



Mountain View  
Whisman  
School District

# Measure T Construction Priority 2 Project List

May 16, 2024



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# Strategic Plan 2021

# Goal 5 Resource Stewardship

Goal 5: Students, staff and community members will have access to various resources, such as technology, facilities, furniture, equipment, etc., in a fiscally responsible manner, to fulfill the mission of MVWSD.

# Guiding Principles



Have an approved project list to avoid the costly time delays that impacted Measure G



Create high-quality, equitable learning environments for all students



Involve our community in solutions, planning and implementation



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# Where We Are Now

# Priority 1 Projects

- Priority 1 projects in the MFP focused on safety, efficiency, and short term growth.
- The majority of priority 1 projects are complete with the balance in progress scheduled for completion by August 2025.
- Priority 1 projects are coming in below budget due to savings realized from reduced escalation costs resulting from the District proceeding promptly with phase 1 project list approval and construction.

# Unprecedented Escalation 2020-2024

- At the onset of Measure T, the intent of the project list was to move quickly to get the items out to bid in order to put the District in a better position with the forecasted escalation over the coming years.
- Per Engineering News Record (ENR), annual construction cost escalation was recorded and projected as follows:
  - 2020: 5.28%
  - 2021: 13.46%
  - 2022: 8.39%
  - 2023: 9.4%
  - 2024: 1.2% (Year to Date)
  - 2025: 5.50% (Projected)
- Starting the Measure T Bond Program as soon as possible has allowed for significantly lower construction costs due to the escalation avoided allowing bond dollars to go farther over the program.

# Escalation Savings - The Benefit of Moving Quickly

- Cost of Construction of Measure T Projects completed or currently under contract - \$123,112,514
- Projected construction cost of Measure T projects if each started 1 year later - \$139,899,453
  - Escalation costs avoided by early start - \$15,786,940
- Projected construction cost of Measure T projects if each started 2 years later - \$147,420,124
  - Escalation costs avoided by early start - \$24,307,610

\*Numbers above are construction cost only and do not include soft costs



# Current in Progress or Completed Projects (Phase 1)

- Mistral Front Office
- Perimeter Controls
- Access Control
- Paving (Landels, Theuerkauf, Bubb, Imai, Crittenden)
- MPR Roll up door at Vargas
- HVAC all sites
- Window replacement and operational windows (painting at Graham and Crittenden)

# Current in Progress or Completed Projects (Phase 1)

- Storage at Stevenson and Vargas (Castro was removed based on site feedback)
- Security cameras
- Bottle Fillers (Crittenden, Graham, Mistral, Monta Loma, Stevenson, Theuerkauf, and Vargas)
- Outdoor Learning
- Marquee signs (Crittenden, Vargas)
- Staff housing
- Solar

# Current in Progress or Completed Projects (Phase 1)

- Theuerkauf electrical
- Theuerkauf plumbing network repair
- Castro staff parking
- Electrical at Crittenden
- PA system upgrade at Crittenden, and Vargas
- Imai portable
- Pathway lighting

# Phase 1 Projects Removed/Paused

- Two story building at Landels
- Monta Loma plumbing network repairs- surveyed and no underground utility repair needed
- Theuerkauf pick-up/drop-off reconfiguration-no longer needed
- Portable reconfiguration for preschool with playground addition

# Park Restroom Project

- The park restroom project was put on hold as the Joint Use Agreement (JUA) for the fields was being discussed.
- Restrooms are planned for Castro/Mistral, Imai, and Landels.
- The planned restrooms are not approved for student use by the Division of State Architect (DSA).
- Previously the City had committed to contributing \$1,050,000 but has indicated that they may be interested in contributing  $\frac{1}{2}$  the cost. They may not be interested in contributing towards the Castro restroom.



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# Available Funding

# Bond Funds Available for Priority 2 Projects

<b>Measure T Unallocated Funds</b>	<b>\$17,062,417</b>
<b><u>Remaining Program Contingency</u></b>	<b><u>\$25,678,116</u></b>
<b>Total Funds Available</b>	<b>\$42,740,533</b>



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# Priority 2 Projects



# Process from Master Facility Plan (MFP) to Projects

- MFP took a broad look at what was needed.
- Current estimates are more developed.
- For each project we will bring a more refined budget prior to the start of the project.

# Priority 2 Current Estimates

#	Site	Project	Details	Conceptual Estimate - Project Cost (includes soft cost)
1	Bubb	Technology Upgrade	Replace Fiber Optic and Copper Cable Networks	219,450
2	Bubb	Roof Repair	Roof Repair at Bldgs. 1, 2, 3, 4, 5, 6.	1,361,588
3	Castro	Add Covered Walkway to Upper Level Corridor	Add Covered Walkway to Upper Level Corridor	2,327,058
4	Imai	Technology Upgrade	Replace Fiber Optic and Copper Cable Networks	174,563
5	Imai	Roof Repair	Roof Repair at Bldgs. 1, 2, 3, 4, 5, 6.	1,296,750
6	Landels	Replace Kinder Playground	Replace existing K Playground Equipment and play surface	645,183
7	Landels	Technology Upgrade	Replace Fiber Optic and Copper Cable Networks	151,800
8	Landels	Roof Repair	Roof Repair at Bldgs. 1, 2, 3, 4, 5, 6.	1,296,750
9	Mistral	Drinking Fountains	Replace aged drinking fountains with new bottle fillers	68,229
10	Mistral	Roof Repair	Replace Roofing, gutters and pipe flashings	3,127,881

# Priority 2 Current Estimates (cont'd)

11	Monta Loma	Utility Survey and Repair	Survey and test all domestic water, sanitary sewer, storm drain and gas line and repair deficiencies	696,654
12	Monta Loma	Repave Existing Staff Parking	New Asphalt paving and striping of staff parking lot.	676,970
13	Monta Loma	Restroom Modernization	Add gender neutral restrooms (students/staff)	1,596,000
14	Stevenson	Technology Upgrade	Replace IDF cabinet in Library with larger cabinet.	85,253
15	Theuerkauf	Kinder Playground Replacement	Replace Kinder Playground Equipment and Surfacing	1,299,076
16	Theuerkauf	Utility Survey and Repair	Survey and test all domestic water, sanitary sewer, storm drain and gas line and repair deficiencies	997,500
17	Theuerkauf	Technology Upgrade	Replace Cabling from Bldg. A to B, C, D, E, F, G and H	465,500
18	Theuerkauf	Replace playground Grades 1-5	Replace Play Equipment and surfacing at playground	748,524
19	Theuerkauf	Roof Repair	Roof Repair at Bldgs. A, C, D, E, F, G and H.	805,980
20	Theuerkauf	Restroom Modernization	Replace Fixtures and Finishes	856,735
21	Crittenden	Covered Walkway Repair and Re-roof	Repair damaged fascia and structural members at covered walkways. Roof repair at covered walkways	1,642,550
22	Crittenden	Utility Survey and Repair	Survey and test all domestic water, sanitary sewer, storm drain and gas line and repair deficiencies	1,995,000

# Priority 2 Current Estimates (cont'd)

23	Graham	Classroom Modernization	Modernize Arts building for Industrial Arts and Home Economics	5,998,300
24	Graham	Roof Replacement	Replacement of roofing at Buildings 12 & 13	1,833,405
25	Graham	Kitchen Expansion	Convert to Central Kitchen	4,256,000
26	Graham	Technology Upgrade	Replace cabling in classrooms	365,750
<b>Total</b>				<b>\$ 34,988,448</b>

# Other Needs Identified since Master Facility Plan

#	Site	Project	Details	Conceptual Estimate - Project Cost (includes soft cost)
27	Districtwide	Access Control Project Phase 2	Add Access control devices at all remaining doors in the District	6,184,950
28	Crittenden	Roof Replacement	Replacement of shingle roofing at Bldgs. 100, 200, 300, 500, 700, 900, 1000	4,189,500
29	Graham Middle School	Public Address system	PA is currently old Bogen System, convert to Front Row to match other sites.	330,345
30	Stevenson	Public Address system	PA is currently old Bogen System, convert to Front Row to match other sites.	250,073
31	Bubb/Huff/Landels/Theuerkauf/Castro/Stevenson/Vargas MUR.	Projectors	Install permanent rear projection and screen at Multi-Use Rooms to replace units currently on mobile carts	1,238,750
32	Districtwide	Playground Replacement and Expansion	Modernize/Replace/Expand/Standardize Existing Play Equipment	6,001,836
33	Districtwide	Lighting Controls	Install Standardized Lighting Controls for each campus	2,340,000
34	MOT and Transportation	Fleet Electrification	Infrastructure for Electric Vehicle Fleet (MOT, Transportation, Food Service)	898,505
35	Districtwide	Frontage Greening	Provide Additional Greening at Campus Frontage/Entrances	2,500,000
<b>Other Project Totals</b>				<b>\$ 23,933,960</b>

# Total Cost of Priority 2 Items and Other Urgent Needs

Priority 2 Projects	\$34,988,448
<u>Other Projects Identified</u>	<u>\$23,933,960</u>
Total	\$58,922,408
Program Contingency (10%)	\$ 5,892,241
<u>Escalation (5%)</u>	<u>\$ 3,240,732</u>
<b>Grand Total</b>	<b>\$68,055,382</b>

\*Total Funds Available \$42,740,533



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# Recommended Priority 2 Project List

# Priority 2 Project List Recommendation

#	Site	Project	Details	Conceptual Estimate - Project Cost (includes soft cost)
1	Bubb	Technology Upgrade	Replace Fiber Optic and Copper Cable Networks	219,450
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31	Bubb/Huff/Landels/Theuerkauf/Castro/Stevenson/Vargas MUR.	Projectors	Install permanent rear projection and screen at Multi-Use Rooms to replace units currently on mobile carts	1,238,750
<b>Total</b>				<b>\$ 27,571,726</b>
<b>Total Costs of Recommended Projects</b>				<b>\$ 27,571,726</b>
<b>Program Contingency (10%)</b>				<b>\$ 2,757,173</b>
<b>Escalation (5%)</b>				<b>\$ 1,516,445</b>
<b>Grand Total</b>				<b>\$ 31,845,344</b>

# Priority 2 Project List Recommendation (cont'd)

Remaining Measure T Funds Available	\$42,740,533
<u>Grand Total of Recommended Project List</u>	<u>\$31,845,344</u>
<b>Balance (Measure T Unallocated)</b>	<b>\$10,895,189</b>

# How Remaining Funds Could be Spent

- Additional greening at sites- to be determined by designs currently underway
- Playgrounds
- Other projects in phase 2



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# Next Steps and Questions

# Options and Next Steps

- A final project list will be presented at the May 30th meeting based on feedback from tonight's discussion.



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# Thoughts and Questions