

Woodbridge High School Performing Arts Center Public Information Meeting

March 07, 2018



MEETING AGENDA

- Introductions
- Overview of Measure E Program
- Project Overview
- Resources
- Questions and Answers



INTRODUCTIONS

- Kelvin Okino – IUSD, Executive Director Facilities/Construction
- Jill Cheng – IUSD Supervisor, Facilities/Construction
- Wayne Roemhild – Balfour Beatty, Construction Manager

Additional Team Members:

- Christopher Krebs– IUSD, Principal of Woodbridge HS
- Annie Brown – IUSD, Public Information Officer



Overview of Measure E Program



HISTORY OF MEASURE E

- Comprehensive plan created in 2012
- Refined in 2015 with current cost estimates
 - Districtwide improvement needs over \$800.0 million
 - Districtwide needs include:
 - facilities improvements
 - enrollment growth
 - site upgrades
 - upgrades to non-school site facilities
- Determined the need for a General Obligation Bond



SFID BOND MEASURE

- **Schools Facility Improvement District (SFID)**
 - Carved out newer schools under a Mitigation Agreement (Mello-Roos)
 - Focused on 28 schools of the 38 schools
- **June 7, 2016 Ballot**
 - \$319.0 million Bond Measure (Measure E)
 - \$29 / \$100,000 assessed value tax increase
 - Four bond series sales
 - Proposition 39 (School Facilities Local Vote Act of 2000)
 - Passed at 60.2% (55% required)



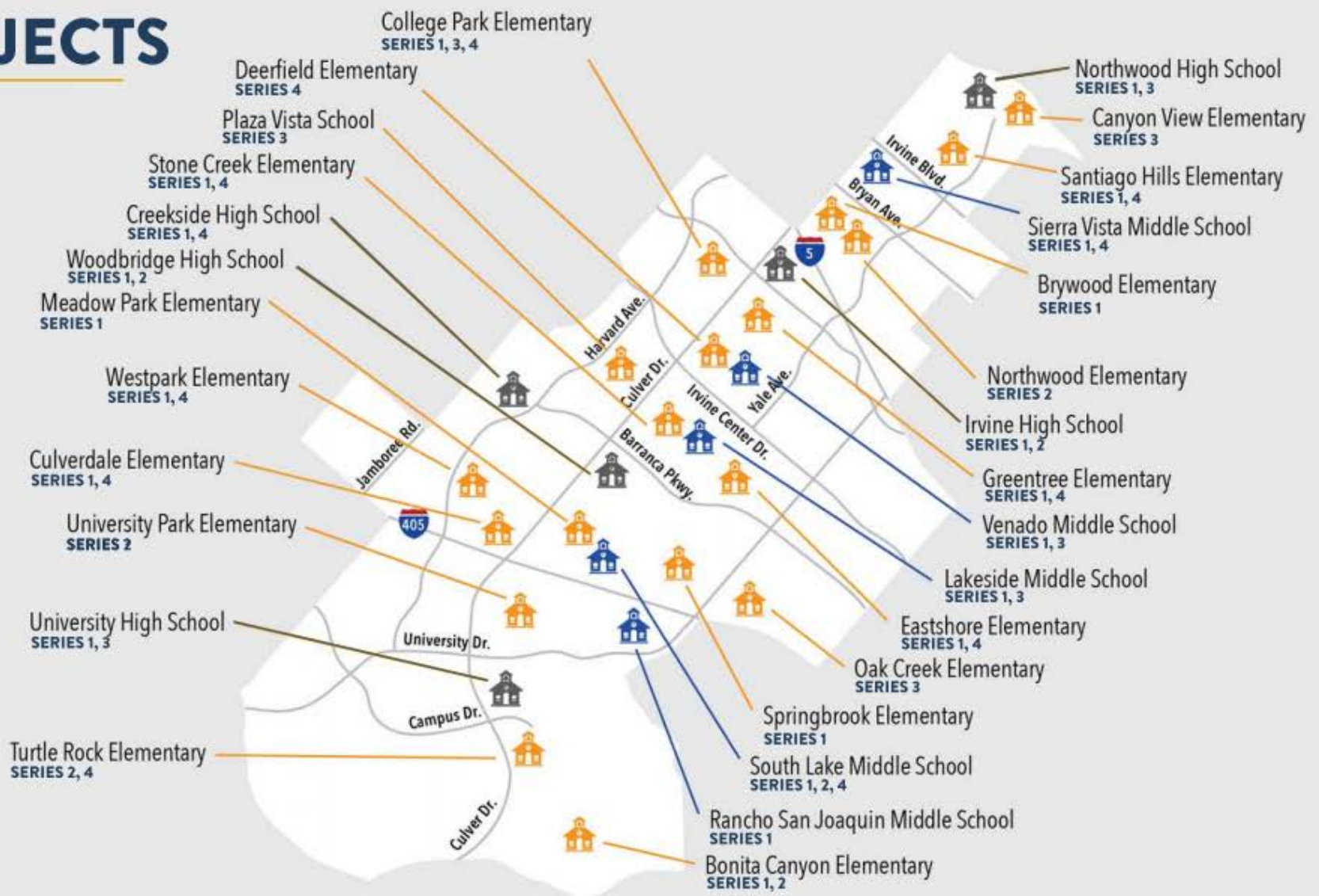
MEASURE E PROJECTS

 - High Schools 5

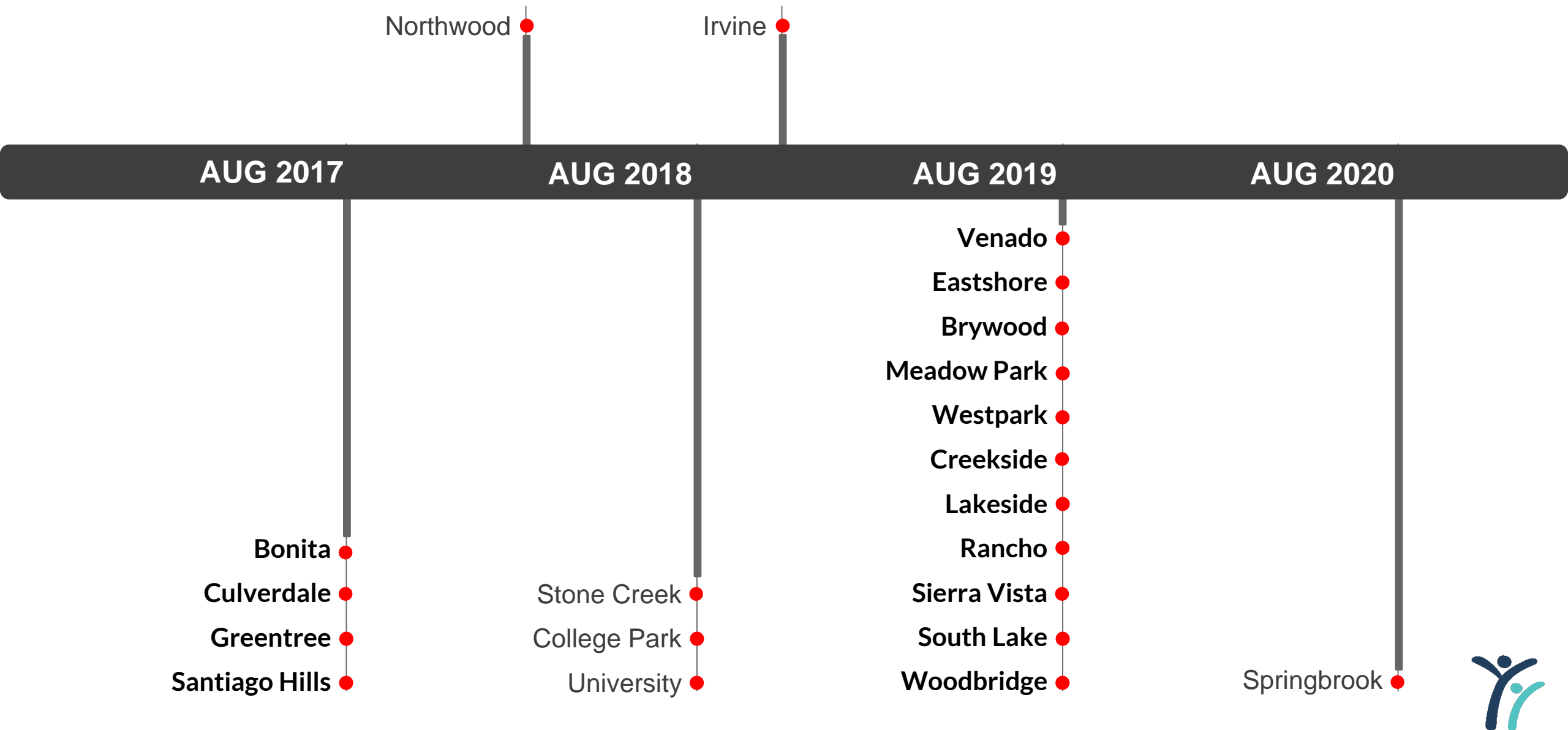
 - Middle Schools 5

 - Elementary Schools 18

28



PROJECT COMPLETION DATE



SERIES 1 PRIORITIES

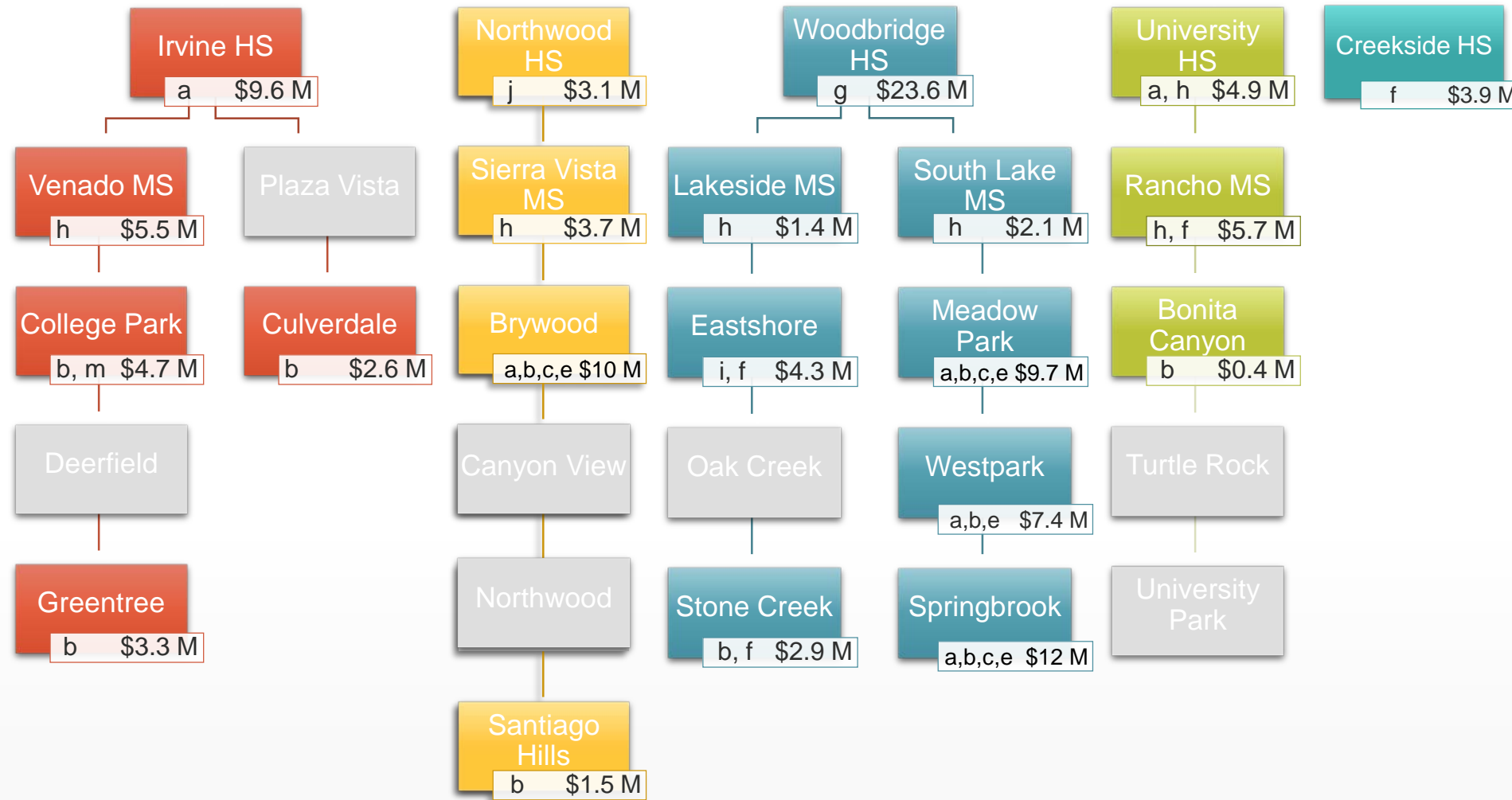
- **Safety and security**
 - Install interior doors at elementary school classrooms
- **Age of the school site**
 - Modernize eligible schools over 25 years old
- **Projects that will impact the greatest amount of students**
 - Projects for high schools and middle schools, which benefit most Irvine USD students, who will attend these schools
- **Upgrade Science Labs at middle schools**





PROJECT TYPES

- a. Modernize facilities over 25 years of age
- b. Enclose open classrooms
- c. Construct Music Classrooms
- d. Construct Multipurpose Room
- e. Construct/Upgrade Food Service
- f. Construct Career Tech and Innovation/Design Labs
- g. Construct Visual and Performing Arts, Media Arts Elective Labs and New/Upgrade Theaters
- h. Construct/upgrade science labs and Elective Spaces
- i. Construct/Upgrade Kinder Classrooms
- j. Construct all weather track and field
- k. Construct Classrooms to replace portables
- l. Construct Practice Gym
- m. Construct/Upgrade Site Specific Support Facilities



Program Escalation + \$8.1 M

Total Program Cost \$131.4 M

Funding
\$95.0 M Bond
\$36.4 M IUSD

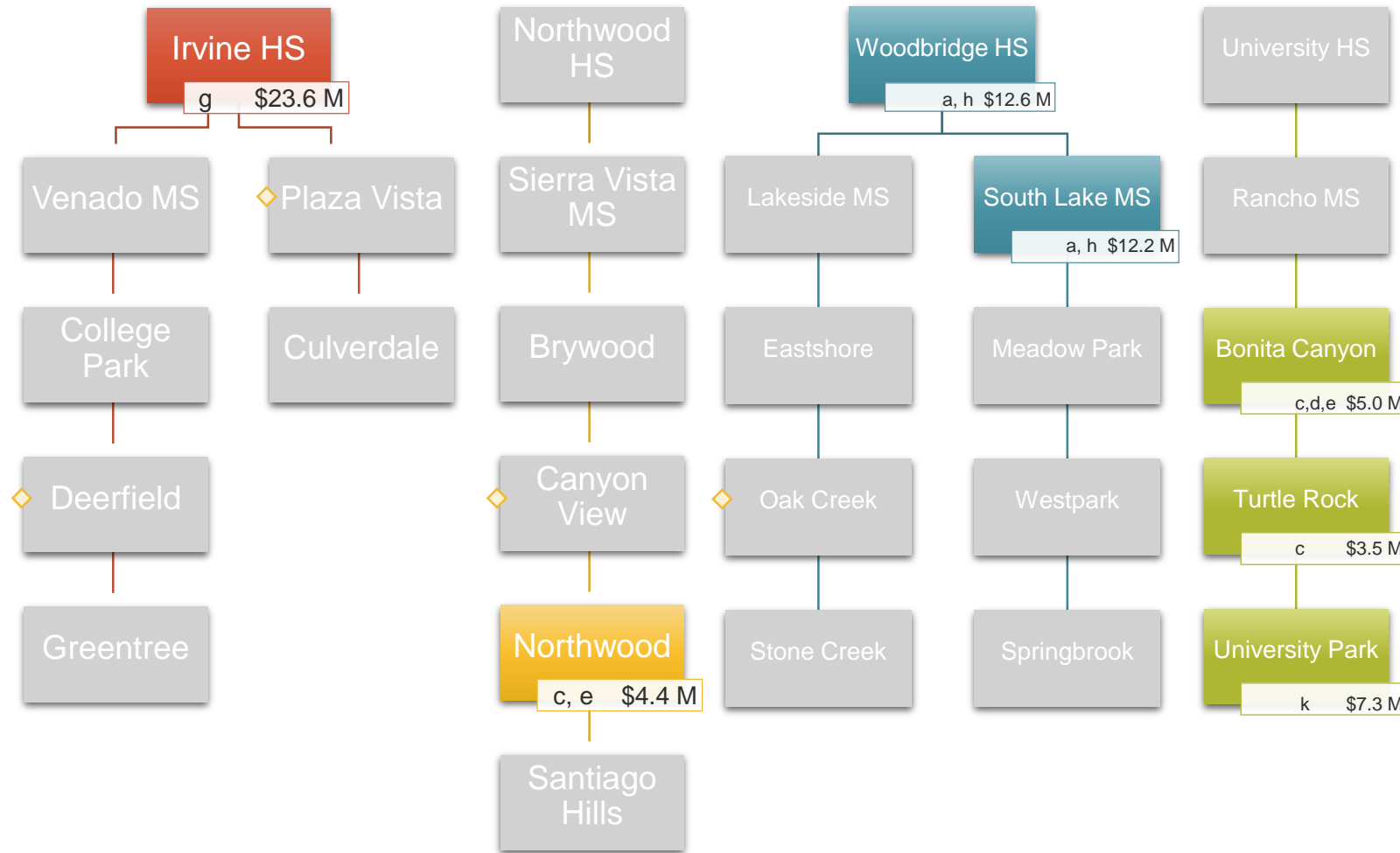
Measure E Series Projects and Costs



PROJECT TYPES

- a. Modernize facilities over 25 years of age
- b. Enclose open classrooms
- c. Construct Music Classrooms
- d. Construct Multipurpose Room
- e. Construct/Upgrade Food Service
- f. Construct Career Tech and Innovation/Design Labs
- g. Construct Visual and Performing Arts, Media Arts Elective Labs and New/Upgrade Theaters
- h. Construct/upgrade science labs and Elective Spaces
- i. Construct/Upgrade Kinder Classrooms
- j. Construct all weather track and field
- k. Construct Classrooms to replace portables
- l. Construct Practice Gym
- m. Construct/Upgrade Site Specific Support Facilities

◆ Sites that are not part of the first and second bond series



\$23.6 M

+

\$4.4 M

+

\$24.8 M

+

\$15.8 M

+

-

=

\$68.6 M

Program Escalation + \$11.0 M

Total Program Cost \$79.6 M

Funding
\$51.9 M
\$27.7 M

Bond
IUSD

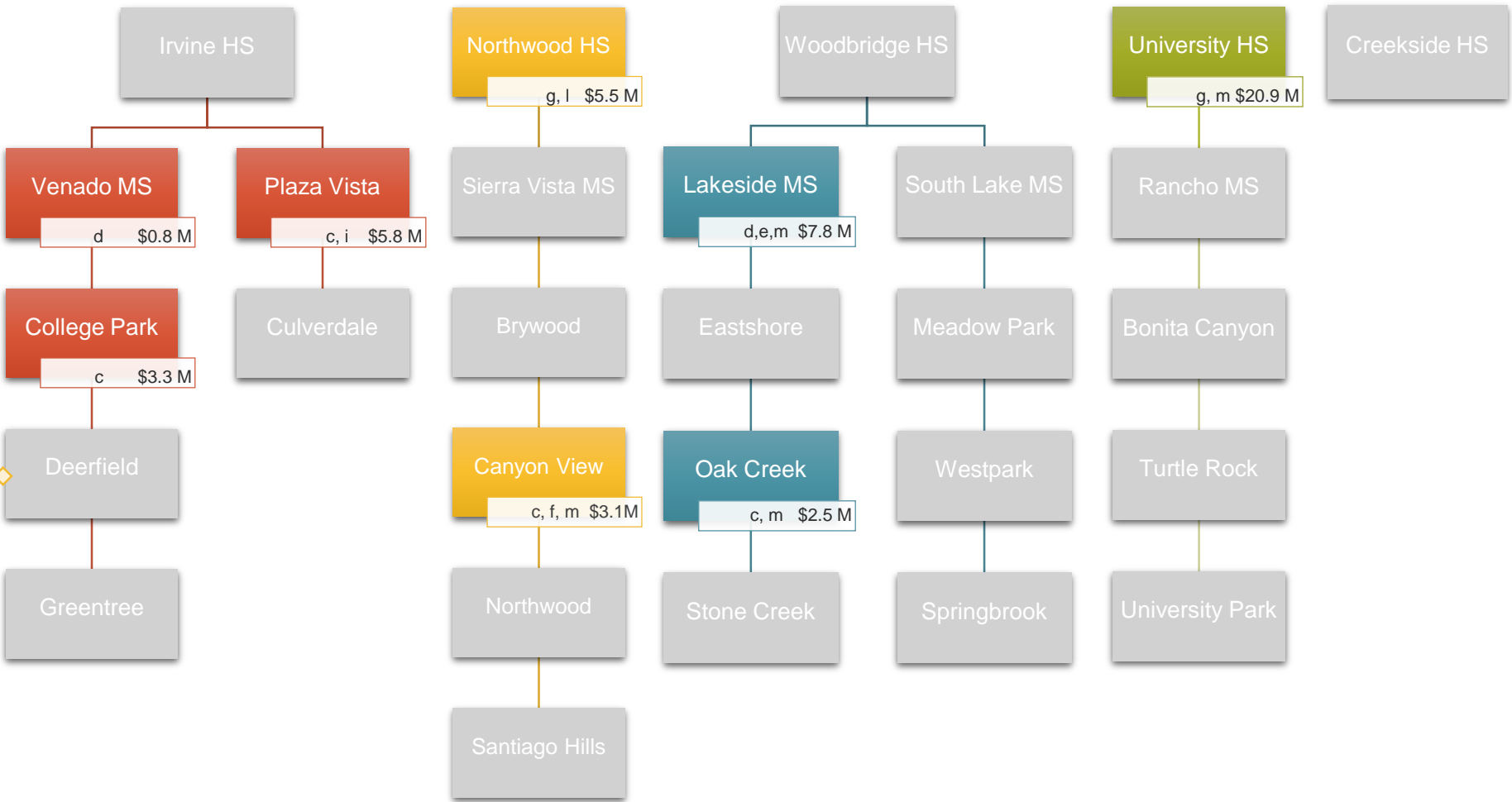
Measure E Series 2 Projects and Costs



PROJECT TYPES

- a. Modernize facilities over 25 years of age
- b. Enclose open classrooms
- c. Construct Music Classrooms
- d. Upgrade/Construct Multipurpose Room
- e. Construct/Upgrade Food Service
- f. Construct Career Tech and Innovation/Design Labs
- g. Construct Visual and Performing Arts, Media Arts Elective Labs and New/Upgrade Theaters
- h. Construct/upgrade science labs and Elective Spaces
- i. Construct/Upgrade Kinder Classrooms
- j. Construct all weather track and field
- k. Construct Classrooms to replace portables
- l. Construct Practice Gym
- m. Construct/Upgrade Site Specific Support Facilities

◇ Site that is not part of the previous bond series



$\$9.9 \text{ M} + \$8.6 \text{ M} + \$10.3 \text{ M} + \$20.9 \text{ M} + - = \$49.7 \text{ M}$

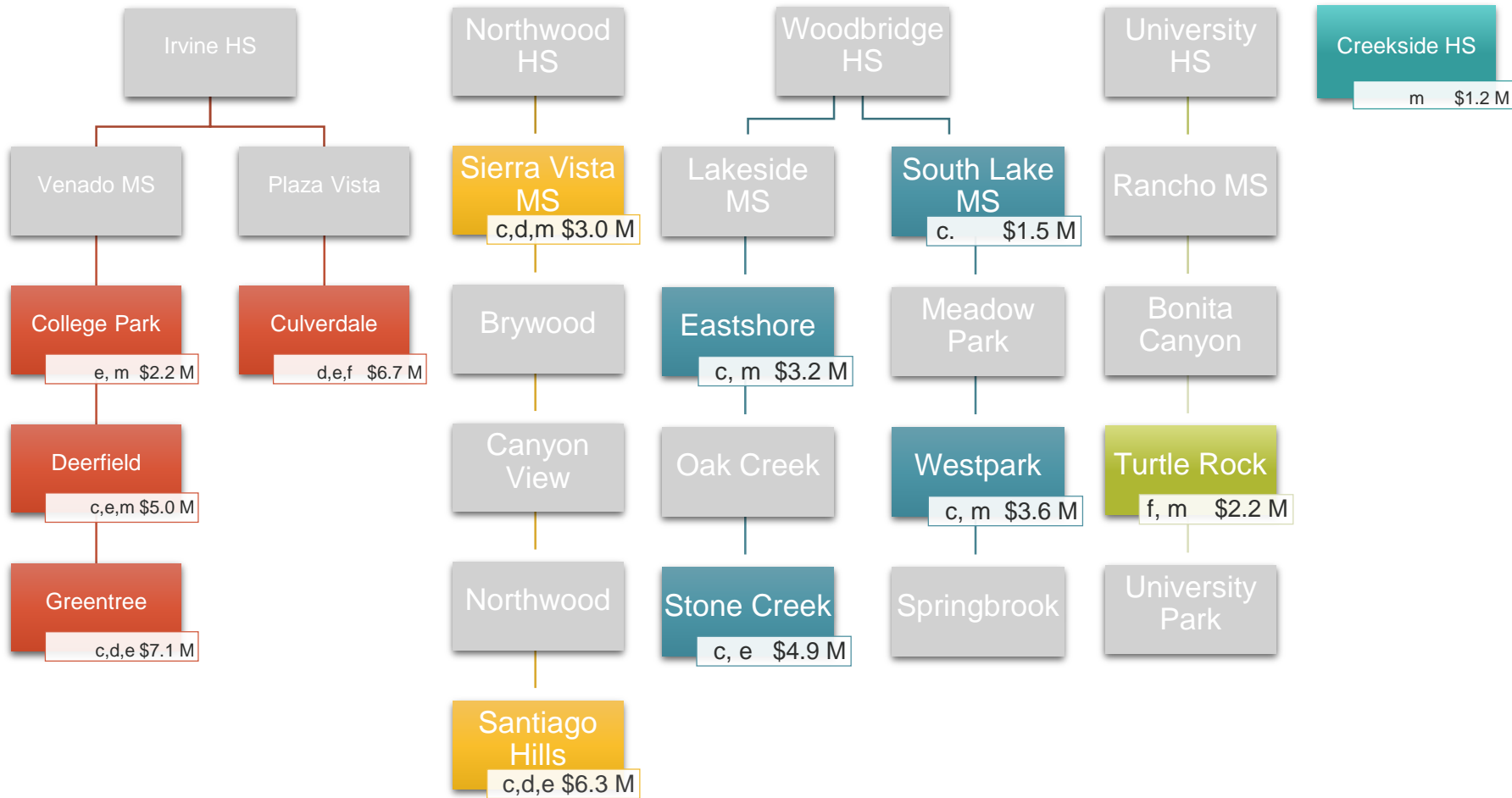
Program Escalation + \$11.0 M

Total Program Cost \$60.7 M

Funding
\$49.4 M
\$ 7.7 M
\$ 3.6 M

Bond
IUSD
TBD

Measure E Series **3** Projects and Costs



PROJECT TYPES

- a. Modernize facilities over 25 years of age
- b. Enclose open classrooms
- c. Construct Music Classrooms
- d. Construct/Upgrade Multipurpose Room
- e. Construct/Upgrade Food Service
- f. Construct Career Tech and Innovation/Design Labs
- g. Construct Visual and Performing Arts, Media Arts Elective Labs and New/Upgrade Theaters
- h. Construct/upgrade science labs and Elective Spaces
- i. Construct/Upgrade Kinder Classrooms
- j. Construct all weather track and field
- k. Construct Classrooms to replace portables
- l. Construct Practice Gym
- m. Construct/Upgrade Site Specific Support Facilities

\$21.0 M

+

\$9.3 M

+

\$13.2 M

+

\$2.2 M

+

\$1.2 M

=

\$46.9 M

Program Escalation + \$11.0 M

Total Program Cost \$57.9 M

Funding
\$54.5 M
- 0 -
\$ 3.4 M

Bond
IUSD
TBD



Measure E Series 4 Projects and Costs

DESIGN & CONSTRUCTION PROCESS

ACRONYMS

RFP
Request for
Proposal

A/E
Architect /
Engineer

CDE
California
Department of
Education

DSA
Division of State
Architect

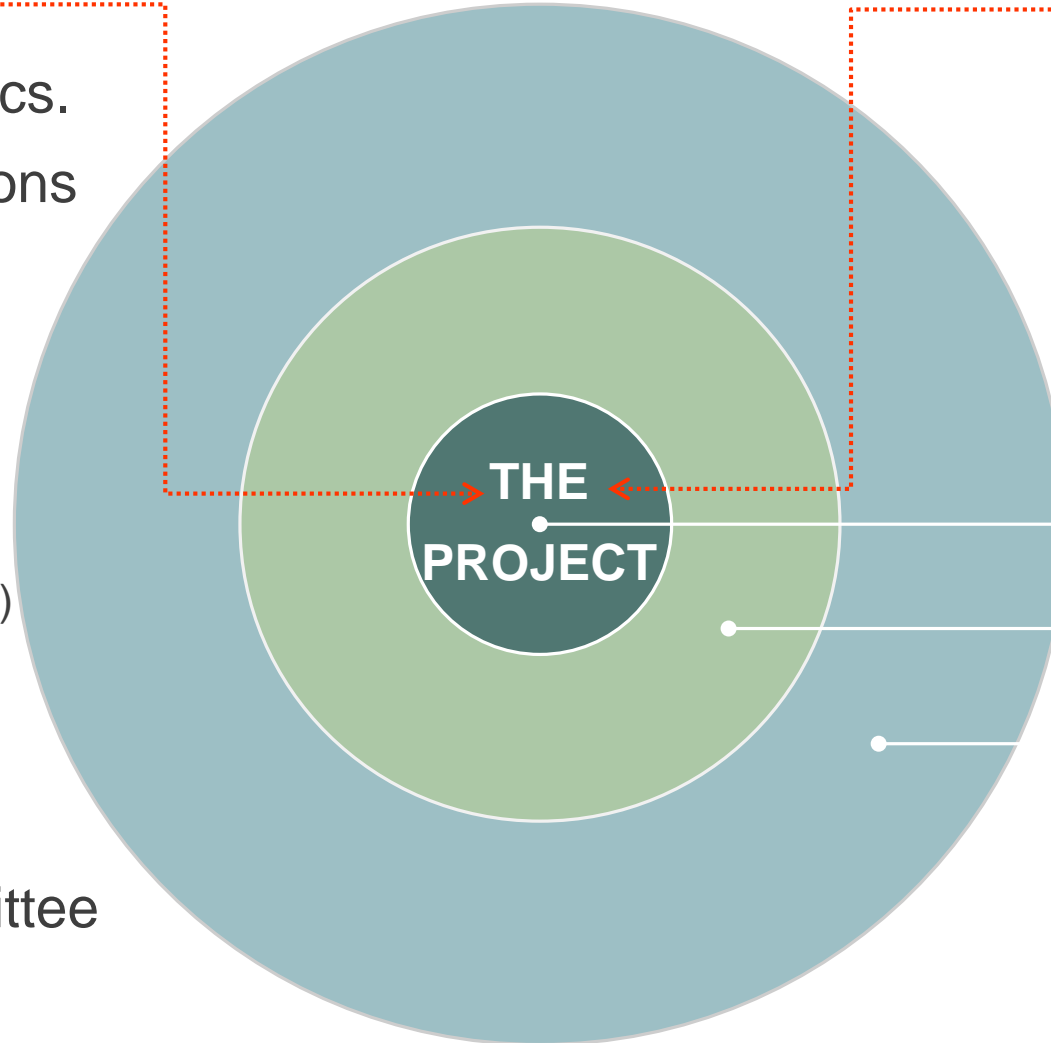
OPSC
Office of Public
School
Construction



STAKEHOLDERS

INTERNAL REVIEWS

- Ed. Specs./Technical Specs.
- Maintenance and Operations
- IT: network, data, AV
- Security
- Ed. Services
- Milestone Meetings
(Architect & Construction Manager)
- Schools Facilities
Improvement Measure
Committee
- Citizens Oversight Committee
- Board of Education Study
Sessions



AGENCY APPROVALS

- California Dept. of Ed.
- Div. of State Architect
- Fire Authority
- State Funding

Planning Committee

Staff Logistics/Impacts

Community Outreach

- Parents /Students
- H.O.A
- Neighbors
- City of Irvine



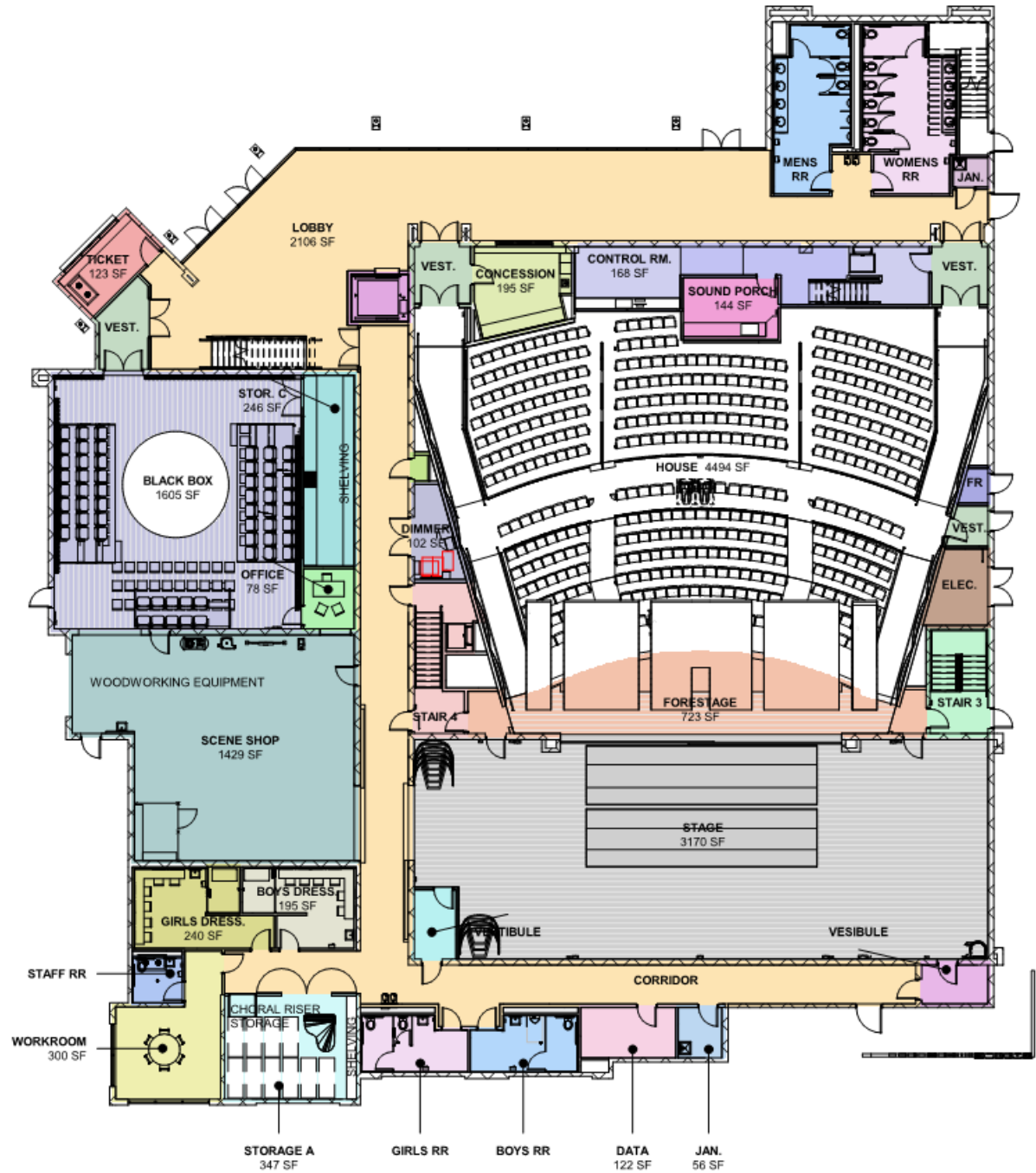
Project Overview



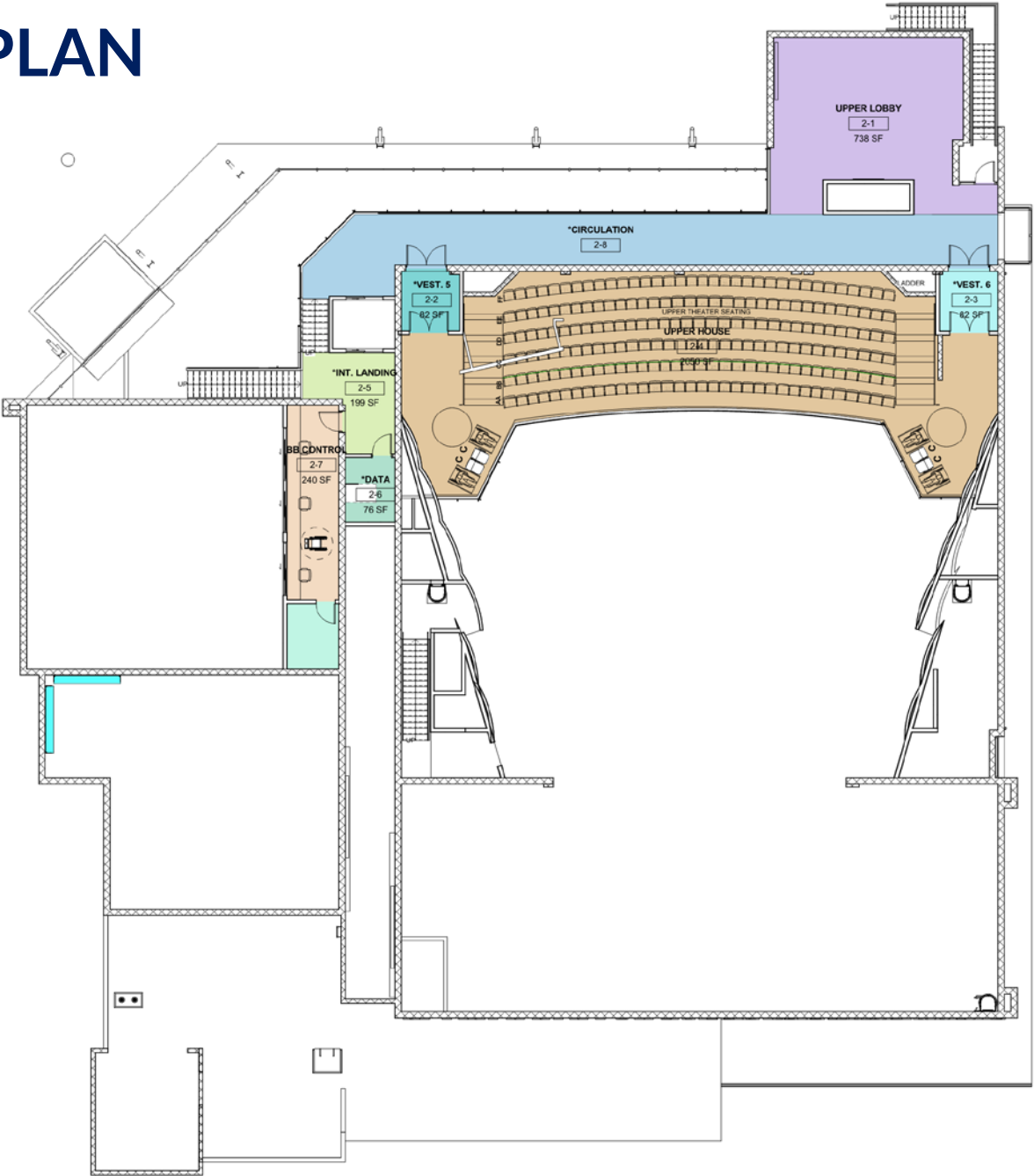
SITE PLAN



FIRST FLOOR PLAN

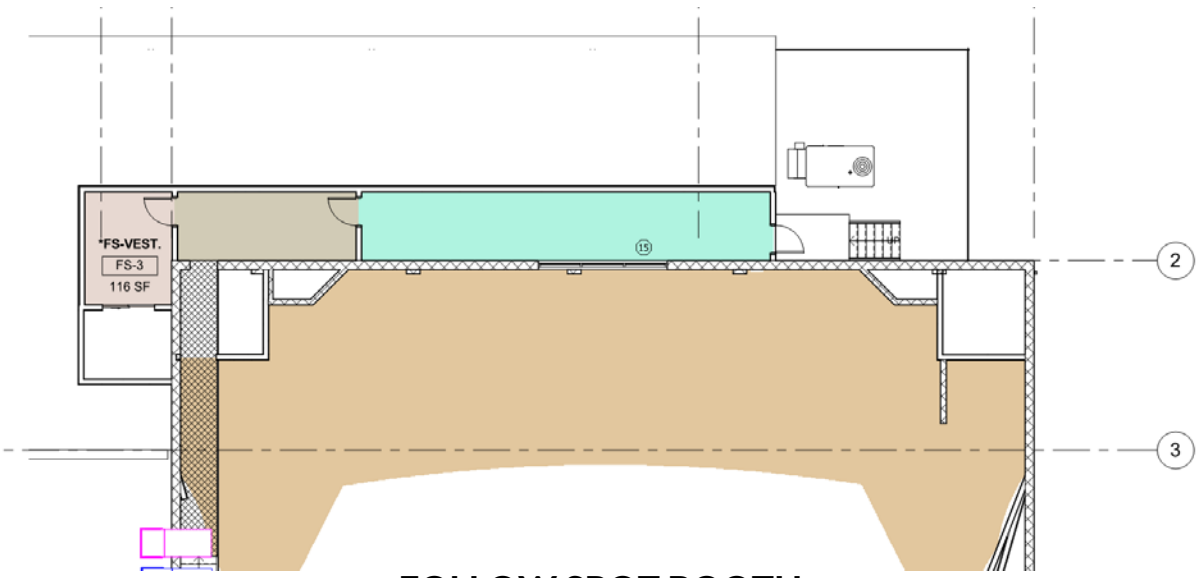


SECOND FLOOR PLAN

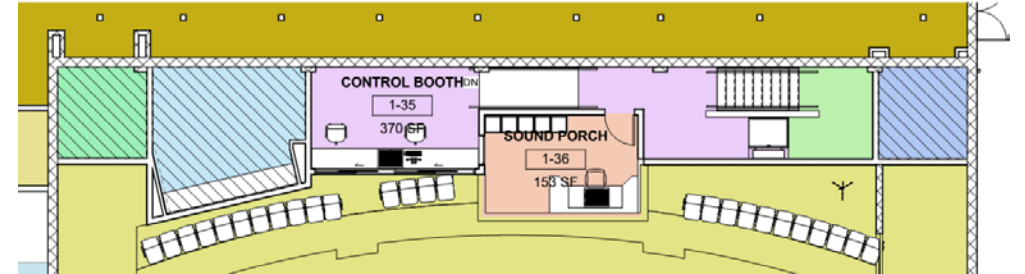


Level 2

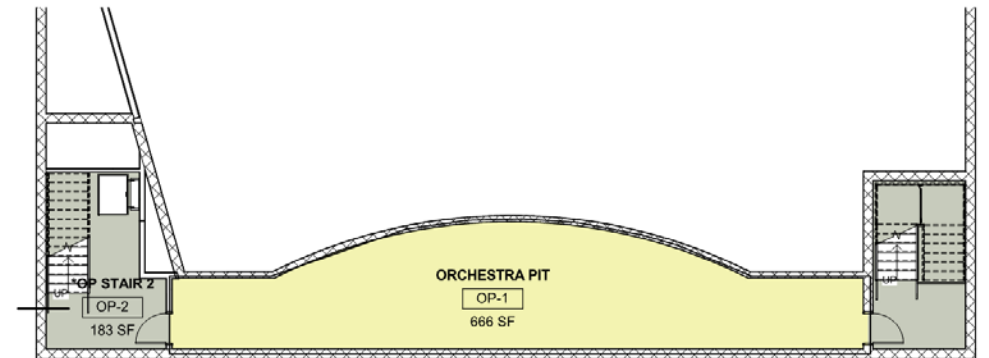




FOLLOW SPOT BOOTH



CONTROL BOOTH / SOUND PORCH



ORCHESTRA PIT

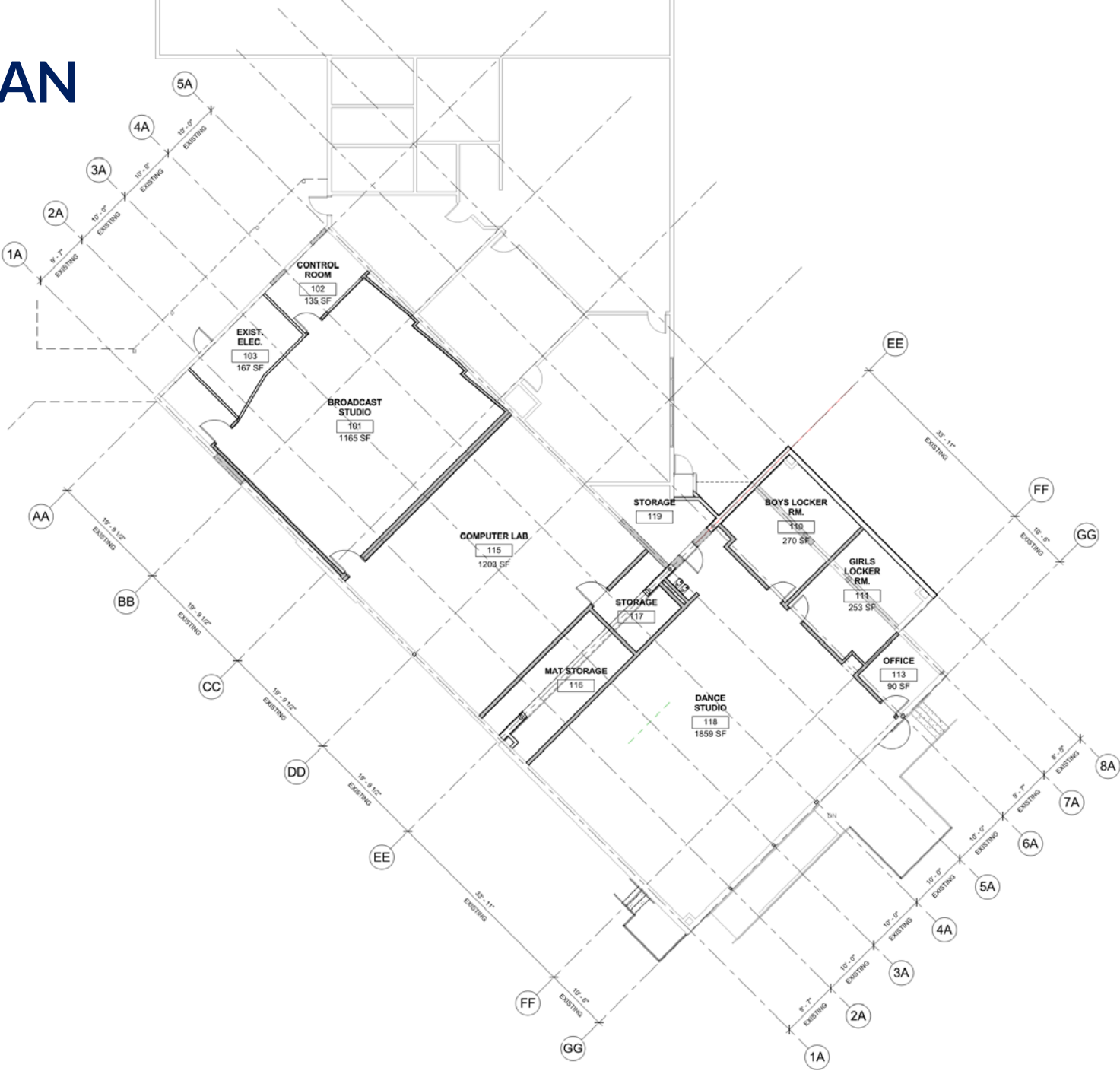




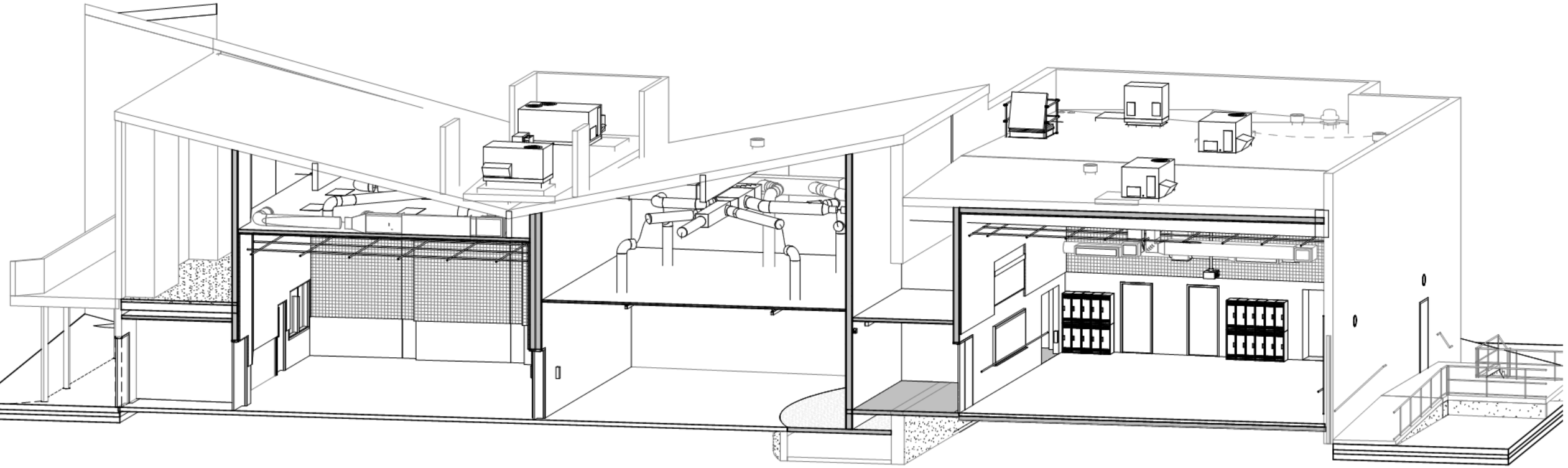




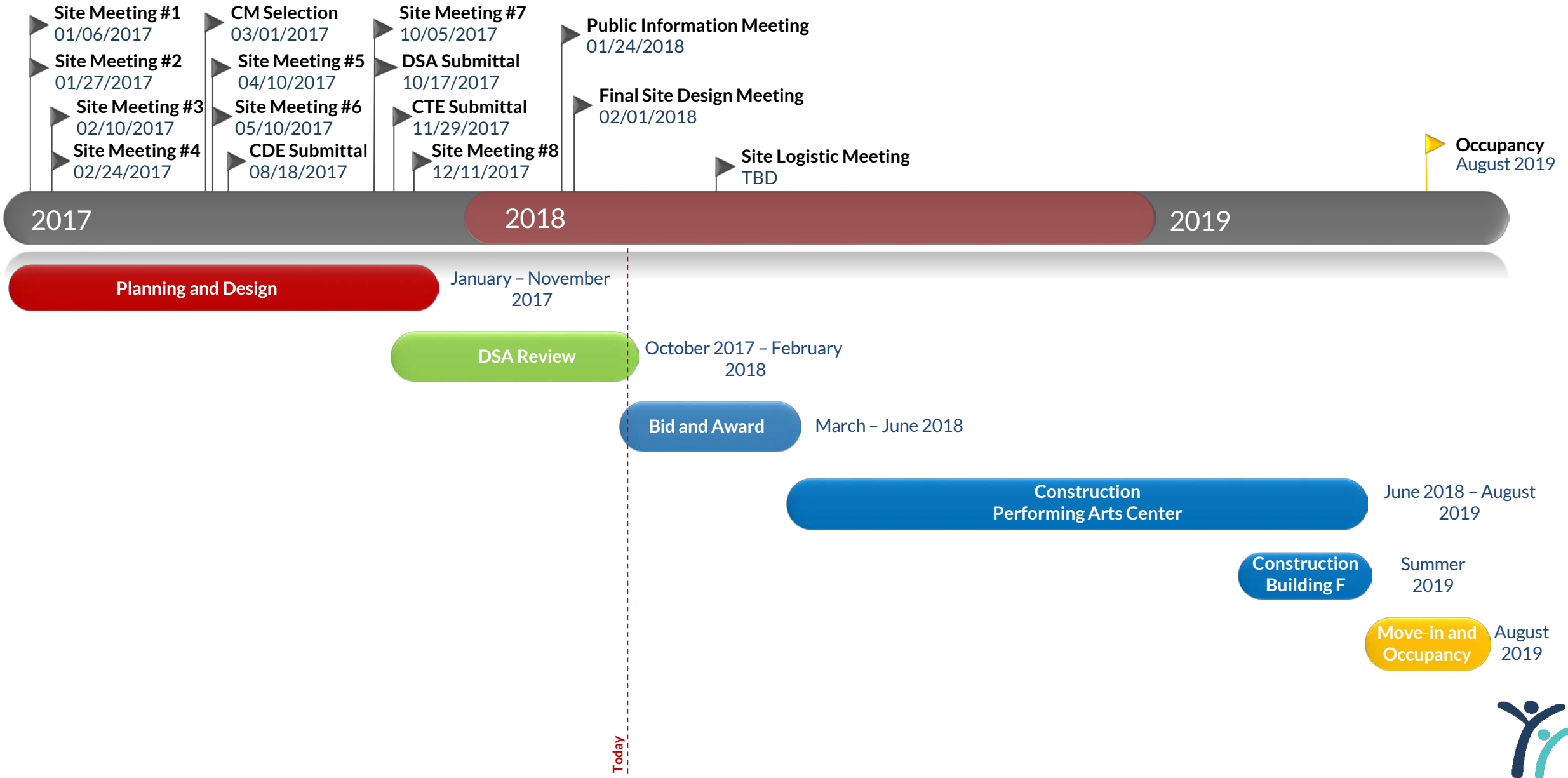
BLDG F FLOOR PLAN



BLDG F SECTION



PROJECT SCHEDULE



Overall Site Logistics Plan



Summer of 2018

Site Demolition and Reconstruction of The Parking Lot



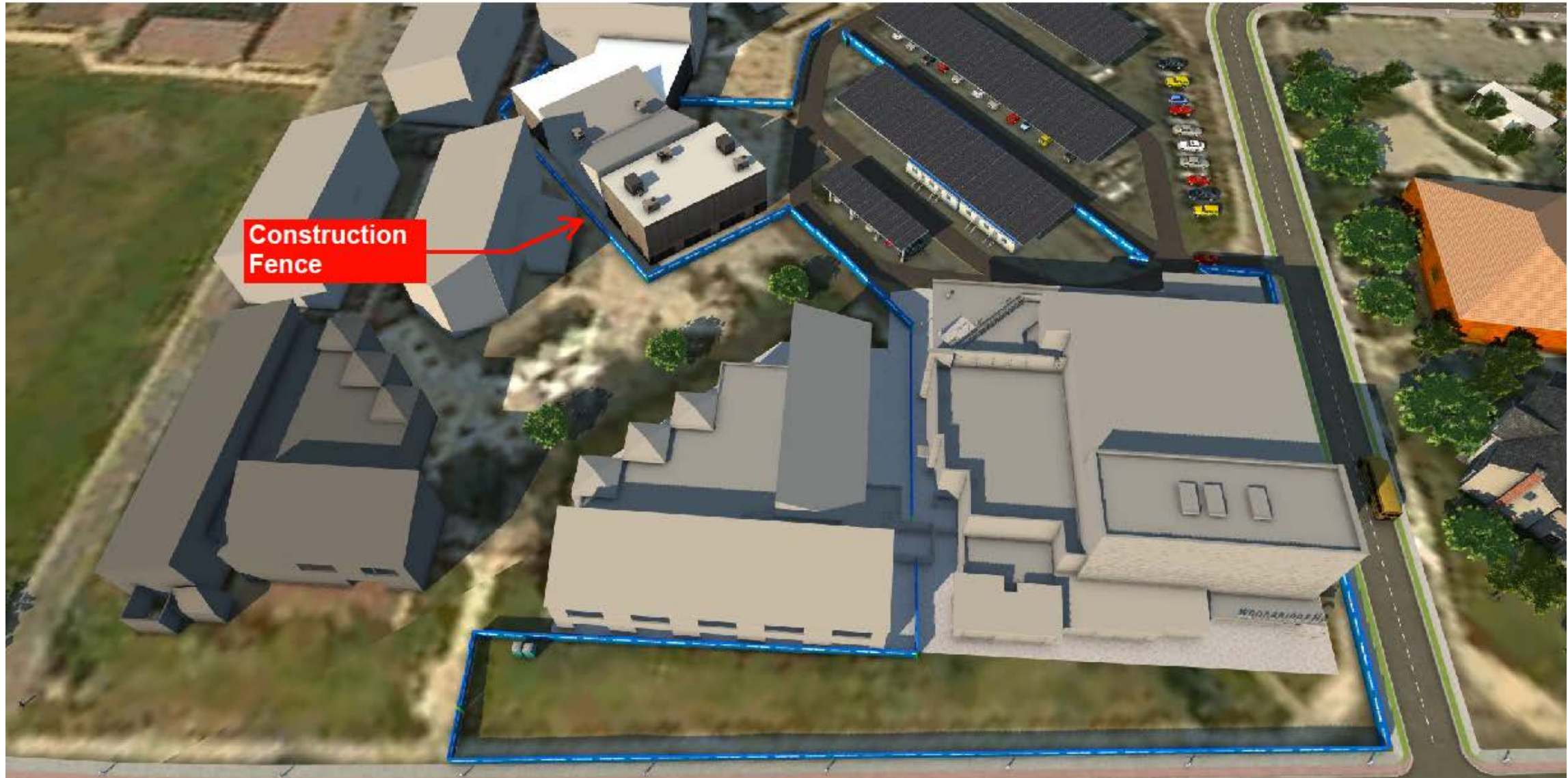
Fall 2018 - Summer 2019

Main Project Site Logistics Plan



Summer of 2019

Building F Modernization and PAC Completion



MEASURE E RESOURCES

- Measure E Webpage
iusd.org/MeasureE
- Woodbridge HS Measure E Webpage – school site updates
iusd.org/measureewhs
- Citizens Oversight Committee Webpage
iusd.org/COC
- Contact Email for Questions/Concerns
MeasureE@iusd.org





QUESTIONS *and* ANSWERS