



SANTA MONICA-MALIBU UNIFIED SCHOOL DISTRICT

# Bond Program Update

## August 2019

8/1/19

Board of Education Meeting



# Bond Program Update

- Ongoing Projects
- Upcoming Projects
- Program-wide Facility Assessments
- Malibu Campus Plan
- Samohi Campus Plan

# Ongoing Projects



## Malibu Elementary Alignment Project

Architect: dsk Architects  
Contractor: Waisman Construction  
Contract Amount: \$2,425,000  
Change Orders: +\$95,162 | 3.9%  
Portable Lease: \$1,168,760  
Construction delayed by slow approvals and several field issues.  
Approximately 85% complete.  
On target to open August 2019.



## Webster Elementary K Yard

Architect: dsk Architects  
Contractors: FieldTurf, USA Shade, Ecobuild  
Contracts: \$507,327  
Change Orders: Expected \$45,000  
B Playground 100% complete,  
H Playground 95% complete.  
Minor work remaining, on target to open August 2019.

# Ongoing Projects

## Samohi Discovery Building (ES)

- Contract Awarded June 2019
- Shoring and Excavation Complete
- $\frac{3}{4}$  of Footings Complete (1,800 c.y. of concrete)
- Walls and Columns Underway
- Water Line Construction Underway (Science Quad and Centennial Quad)
- Concrete Structure Scheduled for November 2019 Completion, Followed by Structural Steel

### Building Details:

- Open Concept
- M and O Houses
- 38 Classrooms
- Common Areas
- Kitchen and Dining
- Parking for 184 Cars
- Multipurpose Rooms
- Rooftop Classroom
- Olympic Sized Pool



# Ongoing Projects



## Discovery Building (ES)

Architect: HED and MRV

Contractor: McCarthy

Lease-Leaseback Delivery Method

Contract Amount: \$133,783,751

Change Orders: 1 Pending, +\$400k

Scheduled to Open January 2022.

Under Construction, On Schedule.



# Ongoing Projects



## Olympic Spur (Samohi) (ES)

Architect: Chan-Young Architects  
Contractor: Ampco Contracting  
Contract Amount: \$1,997,000  
Change Orders: +\$239,994 | 12%  
90% complete, delayed until August.  
Building siding and roofing  
underway. Gates underway. No  
impact to Discovery schedule.



## Samohi HVAC (ES)

**Barnum, Music, Admin, North Gym**  
Architect: Chan-Young Architects  
Contractor: Pardess Air  
Contract Amount: \$1,372,000  
Change Orders: +\$224,126 | 16.3%  
Unforeseen Conditions. Tight  
schedule, but anticipated to be  
complete before the start of school.

# Ongoing Projects

## Miscellaneous Samohi Projects (ES)

### **Electronic Access Controls – Barnum and Music Building (\$197,368.92)**

- Pilot project awarded and underway, intrusive work to be done this summer.
- Door hardware installation to be completed during Fall semester.

### **Perimeter Security Cameras**

- Procurement underway.

### **Michigan Gate and Fence (\$299,110.50 – added to Nazerian Contract)**

- Extending decorative fencing from Michigan to English Building.
- Will add motorized rolling gate at Michigan vehicular entrance.
- Posts and grading to be completed in summer, panels during Fall semester.

### **Track Replacement (\$345,335 – 0 change orders)**

- Completed ahead of schedule, open for use July 10, 2019.
- The track is now blue, and has been generally well received.



# Ongoing Projects



JAMS Performing Arts Center (ES)  
Architect: HGA  
Contractor: Bernard's  
Lease-Leaseback Delivery Method  
Contract Amount: \$34,039,250  
1 Corrective Amendment Pending.  
Scheduled to Open January 2021.  
Under Construction, Delayed Start.



# Ongoing Projects



## JAMS HVAC Phase 1 (ES)

Architect: NAC

Contractor: Novus

Contract Amount: \$3,990,000

Change Orders: +\$163,197 | 4.1%

Construction 80% complete.

HVAC expected to be operational for 19/20 school year.

## JAMS HVAC Phase 2 (SMS)

Architect: NAC

Contractor: Pardess Air

Contract Amount: \$3,126,000

Change Orders: N/A

Construction 0% complete.

Preconstruction meeting held today.

# Ongoing Projects



## Washington/PDLC WPFD & HVAC (ES)

Architect: dsk Architects

Contractor: The Nazerian Group

Contract Amount: \$2,494,123

Change Orders: 2% pending.

Construction 60% complete.

Preschool will open for 19/20 year.

PDLC on schedule to reopen in Fall.



## Michelle and Barack Obama Center for Inquiry and Exploration

Architect: dsk Architects

Contractor: The Nazerian Group

Contract Amount: \$3,474,123

Change Orders: 3.5% pending.

Construction 90% complete.

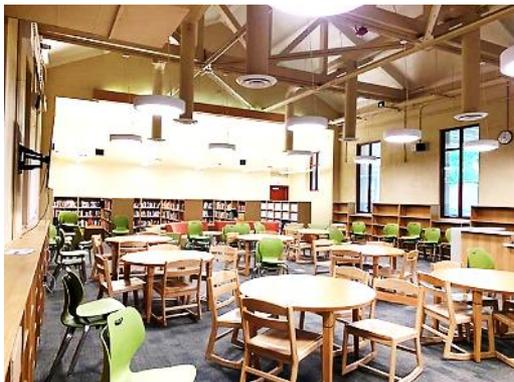
PPBL will be in renovated  
classrooms for 19/20 year.

# Michelle and Barack Obama Center for Inquiry and Exploration

Before



After



# Ongoing Projects



## Franklin (ES)

Architect: dsk Architects

Contractor: The Nazerian Group

Contract Amount: \$5,294,123

Change Orders: +\$472,652 | 8.9%

Construction 65% complete.

Low level PCBs in concrete abated and encapsulated. Material issues (glass), resolution pending.



## McKinley (ES)

Architect: Rachlin Partners

Contractor: USS Cal Builders

Contract Amount: \$6,488,000

Change Orders: +\$361,725 | 5.6%

Construction delayed, 55% complete.

School anticipated to be ready for school opening.

# Ongoing Projects



## MMHS Campus Improvements (BB)

Architect: HMC

Contractor: McCarthy

Contract Amount: \$54,241,698

Change Orders: +\$3,305,907 | 6.1%

Construction is going well, but still several months delayed due to MDF delays, PCBs, Fires, Floods.

The Santa Monica-Malibu Unified School District  
Board of Education and Superintendent  
invite you to the *Ribbon Cutting* ceremony of the new  
**Malibu Middle School Classroom Building**

Tuesday,  
August 13, 2019  
12:30 pm



30215 Morning View Drive  
Malibu

Parking is available in the upper lot off Morning View Drive accessed through the southern entrance of the Malibu High School campus.



Join us to celebrate the opening of the new Malibu Middle School state-of-the art, sustainable, classroom building that will be enjoyed by students, teachers and staff for years to come!

- ✦ Tour a new classroom!
- ✦ Light refreshments will be served.
- ✦ Parking is available in the upper lot off Morning View Drive. A significant stairway down to the event location is required. Please include in your RSVP if accessible parking is needed and we will make arrangements.
- ✦ Please watch street parking signs for any parking restrictions.
- ✦ Malibu Middle School is on the Malibu High School campus.

Please RSVP: Gail Pinsker, SMMUSD, [gpinsker@smmusd.org](mailto:gpinsker@smmusd.org).



The Malibu Middle School project was funded through Measure ES and is managed by the SMMUSD Facility Improvement Projects department.



# Ongoing Projects



# Ongoing Projects

## MMHS Campus Improvements (BB)

- Building E
  - Dedication ceremony scheduled for August 13, 2019.
  - Fire-water connection delay with LA County Water Works.
  - Elevator construction is delayed, still underway.
  - Finishes and furniture delivery underway.
  - Selective overtime and Saturday work approved to reduce delay impacts.
- Building A
  - Structural steel installation underway, vertical concrete walls are in place.
  - Slab on grade has been poured, second floor decking to be placed in August.
  - Morning View Drive widening: ongoing design approvals underway.
  - Coastal Commission approval received for roofing changes (solar).
  - Some issues recently with lack of labor available for the project.
  - Selective overtime and Saturday work approved to reduce delay impacts.



# Ongoing Projects

## Solar and Prop 39 Lighting Replacements

### Solar Projects (ES)

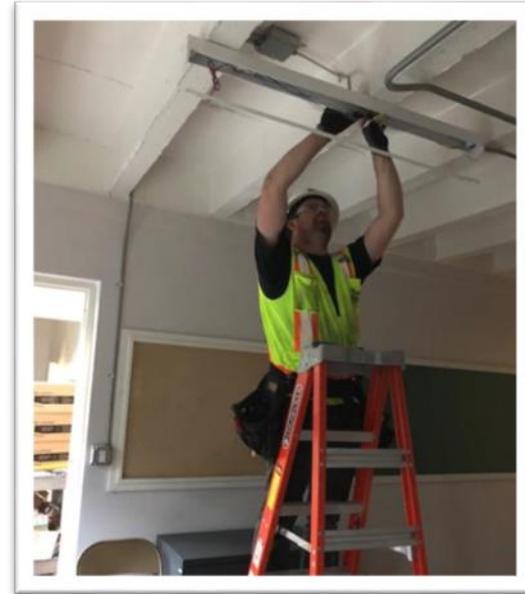
Design/Build Contractor: PCI, Inc.

### Samohi PV and Battery Storage

Innovation Building Rooftop  
Redesign Underway.

### Edison Solar Shade Structures

Redesign Underway.



### Prop 39 Lighting Replacement

Contractor: Baker Electric

Contract Amount: \$2,908,316

Completed: Summer 2019

28% energy reduction anticipated,  
totaling 1.7 million kWh/year, or  
\$200-300k/year cost savings.



# Upcoming Projects (M & SMS)

## ■ Elementary Schools

- Webster HVAC (Summer 2020)
- Grant HVAC (Summer 2020)
- Muir/Smash HVAC (Summer 2020)
- Muir/Smash WPFD (Summer 2020)
- Roosevelt HVAC (Summer 2021)
- Rogers HVAC (Summer 2021)



# Upcoming Projects (SMS)

## ■ Middle Schools

- JAMS WPFDD (RFP Issued)
- Lincoln WPFDD (RFP Issued)
- Lincoln HVAC (Summer 2020)
- Malibu Middle School is addressed in Malibu Campus Plan

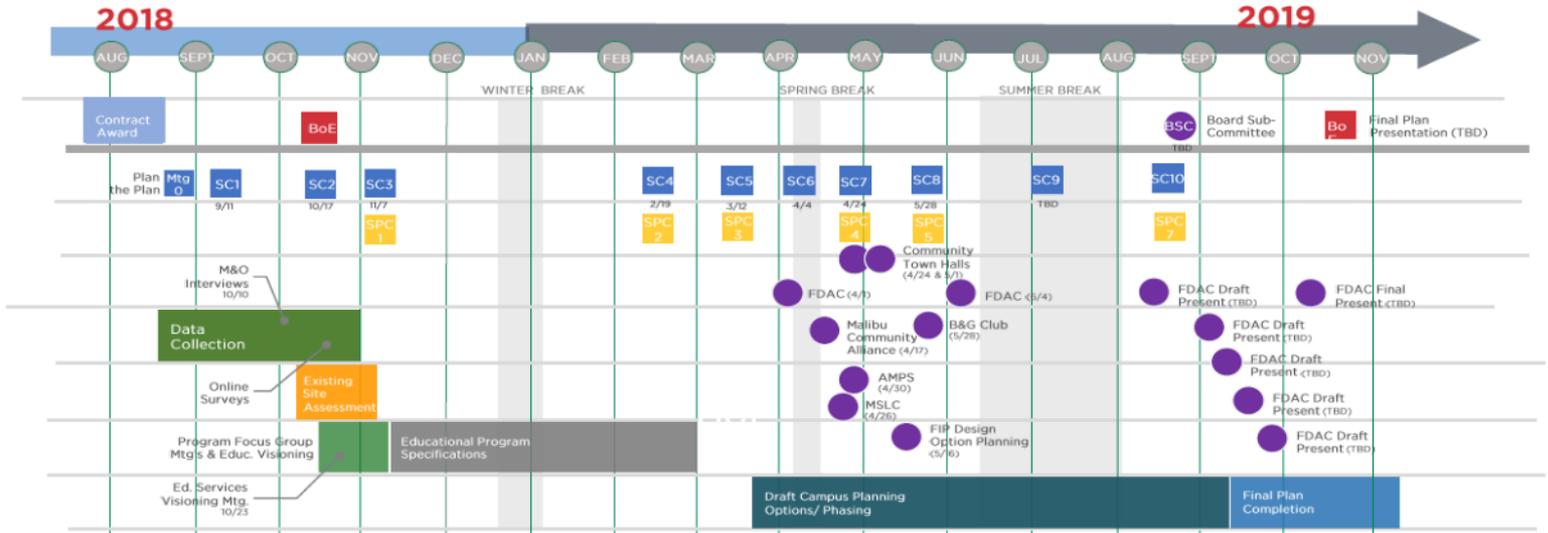
# Program-wide Facility Assessments (SMS)



# Malibu Campus Plan (M)

LPA has been conducting Steering and Planning Committee meetings. FIP staff has met with MSLC, MCA, AMPS, B&G Club, and the FDAC. Two well-attended community input meetings provided guidance. Aggressive schedule, on track for November Board presentation.

Santa Monica-Malibu Unified School District  
Campus Planning Design Services  
(September 2018 - November 2019 Revised Timeline)



**KEY**

- SC Steering Committee
- BoE Board of Education
- SPC Site Planning Committee
- Other Meetings

**NOTES**

Additional Meetings to be Scheduled:

- City Council/ Planning
- Malibu Community Alliance

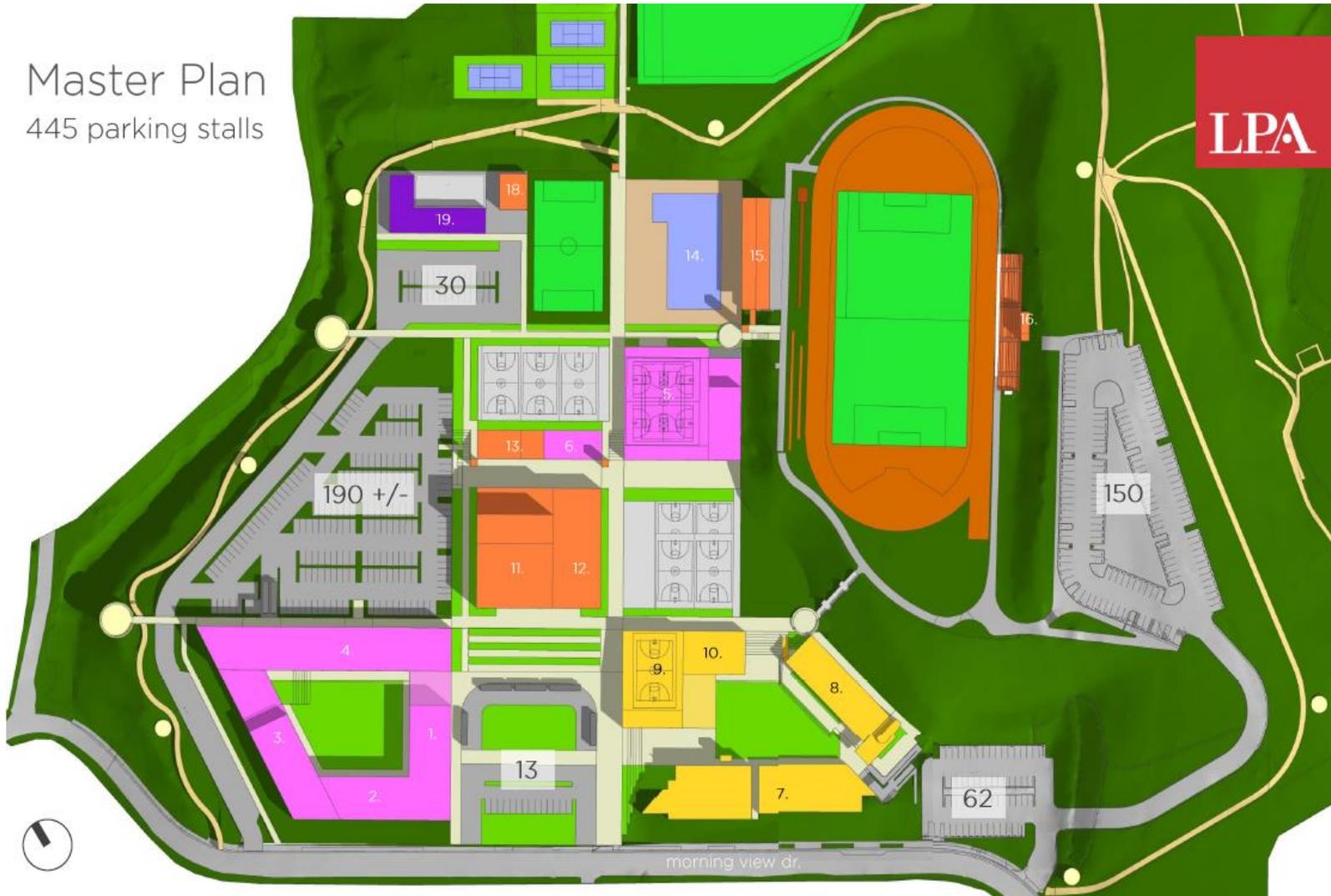
Notes:

- SC Meetings will occur @ 3:30pm - 5:00pm
- SPC Meetings will occur @ 5:30pm - 7:30pm
- FDAC = Facilities District Advisory Committee

# Malibu Campus Plan

## Sneak Preview

Master Plan  
445 parking stalls



# Samohi Campus Plan (ES/SMS)

- Re-evaluation at each phase regarding changes in population/ educational needs. (Ph 3A evaluation is now necessary – planned Board retreat study session.)
- FIP conducts regular meetings with Samohi Facilities Site Committee regarding Discovery Building and the Samohi Campus Plan, as well as ongoing minor projects.
- Procurement of Phase 3 architect will begin this Fall.

| Phase | Anticipated Demolition Date | Anticipated Building Occupancy Date |
|-------|-----------------------------|-------------------------------------|
| 1 & 2 | Summer 2018                 | Winter 2022                         |
| 3     | Summer 2023                 | Spring 2024                         |
| 4     | Summer 2024                 | Spring 2027                         |
| 5     | Summer 2027                 | Spring 2031                         |
| 6     | Summer 2031                 | Spring 2035                         |
| 7     | Summer 2039                 | Summer 2043                         |
| 8     | Fall 2043                   | Fall 2045                           |
| 9     | Fall 2045                   | Fall 2047                           |





# What's Next?

- FIP will present a proposed Measure SMS budget on August 28, 2019 at the Board Retreat.
- Discussion will involve the Capstone Program, Phase 3 of Samohi Campus Plan, Michelle and Barack Obama Center for Inquiry and Exploration, and anticipated Elementary and Middle School Projects.
- Measure M discussion will take place in November 2019.



# Bond Program Update

Questions?