

Wednesday Workshop Schedule

Key

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

Wednesday, February 24, 2010

9:00 a.m. – 10:30 a.m.

DSA “What’s New” (STA)

Division of the State Architect Representative

This workshop will address a variety of topics including updates on DSA’s ongoing efforts and Title 24 changes.

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 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.

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Proactive Planning for DSA Close-Out (SC)

Nancy Martin, HMC Architects

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. 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.

Preparing for the New Green Building Code: What You Need to Know to Design Schools for 2011 (STA)

Steve Newson, LPA, Inc.

The Governor has proposed that buildings in California meet green standards, including schools. The Building Standards Commission (BSC) has accepted the Division of the State Architect’s (DSA) proposed a Green Building Code (GBC), C.A.S.H. provided substantial feedback to DSA and has worked with the State Architect’s office in an effort seeking to address the potential fiscal impact of the proposed changes for schools. This workshop will provide an overview of the GBC by DSA staff and other experts. The new code will become effective on January 1, 2011 therefore district, architects, engineers, planners and others involved in the planning process will need to become conversant with the new code requirements for projects submitted to DSA on or after that date.

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

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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.

Planning For Your Special Education Programs: Space, Funding & Approval (P&PM)

County Schools Facilities Consortium Representative

Special Education Program planning is one of the more difficult matters for school districts and county offices of education and at the same time is one of the most important issues that needs to be addressed as LEAs consider and plan their building programs. This workshop will explore how school districts and county offices of education can and should collaborate to meet their special education facilities needs. The workshop will also identify and discuss difficulties in meeting these needs as they relate to obtaining state agency approval for space and funding.

Wednesday Roundtable Discussions

9:00 a.m. – 10:30 a.m.

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

Kathy McKee, Fagen Friedman & Fulfrost

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)

Brent Bashaw and Mike Rhodes, School Facilities Manufacturers Association

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.

High Performance (STA)

Brian LaPask & Tim Hegedus, Office of Public School Construction

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, Los Angeles 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)

Paula de Sousa, 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.

Electronic Plan Review (STA)

Allan Trevor, Division of the State Architect

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, work-sheets 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.