

IRVINEUSD

Facilities Study Session April 30, 2019

Board of Education

Paul Bokota Lauren Brooks, President Betty Carroll Ira Glasky Sharon Wallin



Enrollment Projection Update (Through 2028)

- Residential Development Updates
- Projection Methodology
- Capacity Versus Projections
- Community Updates
 - Alderwood and Oak Creek

State Funding Update

Sustainability Program Overview

Project Updates

- Projects in Planning
- Projects Under Construction

Measure E Update

Study Session – June 4, 2019











RESIDENTIAL DEVELOPMENT UPDATES

Irvine Company Units

Heritage Fields Units



IRVINE COMPANY DEVELOPMENT UPDATE

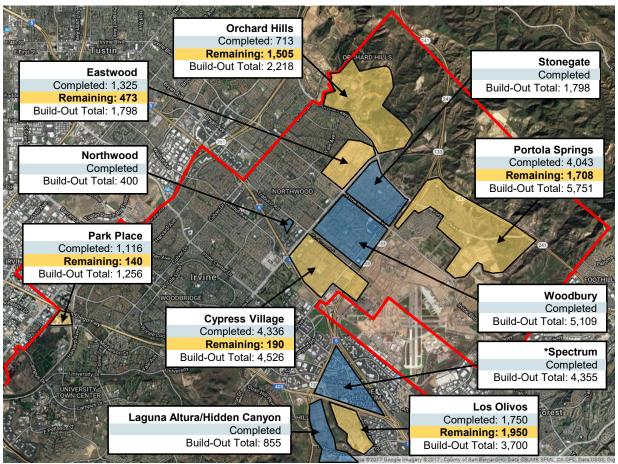
RESIDENTIAL DEVELOPMENT UPDATES

Total Unit Build-Out			
Development # of Uni			
Completed	27,357		
Remaining	5,966		
Total Buildout* 33,323			

^{*} Includes Park Place and Spectrum Apartments which are not part of the 2009 agreement but are otherwise subject to mitigation obligations.

Excludes 177 affordable units in Cypress Village (77) & Portola Springs (100) to be built by the City through the Irvine Land Trust.

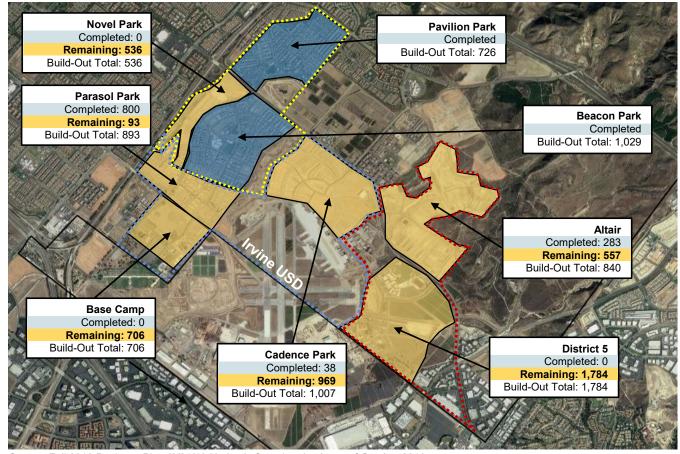




HERITAGE FIELDS DEVELOPMENT UPDATE

RESIDENTIAL DEVELOPMENT UPDATES

Total Unit Build-Out			
Development Status in IUSD # of Units			
Completed 2,876			
Remaining 4,645			
Total Buildout* 7,521			





Source: Fall 2018 Business Plan (2/25/19 Update). Completed units as of October 2018.



HERITAGE FIELDS DEVELOPMENT UPDATE

- FivePoint presented a revised business plan in October 2018 that included an additional 292 units within the Great Park Neighborhoods from the previous business plan provided in 2017.
- An updated business plan was presented February 2019 that include an additional 85 units for a total of 377 units. Buildout phasing delayed from previous business plans.
- This remains within the 9,500 units that FivePoint has residential entitlements for in the Great Park Neighborhoods.
- Based on recent action of the City Council, 1,056 affordable housing units are excluded from the 9,500 residential entitlements.



MITIGATION AGREEMENT WITH HERITAGE FIELDS

Heritage Fields Mitigation Agreement contains language addressing additional entitlements and development Section 7.2:

"Additional Mitigation for these purposes means construction or financing of (a) new K-8 facilities, or (b) financing of 9-12 facilities beyond 50% of the capacity of the High School, which facilities are capable of accommodating all of the Project Students generated by the Additional Entitlements"



HERITAGE FIELDS COMMUNITY UPDATE

- In the Fall of 2018 Heritage Fields homes generated less students than projected.
- In February 2019 Heritage Fields provided a projected business plan that delayed development of Cadence Park, Novel Park, Altair, Base Camp, and District 5.
- As a result of the above changes, the projected need for a third K-8 in Heritage Fields is anticipated in the Fall 2021 or Fall 2022.
- Staff anticipates providing a comprehensive update on the need for a third K-8 in Heritage Fields during the 2019 Fall Study Session.

PROJECTION METHODOLOGY





TK-12 ENROLLMENT PROJECTIONS: STUDY SCENARIOS

Aggressive School Projections (Recent Development Gen Rates)

- Illustrative of most aggressive growth in District
- Used for the planning of facilities
- Used in the process of creating/changing boundaries
- Used for timing of new school openings (within mitigation agreements)

Conservative School Projections (Recent Development Gen Rates)

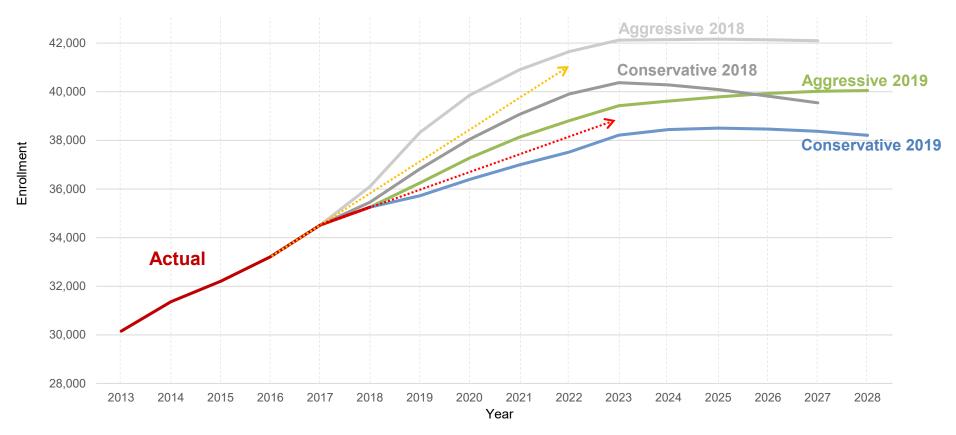
- Illustrative of less aggressive growth in District (30% lag in development)
- Used for District staffing
- Used for General Fund budgeting

Geographic Projections

- Illustrative of projected students within a geographic boundary
- Used for analysis of various planning scenarios

DISTRICTWIDE PROJECTIONS

Projected Enrollment Growth





PROJECTION METHODOLOGY: THE BUILDING BLOCKS

Historical data used in projections are critical to overall accuracy. Each new year builds upon the last in order to set the projection trend.

HISTORIC COHORT AGE THROUGH (Geographic Projections)

- Percentage of students moving on from one grade to the next
- Most influential in projecting existing neighborhoods

GENERATION RATES (Geographic Projections)

- Historically, the number of students generated by housing
- Most influential in projecting communities with new housing

DWELLING UNITS AND PHASING (Geographic Projections)

- At buildout, how many units and what type are going to be built in an area?
 How fast are the units going to be built, sold, and occupied?
- Most influential in projecting communities with new housing



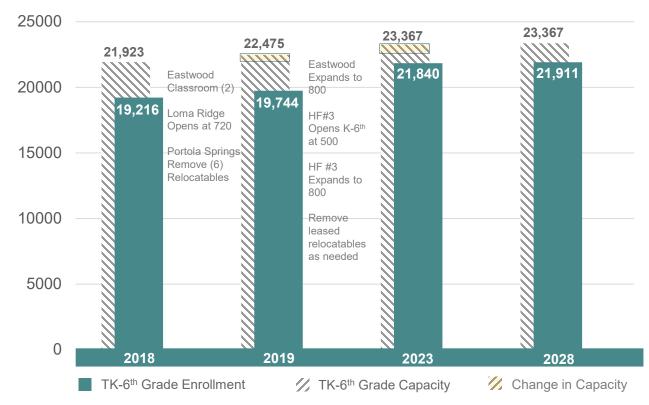
SLIDES 15-19 INTENTIONALLY REMOVED AND WILL BE PRESENTED AT A FUTURE BOARD MEETING

CAPACITY VERSUS PROJECTIONS





ELEMENTARY SCHOOL CAPACITY VS ENROLLMENT AGGRESSIVE ENROLLMENT PROJECTIONS SUMMARY



DISTRICTWIDE CAPACITY VERSUS PROJECTIONS

Source: CBED October 2018; IUSD19Mod Recent Development Projections, include SDC students
Note: Includes K8 enrollment and capacity for grades TK-6. Projects and timing of projects are subject to change.

ELEMENTARY SCHOOL CAPACITY VS ENROLLMENT

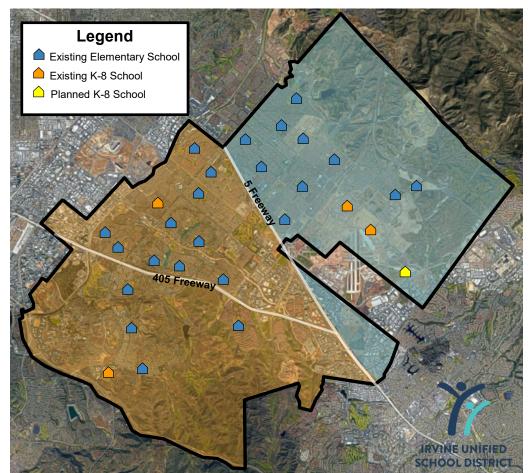
AGGRESSIVE ENROLLMENT PROJECTIONS

North of the Interstate 5	2018	2019	2023
ES Capacity	9,670	10,222	11,114
ES Enrollment	8,319	8,875	10,729
Open Seats	1,351	1,347	385
South of the Interstate 5	2018	2019	2023
ES Capacity	12,253	12,253	12,253
ES Enrollment	10,897	10,869	11,111
Open Seats	1,356	1,384	1,142

Source: IUSD19Mod Enrollment Projections, includes SDC

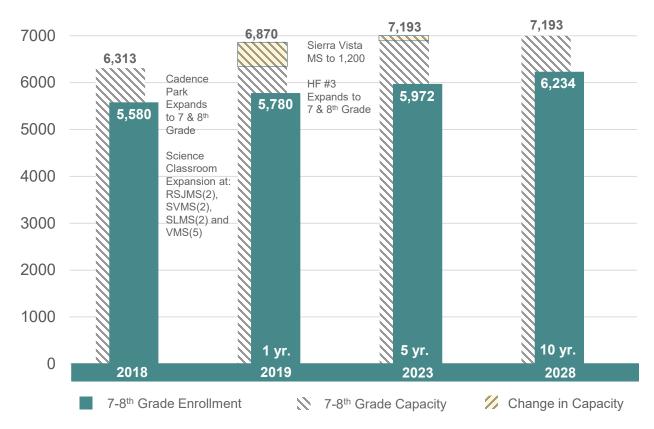
Schools North of I-5			
Existing ES 10			
Existing K-8 2			
Planned K-8 1			
Total 13			

Schools South of I-5	
Existing ES	14
Existing K-8 2	
Total 16	





MIDDLE SCHOOL CAPACITY VS ENROLLMENT AGGRESSIVE ENROLLMENT PROJECTIONS SUMMARY



DISTRICTWIDE CAPACITY VERSUS PROJECTIONS

Source: IUSD19Mod Recent Development, Projection includes SDC students, CBED October 2018 Note: Includes K8 capacity grades 7th and 8th. Projects and timing of projects are subject to change.

MIDDLE SCHOOL CAPACITY VS ENROLLMENT

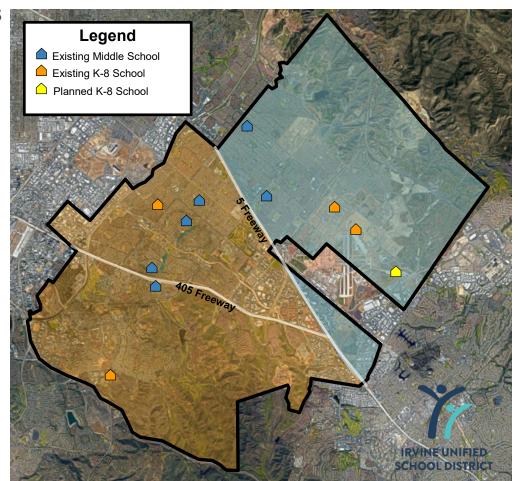
AGGRESSIVE ENROLLMENT PROJECTIONS

North of the Interstate 5	2018	2019	2023
MS Capacity	2,413	2,677	3,000
MS Enrollment	2,352	2,512	2,916
Open Seats	61	163	84
South of the Interstate 5	2018	2019	2023
MS Capacity	3,900	4,193	4,193
MS Enrollment	3,228	3,268	3,056
Open Seats	672	925	1,137

Source: IUSD19Mod Enrollment Projections, includes SDC

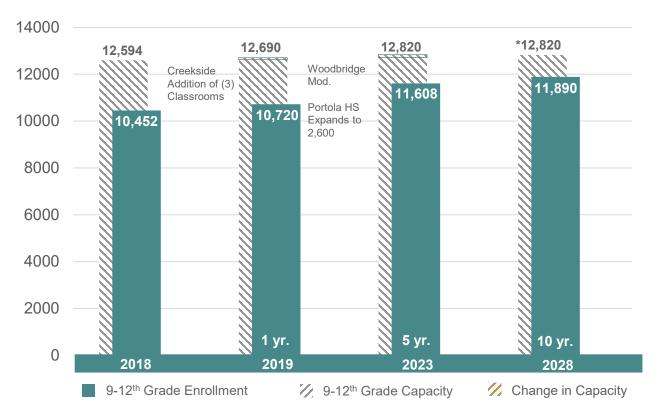
Schools North of I-5			
Existing MS 2			
Existing K-8 2			
Planned K-8 1			
Total 5			

Schools South of I-5	
Existing MS	4
Existing K-8 2	
Total 6	





HIGH SCHOOL CAPACITY VS ENROLLMENT AGGRESSIVE ENROLLMENT PROJECTIONS SUMMARY



DISTRICTWIDE CAPACITY VERSUS PROJECTIONS

Source:IUSD19Mod Recent Development, Projections include SDC students, CBED October 2018 Note: Projects and timing of projects are subject to change.

HIGH SCHOOL CAPACITY VS ENROLLMENT

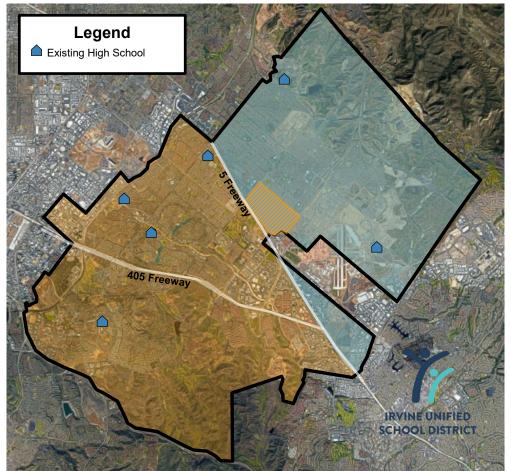
AGGRESSIVE ENROLLMENT PROJECTIONS

North of the Interstate 5	2018	2019	2023
HS Capacity	4,733	4,733	4,933*
HS Enrollment	3,580	4,121	4,911
Open Seats	1,153	612	22
South of the Interstate 5	2018	2019	2023
HS Capacity	7,861	7,957	7,887
HS Capacity HS Enrollment	7,861 6,872	7,957 6,599	7,887 6,697

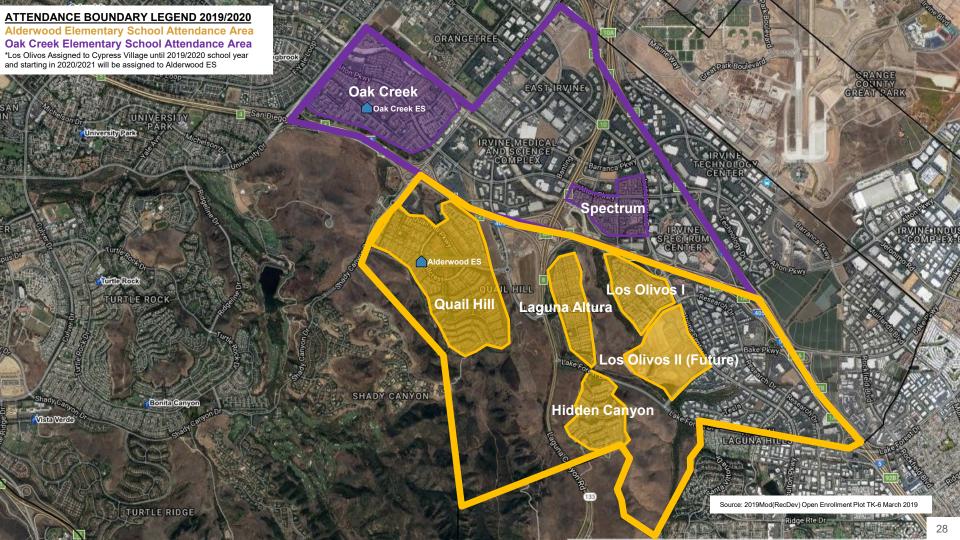
^{*} Northwood HS can be expanded to 2,600 capacity per Board Policy Source: IUSD19Mod Enrollment Projections. (Creekside included)

Schools North of I-5		
Existing HS	2	

Schools South of I-5	
Existing HS	4









COMMUNITY UPDATE ALDERWOOD AND OAK CREEK

Alderwood ES Community Update

School	Capacity	CBEDS School Enrollment (Oct. 2018)	Current School Enrollment (Apr. 2019)
Alderwood ES	905	808	805

Community	CBEDS Geographic Enrollment (Oct. 2018)	Current <mark>Geographic</mark> Enrollment (Apr. 2019)
Quail Hill	644	641
Los Olivos	106	90
Laguna Altura	137	135
Hidden Canyon	64	61
Total	951	927

Enrollment in geographic data may not align to actual school enrollment due to school choice and special programs.



COMMUNITY UPDATE ALDERWOOD AND OAK CREEK

Oak Creek ES Community Update

School	Capacity	CBEDS School Enrollment (Oct. 2018)	Current School Enrollment (Apr. 2019)
Oak Creek ES	1,001	892	903

Community	CBEDS <mark>Geographic</mark> Enrollment (Oct. 2018)	Current <mark>Geographic</mark> Enrollment (April 2019)
Oak Creek	796	789
Spectrum	252	251
Total	1,048	1,040

• Enrollment in geographic data may not align to actual school enrollment due to school choice and special programs.



COMMUNITY UPDATE ALDERWOOD AND OAK CREEK

Los Olivos/Spectrum Community Options:

Maintain Current School Assignments

Build School in Los Olivos



OPTION: MAINTAIN CURRENT SCHOOL ASSIGNMENTS

AGGRESIVE SCHOOL PROJECTIONS

Alderwood Elementary School

School	2019	2023	2028
	(1 Year Projection)	(5 Year Projection)	(10 Year Projection)
Alderwood ES	851	1,045	1,021

Draw Assumptions: Draws all new Los Olivos TK-6th grade

Program Assumptions: N/A Current School Capacity: 905

Oak Creek Elementary School

School	2019	2023	2028
	(1 Year Projection)	(5 Year Projection)	(10 Year Projection)
Oak Creek ES	905	1,002	1,013

Draw Assumptions: Closed K enrollment to Oak Creek attendance area

Program Assumptions: Special Education Program

Current School Capacity: 1,001



ELEMENTARY SCHOOLS WITH STUDENT ENROLLMENT IN EXCESS OF 900

Current schools over 900 enrollment: As of April 2019

School	Student Enrollment
Cypress Village	1,063
Oak Creek	903
Portola Springs	1,056
Stonegate	1,057
Woodbury	1,130

Note: Turtle Rock reached an enrollment of 931 in 2014



OPTION: OPEN SCHOOL IN LOS OLIVOS

AGGRESIVE GEOGRAPHIC PROJECTIONS

Elementary School In Los Olivos

	2019 (1 Year Projection)	2023 (5 Year Projection)	2028 (10 Year Projection)
Los Olivos	100	232	236
Spectrum	252	271	264
Total	352	503	500

Alderwood Elementary School

Alderwood ES*	830	867	840

Oak Creek Elementary School

Oak Creek ES	797	862	831
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STATE FUNDING UPDATE

OPSC LISTS

Acknowledged List

- Project applications submitted beyond the Prop 51 Bond Authority
- Subject to Resolution Acknowledging Exhaustion of Funds
- Waiting for future State Bond (2020/2022)

Future IUSD projects will be placed on this list

Workload List

- Project applications submitted to OPSC, awaiting staff review
- Anticipate funding under Prop 51



OPSC LISTS

Unfunded Approval List

- Project applications have been fully reviewed by OPSC staff
- Project waiting State Bond Sale
- Subject to Bi-Annual Priority Funding Letter

IUSD has 3 projects on this list totaling \$193,417,728*

Apportioned List

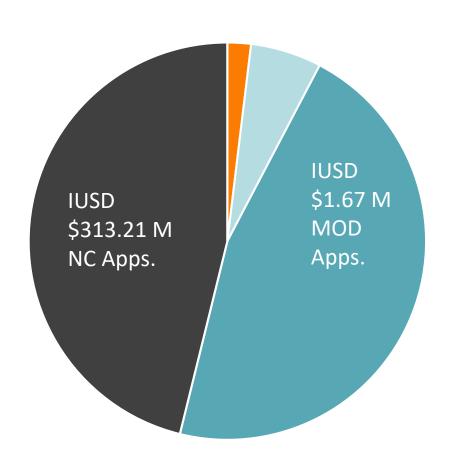
- Project applications that were previously on the Unfunded Approval list
- Submitted Priority Funding Letter
- Shovel-Ready within 90 days of apportionment
- Ready for Fund Release request

IUSD has 1 project on this list totaling \$5,834,348*

STATE FUNDING – NON MEASURE E PROJECTS

Summary of Statewide Workload List and Remaining Funds Totals*

- CTE Approved \$124 M
- CTE Remaining \$375 M
- MOD Workload \$3 B
- MOD Remaining \$0
- NC Workload \$3 B
- NC Remaining \$0



^{*} As of 03.31.2019 OPSC Workload

STATE FUNDING – NON MEASURE E PROJECTS

STATE FUNDED PROJECTS			
Site Name	Fund Release Date	Amount Received	
Cypress Village ES (Original Construction)	01.16.2019	\$25,660,246	
Northwood High School (Classroom Expansion)	01.16.2019	\$4,785,541	
Total State Funded Applications (Non Measure E)		\$30,445,787	

OPSC APPORTIONED LIST			
Site Name	Apportioned Date	Apportioned Amount	
Irvine High School (Classroom Expansion)	04.24.2019	\$5,834,348	
Total State Funded Apportionments (Non Measure E)		\$5,834,348	

OPSC UNFUNDED LIST			
Site Name	SAB Approval Date	Amount Approved	
Portola High School	03.27.2019	\$123,022,919	
Portola Springs Elementary (Original Construction)	04.24.2019	\$30,701,042	
Beacon Park School	04.24.2019	\$39,693,767	
Total State Funded Applicati	\$193,417,728		

OPSC WORKLOAD LIST			
Site Name	50-04 Date Received	Estimated Funding	
Northwood HS (Culinary Arts)	07.22.2015	\$453,283	
Creekside HS (Culinary Arts)	07.22.2015	\$499,337	
Jeffrey Trail MS (Villas)	08.05.2015	\$1,149,226	
Cypress Village ES (Villas 2015)	08.05.2015	\$1,300,562	
Portola Springs ES (Villas 2016)	06.01.2016	\$1,421,676	
Cypress Village ES (Villas 2016)	08.01.2016	\$876,147	
Eastwood ES	08.01.2016	\$29,402,726	
Portola Springs ES (Villas 2017)	08.03.2017	\$948,994	
Rancho MS (Music Classroom)	08.23.2017	\$331,928	
Cadence Park School	09.06.2017	\$41,372,337	
Loma Ridge ES	03.21.2018	\$33,872,655	
Cypress Village ES (Relocatables 2018)	07.06.2018	\$1,394,110	
Canyon View ES (Villas 2018) – NC	08.17.2018	\$932,595	
Canyon View ES (Villas 2018) - MOD	08.17.2018	\$1,671,074	
Total State Funding Applications (Non-Measure E)		\$115,626,650	

SAB Agenda 04.24.2019 | OPSC Workload as of 03.31.2019

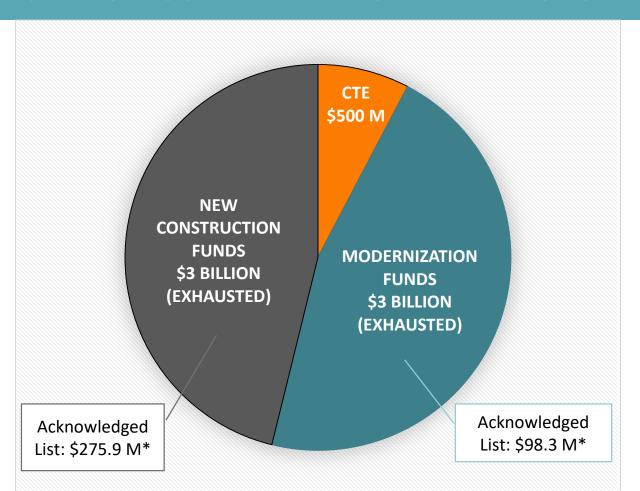
STATE FUNDING — ESTIMATED FUND RELEASE TIMELINE

Site Name (Year Submitted to OPSC)	Funding Source	Estimated Fund Release
Irvine HS Expansion (2014)	CFD	June 2019
Portola HS (2015)	CFD/Developer	Jan – Mar 2020
Portola Springs ES (2015)	CFD	Jan – Mar 2020
Beacon Park School (2015)	Developer	Jan – Mar 2020
Northwood HS Culinary Arts (2015)	CFD	Jan – Mar 2020
Creekside HS Culinary Arts (2015)	CFD	Jan – Mar 2020
Jefftrey Trail MS Villas (2015)	CFD	Jan – Mar 2020
Cypress Village Villas (2015)	CFD	Jan – Mar 2020
Portola Springs Villas (2016)	CFD	Jun – Aug 2020
Eastwood ES (2016)	CFD	Jun – Aug 2020

Assumptions:

- Two bond sales per year (Fall/Spring)
- \$750 M per bond sale
- Two months from fund release request to actual receipt of funds
- Assumes all projects listed would be on Lack of AB55 list as currently projected (no project bumping)

STATE SCHOOL FACILITY PROGRAM – PROP 51



APPROVED BY CALIFORNIA VOTERS NOVEMBER 8, 2016

OTHER PROP 51

- \$500 M CHARTER SCHOOLS
- \$2 B COMMUNITY COLLEGE

Future State Bond:

→ AB48: March 2020 & November 2022 Ballots; \$TBD Currently in review

*As of 03.31.2019 OPSC Workload



SUSTAINABILITY PROGRAM OVERVIEW





PROPOSITION 39: CALIFORNIA CLEAN ENERGY JOBS ACT

Five Year State Program

- Initiated in 2013
- Funds allocated to local educational agencies for improving energy efficiency and creating clean energy jobs
- IUSD's 5 year allocation was \$6,592,066 with projects being completed in 3 phases

PHASE 1 – SUMMER 2016

- Replaced 64 HVAC package units at University High
- Replaced 8 multi-zone HVAC units at Westpark
- Energy cost savings of **\$67,810** in the first year of implementation

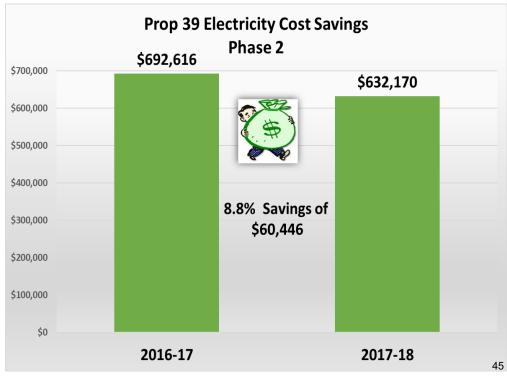




PHASE 2 – SUMMER 2017

- Replaced and retrofitted all interior and exterior lighting to LED technology at 9
 District sites: University High, Westpark, Springbrook, Canyon View, Southlake,
 ECLC, District Office, Plaza Vista and Turtle Rock
- Electricity cost savings of \$60,446 in the first year of implementation





PHASE 3 – SUMMER 2018

- Replaced 56 HVAC air handling units on the Science and Humanities Buildings at Irvine High
- Replaced and retrofitted all interior and exterior lighting to LED technology on the entire Irvine High campus
- Projected energy cost savings of \$53,376 annually in the first year of implementation







TOTAL ENERGY COST SAVINGS OF ALL THREE PHASES

Phases	Energy Cost Savings	Comments
Phase 1	\$67,810	First year of implementation
Phase 2	\$60,446	First year of implementation
Phase 3	\$53,376	Projected to save in the first year of implementation
Total Estimated Savings	\$181,632	First year of implementation
Total Estimated Savings	\$1,816,320	Over 10 years

Note: Based on first year projections of all 3 phases

SOLAR OVERVIEW





CURRENT SOLAR OVERVIEW

IUSD's Current Solar Portfolio:

32 Solar Arrays at 26 Sites

- 17 Rooftop Installations
- 15 Carport Installations

First System Activated in August 2010

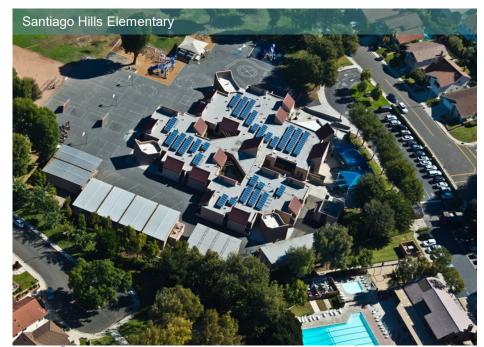
6.9 Megawatts of Generating Capacity

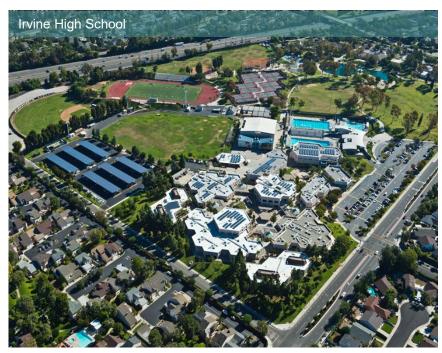
\$1.6 Million in Avoided Costs since August 2010 (as of 6-30-18)

SOLAR PROGRAM

SOLAR SITES

Current Rooftop and Carport Sites









FUTURE OF SOLAR IN IUSD

New Master Power Purchase Agreement with Onyx Renewables

Summer 2019 Installations

- Eastwood (Carports)
- Cadence Park (Carports)

Fourth Quarter 2019 Installation

Loma Ridge (Carports)

3 New Solar Systems

- Adds 1.5 megawatts (MW) of production capacity
- 8.4-MW solar portfolio at 29 Sites
- Ranked 10th largest solar portfolio in K-12 education in CA

Portfolio of sites without solar are being reviewed for potential solar installations customized for each site



NEW SOLAR SITES

Carport Sites







NEW SOLAR SITES

Carport Sites





SUSTAINABLE LANDSCAPING



Drought-tolerant plants

Drip Irrigation

Weed Barrier

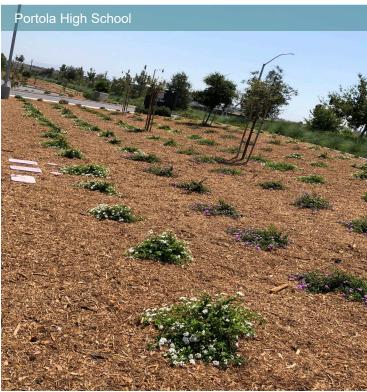
Automatic Irrigation Controllers

Flow Sensors

Master Valves



SUSTAINABLE LANDSCAPING





Awarded \$174,590 in IRWD's Synthetic Turf Rebates



Awarded \$6,608 in water-efficiency rebates for installing drip irrigation, flow sensors, and master valves



ONGOING SUSTAINABILITY EFFORTS

IUSD Sustainable Landscaping Program

- Progressive Pest Management (PPM) Program
- **Organic** Landscape Management Program
- Automatic Irrigation Controls (100%)
- Flow sensors and master valves

Pest Control Ranking Overview ← Use frequency & quantity → Non-chemical practices to prevent or minimize development of conditions requiring intervention. Preferred Use of approved exempt very low hazard, Methods organic products following specified procedures at discretion of trained staff. Use only approved, low, moderate or high **Emergency** hazard products when necessary to protect Exception public health and undue economic impact. Use only after obtaining supervisor approval. Notify PMC when high hazard products used Prohibited from use.

IUSD LED Lighting and Behavior Stickers

Approximately 60% of the district sites have LED lighting









ONGOING SUSTAINABILITY EFFORTS

IUSD Textile Recycling

Since inception **12** schools have textile recycling bins Recycled a total of **78,319 lbs.** of textiles which equates to

- **187,965,600** gallons of water saved
- 196 Trees saved
- 1,174,785 lbs. of carbon emissions prevented
- 447 cubic yards of landfill space avoided



IUSD Bottle Filling Station

Since inception **61** water bottle filling stations have been installed which equates to

Approximately 600,000 plastic water bottles diverted from landfill







DISTRICT SAVINGS/SUSTAINABILITY PROGRAMS

FY 2018-2019

Program	Estimated Savings	Notes
SCE Rate Plan Review and Optimization Changes	\$276,130	 New Rate Plan Changes (March 1,2019) TOU period changes to 4pm to 9pm, instead of 12pm to 6pm
IRWD Rebate Programs	\$181,199	Synthetic Turf, Drip-irrigation, Flow Sensors, Pressure Regulators Rebates
E-Waste Recycling Program	\$5,578	Based on FY 2017-2018 metrics
Textile Recycling Program	\$1,762	Based on FY 2017-2018 metrics
Surplus Furniture Recycling Program	\$10,147	Based on FY 2017-2018 metrics
Prop 39	\$229,817	SCE Rebate
Total Estimated Savings	\$704,633	

DISTRICT SAVINGS

FUTURE SUSTAINABILITY OPPORTUNITIES

EV Charging Station



Future Solar & Battery Storage

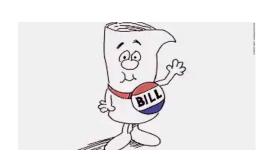


Earth Day - Zero Waste Lunch



AB 468 - The Children's School Environmental Act





TRANE - Energy Saving Opportunities







PROJECT UPDATES

PROJECTS IN PLANNING



EASTWOOD ES EXPANSIONCURRENT PROJECTS IN PLANNING

Schedule		
Start	Finish	
June 2019	August 2019	





BEACON PARK SCHOOL EXPANSION

Schedule		
Start	Finish	
June 2019	August 2019	



HERITAGE FIELDS #3





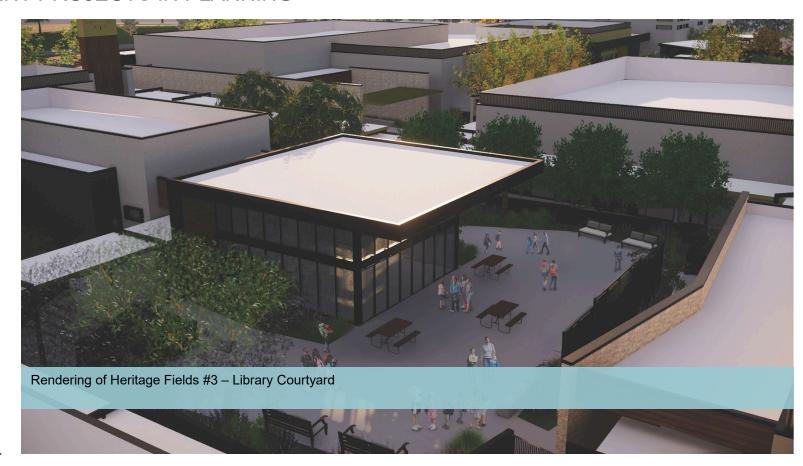
Rendering of Heritage Fields #3 – Aerial View

HERITAGE FIELDS #3





HERITAGE FIELDS #3

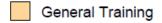




WESTWOOD TRAINING CENTER

CURRENT PROJECTS IN PLANNING

Schedule	
Start	Finish
June 2019	August 2019



Ed Services Storage

Special Ed Hearings/Training

PLC (Small Group)

Facilities Furniture Storage

Innovation & Maker Spaces

IT Tech

Large Group Check in

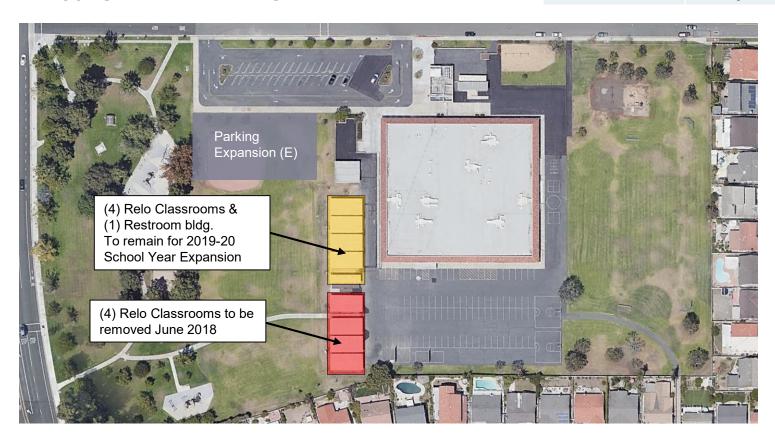
Induction Storage





INTERIM HOUSING PROJECT SPRINGBROOK ES AT EL CAMINO REAL ES

Schedule		
Start	Finish	
June 2019	August 2019	



























MEASURE E UPDATE- June 4, 2019

Questions?