

GLENDALÉ UNIFIED SCHOOL DISTRICT
223 North Jackson Street
Glendale, California 91206
(818) 241-3111

BOARD OF EDUCATION
AGENDA

March 26, 2019
Meeting No. 25
Special Meeting

GLENDALE UNIFIED SCHOOL DISTRICT
223 North Jackson Street
Glendale, California 91206
(818) 241-3111

BOARD OF EDUCATION SPECIAL MEETING NO. 25
Administration Center

March 26, 2019
5:00 P.M.

In compliance with Education Code 35144, the presiding officer of the Board of Education is calling a Special Meeting on Tuesday, March 26, 2019 at 5:00 P.M. in Boardroom at the Administration Center, 223 North Jackson Street, Glendale.

In accordance with the Americans with Disabilities Act (ADA) the District will provide accommodations, with reasonable advanced notice, for any individual with a disability needing to access the information herein. Please contact the Glendale Unified School District Public Information Office to request such accommodations.

AGENDA

ITEM

A. OPENING – 5:00 P.M.

- 1. Call to Order**
- 2. Pledge of Allegiance**
- 3. Certification of Compliance**

To accommodate the requirement of Government Code Section 54954.2 in accordance with the Brown Act revisions; the agenda for the meeting was posted on the bulletin board in the Administration Center and the Glendale Unified School District website 24 hours prior to this meeting.

- 4. Approval of Agenda Order**

B. COMMUNICATIONS FROM PUBLIC (On agenda items only)

- 1. Public Communications**

ADDRESSING THE BOARD OF EDUCATION—An individual or group representative may address the Board of Education on any agenda item by completing a request card. Speakers are requested to state their name and address prior to speaking to the Board. Not more than five minutes may be allotted to each speaker and no more than twenty minutes to each subject, except by unanimous consent of the Board of Education. A Speaker's allotted time cannot be deferred to another speaker. Board Members may question the speaker but there will be no debate or decision. The Superintendent may refer the matter to the proper department for review.

C. STUDY SESSION

- 1. Measure S**

4

Staff will lead a discussion on the history of Measure S, review identified priority facilities needs, and provide options to move forward with Measure S project allocations.

D. CLOSED SESSION

- 1. Instructing designated representative, Dr. Kelly King, Interim Superintendent of Schools, regarding collective bargaining matters pursuant to Government Code §54957.6.**

D. CLOSED SESSION - continued

2. Personnel matters relating to the discipline, dismissal and release of school-based employees pursuant to Government Code §54957.
3. Conference with Legal Counsel - Anticipated Litigation – Initiation of litigation pursuant to section 54956.9(c): Two potential cases

E. RETURN TO REGULAR MEETING

F. ADJOURNMENT

GLENDALE UNIFIED SCHOOL DISTRICT

March 26, 2019

STUDY SESSION NO. 1

TO: Board of Education
FROM: Dr. Kelly King, Interim Superintendent
SUBMITTED BY: Stephen Dickinson, Chief Business and Financial Officer
SUBJECT: **Measure S Project Prioritization**

Staff will provide information and lead a discussion to review identified priority facilities needs and provide options to move forward with Measure S Project Allocations.

The agenda for the Study Session includes:

- Historical Background of Measure S
- Highlights of Measure S Timeline
- Measure S Budget Update
- Review of Overcrowding Relief Grant (ORG) Projects
- Closeout Process
- Construction Cost Estimates
- High School Pool Projects Options
- Review of Previous Priority Lists
- Summary of Unallocated Funds
- Next Steps and Direction from the Board



Agenda

- Historical Background of Measure S
- Highlights of Measure S Timeline
- Measure S Budget Update
 - Completed Projects List
 - Master Program Budget
- Review of Overcrowding Relief Grant (ORG) Projects
 - Project Closeout Process
- Construction Cost Estimates
- High School Pool Projects Options
- Review of Previous Priority Lists
- Summary of Unallocated Funds
- Next Steps for Measure S and Direction

2



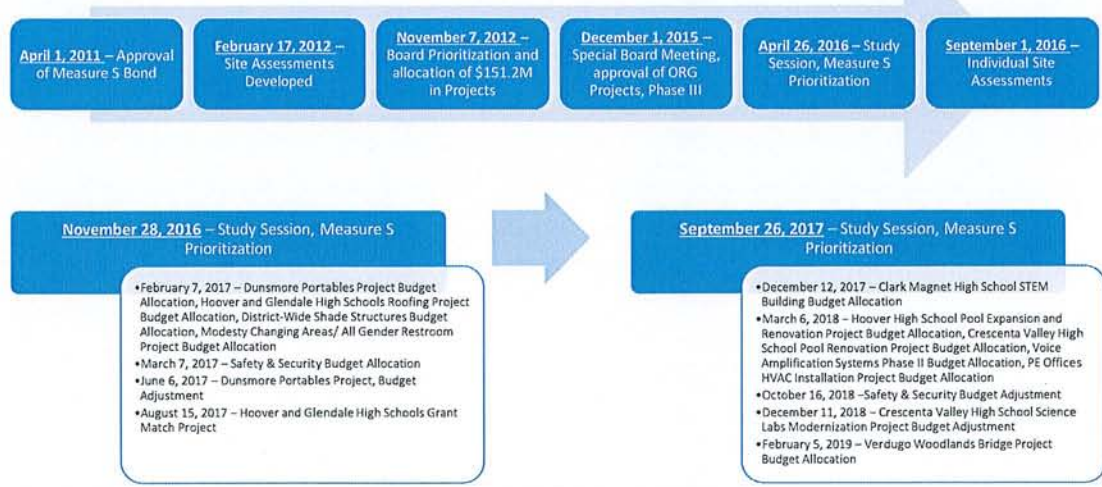
Historical Background of Measure S

- Passage of Measure S Bond in April 2011 (see Attachment A)
 - No defined project priorities or Facilities Master Plan developed
- Facilities Assessments began in 2011
 - Individual Site Needs were developed
 - Site Assessment Reports were generated
- Board Prioritized 5 Categories
 - Safety & Security
 - Instructional Programs
 - Cafeteria/Auditorium/Athletic Field Renovations
 - Functional Assessments
 - Technology Updates

3



Highlights of Measure S – Timeline



Measure S Budget Update

Total Revenue Resources – Through 2023

Funding Source	Amount
Measure S	\$270 million
Deposit to Measure S – from Developer Fees and Capital Outlay	\$25.6 million
CREBS – Phase 1	\$5.2 million
CREBS – Phase 2	\$10.7 million
Developer Fees (estimated, depending on future revenue)	\$10.9 million
ORG State Funds (including Keppel)	\$62.6 million
Prior State Fund (to support Measure S)	\$6.2 million
Prop. 39 State Fund	\$6 million
Prior State Fund (Measure K)	\$11.5 million
RDA Fund (estimated, depending on future revenue)	\$14.1 million
Other 40.1 Funds	\$7.4 million
Nutrition Services	\$1 million
Total Projected Available Revenue	\$431.6 million



Measure S Budget Update (cont.)

Remaining Revenue Resources

Funding Source	Amount
Measure S	\$17.1 million
Deposit to Measure S – from Developer Fees and Capital Outlay	\$13.7 million
CREBS – Phase 1	-
CREBS – Phase 2	-
Developer Fees (estimated, depending on future revenue)	\$10.4 million
ORG State Funds (including Keppel)	-
Prior State Fund (to support Measure S)	\$1.7 million
Prop. 39 State Fund	\$289,000
Prior State Fund (Measure K)	-
RDA Fund (estimated, depending on future revenue)	\$3.6 million
Other 40.1 Funds	-
Nutrition Services	-
Total Remaining Revenue Resources	\$47 million

6



Measure S Budget Update (cont.)

- Developer Fees – School Districts have been authorized by law to impose Developer Fees
 - Fees are to mitigate the impact created by new development within a school district's boundaries on district's current facilities
 - Fees collected may only be expended to accommodate students generated from new development
 - Developer Fees generally cannot be used for the regular maintenance or routine repair of school buildings or facilities; asbestos work other than incidental to regular construction or reconstruction; or deferred maintenance (California Education Code 17620)
- Review of Bond Payment Schedule (see Attachment B)
- Review of Master Program Budget (see Attachment C)

7



Measure S Budget Update (cont.)

- Board Approved Projects In Progress
 - Glendale High School Aquatic Center – Plans have been approved by DSA
 - Verdugo Woodlands Bridge – Plans pending submittal to DSA (see Attachment D)
 - Cloud Pre-School Portables – Construction contract has been awarded by the Board
 - District-Wide Projects – Shade Structures, Voice Amplification Systems, PE Office HVAC, Small Non-Tech Projects, Modesty Changing Areas and Restrooms
 - Deferred Maintenance – Summer Projects and District-Wide Deferred Maintenance
 - Proposition 39 Projects
- Board Approved Future Projects
 - Clark Magnet High School STEM Building – Pending grant application results
 - Hoover High School Pool Expansion and Renovation
 - Crescenta Valley High School Pool Renovation
 - Balboa Portables

8



Completed Projects

Project Name	Board Approval	Final Expenditure
Glendale HVAC Control System & Bldg. 2000 Mechanical System	04/17/2018	\$ 2,794,445
College View	04/17/2018	\$ 23,056,283
Program Shifts: PAEC/PDC/FASO	04/17/2018	\$ 1,626,854
GHS Emergency Power Loss/Electrical - Deferred Maintenance Project	04/17/2018	\$ 222,454
Hoover Field Improvements / Site Development	04/19/2016	\$ 5,961,708
Hoover Special Day Class	04/19/2016	\$ 281,377
Keppel ORG 2-Story Bldg.	04/19/2016	\$ 9,131,594
District Administration Programming	04/19/2016	\$ 78,738
Avid Media Lab at Clark	04/19/2016	\$ 35,595
Technology - Other	04/19/2016	\$ 75,000
Summer 2013 Maintenance Project	04/19/2016	\$ 1,489,749
CVHS Athletic Artificial Turf Field - Def. Maint. Proj.	04/19/2016	\$ 456,485
Administration Bldg. Elevator - Deferred Maint. Proj.	04/19/2016	\$ 27,139
CREB Solar Project - Glendale, Roosevelt	04/19/2016	\$ 2,953,349

9



Completed Projects (cont.)

Project Name	Board Approval	Final Expenditure
Roosevelt Full Site Paint, Window Repl., HVAC, Lights	03/15/2016	\$ 318,064
Clark Building 6000 Electrical Upgrade	03/15/2016	\$ 121,724
Daily Relocatable Classroom	03/15/2016	\$ 208,372
Roosevelt Indoor Bleacher	03/15/2016	\$ 52,467
District-Wide Voice Amplification	03/15/2016	\$ 600,000
Daily H.S. Garden	03/15/2016	\$ 29,368
Solar Project - CVHS	09/15/2015	\$ 1,595,381
Solar Project - Clark	09/15/2015	\$ 1,920,426
Solar Project - Rosemont	09/15/2015	\$ 1,160,941
Solar Project - Columbus	09/15/2015	\$ 1,033,564
Solar Project - Keppel	09/15/2015	\$ 947,451
Solar Project - Monte Vista	09/15/2015	\$ 673,662
Solar Project - Mountain Ave	09/15/2015	\$ 710,464
Total Expenditures		\$ 57,862,654

10



Review of ORG Projects

School Site	Total New Classrooms	Total Bungalows Removed	Measure S Funding	State Funding	Other Funding*	Total Project Budget
Balboa Elementary School	12	12	\$7,086,430	\$7,086,430	-	\$14,172,860
Verdugo Woodlands Elementary School	20	19	\$10,070,841	\$10,070,841	-	\$20,141,682
Fremont Elementary School	20	17	\$9,803,649	\$7,722,626	-	\$17,526,275
La Crescenta Elementary School	16	16	\$9,727,070	\$4,687,357	-	\$14,414,427
Jefferson Elementary School	12	8	\$6,801,903	\$6,801,903	-	\$13,603,806
Muir Elementary School	10	10	\$5,462,004	\$3,696,014	\$1,000,000	\$10,158,018
Glendale High School	10	20	\$5,906,671	\$5,899,297	\$1,000,000	\$12,805,968
Hoover High School	8	3	\$5,451,460	\$4,637,267	-	\$10,088,727
Lincoln Elementary School	6	7	\$5,603,534	\$2,152,464	-	\$7,755,998
R.D. White Elementary School	18	15	\$8,787,866	\$5,568,599	\$1,250,000	\$15,606,465
Totals	132	127	\$74,701,428	\$58,322,798	\$3,250,000	\$136,274,226

*Developer Fees funds

11



Review of ORG Projects (cont.)

- Ten (10) ORG projects were separated into three (3) phases
 - Phase 1: Balboa, R.D. White, and Verdugo Woodlands Elementary School
 - Phase 2: Glendale and Hoover High Schools, and Muir Elementary School
 - Phase 3: Fremont, Jefferson, Lincoln, and La Crescenta Elementary Schools
- Staff is in the process of closing out all projects
 - Projects need to be audited by the Office of Public School Construction (OPSC) because of matching State funds
 - Projects will be presented to the Board for closeout
 - Savings of State funds must be allocated for Capital Projects only
 - Savings of Measure S funds will be returned to Program Reserve to be allocated to future projects
 - No set date for when OPSC audit will be complete

12



Project Closeout Process



13



Construction Cost Estimates

- Staff will present information on estimated costs per square foot of various construction types:
 - Standard/Conventional Construction – wood or steel frame buildings
 - Modular Construction – portable buildings
 - Pre-Fabricated Construction – “Pre-Fast” buildings
 - Reference Attachment E

14



High School Pool Projects Options

- Three pool projects approved by the Board
 - Glendale High School – Board approved to proceed with Option 3 on March 7, 2017 with a budget of \$11 million (\$9.4 million Measure K funds, \$1.6 million Measure S funds)
 - Hoover High School – Board approved the Expansion and Renovation project on March 6, 2018 with a budget of \$5 million (\$3 million Measure S funds, \$2 million Developer Fees funds)
 - Crescenta Valley High School – Board approved the Renovation project on March 6, 2018 with a budget of \$4 million (all Measure S funds)

15



High School Pool Projects Options (cont.)

Hoover High School Pool Project – Three Options

- Option 1 – Basic Upgrade to Existing Facility
 - Estimated budget of \$2.1 million
 - Structural concrete repair to existing chemical and equipment room ceiling and walls
 - Expansion of new chemical room (required due to current code requirements)
 - Construction of a new retaining wall
- Option 2 – Mid-Level Improvement to Existing Pool and Facility
 - Estimated budget of \$4.4 million
 - Removal and replacement of existing concrete pool decking
 - Structural concrete repair to existing chemical and equipment room ceiling and walls
 - Expansion of new chemical room (required due to current code requirements)
 - Re-plaster current pool
 - Installation of new plumbing and drainage system to existing pool
 - Purchase and installation of all new pool equipment, plumbing, and electrical as necessary

(continued on following slide)

16



High School Pool Projects Options (cont.)

Hoover High School Pool Project – Three Options (cont.)

- Option 2 – Mid-Level Improvement to Existing Pool and Facility
 - Complete renovation to existing coaches' office, storage, and shower building
 - Construction of new retaining wall
- Option 3 – Construct New CIF Water Polo Pool and Aquatics Area
 - Estimated budget of \$10 million
 - Demolition of existing pool and supporting equipment buildings
 - Demolition of existing retaining wall and construction of new retaining wall
 - Structural underpinning along north side of pool adjacent to existing football bleacher and shower building
 - Expansion of pool area to provide CIF water polo and swimming
 - Construction of new offices, team room, storage, and shower area
 - Construction of shade structure over spectator seating area
 - Expansion of new chemical room (required due to current code requirements)

17

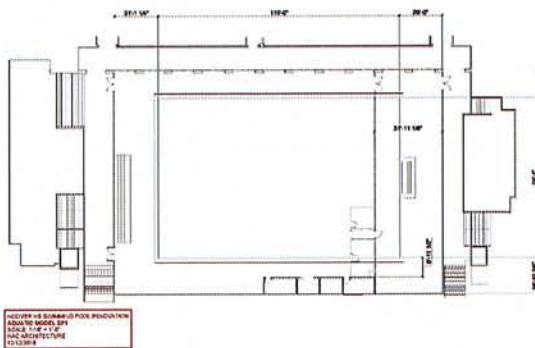


High School Pool Projects Options (cont.)

Current Layout of Hoover High School Pool



Proposed Plan, Option 3 for Hoover High School Pool



18

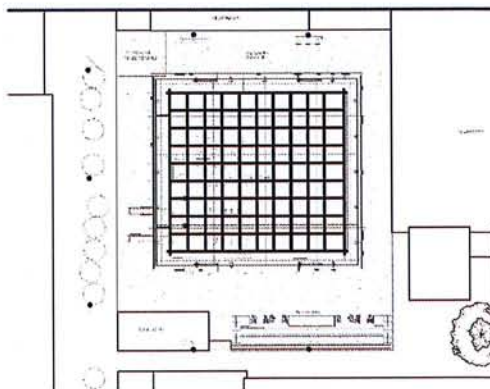


High School Pool Projects Options (cont.)

Current Layout of Crescenta Valley High School Pool



Proposed Plan for Crescenta Valley High School Pool



19



High School Pool Projects Options (cont.)

Current Layout of Hoover High School Pool

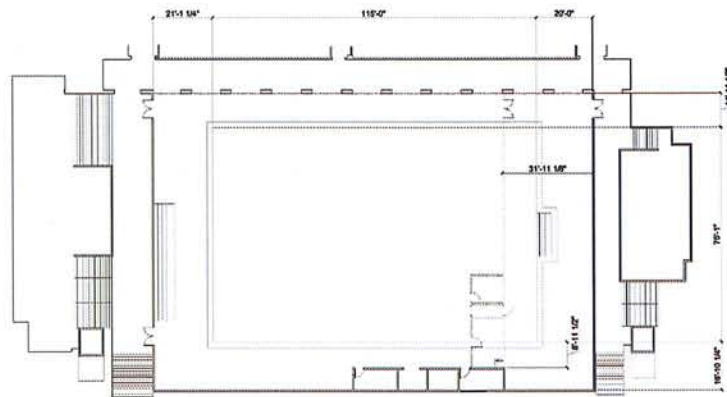


20



High School Pool Projects Options (cont.)

Proposed Plan, Option 3 for Hoover High School Pool



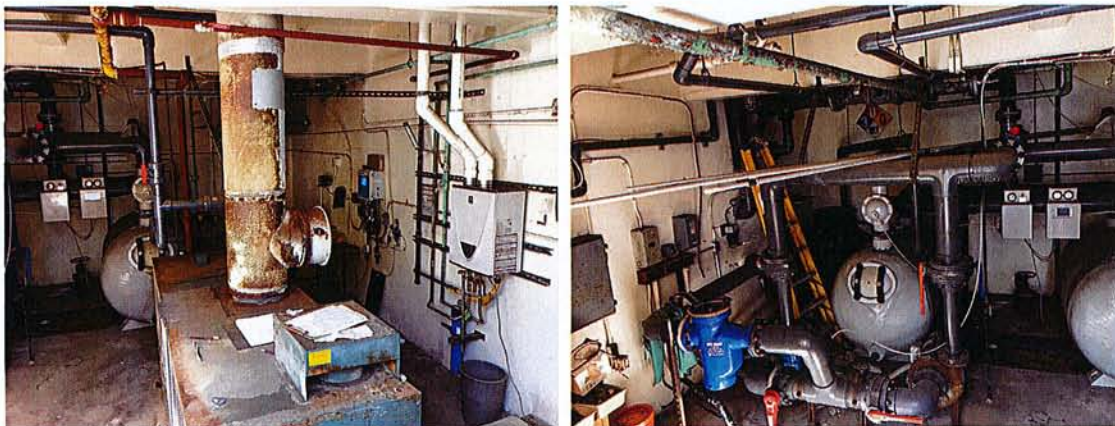
HOVER HS SWIMMING POOL RENOVATION
AQUATIC MODEL SP 1
SCALE: 1/8\"/>

21



High School Pool Projects Options (cont.)

Hoover High School, Equipment and Chemical Storage Room

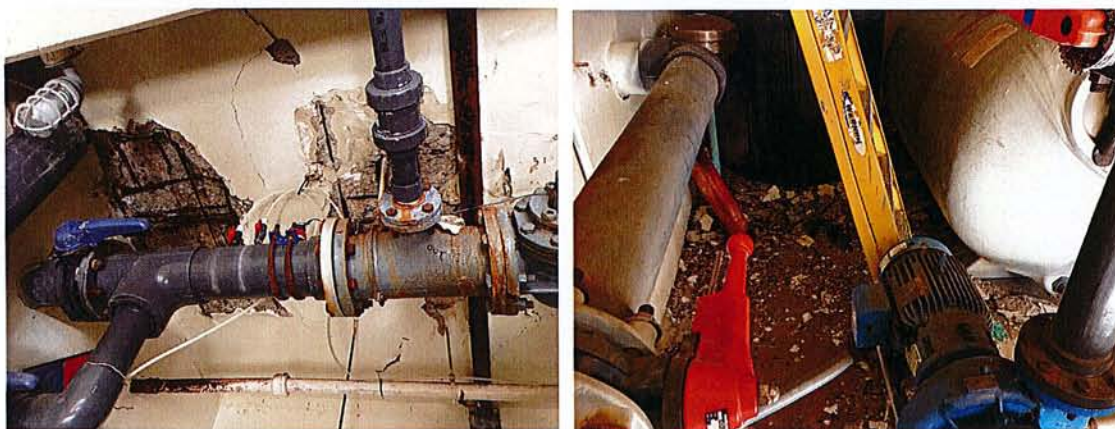


22



High School Pool Projects Options (cont.)

Hoover High School, Equipment and Chemical Storage Room

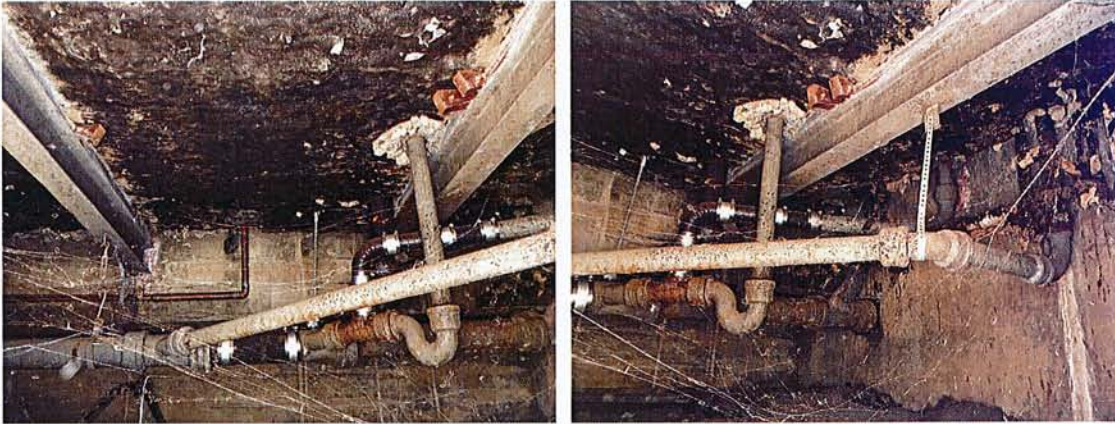


23



High School Pool Projects Options (cont.)

Hoover High School, Drains and Water Lines Under the Deck



24



Review of Previous Priority Lists

- Initial Assessments began in 2011
- In 2016, staff distributed Assessments from 2011 and sought input from principals
 - List of top 5 priorities for each site was compiled
- In 2017, staff reviewed and revised the assessments from 2016 (see Attachment F)
- Staff has also obtained a current Master Plan from Facilities and Support Operations (FASO) staff which includes Deferred Maintenance projects from all schools and District support sites (see Attachment G)

25



Summary of Unallocated Funds

- Funds Available Now:
 - Measure S \$17.1 million
 - Measure S – Developer Fees/Capital Outlay \$13.7 million
 - Measure S – Prior State Funds \$1.7 million
 - Subtotal Funds \$32.5 million
- Funds Dependent on Future Revenue and OPSC Audit
 - Developer Fees \$10.4 million
 - RDA Funds \$3.6 million
 - State Funds from ORG Projects \$10 million
 - Measure S from ORG Projects \$2.5 million
 - Subtotal Funds \$26.5 million
- Total Unallocated Funds \$59 million



Next Steps and Direction

- Consideration of Unfunded District Needs
- Board Discussion and Direction



Questions?

**EXHIBIT A-1
BOND PROJECT LIST**

Every school campus within the Glendale Unified School District will receive Measure ___ bond funds. Bond funds, in conjunction with State matching funds as may become available, will be used to make necessary repairs and upgrades to existing school campuses, as well as replace old bungalow classrooms, and upgrade the technology infrastructure to support student learning. The campuses and support facilities listed below will receive the following repair, upgrade and construction projects as necessary:

<p><u>Elementary Schools</u></p> <p>Balboa Elementary School Cerritos Elementary School Columbus Elementary School Dunsmore Elementary School Edison Elementary School Franklin Elementary School Fremont Elementary School Glenoaks Elementary School Jefferson Elementary School Keppel Elementary School La Crescenta Elementary School Lincoln Elementary School Mann Elementary School Marshall Elementary School Monte Vista Elementary School Mountain Ave. Elementary School Muir Elementary School Valley View Elementary School Verdugo Woodlands Elementary School R.D. White Elementary School</p>	<p><u>Middle Schools</u></p> <p>Roosevelt Middle School Rosemont Middle School Toll Middle School Wilson Middle School</p> <p><u>High Schools</u></p> <p>Clark Magnet High School Crescenta Valley High School Daily High School Glendale High School Hoover High School</p> <p><u>Specialty Schools and Support Facilities</u></p> <p>College View School Cloud Pre-School Pacific Avenue Education Center Verdugo Academy Facility and Support Operations Professional Development Center District Administration Building</p>
---	---

1. Complete health and safety improvements required to comply with current student safety standards and codes, including removing hazardous materials, upgrading automatic fire alarms, and communication and security systems
2. Improve student access to classroom computers and modern technology by upgrading electrical and technology infrastructure and distribution, as well as replacing systems as necessary to include energy conservation
3. Complete major repairs, renovations and upgrades to school sites including replacing outdated electrical systems, sewer, water, gas, paving, walkways, fencing, and drainage systems
4. Complete major upgrades and renovations to building exteriors and interiors, such as walls, painting, lighting, roofing, floor coverings, doors and hardware

5. Upgrade science labs at middle and high schools as necessary to support instructional programs and provide advanced courses now required by colleges and universities for admission
6. Provide facilities and equipment necessary to effectively implement career and technical programs so students can compete for today's in-demand jobs
7. Update and improve building systems including heating, ventilation and plumbing systems to reduce energy bills and qualify the District for energy incentive funds
8. Upgrade the technologies and systems in school facilities to support arts and music programs
9. Improve access to classrooms, science labs and other school facilities for students with disabilities in compliance with Federal and State mandated Americans with Disability Act (ADA) requirements
10. Evaluate and implement solar, wind, and other energy generation systems to improve environmental sustainability and effectively reduce on-going energy and utility costs incurred by the District
11. Construct, furnish and equip new classrooms to replace outdated/aging portable classrooms
12. Renovate, expand, and construct student support facilities throughout the District as needed
13. Acquire and install instructional, maintenance, and operational equipment including but not limited to: desks, computers, printers/reprographic equipment, computer stations, smart boards, whiteboards, tack boards; science, art, and instrumental program equipment; window coverings, cafeteria tables, and maintenance equipment to the extent permitted by law
14. Modernize College View School with expanded facilities as needed to support the programs for students with special needs
15. Increase student safety by improving drop-off/pick-up areas, parking and traffic circulation
16. Upgrade and replace as necessary outdoor play equipment, protective play surfaces, and fields as needed to meet new safety standards and keep our children healthy
17. Provide adequate shade structures and lunch shelters to protect students
18. Expand and upgrade multi-purpose rooms, cafeterias and kitchen areas as needed to efficiently prepare food and serve students in a safe and sanitary environment
19. Refinance or retire existing debts and leases in order to secure more favorable terms for taxpayers and/or free up funding for classroom instruction

Priority of Projects

The listed projects will be prioritized and completed as needed with the following projects being prioritized first: items with immediate impact on instruction; projects dealing with safety and security; items which can be easily addressed and have an equity focus; projects that maximize additional funding resources or that generate ongoing funding or expense reduction and the initiation of architectural plans for future construction projects.

Project Costs

Each project is assumed to include its share of furniture, equipment, architectural, engineering, and similar planning costs, program/project management, staff training expenses and a customary contingency for unforeseen design and construction costs. In addition to the listed projects stated above, the Project List also includes the acquisition of a variety of instructional, maintenance and operational equipment, including the reduction or retirement of outstanding lease obligations and interim funding incurred to advance fund projects from the Project List; installation of signage and fencing; payment of the costs of preparation of all facility planning, facility studies, assessment reviews, facility master plan preparation and updates, environmental studies (including environmental investigation, remediation and monitoring), design and construction documentation, and temporary housing of dislocated District activities caused by construction projects. In addition to the projects listed above, the repair and renovation of each of the existing school facilities may include, but not be limited to, some or all of the following: renovation of student and staff restrooms; repair and replacement of heating and ventilation systems; upgrade of facilities for energy efficiencies; repair and replacement of worn-out and leaky roofs, windows, walls, doors and drinking fountains; installation of wiring and electrical systems to safely accommodate computers, technology and other electrical devices and needs; upgrades or construction of support facilities, including administrative, physical education and performing arts buildings and maintenance yards; repair and replacement of fire alarms, emergency communications and security systems; resurfacing or replacing of hard courts, turf and irrigation systems and campus landscaping; expand parking; install interior and exterior painting and floor covering; demolition; and construction of various forms of storage and support spaces, upgrade classrooms, repair, upgrade and install interior and exterior lighting systems; replace outdated security fences and security systems. The upgrading of technology infrastructure includes, but is not limited to, computers, LCD projectors, portable interface devices, servers, switches, routers, modules, sound projection systems, laser printers, digital white boards, document projectors, upgrade voice-over-IP, call manager and network security/firewall, wireless technology systems and other miscellaneous equipment and software.

The allocation of bond proceeds will be affected by the District's receipt of State matching funds and the final costs of each project. In the absence of State matching funds, which the District will aggressively pursue to reduce the District's share of the costs of the projects, the District will not be able to complete some of the projects listed above. The budget for each project is an estimate and may be affected by factors beyond the District's control. Some projects throughout the District, such as gyms, fields and performing arts facilities, may be undertaken as joint use projects in cooperation with other local public or non-profit agencies.

The final cost of each project will be determined as plans and construction documents are finalized, construction bids are received, construction contracts are awarded and projects are completed. Based on the final costs of each project, certain of the projects described above may be delayed or may not be completed. Demolition of existing facilities and reconstruction of facilities scheduled for repair and upgrade may occur, if the Board determines that such an approach would be more cost-effective in creating more enhanced and operationally efficient campuses. Necessary site preparation/restoration/acquisition may occur in connection with new construction, renovation or remodeling, or installation or removal of

relocatable classrooms, including ingress and egress, removing, replacing, or installing irrigation, utility lines, trees and landscaping, relocating fire access roads, and acquiring any necessary easements, licenses, or rights of way to the property. Proceeds of the bonds may be used to pay or reimburse the District for the cost of District staff when performing work on or necessary and incidental to bond projects. Bond proceeds shall only be expended for the specific purposes identified herein. The District shall create an account into which proceeds of the bonds shall be deposited and comply with the reporting requirements of Government Code § 53410.

GLENDALE UNIFIED SCHOOL DISTRICT

Business Services

January 17, 2019

TO: Dr. Winfred B. Roberson, Jr., Superintendent
FROM: Stephen Dickinson, Chief Business and Financial Officer
SUBJECT: Board Question – Bond Payment Schedule

This is a follow-up to the Board question regarding District's bond payment schedule. Attached pages from the District's most recent audit report outline the bond payment schedules for Measure "K" and Measure "S" Bonds.

The first two pages explain the history of the issuance and refunding of the Bonds. The third page (Pg. 33) is a summary of the Measure "K" and Measure "S" Bond payment schedule. Measure "K" bonds will be paid off in 2029. The current Measure "S" bonds will be paid off in 2042, but there is still \$38 million to be issued.

GLENDALE UNIFIED SCHOOL DISTRICT
NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2018

NOTE 9: LONG-TERM DEBT – SCHEDULE OF CHANGES

A schedule of changes in long-term debt for the year ended June 30, 2018 is presented herein.

	Balance July 1, 2017	Additions	Reductions	Balance June 30, 2018	Amount Due in One Year
General obligation bonds	\$ 355,860,548	\$ -	\$ 12,235,000	\$ 343,625,548	\$ 12,355,000
Capital appreciation interest	22,239,711	6,492,262	-	28,731,973	-
Premium on general obligation bonds	16,487,273	-	1,428,015	15,059,258	-
Total general obligation bonds	<u>394,587,532</u>	<u>6,492,262</u>	<u>13,663,015</u>	<u>387,416,779</u>	<u>12,355,000</u>
Clean renewable energy bonds	14,994,483	-	492,927	14,501,556	806,852
City of Glendale loan	1,302,035	-	143,918	1,158,117	169,675
Net pension liability	247,389,742	39,558,166	-	286,947,908	-
Net OPEB obligation *	71,844,414	4,093,986	-	75,938,400	-
Early retirement incentive	745,325	-	745,325	-	-
Compensated absences	3,214,581	177,316	-	3,391,897	-
Total	<u>\$ 734,078,112</u>	<u>\$ 50,321,730</u>	<u>\$ 15,045,185</u>	<u>\$ 769,354,657</u>	<u>\$ 13,331,527</u>

* The July 1, 2017 balance has been restated by \$53,236,192 for the cumulative effect of the adoption of Accounting Standards Board Statement 75, *Accounting and Financial Reporting for Postemployment Benefits Other than Pensions*. This includes the District's Postemployment Medical Benefits Plan and the Medicare Premium Payment Program. See Note 18.

The City of Glendale loan, net pension liability, early retiree incentive and compensated absences are liquidated by the General Fund. The postemployment healthcare benefits are liquidated through the Self-Insurance Fund. The general obligation bonds are liquidated through property tax collections as administered by the county. The clean renewable energy bonds are liquidated by the Special Reserve Fund for Capital Outlay Projects.

NOTE 10: GENERAL OBLIGATION BONDS

On June 3, 1997, the voters approved the issuance of bonds (Measure K), not to exceed \$186,000,000 for the construction, improvement, alteration and rebuilding of education facilities within the District.

Between 1997 and 2004, the District issued bonds, Series A through G, totaling \$186,000,000. In 2009-2010, the District issued two refunding bonds (Refunding Bonds 2009 and 2010) to current refund Series A, B and C and advance refund portions of Series D. In 2011-2012, the District issued two refunding bonds (Refunding Bonds 2011 and 2012) to advance refund portions of Series E, F and G.

On April 5, 2011, the voters approved the issuance of bonds (Measure S), not to exceed \$270,000,000 for the construction, improvement, alteration and rebuilding of education facilities within the District.

GLENDALE UNIFIED SCHOOL DISTRICT

NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2018**NOTE 10: GENERAL OBLIGATION BONDS**

On August 4, 2011, the District issued Series A, A-1 and A-2, totaling \$53,999,985. Series A-1 was issued as "New Clean Renewable Energy Bonds" and intends they be "Specified Tax Credit Bonds" which makes the District eligible for a refundable credit from the United States Treasury. On August 26, 2014, the District issued Series B₇ totaling \$70,000,000.

On October 14, 2015, the District issued \$17,175,000 of 2015 Refunding Bonds, Series A. The proceeds were used to advance refund a portion of the District's outstanding 2009 Refunding Bonds through the deposit of the proceeds, including a premium of \$3,098,958 to an escrow fund. The principal balance of \$17,175,000 will be redeemed in full on September 1, 2019, by the refunding escrow agent.

On October 14, 2015, the District issued \$84,830,563 of 2015 Refunding Bonds, Series B (2021 Crossover). The District intends to apply the net proceeds of the sale of the bonds on the crossover date, 9/1/2021, at a redemption price equal to the outstanding principal thereof, plus accreted interest to the 2011 Bonds, Series A (2011 Refunding Bonds). Until the crossover date, the net proceeds of the 2021 Crossover Bonds will be held with a fiscal agent and invested in certain federal securities that will provide for the payment of interest on the bonds through the crossover date. On the crossover date, funds on deposit with the fiscal agent will be applied to the redemption of the 2011 Refunded Bonds.

On August 18, 2016, the District sold \$70 million of General Obligation Bonds (Measure S), Series C. The bonds were sold with an interest rate of 2.0% to 4.0% and have a final maturity in September 2039.

The balance of all of the bonds refunded was \$9,260,500 less than the amount paid into the escrow account. This amount is recorded as a deferred charge on the statement of net position and amortized to interest expense over the life of the new debt. Amortization of \$611,829 was recognized during 2017-2018.

GLENDALE UNIFIED SCHOOL DISTRICT
NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2018

NOTE 10: GENERAL OBLIGATION BONDS

The outstanding general obligation bonded debt of the District at June 30, 2018 is as follows:

General Obligation Bonds	Date of Issue	Date of Maturity	Interest Rate %	Amount of Original Issue	Outstanding June 30, 2018
Measure K:					
Refunding Bonds					
2009	12/1/2009	9/1/2019	3.00-5.00	\$ 46,750,000	\$ 7,420,000
2010	6/3/2010	9/1/2026	0.09-5.00	28,250,000	18,735,000
2011	7/28/2011	9/1/2027	2.00-5.00	21,555,000	15,595,000
2012	3/14/2012	9/1/2029	2.00-4.25	22,930,000	22,615,000
2015	10/14/2015	9/1/2024	4.00-5.00	<u>17,175,000</u>	<u>17,020,000</u>
Total Measure K				<u>136,660,000</u>	<u>81,385,000</u>
Measure S:					
Series A	8/4/2011	9/1/2041	4.45-7.00	46,879,985	46,879,985
Series A-1	8/4/2011	9/1/2027	4.70	4,300,000	4,300,000
Series B	8/26/2014	9/1/2039	2.00-5.00	70,000,000	61,595,000
Series C	8/18/2016	9/1/2039	2.00-3.00	70,000,000	64,635,000
Refunding Bonds					
2015 Series B	10/14/2015	9/1/2041	3.00-4.00	<u>84,830,563</u>	<u>84,830,563</u>
Total Measure S				<u>276,010,548</u>	<u>262,240,548</u>
Total				<u>\$ 412,670,548</u>	<u>\$ 343,625,548</u>

The annual debt service requirements to maturity for general obligation bonds are as follows:

Year Ending June 30,	Principal	Interest	Accreted Interest	Interest Subsidy
2019	\$ 12,355,000	\$ 10,073,469	\$ -	\$ (142,674)
2020	9,090,000	9,647,019	-	(142,674)
2021	9,475,000	9,220,431	-	(142,674)
2022	9,458,601	8,790,131	746,399	(142,674)
2023	10,305,157	8,337,206	644,843	(142,674)
2024-2028	59,434,927	35,357,494	11,420,073	(642,033)
2029-2033	70,299,843	26,142,740	51,150,157	-
2034-2038	84,385,081	17,676,925	80,994,919	-
2039-2042	<u>78,821,939</u>	<u>4,988,950</u>	<u>61,103,061</u>	<u>-</u>
Total	<u>\$ 343,625,548</u>	<u>\$ 130,234,365</u>	<u>\$ 206,059,452</u>	<u>\$ (1,355,403)</u>

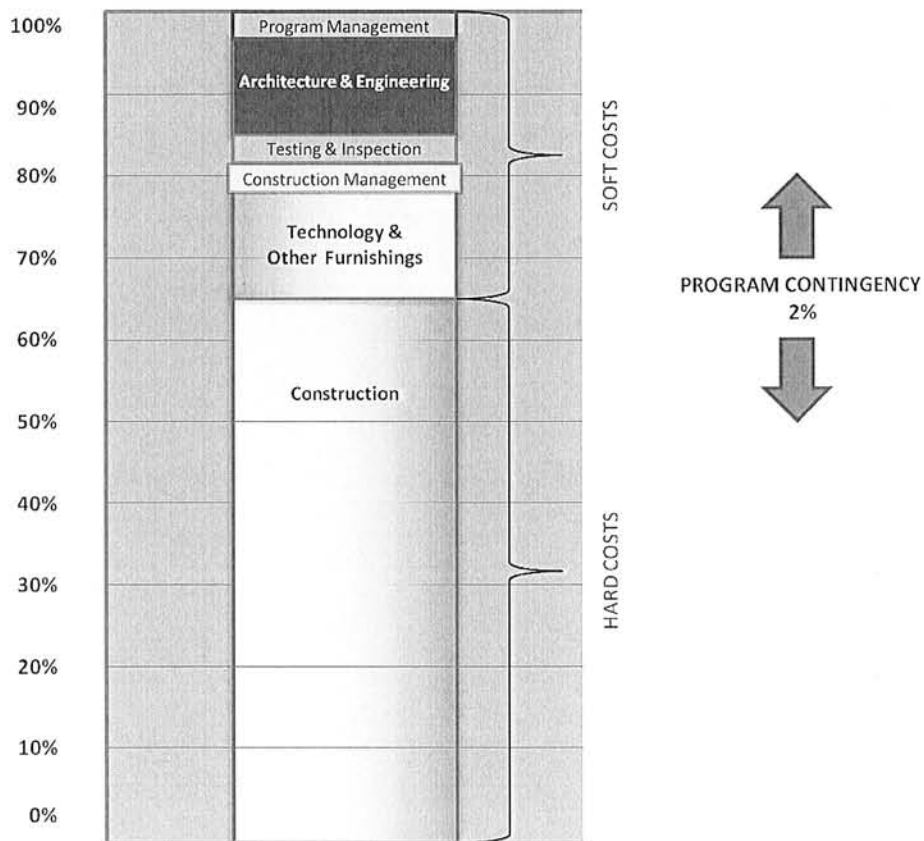
4.0 Summary of Costs

Cost Overview

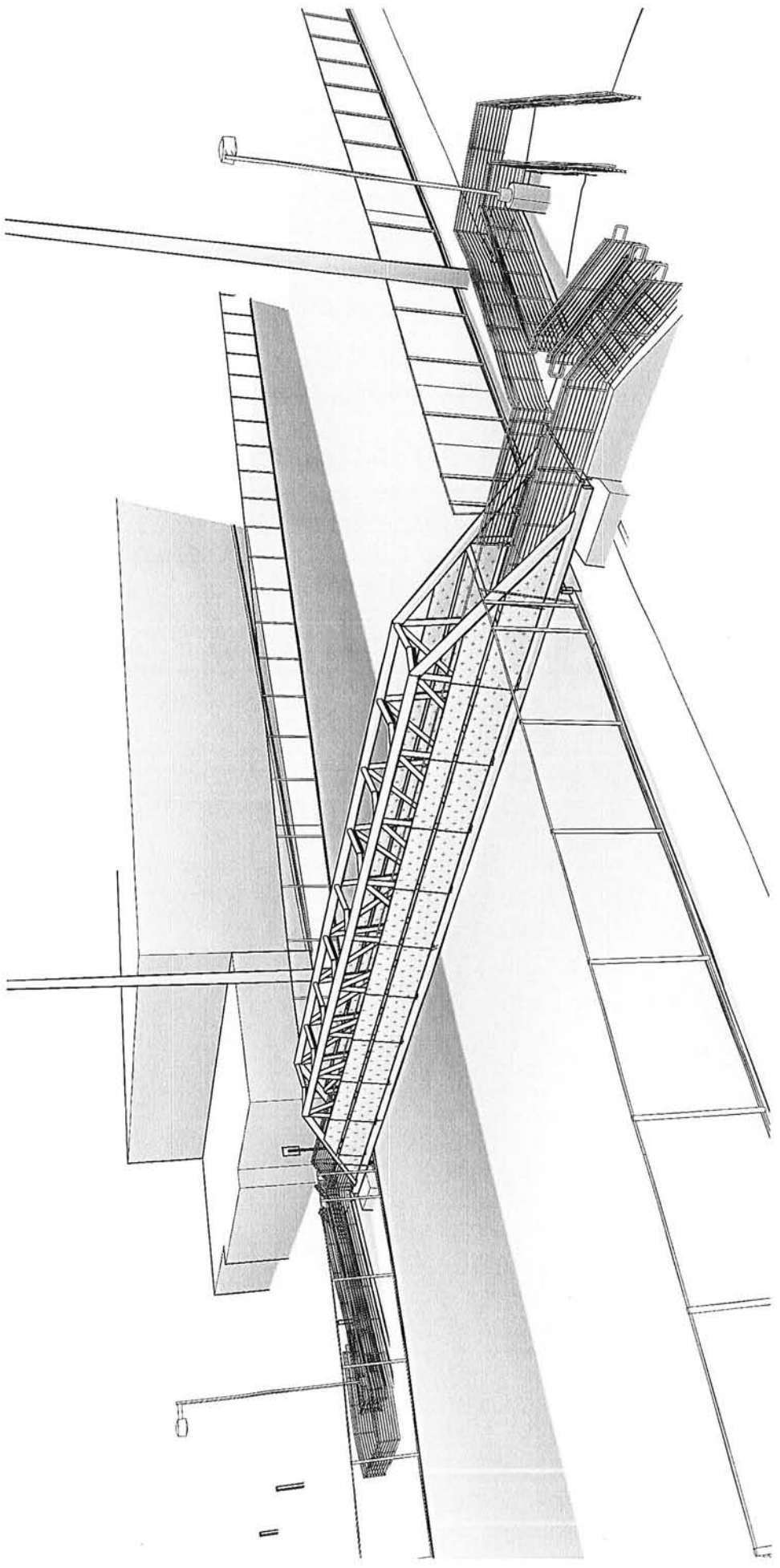
A cost analysis was performed on the listing of identified project needs by Cumming, a firm that provides management and project cost estimation services. This estimate was done on a very broad scale, and once specific projects are chosen, a detailed review and cost estimation will be performed. As projects are developed, cost projections will change several times. This will occur at the various phases: schematic, design development, and construction document. The final cost will be determined based upon actual construction costs, inclusive of change orders.

Soft Cost Allocation

Once scope is identified, project costs are updated factoring the Total Project costs associated with the improvements, including soft costs comprised of - cost escalations (factoring when the projects are planned to be built), construction and program contingencies, interim housing, as well as furnishings and technology, fees, and other associated soft costs. A 2% Program Contingency is reserved for unanticipated needs over the life of the program. Only highest priority projects will be selected for the initial 3-year period.



Soft Cost Percentages



ATTACHMENT E

Construction Cost Estimates

Information to Follow

ATTACHMENT F
Site Assessments - School-Identified Priorities
2017

Elementary Schools				
School Name	Priority:	Notes:	Cost Estimate	Funding
Albion	1	Bigger resource room		
	2	Seating and green space at slope area		\$250,000
	3	New student drop off area		\$185,176
	4	Staff parking		
	5	Additional landscaping		\$150,142
Cerritos	1	Building B (Kindergarten)		\$67,277
	2	Covering for lunch tables and drinking fountain	(to fully cover tables/fountain)	\$650,000
	3	Stalls/walls/separations in TK/K bathrooms	for privacy	\$30,000
	4	Modify restrooms in front of auditorium	into storage	
	5	Covered walkway from Building D and E		\$89,371
	6	Add 3 Security Cameras		\$15,000
	7	Solar PV arrays on site		
Columbus	1	Cafetorium and lunch shelter		\$1,414,006
	2	Electronic marquee		\$172,449
	3	Upgrade education technology		\$977,386
	4	Building 1000 (Admin/Classrooms)	reconfigure admin, storage	\$1,226,096
	5	Need more lunch seating - need shelter		\$450,000
Dunsmore	1	Add 6 bungalows for program expansion	Japanese dual language FLAG	\$425,000
	2	Upgrade site security/safety	enclose electrical switch equip	\$472,770
	3	Shade structures	at kindergarten play structures	\$143,886
	4	Upgrade education technology	additional outlets in classrooms	\$912,707
	5	Auditorium/MPR Upgrade		\$850,000
	6	Add 1 Camera at lunch tables		\$15,000
Edison	1	Electronic marquee		\$53,622
	2	Upgrade building exit doors	gym/connecting doors to city	
	3	Additional Chromebooks	for growing student population	
	4	Shade structures	(not feasible, no DSA closeouts)	
	5	Upgrade landscaping		\$107,244
	6	Add 3 Cameras & relocate 3 cameras		\$22,500
Franklin	1	Want audio system for old building	to match new building	\$5,500/room
	2	New computer lab equipment	computers are outdated	
	3	Shade structures	in K yard by dismissal gate	\$250,237
	4	Give old building some care - paint/windows		\$105,000
	5	Upgrade cafetorium		\$755,307
Fremont	1	Shade structure	at play area	\$91,158
	2	Upgrade kitchen/cafetorium	renovate/expand dining area	\$1,750,000
	3	Building C restroom renovation	ADA compliance	\$65,000
	4	Provide on-site parking	for ADA stalls and staff	\$134,056
	5	Upgrade auditorium	ADA lift to stage	\$200,000
	6	Add 1 Camera at kinder		\$5,000
Glenoaks	1	Provide artificial turf at playfield	heavy turf use	\$280,000
	2	Building 2000	upgrade classrooms	\$1,500,000
	3	New cafeteria/kitchen/MPR	new facility	\$2,323,634
	4	Resurface basketball courts and backboards	cracked courts/missing boards	\$250,000
	5	Shade structures		
	6	Add 1 camera at computer lab		\$5,000
Jefferson	1	Upgrade cafetorium/kitchen/lunch shelter	renovate, new kitchen equip.	\$2,240,839
	2	Shade structures	at playgrounds	\$332,817
	3	Additional playground equipment		\$275,000
	4	Solar PV arrays on site		

ATTACHMENT F
Site Assessments - School-Identified Priorities
2017

Kappel	5	Handball walls		\$30,000	ORG
	6	Add 1 camera at computer lab		\$5,000	Measure S
La Crescenta	1	Replace windows in buildings	all existing bldgs.	\$1,172,373	
	2	New computer lab			
	3	New drop-off area with shade structure		\$70,239	Measure S
	4	Resurface playground	cracks in playgrnd/sloped area	\$561,908	
	5	Upgrade education technology	campus wide	\$1,402,189	
Lincoln	1	Replace all windows	campus wide, all buildings	\$1,400,000	
	2	Upgrade lunch shelter		\$178,740	ORG
	3	Upgrade kitchen/cafetorium/EEELP/library	bldg, HVAC, kitchen equipment	\$1,488,483	
	4	Upgrade site drainage and landscaping	regrading, new landscaping	\$233,739	ORG
	5	Renovate building 1000	ADA compliance	\$3,116,093	
	6	Shade structures			Measure S
Mann	1	Paint classrooms			
	2	Repair damaged retaining walls		\$162,654	
	3	Replace all windows	campus wide, all buildings	\$1,114,014	
	4	Provide tackable wall surfaces	all existing classrooms	\$106,030	
	5	Renovate/upgrade courtyard	between bldgs 2000 and 4000	\$35,033	
	6	Shade structures			Measure S
Marshall	1	Additional security cameras			
	2	Electronic marquee		\$89,371	
	3	Enlarge lunch shelter		\$240,000	
	4	Upgrade building 3000	HVAC, lighting, int./exterior	\$2,305,282	
	5	Upgrade HVAC	all existing buildings	\$945,440	
	6	Add 9 cameras		\$45,000	Measure S
Monte Vista	1	New cafeteria/kitchen building	outdated and undersized	\$1,975,090	
	2	Upgrade kindergarten playground	not ADA compliant equipment	\$978,608	
	3	New artificial turf	at dirt areas in playground	\$536,250	
	4	Resurface playground asphalt	seal coat and stripe	\$536,222	
	5	Building 3000 (auditorium)	sound, lighting, stage, curtains	\$815,605	
Mountain Ave.	1	Remove portables/new building	new bldg, not part of ORG prog	\$10,000,000	
	2	Replace windows/wood trim	all buildings	\$801,448	
	3	Replace asphalt paving	throughout campus	\$1,340,558	
	4	Replace casework at classrooms	all buildings	\$316,353	
	5	Upgrade and secure staff parking	remove kiln, ADA parking area	\$1,340,558	
	6	Add 1 camera facing field area east		\$5,000	Measure S
Muir	1	Voice amplification system in all classes		\$5,500/room	
	2	Blinds for windows in main and principal's off.			
	3	New roof system	all existing buildings	\$385,244	
	4	Replace main entrance and central stairways	concrete stairs decaying	\$178,741	
	5	New staff lounge/conference area/workroom	reconfigure admin area	\$893,706	
R.D. White	1	Upgrade AC system	high priority	\$2,000,000	Prop 39
	2	Old building needs fresh paint	interior of building, colors	\$140,000	
	3	Some broken windows need replacement			Def Maint
	4	New parking area for staff	10-15 spaces	\$279,429	
	5	Upgrade site lighting	throughout campus	\$80,000	
Valley View	1	Upgrade cafeteria and kitchen		\$80,000	
	2	Building 1000	exterior/interior renovation	\$7,417,917	
	3	Upgrade playground beyond construction			ORG
	4	Upgrade outdoor lunch benches/eating area		\$60,000	
	5	Student on-site drop off		\$144,779	
	6	Remove/replace wood frame windows, 1000b	FASO Summer projects 17/18	\$200,000	Measure S
	1	Shade structures		\$203,766	Measure S

ATTACHMENT F

**Site Assessments - School-Identified Priorities
2017**

	2	Artificial turf at lower playfield		\$203,764	
	3	MPR (cafeteria) sound, lighting, data		\$125,000	
	4	Create library/media center		\$6,166,568	
	5	Upgrade building 1000	replace doors, ceiling tiles	\$785,294	
	6	Replace HVAC systems for the school	FASO Summer projects 17/18	\$470,000	Def Maint
Verdugo Woodlands					
	1	New multi-purpose building	combined w/new lunch shelter	\$3,485,452	
	2	Add second bridge over drainage channel		\$390,000	ORG
	3	New car drop-off / pick-up area			
	4	Shade structures for kindergarten areas		\$150,000	ORG
	5	New playground/structure/field/track	upper playground and K yard	\$200,000	ORG
Cloud Pre-School					
	1	2 Staff adult restrooms in the SPED Location			40.1
	2	1 Adult restroom in dining room/work room			
	3	Renovate Admin Area	reconfigure office areas		
	4	Speech therapy building	new portables	\$625,593	40.1
	5	Shade structures	at play apparatus	\$363,669	Measure S
Middle/High Schools					
Roosevelt MS		Priority:	Notes:	Cost Estimate	
	1	Replace cafeteria/kitchen (building 1000)		\$8,763,544	
	2	Upgrade site security cameras	shorted ten cameras		Measure S
	3	Sound/microphones in classrooms	dance, foods, science rooms	\$5,500/room	
	4	Electronic marquee sign	(principal has \$40k quote)	\$134,056	
	5	Upgrade educational technology	need more Chromebooks	\$2,282,704	
Rosemont MS					
	1	Building 6000 (Classroom)		\$1,977,786	
	2	Gender neutral bathrooms	upgrade 6000 buliding		Measure S
	3	Upgrade basketball surface		\$160,867	
	4	New perimeter security fencing	replace corroded fencing/posts	\$536,223	
	5	Bldg 4000-replace/modify lockers/locker rms	HVAC in teachers' offices	\$3,142,266	
	6	Add 10 cameras		\$50,000	Measure S
Jill MS					
	1	Building 4000 (gym)	including coaches' offices	\$2,464,237	
	2	Additional security cameras	3-5 more		Measure S
	3	Upgrade educational technology	campus wide	\$3,858,097	
	4	Paint interior/exterior-incl. Toll green stripe	(like other MS have)	\$210,000	
	5	Kitchen building	joint use with Keppel		
Wilson MS					
	1	Replace windows, all existing buildings	abatement issues	\$1,600,000	
	2	Add HVAC to buildings 1000, 3000, and 4000	gym, fitness rm, aud, cafeteria	\$946,268	
	3	Building 4000 (auditorium)	new stage, lighting, seating, etc.	\$1,273,531	
	4	Building 3000 (gym)	flooring, locker rm, showers	\$2,190,608	
	5	Lunch shelter	new tables, benches	\$230,575	
	6	Reroof 4000 building	FASO Summer projects 17/18	\$180,000	Def Maint
Clark Magnet HS					
	1	New addition to building 6000	increase lab storage spaces	\$6,000,000	
	2	Building 5000	replace concrete, rusted railing	\$1,585,596	
	3	Gym building improvements (fan/lights done)	big fans, flooring, bleachers	\$958,589	
	4	New site fencing	throughout campus	\$53,622	
	5	Upgrade site drainage	improve storm water mngmt	\$182,315	
	6	Reroof 6000 building	FASO Summer projects 17/18	\$150,000	Def Maint
Crescenta Valley HS					
	1	Stadium seating, stadium lighting		\$3,000,000	
	2	Regulation size pool		\$5,000,000	
	3	AC in weight room, auditorium, gym			
	4	Redo 8000 building, for STEAM vision			
	5	Add 8 cameras		\$40,000	Measure S
	6	Summer Projects (roofing, gym floor)	FASO Summer projects 17/18	\$200,000	Def Maint
Glendale HS					
	1	Buiding 5000 (Gym/Locker rooms)	renovate rooms and add HVAC	\$5,445,544	
	2	Building 7000 (art/music/const academy)	room renovation, HVAC upgr.	\$2,010,613	
	3	Building 8000 (Music)	renovate existing rooms	\$249,097	
	4	New stadium facilities	if available		

ATTACHMENT F

**Site Assessments - School-Identified Priorities
2017**

over HS	5	Add 5 cameras		\$25,000	Measure S
	6	Replace HVAC in 4000 bldg, 3rd floor	FASO Summer projects 17/18	\$273,177	Def Maint
	7	Replace HVAC in 4000 bldg, 4th floor	Prop 39 project	\$258,478	Def Maint
Daily HS	1	Upgrade 9000 building	gym flooring, windows, HVAC	\$2,320,792	
	2	Upgrade science classrooms	room layout, HVAC, ADA	\$11,727,968	
	3	Upgrade building 6000	weight room, consession stand	\$2,914,310	
	4	Cafeteria, art and music classrooms	kitchen/dining room upgrade	\$330,221	
	5	Competitive pool facility	pool heat, ADA showers/locker	\$5,000,000	
	6	Add 20 cameras		\$100,000	Measure S
	1	Additional classroom building and admin space		\$3,141,376	
	2	Electronic marquee sign		\$68,747	
	3	Shade structures		\$68,747	Measure S
	4				
	5				
			\$	158,723,836.00	

Master Plan Maintenance

Category	School Name	Scope of Work	Cost
Bleachers	Various Sites	Repair/ Replace Bleachers	\$ 999,000.00
Carpentry	Various Sites	Ceilings, doors, ball walls, portable classroom repairs	\$ 1,596,647.00
Electrical	Various Sites	Upgrade/replace lighting, panels, power outlets, circuits, etc.	\$ 690,000.00
Energy Mgmt'n't	District Wide	Upgrade software and add facilities	\$ 2,500,000.00
Fencing	Various Sites	Replace exterior and interior fencing, add gates	\$ 1,116,223.00
Field Renovation	Various Sites	Field Renovation/Irrigation; repair erosion	\$ 920,000.00
Flooring	Various Sites	Replace/repair carpet and flooring; refinish gym floors	\$ 1,969,000.00
General Maint.	Various Sites	Locker repair/replacement, railing replacement, elevator replacement, etc.	\$ 2,035,000.00
HVAC	Various Sites	New HVAC system installation, repair/replace current HVAC and wiring, etc.	\$ 4,910,440.00
Lighting	Various Sites	Replace lighting - exterior, cafeterias, gyms, locker rooms, etc.	\$ 1,158,058.00
Masonry	Various Sites	Repair concrete walkways, stairs, retaining walls, etc.	\$ 1,876,395.00
Painting	Various Sites	Paint exterior, interior classrooms, hallways/walkways, etc.	\$ 2,280,000.00
Paving	Various Sites	Resurface/replace playground and parking asphalt, re-grading, etc.	\$ 3,492,647.00

Master Plan Maintenance

Playground	Various Sites	Replace playground equipment and matting	\$ 2,875,000.00
Plumbing	Various Sites	Repair/replace piping, sewer lines, stormwater drains, etc.	\$ 2,062,315.00
Pools	Various Sites	Replace Existing Pool Tile/Repair Concrete Decking	\$ 1,000,000.00
Roofing	Various Sites	Restore/re-roof buildings and lunch shelters, replace duct work, etc.	\$ 4,368,424.00
Security	Various Sites	Replace alarm pads, upgrade security systems	\$ 12,500.00
Systems	Various Sites	Upgrade fire alarm systems and panels; upgrade phone systems, etc.	\$ 1,840,000.00
Landscaping	Various Sites	Scheduled Tree Trimming	\$ 137,000.00
Windows	Various Sites	Replace windows, wood trim, abatement, etc.	\$ 4,675,971.00

Total \$ 42,514,620.00