

Measure T Construction Priority 2 Project List

Priority 1 projects in the MFP focused on safety, efficiency, and short-term growth. Most 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.

At the onset of Measure T, the project list's intent was to move quickly to get the items out to bid, putting 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.

Projects Completed

- 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)
- 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
- 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 paused/removed

- 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 Update

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 is requesting to reduce the contribution to ½ of the actual cost. This agreement would need to be memorialized in the Joint Use Agreement for the field with the City.

Funds Available

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

Phase 2 Projects with updated costs

#	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

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
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
Total				\$ 34,988,448

Other Needs Identified

#	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
Other Project Totals				\$ 23,933,960

Summary of costs

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

Recommended Project List

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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/Var gas MUR.	Projectors	Install permanent rear projection and screen at Multi-Use Rooms to replace units currently on mobile carts	1,238,750
Total				\$ 27,571,726
Total Costs of Recommended Projects				\$ 27,571,726
Program Contingency (10%)				\$ 2,757,173
Escalation (5%)				\$ 1,516,445
Grand Total				\$ 31,845,344

Remaining Measure T Funds Available \$42,740,533

Grand Total of Recommended Project List \$31,845,344

Balance (Measure T Unallocated) \$10,895,189

Summary

If the Board moves forward with the recommendation list, \$10,895,189 of Measure T funds will be available for other projects. These projects could include additional greening at each site, playgrounds, or other projects. Prior to moving to allocating the \$10,895,189, staff would come back to the board to seek approval.

Staff is requesting feedback on the proposed project list. This item will come back to the Board for action on May 30th.