CMAA San Diego March 12, 2019 Dinner Sponsors

Schneider CM

CORDOBA CORPORATION
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KITCHELL

McCARTHY
CMAA San Diego Regional
K-14 Capital Program Update Seminar
March 12, 2019
Statement of Purpose

- In depth discussion of San Diego Regions K-14 Capital Program
San Dieguito Union High School District
District Facts

North County Coastal
Carmel Valley/Del Mar to South Carlsbad
86 Square Miles

Ten Schools
4 High Schools
5 Middle Schools
Continuation High School

Three administrative facilities

Grade 7-12 Enrollment – 13,070

1.6 million square feet of facilities
Capital Facilities Funding Program 2013-2020

- Prop AA - Series C and D - $27.4M
- Mello-Roos CFD Fund Projects - $27.2M
- Other Projects - $10M
- TOTAL $64.6M

- $356M expended on two new school sites, 7 major campus improvements, and numerous smaller projects.
Future Funding 2021 and Beyond

- Prop AA – Remaining Authorization $85M
- State School Building Program – Projected $50M in reimbursements over next 5 years
- Additional Developer Fee Mitigation
Project Types

Lots of Modernization

Before

After

Solar

Perimeter Enhancements

Athletic Improvements
Construction Procurement Update

- Transition back to Lease-Leaseback
- Design-Bid-Build
- Pre-Qualification
- CUPCCAA
- https://www.sduhsd.net/About-SDUHSD/Department-Listing/Purchasing/index.html
Professional Services Contracts

RFPs Coming This Fall
- As-Needed Survey
- As-Needed CEQA
Thank You

❖ Contacts:

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760-753-6491x5532

Dan Young, Director of Planning Services
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760-753-6491
About the Grossmont Union High School District

- Approx. 20,000 students
- Grades 9-12
- 13 high schools (regular, charter, alt ed.)
- Approx. 2,000 employees
- 465 square miles
- Cities of El Cajon, La Mesa, Lemon Grove, Santee, and Spring Valley; unincorporated areas of Alpine, Dulzura, and Lakeside
GUHSD Bond Summary

$753 million total
• $545M G.O. Bonds
  • Proposition U (2008)
  • Measure BB (2016)
• $208M (est.) in state-matching funds, developer fees, and interest

155+ projects completed to date

$453M spent to date
$280M remaining to be spent!

At 2/28/19
Contracting Methods

**Bond Projects**
CM over General Contractor
Lease/Lease-Back
CM/Multiple Prime

**Maintenance Work/Unit Price**
Public works bid process

All bids are posted on the Purchasing Department website:
http://www.guhsd.net/departments/businessservices/purchasing

Rian Pinson, Director of Purchasing
rpinson@guhsd.net
CM over GC

Helix Charter High School
CW Driver/EC Constructors
$10.8 Million
• Buildings 800, 1000, 1100, 1140, 1200, and 1300
• Site Work
Lease/Lease-back

Valhalla High School

CW Driver

$35 Million

• Modernization of main building & theater
Lease/Lease-back

Chaparral High School/IDEA Center

Erickson-Hall

$3.6 Million

- Modernization of Student Support Services Building
Proposition 39 – Energy Projects

Prop 39 (CM over GC)
- Interior and Exterior Lighting Replacement
- Gym Lighting Replacement
- HVAC replacements
- Vending Misers

Solar (PPA)
- 1.096 kW DC Solar PV Carport at Valhalla High School
- $6.3M+ in Energy Savings Over 20 Years
- Additional Sites for Solar Installations are Under Review

Green Charge Network (PPA)
- Batteries Installations for Energy Demand Reduction
- $2.0M+ in Energy Savings Over 10 Years
## Bidding Opportunities

<table>
<thead>
<tr>
<th>Site</th>
<th>Project</th>
<th>Delivery</th>
<th>Const. Estimate</th>
<th>Tentatively Bidding</th>
</tr>
</thead>
<tbody>
<tr>
<td>All Sites</td>
<td>Deferred Maintenance – Roofs, HVAC, Track Repair, Tennis Court Repair, Playing Field Replacement, Bleacher Repair</td>
<td>CM/GC</td>
<td></td>
<td>Ongoing</td>
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<tr>
<td>Helix Charter HS</td>
<td>New visitor bleacher</td>
<td>GC</td>
<td>$800K</td>
<td>April 2019</td>
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<td>Santana HS</td>
<td>Interim Housing</td>
<td>GC</td>
<td>$60K</td>
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<td>Santana HS</td>
<td>Student Support Modernization</td>
<td>TBD</td>
<td>$3.5M</td>
<td>July 2019</td>
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<tr>
<td>El Capitan HS</td>
<td>Buildings 300/400 Modernization</td>
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<td>$7M</td>
<td>Fall 2019</td>
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<td>Steele Canyon HS</td>
<td>Bleacher Install</td>
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<td>Winter 2019</td>
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<tr>
<td>Mount Miguel HS</td>
<td>Bleacher Install</td>
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<td>Late Spring 2020</td>
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<td>Granite Hills HS</td>
<td>Building 160 Modernization</td>
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<td>$5M</td>
<td>2020</td>
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<tr>
<td>Mount Miguel HS</td>
<td>New PE Facility</td>
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<td>$6-7M</td>
<td>2020</td>
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<tr>
<td>Valhalla HS</td>
<td>PE Modernization</td>
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<td>$5M</td>
<td>2020</td>
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</tbody>
</table>

**Bidding Opportunities:**

[www.guhsd.net/departments/business-services/purchasing](http://www.guhsd.net/departments/business-services/purchasing)
Requests for Qualifications

<table>
<thead>
<tr>
<th>RFQ</th>
<th>First Ad</th>
<th>Due Date</th>
<th>Finalist Picked</th>
<th>Yearly Not-to-Exceed</th>
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<tbody>
<tr>
<td>Geotechnical</td>
<td>March 13, 2019</td>
<td>April 8, 2019</td>
<td>April 22, 2019</td>
<td>$500,000</td>
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<tr>
<td>Materials Testing</td>
<td>March 13, 2019</td>
<td>April 8, 2019</td>
<td>April 22, 2019</td>
<td>$500,000</td>
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<tr>
<td>Hazmat</td>
<td>March 13, 2019</td>
<td>April 8, 2019</td>
<td>April 22, 2019</td>
<td>$320,000</td>
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<td>SWPPP</td>
<td>March 27, 2019</td>
<td>April 18, 2019</td>
<td>May 2, 2019</td>
<td>$250,000</td>
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<td>Safety Monitoring</td>
<td>March 27, 2019</td>
<td>April 18, 2019</td>
<td>May 2, 2019</td>
<td>$500,000</td>
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</tbody>
</table>

Bidding Opportunities:

[www.guhsd.net/departments/business-services/purchasing](http://www.guhsd.net/departments/business-services/purchasing)
Contractor Requirements

- Register on District’s website
- Pre-qualification Required: [www.qualitybidders.com](http://www.qualitybidders.com)
  Required for all General Contractors (A and B) and all MEPs (C-4, C-7, C-10, C-16, C-20, C-34, C-36, C-38, C-42, C-43, and C-46) for all projects in excess of $1M
- DIR registration required for all General and Sub-Contractors
- All bidders must have an active DOJ ORI number

**Prequalification Requirements:**

**Contractor Registration:**
[http://www.guhsd.net/departments/business-services/purchasing/contractor-registration](http://www.guhsd.net/departments/business-services/purchasing/contractor-registration)
Architects and Construction Managers

Request for Qualifications for a new five-year term to be released in (season/year)

Current Pool of Architects:

* BakerNowicki
* Harley Ellis Devereaux
* Ruhnau Ruhnau Clarke
* Sprotte Watson

Current Pool of Construction Management Firms:

* Balfour Beatty
* C.W. Driver
* Erickson-Hall
Contact Us!

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Executive Director, Facilities Management  
kwright@guhsd.net

Rian Pinson  
Director of Purchasing  
rpinson@guhsd.net

Grossmont Union High School District  
1100 Murray Drive  
El Cajon, CA 92020
SOUTHWESTERN COLLEGE DISTRICT

Propositions R & Z Update
SOUTHWESTERN COMMUNITY COLLEGE

- Phase One Projects
- Estimated Schedule
- Points of Contact
- https://www.swccd.edu/swc-community/propositions-r-and-z/
# MAJOR PROJECTS

- Landscape and Nursery Technology: In Design
- Public Safety Training Center: In Design
- Student Union Complex: Waiting A/E
- Facilities Operations / Warehouse: In Design
- IT Data Center: Waiting A/E
- Instructional Building No. 1: Waiting A/E
- Auto Technology: In Design
- Infrastructure, Utilities and Site Preparation: Planning
### Schedule

#### Southwestern Community College District - Facilities Master Plan 2018 - Phase I Projects

<table>
<thead>
<tr>
<th>Project</th>
<th>2019 Q1</th>
<th>2019 Q2</th>
<th>2019 Q3</th>
<th>2019 Q4</th>
<th>2020 Q1</th>
<th>2020 Q2</th>
<th>2020 Q3</th>
<th>2020 Q4</th>
<th>2021 Q1</th>
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#### Legend
- Programming
- Design and DSA Approval
- Construction
Points of Contact

Aurora Ayala
Acting Director Facilities Operations and Planning
aayala@swccd.edu

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Linda Hernandez
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Mark Claussen, PE
Bond Program Manager
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PALOMARPOWERED – Prop M Bond Update

Palomar College’s Maintenance & Operations Building - ENR’s 2018 **National** Best Green Project Award winner

Javier Laos photography
Proposition M – A Brief History

Proposition M
• November 2006
• 57.9%
• $694M

Funds Are Budgeted for Specific Projects / Sizes
• 2022 Educational Master Plan
  • [http://www.palomar.edu/propm/pdfs/MasterPlan2022/MasterPlan2022Update2010.pdf](http://www.palomar.edu/propm/pdfs/MasterPlan2022/MasterPlan2022Update2010.pdf)
  • Representation from entire campus

Proposition 39 Requirements
• Financial & Performance Audits
• Independent Citizens Oversight Committee

Issued in 4 Separate Series A-D

Refinanced Series A & B saving Taxpayers +/- $54.1 M
Prop M Remaining Projects - Fallbrook

Fallbrook Permanent

- 80,000 SF
- 4 Science Labs
- 4 Computer Labs
- 10 Lecture Classrooms
- Full Student Services Center
- Community Room
- 4 x larger than Interim Village

- Estimated Completion in Spring 2022

Balfour Beatty Construction is CM@Risk
Prop M Remaining Projects - Athletics

Gymnasium
- 75,000 SF
- Competition gym
- Team and general use locker rooms
- Faculty & Staff Offices
- 3 lecture classrooms

Sports Fields
- 3,000 seat Football Stadium
- Softball Field
- 50m Competition and Kinesiology pool
- Sand Volleyball Courts

- Estimated Completion in Fall 2022

McCarthy Building Companies is the CM@Risk
Palomar P3 Projects

Fallbrook Campus Commercial/Retail Development
- 14 acre area
- RFP due out soon

Fallbrook Campus Electronic Billboard
- RFP due out in April

Borrego Springs PV Solar Farm
- 292 acre parcel
- RFP due out in 2-3 months

San Marcos Campus Student Housing
- Feasibility study in progress
- RFP due out in 3-6 months

“Coming to a theater near you within the next 6 months”
“To 2020 and Beyond!"

• The District is currently updating its Educational Master Plan and Facilities Master Plan
  ➢ Scheduled to be updated by end of 2019
  ➢ The District is hoping to place another bond on either the March or November 2020 ballot
  ➢ Size: TBD

• Bond will include District wide initiatives such as the following:
  ➢ Sustainability, including State mandated net zero energy compliance
  ➢ Safety and Security upgrades
  ➢ Campus Wayfinding and Signage improvements
  ➢ Learning Environment Upgrades
  ➢ Technology Upgrades
  ➢ Infrastructure and circulation Improvements
  ➢ Integration of Public Art
Projects are anticipated to include the following:

- San Marcos Campus - Completion of the Facilities Master Plan project list from 2010 update
  - Student Services Center
  - Multidisciplinary Instructional Building B
  - Administration Building
  - Student Union Phase 2
  - Digital Arts & Communication Building
  - Art Building
  - Music
  - Dome Remodel
  - Student Union Addition
  - Wellness Fitness Center-Building Remodel
  - General Instruction Building
  - Specialty Instruction Building

- Expand the Fallbrook Education Center campus with potentially:
  - Agri-business focused CTE programs
  - Public Safety Academy

- Escondido Campus:
  - Upgrades to the ECELS and classrooms

- Rancho Bernardo Campus:
  - Additional Science/STEM labs
Go to the Business Opportunities webpage to see all upcoming bids and to fill out the annual prequalification form and the form to become eligible for our CUPCCAA contracting opportunities.

https://www2.palomar.edu/pages/businessservices/business-opportunities/
MIRACOSTA COMMUNITY COLLEGE DISTRICT
CAPITAL IMPROVEMENT PLAN OVERVIEW AND UPDATE

CMAA Dinner K-14 Capital Program Updates
March 12, 2019
1. **MiraCosta College Overview**

2. **Capital Improvement Plan Overview and Update**
   1. Community Learning Center (CLC)
   2. San Elijo Campus (SAN)
   3. Oceanside Campus (OC)

3. **Upcoming Opportunities**

4. **Questions**

Serving Coastal North County since 1934.
Over 34,000 students served annually.
District Overview

- Four Sites
  - MiraCosta College Oceanside Campus
  - Community Learning Center in Oceanside
  - San Elijo Campus in Cardiff
  - Technology Career Institute and North San Diego
  - Small Business Development Center in Carlsbad

- Military friendly and Hispanic serving

- High transfer rate to UC and CSU
  - Over 1,400 transfer annually

Advancing Professional Construction and Program Management Worldwide
Capital Improvement Plan Values

- Maximize the Use of Bond Dollars
- Open and Fair Competition
- Make a Local Economic Impact
- Utilize All Local Apprenticeship
- Function Drives Form
- Design Highly Functional Flexible Spaces to Accommodate Future Needs
- Plan for Design Continuity on Each Campus
Capital Improvement Plan Overview and Update

$455M Measure MM bond passed by voters in November 2016

Overall Program

• **Activities Completed To-Date**
  • Sold first series of bonds - $100M in September 2017
  • Program Implementation Plan
  • Developed Master Program Schedule and Budget
  • Developed Bond Website
  • Pre-qualified pools for architects, geotechnical engineers and civil engineers
  • District Standards/Guidelines Version 2
  • Independent Citizens Bond Oversight Committee Meetings
  • Initial Performance and Financial Audit

• **As of December 2018**
  • Committed $35.1M
  • Expended $23.3M
  • 14 active projects
CLC
- $25M +/-
- 2 phases
- 5 year implementation

SEC
- $45M +/-
- 2 phases
- 5 year implementation

OCN
- $385M +/-
- 3 phases
- 9 to 10 year implementation
Community Learning Center

Demolition Projects
- SBDC Demolition

New Construction
- Student Resources Building

Renovation
- None

Modernization
- None

Site Projects
- Campus Quad
- Monumental Entry Signage / Gateway

Infrastructure Projects
- TBD

Current Schedule as of December 2018
Phase 1 – 2017 through 2020
Community Learning Center

• Activities Completed To-Date
  • Master Program Schedule and Budget
  • California Environmental Quality Act Approval
• Active projects:
  • New Student Services Building – DSA
  • SBDC Demolition, Marque Sign and Entryway – Bid & Award
Marque Sign and Entryway

New Student Services Building
San Elijo Campus

- **Demolition Projects**
  - None

- **New Construction**
  - Student Services & Administration Building

- **Renovation**
  - Building 400
  - Building 500

- **Modernization**
  - Building 300
  - Building 600
  - Building 200

- **Site Projects**
  - Entry Plaza
  - Sidewalk Improvement
  - Outdoor Classrooms – Tied to B600 renovation
  - Building 500 Landscaping
San Elijo Campus

- Activities Completed To-Date
  - Master Program Schedule and Budget
  - California Environmental Quality Act Approval
  - Initial Coastal Commission Approvals
- Active projects:
  - Portables for Swing Space Phase 1 & 2 - Complete
  - B600 Modernization – Complete
  - B300 Modernization - Construction
  - New Student Services and Administration Building – DSA
  - B500 Renovation – DSA
  - B200 Modernization - Design
Oceanside Campus

Demolition Projects
- Building 5000, 5100, and 5200 (Gym)
- Athletics Storage Shed
- Building 28 (Tennis Storage)

New Construction
- Student Services Building
- Gym Complex
- Allied Health Building
- Chemistry & Biotech Building
- Athletics Support Building
- Tennis Support Building

Renovation
- Administration Building

Site Projects
- Athletic Fields / Track & Field Renovation
- New Parking Lot
  a. New Lot (south of health hub)
  b. Includes new parking lot access lane & reconfigured intersection
- Expanded Parking Lots: 2B, 4C, 5A

Current Schedule as of December 2018
Phase 1 - 2017 through 2024
Oceanside Campus

Activities Complete To-Date

Master Program Schedule and Budget

• California Environmental Quality Act Completed
• Active projects:
  • Portables for Swing Space Phase 1 - Completed
  • Athletic Field Renovation – DSA
  • B1000 Renovation – In design
  • Design-Build Projects
    • Package #1 – Health and Wellness Hub: New Parking Lot, New Gym Building, and New Allied Health – In criteria development phase; Design-Build Entity RFQ on going
    • Package #2 – New Chemistry and BioTech Building – In criteria development phase
    • Package #3 – New Student Services Building – In criteria development phase; Design-Build RFQ on going
Upcoming Procurements / Opportunities

- **Districtwide**
  - Commissioning RFQ – *March 2019*
  - Project Inspection RFQ – *March 2019*
  - Special Inspection and Material Testing – *March 2019*

- **Architectural RFTOPs**
  - CLC A + B Renovation – *On going*
  - SAN B100 Renovation – *On going*
  - SAN B900 Student Center Renovation – *Q2 2019*
  - SAN B700 Modernization – *Q2 2019*
  - SAN Central Quad Improvements – *Q4 2019*

*All dates are subject to change and anticipated start dates for procurements*
Upcoming Procurements / Opportunities (continued...)

• **Design-Build Entities**
  
  • Package #1 – Health and Wellness Hub: New Parking Lot, New Gym Building, and New Allied Health – *RFQ on going; RFP April 2019*
  
  • Package #2 – New Chemistry and BioTech Building – *RFQ Q2 2019; RFP Q3 2019*
  
  • Package #3 – New Student Services Building – *RFQ on going; RFP Q2 2019*

• **Construction**
  
  • CLC SBDC Demolition, Marque Sign and Entryway – *On going*
  
  • OC Athletic Field Renovation – *Q2 2019*
  
  • SAN B500 Renovation – *Q2 2019*
  
  • SAN New Student Services and Administration Building – *Q3 2019*
  
  • CLC New Student Services Building – *Q3 2019*
  
  • SAN B200 Modernization – *Q4 2019*

All dates are subject to change and anticipated start dates for procurements
Thank You
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