

C.A.S.H. Our Foundation, Our Future

C.A.S.H. 31st Annual Conference on School Facilities



February 22-25, 2010 • Sacramento Convention Center



CALIFORNIA'S
COALITION
for ADEQUATE
SCHOOL HOUSINGSM

www.cashnet.org

C.A.S.H 31st Annual Conference

Last year C.A.S.H. celebrated its 30th anniversary by looking back at how and why C.A.S.H. was founded, who has been involved over the years, and how our accomplishments as an organization have been the foundation of our success. The theme of this year's Conference, *C.A.S.H. – Our Foundation, Our Future*, is connecting the foundation of our past success to help us meet the new challenges of the future to ensure that C.A.S.H. continues to be the premier organization in school facilities.

During these challenging economic times, it is more important than ever to be “in the know” about current funding opportunities such as the status of federal and state programs, new laws and regulations that will have

consequences for the school facilities community, emerging industry trends such as “green” schools, and other critical industry issues such as the status of M&O funding and programs, school construction best practices, and planning and fiscal management.

The C.A.S.H. Annual Conference is the premiere venue in the state to:

- ▶ Learn what's new.
- ▶ Refresh and refine your knowledge about key policies and procedures.
- ▶ Collaborate and network with knowledgeable practitioners and professionals in every aspect of school facilities including financing, planning, design, construction, and maintenance.

Under the leadership of Cathy Allen, Chair of the Annual Conference Planning Committee and C.A.S.H. Vice Chair, the committee has assembled an outstanding array of topics and presenters. Don't miss this once a year opportunity to improve and refine your school facilities knowledge and skill and network with colleagues and key legislative and state agency officials.

We hope you will join us!

Here are some of the highlights:

- ▶ **Clinics:** This year's conference will offer six clinics that are designed to be in-depth, hands-on learning sessions where attendees will acquire information they can put into immediate use in their districts and businesses.
- ▶ **Roundtables:** Roundtable discussions are designed to offer an exchange of ideas in small, informal settings. With over 25 roundtable discussions, attendees will have the opportunity to interact with experts on a wide variety of topics related to school construction.
- ▶ **Workshops:** This year there will be over 35 workshops on school construction, fiscal management, architecture, high performance, maintenance and operations, state agencies, planning, and programming issues.
- ▶ **School Tour:** The school tour will take place on Wednesday, February 24, from 2:00 p.m. to 5:00 p.m. This year's tour will showcase River City High School in the Washington Unified School District in West Sacramento.
- ▶ **Expanded Services in the State Agency Resource Room:** Representatives from several state agencies will be available for two full days in the State Agency Resource Room to answer questions, attend meetings and discuss issues important to school districts. Participating agencies include:
 - California Department of Education/School Facilities Planning Division (CDE)
 - Office of Public School Construction (OPSC)
 - Division of the State Architect (DSA)
 - Department of Toxic Substances Control (DTSC)
 - California Energy Commission (CEC)
- ▶ **Expanded Trade Show:** The Trade Show will be open during the Welcome Reception on Monday, February 22 from 6:00 p.m. – 7:30 p.m. We will continue to have break services and an after-lunch dessert in the exhibit hall on Tuesday, February 23. Don't miss this great opportunity to visit over 200 vendors specializing in school facilities.

C.A.S.H 31st Annual Conference

Tentative Conference Schedule

PRE-CONFERENCE ACTIVITIES

Monday, February 22, 2010

12:00 p.m.	17 th Annual Golf Tournament, Woodcreek Club Golf Course - <i>Additional fee required</i>
1:00 p.m. - 5:00 p.m.	Trade Show Set-Up
3:00 p.m. - 7:30 p.m.	Early Bird Registration
4:30 p.m. - 6:00 p.m.	Pre-Conference Workshop – How to Build a School in 90 Minutes!
6:00 p.m. - 7:30 p.m.	Welcome Reception and Trade Show

CONFERENCE ACTIVITIES

Tuesday, February 23, 2010

7:30 a.m.	Registration Open (<i>will remain open throughout the conference</i>)
8:30 a.m. - 11:30 a.m.	School Construction 101/201 Workshop
8:30 a.m. - 9:45 a.m.	State Agencies Workshop - The State Agencies' Top Tips for Getting Your Project Approved
8:30 a.m. - 10:00 a.m.	Workshops
8:30 a.m. - 10:00 a.m.	Legislative Advisory Committee Meeting
8:30 a.m. - 10:00 a.m.	Roundtable Discussions
9:00 a.m. - 4:00 p.m.	State Agency Resource Rooms Open
10:00 a.m. - 12:00 p.m.	Trade Show Open - Continental breakfast served
10:30 a.m. - 11:30 a.m.	Workshop
10:30 a.m. - 11:30 a.m.	C.A.S.H. Architects Committee Meeting
12:00 p.m. - 1:30 p.m.	Opening General Session and Lunch - Hyatt Regency
12:30 p.m. - 1:30 p.m.	C.A.S.H. /AIACC Leroy F. Greene Design and Planning Awards Ceremony
1:00 p.m. - 5:30 p.m.	Trade Show Open
2:15 p.m. - 3:15 p.m.	Workshops
2:15 p.m. - 3:45 p.m.	Roundtable Discussions
3:15 p.m. - 3:30 p.m.	Break
3:30 p.m. - 4:30 p.m.	Workshops
4:00 p.m. - 5:30 p.m.	Reception and Trade Show
5:30 p.m. - 10:00 p.m.	Trade Show Tear-down

Continued on Next Page

** All functions will be held at the Sacramento Convention Center unless otherwise specified.*

C.A.S.H 31st Annual Conference

Tentative Conference Schedule *Continued*

Wednesday, February 24, 2010

7:15 a.m. - 8:45 a.m.	Maintenance Network Breakfast - Hyatt Regency
7:30 a.m. - 8:45 a.m.	General Session & Breakfast - Hyatt Regency
8:00 a.m. - 8:20 a.m.	Guest Speaker (TBA) - Hyatt Regency
8:20 a.m. - 8:45 a.m.	C.A.S.H. Business - Hyatt Regency
8:45 a.m. - 9:00 a.m.	Break
9:00 a.m. - 4:00 p.m.	State Agency Resource Rooms Open
9:00 a.m. - 10:30 a.m.	Californians for School Facilities Meeting
9:00 a.m. - 10:30 a.m.	ACCM General Membership Meeting
9:00 a.m. - 10:30 a.m.	Workshops and Roundtable Discussions
10:30 a.m. - 10:45 a.m.	Break
10:45 a.m. - 12:15 p.m.	Workshops and Roundtable Discussions
12:30 p.m. - 2:00 p.m.	General Session & Lunch - Hyatt Regency
1:15 p.m. - 1:45 p.m.	Guest Speaker (TBA) - Hyatt Regency
2:00 p.m. - 5:00 p.m.	School Tour, River City High School, Washington USD in West Sacramento - <i>Additional fee required</i>
2:00 p.m. - 2:30 p.m.	Break
2:30 p.m. - 4:00 p.m.	Workshops and Roundtable Discussions
5:00 p.m. - 6:00 p.m.	Maintenance Network Reception - Hyatt Regency

Thursday, February 25, 2010

8:00 a.m.	Continental Breakfast
9:00 a.m. - 10:00 a.m.	Workshop
9:00 a.m. - 11:00 a.m.	Clinics
10:00 a.m. - 10:15 a.m.	Break
11:15 a.m. - 11:45 a.m.	Debriefing Session
11:45 a.m.	Adjourn

** All functions will be held at the Sacramento Convention Center unless otherwise specified.*

C.A.S.H 31st Annual Conference

School Tour

Wednesday, February 24, 2010 • 2:00 p.m. – 5:00 p.m.

River City High School

Designed by DLR Group

The New River City High School in the Washington Unified School District is a comprehensive facility replacing the district's existing overcrowded high school in West Sacramento, California. The school is capable of accommodating 2,000 students with expansion capabilities up to 2,500 students.

The school design features eight major buildings that surround and form a large central courtyard. The multiple building concept helps to reduce the scale of the 319,000 square foot facility while allowing students to enjoy the mild California weather between classes and during lunch. The central courtyard acts as the main pedestrian circulation between buildings, and features a covered dining pavilion for lunch overflow as well as scattered small seating areas for student use during class changes and breaks. The individual classroom buildings will allow the administration to organize the campus as a traditional comprehensive high school while providing the flexibility to employ Small Learning Community environments in one or more of the 35,000 square foot, two-story buildings.

The new school is a state of the art facility and includes a full complement of educational, cultural, and recreational facilities to accommodate not only the student population of West Sacramento, but the entirety of the growing West Sacramento community. To this end, the school district and the City of West Sacramento worked closely to include joint use recreational

opportunities within the project so that the facility truly stands as a community asset.

Part of the uniqueness of the facility is the inclusion of a full-service, fee-based recreation center that is run by the City of West Sacramento. This recreation center, as its centerpiece, features a 32-foot high rock climbing wall. The climbing wall is in fact a free-standing rock and is indoors, situated behind a full wall of glass, acting as a beacon to invite passersby into the recreation center, and standing as an icon for the entire facility. Additional recreation center amenities that are shared with the high school populace are an aquatic center featuring a competition pool, a family play pool with a "lazy river" amenity, and a waterslide feature, tennis courts, athletic playfields, and a 3,000 seat multi-sport stadium featuring artificial playing surface.

Careful consideration was given to the organization of the site and the placement of fencing to allow for controlled access between public and private spaces. This allows the recreation center areas to be used by the public during the school day while maintaining a safe and secure school environment. During school off-hours, the fencing configuration allows recreation center users the ability to access select high school facilities such as the cafeteria, the library/media center and a future 450-seat visual and performing arts complex.



To Register for the School Tour, Please Use the Conference Registration Form

Roundtable Discussions

Tuesday, February 23, 2010

Key

(FM)	Fiscal Management
(HP)	High Performance
(M&O)	Maintenance & Operations
(P&PM)	Planning & Program Management
(SA)	School Architecture
(STA)	State Agency

8:30 a.m. – 10:00 a.m.

Maintaining Control of Your Own Projects: Managing Consultants to Avoid Surprises (FM)

Cheri Love, PubliConstructionLaw

Tips on establishing and preserving clear spheres of responsibility and chains of command, ensuring that consultants remain accountable to you, keeping yourself fully informed and delegating effectively.

Understanding the Terms in the “Green Revolution” (HP)

Karim Allana, Allana Buick & Bers Inc.

Potential benefits and pitfalls of energy services contracts, exemption from public bidding, and common pitfalls.

For Sale or Lease, School Property, Available Immediately! (P&PM)

Jerome Behrens, Lozano Smith

Procedures for disposal of surplus property, strategies for working with a “7-11” Committee, compliance with CEQA, and obligations relative to a charter school’s demand to use a facility will be presented. This session also covers key considerations prior to taking formal action to approve school closure.

You Want to Do What? Awarding Construction Contracts to Other Than the Low Bidder (SC)

Kimble Cook, Orbach Huff & Suarez LLP

The tricky process of competitive bidding; including what is considered non-responsive and non-responsible.

Purchasing: Contracts – Adequately Protecting Your District in the New Economy (M&O)

Tyree Dorward, Best Best & Krieger LLP

Subcontractor listing requirements and substitution procedures of the Subletting and Subcontracting Fair Practices Act, and tips and pointers in dealing with common problems.

Office of Public School Construction Roundtable (STA)

Office of Public School Construction Representative

2:15 p.m. – 3:15 p.m. Division of the State Architect Roundtable (STA)

Division of the State Architect Representative

3:30 p.m. – 4:30 p.m. Special Education Facilities (STA)

Liese Olukoya, CDE/School Facilities Planning Division

Facility implications of federal and state laws and regulations regarding providing the Least Restrictive Environment for special education students.

2:15 p.m. – 3:45 p.m.

Facility and Financial Management Compliance and Accountability (FM)

Patricia Paulsen, Calif. Financial Services

Options and solutions on how to track facility funding sources, project accounting, meet audit requirements, and provide reports to bond oversight committees and school boards.

Storm Water Regulations (M&O)

Roger Chang, Los Angeles Co. Ofc. of Educ.

School Site Acquisition: Buying Cheap and Fast (P&PM)

Jerry Suich, Oxbridge Development Inc.

Site acquisition in California is heavily regulated. This roundtable is designed to give quick tips on making the average school site purchase go more quickly and cost effectively.

Keeping Your Consultants and Contractors in Line and How to Tell When They Are in Financial Distress (SC)

Terry Tao, Atkinson Andelson Loya Ruud & Romo

Tips for identifying, working with, and also discontinuing services when contractors, architects, and engineers have been hit with the current economic downturn and can’t finance or carry projects.

Department of Toxic Substances Control Workshop (STA)

Department of Toxic Substances Control Representative



Roundtable Discussions

Wednesday, February 24, 2010

9:00 a.m. – 10:30 a.m.

Generate Revenue: Designing a Lease for Optimal Efficiency (FM)

Kathy McKee, Fagen Friedman & Fulfroost
How to manage assets wisely, and, if possible, to generate income from unused and underused real property.

CDE Approval of Projects on Existing School Sites (P&PM)

John Dominguez, School Site Solutions Inc.
Discuss various projects on existing school sites which might necessitate: CDE approval, CEQA compliance, DTSC review and approval, Title 5 health and safety studies (e.g., pipelines, railroads), master planning site improvements, and local bond funding v. state funding.

The Phantom Subcontractor (SC)

David Orbach, Orbach Huff & Suarez LLP
How a district should respond when they believe the listed subcontractor is simply a “placeholder” to permit the prime to bid-shop after award.

Failing to Plan is Planning to Fail – Planning and Designing for Construction at Occupied Schools (SA)

Greg Stack, Jubany-NAC | Architecture
The planning, design, and construction administration required to successfully accomplish an addition or major remodeling project on an occupied school site.

Yes Modular/Portable Manufacturers Can Build It! (SC)

School Facilities Manufacturers Association Board Member
Modular school facility options to include various school building types, complete school facilities, two-story, high performance classrooms, exterior and interior finishes, roof design versatility, purchasing and contract methods, and most importantly when to introduce your design team.

Office of Public School Construction Roundtable (STA)

Office of Public School Construction Representative

10:45 a.m. – 12:15 p.m.

Energy Efficiency Retrofits for Existing Facilities (FM)

David Klotz, Schneider Electric
Opportunities schools have to become more energy efficient with fewer dollars through performance contracts, utility rebates, bright schools programs and traditional methods.

It's 8:00 a.m. on the First Day of School: Do You Know Where Your Technology Is? (P&PM)

Margaret Brown, San Ramon Valley USD
Technology departments in school districts are typically understaffed and unprepared for the avalanche of work needed to implement a building or bond program. This roundtable will outline the benefits and challenges to integrating technology and facilities early in the process.

Subcontractor Listing and Substitution (SC)

Jeremy Jung, Best Best & Krieger LLP
Subcontractor listing requirements and substitution procedure of the Subletting and Subcontracting Fair Practices Act, and tips and pointers in dealing with common problems.

Emergency Preparedness Plans and Disaster Assessment for K-12 Districts (M&O)

Richard Conrad, Division of the State Architect
Division of the State Architect Advisory Board Emergency Preparedness Committee's emergency preparedness plans and disaster assessment for K-12 districts; a collaborative including assistance from Los Angeles USD, the Red Cross and the California Emergency Management Agency.

Division of the State Architect Roundtable (STA)

Division of the State Architect Representative

2:30 p.m. – 4:00 p.m.

Negotiating Energy Services Contracts (HP)

Hugh Lee, Atkinson Andelson Loya Ruud & Romo
LEED points, Sustainable Design in Schools, and green and garden roof installation including a review of the various

systems available and their applicability to K-12 schools. All attendees will be presented with a “How To” manual, worksheets and other design tools that they can use in the LEED points, sustainability, assembly and component selection, design and installation process.

Contracting for Maintenance: Competitive Bidding, Prevailing Wages and Other Requirements (M&O)

Paula de Sousa, Best Best & Krieger LLP
Overview of the requirements for contracting for maintenance services such as competitive bidding requirements and prevailing wages.

Universal Design Concepts for California Schools (SA)

Sally Swanson, Sally Swanson Architects Inc.
The latest concepts in Universal Design for educational facilities that fully support inclusiveness, user-friendliness, adaptability and of course accessibility.

Avoiding and Resolving Labor Issues on Public Works Projects: With and Beyond Dual Gates (SC)

Marilyn Cleveland, Miller Brown & Dannis
Challenging labor issues that can arise on district construction projects, including union rights to access job sites, freedom of speech versus project safety, picketing on or near job sites; what to do when dual gates do not work, the contractor's role, and PLA implementation.

California Department of Education Plan Summary (STA)

Michael O'Neill, CDE/School Facilities Planning Division
Updated information on the CDE Plan Summary form which is required to be submitted with applications for new construction project approvals.

Education Specifications (STA)

Fred Yeager, CDE/School Facilities Planning Division
How to complete a quality educational specification and meet the CDE's requirement to have an educational specification in place for new school projects.

Workshop Schedule

Key

(FM)	Fiscal Management
(HP)	High Performance
(M&O)	Maintenance & Operations
(P&PM)	Planning & Program Management
(SA)	School Architecture
(STA)	State Agency

Monday, February 22, 2010

4:30 p.m. – 6:00 p.m.

How to Build a School in 90 Minutes! (SC)

Cathy Allen, Western Placer USD

This workshop will take you step-by-step through the process of building a school starting from establishing eligibility and finishing with DSA Close-Out. Come and learn from our expert panelists tricks of the trade and important steps to not miss during your school construction project.

Tuesday, February 23, 2010

8:30 a.m. – 11:30 a.m.

School Construction 101/201 (SC)

Mark Kelley, Miller Brown & Dannis & Philip Henderson, Orbach Huff & Suarez LLP

C.A.S.H.'s traditional School Construction 101/201 workshop will continue to evolve this year. Engaging video features, greater consistency, and audience participation will provide systematic training in the basics of construction in School Construction 101, with more advanced topics in School Construction 201 feeding into the panels and round tables in the rest of the school construction strand. Audience participation will be encouraged during the workshop and all questions are welcome.

8:30 a.m. – 10:00 a.m.

The State Agencies' Top Tips for Getting Your Project Approved – An Overview of the State Agencies (STA)

The CDE/School Facilities Planning Division, Division of the State Architect, and Office of Public School Construction are joining forces to present a workshop that will focus on providing participants with helpful tips and pointers to assist them and their districts with devising a winning strategy for a smoother, more successful project approval process.

Persistence Pays Off: Lessons Learned from Green Schools (HP)

Rob Samish, Lionakis; CHPS Board Member

A growing body of evidence suggests the full energy and health benefits of green high performance schools are tied to the level that design features and practices persist beyond construction. What are recent post-occupancy studies of green buildings telling us about “persistence”? Both CHPS and LEED rating systems emphasize an integration of design and M&O, an integration of modernizations with school master plans, integration of constructed systems with maintenance training plans, energy reporting and an integration of buildings that teach with educational planning. How should we incorporate sustainable design principles and product selection with proven district standards into modernization and new construction projects? Real “high performance” means all of these – health, energy, effective operations and learning that persists!

Integrated Project Delivery: Lean Times Call For Lean Methods (P&PM)

Leigh Coop, Vacaville USD

Integrated Project Delivery, widely used in private sector institutional projects such as hospitals, is a process that engages the talents of both the design and the construction team at the outset of the project. It uses methodology that has emerged from the Lean Construction movement that is revolutionizing con-

struction worldwide by adopting methods based on Toyota's unique approach to automobile manufacturing. Starting in the 1950s, Toyota began a slow revolution in the auto industry with Lean Production Management, a novel approach to getting the right things to the right place at the right time in the right quantity, all with the intent of minimizing waste and maximizing operational flexibility. Practitioners in the construction industry eventually adapted this set of practices for their own purposes and dubbed it Lean Construction, later expanded to Lean Project Management. Integrated Project Delivery is available to public sector projects through alternative procurement methods such as Lease-Leaseback and Design-Build.

Vacaville Unified School District decided to adopt Integrated Project Delivery/Lean Project Management in the planning and execution of fourteen projects for the District. To date, thirteen of these projects have been successfully completed with no claims, disputes, or cost overruns in the face of significant challenges. As a result, the District is rapidly expanding and embracing Integrated Project Delivery throughout its building program, and Capital Program Management is adopting this delivery method throughout its program/project management practice.

10:30 a.m. – 11:30 a.m.

Delinquent Tax Collection and Foreclosure (FM)

Wendy Wiles, Bowie Arneson Wiles & Giannone

This workshop will offer discussion of actions needed to be taken by school districts to collect delinquent special taxes on behalf of its Community Facilities Districts in order to meet bond covenant and other debt obligations; addressing public concerns with potential “foreclosure” of homes and processes to secure payment of delinquent special taxes. In addition, the panel will discuss how delinquency rates impact General Obligation Bonds, Certificates of Participation and Community Facilities District Bond Sales.

Workshop Schedule

2:15 p.m. – 3:15 p.m.

Division of the State Architect Workshop (STA)

Division of the State Architect Representative

Bid Protests in a Time of Hungry Contractors: How Should I Handle All of the Protests? (SC)

Julie Arthur, Palm Springs USD

We will all be seeing more bid protests until the economy improves. Learn the areas of your bid package that are most likely to lead to bid irregularities and how to avoid them. We will also discuss typical bid protest issues and “tricks of the trade” used by bidders to submit bids that avoid certain requirements, yet are legally responsive. Learn how to develop specifications that minimize the likelihood of large, questionable bid spreads and how to implement effective bid protest procedure requirements that you should include in your bid package. As an added bonus: develop your skills at managing governing board meeting craziness.

Why “Visioning” Should be Part of Your District’s Comprehensive Master Plan (P&PM)

Tim Haley, Stafford King Wiese Architects

A key element of a comprehensive Master Planning process is “visioning.” You will learn why visioning sessions involving collaboration between facilities staff, curriculum planners, academics, and other stakeholders can positively impact the Master Planning process. This process provides a means by which a common language can be defined and understood – what you want to teach, and how you want to teach it. Ultimately, the designs will result in defining the educational suitability of facilities, which will provide a far better environment for learning.

Additionally, the use of Education-Technology facilitation tools and processes will help create a bridge between the Curriculum and Information Technology departments. This spirit of cooperation and communication will allow special programs such as Career Technical Edu-

cation (CTE) to successfully integrate into a district’s Master Plan.

This workshop will use the recently completed Fresno Unified School District’s Master Plan as a case study utilizing a visioning process. Today’s students learn differently, and tomorrow’s students will be even more technology oriented and capable – so, we will also show a video on how technology is affecting the next generation of learners in the United Kingdom.

P3 – Public/Private Partnerships – Will Your District Get Inspired Into Action? (SA)

Rick Parks, DLR Group

With state agencies too strapped to fund construction for schools and school districts looking for alternative and supplemental funding sources, the P3 idea is spreading. Learn how to identify teaming partners, to collaborate, and to coordinate programs with public/private entities for successful facility projects. Owned and operated by the City of West Sacramento and located on the campus of Washington Unified School District’s new River City High School, the 56,800 sf West Sacramento Recreation Center is a fee-based facility built under the P3 model: a school district partnering with its local government for the benefit of students, teachers, administrators, the City of West Sacramento, and the community-at-large.

Legislative Update

Margaret Brown, San Ramon Valley USD

In addition to the typical presentation of perennial bills introduced by the Legislature, this year’s Legislative Update will focus primarily on the tumultuous funding conditions for school facilities in California and what it has meant for the School Facility Program and its future. In 2009, school districts statewide experienced what was essentially program collapse – where state moneys froze, district assets and financial capacities were eclipsed by state, national and global conditions yet local needs persisted. In short, the SFP broke. The Legislative Update will be a leader for

future, more in-depth discussions about the program collapse, its causes and ideas on how to fix it.

2:15 p.m. – 4:30 p.m.

M&O – Professional Best Practices and Hot Topics (M&O)

Joe Dixon, Santa Ana USD

Coping with fiscal crisis involves much more than number crunching and analysis of the financial statements. Critical review of the programmatic process is of paramount importance in the maintenance of facilities. Learn about these best practices and how to improve your district through operational excellence.

- Planned Maintenance
- Efficiency Standards
- Maintenance Issues

3:30 p.m. – 4:30 p.m.

Office of Public School Construction Workshop (STA)

Office of Public School Construction Representative

What to Do? Prequalify or Train Those Hungry Contractors (SC)

Karl Bradley, Sweetwater Un. HSD

Contractor prequalification can streamline the bidding process and provide districts with added assurance that the lowest bidder will also be a responsible bidder. When done correctly, prequalification is a great tool. But is prequalification the best option in this very hungry bid market? Some school districts are offering training to contractors that have less school district experience. Is that a viable option? This workshop will provide a “how to do” both options correctly with an emphasis on real-life lessons learned.

How to Reduce Energy Costs and Enhance Educational Quality (HP)

Debbie Murray, Grossmont Un. HSD

The workshop will cover implementing a structure that provides ongoing energy efficiency benefits, incentives that are available for energy conservation measures, and case studies demonstrating the cost savings benefits of energy efficiency. The panel will include an energy engineer, a utility representative, and

Workshop Schedule

the assistant superintendent for facilities services and director of plant operations from an innovative district.

An introduction to Energy Master Planning will be provided which includes descriptions of energy reduction targets, energy auditing of existing schools and energy efficiency guidelines for new construction and maintenance and operations. Also, highlighted will be an overview of utility rebate and incentive programs as well as the Grid Neutral Schools program initiated by DSA and the strategies that are effective at meeting its goals. Finally, district case studies will show how cost savings can be achieved through energy efficiency and sustainability efforts, how capital dollars can be used to save operational dollars, and the benefits of retro-commissioning and optimizing scheduling of systems using energy management systems. Ultimately, these cost savings can be used to achieve the districts number one goal of providing quality education.

Behind the Scenes – Putting the Pieces of Performing and Visual Arts Together to Inspire Student Collaboration and Workplace Success (SA)

Brian Whitmore, Williams + Paddon Architects + Planners Inc.

Many forward-thinking public school districts are demonstrating a renewed interest in Performing Arts Facilities. Could it be because they find the positive effects on education go beyond teaching students how to act, sing, and dance? Preparing today's students for tomorrow's careers means nurturing less-tangible (and less-testable) talents: teamwork, collaboration, responsibility, presentation skills and technical know-how. Many of the elements critical to producing a performance, whether out in front or behind the scenes, use the same skills employers now identify as having high value in the workplace. Learn how facilities showcasing the Performing Arts are supporting the curriculum needs of next-generation leaders. You'll also learn how to find additional funding and

how to garner community support – as well as positive PR – for these exciting facilities.

In Today's Economy, Learn What It Takes to Effectively Plan and Pass a Bond (P&PM)

Dennis Dunston, Total School Solutions
Ongoing state budget reductions and decreased developer fee collections are causing many school districts to cope with limited planning staff, and the inability to further the execution of projects. Couple that with California's economic uncertainty of not being in a position to place a state-wide bond measure on the ballot in November. It really leaves school districts with two options: Either place a local bond on the ballot and go it alone with no state funding partner; or indefinitely postpone its capital outlay construction program.

How do you plan in these uncertain economic times? How do you overcome anti-tax contingents that are mobilizing and local voter sentiments that are more vocal than usual? Learn campaign strategies to counter the nay-sayers. Please join us for this workshop and discover how a well-messaged public relations campaign can put your bond into the win column!

Going Green – Finding the Right Path (FM)

Warren Diven, Best Best & Krieger LLP
Going solar is all the rage, but can your district afford it? What financing alternatives are available to choose from and which is the right financing alternative for your district? Is it a distributed power-purchase agreement (PPA) or a public financing option such as Clean Renewable Energy Bonds (CREBs) or traditional tax-exempt bonds? How do these financing alternatives compare and how can you make the right financing decision for your district?

Wednesday, February 24, 2010

9:00 a.m. – 10:30 a.m.

Division of the State Architect Workshop (STA)

Division of the State Architect Representative

Suspending or Terminating Your Construction Contracts: Options for School Districts (SC)

Joseph Quiñonez, Montebello USD

When a contractor fails to perform its contract, a school district may have to consider terminating that contractor. But these days, funding shortages and other conditions can put districts into a position where termination or suspension of a contract may be necessary for reasons unrelated to contractor performance. This workshop will break down these different situations and consider options for school districts.

Planned Maintenance (M&O)

Steve Turner, Mendocino Co. Ofc. of Educ.

Planned maintenance is a much more effective use of staff time and resources than reactive or "crisis response" maintenance. This session will be ideal for the director who has recently "inherited" M&O, the new director or even the seasoned director looking for strategies to survive with less. Learn how planned maintenance can help you maximize your effectiveness and keep you out of trouble with regulators and your constituents alike, despite reduced resources.

Entering the Chamber of Green Phenomena: New Adventures in Sustainable Construction (HP)

Cheri Love, PubliConstructionLaw

No question, sustainable school construction is a necessary, achievable goal. As we move into this new emphasis in construction, however, all participants will have to be ready to tackle issues that are either new to them or have increased significance. New construction and multi-system modernization are the focus of this workshop. The school district, its consultants, and the contractor each have to face unusual risks. Are they insurable? What level of additional

Workshop Schedule

administration is each participant willing to assume? What does the Governing Board need to understand before it begins this journey? A school district, an architect, a contractor, an attorney, and an insurance broker will share their perspectives.

It Starts with a Vision... Inspired 21st Century Learning Environments...One Piece at a Time (SA)

Laura Knauss, Lionakis

In a down economy, with declining enrollment and a slowed infusion of capital dollars, districts can “afford” to take a breath and create a vision for the next generation of California schools - one that is focused on high value and high performance. Join us as we escape the difficulties of the current fiscal crisis and become inspired by what is possible, even on a limited budget.

Following its successful forum on the Re-visioning of School Facilities Planning for the 21st Century, the California Department of Education will provide insight into the policy and practice issues that impact the future of our California schools. What are the educational trends that will continue to put pressure on existing facilities and current school design practices? What are the small changes that can provide big results?

The seminar will bring case studies which follow several school districts as they put the pieces in place for their future: their processes for needs assessments, their inspiration and visioning and ultimately how they prepare for implementation of their 21st century models...technology rich and hands-on, sustainable and safe centers of the community.

Finance 101 (FM)

John Baracy, Stone & Youngberg LLC

This is a beginning debt issuance workshop. The workshop will include a discussion of three of the more commonly used vehicles for financing school district improvements with tax-exempt

funds: general obligation bonds, Mello-Roos/Community Facilities District special tax bonds, certificates of participation (COPs) and Green Finance Solutions. Given the passage of the American Recovery and Reinvestment Act in February 2009, we will also discuss the impact of new funding mechanisms to California school districts. Additional topics to be covered will include: roles and responsibilities of the school district, as well as other members of the financing team and the mechanics of a bond sale. The panelists will include a school district representative along with a bond attorney and financial advisor active in the K-12 school district debt arena. Given the upcoming General Elections in 2010, an emphasis will be on preparing and planning for General Obligation Bond elections.

10:45 a.m. – 12:15 p.m. Designing Schools for 21st Century Learning (STA)

Kathleen Moore, CDE/School Facilities Planning Division

Based on the recommendations from the California Department of Education (CDE), School Facilities Planning Division’s Roundtable “Re-Visioning School Facility Planning and Design for the 21st Century – Creating Optimal Learning Environments” this workshop will discuss the CDE’s guiding principles for the design of 21st century learning environments. Examples of best practices in facility designs that support 21st century learning will be highlighted.

Proactive Planning for DSA Close-Out (SC)

Don Lussier, Corona-Norco USD

Are you having trouble closing projects with DSA? This workshop will evaluate the roles and responsibilities of the school district, project inspector, testing laboratory, construction manager, architect, contractor, and the Division of the State Architect. Learn early prevention steps, best practices and safety nets that will assist in DSA close-out and will help save time and money.

Lemons to Lemonade: Master Planning in Challenging Times (P&PM)

Larry Ferchaw, Dolinka Group LLC

Volatile enrollment patterns, educational program evolutions, and funding uncertainties make it critical that school districts employ best practices when updating current or planning future facilities. An integrated approach to master planning that evaluates the overall needs of a school district can save both time and money, and is more likely to create a politically supportive local community.

In master planning, the following questions need to be considered together to ensure success: Do demographic changes require new schools, bigger schools, or school closures? Are existing schools programmatically adequate, and what will they look like in the future? What can a school district afford to do and how will it pay for it? The interconnectivity and interdependence of these elements make it critical that they be studied in concert with one another to arrive at the best possible solutions.

This workshop will review successfully integrated planning efforts to evaluate how districts have dealt with such issues as school reconfiguration, program deficiencies, opening and closing sites at the same time, and finding the appropriate funding mechanisms and strategies to make it all possible.

CHPS Operations Report Card Introduction (HP)

Nick Semon, Collaborative for High Performance Schools (CHPS)

The CHPS Operations Report Card is a new program aimed at all existing school facilities, high and low performance alike, with the goal of moving them towards high performance. It consists of benchmarking, analysis, and recommendations for improvement in five primary categories: energy efficiency, thermal comfort, visual comfort, acoustics, and indoor air quality. This workshop will teach attendees how to use the fully web-based tool, both at individual schools and across district portfolios.

Workshop & Clinic Schedule

Technical experts and a representative from the pilot program will speak about the program and its use.

Design Awards Case Studies (SA)

Alice Grundman, Colton Jt. USD

This workshop will be an in-depth analysis of three projects selected by the Leroy F. Greene Design & Planning Awards Jury. The case studies will present examples of current and innovative K-12 educational programs and design trends. Members of the district/architectural teams will be conducting the presentations.

Getting The Most Out of School District Assets – Use, Development and Disposition (FM)

Andreas Chialtas, Atkinson Andelson Loya Ruud & Romo

School districts have many options to ensure assets are put to good use. This workshop provides an overview of practical issues to consider when using or disposing of school district property, including addressing the expectations of the Governing Board, administration, and community; determining and communicating district goals; maximizing revenue; and selecting a winning approach.

Efficiency Standards – Maintaining the Built Environment (M&O)

Fred Diamond, Rowland USD

Utilization of efficiency standards are commonly used during this difficult fiscal climate and “efficiency” is the buzzword of the 21st century. “A penny saved is a penny earned.” This seminar on maintaining the built environment focuses on building controls, planning, product utilization, and architectural systems that not only provide for efficient use of resources, but also provide for efficient maintenance practices that lead to overall fiscal responsibility.

2:30 p.m. – 4:00 p.m. Department of Toxic Substances Control Workshop (STA)

*Department of Toxic Substances Control
Representative*

Using All Your Planning and Financing Tools to Construct the Replacement of an Existing School (P&PM)

Kathy Tanner, San Marcos USD

A unique 60-year-old K-5 elementary school facility needed to be extensively modernized or demolished and rebuilt. This school facility had some historical value but was determined not to be relocated and a Work Projects Administration (“WPA”) 1939 building housing a local historical museum building was determined to be moved to a new site to make room for the new school. The District decided that it had the ability to rebuild the school and one of the tools used was the Lease-Lease Back delivery method. The collaborative team of the District, Architect and Contractor designed the school in three months with incremental submittals to DSA two months after the design was completed. The collaboration reduced the facility per square foot cost significantly and included a sustainable design and energy saving devices. The existing school and City park sites were reconfigured through collaboration between the District and City to create a contiguous school site, park site and a joint-use playfield. This collaboration also created a new street for safe access to school for the walking school community. Since the newly created site was a small school site much like the existing site, there was a challenge for the District to build the new school while the current school continued to provide an educational program. To save space on the site, two, two-story buildings consisting of 76,000 sq. ft. were designed. The school design also included teaching spaces for a California State University teacher credential program. State funding, developer fees, Savings by Design and redevelopment funds were used on this project.

School for Super Heroes - Linking College + Career through Funding and Inspired Design (SA)

*Michael Kozlowski, ANOVA Architects Inc.
& Paul Bunton, BCA Architects*
Every student has a secret identity?

It is unlikely that any of them is secretly Ironman, Spiderman, Wonder Woman, or Batman...or is it? These heroes have something in common; a secret base at which they tinker and create the array of tools they need to be superheroes. Career tech is the place that our super hero students will develop the skills needed to do that tinkering. Consider what may become part of career tech at some point.

Design and construction of: Ironman’s suit? Spiderman’s sense and webs? Wonder Woman’s airplane and defensive jewelry? The Batmobile?

Our students may be the ones to revolutionize robotic prosthesis, dive, flight or space suits. They might repair and install electronic sensor equipment and build structures from exotic materials. They might repair aircraft (invisible or not), design jewelry or bulletproof clothing, or trick out a car for crime fighting. Spider senses tingling?

Our workshop will explore ways to secure funding and introduce new career tech streams, and then ask the question... If you needed a career tech building for training a variety of superheroes, what would it look like?

Maintenance Issues – Closing, Maintaining and Opening Facilities (M&O)

Alexandra Parslow, School Advisors

The state budget crisis has certainly caused all departments to reevaluate their current operational program and management structure at each district owned site. Our panel of maintenance and operations leaders will discuss the importance of prioritizing projects to preserve and protect assets. Come listen to creative ideas on how to develop a portable plan for replacement and removal of portable buildings, organize, and prioritize all projects and get more done with less.

Workshop & Clinic Schedule

Thursday, February 25, 2010

Clinics

9:00 a.m. – 11:00 a.m.

How Did the Construction Proceed on Your PPA Project? Case Studies from Multiple Districts (SC)

John Cimino, Milpitas USD

You've heard from all the vendors about how great your solar project will be. Some go well, others not so much. Hear from only school district representatives – no vendors, no architects, no attorneys - how some construction projects under power purchase agreements actually went. This clinic will be an engaging discussion about real PPA case studies from your colleagues. Not to be missed.

American Canyon High School-The Programming, Design and Construction of a Green 21st Century High School (HP)

Mark Quattrocchi, Quattrocchi / Kwok Architects

American Canyon High School is a new 2,200-student high school being constructed at the southern end of the Napa Valley. This school is the first CHPS Verified project and won a 2008 C.A.S.H./AIACC Merit Award for Project in Design. The panel will discuss the innovative educational program, the unique and sustainable design and how the project has been constructed through a Lease-Leaseback contract. The design for the school includes many green features such as efficient lighting, extensive daylighting, numerous water-saving features and a ground source heat pump mechanical system.

American Canyon High School also includes a 1 megawatt solar panel array which was financed through

a program run by the non-profit National Development Council (NDC). The NDC financing program is a type of Power Purchase Agreement that delivers more of the benefits of solar power to the district, including access to Federal tax credits, typically unavailable to public schools. With the NDC program, the district has payments fixed below 2009 energy costs, it owns the system after 5 years and maintains ownership of the Renewable Energy Credits. The campus is projected to use less than half of the energy and water of a typical high school.

Trends Today – Reality Tomorrow: Going from Surviving to Thriving and Changing History in the Process (P&PM)

June Lindsey, Ruhnuu Ruhnuu Clarke

Trends are the creative answers to tough challenges. In the case of educational trends today, a common theme is how to do more with less and still deliver an excellent educational/academic program. Join us in collaborative brainstorming sessions where we will discuss today's top trends taking shape nationally, as well as those globally affecting educational facilities. You, as experts, have faced many similar challenges and have the answers to help create solutions.

Inspiring Students through Interactive Learning Environments – Bringing Technology to the Students, Not Just the Classroom!!! (SA)

Kevin MacQuarrie, WLC Architects Inc.

When six-year-olds start first grade, it is likely they have already been using computers for several years. Middle and high school students use less technology in schools than in their personal lives. How do we integrate technology into the built environment to prepare students for the world of tomorrow? Technology in school design generally brings to mind “how do we wire for the fu-

ture”. We must go well beyond this limiting mind set by incorporating technology into educational curriculum and translating the developed programs into the educational and facility specifications of modernized and new educational buildings. This interactive clinic will concentrate on the issues of reaching today's generation of students through the use of the latest technologies in education delivered at all grade levels, while addressing real issues such as budgets and equipment obsolescence.

Accounting 101 (FM)

Lettie Boggs, Colbi Technologies Inc.

This workshop covers a wide range of topics: Internal controls, managing the project record, multi-fund accounting, and knowing your numbers. Elements of good internal controls and how they work to safeguard everyone while improving the process will be covered. In addition, proven strategies and typical systems will be discussed for managing the project record as well as the means by which a district can manage the multi-fund aspect of project accounting and the pros and cons of each approach. Lastly, taking into account factors such as construction costs, financing challenges and options, controls, and trending hard and soft costs are essential to knowing your numbers and will also be discussed.

Workshops

9:00 a.m. – 10:00 a.m.

Office of Public School Construction Workshop (STA)

Office of Public School Construction Representative

Conference Registration Information

Full Conference Fee Includes:

Entrance to:

- All Workshops
- All Roundtable Discussions
- Trade Show
- All General Sessions
- All Receptions
- Design Awards Ceremony

Added Value Items and Services Included in Your Registration Fee:

- Invaluable networking opportunities
- Conference tote bag
- Handouts from attended workshops and roundtable discussions
- Immediate access to State Agencies:
 - California Department of Education/School Facilities Planning Division (CDE)
 - Office of Public School Construction (OPSC)
 - Department of Toxic Substances Control (DTSC)
 - California Energy Commission (CEC)
- Access to over 200 of the finest facility related vendors in the industry

General Session Meals and Receptions Include:

Monday:

- Welcome Reception and Trade Show

Tuesday:

- Continental Breakfast
- Lunch
- Trade Show Reception

Wednesday:

- Breakfast
- Lunch

Thursday:

- Continental Breakfast

REGISTRATION FEES

C.A.S.H. Member Fees

Full Conference Fees:

Public Member	\$827
Private Member	\$1,043

One Day Conference Fees:

Public Member	\$440
Private Member	\$638

Non-Member Fees

Full Conference Fees:

Public Non-Member	\$943
Private Non-Member	\$1,181

One Day Conference Registration Fees:

Public Non-Member	\$561
Private Non-Member	\$780

CANCELLATION POLICY

On or Before January 22.....	Full Refund
Between January 23 - January 29.....	\$150 Fee
After January 29	No Refund

For more information regarding the conference, please call the C.A.S.H. office at (916) 448-8577 or visit the C.A.S.H. website: www.cashnet.org

Cancellations must be written and faxed to (916) 448-7495 or mailed to C.A.S.H. Annual Conference Cancellations, 1130 K Street, Suite 210, Sacramento, CA 95814. You may also email your cancellation to clewis@m-w-h.com. C.A.S.H. must assess a cancellation fee to cover the cost involved with cancellations. There will be no refunds for cancellations received after January 29, 2009, or for no-shows, due to guarantees and prepayments that C.A.S.H. makes to its vendors and suppliers.

Hotel Reservation Form

C.A.S.H. 31st Annual Conference on School Facilities

“C.A.S.H. – Our Foundation, Our Future”

February 22- 25, 2010 • Sacramento Convention Center

Reservations will *not* be accepted over the phone.

Reservations must be made by Friday, January 22, 2010

Mail to: Sacramento CVB – C.A.S.H. Housing • 1608 I Street • Sacramento, CA 95814

or Fax to: (916) 808-8414 – **DO NOT FAX THIS FORM TO THE C.A.S.H. OFFICE**

or On the Internet: at www.cashnet.org in the 2010 Annual Conference section.

For housing questions: call Julie Reilly at (916) 808-7617 Mon-Fri, 8:00 a.m. - 4:30 p.m. **DO NOT CALL THE C.A.S.H. OFFICE**

Name _____ Title _____

Company/School District/COE _____

Address _____

City _____ State _____ Zip _____

Phone (_____) _____ Ext. _____ Fax (_____) _____

E-mail _____

Arrival Date _____ Departure Date _____

Room assignments are on a first-come, first-serve basis. Please rank your hotel preference 1 - 3. If rooms are no longer available in your first choice, you will be placed in the next closest available hotel. If you do not indicate alternate choices, the Bureau will automatically assign you to the next available hotel. Rates do not include tax or city assessment.

Rank	Hotel	Single Rate	Double Rate	Triple Rate	Quad Rate
()	Sheraton Grand Hotel	\$189	\$189	\$214	\$239
()	Hyatt Regency Hotel	\$179	\$179	\$204	\$229
()	*Marriott – Residence Inn Sacramento Capitol Park	\$174	\$174	NA	NA

**Only king beds available*

Type of Room Desired: Single Double Triple Quad Smoking Non Smoking

Special Requirements: _____

Payment Information/Cancellation Policy: Deposit required equal to one night's stay non-refundable after January 22, 2010. Deposits will be forfeited for reservations that are cancelled after January 22, 2010.

I have read and understand the Payment Information/Cancellation Policy

Signature Required to Process Hotel Reservation Form

Please make deposit checks and P.O.'s out to Sacramento Convention & Visitors Bureau.

Guarantee with: Visa MasterCard American Express Discover Check Purchase Order: P.O. # _____

Note: A check or credit card is required to pay for your room at the time of check-in. P.O.'s can only be used for guaranteeing your reservation, not for actual payment.

Credit Card Number _____ Expiration Date _____

Signature _____

Name as it appears on card _____

Check-in time at the hotels is 3:00 p.m. • Check-out time is 12:00 p.m.

Conference Registration Form

C.A.S.H. 31st Annual Conference on School Facilities

"C.A.S.H. – Our Foundation, Our Future"

February 22- 25, 2010 • Sacramento Convention Center

Name _____ Title _____

(As you want it to appear on your name badge) Note: For additional registrations, please copy this form.

Company/School District/COE _____

(As you want it to appear on your name badge)

Address _____

City _____ State _____ Zip _____

Phone (_____) _____ Ext. _____ Fax (_____) _____

E-mail _____

Emergency Contact _____ Emergency Phone (_____) _____

Conference Registration Fees

C.A.S.H. Member Fees:

Full Conference:

Public Member\$827

Private Member\$1,043

One Day Conference:

Public Member\$440

Private Member\$638

Non-Member Fees:

Full Conference:

Public Non-Member \$943

Private Non-Member \$1,181

One Day Conference:

Public Non-Member \$561

Private Non-Member \$780

Registration Fee \$ _____

School Tour Fee (\$75) \$ _____

Total \$ _____

One day attendees, please indicate which day you will attend:

Check here if this is your first time attending Check here if you request vegetarian meals

* C.A.S.H. Membership is by school district, county office, or company; not by individual. Any employee of a member school district, county office or company may attend at the member rate.

Cancellation Policy

On or Before January 22 Full Refund

Between January 23 - January 29 \$150 Fee

After January 29 No Refund

Cancellations must be written and faxed to (916) 448-7495 or mailed to C.A.S.H. Annual Conference Cancellations, 1130 K Street, Suite 210, Sacramento, CA 95814. You may also email your cancellation to clewis@m-w-h.com. C.A.S.H. must assess a cancellation fee to cover the cost involved with cancellations. There will be no refunds for cancellations received after January 29, 2009, or for no-shows, due to guarantees and prepayments that C.A.S.H. makes to its vendors and suppliers.

Purchase Order # _____ Check # _____ Visa MasterCard American Express

Credit Card Number _____ Expiration Date _____ Security Code _____

Signature _____

Name as it appears on card _____

Please email my credit card receipt

Please mail or fax registration and payment (check, Visa, MasterCard, American Express or purchase orders acceptable) to: C.A.S.H. 31st Annual Conference, 1130 K Street, Suite 210, Sacramento, CA 95814. Fax: (916) 448-7495

Questions? Call the C.A.S.H. office at (916) 448-8577.

register online at: cashnet.org