

INTER-OFFICE CORRESPONDENCE
Los Angeles Unified School District
Facilities Services Division
Charter Schools Division

TO: Members, Board of Education
Dr. John E. Deasy, Superintendent of Schools

Date: May 4, 2012

FROM: Kelly J. Schmader, Chief Facilities Executive *KJS*
José J. Cole-Gutiérrez, Director, Charter Schools Division *JGC*

**SUBJECT: REVISED MAY 8, 2012 BOARD REPORT # 238-11/12, TAB 10 --
AMENDMENT TO THE FACILITIES SERVICES DIVISION STRATEGIC
EXECUTION PLAN TO ADD 2012-13 PROPOSITION 39 CHARTER SCHOOL
RENOVATION PROJECTS**

The agenda for the May 8, 2012 Board of Education meeting includes a proposal to amend the Facilities Services Division Strategic Execution Plan to add 2012-2013 Proposition 39 charter school renovation projects (BOE #238-11/12, Tab 10). This Board Report has been updated to reflect an updated list of all Proposition 39 renovation projects for the 2012-13 school year. Please replace the previous version of the Board Report in its entirety with the attached revised Board Report.

The District issued final offers of space to eligible charter schools on April 2, 2012. Charter schools were permitted to accept or decline the District's offer of space until May 2, 2012. With the exception of two charters (Equitas @ Plasencia ES and New Millennium @ Carson HS) that have extended deadlines to respond to the District's final offer due to mutually beneficial agreements between the District and the two charters, this revised Board Report includes an updated list of all Proposition 39 renovation projects for the 2012-13 school year. Since the updated list is based on the charter schools' actual responses received to date, the project list has decreased from 70 to 51, including the two that were provided extended deadlines. As a result, the revised Board Report contains a updated not-to-exceed total estimated budget of \$10,570,000, an overall decrease of \$9,485,000 from the original \$20,055,000 estimated budget. The revised Board Report also includes updated scopes of work for renovation projects associated with a charter school that is vacating a District school in order to relocate to a different District campus or private site.

We hope you find this information helpful. If you have any questions, please let us know.

c: Michelle King
David Holmquist
Enrique Boull't
Jefferson Crain
Jess Womack
Members, Citizens' Bond Oversight Committee



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

Report Number:	238-11/12 Revised
Date:	May 8, 2012
Subject:	Amendment to the Facilities Services Division Strategic Execution Plan to Add up to Fifty-One 2012-13 Proposition 39 Charter School Renovation Projects
Responsible Staff:	
Name	Kelly J. Schmader, Chief Facilities Executive José J. Cole-Gutiérrez, Director, Charter Schools Division
Office/Division	Facilities Services Division Charter Schools Division
Telephone No.	(213) 241-4811 and (213) 241-2487

BOARD REPORT

Action Proposed: Staff proposes that the Board of Education approve an amendment to the Facilities Services Division (FSD) Strategic Execution Plan (SEP) to add up to fifty-one 2012-13 Proposition 39 Charter School Renovation Projects listed in Attachment A.

Background: The Charter School Act of 1992 (“Proposition 39”) provides use of school district facilities to charter schools. The charter schools identified in Attachment A will locate on school campuses with existing District schools. This amendment to the SEP will allow charter school bond funds to be utilized for improvements to the identified school campuses as set forth in Attachment A. These improvements will increase the likelihood that the District school and charter school can co-locate on a single school campus with minimal interference and disruption to their respective educational programs.

Prior to the passage of Proposition 39, the District had a duty under Education Code Section 47614 to provide surplus space to charter schools. Now the law provides that “public school facilities should be shared fairly among all public school pupils, including those in charter schools.” Proposition 39 also requires the school facilities to be “reasonably equivalent” to those conditions the charter schools’ students would be accommodated if they were attending District schools.



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

The charter schools identified in Attachment A submitted requests for District facilities pursuant to Proposition 39. Staff reviewed the submitted requests and, pursuant to Proposition 39, and Board action delegating authority to the Superintendent, offers were made to the charter schools identified in Attachment A.

Some of the improvements proposed here are for the “reasonably equivalent” condition imposed by Proposition 39 and some improvements are to allow the charter schools to co-locate on District facilities with minimal disruption and interference to the District educational program.

This amendment to the SEP proposes the following improvements and modifications to the District campuses listed in Attachment A:

- Information Technology Division (ITD) -- adding independent intrusion alarm, local area data networks and phone systems. Work to reconfigure rooms to a District school where a charter will vacate due to its relocation to another District campus or private site.
- Maintenance & Operations -- relocation of room contents (where necessary), miscellaneous repairs, and remedial construction
- Technology – The purchase of computers and /or end user peripherals so that charter students have reasonably equivalent access to educational resources that require technology.
- Furniture & Equipment – The repurposing of existing furniture and equipment, as well as the planning, purchase and delivery of furniture and equipment such that charter students have reasonably equivalent conditions in the classroom

Regulations implementing Proposition 39 require the District to provide the District facilities to the charter school at least ten (10) working days prior to the first day of instruction of the charter school. For good cause, the District may provide the District facilities to the charter school no less than seven (7) working days prior to the first day of instruction of the charter school.

In order to meet the above deadlines, work is scheduled to commence immediately upon adoption of this Board action to accommodate the opening of the charter schools in August 2012. Should the Charter school not accept the District offer, the project will be cancelled and no funding will be spent. Project details including classroom count, seat count, grade levels and budget for each co-location project are included in Attachment A.



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

These projects are located in Local Districts 1, 2, 3, 4, 5, 6, 7 and 8 and Board Districts 1 (LaMotte), 2 (García), 3 (Galatzan), 4 (Zimmer), 5 (Kayser), 6 (Martinez) and 7 (Vladovic).

Expected Outcomes: Approval of the proposed action to allow the execution of the work for the up to fifty-one 2012-13 Proposition 39 Charter School Renovation Projects to permit the charter schools identified in Attachment A to co-locate or share the corresponding District school campus at the start of its educational program in 2012. The proposed fifty-one projects are for charter schools that will use approximately 16,239 charter school student seats in 595 classrooms and 51 administrative offices.

Board Options and Consequences: If “yes” vote, the District will use charter bond funds to make improvements to District school campuses as identified in Attachment A. These improvements will facilitate the use of the identified District school campuses by the identified charter schools.

If “no” vote, the District will need to use General Funds to implement the improvements and still has an obligation to provide use of District school campuses to the identified charter schools.

Policy Implications: This action does not change District policies.

Budget Impact: Funding for this proposal will be provided from local bond dollars provided by Measure K, R and Y, for charter schools. The total cumulative budget for these fifty-one Charter School renovation projects is not to exceed \$10,570,000. Should any of the Charter Schools not accept the District offer, the project will be cancelled and no funding will be spent.

Issues and Analysis: The District’s Legal Obligation under Education Code section 47614 With the passage of Proposition 39 in 2000, the District’s obligation to provide facilities to charter schools changed fundamentally. Proposition 39 amended Education Code section 47614. Where, before the passage of Proposition 39, the District had a duty under section 47614 only to provide surplus space to charter schools, the District now has an obligation to share its facilities “fairly among all public school pupils, including those in charter schools.” The law requires the District to treat charter school students who reside within District boundaries as District students.



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

Providing Reasonably Furniture & Equipment to Charter Schools Challenges are:

- Inadequate time between charter offer acceptance and legally obligated occupancy, to assess, plan and obtain needed F&E.
- Short timeline to assess contents of identified rooms in order to match to the charter specific grade level. If rooms are furnished, furniture is often not suitable for requested grade levels and must be replaced or supplemented.
- Designated room condition, including numbers and types of furniture, often changes between survey and occupancy, requiring additional furniture.
- Sources of used furniture are limited, and require more staff time to research, validate and recover than to purchase new.

Successful strategies to reduce staff time/cost and product cost:

- Have created procedures to guide process from pre-planning to post-occupancy.
- Have created templates of reasonably equivalent furniture for specific grade levels to streamline planning, sourcing or purchasing, and delivering.
- Have standardized manufactured item selections to speed purchase, production and delivery.
- Re-using furniture recovered from charters that have gone out of business.

Bond Oversight Committee Recommendations:

This item was considered by the School Construction Bond Citizens' Oversight Committee (BOC) at its meeting on April 18, 2012. The BOC adopted the attached resolution by a vote of 8 ayes and 0 nays.

Staff has concluded that this proposed SEP amendment will help facilitate implementation of the FSD SEP, and therefore, it will not adversely affect the District's ability to successfully complete the SEP.

Attachments: Attachment A

Informative

**Desegregation
Impact Statement**



LOS ANGELES UNIFIED SCHOOL DISTRICT Board of Education Report

Respectfully submitted,

APPROVED BY:

DR. JOHN E. DEASY
Superintendent

MICHELLE KING
Senior Deputy Superintendent
School Operations

REVIEWED BY:

APPROVED &
PRESENTED BY:

DAVID HOLMQUIST
General Counsel

Approved as to form.

KELLY J. SCHMADER
Chief Facilities Executive
Facilities Services Division

TONY ATIENZA
Director of Budget Services and
Financial Planning (Interim)

JOSÉ J. COLE-GUTIÉRREZ
Director, Charter Schools Division
Charter Schools Division

Approved as to budget impact statement.

ATTACHMENT A

2012-13 Proposition 39 Budgets

Board District	Local District	Alt/P39	New/Growth/No Growth	District Campus	Charter School	Number of Charter Offices	Total Number of Classrooms	New Rooms	New Offices	Grade Levels	Charter Student Seats	Total Number of Children	Estimated Budget	Substantial Completion Date
1	3	p	Growth	24th St EL	Crown Prep	1	11	4	0	5-7	324	324	\$ 200,000	3rd Qtr 2012
1	3	p	No Growth	Audubon MS	Crenshaw Arts & Technology Charter HS (CATCH)	1	11	0	0	9-12	330	330	\$ -	3rd Qtr 2012
1	3	p	First Time	Cochran MS	Rise Ko Hyang MS (Bright Star)	1	5	5	1	6	144	144	\$ 300,000	3rd Qtr 2012
1	4	p	First Time (Relocating)	Bancroft MS	MSA #5	1	12	12	1	6-11	303	303	\$ 375,000	3rd Qtr 2012
1	7	p	First Time (Relocating)	Budlong ES	Lou Dantzler Prep ES (ICEF)	1	10	10	1	K-5	260	260	\$ 420,000	3rd Qtr 2012
1	7	a	Growth	King Jr. EL	New Heights	1	13	4	0	K-8	307	307	\$ 200,000	3rd Qtr 2012
1	7	p	First Time	Mack ES	Camino Nuevo ES #3 (PSC)	1	6	6	1	6-7	138	138	\$ 350,000	3rd Qtr 2012
1	8	p	Growth	Raymond Ave EL	KIPP Empower Academy	1	10	2	0	K-2	233	233	\$ 100,000	3rd Qtr 2012
1	8	a	Reduction (Relocation)	Manhattan Pl. ES	Apple Academy Charter Public Academy	1	8	8	0	K-5	224	224	\$ 160,000	3rd Qtr 2012

ATTACHMENT A

2012-13 Proposition 39 Budgets

Board District	Local District	All/P39	New/Growth/No Growth	District Campus	Charter School	Number of Charter Offices	Total Number of Classrooms	New Rooms	New Offices	Grade Levels	Charter Student Seats	Total Number of Children	Estimated Budget	Substantial Completion Date
1	8	p	Growth	Animo MS #3/#4 (Former Clay MS)	Health Services Academy (Alliance)	1	19	4	0	9-12	546	546	\$ 200,000	3rd Qtr 2012
1	7	p	First Time (Relocating)	SR HS #12	Watts Learning Center	1	7	7	1	6-8	162	162	\$ 225,000	3rd Qtr 2012
2	4	a	First Time (Relocating)	Plasencia ES	Equitas Academy Charter	1	7	7	1	K-2	143	143	\$ 360,000	3rd Qtr 2012
2	4	p	Growth	Belmont SH	College Ready Academy HS #16 (Alliance)	1	7	2	0	9-10	182	182	\$ 100,000	3rd Qtr 2012
2	4	a	Growth	Berendo MS	Monsenor Oscar Romero	1	15	10	0	6-8	340	340	\$ 525,000	3rd Qtr 2012
2	4	a	First Time (Play Space Only)	Virgil MS	Central City Value HS	1	0	0	0	9-12	386	386	\$ -	3rd Qtr 2012
2	5	p	First Time (Relocating)	Dena ES	Futuro College Prep ES	1	8	9	1	K-3	245	245	\$ 405,000	3rd Qtr 2012
2	5	p	First Time (Relocating)	Hollenbeck MS	Media Arts & Entertainment Design HS (Alliance)	1	7	7	1	9-12	209	209	\$ 340,000	3rd Qtr 2012
2	5	a	Growth	Ann Street ES	Endeavor College Prep (2 of 2)	1	6	3	0	4-7	161	161	\$ 205,000	3rd Qtr 2012

ATTACHMENT A
2012-13 Proposition 39 Budgets

Board District	Local District	Alt/P39	New/Growth/No Growth	District Campus	Charter School	Number of Charter Offices	Total Number of Classrooms	New Rooms	New Offices	Grade Levels	Charter Student Seats	Total Number of Children	Estimated Budget	Substantial Completion Date
2	5	a	Reduction	Clinton MS	Animo Jackie Robinson Charter HS (Green Dot)	1	19	0	0	9-12	559	559	\$ 15,000	3rd Qtr 2012
2	5	p	Growth	2nd St. EL	Extera (1 of 2)	1	5	1	0	K-3	118	118	\$ 50,000	3rd Qtr 2012
2	5	a	No Growth	Albion EL	Endeavor College Prep (1 of 2)	1	4	0	0	4-7	124	124	\$ -	3rd Qtr 2012
2	5	p	No Growth	Breed St. EL	Extera (2 of 2)	1	8	0	0	K-3	197	197	\$ -	3rd Qtr 2012
3	1	a	First Time	Monroe HS	Valley Charter MS	1	10	6	1	6-8	262	262	\$ 350,000	3rd Qtr 2012
3	1	p	Growth	Columbus MS	Ingenium Charter ES	1	17	5	0	K-8	428	428	\$ 250,000	3rd Qtr 2012
3	1	p	No Growth	Sunny Brae EL	Ivy Academia Charter School	1	12	0	0	K-5	250	250	\$ -	3rd Qtr 2012
3	1	p	Conversion	El Camino Real SH (Conversion)	El Camino Real Charter HS	1	110	0	0	9-12	3290	3290	\$ -	3rd Qtr 2012
3	1	a	No Growth	High Tech High LA	High Tech LA (No Growth)	1	13	0	0	9-12	376	376	\$ -	3rd Qtr 2012
3	2	p	No Growth	Erwin EL	Ararat Charter School (1 of 2)	1	6	0	0	2-4	145	145	\$ 5,000	3rd Qtr 2012

ATTACHMENT A

2012-13 Proposition 39 Budgets

Board District	Local District	Alt/P39	New/Growth/No Growth	District Campus	Charter School	Number of Charter Offices	Total Number of Classrooms	New Rooms	New Offices	Grade Levels	Charter Student Seats	Total Number of Children	Estimated Budget	Substantial Completion Date
3	2	a	Growth	Roy Romer MS	Celerity Palmati	1	14	1	0	K-6	325	325	\$ 50,000	3rd Qtr 2012
4	3	a	First Time (Relocating)	CR ES #22	Ocean	1	9	9	1	3-5	201	201	\$ 310,000	3rd Qtr 2012
4	3	p	First Time	Stoner ES	City Charter MS	1	9	8	1	6-8	228	228	\$ 450,000	3rd Qtr 2012
4	3	p	Reduction	Marina Del Rey MS	Goethe International Charter School	1	10	0	0	K-5	232	232	\$ 35,000	3rd Qtr 2012
4	3	p	Reduction	Westchester HS	Lou Dantzer HS (ICEF)	1	11	0	0	9-12	314	314	\$ 10,000	3rd Qtr 2012
4	3	a	No Growth	Cowan EL	Animo Westside MS (Green Dot)	1	6	0	0	6-8	118	118	\$ -	3rd Qtr 2012
4	3	p	Growth	Webster MS	MSA #4	1	8	3	0	6-11	184	184	\$ 150,000	3rd Qtr 2012
4	4	a	Growth	Selma EL	Larchmont WeHo	1	5	3	0	4-6	140	140	\$ 150,000	3rd Qtr 2012
4	4	p	Growth	Le Conte MS	Citizens of the World - Hollywood	1	10	1	0	K-3	237	237	\$ 50,000	3rd Qtr 2012
4	3	p	Reduction	Coliseum Street EL	CLAS - Affirmation (1 of 2)	1	5	0	0	K-5	112	112	\$ 5,000	3rd Qtr 2012

ATTACHMENT A

2012-13 Proposition 39 Budgets

Board District	Local District	Alt/P39	New/Growth/No Growth	District Campus	Charter School	Number of Charter Offices	Total Number of Classrooms	New Rooms	New Offices	Grade Levels	Charter Student Seats	Total Number of Children	Estimated Budget	Substantial Completion Date
4	3	p	Reduction	Wright MS	CLAS - Affirmation (2 of 2)	1	8	0	0	6-8	201	201	\$ 25,000	3rd Qtr 2012
4	4	p	First Time	Grant EL	Citizens of the World Charter School 2 (1 of 2)	1	9	9	0	K-4	222	222	\$ 340,000	3rd Qtr 2012
5	4	p	First Time	Franklin HS	California Academy for Liberal Studies Early College HS (PUC)	1	8	8	1	9-12	227	227	\$ 450,000	3rd Qtr 2012
5	4	a	No Growth	Burbank MS	Celerity Troika	1	14	0	0	K-8	512	512	\$ -	3rd Qtr 2012
5	4	a	No Growth	Irving MS	Celerity Octavia	1	18	0	0	K-8	425	425	\$ -	3rd Qtr 2012
5	4	p	First Time	Micheltorena ES	Citizens of the World 2 (2 of 2)	1	6	6	1	K-4	135	135	\$ 350,000	3rd Qtr 2012
5	6	p	First Time	SR ES #5	Academia Moderna Charter School	1	4	5	1	K-6	320	320	\$ 270,000	3rd Qtr 2012
6	2	a	Growth	Sun Valley MS	Celerity Cardinal	1	11	3	0	K-6	268	268	\$ 490,000	3rd Qtr 2012
6	2	p	No Growth	Kindergarten Learning Acad	Ararat Charter School (2 of 2)	1	6	0	0	K-1	140	140	\$ -	3rd Qtr 2012
6	2	a	Growth	Olive Vista MS	Triumph Academy (PUC)	1	15	1	0	6-8	333	333	\$ 350,000	3rd Qtr 2012

ATTACHMENT A

2012-13 Proposition 39 Budgets

Board District	Local District	Alt/P39	New/Growth/No Growth	District Campus	Charter School	Number of Charter Offices	Total Number of Classrooms	New Rooms	New Offices	Grade Levels	Charter Student Seats	Total Number of Children	Estimated Budget	Substantial Completion Date	
6	2	p	First Time	Sun Valley SH	Triumph Charter HS	1	13	13	1	9-11	326	326	\$ 700,000	3rd Qtr 2012	
7	8	p	First Time	Carson HS	New Millenium Secondary School	1	13	13	1	9-12	292	292	\$ 700,000	3rd Qtr 2012	
7	8	p	Growth	Curtiss MS	MSA #3	1	17	11	0	6-11	361	361	\$ 550,000	3rd Qtr 2012	
						Total Number of Charter Offices	Total Number of Classrooms				2012-13 Accepted In-District Classroom ADA Projection	Total Number of Children	Estimated Budget		
						51	595				Totals	16,239	\$10,570,000		

**LOS ANGELES UNIFIED SCHOOL DISTRICT
SCHOOL CONSTRUCTION BOND CITIZENS' OVERSIGHT COMMITTEE**

Stephen English, Chair
L.A. City Controller's Office

John Naimo, Vice Chair
L.A. Co. Auditor-Controller's Office

Pamela Schmidt, Secretary
Early Education Coalition

Maria Cabildo, Executive Committee
LAUSD Student Parent

Ilene Ashcraft, Executive Committee
Tenth District PTSA

Bill Brewington
Thirty-First District PTSA

Eva Hain
AARP

James Herr
L.A. Chamber of Commerce

Joan Sullivan
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Assoc. General Contractors of CA

Paul Escala
CA Charter School Association

Quynh Nguyen
LAUSD Student Parent

Robbie Hunter
L.A. County AFL-CIO

Elizabeth Lugo
LAUSD Student Parent (Alternate)

Becki Nadybal
L.A. Mayor's Office (Alternate)

Wendy Watanabe
L.A. Co. Auditor-Controller's
Office (Alternate)

(Vacant)
American Institute of Architects

(Vacant)
California Tax Reform

Joseph P. Buchman – Legal Counsel
Burke, Williams & Sorensen, LLP

Thomas A. Rubin, CPA
Oversight Committee Consultant

Gary C. Anderson, PhD
Bond Administrator

Daniel Hwang
Administrative Analyst

RESOLUTION 2012-14

BOARD REPORT NO. 238-11/12

**Amendment to the Facilities Services Division Strategic Execution Plan to Add up to Seventy 2012-13
Proposition 39 Charter School Renovation Projects**

WHEREAS, District Staff proposes that the Board of Education Approve an amendment to the Facilities Services Division (FSD) Strategic Execution Plan (SEP) to add up to seventy 2012-13 Proposition 39 Charter School Renovation Projects listed in Attachment A.

WHEREAS, Education Code Section 47614 and its implementing regulation provide for the use of school district facilities by charter schools. The charter schools identified in Attachment A will co-locate on school campuses with existing District schools. This amendment to the SEP will allow bond funds to be utilized for improvements to the identified school campuses as set forth in Attachment A.

WHEREAS, Prior to the passage of Proposition 39 in 2000, the District had a duty under Education Code Section 47614 to provide surplus space to charter schools. Now Education Code Section 47614 provides that "public school facilities should be shared fairly among all public school pupils, including those in charter schools." Education Code Section 47614 also requires the school facilities to be "reasonably equivalent" to those conditions the charter schools' students would be accommodated if they were attending District schools;

WHEREAS, Approval of the proposed action to allow the execution of the work for the up to seventy 2012-13 Proposition 39 Charter School Renovation Projects to permit the charter schools identified in Attachment A to co-locate or share the corresponding District school campus at the start of its educational program in 2012. The proposed seventy projects include approximately 21,587 charter school student seats in 795 classrooms and 70 administrative offices; and

WHEREAS, Funding for this proposal will be provided from local bond dollars provided by Measure K, R and Y, for charter schools. The total cumulative budget for these seventy Charter School renovation projects is not to exceed \$20,055,000; and

Resolution 2012-14

Amendment to the Facilities Services Division Strategic Execution Plan to Add up to Seventy 2012-13 Proposition 39 Charter School Renovation Projects

April 18, 2012

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WHEREAS, the FSD has concluded (1) that amending the FSD SEP to add up to seventy 2012-13 Proposition 39 Charter School Renovation Projects listed in Attachment A, will facilitate implementation of the FSD SEP, and (2) that the proposed amendment will not adversely affect the District's ability to successfully complete the FSD SEP;

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The School Construction Bond Citizens' Oversight Committee (BOC) recommends that the Board of Education adopt an amendment to the FSD SEP to add up to seventy 2012-13 Proposition 39 Charter School Renovation Projects listed in Attachment A.
2. This resolution shall be transmitted to the Los Angeles Unified School District Board of Education and posted on the BOC's website.
3. That a written response, as required by the Charter and Memorandum of Understanding between the District and the BOC shall be provided to the BOC within 30 days, reporting either action taken or proposed to be taken in response to this resolution and each recommendation herein.


ADOPTED on April 18, 2012 by the following vote:

AYES: 8

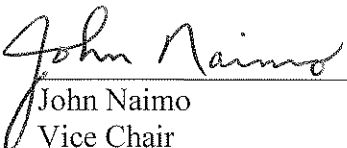
ABSTAIN: 0

NAYS: 0

ABSENT: 5



Steve English
Chair



John Naimo
Vice Chair