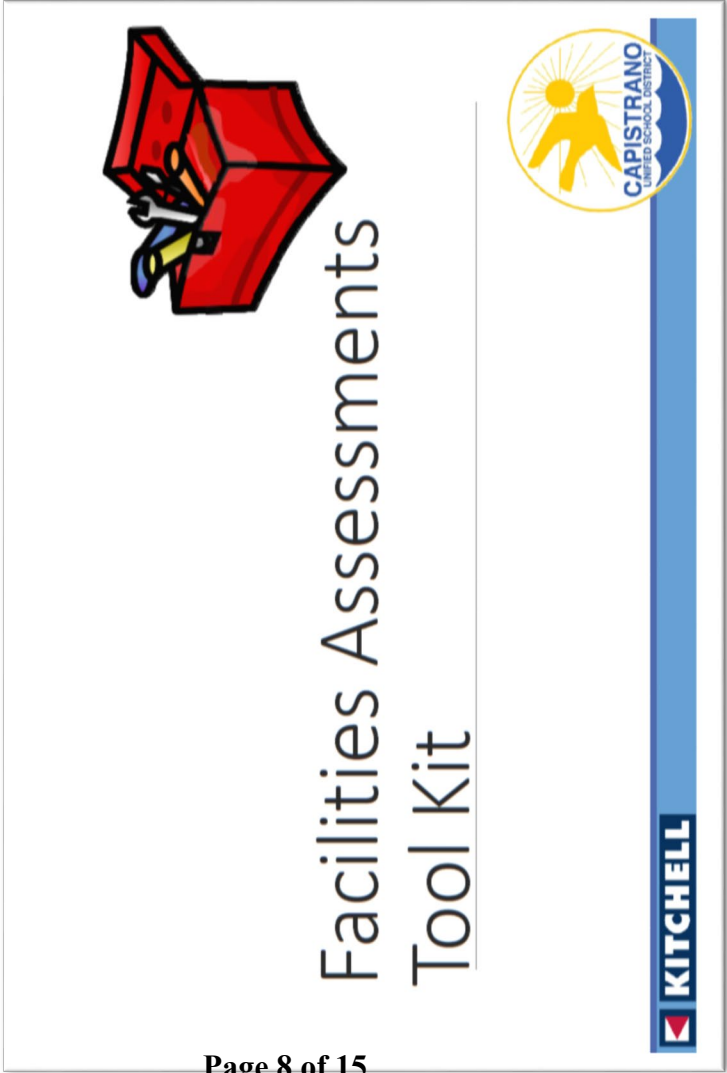
Priority #	Description	Estimated Cost	Notes
	Security Cameras	TBD	
	Site Fencing	TBD	
Total Site Security		TBD	

Modernization & New Buildings

Priority #	Description	Estimated Cost	Notes
	Classrooms Modernization	\$350 / sf	Total area: 250,305 S.F.
	Modernization of Existing Non-Classroom Buildings	\$350 / sf	Total area: 186,634 S.F.
	New Student Service/Library with Cafeteria/Kitchen	\$18,128,000	Estimate from WLC
	New Performing Arts Theater	\$17,600,000	Estimate from WLC
	Proposed Sports Complex	\$16,500,000	Estimate from WLC
	New Pool/Bleachers/Pool Building	\$12,000,000	Estimate from WLC
	New Bleacher Expansion	\$2,200,000	Estimate from WLC
	New Restroom Facilities	\$1,760,000	Estimate from WLC
	Infrastructure & Technology Upgrades	\$1,442,809	Estimate from CUSD Study

Total Modernization & New

\$69,630,809



Facility Needs Assessment Dashboard



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SAMPLE

CAPISTRANO USD FACILITY CONDITION ASSESSMENT

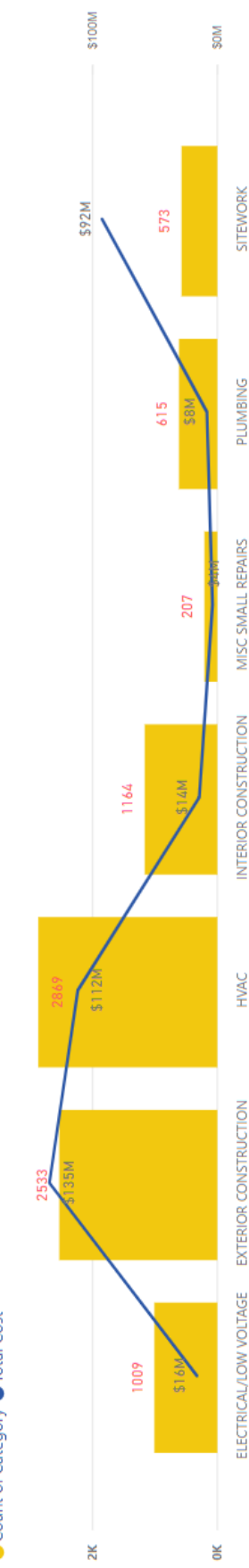
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COST BY PRIORITY					TOTAL COST
Priority 1	Priority 2	Priority 3	Priority 4	Priority 5	
\$96,495,400	\$90,003,200	\$64,526,600	\$77,681,400	\$53,310,600	\$382M

* Construction escalation is based on the California Cost Index construction escalation rate of 5% per annum.

CATEGORY

● Count of Category ● Total Cost



PRIORITY

CATEGORY

SCHOOL FAMILY

School Family

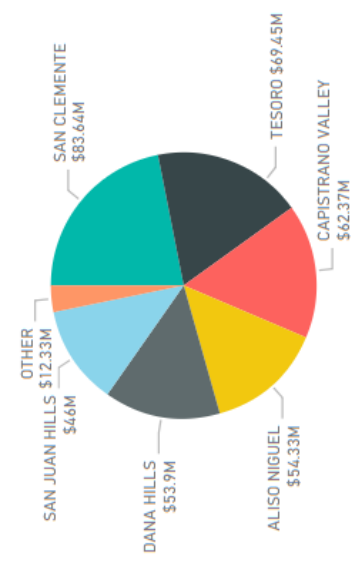
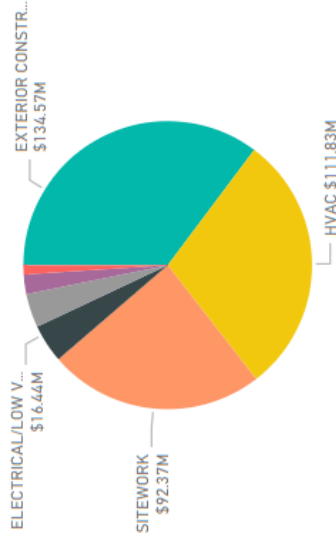
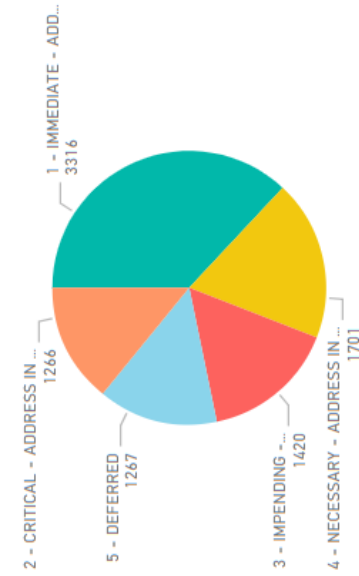
- ☐ ALISO NIGUEL
- ☐ CAPISTRANO VALLEY
- ☐ DANA HILLS
- ☐ OTHER
- ☐ SAN CLEMENTE
- ☐ SAN JUAN HILLS
- ☐ TESORO

School

- ☐ ALISO NIGUEL HIGH SCHOOL
- ☐ ALISO VIEJO MIDDLE SCHOOL
- ☐ ARROYO VISTA K-8 SCHOOL
- ☐ BATHGATE ELEMENTARY SCHOOL
- ☐ BERNICE AYER MIDDLE SCHOOL
- ☐ BRIDGES COMMUNITY DAY HIGH SC...
- ☐ CANYON VISTA ELEMENTARY SCHOOL
- ☐ CAPISTRANO VALLEY HIGH SCHOOL
- ☐ CAPISTRANO-LAGUNA BEACH CAREE...
- ☐ CARL H. HANKEY K-8 SCHOOL
- ☐ CASTILLE ELEMENTARY SCHOOL
- ☐ CHAPARRAL ELEMENTARY SCHOOL
- ☐ CLARENCE LOBO ELEMENTARY SCHO...
- ☐ CONCORDIA ELEMENTARY SCHOOL

Category

- ☐ ELECTRICAL/LOW VOLTAGE
- ☐ EXTERIOR CONSTRUCTION
- ☐ HVAC
- ☐ INTERIOR CONSTRUCTION
- ☐ MISC SMALL REPAIRS
- ☐ PLUMBING
- ☐ SITWORK



* All represented costs are from the 2017 Facilities Condition Assessment Report

2017 Facilities Condition Assessment



Assessed Valuation Update

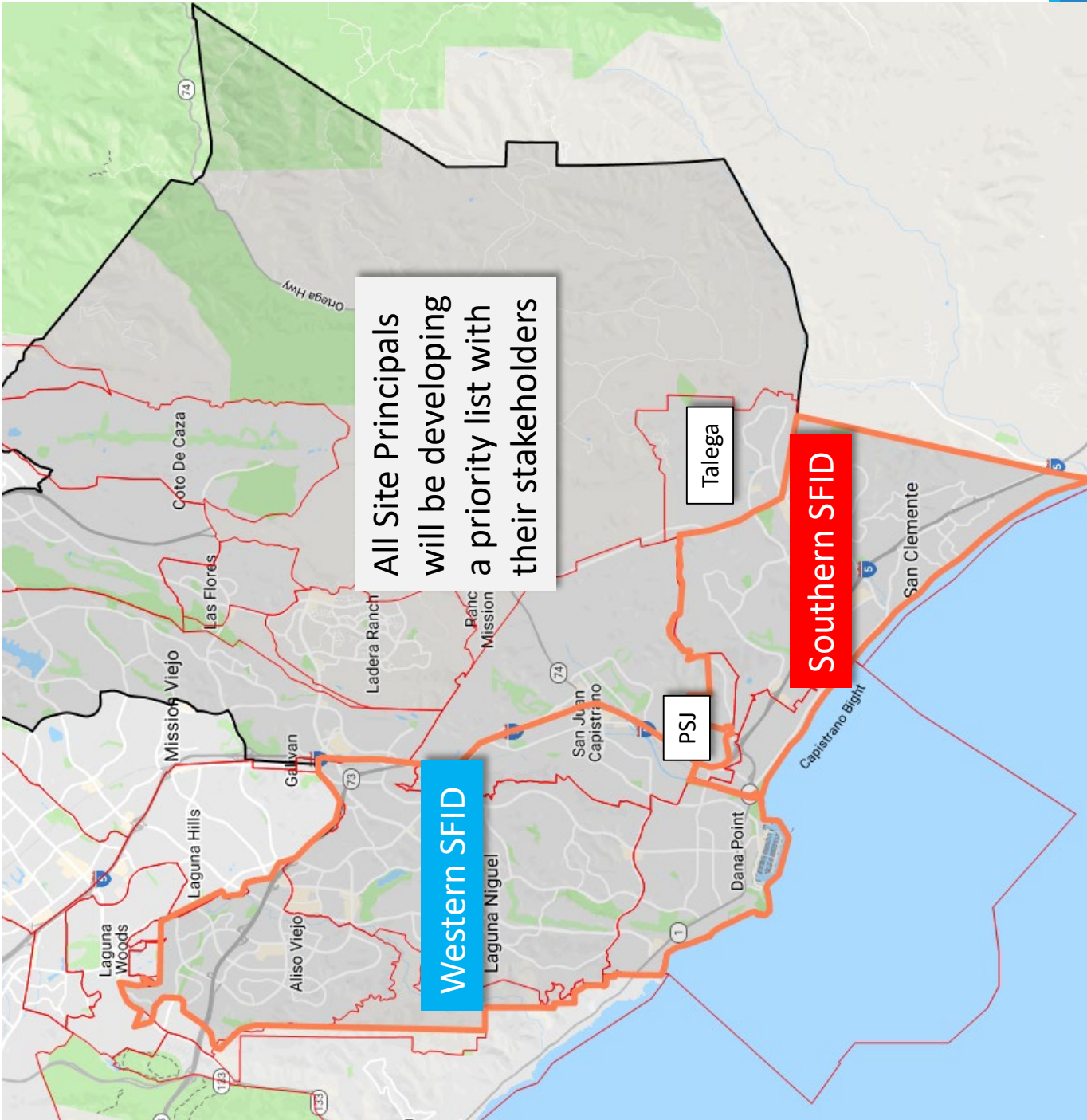
Initial SFIDs

- Western SFID

 - Aliso Viejo
 - Laguna Niguel
 - Western portion of San Juan Capistrano
 - Dana Point (less Palisades boundary)
- Southern SFID

 - San Clemente
 - Palisades ES boundary (part of Dana Point and San Juan Capistrano)
- Considerations

 - CFDs
 - Pacifica San Juan
 - Talega



Funding Based on Latest Assessed Valuation

❖ **Western SFID** (ANHS, DHHS, 5 schools in western most area of SJHHS, excluding Palisades):

❖ **Needs Assessment: \$145.4 Million**

Note: needs assessment does not include soft costs or potential DSA or ADA needs that may be triggered by this work.

❖ **Modernization and New Facilities:** To be determined after Principal outreach and prioritization

❖ **Bond Estimate** at \$29/\$100,000 of assessed value

❖ \$299 Million bond amount with \$289 Million funds available.

❖ **Southern SFID** (SCHS, excluding Vista Del Mar, with Palisades):

❖ **Needs Assessment: \$76.3M**

❖ Note: needs assessment does not include soft costs or potential DSA or ADA needs that may be triggered by this work.

❖ **Modernization and New Facilities:** To be determined after Principal outreach and prioritization

❖ **Bond Estimate** at \$29/\$100,000 of assessed value

❖ \$114 Million bond amount with \$110 Million funds available.

Funding Needs With March 2020 Measure(s)

Needs	Southern SFID	Western SFID
Facility Needs Assessment	\$76.3 Million	\$145.4 Million
Soft Costs	\$TBD	\$TDB
DSA/ADA	\$TBD	\$TBD
→ Modernization/New Construction	\$TBD	\$TBD
Funding		
Funds Available at \$29*/\$100K	\$110 Million	\$289 Million
Variance	\$33.7 Million	\$143.6 Million

*Goal will be to align prioritized list with potential funding availability based on community survey.



Questions
