



Board Agenda Item #:	III.B.
Date:	August 8, 2019
To:	Magnolia Educational & Research Foundation dba Magnolia Public Schools ("MPS") Board of Directors
From:	Alfredo Rubalcava, CEO & Superintendent
Staff Lead:	Patrick Ontiveros, General Counsel & Director of Facilities
RE:	FACILITIES UPDATES

Background

No action recommended. Information only. Most relevant updates are highlighted in yellow.

SCHOOL	UPDATES	NEXT STEPS
<b>MSA-1</b>	<p>New High School Building Construction Update:</p> <ul style="list-style-type: none"> <li>The establishment of permanent power is holding up some processes that are needed in order to achieve occupancy. Facilities Director, Principal and GC have been working with LADWP and LADBS to establish permanent power. We are hoping, at minimum, to get occupancy for at least the first floor. See Exhibit A for pictures of progress.</li> <li>A contingency plan to open at the Bridge Bible Fellowship is available but not desirable. A lease amendment was signed.</li> </ul>	<p>New High School Building Construction:</p> <ul style="list-style-type: none"> <li>Continue with construction activities</li> <li>Follow up with LADWP, LADBS and enlist council office to assist</li> </ul>
	<p>Prop 39 Energy Efficiency Grant (<b>\$255,528.00</b>):</p> <ul style="list-style-type: none"> <li>The HVAC work is in process and should be completed soon.</li> <li>The LED lighting work has been completed and paid out.</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Complete work.</li> </ul>
<b>MSA-2</b>	<p>Campus Improvements:</p> <ul style="list-style-type: none"> <li>Facilities Dept submitted updated budget to LAUSD with revised pricing from Williams Scotsman.</li> <li>Per LAUSD, the cost of the project is greater than the school's reserves. MPS will reduce the scope. If awarded, CSFIG money may be able to pay for some or all of these costs.</li> </ul>	<p>Campus Improvements:</p> <ul style="list-style-type: none"> <li>Revise scope of work</li> </ul>



SCHOOL	UPDATES	NEXT STEPS
	<p>Prop 39 Energy Efficiency Grant (<b>\$228,414.50</b>):</p> <ul style="list-style-type: none"> <li>All projects approved</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Independent Contractor is handling implementation</li> </ul>
<b>MSA-3</b>	<p>Prop 39 Co-location:</p> <ul style="list-style-type: none"> <li>MSA-3 to negotiate with LAUSD principal for additional space</li> <li>Search for private site continues.</li> </ul>	<p>Prop 39 Co-location:</p> <ul style="list-style-type: none"> <li>Seeking additional classrooms from LAUSD</li> <li>Continue with site search</li> </ul>
	<p>Prop 39 Energy Efficiency Grant (<b>\$247,000</b>):</p> <ul style="list-style-type: none"> <li>All contracts approved by Ad Hoc Committee and signed with contractual "out" in the event LAUSD does not approve project</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Project still requires approval by LAUSD; pursuing approval</li> <li>Independent Contractor is handling implementation</li> </ul>
<b>MSA-4</b>	<p>Prop 39 Co-location:</p> <ul style="list-style-type: none"> <li>MSA-4 negotiating for additional space.</li> <li>Search for private site continues.</li> </ul>	<p>Prop 39 Co-location:</p> <ul style="list-style-type: none"> <li>Seeking additional classrooms from LAUSD</li> <li>Continue with site search and strategize for future move</li> </ul>
	<p>Prop 39 Energy Efficiency Grant (<b>\$231,070</b>):</p> <ul style="list-style-type: none"> <li>All contracts approved by Ad Hoc Committee and signed with contractual "out" in the event LAUSD does not approve project</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Project still requires approval by LAUSD; pursuing LAUSD approval</li> <li>Independent Contractor is handling implementation</li> </ul>
<b>MSA-5</b>	<p>Prop 39 Co-location:</p> <ul style="list-style-type: none"> <li>MSA-5 principal to reach out to LAUSD principal about additional space</li> </ul>	<p>Prop 39 Co-location:</p> <ul style="list-style-type: none"> <li>MSA-5 principal will reach out to LAUSD principal to secure additional space</li> </ul>
	<p>Prop 39 Energy Efficiency Grant (<b>\$234,833</b>):</p> <ul style="list-style-type: none"> <li>All contracts approved by Ad Hoc Committee and signed with contractual "out" in the event LAUSD does not approve project</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Project still requires approval by LAUSD; pursuing approval</li> <li>Independent Contractor is handling implementation</li> </ul>



SCHOOL	UPDATES	NEXT STEPS
<b>MSA-6</b>	<p>Lease</p> <ul style="list-style-type: none"> <li>Lease/Facilities Usage Agreement being finalized..</li> </ul>	<p>Lease</p> <ul style="list-style-type: none"> <li>MPS and MSA-6 staff to negotiate lease; no change, still in process</li> </ul>
	<p>Prop 39 Energy Efficiency Grant (<b>\$58,836.53</b>):</p> <ul style="list-style-type: none"> <li>Contracts for lighting retrofit and solar installation have been approved</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Installations will be scheduled upon landlord and tenant reaching a resolution on a lease</li> <li>Independent Contractor is handling implementation</li> </ul>
<b>MSA-7</b>	<p>Prop 39 Energy Efficiency Grant (<b>\$238,410.00</b>):</p> <ul style="list-style-type: none"> <li>HVAC installation was completed</li> <li>Cool roof installation was completed</li> <li>Lighting and plug load management to be completed</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Independent Contractor is handling implementation</li> </ul>
	<p>Other Capital Improvements</p> <ul style="list-style-type: none"> <li>Playground – Contract and award of contract approved by Ad Hoc Committee; installation in process</li> <li>Restrooms – Contractor selected; start on 8/12</li> </ul>	<p>Other Capital Improvements:</p> <ul style="list-style-type: none"> <li>Playground – work is underway</li> <li>Restrooms -- contractor should start Monday and will be completed in one week</li> <li>Independent Contractor is handling implementation</li> </ul>
<b>MSA-8</b>	<p>Prop 39 Energy Efficiency Grant (<b>\$232,428.36</b>):</p> <ul style="list-style-type: none"> <li>All contracts approved by Ad Hoc Committee and signed with contractual “out” in the event LAUSD does not approve project</li> </ul>	<p>Prop 39 Energy Efficiency Grant:</p> <ul style="list-style-type: none"> <li>Continue follow up with LAUSD</li> <li>Independent Contractor is handling implementation</li> </ul>
<b>MSA-SAN DIEGO</b>	<p>Close Out:</p> <ul style="list-style-type: none"> <li>No change; Need to schedule “handyman” to visit campus to make final fixes noted by Certified Access Specialist</li> <li>Need to remedy some fire department notices.</li> </ul>	<p>Close Out:</p> <ul style="list-style-type: none"> <li>Fix ADA signage issues</li> <li>Get Inspector of Record (“IOR”) sign-off</li> </ul>
<b>MSA-SANTA ANA</b>	<p>There are some warranty issues that need to be addressed by the general contractor.</p>	<p>In process.</p>



Exhibit A  
Pictures of Current Construction Progress





Exhibit A

Pictures of Current Construction Progress

