



PLANNING AND CONSTRUCTION  
1130 Fifth Avenue • Chula Vista, CA 91911-2896  
(619) 691-5553 • FAX (619) 420-0339

PAUL D. WOODS  
DIRECTOR OF PLANNING & CONSTRUCTION

DATE: May 7, 2015  
TO: Phil Stover, Interim Superintendent  
FROM: Paul Woods, Director of Planning & Construction  
RE: **Board Inquiry on M-1 – Mr. Segura**

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Mr. Segura requested to see the high priority list of items and where the money is put back into.

The original Proposition O (2006) project list of the first 9 schools was approved by the Board in 2007 for older sites that needed the most work and also considered the amount of state funding eligibility from the 2006 state school bond. The needs list was based on the Long Range Facilities Master Plan adopted by the Board in 2004 and the updated financial section from 2005.

The Long Range Facilities Master Plan is being updated. There have been 2 rounds of community meetings and a 3rd round is being scheduled for May. This updated plan will be used to guide the priorities for projects funded by the next bond sale. Also attached is the original Prop O initial schedule showing which projects (sites) would be funded in which bond sale (light blue years); the sale shown in 2007 actually occurred in March of 2008 and obviously the sales in 2011 and 2014 did not occur because the recession decreased the assessed value of the district which prevented the sale of additional bonds.

As additional state funding was obtained, additional high priority projects were approved including:

- Montgomery Middle School Project 1 (falling stucco created a safety hazard and the deteriorated structure contributed to the decision to replace the buildings rather than repair).
- Fire Alarm upgrades throughout the district.
- Title IX upgrades.

Additional local funding generated the Sweetwater HS Track and Field project.

When projects are complete, budgets are reduced the funding is used for high priority projects or saved in the contingency line items. Staff continues to use this priority list when considering recommending funding to the Board:

- 1) Health and safety issues (fire alarms, security needs, etc.)
- 2) Legal requirements (Title IX issues, non-conforming buildings, etc.)

*Maximizing student achievement for 7<sup>th</sup> – 12<sup>th</sup> grade students and adult learners throughout South San Diego County*

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*"Sweetwater Union High School District programs and activities shall be free from discrimination based on age, gender, gender identity or expression, or genetic information, sex, race, color, religion, ancestry, national origin, ethnic group identification, marital or parental status, physical or mental disability, sexual orientation; the perception of one or more of such characteristics; or association with a person or group with one or more of these actual or perceived characteristics." - SUHSD Board Policy 0410.*

*Los programas y actividades del distrito Sweetwater Union High School District estarán libres de discriminación basada en edad, género, identidad o expresión de género, o información genética, sexo, raza, color, religión, ascendencia, origen nacional, identificación con un grupo étnico, estado civil, discapacidad física o mental, orientación sexual; o por la percepción de una o más de dichas características, o la asociación con una persona o grupo con una o más de dichas características percibidas o reales." - Política 0410 del Consejo de SUHSD.*

**Board Inquiry on M-1 – Mr. Segura**  
**May 7, 2015**  
**Page 2**

- 3) Other high priority items to support educational programs (completion of Prop O projects, other site or department requests and deferred maintenance needs)

The attached unfunded needs list was submitted to the BOT Facilities Sub-committee on February 3rd. It has not yet been updated to reflect changes based on March project budget approvals and additional needs requested by sites or departments.

PW/ac

Attachments (2)

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*Maximizing student achievement for 7<sup>th</sup> – 12<sup>th</sup> grade students and adult learners throughout South San Diego County*

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*Los programas y actividades del distrito Sweetwater Union High School District estarán libres de discriminación basada en edad, género, identidad o expresión de género, o información genética, sexo, raza, color, religión, ascendencia, origen nacional, identificación con un grupo étnico, estado civil, discapacidad física o mental, orientación sexual; o por la percepción de una o más de dichas características, o la asociación con una persona o grupo con una o más de dichas características percibidas o reales.” - Política 0410 del Consejo de SUHSD.*



# Prop O Budget Allocation - Thru October 2011

## BOND SALES [1]

Site	Notes	Prop O Bond Funding [2]	Sale 1	Sale 2	Sale 3	Sale 4
<b>BOND SALE 1</b>						
Chula Vista MS Proj 1		\$ 9,571,499	\$ 9,571,499			
National City MS Proj 1		\$ 16,370,472	\$ 16,370,472			
National City MS Proj 2		\$ 16,012,929	\$ 16,012,929			
Southwest MS Proj 1		\$ 14,738,042	\$ 14,738,042			
Chula Vista HS Proj 1		\$ 22,906,684	\$ 22,906,684			
Hilltop HS Proj 1		\$ 19,741,358	\$ 19,741,358			
Mar Vista HS Proj 1		\$ 10,195,597	\$ 10,195,597			
Montgomery HS Proj 1		\$ 23,076,024	\$ 23,076,024			
Southwest HS Proj 1		\$ 23,774,932	\$ 23,774,932			
Sweetwater HS Proj 1		\$ 18,251,235	\$ 18,251,235			
Interim Housing / ADA Sale 1	[3]	\$ 4,844,697	\$ 2,581,504	\$ 2,263,193		
Planning & Operations Sale 1		\$ 2,779,724	\$ 2,779,724			
<b>BOND SALE 2</b>						
Castle Park HS Proj 1		\$ 40,369,414		\$ 40,369,414		
Chula Vista HS Proj 2		\$ 24,338,828		\$ 24,338,828		
Hilltop HS Proj 2		\$ 19,595,965		\$ 19,595,965		
Mar Vista HS Proj 2		\$ 5,919,775		\$ 5,919,775		
Montgomery HS Proj 2		\$ 18,259,945		\$ 18,259,945		
Southwest HS Proj 2		\$ 24,377,564		\$ 24,377,564		
Sweetwater HS Proj 2		\$ 24,901,556		\$ 24,901,556		
Interim Housing / ADA Sale 2		\$ 9,622,893		\$ 9,622,893		
Planning & Operations Sale 2		\$ 2,088,582		\$ 2,088,582		
DESIGN for Sale 3 Projects	[4]			\$ 28,262,285	\$ (28,262,285)	
<b>BOND SALE 3</b>						
Castle Park MS Proj 1		\$ 16,239,537			\$ 16,239,537	
Granger JH Proj 1		\$ 16,620,707			\$ 16,620,707	
Hilltop MS Proj 1		\$ 26,091,981			\$ 26,091,981	
Montgomery MS Proj 1		\$ 26,119,657			\$ 26,119,657	
Bonita Vista HS Proj 1		\$ 31,909,474			\$ 31,909,474	
Palomar HS Proj 1		\$ 4,779,739			\$ 4,779,739	
Alta Vista Academy Proj 1		\$ 579,743			\$ 579,743	
Fifth Av Academy Proj 1		\$ 657,042			\$ 657,042	
Montgomery Adult Proj 1		\$ 1,035,733			\$ 1,035,733	
Chula Vista Adult Proj 1		\$ 3,594,540			\$ 3,594,540	
National City Adult Proj 1		\$ 1,125,000			\$ 1,125,000	
San Ysidro Adult Proj 1		\$ 1,352,731			\$ 1,352,731	
Adult Resource Ctr Proj 1		\$ 231,897			\$ 231,897	
Vocation and Tech/Ed Proj 1		\$ 720,545			\$ 720,545	
West Side Proj 1 New School		\$ 52,490,228			\$ 52,490,228	
West Side Proj 2 Sp Ed		\$ 4,964,917			\$ 4,964,917	
Community Day School Proj 2		\$ 579,740			\$ 579,740	
IB Tecnology Academy Proj 1		\$ 193,249			\$ 193,249	
Alternative Ed/Options	[5]				\$ -	
Interim Housing / ADA Sale 3		\$ 22,852,341			\$ 22,852,341	
Planning & Operations Sale 3		\$ 2,088,582			\$ 2,088,582	
DESIGN for Sale 4 Projects	[6]				\$ 14,034,902	\$ (14,034,902)
<b>BOND SALE 4</b>						
Bonita Vista MS Proj 1		\$ 22,088,811				\$ 22,088,811
Mar Vista Academy Proj 1		\$ 23,433,163				\$ 23,433,163
Rancho Del Rey MS Proj 1		\$ 4,108,045				\$ 4,108,045
Eastlake HS Proj 1		\$ 8,158,123				\$ 8,158,123
San Ysidro HS Proj 1		\$ 2,905,170				\$ 2,905,170
Otay Ranch HS Proj 1		\$ 2,308,045				\$ 2,308,045
EastLake MS Proj 1		\$ 1,800,000				\$ 1,800,000
Olympian HS Proj 1		\$ 1,800,000				\$ 1,800,000
Interim Housing / ADA Sale 4		\$ 10,765,199				\$ 10,765,199
Planning & Operations Sale 4		\$ 668,346				\$ 668,346
<b>TOTALS</b>		<b>\$ 644,000,000</b>	<b>\$ 180,000,000</b>	<b>\$ 200,000,000</b>	<b>\$ 200,000,000</b>	<b>\$ 64,000,000</b>

### Notes:

- [1] The \$644 million Prop O bond authorization was originally broken up into 4 bond sales. Only Bond Sale 1 has occurred (March 2008).
- [2] The amounts shown reflect the Prop O contribution to the project, not the total project cost.
- [3] Interim housing was incorporated into various projects and the adjustment shown is required to balance bond sale 1.
- [4] A portion of Bond Sale 2 was intended to design projects so that Bond Sale 3 could fund construction immediately after the sale.
- [5] Alternative Education/Options is shown on the Prop O ballot language and in the master schedule, but not on the budget.
- [6] A portion of Bond Sale 3 was intended to design projects so that Bond Sale 4 could fund construction immediately after the sale.



# Prop O Budget Allocation - Updated

## BOND SALES [1]

Site	Notes	Prop O Bond Funding [2]	Sale 1 [3]	Sale 2	Sale 3	Sale 4
<b>BOND SALE 1</b>						
Chula Vista MS Proj 1		\$ 9,571,499	\$ 9,571,499			
National City MS Proj 1	[4]	\$ 13,027,186	\$ 13,027,186			
Southwest MS Proj 1		\$ 14,738,042	\$ 14,738,042			
Chula Vista HS Proj 1		\$ 22,906,684	\$ 22,906,684			
Hilltop HS Proj 1		\$ 19,741,358	\$ 19,741,358			
Mar Vista HS Proj 1	[5]	\$ 9,647,480	\$ 9,647,480			
Mar Vista HS Proj 2	[5]	\$ 2,348,117	\$ 2,348,117			
Montgomery HS Proj 1	[6]	\$ 17,976,371	\$ 17,976,371			
Southwest HS Proj 1		\$ 23,774,932	\$ 23,774,932			
Sweetwater HS Proj 1		\$ 18,251,235	\$ 18,251,235			
Montgomery MS Proj 1	[7]	\$ 25,229,799	\$ 25,229,799			
Interim Housing / ADA Sale 1	[8]	\$ 4,844,697	\$ 7,573	\$ 4,837,124		
Planning & Operations Sale 1		\$ 2,779,724	\$ 2,779,724			
DESIGN for Sale 2 Projects				\$ -		
<b>BOND SALE 2</b>						
Montgomery HS Proj 2	[6]	\$ 23,359,598		\$ 23,359,598		
National City MS Proj 2	[4]	\$ 14,267,734		\$ 14,267,734		
National City MS Proj 3	[4]	\$ 5,088,481		\$ 5,088,481		
Castle Park HS Proj 1		\$ 40,369,414		\$ 40,369,414		
Chula Vista HS Proj 2		\$ 24,338,828		\$ 24,338,828		
Hilltop HS Proj 2		\$ 19,595,965		\$ 19,595,965		
Mar Vista HS Proj 3	[5]	\$ 4,119,775		\$ 4,119,775		
Southwest HS Proj 2		\$ 24,377,564		\$ 24,377,564		
Sweetwater HS Proj 2		\$ 24,901,556		\$ 24,901,556		
Interim Housing / ADA Sale 2		\$ 9,622,893		\$ 9,622,893		
Planning & Operations Sale 2		\$ 2,088,582		\$ 2,088,582		
DESIGN for Sale 3 Projects				\$ 3,032,486	\$ (3,032,486)	
<b>BOND SALE 3</b>						
Castle Park MS Proj 1		\$ 16,239,537		\$ 16,239,537		
Granger JH Proj 1		\$ 16,620,707		\$ 16,620,707		
Hilltop MS Proj 1		\$ 26,091,981		\$ 26,091,981		
Montgomery MS Proj 2	[9]	\$ 889,858		\$ 889,858		
Bonita Vista HS Proj 1		\$ 31,909,474		\$ 31,909,474		
Palomar HS Proj 1		\$ 4,779,739		\$ 4,779,739		
Alta Vista Academy Proj 1		\$ 579,743		\$ 579,743		
Fifth Av Academy Proj 1	[10]	\$ 657,042		\$ 657,042		
Montgomery Adult Proj 1		\$ 1,035,733		\$ 1,035,733		
Chula Vista Adult Proj 1		\$ 3,594,540		\$ 3,594,540		
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DESIGN for Sale 4 Projects				\$ 14,034,902	\$ (14,034,902)	
<b>BOND SALE 4</b>						
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Planning & Operations Sale 4		\$ 668,346			\$ 668,346	
<b>TOTALS</b>		<b>\$ 644,000,000</b>	<b>\$ 180,000,000</b>	<b>\$ 200,000,000</b>	<b>\$ 200,000,000</b>	<b>\$ 64,000,000</b>

**Notes:**

- [1] The \$644 million Prop O bond authorization was originally broken up into 4 bond sales. Only Bond Sale 1 has occurred (March 2008).
- [2] The amounts shown reflect the Prop O contribution to the project, not the total project cost.

- [3] If the total project cost exceeded the approved project budget it is assumed that the full Prop O budget has been committed. If the total project cost was less than the approved Prop O budget, then the Bond Sale 1 amount has been reduced and future projects at the same site have been increased.
- [4] NCM P1 and NCM P2 were less than the total original budgets for NCM. NCM Project 3 has been created with the remaining original budget. Construction of NCM P2 was also postponed to Bond Sale 2.
- [5] MVH P1 and MVH P2 were less than the total original budgets for MVH. MVH Project 3 has been created with the remaining original budget.
- [6] MOH P1 was less than the original budget and MOH P2 was higher than the original budget. The revised budgets equal the total Prop O commitment for
- [7] MOM P1 was moved from Bond Sale 3 to Bond Sale 1 because of urgent safety issues.
- [8] Interim housing was incorporated into various projects and the adjustment shown is required to balance bond sale 1.
- [9] The MOM P1 budget in Bond Sale 1 was less than the original MOM P1 Budget in Bond Sale 3. The remaining commitment is in Bond Sale 3 as Project 2.
- [10] Alternative Education/Options is shown on the Prop O ballot language and in the master schedule, but not on the budget. The 5th Av Academy has been

## Un-funded Facilities Needs

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### Facilities Priorities

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- a Health & Safety
- b Legal & Code Compliance (ADA, Title IX, non-conforming facilities)
- c High Priority Projects

### Health & Safety Needs

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- a **Air-conditioning** for non-air conditioned classrooms
- a **Fencing and Gate upgrades** - upgrade gates and raise perimeter fences to provide secure school sites.
- a **Replace Artificial Tracks and Fields** - field older than 8-10 years may become safety hazards.
- a **Upgrade PE field sprinkler systems** - various sites

### Legal and Code Compliance (Americans with Disabilities Act (ADA), Title IX, non-conforming facilities)

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- b **MOH Title IX** - ADA path of travel, 4 dugouts, storage building, Softball restroom building, concession building
- b **SOH Title IX** - Girls Team Room
- b **Future Title IX** - Almost all district sites. Team rooms, coaches offices, batting cages, concession stands, restrooms, storage, practice fields, warning tracks, scoreboards, fencing, etc.
- b **Access Compliance Upgrades** - parking, path of travel, restrooms and hygiene rooms, etc.
- b **Replace non-conforming buildings**

### Other Needs

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- c **Nutrition Services** - 142 point-of-sale (POS) machines
- c **MVH Pool Renovation/Replacement** - old pool needs major work
- c **BVH Track & Field** (DSA approved) - need \$4.6 million for construction.
- c **HTH Track & Field** (DSA approved) - need \$2.8 million for construction.
- c **Middle School 12**
- c **High School 14**
- c **Interim Housing** - for enrollment growth in the east until MS12 and HS14 are built.
- c **Standing Seam Metal Roofing Rehabilitation**
- c **Furniture and Equipment** for curriculum changes and enrollment growth
- c **Staffing budget for 16-17 and beyond**
- c **Legal costs for 16-17 and beyond.**