

ELEMENTARY SCHOOLS



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ALLISON ELEMENTARY SCHOOL



4315 DON JULIO BOULEVARD
NORTH HIGHLANDS, CALIFORNIA 95660

ORIGINAL BUILDING COMPLETED: 1960
BUILDING AREA: 31,688 SF
SITE ACREAGE: 12.29
BUILDING CAPACITY: 389
CURRENT ENROLLMENT: 466
ENROLLMENT AS OF: 10/18/2017

ALLISON ELEMENTARY SCHOOL

Aerial Image



SCALE 1" = 100'



ALLISON ELEMENTARY SCHOOL

Existing Site Plan



SCALE 1" = 100'

ABBREVIATIONS:

- A** ADMINISTRATION
- C** CLASSROOM
- K** KINDERGARTEN
- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

ALLISON ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$798,094.94	
P2	6-15 YEARS	\$1,706,441.00	
P3	16-20 YEARS	\$14,434,173.44	
P4	21-25 YEARS	\$8,211,511.28	
TOTAL COST		\$25,150,220.65	

COST ARE SHOWN IN 2016 DOLLARS

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ALLISON ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$1,472,389
Priority 2	\$2,895,552
Priority 3	\$18,793,406
Priority 4	\$11,933,024
Priority IP	\$187,372
Priority C	\$1,124,805
Total	\$36,406,549

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$63,814	\$276,875	\$1,445,360	\$0	\$0	\$184,857	\$1,970,906
Building Envelope	\$0	\$0	\$1,648,218	\$0	\$0	\$33,891	\$1,682,109
Architectural	\$13,254	\$2,108,448	\$11,468,111	\$10,921,015	\$187,372	\$608,166	\$25,306,366
Mechanical	\$0	\$0	\$412,055	\$54,613	\$0	\$0	\$466,668
Electrical	\$0	\$135,061	\$997,819	\$124,121	\$0	\$0	\$1,257,001
Plumbing	\$0	\$0	\$13,471	\$0	\$0	\$0	\$13,471
Technology	\$0	\$0	\$602,639	\$0	\$0	\$0	\$602,639
Fire & Life Safety	\$695,909	\$0	\$0	\$419,536	\$0	\$0	\$1,115,446
Security	\$699,413	\$375,169	\$672,416	\$413,738	\$0	\$297,891	\$2,458,626
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,533,318	\$0	\$0	\$0	\$1,533,318
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$1,472,389	\$2,895,552	\$18,793,406	\$11,933,024	\$187,372	\$1,124,805	\$36,406,549

P1 Total	\$1,472,389
P1 + P2 Total	\$4,367,942
P1 + P2 + P3 Total	\$23,161,348
P1 + P2 + P3 + P4 Total	\$35,094,372
In Progress (IP) Total	\$187,372
Complete (C) Total	\$1,124,805
IP + C Totals	\$1,312,177

ALLISON ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$1,970,906
1547	Provide new campus marquee appropriately located near front of campus.	1	FRP	SGN	\$63,814
1542	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	FRP	IRR	\$179,331
1546	Re-grade site to prevent flooding in front of Rooms 10, 11 and 21.	2	PQ	SD	\$97,544
1540	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	FRP	CNPY	\$158,483
1541	Replace existing freestanding canopies between buildings.	3	FRP	CNPY	\$356,586
1543	Provide new dumpster pad in different location (current dumpster location is inefficient).	3	FRP	OTH	\$7,924
1544	Replace pre-k and Kindergarten playground equipment.	3	FRP	PGE	\$396,206
1545	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	FRP	REN	\$316,965
1550	Expand parking area to meet District standard of 100 spaces (staff/visitor); 67 spaces currently. Redesign parking lot drop-off and pick-up.	3	FRP	SPN	\$209,197
1548	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route. [Completed 2017]	C	2017U	SPM	\$70,125
1551	ALLISON ES PAVING (087-17-604) [Completed 2018]	C	2017U	SPM16-17	\$114,732
BUILDING ENVELOPE					\$1,682,109
1537	Replace existing roof per District standard.	3	FRP	RFR	\$1,014,288
1538	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	FRP	WDW	\$633,930



ALLISON ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1539	ALLISON ES ROOFING - PBK Line Item: Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report.	C	2017U	RFM16-17	\$33,891
ARCHITECTURE					\$25,306,366
1515	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$13,254
1500	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
1516	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	FRP	GRP	\$75,034
1522	Modernize Cafeteria/MPR (5,000 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	FR	REN	\$1,875,844
1501	Construct (1,500 sf) addition to Administration, Teacher Workroom/break room, and Clinic area per new District program requirements. Provide secure sense of entry.	3	FR	ADD	\$998,440
1502	Construct new (5,000 sf) addition to existing MPR including new stage to accommodate new VAPA/music room requirements (no stage currently).	3	FRP	ADD	\$3,328,133
1503	Construct new (1,000 sf) Library addition. Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$748,830
1508	Provide window coverings at all classrooms.	3	FRP	BLD	\$63,393
1509	Remove and replace classroom ceiling panels.	3	FRP	CLG	\$133,125
1510	Replace old canopy breezeway structures along classroom wings and provide proper piping supports.	3	FRP	CNPY	\$950,895
1512	Remove and replace all exterior doors and frames.	3	PQ	DR	\$256,742
1513	Remove and replace classroom carpet and VCT.	3	FRP	FLR	\$319,501
1514	Install walk-in floor mat (VCT/carpet). See diagram.	3	FRP	FLR	\$31,697
1517	Remove and replace marker board/tack board in all classrooms.	3	FR	MBTB	\$760,716

ALLISON ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1518	Paint previously painted exterior surfaces (life cycle).	3	FRP	PTG	\$166,407
1519	Paint previously painted interior surfaces.	3	FRP	PTG	\$53,250
1523	Modernize (1) set of Men's and Womens' Staff restrooms to ensure ADA accessibility. Include new finishes (flooring, hard wall-surfacing, ceiling), fixtures, partitions, etc.	3	FR	REN	\$83,203
1524	Modernize all (4) portable classroom buildings. Include new flooring, paint, misc. exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	FRP	REN	\$158,483
1525	Modernize existing Administration (3,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	FR	REN	\$1,188,619
1526	Modernize existing Library. Include removal and replacement of library shelving and circulation desk for ADA accessibility.	3	FR	REN	\$1,188,619
1527	Modernize both (2) Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
1533	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	FRP	TECH	\$47,545
1504	Construct new (4) classroom addition to replace all portable classrooms.	4	FRP	ADD	\$3,127,856
1505	Construct new S.T.E.A.M. Center building.	4	FRP	ADD	\$4,691,783
1506	Construct (2) new Kindergarten classrooms to replace portable classrooms.	4	FRP	ADD	\$1,737,698
1507	Construct (1) Transitional Kindergarten classroom.	4	FRP	ADD	\$834,095
1511	Remove and replace educational/classroom casework throughout campus (Building 'A' Rooms K-1 and K-2.; Building 'B' Rooms 4-5 and 8-11; and Building 'C' Rooms 12-19). Provide ADA accessible sink locations.	4	FR	CWK	\$529,584
1534	ALLISON ES MP ROOM FLOORING REPLACEMENT (011-15-604)	C	2017U	FLR14-15	\$53,423
1520	Paint previously painted interior surfaces (MP only). [Completed 2014-15]	C	2017U	PTG	\$47,124
1535	Paint previously painted exterior surfaces. [Completed 2017]	C	2017U	PTG16-17	\$104,400
1528	Major Kindergarten restroom remodel. [Completed 2017]	C	2017U	REN	\$52,594



ALLISON ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1529	ADA - Reconfigure Boys' and Girls' student restrooms to comply with DSA requirements. Two (2) sets of Boys', two (2) sets of Girls'. [Completed 2017]	C	2017U	REN	\$350,625
1536	ALLISON ES MOD (MISSION POSSIBLE) (024-17-604)	IP	2017U	REN16-17	\$187,372
MECHANICAL					\$466,668
1567	Majority of school has Carrier equipment installed in 2007. Replace units after expected 15 year lifespan.	3	FRP	HVAC	\$380,358
1568	Portable buildings have Bard exterior wall mounted equipment installed in 2002. Replace units after expected 15 year lifespan.	3	FRP	HVAC	\$31,697
1569	Provide flexible duct connection at existing packaged rooftop units due to duct noise issues.	4	FRP	HVAC	\$54,613
ELECTRICAL					\$1,257,001
1558	MPR: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting compliance with automatic occupancy sensors and daylight sensors.	2	FRP	LTG	\$135,061
1553	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	FRP	ELE	\$213,000
1554	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	FRP	ELE	\$6,035
1555	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$19,018
1559	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No daylight sensor in place.	3	FRP	LTG	\$15,848

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Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1560	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting compliance with automatic occupancy sensors and daylight sensors.	3	FRP	LTG	\$665,627
1561	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements.	3	FRP	LTG	\$18,859
1562	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$59,431
1552	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$124,121
PLUMBING					\$13,471
1573	Provide ADA compliant fixtures in restroom at Classroom 19.	3	FRP	PLB	\$13,471
TECHNOLOGY					\$602,639
1595	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	FRP	TECH	\$602,639
FIRE & LIFE SAFETY					\$1,115,446
1563	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	FRP	FA	\$399,982
1565	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	FRP	LTG	\$15,428



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Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1566	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	FRP	REN	\$280,500
1564	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$419,536
SECURITY					\$2,458,626
1582	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	FRP	HDW	\$75,735
1585	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	FRP	SCM	\$222,212
1593	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell.	1	FRP	SL	\$7,013
1594	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	FRP	SL	\$394,453
1589	Provide ornamental fencing at front of campus for access control and way-finding.	2	FRP	SF	\$281,377
1590	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$93,792
1586	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	FRP	SCR	\$396,206
1592	Upgrade and replace intrusion alarm system campus-wide.	3	FRP	SIA	\$276,210
1591	Replace fencing around remaining campus for access control.	4	FRP	SF	\$413,738
1580	Upgrade and replace existing clock and bell system campus-wide.	C	2017U	CLK	\$169,562
1583	Upgrade and replace existing PA/intercom and communication system. [Completed 2017]	C	2017U	PA	\$65,216
1587	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library. [Completed 2017]	C	2017U	SCR	\$63,113

ALLISON ELEMENTARY SCHOOL

Proposed Work Items

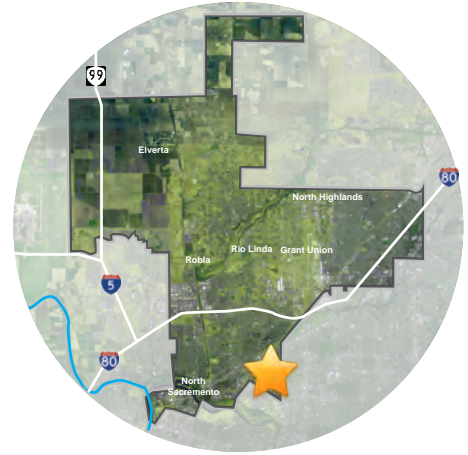
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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
NUTRITION SERVICES					\$1,533,318
1570	Construct new (1,000 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	FRP	ADD	\$748,830
1571	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
1572	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	FRP	REN	\$594,309

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$1,472,389
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$2,895,552
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$18,793,406
4	Future Consideration (Life Expectancy 21-25 years)	\$11,933,024
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$187,372
C	Complete Scope of Work (Life Expectancy 0 years)	\$1,124,805
		\$36,406,549



BABCOCK ELEMENTARY SCHOOL



2400 CORMORANT WAY
SACRAMENTO, CALIFORNIA 95815

ORIGINAL BUILDING COMPLETED: 1956
BUILDING AREA: 39,722 SF
SITE ACREAGE: 10
BUILDING CAPACITY: 700
CURRENT ENROLLMENT: 403
ENROLLMENT AS OF: 10/18/2017

BABCOCK ELEMENTARY SCHOOL

Aerial Image

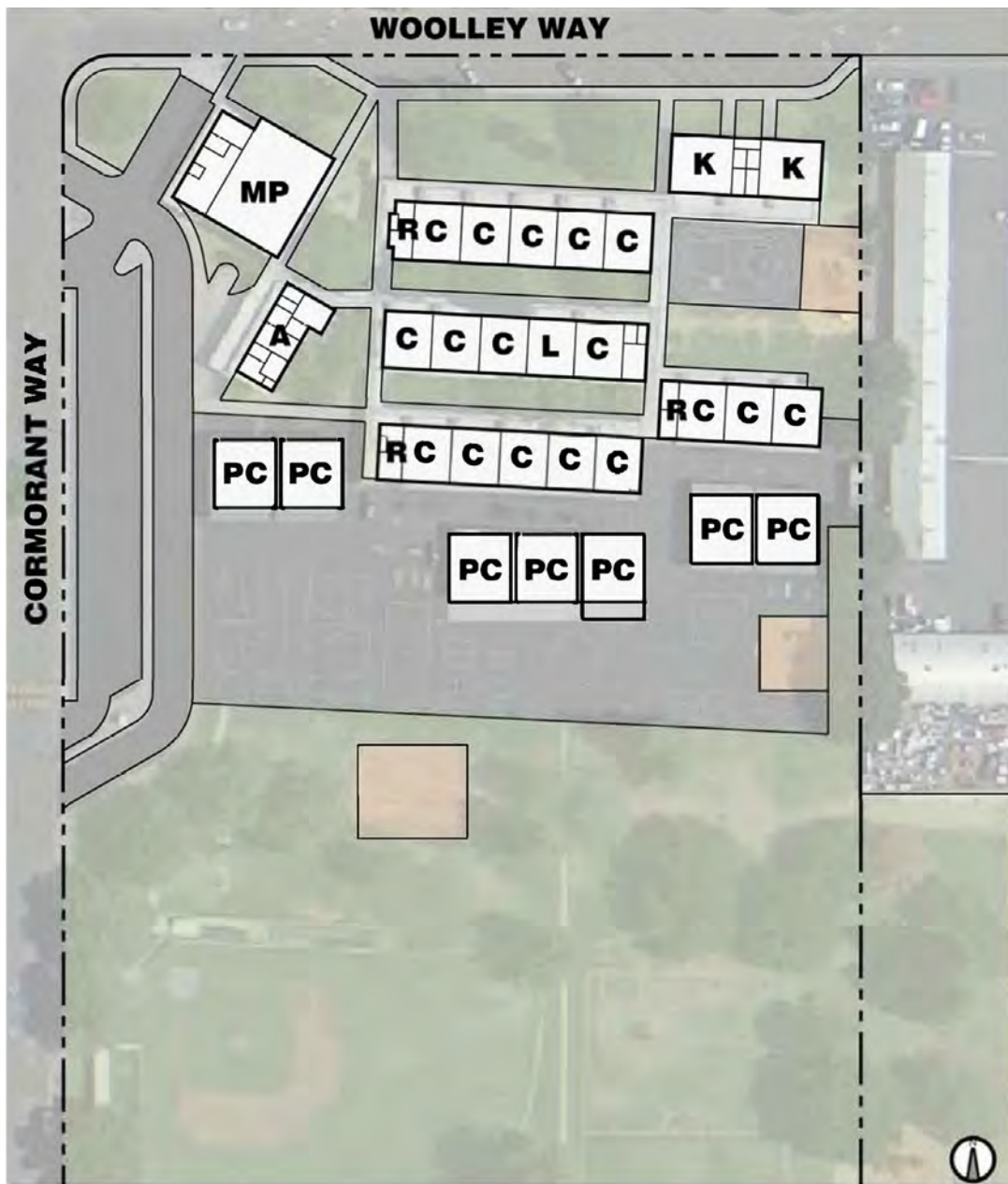


SCALE 1" = 100'



BABCOCK ELEMENTARY SCHOOL

Existing Site Plan



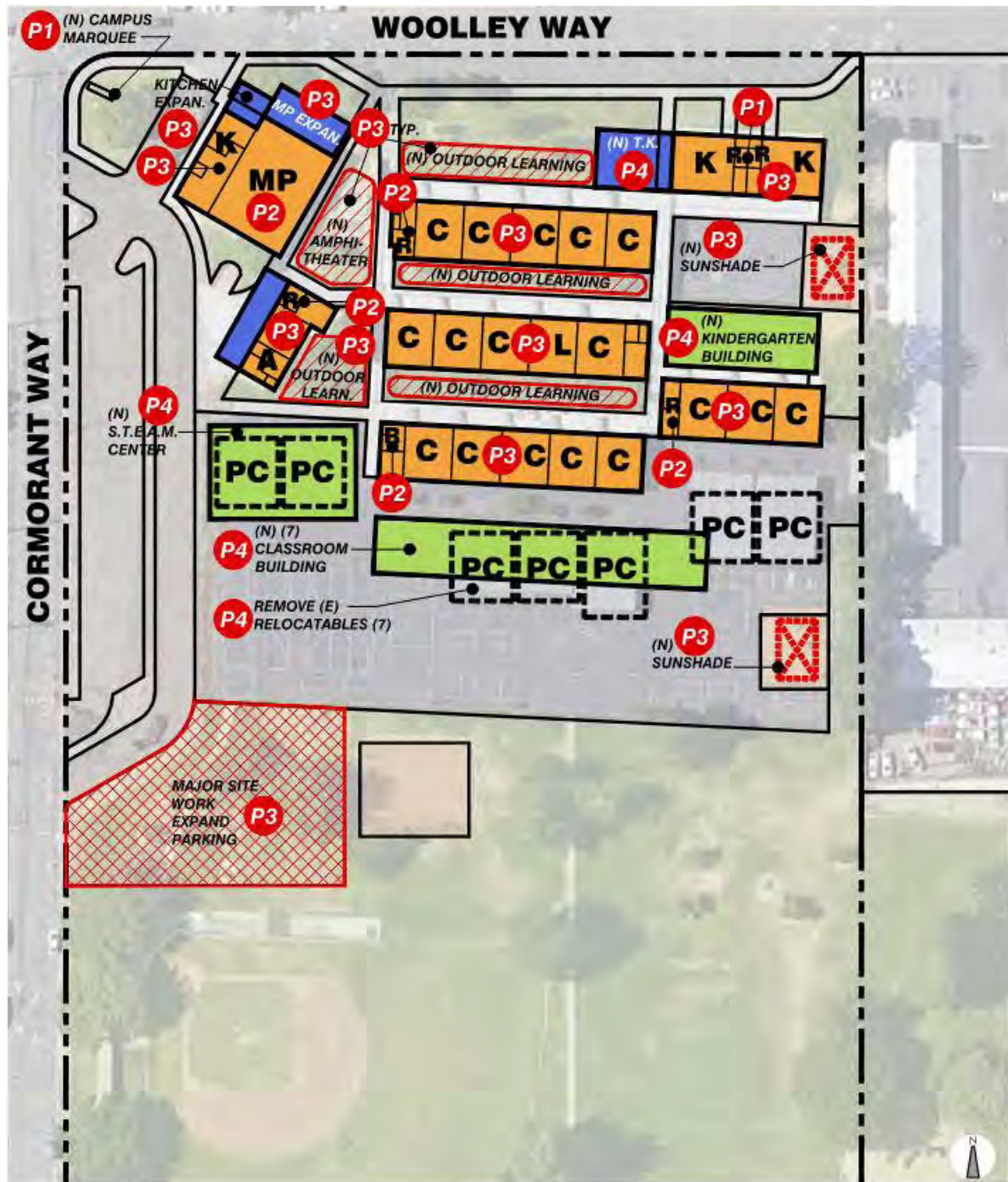
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BABCOCK ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$1,567,832.75	
P2	6-15 YEARS	\$2,344,388.75	
P3	16-20 YEARS	\$16,387,109.75	
P4	21-25 YEARS	\$10,258,693.91	
TOTAL COST		\$30,558,025.16	

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COST ARE SHOWN IN 2016 DOLLARS



BABCOCK ELEMENTARY SCHOOL

Facility Totals

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Priority	Total Cost
Priority 1	\$1,458,301
Priority 2	\$5,451,202
Priority 3	\$21,835,383
Priority 4	\$13,403,897
Priority IP	\$348,676
Priority C	\$3,978,056
Total	\$46,475,514

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$63,113	\$177,830	\$1,038,060	\$0	\$0	\$1,504,518	\$2,783,520
Building Envelope	\$36,465	\$0	\$2,266,300	\$0	\$0	\$0	\$2,302,765
Architectural	\$73,631	\$2,491,121	\$14,191,908	\$12,737,323	\$0	\$168,655	\$29,662,637
Mechanical	\$87,674	\$2,511,680	\$106,817	\$0	\$0	\$0	\$2,706,171
Electrical	\$0	\$131,309	\$1,201,106	\$140,671	\$0	\$0	\$1,473,085
Plumbing	\$11,921	\$45,470	\$0	\$0	\$0	\$8,290	\$65,681
Technology	\$0	\$0	\$755,429	\$0	\$0	\$0	\$755,429
Fire & Life Safety	\$515,416	\$0	\$0	\$525,903	\$0	\$1,683,000	\$2,724,319
Security	\$670,081	\$93,792	\$742,445	\$0	\$348,676	\$613,594	\$2,468,587
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,533,318	\$0	\$0	\$0	\$1,533,318
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$1,458,301	\$5,451,202	\$21,835,383	\$13,403,897	\$348,676	\$3,978,056	\$46,475,514

P1 Total	\$1,458,301
P1 + P2 Total	\$6,909,503
P1 + P2 + P3 Total	\$28,744,886
P1 + P2 + P3 + P4 Total	\$42,148,783
In Progress (IP) Total	\$348,676
Complete (C) Total	\$3,978,056
IP + C Totals	\$4,326,731

BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$2,783,520
1636	Provide new campus marquee appropriately located near front of campus.	1	FRP	SGN	\$63,113
1632	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	FRP	IRR	\$177,830
1630	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	FRP	CNPY	\$158,483
1631	Replace existing freestanding canopies between buildings.	3	FRP	CNPY	\$158,483
1633	Provide new dumpster pad in different location (current dumpster location is inefficient).	3	FRP	OTH	\$7,924
1634	Replace Pre-K and Kindergarten playground equipment.	3	FRP	PGE	\$396,206
1635	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	FRP	REN	\$316,965
1639	BABCOCK ES TRASH COMPACTOR (041-19-607) [Completed 2019]	C	2019U	MEQ19	\$20,292
1640	BABCOCK ES PAVING (SUMMER 2016) (130-16-607) Replace parking and play area paving and re-stripe to ensure proper ADA parking spaces and accessible route. [Completed 2019]	C	2017+19U	SPM15-16	\$1,484,225
BUILDING ENVELOPE					\$2,302,765
1627	Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report.	1	FRP	RFM	\$36,465
1628	Replace existing roof per District standard.	3	FRP	RFR	\$1,267,860
1629	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	FRP	WDW	\$998,440



BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
ARCHITECTURE					\$29,662,637
1615	Major Kindergarten restroom remodel.	1	FRP	REN	\$73,631
1596	Incorporate VAPA room at stage or in portable.	2	FRP	ADD	\$157,571
1611	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	FRP	GRP	\$75,034
1616	Modernize Cafeteria/MPR (3,500 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	FRP	REN	\$1,313,091
1617	Modernize Mens' and Womens' staff Restrooms (2 sets). Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	2	FRP	REN	\$157,571
1618	Modernize Boys' and Girls' student Restrooms (3 sets). Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	2	FRP	REN	\$787,854
1597	Construct new (2,500 sf) addition to existing Administration/Clinic area per new District program requirements. Provide sense of entry and properly sized lobby/reception area (existing space is too small).	3	FRP	ADD	\$1,664,066
1598	Construct new (6,500 sf) addition to existing MPR including new stage to accommodate new VAPA/music room requirements.	3	PQ	ADD	\$4,326,572
1599	Construct new (3,000 sf) Library addition: Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$2,246,489
1604	Provide window coverings at all classrooms.	3	FRP	BLD	\$75,279
1605	Remove and replace ceiling tile and grid throughout faculty.	3	FRP	CLG	\$314,762
1606	Remove and replace educational/classroom casework throughout campus. Provide ADA accessible sink locations.	3	FRP	CWK	\$602,234
1607	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586

BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1608	Remove and replace VCT and carpet throughout campus. NOTE: currently some classroom have new flooring some don't.	3	FRP	FLR	\$755,429
1609	Install walk-in floor mat (VCT/carpet). See diagram.	3	FRP	FLR	\$118,862
1612	Remove and replace marker board/tack board in all classrooms.	3	FRP	MBTB	\$903,350
1613	Paint previously painted exterior surfaces (life cycle).	3	FRP	PTG	\$229,800
1614	Paint previously painted interior surfaces.	3	FRP	PTG	\$94,456
1619	Modernize existing Administration (2,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry. (Note: Current size is too small.)	3	FRP	REN	\$792,413
1620	Modernize (7) portable buildings (classrooms 26-41). Include new finishes (flooring, paint interior/exterior, etc.), repair/ replacement of roof, siding, hardware, HVAC, lighting, security, technology, etc.	3	FRP	REN	\$277,344
1621	Modernize Library (currently in a classroom): Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$396,206
1622	Modernize all (2) Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
1623	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	FRP	TECH	\$47,545
1600	Construct new S.T.E.A.M. Center building.	4	FRP	ADD	\$4,691,783
1601	Construct new (7) classroom addition to replace all portable classrooms.	4	FRP	ADD	\$5,473,747
1602	Construct (2) new Kindergarten classrooms to replace portable classrooms.	4	FRP	ADD	\$1,737,698
1603	Construct one (1) Transitional Kindergarten classroom.	4	FRP	ADD	\$834,095
1624	BABCOCK ES FLOORING REPLACEMENT ROOMS 8, 10, 27, 38 (011-15-607)	C	2017U	FLR14-15	\$15,915
1625	Paint previously painted exterior surfaces. [Completed 2019]	C	2017+19U	PTG16-17	\$119,403



BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1626	BABCOCK ES MOD (MISSION POSSIBLE) (024-17-607)	C	2017+19U	REN16-17	\$21,618
1610	Provide new room graphics and way-finding signage per ADA requirements. [Completed 2019]	C	2021U	GRP	\$11,719
MECHANICAL					\$2,706,171
1660	Replace Kitchen window air conditioner with packaged rooftop equipment.	1	FRP	HVAC	\$87,674
1661	Majority of school has Carrier equipment installed in 1999. Replace units which have exceeded their expected lifespan.	2	FRP	HVAC	\$2,438,597
1662	Replace broken powered exhaust modules at Carrier rooftop units.	2	FRP	HVAC	\$66,330
1663	Provide exhaust fans and intake/relief at Kitchen restroom.	2	FRP	HVAC	\$6,753
1664	Portable buildings have Bard exterior wall mounted equipment. Replace units after expected 15 year lifespan.	3	FRP	HVAC	\$55,469
1665	Replace local thermostat controls at portable buildings with controls tied into District energy management system.	3	FRP	HVAC	\$51,348
ELECTRICAL					\$1,473,085
1649	MPR: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting compliance with automatic occupancy sensors and daylight sensors.	2	FRP	LTG	\$131,309
1643	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	FRP	ELE	\$26,105
1644	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	FRP	ELE	\$243,771
1645	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	FRP	ELE	\$11,119

BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1646	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$6,339
1650	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements.	3	FRP	LTG	\$34,747
1651	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	FRP	LTG	\$81,579
1652	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place.	3	FRP	LTG	\$15,848
1653	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting compliance with automatic occupancy sensors and daylight sensors.	3	FRP	LTG	\$761,786
1654	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$19,810
1642	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671
PLUMBING					\$65,681
1674	Kitchen water heater: corrosion at water connection, seismically secure, provide expansion tank, drain pan, and discharge T&P to approved receptacle. Water heater is old and dented - replace.	1	FRP	WTRH	\$11,921



BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1669	Staff restroom at Multi-Purpose Room is not ADA - provide ADA compliance.	2	FRP	FXT	\$6,303
1670	Boys' restrooms have floor mount urinals - replace with ADA compliant fixtures.	2	FRP	FXT	\$17,558
1671	Gas pipes serving HVAC units are rusted at various locations - replace rusted gas pipe.	2	FRP	PLB	\$21,610
1675	BABCOCK ES BACKFLOW DEVICE (162-18-607) - PBK line item: Provide backflow device (domestic water check valve instead of backflow preventer serving campus). [Completed 2018]	C	2017+19U	PLB18	\$8,290
TECHNOLOGY					\$755,429
1691	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	FRP	TECH	\$755,429
FIRE & LIFE SAFETY					\$2,724,319
1656	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	FRP	FA	\$501,391
1658	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	FRP	LTG	\$14,025
1657	Upgrade and replace fire protection (sprinkler) system.	4	PQ	FSPR	\$525,903
1659	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	C	FRP	REN	\$1,683,000
SECURITY					\$2,468,587
1676	Upgrade and replace existing clock and bell system campus-wide.	1	FRP	CLK	\$217,269
1677	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	FRP	HDW	\$105,188

BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1678	Upgrade and replace existing PA/intercom and communication system.	1	FRP	PA	\$228,411
1680	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	FRP	SCR	\$63,113
1688	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	FRP	SL	\$56,100
1682	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$93,792
1681	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	FRP	SCR	\$396,206
1687	Upgrade and replace intrusion alarm system campus-wide.	3	FRP	SIA	\$346,238
1683	Provide ornamental fencing at front of campus for access control and way-finding. [Completed 2017]	C	2017U	SF	\$262,969
1684	Provide fencing around remaining campus for access control. [Completed 2017]	C	2017U	SF	\$350,625
1679	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	IP	2021U	SCM	\$278,551
1689	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	IP	2017U	SL	\$70,125
NUTRITION SERVICES					\$1,533,318
1666	Construct new (1,000 sf) Kitchen addition: Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	FRP	ADD	\$748,830
1667	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179



BABCOCK ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

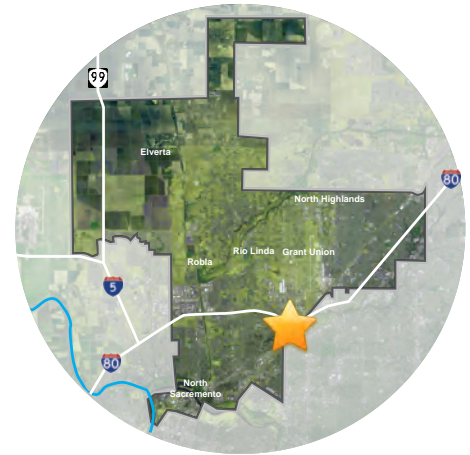
ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1668	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment, etc.	3	FRP	REN	\$594,309

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$1,458,301
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$5,451,202
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$21,835,383
4	Future Consideration (Life Expectancy 21-25 years)	\$13,403,897
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$348,676
C	Complete Scope of Work (Life Expectancy 0 years)	\$3,978,056
		\$46,475,514

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CASTORI ELEMENTARY SCHOOL



1801 SOUTH AVENUE
SACRAMENTO, CALIFORNIA 95838

ORIGINAL BUILDING COMPLETED: 1943
BUILDING AREA: 40,261 SF
SITE ACREAGE: 7.4
BUILDING CAPACITY: 752
CURRENT ENROLLMENT: 662
ENROLLMENT AS OF: 10/18/2017

CASTORI ELEMENTARY SCHOOL

Aerial Image





CASTORI ELEMENTARY SCHOOL

Existing Site Plan



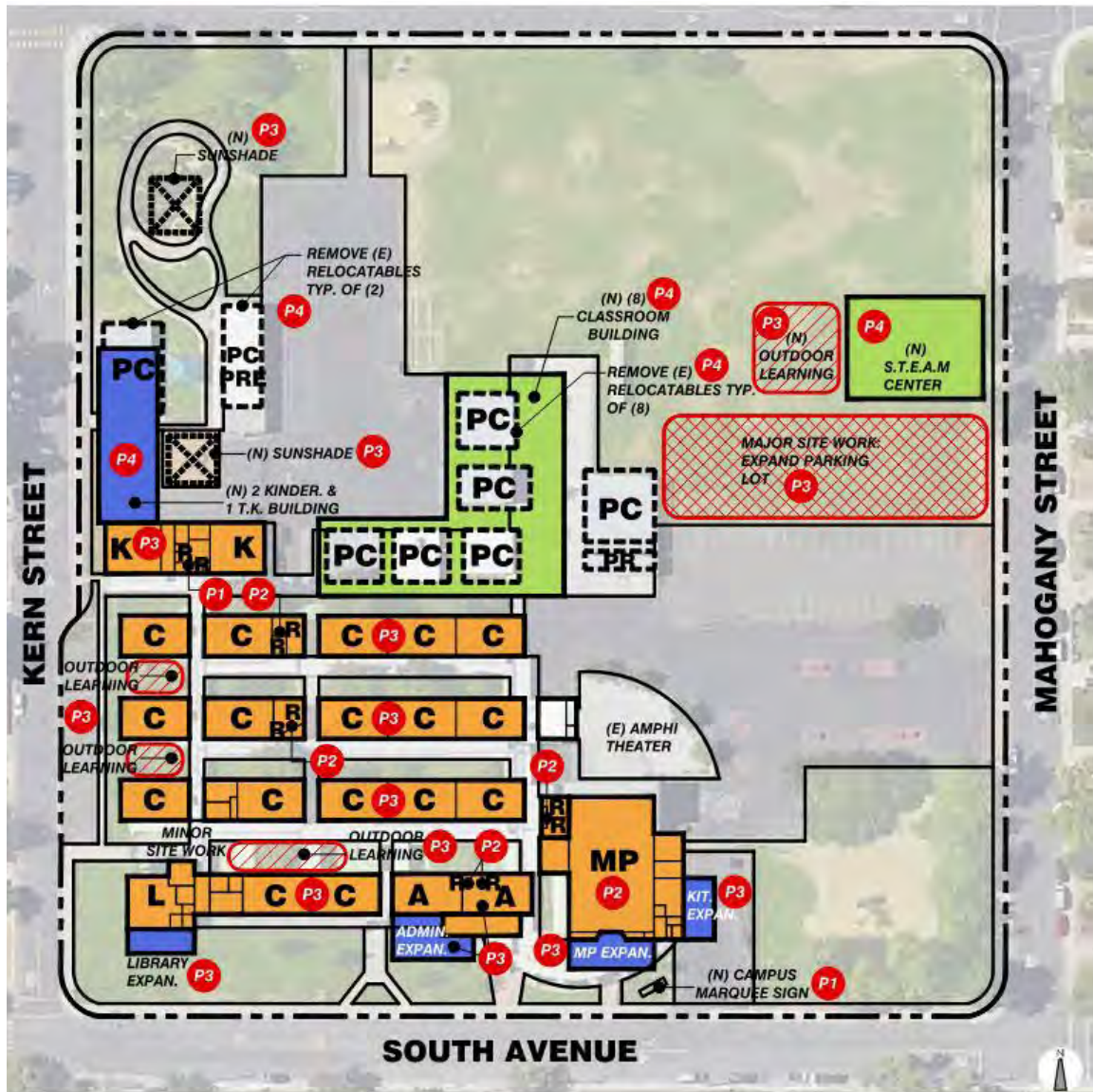
SCALE 1" = 100'

ABBREVIATIONS:

- A** ADMINISTRATION
- C** CLASSROOM
- K** KINDERGARTEN
- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

CASTORI ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$916,767.50	
P2	6-15 YEARS	\$2,602,885.12	
P3	16-20 YEARS	\$14,371,914.14	
P4	21-25 YEARS	\$8,886,964.14	
TOTAL COST		\$26,778,530.90	

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

A	ADMINISTRATION
C	CLASSROOM
K	KINDERGARTEN
MP	MULTI-PURPOSE
L	LIBRARY
PC	PORTABLE CLASSROOM
PR	PORTABLE RESTROOM
R	RESTROOM



CASTORI ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$3,976,174
Priority 2	\$3,323,695
Priority 3	\$20,620,769
Priority 4	\$11,851,243
Priority IP	\$396,059
Priority C	\$918,632
Total	\$41,086,573

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$151,470	\$146,316	\$1,328,083	\$0	\$0	\$175,313	\$1,801,182
Building Envelope	\$0	\$60,027	\$1,299,557	\$786,101	\$0	\$18,144	\$2,163,828
Architectural	\$92,039	\$2,389,825	\$13,799,518	\$10,391,431	\$113,729	\$130,166	\$26,916,708
Mechanical	\$0	\$15,007	\$63,393	\$0	\$0	\$516,120	\$594,520
Electrical	\$0	\$121,630	\$1,040,495	\$140,671	\$0	\$0	\$1,302,795
Plumbing	\$55,399	\$75,034		\$0	\$0	\$0	\$130,433
Technology	\$0	\$0	\$765,680	\$0	\$0	\$0	\$765,680
Fire & Life Safety	\$2,625,969	\$0		\$533,040	\$0	\$0	\$3,159,009
Security	\$1,051,297	\$515,857	\$1,143,349	\$0	\$282,330	\$78,891	\$3,071,724
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,180,695	\$0	\$0	\$0	\$1,180,695
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$3,976,174	\$3,323,695	\$20,620,769	\$11,851,243	\$396,059	\$918,632	\$41,086,573

P1 Total	\$3,976,174
P1 + P2 Total	\$7,299,869
P1 + P2 + P3 Total	\$27,920,638
P1 + P2 + P3 + P4 Total	\$39,771,881
In Progress (IP) Total	\$396,059
Complete (C) Total	\$918,632
IP + C Totals	\$1,314,692

CASTORI ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$1,801,182
1733	Provide new campus marquee appropriately located near front of campus.	1	FRP	SGN	\$60,308
1734	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	1	FRP	SPM	\$91,163
1729	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	FRP	IRR	\$146,316
1727	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	FRP	CNPY	\$158,483
1728	Replace existing freestanding canopies between buildings.	3	FRP	CNPY	\$158,483
1730	Replace Pre-K and Kindergarten playground equipment.	3	FRP	PGE	\$396,206
1731	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	FRP	REN	\$316,965
1735	Provide additional parking per District standards (visitors and staff) of 100 spaces. Currently have 53 spaces.	3	FRP	SPN	\$297,947
1732	Flood problems at outside hallways between buildings 1-3 & 5-6 - rain water down spouts draining to walkways near courtyards between buildings are flooding. Temporary corroded drain pipes are being used to divert flow to near storm drains. [Completed 2020]	C	2021U	SD	\$175,313
BUILDING ENVELOPE					\$2,163,828
1721	Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report.	2	2021U	RFM	\$60,027
1722	Replace existing roof per District standard.	3	FRP	RFR	\$1,299,557
1723	Replace old exterior classroom windows with new energy efficient glazing and frames.	4	FRP	WDW	\$786,101
1724	CASTORI ES ROOFING (015-15-610), 14-15FY	C	2017U	RFM14-15	\$7,663



CASTORI ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1725	CASTORI ES ROOFING (015-15-610), 15-16FY	C	2017U	RFM15-16	\$9,981
1726	CASTORI ES ROOFING (015-15-610), 16-17FY	C	2017U	RFM16-17	\$500
ARCHITECTURE					\$26,916,708
1706	Provide new room graphics and way-finding signage per ADA requirements.	1	FRP	GRP	\$18,408
1711	Major Kindergarten restroom remodel.	1	FRP	REN	\$73,631
1692	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
1707	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	FRP	GRP	\$75,034
1712	Modernize - Cafeteria/MPR (4,000 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	FRP	REN	\$1,500,675
1713	Modernize Boys' and Girls' student and staff Restrooms (2 sets). Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	2	FRP	REN	\$656,545
1693	Construct new (2,500 sf) addition to Administration/Clinic area. Provide sense of entry and properly sized lobby/reception area.	3	FRP	ADD	\$1,872,075
1694	Construct new (6,000 sf) addition to existing MPR including new stage to accommodate new VAPA/music room requirements.	3	PQ	ADD	\$4,492,979
1695	Construct new (2,000 sf) Library addition. Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$1,497,660
1700	Provide window coverings at all classrooms.	3	FRP	BLD	\$75,279
1702	Remove and replace educational/classroom casework throughout campus.	3	FRP	CWK	\$602,234
1703	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586
1704	Remove and replace VCT and carpet throughout campus.	3	FRP	FLR	\$765,680
1705	Install walk-in floor mat (VCT/carpet). See diagram.	3	FRP	FLR	\$118,862
1708	Remove and replace marker board/tack board in all classrooms.	3	FR	MBTB	\$903,350
1710	Paint interior previously painted surfaces.	3	FRP	PTG	\$95,723

CASTORI ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1714	Modernize existing Administration (2,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	FRP	REN	\$792,413
1715	Modernize (10) portable buildings (classrooms 22-33). Include new finishes (flooring, paint interior/exterior, etc.), repair/replacement of roof, siding, hardware, HVAC, lighting, security, technology, etc.	3	FRP	REN	\$396,206
1716	Modernize existing Library per District standards (include casework, circulation desk, storage, etc.)	3	PQ	REN	\$792,413
1717	Modernize all (2) Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
1718	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	FRP	TECH	\$47,545
1696	Construct new S.T.E.A.M. Center building.	4	FR	ADD	\$4,691,783
1697	Construct new (4) classroom addition to replace all portable classrooms.	4	FRP	ADD	\$3,127,856
1698	Construct one (1) Transitional Kindergarten classroom.	4	FRP	ADD	\$834,095
1699	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently (2) Kindergarten classrooms are in portables.	4	FRP	ADD	\$1,737,698
1719	CASTORI ES SHADE STRUCTURE (013-14-610)	C	2021U	CNPY14-15	\$9,728
1709	Paint previously painted exterior surfaces. [Completed 2021]	C	2021U	PTG	\$120,438
1720	CASTORI ES MOD (MISSION POSSIBLE) (024-17-610)	IP	2017U	REN16-17	\$113,729
MECHANICAL					\$594,520
1752	Replace broken restroom exhaust fans.	2	FRP	HVAC	\$15,007
1753	Portable buildings have Bard exterior wall mounted equipment installed in 2010. Replace units after expected 15 year lifespan.	3	FRP	HVAC	\$63,393
1754	Majority of school has Carrier equipment installed in 1999. Replace units which have exceeded their expected lifespan. [Completed 2017]	C	2017U	HVAC	\$315,563
1755	Replace Delta controls per District standard. [Completed 2017]	C	2017U	HVAC	\$129,731



CASTORI ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1756	Replace broken powered exhaust modules at Carrier rooftop units. [Completed 2017]	C	2017U	HVAC	\$56,801
1757	Repair lost global controls interface. [Completed 2017]	C	2017U	HVAC	\$14,025
ELECTRICAL					\$1,302,795
1742	MPR: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting compliance with automatic occupancy sensors and daylight sensors.	2	FRP	LTG	\$121,630
1737	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	FRP	ELE	\$28,311
1738	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	FRP	ELE	\$196,962
1739	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	FRP	ELE	\$10,447
1740	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$12,679
1743	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements.	3	FRP	LTG	\$32,647
1744	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place.	3	FRP	LTG	\$15,848
1745	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	FRP	LTG	\$88,473

CASTORI ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1746	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting compliance with automatic occupancy sensors and daylight sensors.	3	FRP	LTG	\$615,506
1747	Library lighting in conjunction with new/ additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$39,621
1736	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671
PLUMBING					\$130,433
1765	Condensate drain from cooling unit on wall in server room located in storage building next to MP building is draining to floor drain in middle of room directly in front of computer server racks. Water puddling on floor occurs - relocate condensate drain.	1	FRP	PLB	\$3,506
1766	Gas main piping on roof at various locations is rusting - replace rusted piping.	1	FRP	PLB	\$33,660
1767	No vent on condensate drain traps serving roof top HVAC units - install vent on traps.	1	FRP	PLB	\$6,311
1769	Replace Kitchen water heater + seismically secure and provide expansion tank.	1	FRP	WTRH	\$11,921
1764	Drinking fountain at play yard is old, damaged and leaking - replace.	2	FRP	EDF	\$75,034
TECHNOLOGY					\$765,680
1783	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	FRP	TECH	\$765,680
FIRE & LIFE SAFETY					\$3,159,009
1748	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	FRP	FA	\$508,194



CASTORI ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1750	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	FRP	LTG	\$14,025
1751	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	FRP	REN	\$2,103,750
1749	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$533,040
SECURITY					\$3,071,724
1770	Upgrade and replace existing clock and bell system campus-wide.	1	FRP	CLK	\$220,218
1773	Upgrade and replace existing PA/intercom and communication system.	1	FRP	PA	\$231,511
1775	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	FRP	SCR	\$63,113
1781	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	FRP	SL	\$473,344
1782	Exterior building and walkway lighting for egress, safety and security cameras: Upgrade with new lighting fixtures and replacing all the lighting fixtures with new energy efficient LED lighting fixtures to include motion sensors.	1	FRP	SL	\$63,113
1777	Provide ornamental fencing at front of campus for access control and way-finding.	2	FRP	SF	\$422,065
1778	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$93,792
1776	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	FRP	SCR	\$396,206
1779	Provide fencing around remaining campus for access control.	3	FRP	SF	\$396,206
1780	Upgrade and replace intrusion alarm system campus-wide.	3	FRP	SIA	\$350,937
1771	Provide new lockset and re-key entire facility per new District "Grand Master" keying system. [Completed 2017]	C	2017U	HDW	\$78,891

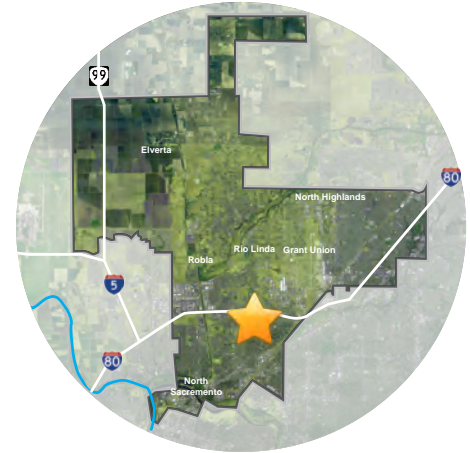
CASTORI ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1774	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	IP	2021U	SCM	\$282,330
NUTRITION SERVICES					\$1,180,695
1762	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
1763	Modernize existing Kitchen: Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment, etc.	3	FRP	REN	\$990,516

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$3,976,174
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$3,323,695
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$20,620,769
4	Future Consideration (Life Expectancy 21-25 years)	\$11,851,243
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$396,059
C	Complete Scope of Work (Life Expectancy 0 years)	\$918,632
		\$41,086,573



DEL PASO HEIGHTS ELEMENTARY SCHOOL

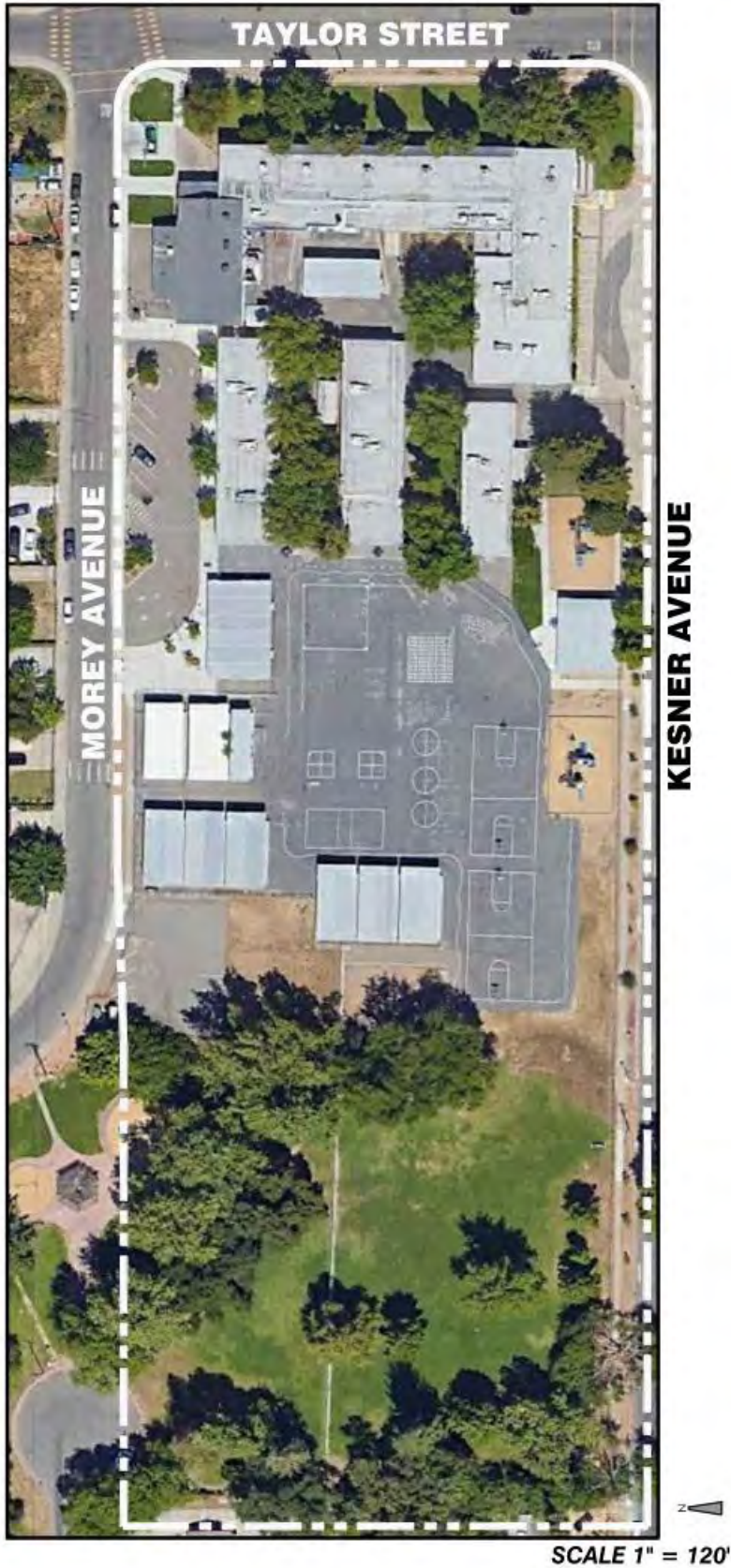


590 MOREY AVENUE
SACRAMENTO, CALIFORNIA 95838

ORIGINAL BUILDING COMPLETED: 1959
BUILDING AREA: 43,056 SF
SITE ACREAGE: 10.05
BUILDING CAPACITY: 622
CURRENT ENROLLMENT: 509
ENROLLMENT AS OF: 10/18/2017

DEL PASO HEIGHTS ELEMENTARY SCHOOL

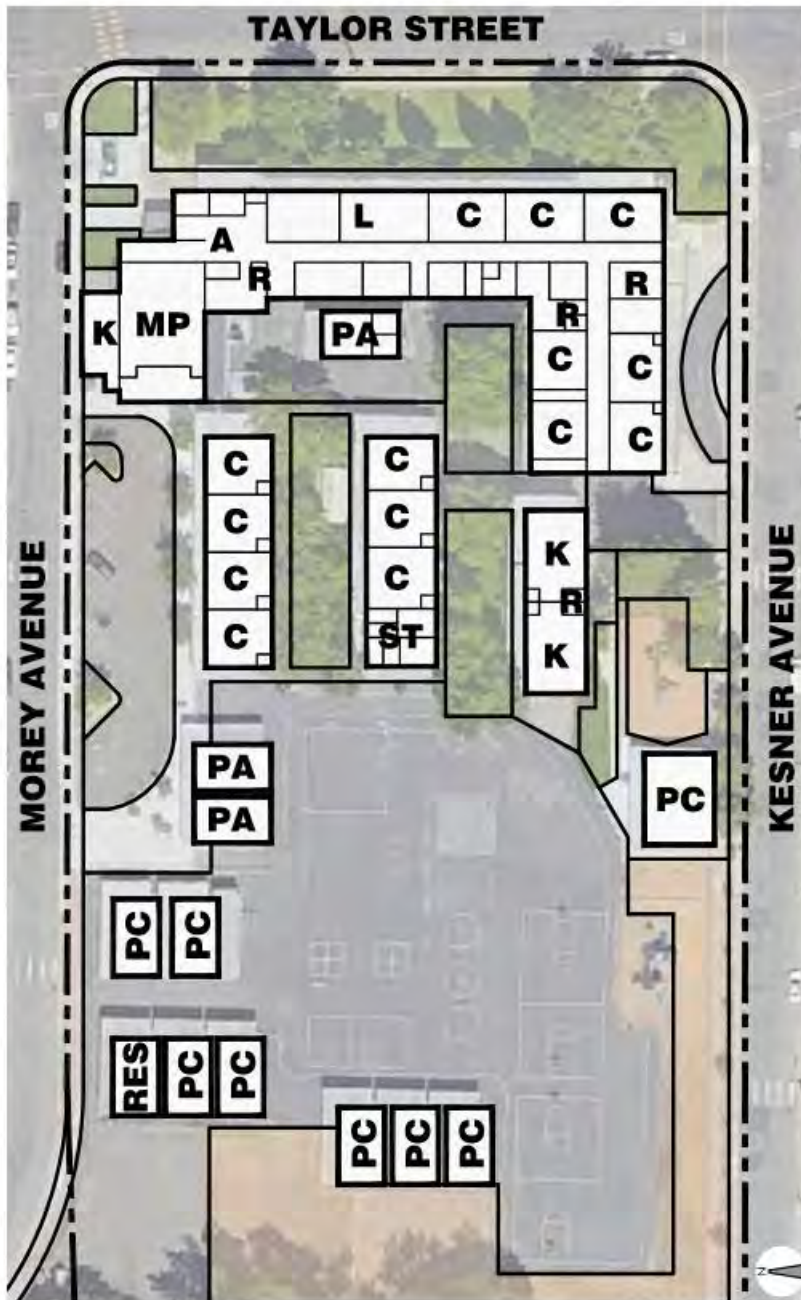
Aerial Image





DEL PASO HEIGHTS ELEMENTARY SCHOOL

Existing Site Plan



SCALE 1" = 100'

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PA PORTABLE ADMINISTRATION
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- ST STORAGE
- R RESTROOM

DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$1,218,684.25	
P2	6-15 YEARS	\$513,357.74	
P3	16-20 YEARS	\$18,649,197.12	
P4	21-25 YEARS	\$12,336,848.43	
TOTAL COST		\$32,718,087.53	

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PA PORTABLE ADMINISTRATION
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



DEL PASO HEIGHTS ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$2,496,428
Priority 2	\$3,072,835
Priority 3	\$26,346,331
Priority 4	\$15,793,929
Priority IP	\$0
Priority C	\$3,677,636
Total	\$51,387,158

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$60,027	\$157,571	\$1,798,776	\$0	\$0	\$0	\$2,016,374
Building Envelope	\$0	\$2,024,013	\$2,107,817	\$0	\$0	\$34,048	\$4,165,878
Architectural	\$97,193	\$232,605	\$17,344,727	\$15,083,214	\$0	\$78,844	\$32,836,584
Mechanical	\$0	\$0	\$118,862	\$0	\$0	\$3,389,685	\$3,508,547
Electrical	\$30,855	\$86,326	\$1,226,003	\$140,671	\$0	\$0	\$1,483,855
Plumbing	\$35,624	\$52,524	\$3,962	\$0	\$0	\$19,900	\$112,009
Technology	\$0	\$0	\$818,721	\$0	\$0	\$0	\$818,721
Fire & Life Safety	\$1,609,374	\$0	\$0	\$570,044	\$0	\$0	\$2,179,419
Security	\$663,354	\$519,796	\$1,217,832	\$0	\$0	\$155,159	\$2,556,141
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,709,630	\$0	\$0	\$0	\$1,709,630
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$2,496,428	\$3,072,835	\$26,346,331	\$15,793,929	\$0	\$3,677,636	\$51,387,158

P1 Total	\$2,496,428
P1 + P2 Total	\$5,569,262
P1 + P2 + P3 Total	\$31,915,593
P1 + P2 + P3 + P4 Total	\$47,709,522
In Progress (IP) Total	\$0
Complete (C) Total	\$3,677,636
IP + C Totals	\$3,677,636

DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$2,016,374
1843	Domestic water booster pump installed years ago but has never been in operation and remains non-operational while campus suffers from low water pressure - affecting fixture performance campus wide.	1	PQ	PLB	\$3,226
1846	Provide new campus marquee appropriately located near front of campus.	1	PQ	SGN	\$56,801
1840	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$157,571
1837	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
1838	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$158,483
1841	Provide new dumpster pad in different location (current dumpster location is inefficient).	3	PQ	OTH	\$7,924
1842	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
1844	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$316,965
1845	Regrade site and parking lot to address flooding.	3	PQ	SD	\$95,090
1847	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	3	PQ	SPM	\$158,483
1848	Provide additional parking per District standards (visitors and staff) of 100 spaces. Currently have 20 spaces.	3	PQ	SPN	\$507,144
BUILDING ENVELOPE					\$4,165,878
1833	Provide miscellaneous roof replacement per 2016 Roof Assessment Report.	2	2017U	RFM	\$2,024,013
1834	Replace existing roof per District standard.	3	PQ	RFR	\$1,394,646



DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1835	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$713,171
1836	DEL PASO ES ROOFING (166-16-612) - PBK Line Item: Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report. [Completed 2017]	C	2017U	RFM16-17	\$34,048
ARCHITECTURE					\$32,836,584
1817	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$23,562
1822	Major Kindergarten restroom remodel.	1	PQ	REN	\$73,631
1784	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
1818	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
1785	Construct new (3,000 sf) addition to Administration area: Provide sense of entry and properly sized lobby/reception area.	3	PQ	ADD	\$1,996,880
1786	Construct new (7,000 sf) addition to existing MPR including new stage to accommodate new VAPA/music room requirements.	3	PQ	ADD	\$5,241,809
1787	Construct new (2,000 sf) Library addition. Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$1,497,660
1792	Provide window coverings at all classrooms.	3	FRP	BLD	\$71,317
1793	Remove and replace ceiling tile to match other tiles in Rooms 1, 3, 4, 5, 7, 8, 9 and 10.	3	PQ	CLG	\$45,168
1794	Remove and replace ceiling tile to match other tiles. Rooms - 13, 14 and 15	3	PQ	CLG	\$22,061
1795	Remove and replace ceiling tile to match other tiles in Rooms 16, 17, 18 and 19.	3	PQ	CLG	\$29,414
1796	Remove and replace ceiling tile to match other tiles at Library.	3	PQ	CLG	\$13,122
1797	Remove and replace ceiling tile to match other tiles at Portable Rooms (2).	3	PQ	CLG	\$7,607
1798	Remove and replace ceiling tile to match other tiles in Rooms 22, 23, 28, 29 30, 31, 32 and 33.	3	PQ	CLG	\$60,857
1799	Remove and replace ceiling tile to match other tiles in Rooms 11, 12 and 20.	3	PQ	CLG	\$29,208
1801	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$538,841
1802	Remove and replace educational/classroom casework throughout campus. (Rooms - 1, 3, 4, 5, 7, 8, 9 and 10)	3	PQ	CWK	\$316,965

DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1803	Remove and replace Library shelving and circulation desk per ADA requirements.	3	PQ	CWK	\$103,014
1804	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586
1805	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$152,143
1806	Remove and replace VCT in Rooms - 13, 14 and 15.	3	PQ	FLR	\$52,946
1807	Remove and replace carpet in Rooms 16, 17, 18 and 19.	3	PQ	FLR	\$70,594
1808	Remove and replace VCT in Rooms 16, 17, 18 and 19.	3	PQ	FLR	\$70,594
1809	Remove and replace carpet in Rooms - 1, 3, 4, 5, 7, 8, 9 and 10.	3	PQ	FLR	\$137,595
1810	Remove and replace VCT in Rooms 1, 3, 4, 5, 7, 8, 9 and 10.	3	PQ	FLR	\$137,595
1811	Remove and replace carpet in Library.	3	PQ	FLR	\$31,494
1812	Remove and replace VCT in main room.	3	PQ	FLR	\$43,760
1813	Remove and replace carpet in Rooms 22, 23, 28, 29 30, 31, 32 and 33.	3	PQ	FLR	\$146,057
1814	Remove and replace carpet in Rooms 11, 12 and 20.	3	PQ	FLR	\$70,100
1815	Remove and replace VCT in Rooms 11, 12 and 20.	3	PQ	FLR	\$70,100
1816	Remove and replace carpet in Rooms - 2.	3	PQ	FLR	\$18,257
1819	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$855,806
1820	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$139,465
1821	Paint previously painted interior surfaces.	3	PQ	PTG	\$92,871
1823	Modernize existing Administration (1,500 sf): Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$594,309
1824	Modernize Cafeteria/MPR: Modernize (3000sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	3	PQ	REN	\$1,188,619
1825	Modernize all portable buildings (9 or 10). Include new flooring, paint, misc. exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$396,206
1826	Major student Restroom remodel.	3	PQ	REN	\$832,033



DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1827	Major staff Restroom remodel.	3	PQ	REN	\$83,203
1828	Modernize Library (currently in a classroom). Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$792,413
1829	Modernize both Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
1830	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
1788	Construct New S.T.E.A.M Center Building.	4	PQ	ADD	\$4,691,783
1789	Construct new (10) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$7,819,639
1790	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently (2) Kindergarten classrooms are in portables.	4	PQ	ADD	\$1,737,698
1791	Construct one (1) Transitional Kindergarten classroom.	4	PQ	ADD	\$834,095
1831	DEL PASO ES FLOORING REPLACEMENT ROOMS 2-4, 22, 23, 31 (011-15-612)	C	2017U	FLR14-15	\$25,700
1832	DEL PASO ES EXTERIOR PAINTING (054-15-612)	C	2017U	PTG14-15	\$53,144
MECHANICAL					\$3,508,547
1868	Replace Bard portable units which are over 20 years old.	3	PQ	HVAC	\$79,241
1869	Cafeteria is serviced by Trane packaged unit mounted on ground installed in 2014. Replace after 15 year expected lifespan.	3	PQ	HVAC	\$39,621
1870	Majority of school has Carrier equipment installed in 1988. Replace units which have exceeded their expected lifespan.	C	2019U	HVAC	\$1,840,781
1871	Classroom ductwork installation and distribution is inadequate. Replace as necessary.	C	2019U	HVAC	\$107,291
1872	Replace old Kitchen evaporative cooler and exhaust fan.	C	2019U	HVAC	\$12,973
1873	Repaired damaged and weathered rooftop ductwork. [Completed 2017]	C	2017U	HVAC	\$58,905
1875	DEL PASO ES MPR HVAC CHANGEOUT (018-15-612)	C	2017U	HVAC14-15	\$18,358
1876	DEL PASO ES NEW HVAC (AND CONTROLS)	C	2017+19U	HVAC16-17	\$1,328,918
1877	DEL PASO ES HVAC CONTROLS UPGRADE AND CHANGEOUTS (RM 2-5 & MP) (022-14-612)	C	2017U	HVAC16-17	\$22,459

DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
ELECTRICAL					\$1,483,855
1849	HVAC conductors (wires) are inadequate undersized for the equipment amperage causing circuit breaker to trip. Provide the proper conductors per electrical code.	1	PQ	ED	\$30,855
1857	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements.	2	PQ	LTG	\$86,326
1850	Original main switchboard, now main distribution panel, in the basement is old and obsolete. No replacement parts available. Replace with new distribution panel.	3	PQ	ED	\$31,697
1852	Campus Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$28,311
1853	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$224,411
1854	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$7,607
1855	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$25,357
1858	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$88,473
1859	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848



DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1860	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$701,285
1861	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$23,772
1862	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$79,241
1851	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671
PLUMBING					\$112,009
1883	Gas pipes serving HVAC units are rusted at various locations - replace rusted gas pipe.	1	PQ	PLB	\$20,196
1884	Main building (rooms 1-8): Abandoned plumbing in plumbing wall at storage and basement - remove abandoned plumbing.	1	PQ	PLB	\$3,506
1889	Replace Kitchen water heater + T&P is plumbed not per code and poses a hazard - plumb T&P per code and provide expansion tank.	1	PQ	WTRH	\$11,921
1881	Drinking fountain not ADA compliant - replace with ADA compliant unit.	2	PQ	EDF	\$22,510
1882	Add 1-2 drinking fountains on playground (only one that functions on the playground).	2	PQ	EDF	\$30,014
1885	Custodian sink is old and is served by old corroded piping - replace sink and piping.	3	PQ	PLB	\$3,962
1891	DEL PASO ES IRRIGATION PUMP REPAIR (052-15-612)	C	2017U	IRR14-15	\$19,900
TECHNOLOGY					\$818,721
1906	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$818,721

DEL PASO HEIGHTS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
FIRE & LIFE SAFETY					\$2,179,419
1864	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$543,474
1866	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$14,025
1867	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$1,051,875
1865	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$570,044
SECURITY					\$2,556,141
1893	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$134,640
1896	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$301,930
1897	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	PQ	SCR	\$63,113
1903	Exterior building and walkway lighting for egress, safety and security cameras: Upgrade with new lighting fixtures and replacing all the lighting fixtures with new energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$5,891
1904	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$157,781
1899	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$422,065
1900	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$97,731
1898	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	PQ	SCR	\$396,206



DEL PASO HEIGHTS ELEMENTARY SCHOOL

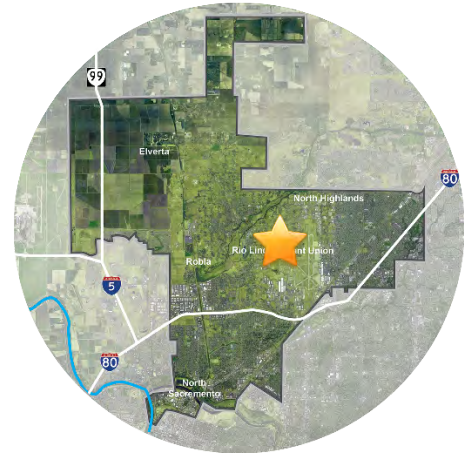
Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1901	Provide fencing around remaining campus for access control.	3	PQ	SF	\$446,326
1902	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$375,299
1905	DEL PASO CLOCKS/BELLS (140-16-612) - PBK Line Item: Upgrade and replace existing clock and bell system campus-wide. [Completed 2017]	C	2017U	CLK-16-17	\$60,490
1894	Upgrade and replace existing PA/intercom and communication system. [Completed 2017]	C	2017U	PA	\$94,669
NUTRITION SERVICES					\$1,709,630
1878	Construct new (1,500 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$1,123,245
1879	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
1880	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$396,206

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$2,496,428
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$3,072,835
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$26,346,331
4	Future Consideration (Life Expectancy 21-25 years)	\$15,793,929
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$0
C	Complete Scope of Work (Life Expectancy 0 years)	\$3,677,636
		\$51,387,158

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DRY CREEK ELEMENTARY SCHOOL



1230 G STREET
RIO LINDA, CALIFORNIA 95673

ORIGINAL BUILDING COMPLETED: 1962
BUILDING AREA: 32,459 SF
SITE ACREAGE: 9.45
BUILDING CAPACITY: 493
CURRENT ENROLLMENT: 444
ENROLLMENT AS OF: 10/18/2017

DRY CREEK ELEMENTARY SCHOOL

Aerial Image



SCALE 1" = 100'



DRY CREEK ELEMENTARY SCHOOL

Existing Site Plan

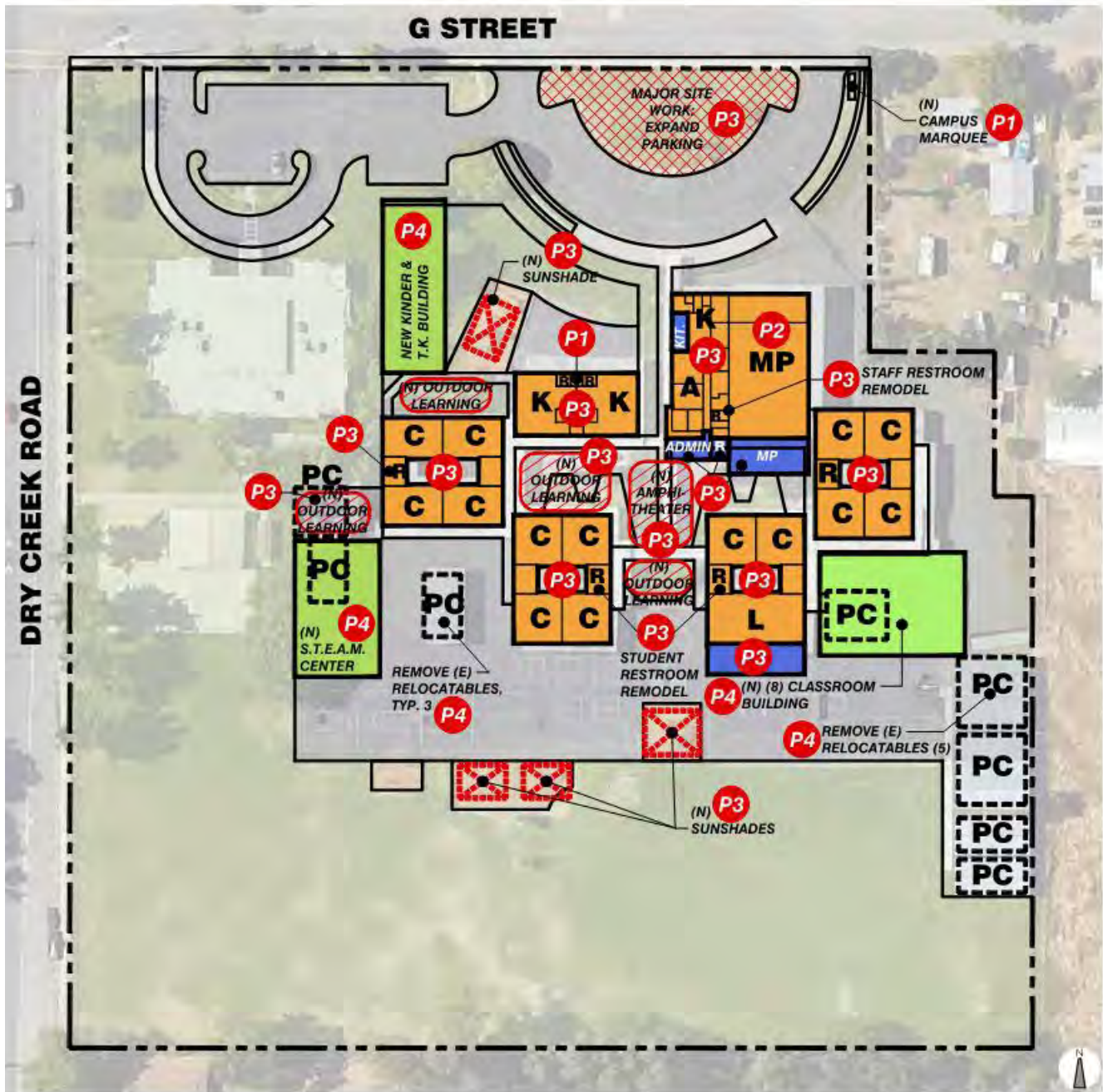


SCALE 1" = 100'

- ABBREVIATIONS:**
- A** ADMINISTRATION
 - C** CLASSROOM
 - K** KINDERGARTEN
 - MP** MULTI-PURPOSE
 - L** LIBRARY
 - PC** PORTABLE CLASSROOM
 - PR** PORTABLE RESTROOM
 - R** RESTROOM

DRY CREEK ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$899,860.50	
P2	6-15 YEARS	\$2,054,783.50	
P3	16-20 YEARS	\$14,178,506.07	
P4	21-25 YEARS	\$8,854,891.86	
TOTAL COST		\$25,988,041.93	

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
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DRY CREEK ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$3,278,998
Priority 2	\$3,499,687
Priority 3	\$21,374,540
Priority 4	\$12,395,446
Priority IP	\$957,701
Priority C	\$2,269,997
Total	\$43,776,370

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$1,563,113	\$348,907	\$1,477,691	\$0	\$0	\$359,290	\$3,749,001
Building Envelope	\$0	\$0	\$2,079,419	\$0	\$0	\$275,842	\$2,355,261
Architectural	\$91,303	\$2,483,617	\$13,441,318	\$11,825,031	\$238,219	\$1,634,865	\$29,714,352
Mechanical	\$0	\$0	\$665,627	\$0	\$0	\$0	\$665,627
Electrical	\$0	\$218,536	\$1,246,825	\$140,671	\$0	\$0	\$1,606,031
Plumbing	\$44,039	\$264,794	\$22,188	\$0	\$0	\$0	\$331,020
Technology	\$0	\$0	\$617,302	\$0	\$0	\$0	\$617,302
Fire & Life Safety	\$634,815	\$0	\$0	\$429,744	\$0	\$0	\$1,064,559
Security	\$945,730	\$183,833	\$1,075,343	\$0	\$0	\$0	\$2,204,905
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$748,830	\$0	\$719,483	\$0	\$1,468,312
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$3,278,998	\$3,499,687	\$21,374,540	\$12,395,446	\$957,701	\$2,269,997	\$43,776,370

P1 Total	\$3,278,998
P1 + P2 Total	\$6,778,685
P1 + P2 + P3 Total	\$28,153,225
P1 + P2 + P3 + P4 Total	\$40,548,672
In Progress (IP) Total	\$957,701
Complete (C) Total	\$2,269,997
IP + C Totals	\$3,227,698

DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$2,016,374
1843	Domestic water booster pump installed years ago but has never been in operation and remains non-operational while campus suffers from low water pressure - affecting fixture performance campus wide.	1	PQ	PLB	\$3,226
1846	Provide new campus marquee appropriately located near front of campus.	1	PQ	SGN	\$56,801
1840	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$157,571
1837	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
1838	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$158,483
1841	Provide new dumpster pad in different location (current dumpster location is inefficient).	3	PQ	OTH	\$7,924
1842	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
1844	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$316,965
1845	Regrade site and parking lot to address flooding.	3	PQ	SD	\$95,090
1847	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	3	PQ	SPM	\$158,483
1848	Provide additional parking per District standards (visitors and staff) of 100 spaces. Currently have 20 spaces.	3	PQ	SPN	\$507,144
BUILDING ENVELOPE					\$4,165,878
1833	Provide miscellaneous roof replacement per 2016 Roof Assessment Report.	2	2017U	RFM	\$2,024,013
1834	Replace existing roof per District standard.	3	PQ	RFR	\$1,394,646



DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1835	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$713,171
1836	DEL PASO ES ROOFING (166-16-612) - PBK Line Item: Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report. [Completed 2017]	C	2017U	RFM16-17	\$34,048
ARCHITECTURE					\$32,836,584
1817	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$23,562
1822	Major Kindergarten restroom remodel.	1	PQ	REN	\$73,631
1784	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
1818	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
1785	Construct new (3,000 sf) addition to Administration area: Provide sense of entry and properly sized lobby/reception area.	3	PQ	ADD	\$1,996,880
1786	Construct new (7,000 sf) addition to existing MPR including new stage to accommodate new VAPA/ music room requirements.	3	PQ	ADD	\$5,241,809
1787	Construct new (2,000 sf) Library addition. Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$1,497,660
1792	Provide window coverings at all classrooms.	3	FRP	BLD	\$71,317
1793	Remove and replace ceiling tile to match other tiles in Rooms 1, 3, 4, 5, 7, 8, 9 and 10.	3	PQ	CLG	\$45,168
1794	Remove and replace ceiling tile to match other tiles. Rooms - 13, 14 and 15	3	PQ	CLG	\$22,061
1795	Remove and replace ceiling tile to match other tiles in Rooms 16, 17, 18 and 19.	3	PQ	CLG	\$29,414
1796	Remove and replace ceiling tile to match other tiles at Library.	3	PQ	CLG	\$13,122
1797	Remove and replace ceiling tile to match other tiles at Portable Rooms (2).	3	PQ	CLG	\$7,607
1798	Remove and replace ceiling tile to match other tiles in Rooms 22, 23, 28, 29 30, 31, 32 and 33.	3	PQ	CLG	\$60,857
1799	Remove and replace ceiling tile to match other tiles in Rooms 11, 12 and 20.	3	PQ	CLG	\$29,208
1801	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$538,841
1802	Remove and replace educational/classroom casework throughout campus. (Rooms - 1, 3, 4, 5, 7, 8, 9 and 10)	3	PQ	CWK	\$316,965

DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1803	Remove and replace Library shelving and circulation desk per ADA requirements.	3	PQ	CWK	\$103,014
1804	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586
1805	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$152,143
1806	Remove and replace VCT in Rooms - 13, 14 and 15.	3	PQ	FLR	\$52,946
1807	Remove and replace carpet in Rooms 16, 17, 18 and 19.	3	PQ	FLR	\$70,594
1808	Remove and replace VCT in Rooms 16, 17, 18 and 19.	3	PQ	FLR	\$70,594
1809	Remove and replace carpet in Rooms - 1, 3, 4, 5, 7, 8, 9 and 10.	3	PQ	FLR	\$137,595
1810	Remove and replace VCT in Rooms 1, 3, 4, 5, 7, 8, 9 and 10.	3	PQ	FLR	\$137,595
1811	Remove and replace carpet in Library.	3	PQ	FLR	\$31,494
1812	Remove and replace VCT in main room.	3	PQ	FLR	\$43,760
1813	Remove and replace carpet in Rooms 22, 23, 28, 29 30, 31, 32 and 33.	3	PQ	FLR	\$146,057
1814	Remove and replace carpet in Rooms 11, 12 and 20.	3	PQ	FLR	\$70,100
1815	Remove and replace VCT in Rooms 11, 12 and 20.	3	PQ	FLR	\$70,100
1816	Remove and replace carpet in Rooms - 2.	3	PQ	FLR	\$18,257
1819	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$855,806
1820	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$139,465
1821	Paint previously painted interior surfaces.	3	PQ	PTG	\$92,871
1823	Modernize existing Administration (1,500 sf): Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$594,309
1824	Modernize Cafeteria/MPR: Modernize (3000sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	3	PQ	REN	\$1,188,619
1825	Modernize all portable buildings (9 or 10). Include new flooring, paint, misc. exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$396,206
1826	Major student Restroom remodel.	3	PQ	REN	\$832,033
1827	Major staff Restroom remodel.	3	PQ	REN	\$83,203



DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1828	Modernize Library (currently in a classroom). Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$792,413
1829	Modernize both Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
1830	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
1788	Construct New S.T.E.A.M Center Building.	4	PQ	ADD	\$4,691,783
1789	Construct new (10) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$7,819,639
1790	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently (2) Kindergarten classrooms are in portables.	4	PQ	ADD	\$1,737,698
1791	Construct one (1) Transitional Kindergarten classroom.	4	PQ	ADD	\$834,095
1831	DEL PASO ES FLOORING REPLACEMENT ROOMS 2-4, 22, 23, 31 (011-15-612)	C	2017U	FLR14-15	\$25,700
1832	DEL PASO ES EXTERIOR PAINTING (054-15-612)	C	2017U	PTG14-15	\$53,144
MECHANICAL					\$3,508,547
1868	Replace Bard portable units which are over 20 years old.	3	PQ	HVAC	\$79,241
1869	Cafeteria is serviced by Trane packaged unit mounted on ground installed in 2014. Replace after 15 year expected lifespan.	3	PQ	HVAC	\$39,621
1870	Majority of school has Carrier equipment installed in 1988. Replace units which have exceeded their expected lifespan.	C	2019U	HVAC	\$1,840,781
1871	Classroom ductwork installation and distribution is inadequate. Replace as necessary.	C	2019U	HVAC	\$107,291
1872	Replace old Kitchen evaporative cooler and exhaust fan.	C	2019U	HVAC	\$12,973
1873	Repaired damaged and weathered rooftop ductwork. [Completed 2017]	C	2017U	HVAC	\$58,905
1875	DEL PASO ES MPR HVAC CHANGEOUT (018-15-612)	C	2017U	HVAC14-15	\$18,358
1876	DEL PASO ES NEW HVAC (AND CONTROLS)	C	2017+19U	HVAC16-17	\$1,328,918
1877	DEL PASO ES HVAC CONTROLS UPGRADE AND CHANGEOUTS (RM 2-5 & MP) (022-14-612)	C	2017U	HVAC16-17	\$22,459

DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
ELECTRICAL					\$1,483,855
1849	HVAC conductors (wires) are inadequate undersized for the equipment amperage causing circuit breaker to trip. Provide the proper conductors per electrical code.	1	PQ	ED	\$30,855
1857	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements.	2	PQ	LTG	\$86,326
1850	Original main switchboard, now main distribution panel, in the basement is old and obsolete. No replacement parts available. Replace with new distribution panel.	3	PQ	ED	\$31,697
1852	Campus Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$28,311
1853	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$224,411
1854	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$7,607
1855	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$25,357
1858	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$88,473
1859	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848



DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1860	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$701,285
1861	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$23,772
1862	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$79,241
1851	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671
PLUMBING					\$112,009
1883	Gas pipes serving HVAC units are rusted at various locations - replace rusted gas pipe.	1	PQ	PLB	\$20,196
1884	Main building (rooms 1-8): Abandoned plumbing in plumbing wall at storage and basement - remove abandoned plumbing.	1	PQ	PLB	\$3,506
1889	Replace Kitchen water heater + T&P is plumbed not per code and poses a hazard - plumb T&P per code and provide expansion tank.	1	PQ	WTRH	\$11,921
1881	Drinking fountain not ADA compliant - replace with ADA compliant unit.	2	PQ	EDF	\$22,510
1882	Add 1-2 drinking fountains on playground (only one that functions on the playground).	2	PQ	EDF	\$30,014
1885	Custodian sink is old and is served by old corroded piping - replace sink and piping.	3	PQ	PLB	\$3,962
1891	DEL PASO ES IRRIGATION PUMP REPAIR (052-15-612)	C	2017U	IRR14-15	\$19,900

DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
TECHNOLOGY					\$818,721
1906	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$818,721
FIRE & LIFE SAFETY					\$2,179,419
1864	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$543,474
1866	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$14,025
1867	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$1,051,875
1865	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$570,044
SECURITY					\$2,556,141
1893	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$134,640
1896	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$301,930
1897	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	PQ	SCR	\$63,113
1903	Exterior building and walkway lighting for egress, safety and security cameras: Upgrade with new lighting fixtures and replacing all the lighting fixtures with new energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$5,891
1904	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$157,781



DRY CREEK ELEMENTARY SCHOOL

Proposed Work Items

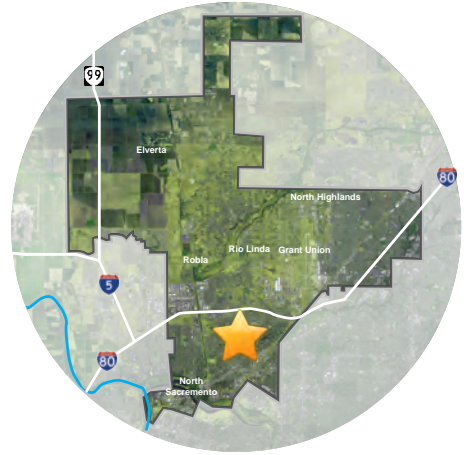
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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
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1900	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$97,731
1898	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	PQ	SCR	\$396,206
1901	Provide fencing around remaining campus for access control.	3	PQ	SF	\$446,326
1902	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$375,299
1905	DEL PASO CLOCKS/BELLS (140-16-612) - PBK Line Item: Upgrade and replace existing clock and bell system campus-wide. [Completed 2017]	C	2017U	CLK-16-17	\$60,490
1894	Upgrade and replace existing PA/intercom and communication system. [Completed 2017]	C	2017U	PA	\$94,669
NUTRITION SERVICES					\$1,709,630
1878	Construct new (1,500 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$1,123,245
1879	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
1880	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$396,206

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$2,496,428
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$3,072,835
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$26,346,331
4	Future Consideration (Life Expectancy 21-25 years)	\$15,793,929
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$0
C	Complete Scope of Work (Life Expectancy 0 years)	\$3,677,636
		\$51,387,158

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FAIRBANKS ELEMENTARY SCHOOL

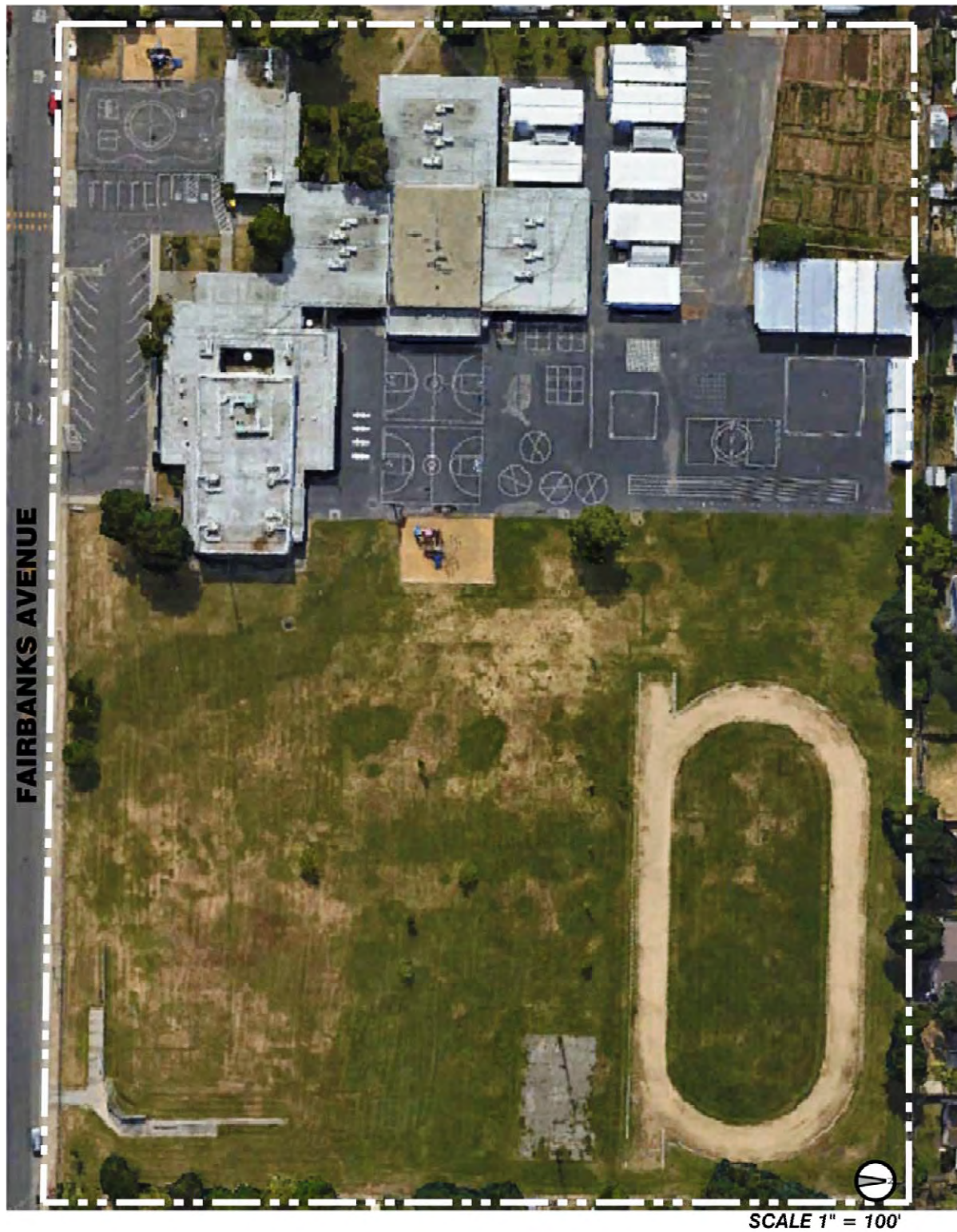


227 FAIRBANKS AVENUE
SACRAMENTO, CALIFORNIA 95838

ORIGINAL BUILDING COMPLETED: 1961
BUILDING AREA: 39,632 SF
SITE ACREAGE: 10.59
BUILDING CAPACITY: 674
CURRENT ENROLLMENT: 403
ENROLLMENT AS OF: 10/18/2017

FAIRBANKS ELEMENTARY SCHOOL

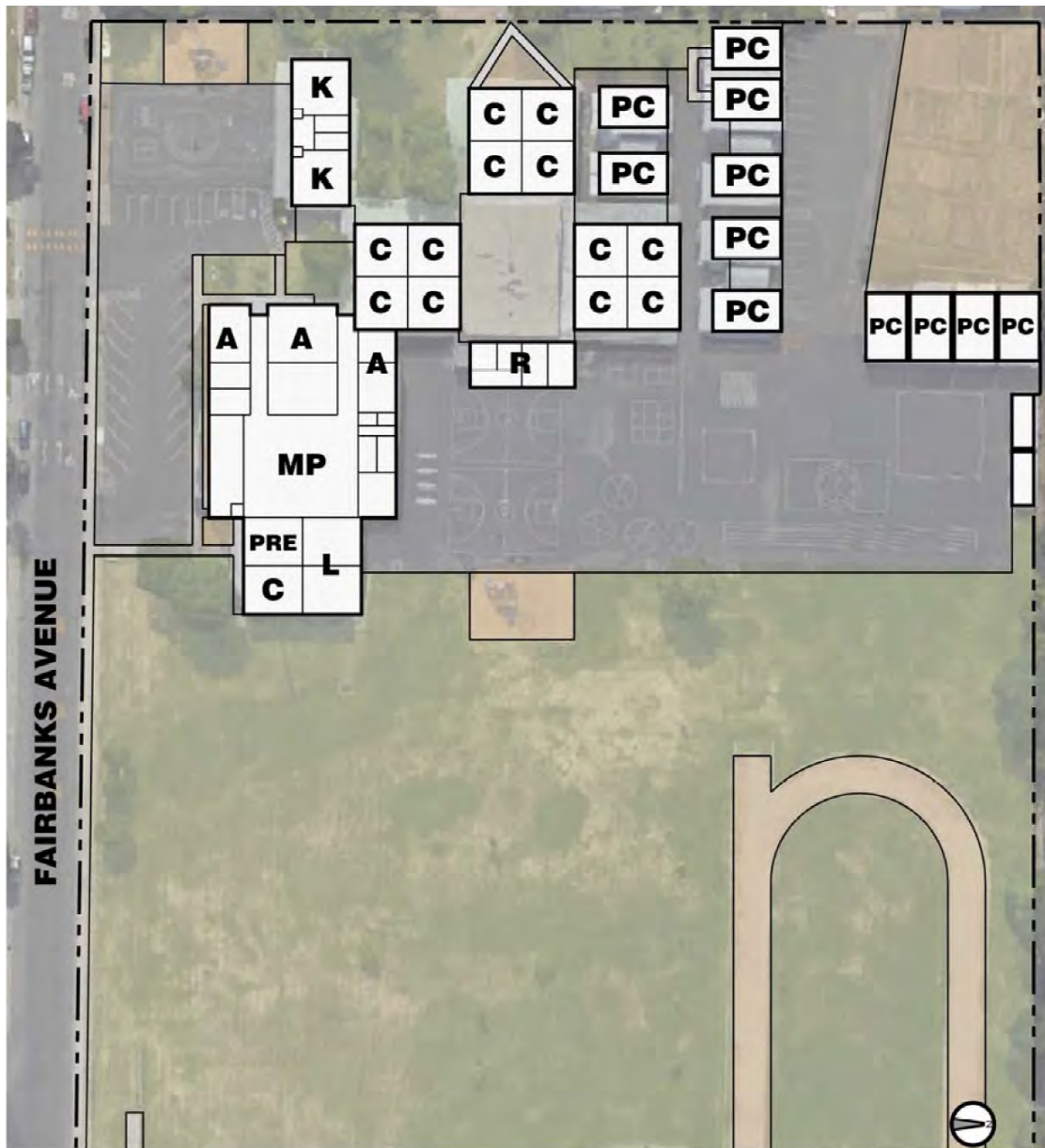
Aerial Image





FAIRBANKS ELEMENTARY SCHOOL

Existing Site Plan



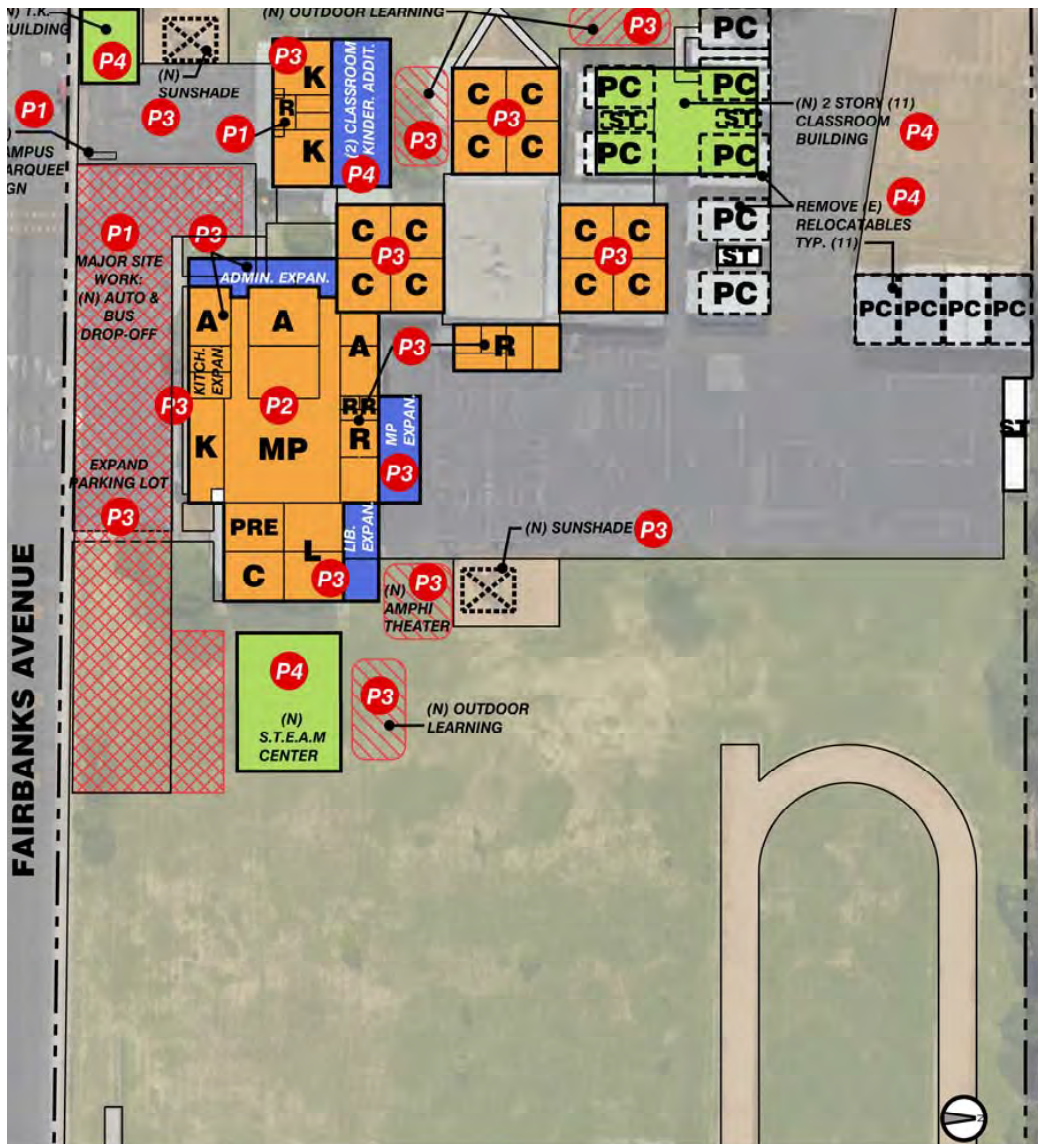
SCALE 1" = 100'

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM
- ST STORAGE

FAIRBANKS ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$1,245,433.75	
P2	6-15 YEARS	\$1,383,604.75	
P3	16-20 YEARS	\$16,037,763.03	
P4	21-25 YEARS	\$10,968,897.23	
TOTAL COST		\$29,635,698.76	

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

A	ADMINISTRATION
C	CLASSROOM
K	KINDERGARTEN
MP	MULTI-PURPOSE
L	LIBRARY
PC	PORTABLE CLASSROOM
PR	PORTABLE RESTROOM
R	RESTROOM
ST	STORAGE

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



FAIRBANKS ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$2,815,265
Priority 2	\$2,324,095
Priority 3	\$22,374,019
Priority 4	\$16,705,158
Priority IP	\$277,919
Priority C	\$3,297,340
Total	\$47,793,797

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$495,784	\$163,198	\$1,293,217	\$0	\$0	\$65,840	\$2,018,039
Building Envelope	\$0	\$0	\$594,309	\$1,522,554	\$0	\$1,422,294	\$3,539,158
Architectural	\$92,530	\$1,545,695	\$16,363,534	\$14,517,221	\$0	\$11,614	\$32,530,594
Mechanical	\$175,313	\$0	\$113,315	\$0	\$0	\$1,797,592	\$2,086,220
Electrical	\$0	\$93,792	\$1,324,459	\$140,671	\$0	\$0	\$1,558,922
Plumbing	\$34,642	\$146,241	\$22,980	\$0	\$0	\$0	\$203,862
Technology	\$0	\$0	\$563,538	\$0	\$0	\$0	\$563,538
Fire & Life Safety	\$728,021	\$0	\$0	\$524,712	\$0	\$0	\$1,252,733
Security	\$1,288,976	\$375,169	\$741,660	\$0	\$277,919	\$0	\$2,683,724
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,357,006	\$0	\$0	\$0	\$1,357,006
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$2,815,265	\$2,324,095	\$22,374,019	\$16,705,158	\$277,919	\$3,297,340	\$47,793,797

P1 Total	\$2,815,265
P1 + P2 Total	\$5,139,360
P1 + P2 + P3 Total	\$27,513,379
P1 + P2 + P3 + P4 Total	\$44,218,537
In Progress (IP) Total	\$277,919
Complete (C) Total	\$3,297,340
IP + C Totals	\$3,575,260

FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$2,018,039
2077	Area drain (4" drain pipe) serving play yard backs up during rain and floods yard - provide adequate number of drains and drain pipe size to accept rain load.	1	PQ	SD	\$91,163
2078	Regrade site to prevent flooding in at portables and playground.	1	PQ	SD	\$42,075
2079	Provide new campus marquee appropriately located near front of campus.	1	PQ	SGN	\$61,009
2080	Repair cracked sidewalks at office and preschool.	1	PQ	SPM	\$196,350
2081	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	1	PQ	SPM	\$105,188
2074	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$163,198
2072	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
2073	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$79,241
2075	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
2076	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$316,965
2082	Provide additional parking per District standard of 100 spaces (visitors and staff). Currently 46 spaces.	3	PQ	SPN	\$342,322
2083	FAIRBANKS ES SHADE STRUCTURE & PLAYGROUND (014-14-618)	C	2017U	CNPY14-15	\$54,731
2084	FAIRBANKS ES FENCING (042-19-618) [Completed 2019]	C	2019U	SF19	\$11,110



FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
BUILDING ENVELOPE					\$3,539,158
2068	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$594,309
2067	Replace existing roof per District standard.	4	2019U	RFR	\$1,522,554
2066	Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report. [Completed 2020]	C	2021U	RFM	\$1,308,645
2069	FAIRBANKS ES ROOFING (2015) (015-15-618) - PBK Line Item: Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report. [Completed 2017]	C	2017U	RFM14-15	\$9,983
2070	FAIRBANKS ES ROOFING (2015) (015-15-618)	C	2017U	RFM15-16	\$931
2071	FAIRBANKS ES ROOFING (2017) (060-17-618) [Completed 2018]	C	2017+19U	RFM16-17	\$102,736
ARCHITECTURE					\$32,530,594
2051	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$18,899
2057	Major Kindergarten restroom remodel.	1	PQ	REN	\$73,631
2032	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
2052	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
2058	Modernize - Cafeteria/MPR (3,500 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, restroom renovation, etc.	2	PQ	REN	\$1,313,091
2033	Construct (2,000 sf) Library addition per new District Program standards, add storage, etc.	3	PQ	ADD	\$1,497,660
2034	Construct new (6,500 sf) addition to include new stage with existing MPR - (currently no stage). For new VAPA "music" room requirements.	3	PQ	ADD	\$4,867,394
2035	Construct new (2,000 sf) addition to Administration/Clinic area. Provide sense of entry and properly sized lobby/reception area.	3	PQ	ADD	\$1,497,660
2041	Provide window coverings at all classrooms.	3	FRP	BLD	\$82,015
2042	Replace missing 1'x1' glue up ceiling tiles.	3	PQ	CLG	\$361,156
2043	Repair old canopy breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$396,206
2044	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$570,537

FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2045	Casework/ADA - Remove and replace Library shelving and circulation desk per ADA requirements.	3	PQ	CWK	\$91,127
2046	Remove and replace all exterior doors and frames.	3	PQ	DR	\$416,017
2047	Remove and replace flooring and address slab moisture issues in room 6.	3	PQ	FLR	\$28,527
2048	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$40,096
2049	Remove and replace carpet in classrooms 20-29.	3	PQ	FLR	\$164,315
2050	Remove and replace carpet in Library.	3	PQ	FLR	\$35,297
2053	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$855,806
2055	Paint previously painted exterior surfaces.	3	PQ	PTG	\$126,786
2056	Paint previously painted interior surfaces.	3	PQ	PTG	\$66,563
2059	Modernize Staff and Student Restrooms. Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	3	PQ	REN	\$832,033
2060	Modernize existing Administration (2,500 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$1,782,928
2061	Modernize existing Library. Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$1,267,860
2062	Modernize all (9) portable classroom buildings. Include new flooring, paint, misc. exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$356,586
2063	Modernize both (2) Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
2064	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$36,451
2036	Construct new (8) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$7,194,068
2037	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$4,691,783
2038	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently Kindergarten classrooms are in portables.	4	PQ	ADD	\$1,737,698
2039	Construct one (1) Transitional Kindergarten classroom.	4	PQ	ADD	\$834,095



FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2054	ADA - Add accessible lift at stage.	4	PQ	MEQ	\$59,578
2065	FAIRBANKS ES FLOORING REPLACEMENT ROOMS Admin Office, 15, 19, MP Stage and Nurses Office (011-15-618)	C	2017U	FLR14-15	\$11,614
MECHANICAL					\$2,086,220
2105	Replace rusted and dirty exhaust hood at Kitchen.	1	PQ	HVAC	\$175,313
2106	Replace restroom exhaust fans which are old and heavily vandalized.	3	PQ	HVAC	\$26,150
2107	Portable buildings have Bard exterior wall mounted equipment installed in 2007. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$87,165
2108	Office ductwork is extremely inefficient. Relocate office air conditioning unit closer to office and replace ductwork. [Completed 2017]	C	2017+19U	HVAC	\$35,063
2109	Replace restroom exhaust fans which are old and heavily vandalized. [Completed 2017]	C	2017+19U	HVAC	\$15,428
2115	FAIRBANK ES HVAC CONTROLS UPGRADE AND CHANGEOUTS (RM 5 & 15) (022-14-618)	C	2017U	HVAC16-17	\$12,126
2116	FAIRBANKS ES HVAC (153-18-618) PHASE 1 - PBK Line Item: Majority of school has Carrier equipment installed in 1988. Replace units which are in poor condition and past their life expectancy. [Completed 2018]	C	2017+19U	HVAC18	\$512,311
2117	FAIRBANKS ES HVAC (NEW) PHASE 2 [Completed 2020]	C	2021U	HVAC19	\$1,222,665
ELECTRICAL					\$1,558,922
2094	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$93,792
2086	Replace existing exposed broken EMT conduits and associate fittings on roof.	3	PQ	ELE	\$11,411
2087	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$36,933

FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2088	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$207,194
2089	Kindergarten classrooms in conjunction with classroom new/addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$37,402
2090	Add power outlets and circuits for computers in Computer Room.	3	PQ	ELE	\$12,679
2091	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$6,339
2092	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$23,531
2095	Administration lighting: Recommend to replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$115,415
2096	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848
2097	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting compliance with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$647,480
2098	Kindergarten classrooms lighting in conjunction with classroom new/addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$116,881



FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2099	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$73,536
2100	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$19,810
2085	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671
PLUMBING					\$203,862
2123	Kindergarten lavatories are not ADA compliant - provide ADA compliant fixtures.	1	PQ	FXT	\$5,610
2129	Gas pipes serving HVAC units are rusted at various locations - replace rusted gas pipe.	1	PQ	PLB	\$20,196
2130	Gas pipe connections to HVAC units on roof do not have dirtlegs before equipment connections - provide gas dirtleg before equipment connections.	1	PQ	PLB	\$6,311
2134	Kitchen water heater: seismically secure, provide expansion tank, drain pan and gas dirtleg before connection.	1	PQ	WTRH	\$2,525
2121	Drinking fountain at courtyard is not ADA - replace with ADA compliant unit.	2	PQ	EDF	\$15,007
2122	Drinking fountain at Kindergarten play-yard is not ADA - replace with ADA compliant unit.	2	PQ	EDF	\$30,014
2124	Student restroom lavatories are not ADA - provide ADA compliant restrooms.	2	PQ	FXT	\$42,019
2125	Boys' restrooms have floor mount urinals - replace with ADA compliant fixtures.	2	PQ	FXT	\$18,008
2126	Student restroom water closets are not ADA - provide ADA compliant restroom water closets.	2	PQ	FXT	\$39,618
2127	Staff restrooms throughout campus are not ADA - provide ADA compliant restrooms.	2	PQ	FXT	\$1,576
2128	Custodial sinks throughout campus are old - replace.	3	PQ	FXT	\$19,810
2131	Water closet at custodian not ADA compliant - provide ADA compliant fixtures.	3	PQ	PLB	\$3,170

FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
TECHNOLOGY					\$563,538
2147	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$563,538
FIRE & LIFE SAFETY					\$1,252,733
2101	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$500,255
2103	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$16,830
2104	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$210,936
2102	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$524,712
SECURITY					\$2,683,724
2135	Upgrade and replace existing clock and bell system campus-wide.	1	PQ	CLK	\$216,777
2136	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$107,993
2137	Upgrade and replace existing PA/intercom and communication system.	1	PQ	PA	\$227,894
2139	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	PQ	SCR	\$63,113
2141	Add security fence at front near Kindergarten area.	1	PQ	SF	\$87,656
2142	Provide ornamental fencing at front of campus for access control and way-finding.	1	PQ	SF	\$262,969
2145	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$7,013



FAIRBANKS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2146	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$315,563
2143	Provide fencing around remaining campus for access control.	2	PQ	SF	\$375,169
2140	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	PQ	SCR	\$396,206
2144	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$345,454
2138	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	IP	2021U	SCM	\$277,919
NUTRITION SERVICES					\$1,357,006
2118	Construct new (500 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$374,415
2119	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
2120	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$792,413

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$2,815,265
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$2,324,095
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$22,374,019
4	Future Consideration (Life Expectancy 21-25 years)	\$16,705,158
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$277,919
C	Complete Scope of Work (Life Expectancy 0 years)	\$3,297,340
		\$47,793,797

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FOOTHILL OAKS ELEMENTARY SCHOOL

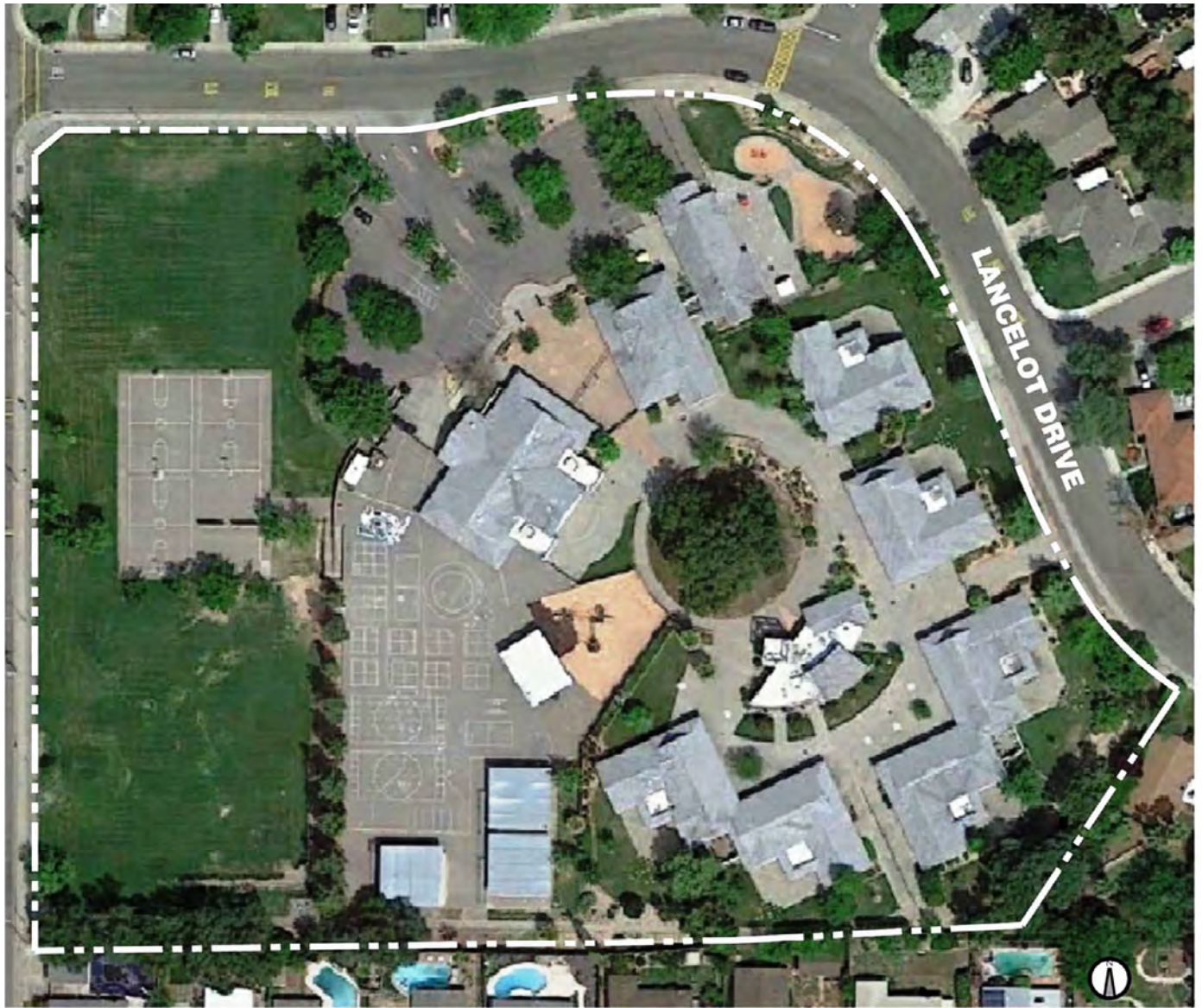


5520 LANCELOT DRIVE
SACRAMENTO, CALIFORNIA 95842

ORIGINAL BUILDING COMPLETED: 1992
BUILDING AREA: 41,498 SF
SITE ACREAGE: 9
BUILDING CAPACITY: 622
CURRENT ENROLLMENT: 535
ENROLLMENT AS OF: 10/18/2017

FOOTHILL OAKS ELEMENTARY SCHOOL

Aerial Image



SCALE 1" = 100'



FOOTHILL OAKS ELEMENTARY SCHOOL

Existing Site Plan



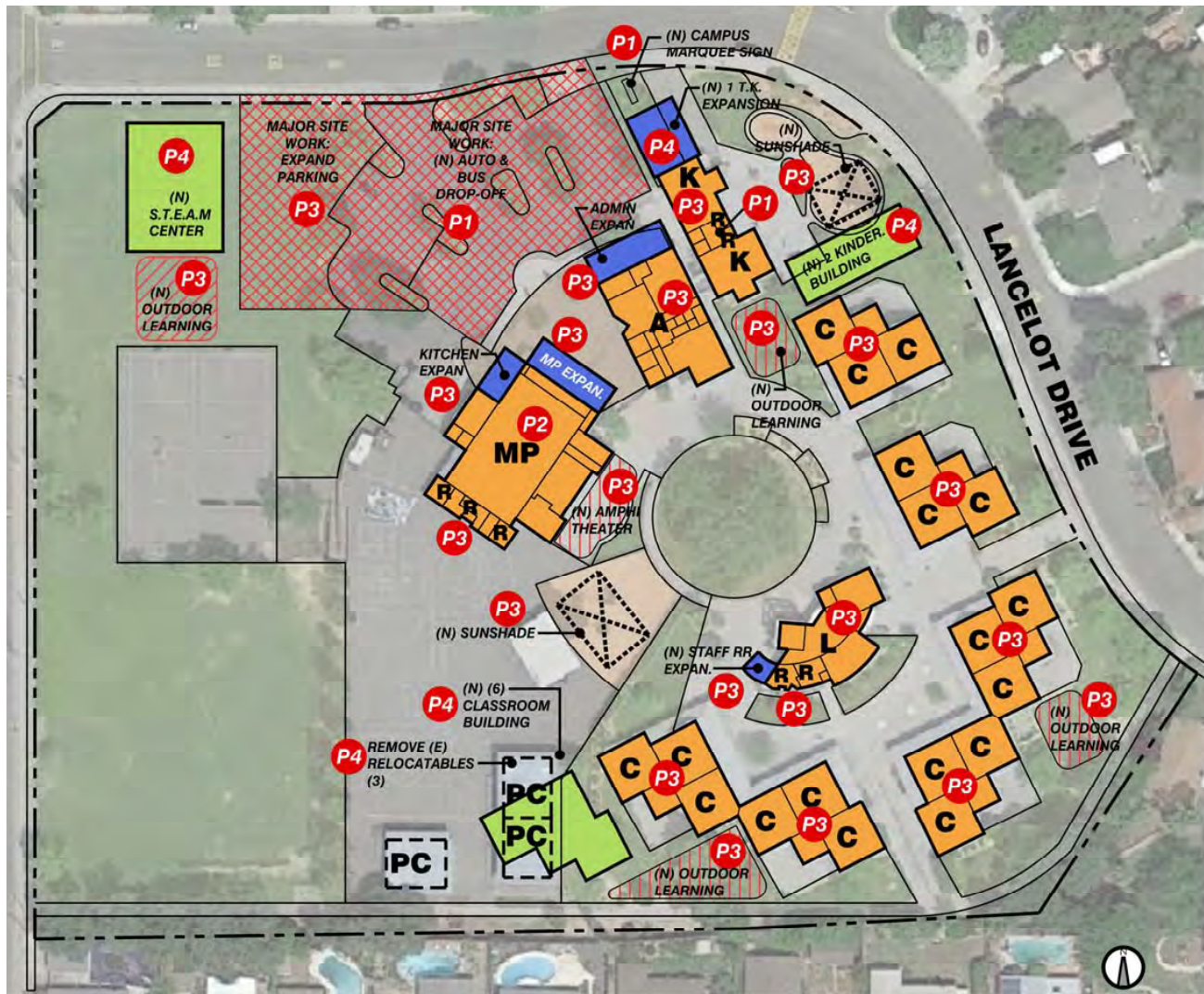
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FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$1,501,927.52	
P2	6-15 YEARS	\$2,084,953.75	
P3	16-20 YEARS	\$15,919,823.59	
P4	21-25 YEARS	\$8,180,029.28	
TOTAL COST		\$27,686,734.13	

COST ARE SHOWN IN 2016 DOLLARS

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Note:

Original 2015 plan was not revised as a part of the 2019 updates.



FOOTHILL OAKS ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$4,941,322
Priority 2	\$3,516,832
Priority 3	\$23,371,722
Priority 4	\$11,059,798
Priority IP	\$867,488
Priority C	\$1,651,296
Total	\$45,408,456

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$373,205	\$174,829	\$1,378,798	\$0	\$0	\$109,637	\$2,036,468
Building Envelope	\$196,350	\$52,524	\$3,667,396	\$0	\$0	\$1,291,992	\$5,208,261
Architectural	\$95,721	\$2,671,202	\$12,516,498	\$10,369,710	\$0	\$162,812	\$25,815,942
Mechanical	\$1,160,569	\$0	\$23,772	\$0	\$0	\$65,408	\$1,249,749
Electrical	\$0	\$261,868	\$3,191,826	\$140,671	\$0	\$0	\$3,594,365
Plumbing	\$27,559	\$0	\$8,241	\$0	\$0	\$0	\$35,800
Technology	\$0	\$0	\$789,205	\$0	\$0	\$0	\$789,205
Fire & Life Safety	\$2,119,178	\$0	\$0	\$549,417	\$341,550	\$0	\$3,010,144
Security	\$968,740	\$356,410	\$856,977	\$0	\$0	\$21,447	\$2,203,575
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$939,009	\$0	\$525,938	\$0	\$1,464,946
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$4,941,322	\$3,516,832	\$23,371,722	\$11,059,798	\$867,488	\$1,651,296	\$45,408,456

P1 Total	\$4,941,322
P1 + P2 Total	\$8,458,153
P1 + P2 + P3 Total	\$31,829,875
P1 + P2 + P3 + P4 Total	\$42,889,673
In Progress (IP) Total	\$867,488
Complete (C) Total	\$1,651,296
IP + C Totals	\$2,518,784

FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$2,036,468
2194	Provide new drainage at back of MPR re-grade to prevent flooding.	1	2017U	SD	\$91,163
2195	Provide new campus marquee appropriately located near front of campus.	1	PQ	SGN	\$61,149
2197	Replace concrete sidewalks at POT in front of school.	1	2017U	SPN	\$220,894
2190	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$174,829
2188	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
2189	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$118,862
2191	Dumpster location is inefficient - relocate.	3	PQ	OTH	\$7,924
2192	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
2193	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$316,965
2198	Provide additional parking per District standards (visitors & staff) of 100 spaces. Currently have (40).	3	PQ	SPN	\$380,358
2196	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route. [Completed 2020]	C	2021U	SPM	\$109,637
BUILDING ENVELOPE					\$5,208,261
2181	Repair stucco/plaster (Library Tower Monument) per 2016 Roof Assessment Report.	1	PQ	RFM	\$95,370
2182	Repair metal roof (Portable Classrooms) as proposed by 2016 Roof Assessment Report.	1	PQ	RFM	\$100,980



FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2180	Provide miscellaneous plaster wall and canopy soffit repair through-out campus at various locations.	2	PQ	ESOF	\$52,524
2184	Replace existing roof per District standard.	3	PQ	RFR	\$2,874,983
2185	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$792,413
2183	Replace synthetic single-ply roof per 2016 Roof Assessment Report.	C	PQ	RFM	\$746,715
2186	FOOTHILL OAKS ES ROOFING (015-15-621), 14-15FY	C	2017U	RFM14-15	\$453,230
2187	FOOTHILL OAKS ES ROOFING (015-15-621), 15-16FY	C	2017U	RFM15-16	\$92,047
ARCHITECTURE					\$25,815,942
2165	Provide new room graphics and way-finding signage per ADA requirements. (See Principal Questionnaire)	1	PQ	GRP	\$22,089
2170	Major Kindergarten restroom remodel.	1	PQ	REN	\$73,631
2148	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
2166	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
2171	Modernize - Cafeteria/MPR (6,500 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$2,438,597
2149	Construct new (3,500 sf) MPR addition: Expand to accommodate current enrollment. Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical wall treatment, provide ADA accessibility to stage, restore Mens' and Womens' restroom to working order, etc. NOTE: one restroom out of order, other being used as storage.	3	PQ	ADD	\$2,620,904
2156	Provide window coverings at all classrooms.	3	FRP	BLD	\$79,241
2157	Remove and replace ceiling tile and grid throughout facility.	3	PQ	CLG	\$328,835
2158	Replace existing canopies with new aluminum canopy system.	3	PQ	CNPY	\$237,724
2159	Replace old wooden breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$950,895
2160	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$633,930

FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2161	Casework/ADA - Remove and replace Library shelving and circulation desk per ADA requirements.	3	PQ	CWK	\$158,483
2162	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586
2163	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$178,293
2164	Remove and replace carpet and VCT flooring throughout facility.	3	PQ	FLR	\$789,205
2167	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$950,895
2169	Paint previously painted interior surfaces.	3	PQ	PTG	\$72,902
2172	Modernize existing Administration (4,500 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry. (Accommodate K-8 staff)	3	PQ	REN	\$1,782,928
2173	Modernize (3) portable classroom buildings (P1, P3 and P5). Include new finishes (flooring, paint interior/exterior, etc.), repair/ replacement of roof, siding, hardware, HVAC, lighting, security, technology, etc.	3	PQ	REN	\$118,862
2174	Modernize Boys' and Girls' Student Restrooms - (1 set located at top of hill): Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility. NOTE: Confirm fixture count is adequate for this campus.	3	PQ	REN	\$832,033
2175	Modernize Library per District standards (include casework, circulation desk, storage, etc.).	3	PQ	REN	\$1,386,722
2176	Modernize all (2) Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
2178	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
2150	Add Kindergarten Restrooms to building "B". NOTE: currently students have to walk to building "F" for appropriate restroom facilities.	4	PQ	ADD	\$608,194
2151	Construct new (3) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$2,345,892
2152	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$4,691,783



FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2153	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently Kindergarten classrooms are in portables.	4	PQ	ADD	\$1,737,698
2154	Construct one (1) Transitional Kindergarten classroom.	4	PQ	ADD	\$834,095
2155	Provide new Men's and Womens' Staff Restrooms: Currently no staff restrooms provided except at front of campus.	4	PQ	ADD	\$152,049
2179	FOOTHILL OAKS ES FLOORING REPLACEMENT ROOMS 2, 4-6, P1-P6 and media room (011-15-621)	C	2017U	FLR14-15	\$48,038
2168	Paint exterior surfaces. [Completed 2021]	C	2021U	PTG	\$114,774
MECHANICAL					\$1,249,749
2218	School utilizes York packaged rooftop and York split furnace/air conditioner installed in 1992. Units are past their expected life span.	1	PQ	HVAC	\$1,139,531
2220	Replace restroom exhaust fans which are past their expected life span.	1	PQ	HVAC	\$21,038
2221	Portable buildings have Bard exterior wall mounted equipment. Replace units which have exceeded their life expectancy.	3	PQ	HVAC	\$23,772
2219	Replace Novar DDC controls with District preferred Pelican controls. [Completed 2021]	C	2021U	HVAC	\$65,408
ELECTRICAL					\$3,594,365
2200	Multi-Purpose Room in conjunction with addition/minor remodel: Add power outlets and circuits.	2	PQ	ELE	\$18,008
2206	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$243,860
2201	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$48,331
2202	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$344,756

FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2203	Kindergarten classrooms in conjunction with classroom addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$344,756
2204	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$5,388
2205	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$25,357
2207	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$151,034
2208	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place.	3	PQ	LTG	\$15,848
2209	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$1,077,364
2210	Kindergarten classrooms lighting in conjunction with classroom new/addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$1,077,364
2211	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$16,839



FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2212	Outside walk way around the large oak tree "step light": Replace light fixtures with new LED vandal proof fixtures at same location.	3	PQ	LTG	\$5,547
2213	Library lighting in conjunction with new/ additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$79,241
2199	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671
PLUMBING					\$35,800
2226	Gas pipes and fitting at regulators where piping enters buildings are rusted at various locations - replace rusted gas pipe.	1	PQ	PLB	\$5,961
2227	Gas pipes serving HVAC units are rusted at various locations - replace rusted gas pipe.	1	PQ	PLB	\$20,196
2229	Kitchen water heater: provide expansion tank and drain pan.	1	PQ	WTRH	\$1,403
2225	staff restroom in office is not ADA compliant - provide ADA compliant fixtures.	3	PQ	FXT	\$8,241
TECHNOLOGY					\$789,205
2245	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$789,205
FIRE & LIFE SAFETY					\$3,010,144
2216	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$15,428
2217	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$2,103,750
2215	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$549,417

FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2214	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	IP	2021U	FA	\$341,550
SECURITY					\$2,203,575
2233	Upgrade and replace existing clock and bell system campus-wide.	1	PQ	CLK	\$226,984
2234	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$126,225
2235	Upgrade and replace existing PA/intercom and communication system.	1	PQ	PA	\$238,624
2236	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$291,005
2242	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$7,013
2243	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$78,891
2237	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$262,618
2238	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$93,792
2239	Provide fencing around remaining campus for access control.	3	PQ	SF	\$495,258
2240	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$361,719
2244	FOOTHILL OAKS SECURITY CAMERAS (005-14-621)	C	2017U	SEC16-17	\$21,447



FOOTHILL OAKS ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
NUTRITION SERVICES					\$1,464,946
2222	Construct new (1,000 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment, etc.	3	PQ	ADD	\$748,830
2223	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
2224	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	IP	2021U	REN	\$525,938

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$4,941,322
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$3,516,832
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$23,371,722
4	Future Consideration (Life Expectancy 21-25 years)	\$11,059,798
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$867,488
C	Complete Scope of Work (Life Expectancy 0 years)	\$1,651,296
		\$45,408,457

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FRONTIER ELEMENTARY SCHOOL

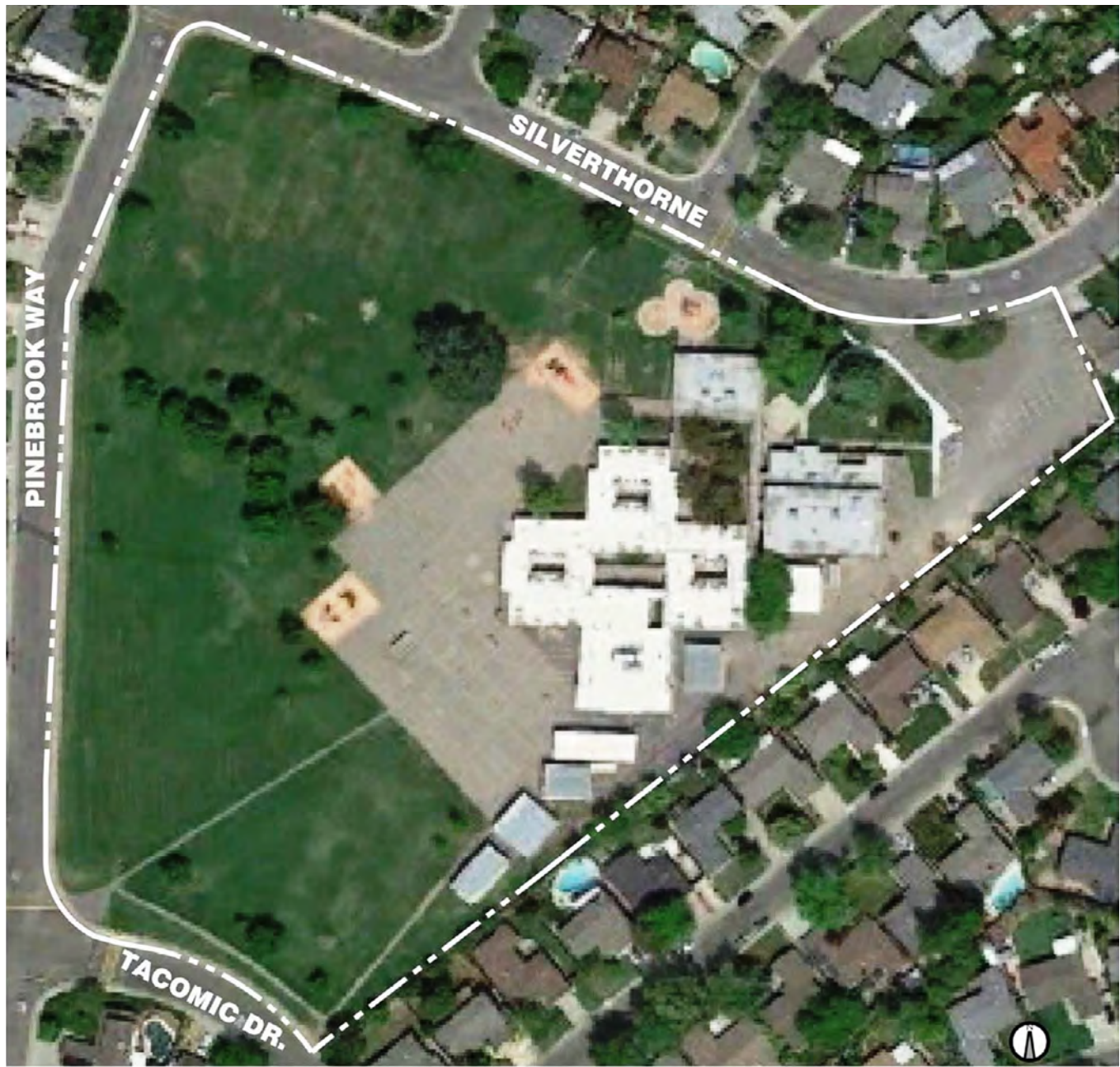


6691 SILVERTHORNE CIRCLE
SACRAMENTO, CALIFORNIA 95842

ORIGINAL BUILDING COMPLETED: 1962
BUILDING AREA: 35,631 SF
SITE ACREAGE: 11.47
BUILDING CAPACITY: 622
CURRENT ENROLLMENT: 495
ENROLLMENT AS OF: 10/18/2017

FRONTIER ELEMENTARY SCHOOL

Aerial Image



SCALE 1" = 120'



FRONTIER ELEMENTARY SCHOOL

Existing Site Plan



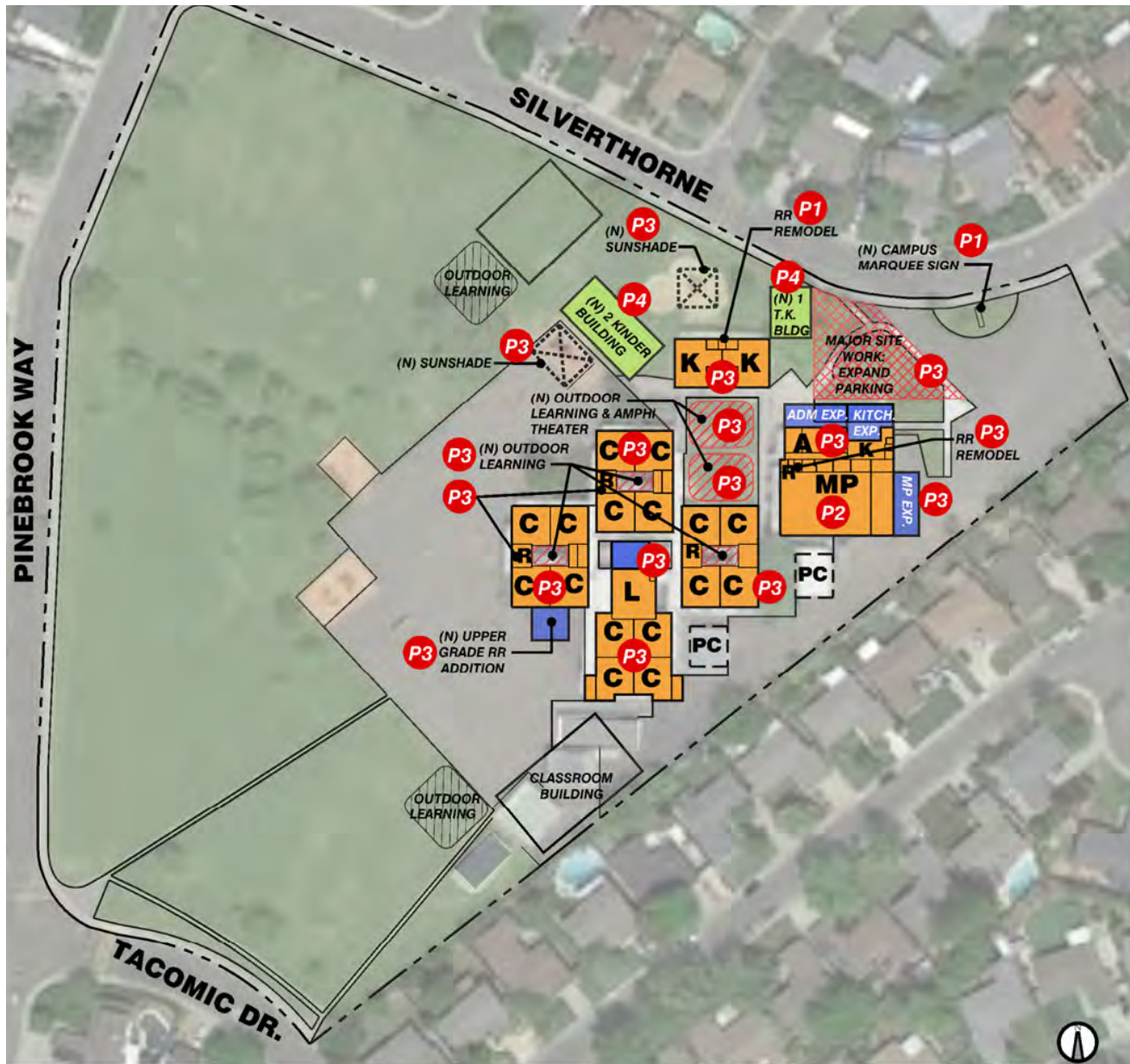
SCALE 1" = 120'

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM

FRONTIER ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 120'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES		
P1	1-5 YEARS	\$874,846.89
P2	6-15 YEARS	\$2,048,953.50
P3	16-20 YEARS	\$12,698,239.27
P4	21-25 YEARS	\$2,242,112.33
TOTAL COST		\$17,864,151.98

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM

COST ARE SHOWN IN 2016 DOLLARS

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



FRONTIER ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$1,388,067
Priority 2	\$5,129,690
Priority 3	\$16,688,741
Priority 4	\$3,228,059
Priority IP	\$750,750
Priority C	\$1,120,552
Total	\$28,305,859

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$73,631	\$375,919	\$879,578	\$0	\$0	\$112,711	\$1,441,839
Building Envelope	\$0	\$1,849,777	\$713,171	\$0	\$0	\$32,664	\$2,595,612
Architectural	\$92,039	\$2,483,617	\$10,390,374	\$2,571,792	\$0	\$545,702	\$16,083,525
Mechanical	\$0	\$0	\$412,055	\$42,201	\$0	\$103,018	\$557,274
Electrical	\$0	\$135,061	\$1,745,493	\$142,326	\$0	\$0	\$2,022,879
Plumbing	\$11,921	\$18,008	\$28,527	\$0	\$0	\$0	\$58,456
Technology	\$0	\$0	\$677,627	\$0	\$0	\$58,303	\$735,930
Fire & Life Safety	\$647,505	\$0	\$0	\$471,740	\$0	\$0	\$1,119,245
Security	\$562,971	\$267,308	\$1,093,086	\$0	\$0	\$268,154	\$2,191,519
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$748,830	\$0	\$750,750	\$0	\$1,499,580
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$1,388,067	\$5,129,690	\$16,688,741	\$3,228,059	\$750,750	\$1,120,552	\$28,305,859

P1 Total	\$1,388,067
P1 + P2 Total	\$6,517,757
P1 + P2 + P3 Total	\$23,206,497
P1 + P2 + P3 + P4 Total	\$26,434,557
In Progress (IP) Total	\$750,750
Complete (C) Total	\$1,120,552
IP + C Totals	\$1,871,302

FRONTIER ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$1,441,839
2287	Provide miscellaneous play area paving repairs/resurfacing and re-stripe	1	PQ	SPM	\$73,631
2281	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$173,328
2285	Site drainage in courtyards need addressed and RWLs tied in.	2	PQ	SD	\$202,591
2279	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
2280	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$79,241
2282	Dumpster location is inefficient.	3	PQ	OTH	\$7,924
2283	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
2284	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	FRP	REN	\$237,724
2286	Provide new campus marquee appropriately located near front of campus. [Completed 2020]	C	2021U	SGN	\$15,541
2289	FRONTIER ES PAVING (088-17-624)	C	2017+19U	SPM16-17	\$97,170
BUILDING ENVELOPE					\$2,595,612
2276	Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report.	2	PQ	RFR	\$1,849,777
2277	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$713,171
2278	FRONTIER ES ROOFING (166-16-624) - PBK Line Item: Provide miscellaneous roof maintenance and repair as proposed by 2016 Roof Assessment Report.	C	2017+19U	RFM16-17	\$32,664



FRONTIER ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
ARCHITECTURE					\$16,083,525
2259	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$18,408
2265	Major Kindergarten restroom remodel.	1	PQ	REN	\$73,631
2247	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
2260	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
2266	Modernize - Cafeteria/MPR (6,000 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$2,251,013
2246	Provide acoustical treatment in classrooms 11-12 and 13-14 (sound travels between the two classrooms).	3	PQ	ACO	\$23,772
2248	Construct new (3,500 sf) addition to Administration/Clinic area.	3	PQ	ADD	\$2,912,116
2249	Construct new (2,000 sf) Library addition. Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$1,497,660
2252	Provide window coverings at all classrooms.	3	FRP	BLD	\$71,317
2253	Administration: Replace missing 1'x1' glue up ceiling tiles.	3	PQ	CLG	\$29,581
2254	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$570,537
2255	Casework/ADA - Remove and replace Library shelving and circulation desk per ADA requirements.	3	PQ	CWK	\$136,295
2256	Remove and replace all exterior doors and frames.	3	PQ	DR	\$332,813
2257	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$36,451
2258	Replace flooring at all classrooms.	3	PQ	FLR	\$342,322
2261	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$855,806
2262	ADA - Add accessible lift at stage.	3	PQ	MEQ	\$57,054
2263	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$114,107
2264	Paint previously painted interior surfaces.	3	PQ	PTG	\$114,107
2267	Modernize existing Administration (1,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$396,206

FRONTIER ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2268	Modernize all (6) portable classroom buildings. Include new flooring, paint, misc. exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$237,724
2269	Major restroom remodel – Student and Staff.	3	PQ	REN	\$832,033
2270	Modernize Library: Currently in a classroom. Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$792,413
2271	Modernize all Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
2272	I.T. MDF & IDF: Provide dedicated locked “Data” room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
2250	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently Kindergarten classrooms are in two (2) portables.	4	PQ	ADD	\$1,737,698
2251	Construct (1) Transitional Kindergarten (TK) classroom.	4	FRP	ADD	\$834,095
2273	FRONTIER ES MP ROOM FLOORING REPLACEMENT (011-15-624)	C	2017U	FLR14-15	\$53,423
2274	Paint previously painted exterior surfaces. [Completed 2019]	C	2017+19U	PTG19	\$94,079
2275	FRONTIER ES MOD (MISSION POSSIBLE) (024-17-624) [Completed 2021]	C	2021U	REN16-17	\$398,200
MECHANICAL					\$557,274
2308	Majority of school has Carrier equipment installed in 2007. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$237,724
2309	The Library Media Center and rooms 11 through 14 are served by a Lennox boxcar unit with 5 separate furnaces and condensers which were installed in 2003. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$95,090
2310	Portable buildings have Bard exterior wall mounted equipment. Replace units which have exceeded their life expectancy.	3	PQ	HVAC	\$47,545
2311	Replace rooftop exhaust fans.	3	PQ	HVAC	\$31,697
2312	Provide flexible duct connection at existing packaged rooftop units due to duct noise issues.	4	PQ	HVAC	\$42,201
4484	Replace existing campus HVAC controls with District preferred Pelican controls. [Completed 2021]	C	2021U	HVAC	\$103,018



FRONTIER ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
ELECTRICAL					\$2,022,879
2297	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$135,061
2291	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$47,329
2292	Replace existing exposed broken EMT conduits and associate fittings on roof.	3	PQ	ELE	\$11,981
2293	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$314,100
2294	Kindergarten classrooms in conjunction with classroom addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$36,819
2295	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$5,477
2296	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$12,679
2298	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$17,116
2299	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$147,904

FRONTIER ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2300	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848
2301	Kindergarten classrooms lighting in conjunction with classroom new/addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$115,058
2302	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$981,561
2303	Library lighting in conjunction with new/ additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$39,621
2290	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$142,326
PLUMBING					\$58,456
2319	Replace Kitchen water heater + circulation pump. Also: provide expansion tank and drain pan. Replace flexible T&P connection with rigid metal pipe.	1	PQ	WTRH	\$11,921
2316	There is no seismic joint on gas line when passing between building joints - provide seismic joints.	2	PQ	PLB	\$18,008
2317	Gas pipes serving HVAC units are rusted at various locations - replace rusted gas pipe.	3	PQ	PLB	\$28,527



FRONTIER ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
TECHNOLOGY					\$735,930
2334	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$677,627
2335	FRONTIER ES CABLING (149-16-624)	C	2017U	TC16-17	\$58,303
FIRE & LIFE SAFETY					\$1,119,245
2304	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$449,752
2306	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$15,428
2307	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$182,325
2305	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$471,740
SECURITY					\$2,191,519
2323	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$112,200
2326	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$249,862
2327	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	FRP	SCR	\$63,113
2332	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$6,311

FRONTIER ELEMENTARY SCHOOL

Proposed Work Items

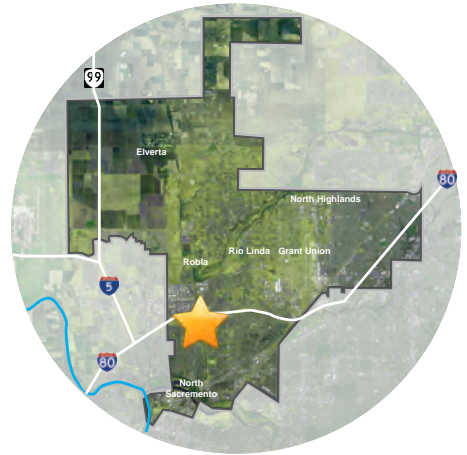
All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2333	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$131,484
2329	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$267,308
2328	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	PQ	SCR	\$396,206
2330	Provide fencing around remaining campus for access control.	3	PQ	SF	\$386,301
2331	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$310,579
2321	Upgrade and replace existing clock and bell system campus-wide and existing PA/intercom and communication system. [Completed 2017]	C	2017+19U	CLK	\$268,154
NUTRITION SERVICES					\$1,499,580
2313	Construct new (1,000 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment, etc.	3	PQ	ADD	\$748,830
2314	Provide new Kitchen equipment (allowance).	IP	2021U	MEQ	\$150,000
2315	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	IP	2021U	REN	\$600,750

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$1,388,067
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$5,129,690
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$16,688,741
4	Future Consideration (Life Expectancy 21-25 years)	\$3,228,059
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$750,750
C	Complete Scope of Work (Life Expectancy 0 years)	\$1,120,552
		\$28,305,859



GARDEN VALLEY ELEMENTARY SCHOOL

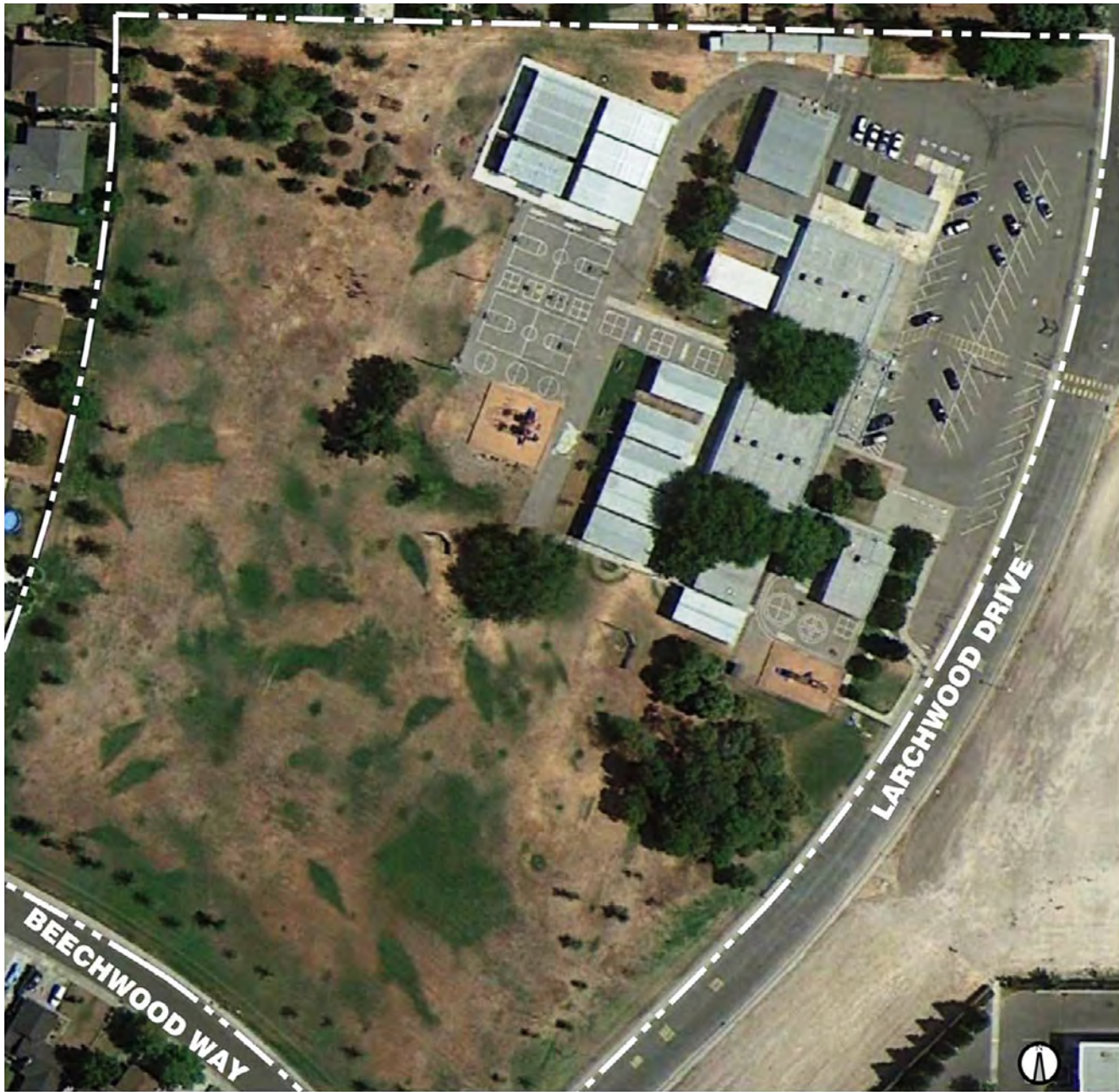


3601 LARCHWOOD DRIVE
SACRAMENTO, CALIFORNIA 95834

ORIGINAL BUILDING COMPLETED: 1959
BUILDING AREA: 26,316 SF
SITE ACREAGE: 10.68
BUILDING CAPACITY: 519
CURRENT ENROLLMENT: 392
ENROLLMENT AS OF: 10/18/2017

GARDEN VALLEY ELEMENTARY SCHOOL

Aerial Image



SCALE 1" = 120'



GARDEN VALLEY ELEMENTARY SCHOOL

Existing Site Plan



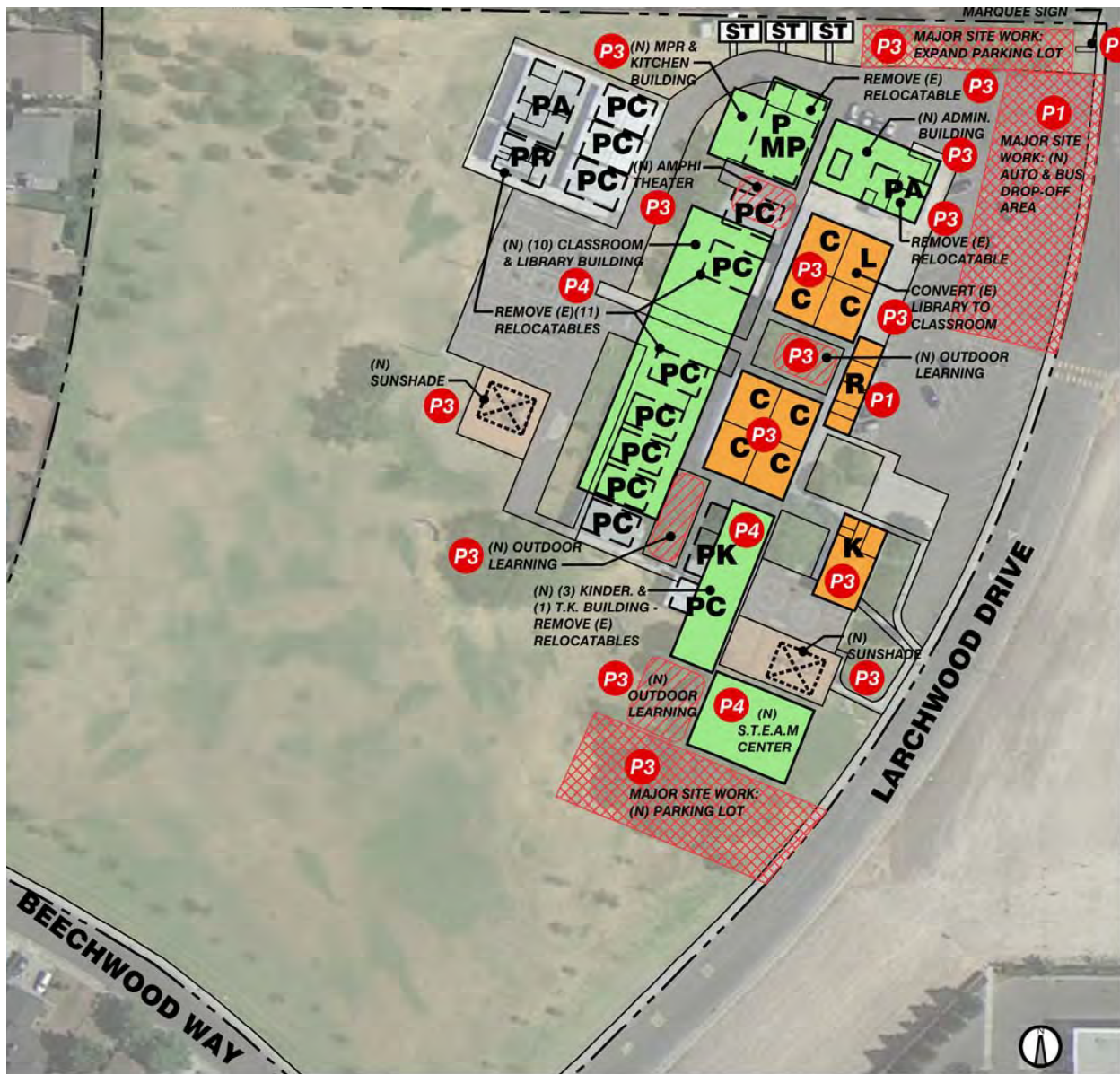
SCALE 1" = 120'

ABBREVIATIONS:

- A** ADMINISTRATION
- C** CLASSROOM
- K** KINDERGARTEN
- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 120'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS		\$784,945.37
P2	6-15 YEARS		\$630,660.25
P3	16-20 YEARS		\$24,672,654.74
P4	21-25 YEARS		\$11,133,457.72
TOTAL COST			\$37,221,718.08

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PA PORTABLE ADMINISTRATION
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



GARDEN VALLEY ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$2,686,281
Priority 2	\$890,350
Priority 3	\$36,003,928
Priority 4	\$14,962,118
Priority IP	\$0
Priority C	\$816,289
Total	\$55,358,967

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$159,184	\$178,580	\$1,473,887	\$0	\$0	\$0	\$1,811,651
Building Envelope	\$0	\$0	\$1,299,962	\$0	\$0	\$89,650	\$1,389,612
Architectural	\$16,199	\$232,605	\$28,258,618	\$14,392,273	\$0	\$130,828	\$43,030,522
Mechanical		\$246,561	\$10,143			\$595,811	\$852,515
Electrical	\$0	\$0	\$1,418,830	\$221,432	\$0	\$0	\$1,640,263
Plumbing	\$75,595	\$45,020	\$35,183	\$0	\$0	\$0	\$155,798
Technology	\$0	\$0	\$500,513	\$0	\$0	\$0	\$500,513
Fire & Life Safety	\$1,609,851	\$0	\$0	\$348,413	\$0	\$0	\$1,958,265
Security	\$825,453	\$187,584	\$1,120,848	\$0	\$0	\$0	\$2,133,885
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,885,942	\$0	\$0	\$0	\$1,885,942
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$2,686,281	\$890,350	\$36,003,928	\$14,962,118	\$0	\$816,289	\$55,358,967

P1 Total	\$2,686,281
P1 + P2 Total	\$3,576,632
P1 + P2 + P3 Total	\$39,580,559
P1 + P2 + P3 + P4 Total	\$54,542,678
In Progress (IP) Total	\$0
Complete (C) Total	\$816,289
IP + C Totals	\$816,289

GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$1,811,651
2380	Relocate existing marquee to relate to main office location and entry.	1	PQ	SGN	\$61,009
2381	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	1	PQ	SPM	\$98,175
2376	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$178,580
2374	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
2375	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$237,724
2377	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
2378	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$316,965
2379	Site drainage in courtyards need addressed and RWLs tied in	3	PQ	SD	\$136,295
2382	Provide additional parking per District standards of 100 spaces (visitors and staff). Currently have 64.	3	PQ	SPN	\$228,215
BUILDING ENVELOPE					\$1,389,612
2370	Provide miscellaneous roof maintenance and repair (life cycle).	3	PQ	RFM	\$47,950
2371	Replace existing roof per District standard.	3	PQ	RFR	\$855,806
2372	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$396,206
2373	GARDEN VALLEY ES ROOFING (068-17-627) - PBK Line Item: Provide miscellaneous roof maintenance and repair as proposed by 2016 Roof Assessment Report. [Completed 2018]	C	2017+19U	RFM16-17	\$89,650
ARCHITECTURE					\$43,030,522
2351	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$16,199
2336	Incorporate VAPA room onto stage or in portable.	2	PQ	ADD	\$157,571



GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2352	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
2337	Construct new (3,500 sf) addition to Administration/ Clinic area with new secure, dedicated, accessible front entry. (Current Admin. area is located in portable building and very difficult to find.)	3	PQ	ADD	\$2,620,904
2338	Construct new (7,800 sf) MPR addition. Current MPR is located in portable building and is not large enough to accommodate school-wide assemblies.	3	PQ	ADD	\$5,840,873
2339	Construct new MPR.	3	PQ	ADD	\$7,488,298
2340	Construct new Library building.	3	PQ	ADD	\$2,995,319
2345	Provide window coverings at all classrooms.	3	FRP	BLD	\$27,734
2346	Replace old wooden breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$950,895
2347	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$253,572
2348	Casework/ADA - Remove and replace Library shelving and circulation desk per ADA requirements.	3	PQ	CWK	\$7,924
2349	Remove and replace all exterior doors and frames.	3	PQ	DR	\$285,269
2350	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$120,288
2353	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$380,358
2354	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$85,581
2355	Paint previously painted interior surfaces throughout all classrooms.	3	PQ	PTG	\$58,005
2356	Modernize existing Administration (1,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$396,206
2357	Modernize Kindergarten building: Currently dealing with foundation issues. Provide new finishes (flooring, paint, acoustical lay-in ceiling and grid, etc.), replace exterior window assemblies, etc.	3	PQ	REN	\$990,516
2358	Modernize (2) original classroom buildings rooms 1-4 & 5-8. Very old buildings. Pre-school and pre-k classrooms do not have restroom facilities.	3	PQ	REN	\$3,367,753
2359	Modernize student restroom building. Very small and not centrally located.	3	PQ	REN	\$554,689
2360	Modernize all (12) portable buildings. Include new flooring, paint, miscellaneous exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$475,448

GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2361	Modernize staff restroom building. Very small and not centrally located.	3	PQ	REN	\$138,672
2362	Modernize Library (currently in a classroom). Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$594,309
2363	Major Kindergarten restroom remodel.	3	PQ	REN	\$83,203
2364	Modernize all (1) Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$495,258
2366	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
2341	Construct new (7) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$5,473,747
2342	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$4,691,783
2343	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently Kindergarten classrooms are in portables.	4	PQ	ADD	\$1,737,698
2344	Construct one (1) Transitional Kindergarten classroom.	4	PQ	ADD	\$834,095
2365	Modernize - Cafeteria/MPR (4,000sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	4	FRP	REN	\$1,654,950
2367	GARDEN VALLEY ES FLOORING REPLACEMENT ROOMS 15, 20 and Admin (011-15-627)	C	2017U	FLR14-15	\$13,850
2368	GARDEN VALLEY ES PAINTING (SUMMER 2016) (147-16-627)	C	2017U	PTG15-16	\$1,888
2369	GARDEN VALLEY ES PAINTING (SUMMER 2016) (147-16-627) - PBK Line Item: Paint previously painted exterior surfaces. [Completed 2017]	C	2017U	PTG16-17	\$115,090
MECHANICAL					\$852,515
2402	Majority of school has Intertherm portable wall units installed in 1999. Replace units which have exceeded their expected lifespan.	2	PQ	HVAC	\$225,101
2403	Replace old evaporative cooler serving Cafeteria Kitchen.	2	PQ	HVAC	\$6,753
2404	Replace counselor's office transfer fan with direct supply airflow.	2	PQ	HVAC	\$5,703
2405	Replace old and inadequate restroom exhaust fans.	2	PQ	HVAC	\$9,004



GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2406	Replace local thermostat controls at rooms 21 and 22 with controls tied into District energy management system.	3	PQ	HVAC	\$10,143
2407	GARDEN VALLEY ES HVAC CONTROLS UPGRADE AND SERVER RM CHANGEOUT (022-14-627)	C	2017U	HVAC	\$10,749
2410	Rooms 1 through 8 are served by Carrier packaged rooftop units installed in 1994. Replace units which have exceeded their expected lifespan. CAMPUS-WIDE CONTROLS UPGRADED TO PELICAN. [Completed 2020]	C	2021U	HVAC19	\$585,062
ELECTRICAL					\$1,640,263
2384	Replace existing exposed broken EMT conduits and associate fittings on roof.	3	PQ	ELE	\$8,558
2385	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$255,043
2386	Kindergarten classrooms in conjunction with classroom addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$33,269
2387	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$5,579
2388	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$22,061
2389	Computer Lab Room: Add power outlets and circuits for computers equipment. Existing power strips "daisy chained" in violation of electrical code and fire department regulations.	3	PQ	ELE	\$12,679
2390	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$19,018
2391	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848

GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2392	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$797,008
2393	Kindergarten classrooms lighting in conjunction with classroom new/addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$103,965
2394	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$17,433
2395	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$68,940
2396	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$59,431
2383	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$143,981
2397	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	4	PQ	LTG	\$77,452
PLUMBING					\$155,798
2419	Gas pipes serving HVAC units are rusted at various locations - replace rusted gas pipe.	1	PQ	PLB	\$41,654
2420	Gas pipe connections to HVAC units on roof do not have dirtlegs before equipment connections - provide gas dirtleg before equipment connections.	1	PQ	PLB	\$6,311



GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2421	Condensate connections at roof top HVAC units do not have trap/vents - provide trap & vents at each rooftop package unit.	1	PQ	PLB	\$7,013
2422	Gas pipe riser poses a tripping hazard in walkway - relocate or provide bollards.	1	PQ	PLB	\$3,787
2427	Ten (10) gallon electric Kitchen water heater: is old and located outside in a rotting wood enclosure which is permanently nailed and screwed shut and not accessible for servicing. Water heater capacity is too small to serve 3 compartment sink. The T&P valve is covered by foam pipe insulation and poses a hazard - immediately uncover the T&P valve, replace with minimum 75 gallon capacity, provide accessible enclosure, plumb and seismically brace per code.	1	PQ	WTRH	\$16,830
2414	Drinking fountains at play yard and campus walkways are not ADA compliant - provide accessible fountains and walkways.	2	PQ	EDF	\$30,014
2415	In-ground hose bibbs are broken throughout campus - replace.	2	PQ	FXT	\$15,007
2416	Custodial sink at custodian is old - replace.	3	PQ	FXT	\$4,279
2417	Staff restroom at Admin is not ADA compliant - replace with ADA compliant fixtures.	3	PQ	FXT	\$19,018
2418	Boys' restrooms have floor mount urinals - replace with ADA compliant fixtures.	3	PQ	FXT	\$11,886
TECHNOLOGY					\$500,513
2440	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$500,513
FIRE & LIFE SAFETY					\$1,958,265
2398	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$332,174
2400	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$15,428

GARDEN VALLEY ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2401	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$1,262,250
2399	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$348,413
SECURITY					\$2,133,885
2428	Upgrade and replace existing clock and bell system campus-wide.	1	PQ	CLK	\$143,942
2429	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$92,565
2430	Upgrade and replace existing PA/intercom and communication system.	1	PQ	PA	\$151,324
2431	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$184,541
2432	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	FRP	SCR	\$63,113
2438	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$5,891
2439	No parking lot lighting and playground area has limited SMUD utility pole light standards. Add new pole mounted energy efficient LED lighting fixtures to include master lighting control system and motion sensors.	1	PQ	SL	\$184,078
2434	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$93,792
2435	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$93,792
2433	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	PQ	SCR	\$396,206
2436	Provide fencing around remaining campus for access control.	3	PQ	SF	\$495,258
2437	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$229,384



GARDEN VALLEY ELEMENTARY SCHOOL

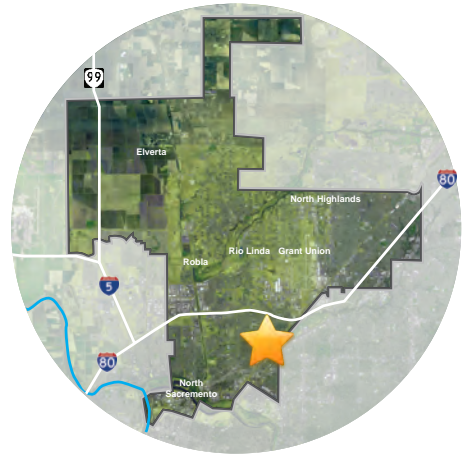
Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
NUTRITION SERVICES					\$1,885,942
2411	Construct new (2,000 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$1,497,660
2412	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
2413	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$198,103

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$2,686,281
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$890,351
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$36,003,928
4	Future Consideration (Life Expectancy 21-25 years)	\$14,962,118
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$0
C	Complete Scope of Work (Life Expectancy 0 years)	\$816,289
		\$55,358,967

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HAGGINWOOD ELEMENTARY SCHOOL

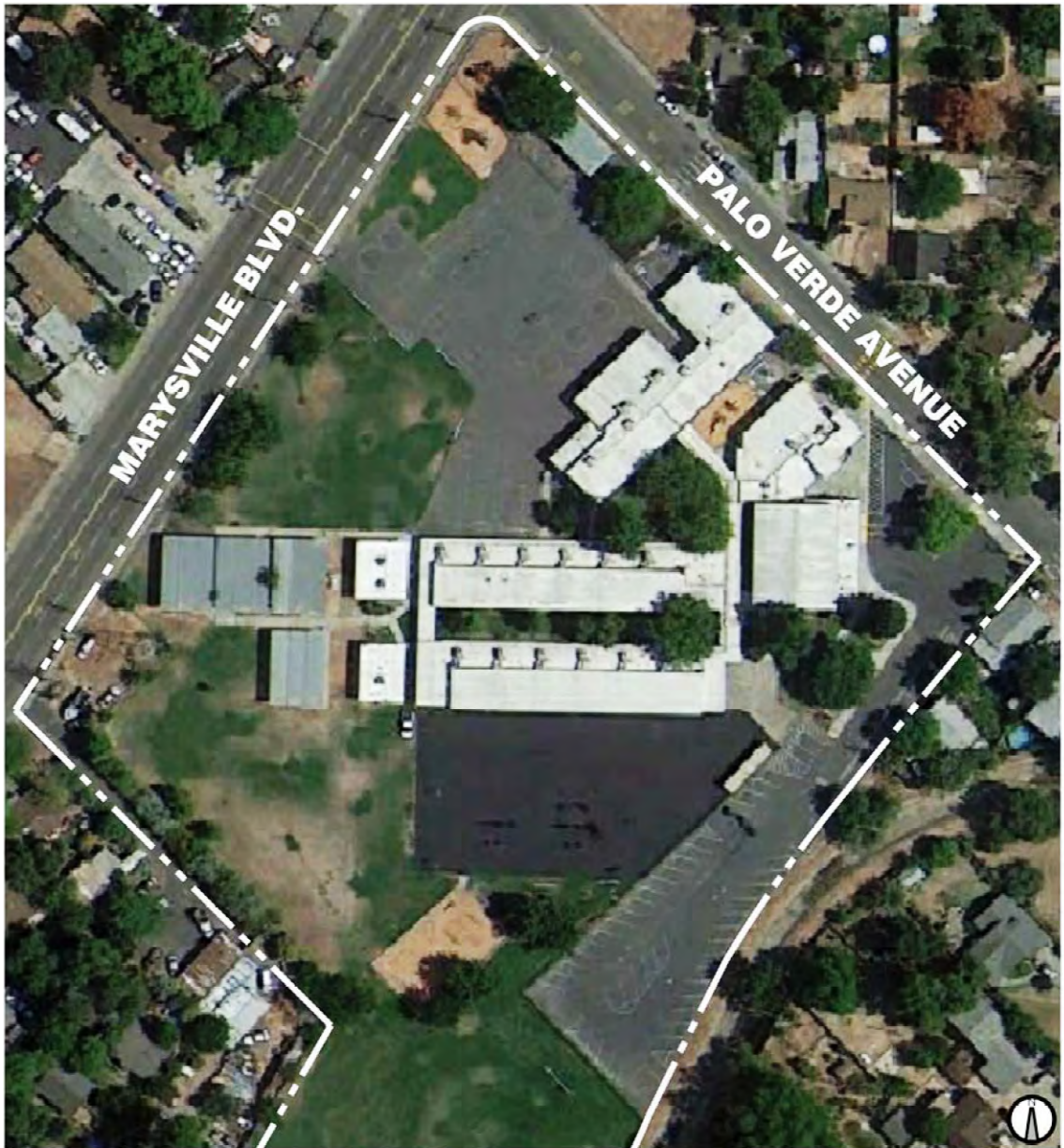


1418 PALO VERDE AVENUE
SACRAMENTO, CALIFORNIA 95815

ORIGINAL BUILDING COMPLETED: 1953
BUILDING AREA: 38,893 SF
SITE ACREAGE: 7.4
BUILDING CAPACITY: 700
CURRENT ENROLLMENT: 437
ENROLLMENT AS OF: 10/18/2017

HAGGINWOOD ELEMENTARY SCHOOL

Aerial Image



SCALE 1" = 120'



HAGGINWOOD ELEMENTARY SCHOOL

Existing Site Plan



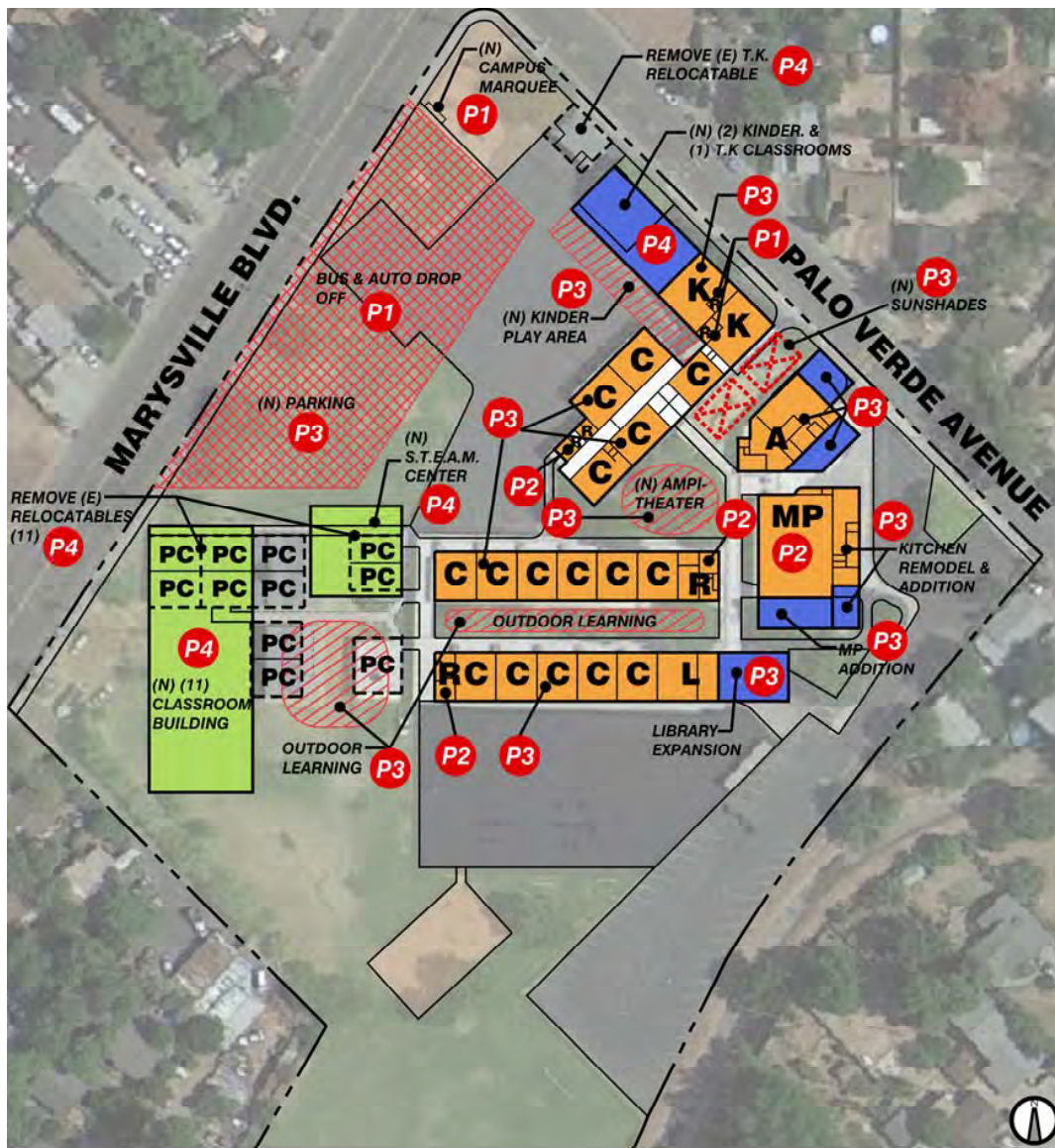
SCALE 1" = 120'

ABBREVIATIONS:

- A** ADMINISTRATION
- C** CLASSROOM
- K** KINDERGARTEN
- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

HAGGINWOOD ELEMENTARY SCHOOL

Proposed Site Plan



SCALE 1" = 120'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$1,348,479.00	
P2	6-15 YEARS	\$1,803,452.20	
P3	16-20 YEARS	\$18,951,844.81	
P4	21-25 YEARS	\$11,633,010.74	
TOTAL COST		\$33,736,786.75	

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
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- L LIBRARY
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- PR PORTABLE RESTROOM
- R RESTROOM

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



HAGGINWOOD ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$1,830,867
Priority 2	\$2,740,953
Priority 3	\$27,618,537
Priority 4	\$15,031,322
Priority IP	\$272,737
Priority C	\$2,770,163
Total	\$50,264,579

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$0	\$177,080	\$1,676,745	\$0	\$0	\$179,319	\$2,033,143
Building Envelope	\$0	\$37,517	\$2,179,134	\$0	\$0	\$18,754	\$2,235,405
Architectural	\$90,812	\$2,337,301	\$15,512,267	\$14,301,250	\$0	\$976,153	\$33,217,784
Mechanical	\$217,177	\$0	\$31,697	\$0	\$0	\$1,464,454	\$1,713,327
Electrical	\$0	\$95,263	\$4,491,405	\$140,671	\$0	\$0	\$4,727,339
Plumbing	\$48,386	\$0	\$26,467	\$0	\$0	\$0	\$74,853
Technology	\$0	\$0	\$760,716	\$0	\$0	\$0	\$760,716
Fire & Life Safety	\$717,290	\$0	\$0	\$514,928	\$0	\$0	\$1,232,218
Security	\$757,201	\$93,792	\$1,230,476	\$74,473	\$272,737	\$131,484	\$2,560,164
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,709,630	\$0	\$0	\$0	\$1,709,630
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$1,830,867	\$2,740,953	\$27,618,537	\$15,031,322	\$272,737	\$2,770,163	\$50,264,579

P1 Total	\$1,830,867
P1 + P2 Total	\$4,571,820
P1 + P2 + P3 Total	\$32,190,357
P1 + P2 + P3 + P4 Total	\$47,221,678
In Progress (IP) Total	\$272,737
Complete (C) Total	\$2,770,163
IP + C Totals	\$3,042,900

HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$2,033,143
2483	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$177,080
2481	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
2482	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$586,385
2484	Dumpster location is inefficient- relocate.	3	PQ	OTH	\$7,924
2485	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
2486	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$198,103
2491	Provide additional parking per District standards of 100 spaces (visitors and staff). Currently have 48.	3	PQ	SPN	\$329,644
2492	HAGGINWOOD ES PLAYGROUND (015-14-629)	C	2017U	OTH16-17	\$22,940
2487	Provide new campus marquee appropriately located near front of campus. [Completed 2020]	C	2021U	SGN	\$58,204
2488	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	C	PQ	SPM	\$91,163
2489	Repair concrete sidewalks that are cracking around the intermediate playground. [Completed 2017]	C	2017U	SPM	\$7,013
BUILDING ENVELOPE					\$2,235,405
2477	Repair damaged plaster wall located outside room 19 - (See Principal Questionnaire).	2	PQ	WRE	\$37,517
2475	Replace existing roof per District standard.	3	PQ	RFR	\$1,584,825
2476	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$594,309



HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2478	HAGGINWOOD ES ROOFING (015-15-629), 14-15FY	C	2017U	RFM14-15	\$7,523
2479	HAGGINWOOD ES ROOFING (015-15-629), 15-16FY	C	2017U	RFM15-16	\$10,731
2480	HAGGINWOOD ES ROOFING (015-15-629), 16-17FY	C	2017U	RFM16-17	\$500
ARCHITECTURE					\$33,217,784
2456	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$17,181
2461	Major Kindergarten restroom remodel.	1	FRP	REN	\$73,631
2441	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
2457	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
2462	Modernize - Cafeteria/MPR (4,000 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$1,500,675
2463	Major Boys' and Girls' Student Restroom Modernization - (2 sets): Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	2	PQ	REN	\$525,236
2464	Major Staff Restroom Modernization - (2 sets): Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	2	PQ	REN	\$78,785
2442	Construct (1,500 sf) Library addition per new District program standards, add storage, etc.	3	PQ	ADD	\$1,123,245
2443	Construct new (6,000 sf) addition at existing Multi-Purpose Room to include new stage to accommodate new VAPA/Music Room requirements (no stage currently).	3	PQ	ADD	\$4,492,979
2444	Construct new (1,500 sf) addition to Administration, teacher workroom/break room, clinic addition to accommodate new District program standards. Provide secure sense of entry.	3	PQ	ADD	\$1,123,245
2449	Provide window coverings at all classrooms.	3	FRP	BLD	\$63,393
2450	Remove and replace existing ceiling with new acoustical lay-in tile and grid per District standards throughout all classrooms.	3	PQ	CLG	\$158,483
2451	Replace old canopy breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$2,535,720

HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2452	Remove and replace educational/classroom casework in all classrooms. Provide ADA accessible sink locations.	3	PQ	CWK	\$507,144
2453	Remove and replace all exterior doors and frames.	3	PQ	DR	\$285,269
2454	Install walk-in mat (VCT/carpet).	3	PQ	FLR	\$127,578
2455	Remove and replace VCT and carpet throughout classroom wings.	3	PQ	FLR	\$570,537
2458	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$760,716
2459	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$126,786
2460	Paint previously painted interior surfaces throughout all classrooms.	3	PQ	PTG	\$63,393
2465	Modernize existing Administration (3,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$1,188,619
2466	Modernize existing Library. Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$990,516
2467	Modernize (9) portable classrooms. Include new flooring, paint, miscellaneous exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$356,586
2468	Modernize both (2) Kindergarten buildings. Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
2469	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
2445	Construct new nine (9) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$7,037,675
2446	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$4,691,783
2447	Construct one (1) Transitional Kindergarten (TK) classroom.	4	PQ	ADD	\$834,095
2448	Construct (2) new Kindergarten classrooms to replace existing portable classrooms.	4	PQ	ADD	\$1,737,698
2470	HAGGINWOOD ES FLOORING REPLACEMENT ROOMS 22, 24 & 27 (011-15-629)	C	2017U	FLR14-15	\$10,609
2471	HAGGINWOOD ES PAINTING (SUMMER 2016) (147-16-629)	C	2017U	PTG15-16	\$1,743



HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2472	HAGGINWOOD ES PAINTING (SUMMER 2016) - PBK Line Item: Paint previously painted exterior surfaces. [Completed 2017]	C	2017U	PTG16-17	\$88,700
2473	HAGGINWOOD ES MOD (MISSION POSSIBLE) (024-17-629)	C	2021U	REN16-17	\$875,101
MECHANICAL					\$1,713,327
2510	Replace broken powered exhaust modules at Carrier rooftop units.	1	PQ	HVAC	\$73,631
2511	Replace Kitchen window air conditioner with packaged rooftop unit.	1	PQ	HVAC	\$70,125
2512	Replace broken restroom exhaust fans.	1	PQ	HVAC	\$21,038
2513	Replace damaged exterior ductwork.	1	PQ	HVAC	\$44,179
2514	Replace broken outside air hoods and screens.	1	PQ	HVAC	\$8,205
2515	Portable buildings have Bard exterior wall mounted equipment. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$31,697
2509	Majority of school has Carrier equipment installed in 1999. Replace units which have exceeded their expected lifespan. [Completed 2019]	C	2021U	HVAC	\$1,406,250
2516	Replaced 3 furnaces at MPR 2017.	C	2017U	HVAC	\$44,179
2517	Upgrade energy management system supervisory controller. [Completed 2017]	C	2017U	HVAC	\$14,025
ELECTRICAL					\$4,727,339
2500	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$95,263
2494	Replace existing exposed broken EMT conduits and associate fittings on roof in conjunction with roof maintenance and repair.	3	PQ	ELE	\$10,270
2495	Typical classrooms in conjunction with classroom major remodel: Add more power outlets and circuits badly needed for computers and other teacher's equipment. Teachers using multiple plug strips, daisy chained, plugged into one wall receptacle which is in	3	PQ	ELE	\$1,006,009

HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2496	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$12,679
2497	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$31,697
2498	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$26,270
2501	Campus has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848
2502	All classrooms lighting fixtures are obsolete, exceeded their life expectancy and are manually switched. Recommend to replace with energy efficient LED lighting fixtures and lighting control system to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$3,249,961
2503	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$39,621
2504	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$99,052
2493	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671



HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
PLUMBING					\$74,853
2524	Gas piping on roof is rusted at various locations - replace rusted gas pipe.	1	PQ	PLB	\$25,245
2525	Water temperature & pressure relief discharges to floor - discharge indirectly to approved receptacle.	1	PQ	PLB	\$7,714
2526	Condensate pipe in HVAC closet serving MP/ Cafeteria is draining to floor drain and creating water puddling in closet - install floor sink or add funnel to floor drain to accept condensate drainage.	1	PQ	PLB	\$3,506
2530	Replace Kitchen water heater and replace corroded water and gas connection piping, provide seismic straps, expansion tank and overflow pan. Also provide expansion tank and drain pan.	1	PQ	WTRH	\$11,921
2523	Water closet serving staff at Kitchen is not ADA compliant - replace.	3	PQ	FXT	\$6,656
2527	Replace custodial sinks throughout campus.	3	PQ	PLB	\$19,810
TECHNOLOGY					\$760,716
2544	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$760,716
FIRE & LIFE SAFETY					\$1,232,218
2505	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$490,927
2507	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$15,428
2508	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$210,936
2506	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$514,928

HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
SECURITY					\$2,560,164
2531	Upgrade and replace existing clock and bell system campus-wide.	1	PQ	CLK	\$212,735
2532	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$98,175
2533	Upgrade and replace existing PA/intercom and communication system.	1	PQ	PA	\$223,644
2542	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$91,163
2543	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$131,484
2537	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$93,792
2535	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	PQ	SCR	\$396,206
2538	Provide fencing around remaining campus for access control.	3	PQ	SF	\$495,258
2541	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$339,012
2536	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	4	2021U	SCR	\$74,473
2539	Provide ornamental fencing at front of campus for access control and way-finding. [Completed 2017]	C	2017U	SF	\$131,484
2534	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	IP	2021U	SCM	\$272,737
NUTRITION SERVICES					\$1,709,630
2519	Construct new (1,500 sf) Kitchen addition. Include new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$1,123,245



HAGGINWOOD ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2520	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
2522	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$396,206

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$1,830,867
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$2,740,953
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$27,618,537
4	Future Consideration (Life Expectancy 21-25 years)	\$15,031,322
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$272,737
C	Complete Scope of Work (Life Expectancy 0 years)	\$2,770,163
		\$50,264,579

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HILLSDALE ELEMENTARY SCHOOL



6469 GUTHRIE WAY
NORTH HIGHLANDS, CALIFORNIA 95660

ORIGINAL BUILDING COMPLETED: 1961
BUILDING AREA: 37,218 SF
SITE ACREAGE: 10.54
BUILDING CAPACITY: 436
CURRENT ENROLLMENT: 369
ENROLLMENT AS OF: 10/18/2017

HILLSDALE ELEMENTARY SCHOOL

Aerial Image



SCALE 1" = 100'



HILLSDALE ELEMENTARY SCHOOL

Existing Site Plan



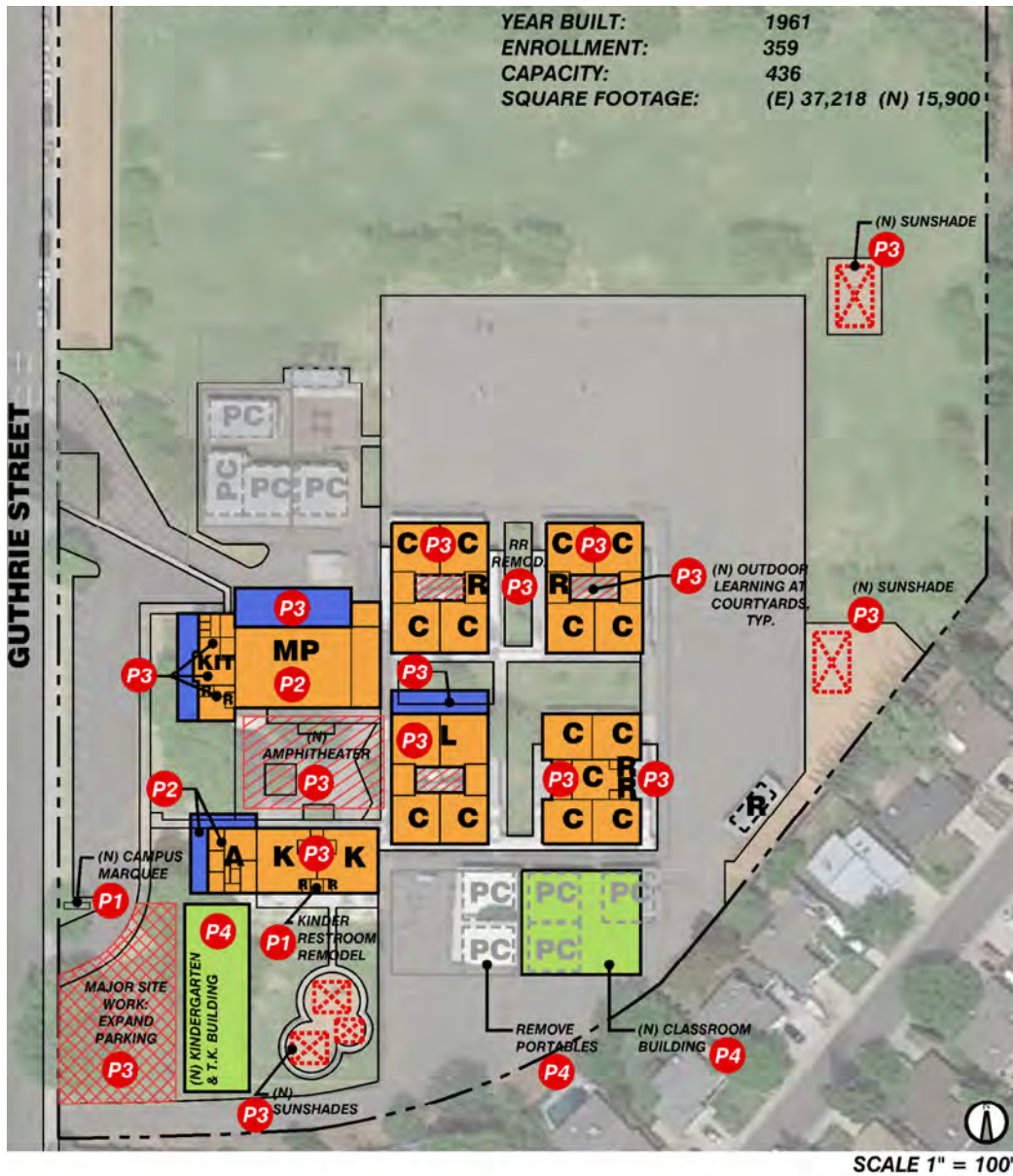
SCALE 1" = 100'

ABBREVIATIONS:

- A** ADMINISTRATION
- C** CLASSROOM
- K** KINDERGARTEN
- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

HILLSDALE ELEMENTARY SCHOOL

Proposed Site Plan



SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES		
P1	1-5 YEARS	\$1,095,165.50
P2	6-15 YEARS	\$1,907,529.36
P3	16-20 YEARS	\$14,918,182.95
P4	21-25 YEARS	\$6,347,113.71
TOTAL COST		\$24,267,991.52

ABBREVIATIONS:

A	ADMINISTRATION
C	CLASSROOM
K	KINDERGARTEN
MP	MULTI-PURPOSE
L	LIBRARY
PC	PORTABLE CLASSROOM
PR	PORTABLE RESTROOM
R	RESTROOM

COST ARE SHOWN IN 2016 DOLLARS

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



HILLSDALE ELEMENTARY SCHOOL

Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$1,825,427
Priority 2	\$2,753,589
Priority 3	\$21,428,535
Priority 4	\$7,896,998
Priority IP	\$34,592
Priority C	\$472,367
Total	\$34,411,506

DISCIPLINE	PRIORITY 1	PRIORITY 2	PRIORITY 3	PRIORITY 4	PRIORITY IP	PRIORITY C	TOTAL COST
Civil	\$280,500	\$352,659	\$1,061,833	\$0	\$0	\$188,758	\$1,883,750
Building Envelope	\$0	\$0	\$2,179,134	\$0	\$0	\$23,671	\$2,202,805
Architectural	\$211,076	\$1,920,864	\$13,053,015	\$7,263,576	\$34,592	\$108,563	\$22,591,685
Mechanical	\$0	\$0	\$502,944	\$0	\$0	\$0	\$502,944
Electrical	\$0	\$89,140	\$1,472,049	\$140,671	\$0	\$0	\$1,701,860
Plumbing	\$66,338	\$15,757	\$0	\$0	\$0	\$0	\$82,095
Technology	\$0	\$0	\$685,728	\$0	\$0	\$0	\$685,728
Fire & Life Safety	\$695,587	\$0	\$0	\$492,751	\$0	\$0	\$1,188,338
Security	\$571,925	\$375,169	\$1,116,825	\$0	\$0	\$151,375	\$2,215,294
Athletics/Activities	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Nutrition Services	\$0	\$0	\$1,357,006	\$0	\$0	\$0	\$1,357,006
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Discipline Totals	\$1,825,427	\$2,753,589	\$21,428,535	\$7,896,998	\$34,592	\$472,367	\$34,411,506

P1 Total	\$1,825,427
P1 + P2 Total	\$4,579,015
P1 + P2 + P3 Total	\$26,007,550
P1 + P2 + P3 + P4 Total	\$33,904,548
In Progress (IP) Total	\$34,592
Complete (C) Total	\$472,367
IP + C Totals	\$506,959

HILLSDALE ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
CIVIL					\$1,883,750
2587	Repave AC roadway to Multi-Purpose Room (MPR).	1	PQ	SPN	\$280,500
2589	Replace rusted main sewer line in the front of the school.	1	2017U	SU	\$0
2578	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$150,068
2583	Site drainage in courtyards need addressed and RWLs tied in.	2	PQ	SD	\$202,591
2576	Provide shade structure over Pre-K and Kindergarten playground equipment.	3	PQ	CNPY	\$158,483
2577	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$158,483
2581	Replace Pre-K and Kindergarten playground equipment.	3	PQ	PGE	\$396,206
2582	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	FRP	REN	\$190,179
2588	Provide additional parking per District standards (visitors & staff) of 100 spaces. Currently have 49 spaces.	3	PQ	SPN	\$158,483
2579	Dumpster location is inefficient. [Completed 2017]	C	2019U	OTH	\$7,013
2590	Provide new campus marquee appropriately located near front of campus.	C	2019U	SGNM19	\$23,341
2584	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route. [Completed 2017]	C	2021U	SPM	\$79,203
2591	Repair or replace retaining wall behind Multi-Purpose Room (MPR). Existing wall is falling apart. [Completed 2017]	C	2017+19U	SPM16-17	\$79,203
BUILDING ENVELOPE					\$2,202,805
2573	Replace existing roof per District standard.	3	PQ	RFR	\$1,505,584
2574	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$673,551



HILLSDALE ELEMENTARY SCHOOL

Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2575	HILLSDALE ES ROOFING (166-16-631) - PBK Line Item: Provide miscellaneous roof maintenance and repair as proposed by 2016 Roof Assessment Report.	C	2017U	RFM16-17	\$23,671
ARCHITECTURE					\$22,591,685
2556	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$14,726
2562	Major Kindergarten restroom remodel.	1	PQ	REN	\$73,631
2563	Update SDC restrooms to meet ADA requirements.	1	PQ	REN	\$122,719
2545	Incorporate VAPA room at stage or in portable.	2	PQ	ADD	\$157,571
2557	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
2564	Modernize Cafeteria/MPR (4,500 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$1,688,259
2546	Construct new (2,500 sf) addition to Administration/Clinic area. Provide sense of entry and properly sized lobby/reception area.	3	PQ	ADD	\$1,872,075
2547	Construct new (5,500 sf) addition to existing Multi-Purpose Room (MPR) including new stage to accommodate new VAPA/music room requirements (no stage currently).	3	FRP	ADD	\$4,118,564
2548	Construct new (1,500 sf) Library addition. Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$1,123,245
2552	Provide window coverings at all classrooms.	3	FRP	BLD	\$67,355
2553	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$538,841
2554	Remove and replace all exterior doors and frames.	3	PQ	DR	\$237,724
2555	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$36,451
2558	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$808,261
2559	Paint exterior surfaces (life cycle).	3	PQ	PTG	\$120,447
2560	Paint interior surfaces throughout all classrooms.	3	PQ	PTG	\$120,447
2565	Modernize existing Administration (2,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$792,413

HILLSDALE ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2566	Modernize all (9) portable classroom buildings. Include new flooring, paint, miscellaneous exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$356,586
2567	Major restroom remodel – Student and Staff.	3	PQ	REN	\$832,033
2568	Modernize Library: Currently in a classroom. Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$990,516
2569	Modernize all Kindergarten buildings (2). Include new flooring, paint, ceiling tiles, casework, etc.	3	FRP	REN	\$990,516
2570	I.T. MDF & IDF: Provide dedicated locked “Data” room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
2549	Construct new classroom addition to replace all portable elementary school classrooms.	4	PQ	ADD	\$4,691,783
2550	Construct (2) new Kindergarten classrooms to replace portable classrooms. NOTE: Currently Kindergarten classrooms are in portables.	4	PQ	ADD	\$1,737,698
2551	Construct (1) Transitional Kindergarten (TK) classroom.	4	FRP	ADD	\$834,095
2561	Paint exterior surfaces.	C	2017+19U	PTG	\$106,590
2571	HILLSDALE ES PAINTING (SUMMER 2016) (147-16-631)	C	2017+19U	PTG15-16	\$1,973
2572	HILLSDALE ES MOD (MISSION POSSIBLE) (024-17-631)	IP	2017U	REN16-17	\$34,592
MECHANICAL					\$502,944
2608	Provide flexible duct connection at existing packaged rooftop units due to duct noise issues.	3	PQ	HVAC	\$11,648
2609	Majority of school has Carrier equipment installed in 2007. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$301,117
2610	Replace covered down discharge diffusers with horizontal discharge diffusers due to occupant comfort issues.	3	PQ	HVAC	\$47,545
2611	Building F is served by a Lennox boxcar unit with 4 separate furnaces and condensers which were installed in 2003. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$63,393
2612	Portable buildings have Bard exterior wall mounted equipment. Replace units which have exceeded their life expectancy.	3	PQ	HVAC	\$79,241
ELECTRICAL					\$1,701,860



HILLSDALE ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2598	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$89,140
2593	Replace existing exposed broken EMT conduits and associate fittings on roof.	3	PQ	ELE	\$8,558
2594	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$20,286
2595	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$304,920
2596	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$7,988
2597	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$17,750
2599	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$63,393
2600	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848
2601	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$952,876

HILLSDALE ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2602	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$24,961
2603	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$55,469
2592	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$140,671
PLUMBING					\$82,095
2617	Replace rusted gas pipes serving HVAC units at various locations.	1	PQ	PLB	\$31,556
2618	There is no seismic joint on gas line when passing between building joint. Provide seismic joints (flexible steel braided gas piping) between building joints.	1	PQ	PLB	\$16,830
2619	Replace old grease trap in Kitchen.	1	PQ	PLB	\$6,031
2624	Replace Kitchen water heater: Provide expansion tank, drain pan and seismically secure.	1	PQ	WTRH	\$11,921
2616	Restrooms serving Multi-Purpose building are not ADA compliant and the faucet in the men's restroom is cracked. Replace with ADA compliant fixtures.	2	PQ	FXT	\$11,255
2620	Condensate discharge serving HVAC units located in mechanical room at Cafeteria is discharging to floor sink under one of the HVAC units. Discharge causing wet conditions on floor under units - discharge to other approved location.	2	PQ	PLB	\$4,502
TECHNOLOGY					\$685,728
2637	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$685,728
FIRE & LIFE SAFETY					\$1,188,338



HILLSDALE ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2604	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$469,784
2606	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$15,428
2607	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$210,375
2605	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$492,751
SECURITY					\$2,215,294
2626	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$84,150
2628	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$260,991
2629	Provide card reader access portals at all public access doors at Multi-Purpose Room (MPR), Gym, Teachers' Workroom and Library.	1	FRP	SCR	\$63,113
2635	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$5,891
2636	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$157,781
2631	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$281,377
2632	Provide 6' chain-link fencing around Kindergarten areas.	2	FRP	SF	\$93,792
2630	Provide card reader access portals at all remaining exterior doors (including classrooms).	3	PQ	SCR	\$396,206

HILLSDALE ELEMENTARY SCHOOL

Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
2633	Provide fencing around remaining campus for access control.	3	PQ	SF	\$396,206
2634	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$324,412
2625	Upgrade and replace existing clock and bell system campus-wide. [Completed 2020]	C	2021U	CLK	\$73,078
2627	Upgrade and replace existing PA/intercom and communication system. [Completed 2020]	C	2021U	PA	\$78,297
NUTRITION SERVICES					\$1,357,006
2613	Construct new (500 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$374,415
2614	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$190,179
2615	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$792,413

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$1,825,427
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$2,753,589
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		\$34,411,506