



Facilities Committee Agenda Item #:	III B – Recommended Action
Date:	February 13, 2020
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:	Use of MSA-7 Reserves to Pay For Capital Improvements

I. Proposed Recommendation(s)

Staff recommends and moves that the MPS Board of Directors approve the AdHoc Committee's recommendation to approve the expenditure by MSA-7 of up to THIRTY FIVE THOUSAND DOLLARS (\$35,000) to perform certain capital improvement projects (collectively, the "**Project**") at Magnolia Science Academy—7 ("**MSA-7**").

II. Background

A. General

MSA-7 is located at 18355 Roscoe Boulevard in Northridge. It leases space at that location from the First Lutheran Church of Northridge. MSA7 entered into the lease as of December 1, 2011 with an initial term running from December 1, 2012 to July 31, 2017. The lease contains two five year renewal options. The first renewal option has been exercised such that the current term expires on July 31, 2022. The second renewal option, if exercised, would extend the lease until July 31, 2027.

B. Prior Authorizations

MSA-7 fully utilized both its Charter School Facility Incentive grant and its Prop 39 Energy Grant award to make improvements. CSFIG funded the repair of the pavement within the MSA-7 facility boundaries, the removal and replacement of the sand in the play area with a new rubberized surface, and the creation of a new staff restroom and the upgrade of existing student restrooms. The Prop 39 Energy Grant was used to implement several energy efficiency upgrades at the Premises.



C. Why the Current Approval is Needed

There are multiple facility needs that were not included in the operating budget for MSA-7. As a consequence, MSA-7 is required to pay for such improvements from its long term reserves. The scope of work of the Project, includes but may not be limited, to the following:

1. Replace concrete wall near the back of school. The existing wall is not stable and is a safety concern. See attached pictures, Exhibit C.
2. Replace retaining wall in the playground area. The wood planks keep shifting causing the metal plates to stick out. Involves removal of trees. See attached pictures, Exhibit C.
3. Repair cracks in asphalt. – Large cracks in the asphalt in the basketball court are safety concerns. See attached pictures, Exhibit C.

III. Procurement

MPS Staff solicited bids from three (3) general contractors. Two general contractors provided bids, copies of which are attached as Exhibits A and B. The third general contractor at the last minute decided that it would not provide a bid. All general contractors visited the site and surveyed the scope of work.

MPS Staff believes that the bid from AG Construction represents the best value to MPS and MSA-7.

While AG Construction’s bid is only \$29,875, MPS Staff believes it is prudent to budget a contingency for any unforeseen conditions.

IV. Budget Impacts

The \$35,000 would be paid for out of MSA-7’s long term reserves. The finance department has confirmed that MSA-7 has sufficient reserves to pay for the Project and still have remaining reserves that meet Authorizer and State requirements.

Current Long Term Reserves	\$1,749,972.00
Project Cost (with Contingency)	\$35,000.00
Remaining Long Term Reserves	\$1,714,972.00



Exhibit A

AG Construction Bid

Exhibit A

AG CONSTRUCTION

18960 Ventura Blvd #211
 Tarzana , CA 91356
 Tel. No. (818)963-1683
 Fax No. (818)344-1850
 License No. 706172
 Email: agconstruction18@gmail.com

AG CONSTRUCTION

PROPOSAL

This proposal is submitted to:	Project Address:	INV# 2019-18
Mr.Patrick Anton Esq Magnoalia Public school 250 East 1st Street , Suite 1500 LA ,Ca 90012	Magnoalia science Academy Northridge ,Ca USD	

	DESCRIPTION	AMOUNT
12/20/19	1) installation of new door bottom weather strip at 26 location and 10 doors treshold	\$ 3,250.00
	2) Demolition of 33L.F of block wall ,removing two trees behind wall ,and rebuild new 70L.F of block wall the AT same location of old broken one	\$ 12,825.00
	3) Replacing Privacy cover on chain link fence up to 170 L.F	\$ 5,200.00
	4) Fixing concrete curb around the tree and reinstalling the chain link at this section	\$ 4,500.00
	5) Fixing crack at A.C sport field up tp 20 L.F	\$ 900.00
	6) Removing the tree in front of the block wall add	\$ 3,200.00
Exclusion	Plan fee Permit fee,and proccesing	
	Total Amount	\$ 29,875.00

All the above work to be completed in a substantial and workmanlike manner according to standard practice.



Exhibit B

EXHIBIT B

Adams Innovative Renovations

Carson, California

Magnolia #7 Proposal

Tuesday, December 17, 2019

Owner:
Charlotte Brimmer

Phone:
Email/Fax:

Project Address:
Magnolia Science Charter #7

Job Number:

Division	Scope	Qty	Unit Price	Cost	Total
1	General Requirements				
	Project hauling and dumping	3	\$ 750.00	\$ 2,250.00	
					\$ 2,250.00
2	Site Construction				
	Cut down and Remove 3 large trees and dig out roots	3	\$ 1,650.00	\$ 4,950.00	
	Remove existing damaged brick wall 6'x30' and dig up existing footing to prep for new foundation to support new wall	1	\$ 1,875.00	\$ 1,875.00	
	Remove existing damaged 2x's at bottom of gate with privacy screen. Remove 170ft of old privacy screen	1	\$ 1,300.00	\$ 1,300.00	
	Provide and install 10 door thresholds plus weather stripping for each door, weather strip for bottom of 4 bathroom doors	1	\$ 1,850.00	\$ 1,850.00	
					\$ 9,975.00
3	Concrete				
	Supply and install new masonry brick with foundation and supporting rebar for stabilization 6'x30'	1	\$ 7,500.00	\$ 7,500.00	
	Asphalt crack repair, open crack enough to pack and fill to compress new asphalt to repair	1	\$ 975.00	\$ 975.00	
	Partial retaining wall for area by sand box at the bottom of the chain link fence	1	\$ 2,150.00	\$ 2,150.00	
					\$ 10,625.00
10	Specialties				
	Privacy screen removal and install of new privacy screen 170 linear feet	1	\$ 2,250.00	\$ 2,250.00	
					\$ 2,250.00
			Sub Total		\$ 25,100.00
			Overhead & Insurance		\$ 5,020.00
			Grand Total		\$ 30,120.00
	Deposit required at project startup				

Notes *Cash, Checks and Credit Cards Accepted(Additioinal Fee)*

*All material provided are builder quality. Any architectural or designer material will be billed accordingly.

*Allowances are budgets only. Actual cost is subject to increase or decrease upon discovery of extent of repairs needed or not needed and/or materials selected.

*Items are priced as a package. If items are removed from scope may cause prices to go up or down.

Exclusions

Work not defined in above scope, permits, any and all unforeseen conditions

Print Name: _____

Accepted: _____ **Date:** _____

Monique Adams, Owner, G.C.

License # 1023432

335 E. Albertoni Street #200-755

Carson, CA 90746

310.256.0267

****Estimate Only, Once Approved Contract to follow****

Exhibit C – Pictures of Current Conditions & Project



Rear Wall



Rear Wall




Asphalt at Basketball Court



Retaining Wall at Playground

Exhibit C – Pictures of Current Conditions & Project

	 <p>Retaining Wall at Playground</p>