



ORANGE UNIFIED SCHOOL DISTRICT

Measure S Bond Program

February 2021 Monthly Progress Report



PERIOD COVERED:
February 1-28, 2021

FISCAL YEAR
FY 2020-2021

PROGRESS REPORT NO.
PR-044-2021-044

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Building Value Through Expertise



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1.0 EXECUTIVE SUMMARY

1.1 Program Summary

Division of State Architects (DSA) approval to establish design criteria completed as follows:

- (Completed) September 22, 2020 - El Modena HS Phase 1 Quad (04-119124)
- (Completed) October 24, 2019 - Villa Park HS New Parking and Drop Off (04-118521).
- (Completed) June 25, 2019 - Orange HS Custom Tensile Fabric Shade Structures (04-118351)
- (Completed) May 2, 2019 - Canyon HS Interim Modular Kitchen (04-118418)
- (Completed) January 31, 2019 - Canyon HS Science Center (04-117300)
- (Completed) November 6, 2018 - El Modena HS Science Center (04-117098)
- (Completed) August 16, 2018 - Villa Park HS Science Center (04-117022)
- (Completed) July 12, 2018 - Orange HS Science Center (Increment # 2) (04-116859)
- (Completed) April 10, 2018 - Orange HS Increment # 1 (Satellite Kitchen) (04-116673.2)
- (Completed) March 1, 2018 - Orange HS Increment #1 (Infrastructure Upgrades, Move Relocatable Buildings, Bus Drop-Off, Restroom Renovation Project) (04-116673.1)
- (Completed) February 7, 2018 - Villa Park HS Interim Housing (DSA Application #04-116788)

Construction started / completed, as follows:

- (Construction Start - June 15, 2018 – Orange HS Site Infrastructure (Increment #1)
 - **Completed** September 4, 2019 – Orange HS Site Infrastructure (Increment #1) (04-116673.1)
- (Construction Start) June 12, 2019 – Canyon HS Science Center
 - **Completed** August 7, 2020 – Interim Modular Kitchen (04-118418)
- (Construction Start) April 2, 2019 – El Modena HS Science Center
- (Construction Start) February 18, 2019 – Orange HS Science Center (Increment #2)
 - **Completed** April 8, 2020 – Custom Tensile Fabric Shade Structure (04-118351)
- (Construction Start) January 7, 2019 – Villa Park HS (Interim Housing and Science Center)
 - **Completed** April 26, 2019 – Install ten (10) Portable Modular Buildings (04-116788)
 - **Completed** October 9, 2020 – Parking Lot Drop-Off (04-118521)

1.2 Program Highlights/Key Milestones

California Environmental Quality Act (CEQA) Compliance Achieved (as required by law):

- Villa Park HS Science Center – Notice of Exemption (Board approved on 9/20/18).
- Canyon HS Science Center – Notice of Exemption (Board approved on 7/26/18).
- Orange HS Science Center – Notice of Exemption (Board approved on 3/8/18).
- El Modena HS Science Center – Notice of Exemption (Board approved on 3/8/18).



Phase II Measure S Bond Project Development Update:

- As of 02/28/21 the remote design meetings are continuing to be being held with each of the Architectural teams, District, Program Management, Construction Management, and school staff, based on design progress.
 - At Villa Park HS, LPA proceeding to the construction documents phase and preparing for a full DSA page-turn with the design team.
 - At El Modena HS, HED continues with the construction documents phase for El Modena, addressing the review comments received on the modular structure.
 - At Orange HS, Lionakis moving forward to the construction design documents phase.
 - At Canyon HS, Architect Cannon Parkin Design presented to the Board and was approved to move forward with the completion of design and submission to DSA for approval prior to construction bid and award.

- As of 02/28/21, the final hazardous material surveys needed for each of the buildings scheduled to be demolished, are being completed and final reports being submitted. If the Haz Mat report reflect the hazard, then the specification section will be provided to the Architects per school site for the bid document preparation at each project needed.

- As of 02/28/21, the CEQA process will be reviewed for each of the four (4) Phase II projects and will be using the audit group that conducted the Phase I audits and is familiar with the each of the HS campuses.

Program Wide Cash Flow Projection / Bond Issuance

- As of 02/28/20, we are preparing to revise the last cash flow assessment in May 2020, which the current projections of the Phase II projects are based on. The first complete Phase I project nearing completion is the Orange HS, Phase I Science Center project.

- New analysis data on the slow spending in the Phase I program and current market conditions due to the COVID-19 pandemic, it appears that selling Bonds before May 2022 needs to be re-analyzed.

Project Achievements:

- Board approved of Change Order # 09 for Pinner at Orange HS in the amount of; Change Order No. 9: \$79,601.40 – 0 Calendar Days Additional Contract Time; Description: General Contractor costs and time based on eleven (11) proposed change order #'s: 57, 65, 87, 100, 102, 122, 126, 128, 132, 133, and 138, between the “Owner requested” and “Design Related Change” categories.

- Board approved Work Authorization # 6 (FY20/21), Contract Amendment # 01 for Cordoba, to provide extension of construction administration services from December 1, 2020 to August 31, 2021, needed to complete the Villa Park HS IH & Science Center project, in the amount of \$409,290 (which includes \$900 in reimbursable expenses).



- Board approved Design document and Construction estimate presented by Cannon Parkin Design for the Canyon HS Phase II project, to allow the Architect to move forward with the completion of design and submission to DSA for approval prior to construction bid and award.
- Board approved Change Order # 10 for Swinerton at Canyon HS in the amount of; Change Order No. 10: 134,372.75 – 24 Calendar Days Additional Contract Time which revises the substantial completion date to: April 8, 2022; Description: General Contractor costs and time based on four (4) proposed change order #'s: 07R2, 98, 100 and 101, each in the “Unforeseen Conditions Changes” category.
- Board approved Work Authorization # 6 (FY20/21), Contract Amendment # 01 for Arcadis, to provide extension of construction administration services from April 2021 to August 31, 2021, needed to complete the El Modena HS Science Center project, in the amount not-to-exceed \$430,000 (which includes reimbursable expenses).
- As of 02/28/21, processing payment application # 23R (December), for Pinner (OHS) reflecting **99%** paid overall completion, reflecting **553 calendar days** elapsed.
- As of 02/28/21, processing payment application # 20 (December), for Angeles Contractor (EMHS) reflecting **60%** paid overall completion, reflecting **282 calendar days** elapsed.
- As of 02/28/21, processing payment application # 22 (December), for Angeles Contractor (VPHS) reflecting **47%** paid overall completion, reflecting **325 calendar days** elapsed.
- As of 02/28/21, processing payment application # 19R1 (December), for Swinerton reflecting **44%** paid overall completion, reflecting **443 calendar days** elapsed.

1.3 Look Ahead (next 90 days)

Board of Education Agenda

March 11th

1. Recommend Board approval of Change Order # 11 for Swinerton at Canyon HS in the amount of; Change Order No. 11: \$246,783.74 – 18 Calendar Days Additional Contract Time which revises the substantial completion date to: April 26, 2022; Description: General Contractor costs and time based on five (5) Unforeseen Conditions and one (1) Design relate change including a general contractor costs and time extension for spreading of wet soils, based on proposed change order #'s: 106R1, 108R3, 111, 33R1 and 114, in the “Unforeseen Condition Changes” category 1, and 107R2, in the “Design Related Changes” category 3.
2. Update Board on the Measure S Cash Flow update on the Series B Bond.



Program Wide

- Orange HS Science Center – completing final punch list items on the Science Center, in addition to coordinating the final punch list items with the City on the street improvements off Walnut, preparing for the notice of completion filing.
- Orange HS Science Center – preparing the full certificate substantial completion for the new Science Center building, for full DSA Certificate of Completion.
- Orange HS Science Center –Lionakis moving forward to final design. Will establish a DSA page-turn meeting with all teams to review the Phase II scope of work prior to final DSA submission.
- Orange HS Science Center – Prepare to review the Phase II 100% construction cost estimate from the Construction Manager for adherence to budget. Revise the design to conform to budget, if necessary. Prepare for Page Turn meeting prior to DSA design submission.
- Orange HS Science Center – Move Manger focusing on post-move on-site assistance for teachers. Removal of post-relocation surplus items as approved by the Principal and readiness of relocated classrooms for new occupants or demolition in preparation for the Phase 2 project.
- El Modena HS Science Center – Continue the final stages of completing the NNC items concerning the structural steel welding, pouring slabs, setting steel for the roof decks, interior framing, drywall and interior utility line runs.
- El Modena HS Science Center –HED moving forward to construction documents design for the Phase II project. Will establish a DSA page-turn meeting with all teams to review the Phase II scope of work prior to final DSA submission
- El Modena HS Science Center – District legal is reviewing project team information outlining the outstanding issues, agreements to date and District position moving forward. As a result of further project team discussion, the un-approved substantial completion date has moved to July 2021.
- El Modena HS Science Center – Prepare to review the Phase II 100% construction cost estimate from the Construction Manager for adherence to budget. Revise the design to conform to budget, if necessary. Prepare for Page Turn meeting prior to DSA design submission.
- El Modena HS Science Center – Move Manager updated room assignments (move to) for teachers received and approved by the Principal. Site visit to review power and data ports supporting the furniture. Completed proposed furniture placement for the new Science center and obtained the District’s leadership approval. Updated the furniture vendor with new the delivery and installation date of 7/26/21.



- Villa Park HS Interim Housing & Science Center – Continue the finalizing of NNC's on steel welds, pouring slab on grade, setting steel for the roof deck, grade beams, columns, footings, interior framing, drywall, and interior utility line runs.
- Villa Park HS Interim Housing & Science Center – Completing final punch list items and asphalt issues to complete the Parking and Drop Off zone (04-118521) work.
- Villa Park HS – Complete the construction design phase development and coordination of specification section for review with District and Program Management. Prepare for Page Turn meeting prior to DSA design submission.
- Villa Park HS Science Center – Prepare to review the Phase II 100% construction cost estimates from the Construction Manager for adherence to budget. Revise the design to conform to budget, if necessary.
- Villa Park HS Science Center – District legal is reviewing project team information outlining the issues, agreements to date and District position moving forward. As a result of further project team discussion, the un-approved substantial completion date has moved to August 2021.
- Villa Park HS Science Center – Move Manager continues preparation for relocations (teacher meetings, rooms/items relocating review, moving supplies orders/delivery, hazmat, and surplus items removal), new furniture delivery, and assistance in OFCI delivery.
- Canyon HS Science Center – Continue the structural steel erection, pouring slabs, setting steel for the roof decks, interior framing, drywall and interior utility line runs, as well as completing the MPR area along with the ramps and sidewalks needed.
- Canyon HS Science Center – Continue with the design on the approved Phase II scope of work. Prepare for presentation to the Board of Education for approval to move forward to final design. Prepare for DSA pre-application meeting.
- Canyon HS Science Center – Prepare to review the Phase II 100% design cost estimates from the Construction Manager for adherence to budget. Revise the design to conform to budget, if necessary.
- Canyon HS Science Center – Finalizing and moving to change order, on the Time Impact Evaluation (TIE # 05) negotiations with Gafcon and District.
- Canyon HS Science Center – Move Manager continues with site visit and review of classrooms relocating into the new Science Building for preparation and planning. Continue the Furniture and Equipment selection and obtain proposals for the Phase 1 project.