



# Starting the New Fiscal Year 2015-16

As summer is now upon us, there are other noteworthy changes in this edition of *Building Blocks*. At its May meeting, the State Allocation Board (Board) welcomed Senator Sharon Runner back to the Board. As you may recall, Senator Runner previously served on this Board in 2011 and 2012. Senator Runner replaces Senator Jean Fuller. Another noteworthy development was the appointment of Mr. Daniel C. Kim as the director of Department of General Services. Director Kim served as Chief Deputy Director of Operations at the California Department of Public Health since 2011. He served as Deputy Director at the Sacramento County Department of Human Assistance from 2002 to 2011, budget and legislative affairs manager at the San Francisco Department of Human Resources from 1998 to 2002, management consultant at Price Waterhouse from 1995 to 1998, and fiscal and policy analyst at the California Legislative Analyst's Office from 1994 to 1996. Welcome Director Kim!



**Lisa Silverman**  
Executive Officer

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# Building Blocks

The Office of Public School Construction newsletter

*"To enrich the lives of California's school children as stewards of the taxpayers' commitment to education"*

**EDMUND G. BROWN JR.**  
*Governor, State of California*

**MARYBEL BATJER**  
*Secretary, Government Operations Agency*

**DANIEL C. KIM**  
*Director, Department of General Services*



Office of Public School Construction  
STAFF TO THE STATE ALLOCATION BOARD

*Starting the New Fiscal Year 2015-16...*

On Wednesday June 24, Governor Brown signed the 2015-16 state budget. The 2015 Budget Act and related trailer bills will provide \$273.4 million for the Emergency Repair Program (ERP). OPSC plans to process ERP applications once the funds have been transferred into the ERP account. It is anticipated that apportionments for over half the funding will be made at the August 2015 meeting, with the remaining funds to be apportioned at the next available Board meeting. The funding provided for ERP in the 2015-16 budget will fulfill the \$800 million state obligation. In addition, the 2015 Budget Act reduced OPSC’s staffed positions in order to align with the declining workload. Feel free to contact Mr. Michael Watanabe, Chief of Program Services, and Mr. Rick Asbell, Chief of Fiscal Services, with any questions or concerns.

We look forward to serving California’s school districts in 2015.

Please send comments and suggestions for future editions of *Building Blocks* to [opscnews@dgs.ca.gov](mailto:opscnews@dgs.ca.gov).



Lisa Silverman, Executive Officer

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Office of Public School Construction  
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# Did You Submit Your Unused Site Certifications?

By Liz Cheyne

On May 1 the *Certification of Unused Sites* (Form SAB 423) was mailed to all school districts and county offices of education. Form SAB 423 is sent to all districts annually to address the status of each district's unused sites.

The completed Form SAB 423 was due back to the Office of Public School Construction (OPSC) by July 1, 2015. If you haven't submitted your form(s) yet, please do so as soon as possible.

Here are three reminders as you complete your district's annual response:

1. All districts are required to complete and return Form SAB 423.
2. Districts must report all unused sites on Form SAB 423, including sites which qualify for an exemption or waiver. A site is considered "unused" unless it meets at least one of the following exemptions:
  - The site is currently used for the specific purposes for which it was acquired. This means use as an active K-12 school. A district may substitute a site acquired for use at one grade level for use at another grade level.
  - The site is currently used to house students for any California Department of Education program (including adult education) authorized by the Legislature, and operated by public school districts for which the district is receiving State School Fund apportionments.
  - The site is currently used to house special education students.
  - The site is currently used for district administration purposes including such support services as warehousing and maintenance facilities.
  - The site is currently used for preschool or child care centers when operated by or under contract with a public school district or a county superintendent of schools.
  - The site is currently used for a community college if attendance is allowed for high school students in the eleventh or twelfth grade.

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*Did You Submit Your Unused Site Certifications, continued...*

- 3. Even if the district was granted a waiver of fee for a site in a prior reporting year, a **Modification of Unused Site Status** (Form SAB 424) must be completed annually certifying to the qualifying Waiver of Fee condition for a waiver during this processing year.

Included with the Certification of Unused Sites (Form SAB 423) mailing was an **Eligibility Determination** (Form SAB 50-03). Please complete and return this form if there are any changes with the district representative.

Please note that OPSC is no longer receiving mail via post office box. All mail sent to OPSC should be addressed to our physical address listed below:

Office of Public School Construction  
707 Third Street  
West Sacramento, CA 95605

OPSC accepts mail via hand delivery. All in-person deliveries should be taken to the sixth floor reception desk in West Sacramento.

If you have any questions regarding the Unused Site Program, please contact one of the following OPSC staff:

- Liz Cheyne at [liz.cheyne@dgs.ca.gov](mailto:liz.cheyne@dgs.ca.gov) or (916) 375-4325
- Karen Mandell, Supervisor, at [karen.mandell@dgs.ca.gov](mailto:karen.mandell@dgs.ca.gov) or (916)376-8959

You may also visit the **Unused Site Program** section of **OPSC's website** for additional information.

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# Annual Adjustment to the SFP Grant Amounts

At its April 2015 meeting, the State Allocation Board (Board) approved the [annual adjustment in the School Facility Program \(SFP\) grants](#) based on the change in construction costs pursuant to the California Education Code and SFP regulations. The annual adjustment to the SFP grants is based on a statewide cost index for Class B construction. Each year the Board adjusts the SFP grants to reflect construction cost changes.

For every year since the inception of the SFP in 1998, the Board has adopted either the Marshall & Swift (M&S) Ten Western States or M&S 8 California Cities index for each year's adjustment. However, the M&S index was not available for 2015.

For this calendar year the Board adopted an increase of 4.27 percent for the 2015 SFP grants based on the RS Means Construction Cost Index. The RS Means Index takes in to account 22 California cities and 66 different types of construction materials. This increase does not impact the projects on the Unfunded List (Lack of AB 55 Loans), only projects receiving new unfunded approvals in the 2015 calendar year. Additionally, the Board directed staff to bring back an item for the Board to discuss for adoption of a new index on a permanent basis for 2016 and beyond.

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# Additional Funding for Final Charter School Apportionments

By Erin Cunneen

The State Allocation Board approved a new process at its April 2015 meeting to allocate available bond authority when an applicant is requesting an increase to the amount reserved for the Preliminary Charter School Apportionment (PCSA) at the time of conversion to a Final Charter School Apportionment (FCSA).

Charter School Facilities Program (CSFP) applicants may be eligible to receive additional bond authority if the actual, eligible grant amounts at the time of conversion exceed the amount reserved at the PCSA phase. An applicant can only receive the increase if the project is eligible for it and if bond authority is available. Previously, if bond authority was not available at the time of conversion, the applicant had to decide to either accept the funds reserved in the PCSA, or withdraw their application and resubmit at a later time when additional bond authority was available. Now, CSFP applicants with projects on the Unfunded List (Lack of AB 55 Loans) that qualify for an increase can access bond authority as it becomes available after a project receives an unfunded approval, up to the point when a final apportionment is awarded. Once a CSFP project on the Unfunded List (Lack of AB 55 Loans) is presented for a state apportionment, the applicant will no longer be eligible to access additional bond authority. Applicants will need to be found financially sound by the California School Finance Authority for the total amount awarded should they receive an increase.

CSFP projects on the Unfunded List (Lack of AB 55 Loans) for the full grant phase are subject to the requirements of participation in priority funding. School Facility Program Regulation Section 1859.90.3 requires CSFP applicants to participate in the priority funding process. Two occurrences of non-participation will result in an automatic rescission of an unfunded approval. Therefore, a project with an unfunded approval cannot wait indefinitely for bond authority to return to the program for an increase to the FCSA.

This action only applies to bond authority returning on or after July 25, 2015, due to a previous Board action taken at the March 2014 meeting that reserved all available bond authority up to this date for new PCSAs from the 2014 CSFP Funding Round.

If you have any questions, please contact:

- Erin Cunneen at (916) 375-4741 or [erin.cunneen@dgs.ca.gov](mailto:erin.cunneen@dgs.ca.gov) or
- Karen Mandell, Supervisor at (916) 376-8959 or [Karen.mandell@dgs.ca.gov](mailto:Karen.mandell@dgs.ca.gov)

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STAFF TO THE STATE ALLOCATION BOARD

# Implementation of AB 97 and SB 971

By Charles Price

At the April 15 State Allocation Board (Board) meeting, the Board approved regulatory amendments to align regulations with statutes as amended by Assembly Bill 97, Chapter 47, Statutes of 2013 and Senate Bill 971 Chapter 923, Statutes of 2014.

The chaptered legislation repealed Education Code (EC) Sections 17583, 17584, 17584.1, 17584.2, 17584.3, 17585, 17586, 17587, 17588, and 17592, and amended EC Sections 17582, 17592.74, 35292.5, and 41003.3. These sections pertain to the administration of the Deferred Maintenance Program (DMP) and the allocation of funds from state sources. The new law provides the following changes:

- Removes the statutory authority for the Board to allocate or approve DMP funding on or after January 1, 2015.
- Provides that school districts may continue to maintain a maintenance fund and that the governing board of each school district shall have complete control of the funds and interest earn on those funds once deposited into a deferred maintenance fund.
- Provides that every public and private school maintaining any combination of classes from kindergarten to grade 12, inclusive, maintain clean restrooms to be fully operational and stocked at all times. Every school shall also keep all restrooms open during school hours when pupils are not in class, and keep a sufficient number of restrooms open during school hours when pupils are in class.

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# Avoid Processing Delays – Update District Representative & Superintendent Information

Staffing turnover is a fact of life within any organization. As a result of this turnover, districts may need to update the authorized district representative(s) and/or superintendent information on file with the Office of Public School Construction (OPSC). It is important that districts keep their authorized district representative(s) and superintendent information up-to-date with OPSC because applications and forms will only be accepted if they include an original signature by the authorized district representative(s) or superintendent on file. Districts should ensure that their information is updated with OPSC to avoid delays in application processing or fund release due to this issue.

The Application Review Team (ART) processes updates to district representative and superintendent information. To change the district representative(s) on file, districts must submit an *Eligibility Determination* (Form SAB 50-03) completed as follows:

- The form header must be completely filled out, including the district code and high school attendance area code, if applicable.
- Complete Part I, including the district representative(s) email addresses.
- Fill in the school board resolution approval date appointing the new district representative(s) in the certification portion near the bottom of the form. Enclose a copy of the school board resolution naming the authorized representative(s).
- The form must be signed and dated by an authorized district representative (an original signature is required).

To update the superintendent on file, it is not necessary to submit the Form SAB 50-03. Please contact an ART team member via email, letter, or phone call.

If you have any questions, please contact the following staff for assistance:

- Liz Cheyne at [liz.cheyne@dgs.ca.gov](mailto:liz.cheyne@dgs.ca.gov) or (916) 375-4325  
or
- Adrian Felseghi at [adrian.felseghi@dgs.ca.gov](mailto:adrian.felseghi@dgs.ca.gov) or (916) 375-5987
- Karen Mandell, Supervisor, at [karen.mandell@dgs.ca.gov](mailto:karen.mandell@dgs.ca.gov) or (916) 376-8959

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All photos courtesy of Walnut Valley Unified School District

## School of the Month: Maple Hill Elementary School

Walnut Valley Unified School District, Los Angeles County

The Walnut Valley Unified School District celebrated the completion of a 43,000 square-foot modernization project at Maple Hill Elementary School on September 3, 2014. About two hundred Diamond Bar community members, parents, students, current and former staff, district and local officials attended the grand re-opening and ribbon-cutting ceremony.

Maple Hill has a total of 26 classrooms including resource specialist classrooms, media center, and computer lab designed to accommodate its 530 students. The school has been transformed from interior movable partition walls to permanent fixed walls and corridors throughout the building. Classrooms feature state-of-the-art technology, skylights, and generous storage cabinets.

Teachers now use wireless microphones and mobile stations that hold a laptop and portable document camera that connect with new short throw digital projectors. The school opted for an efficient and effective virtual desktop

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*School of the Month, continued...*

infrastructure computer lab. The school design includes tubular skylights to allow for natural light to flow throughout the building. Nine of these specialized skylights have been installed in each classroom to provide additional light. Teachers can often lead instruction with the lights off. Each classroom is designed with teaching walls featuring sliding marker boards and storage cabinets. Large windows and glass doors give students a view of the new landscaping and playgrounds outside.



The kindergarten complex features three large and bright classrooms, a shared work area for crafts, studying, and reading groups, along with boys' and girls' restrooms. A central courtyard was transformed into a huge multipurpose room for assemblies. It features a 20-foot vaulted ceiling, large stage area, solar lighting, acoustic system, upgraded technology, integrated media room, and interior handicapped access. Air conditioning units are positioned to allow air to flow freely throughout the school through the use of low-displacement diffusers in each classroom. The new units feature circulating air to make classrooms comfortable. A new outdoor covered pavilion provides seating for all students at lunchtime.

To make Maple Hill Elementary more energy efficient, a number of energy-saving features have been incorporated into the design including dual pane insulated windows that will keep energy bills down, as well as keep the new

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*School of the Month, continued...*

classrooms quiet and comfortable. LED lights installed throughout the campus should save the school about 20 percent on its electric bill. Exterior landscaping at the front of the school is comprised of artificial turf and plants that reduce water and maintenance costs.

Teachers led small groups on a tour of their new school after the ribbon cutting. "It's like a new beginning for us. It's beautiful, it's kid-friendly and we have a lot of new technology that we didn't have before," said third grade teacher Sue Conrad-Kanstul. "I would say it's 21st century!"

Superintendent Dr. Robert Taylor stated "Walnut Valley Unified School District is committed to Kids

First – Every Student, Every Day. This new Maple Hill Elementary campus provides all students with an exceptional education experience by teaching them 21st Century skills and preparing them to thrive as global citizens. I'm so glad the kids in this community get to go to this beautiful school." Board President Cindy Ruiz added "Now our



Maple Hill students will have a physical environment that will match the learning environment, and they so deserve it!"

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# Bond Proceeds Released

The Office of Public School Construction has processed the following fund releases from 2009–2015 bond sales, as of May 31, 2015:

**November 2009 Bond Sale and December 2009 Commercial Paper:**

Total funds released: \$111.3 million of \$111.4 million — 99 percent

Total projects: 40 projects have received funds

**October 2013 Commercial Paper:**

Total funds released: \$251.8 million of \$253.0 million — 99 percent

Total projects: 113 projects have received funds

**September 2014 Bond Sale:**

Total funds released: \$35.8 million of \$43.3 million — 83 percent

Total projects: 14 projects have received funds

**March 2015 Bond Sale:**

Total funds released: \$0.0 million of \$68.7 million — 0 percent

Total projects: 0 projects have received funds

**April 2015 Bond Sale and Commercial Paper:**

Total funds released: \$19.9 million of \$30.2 million — 66 percent

Total projects: 3 projects have received funds

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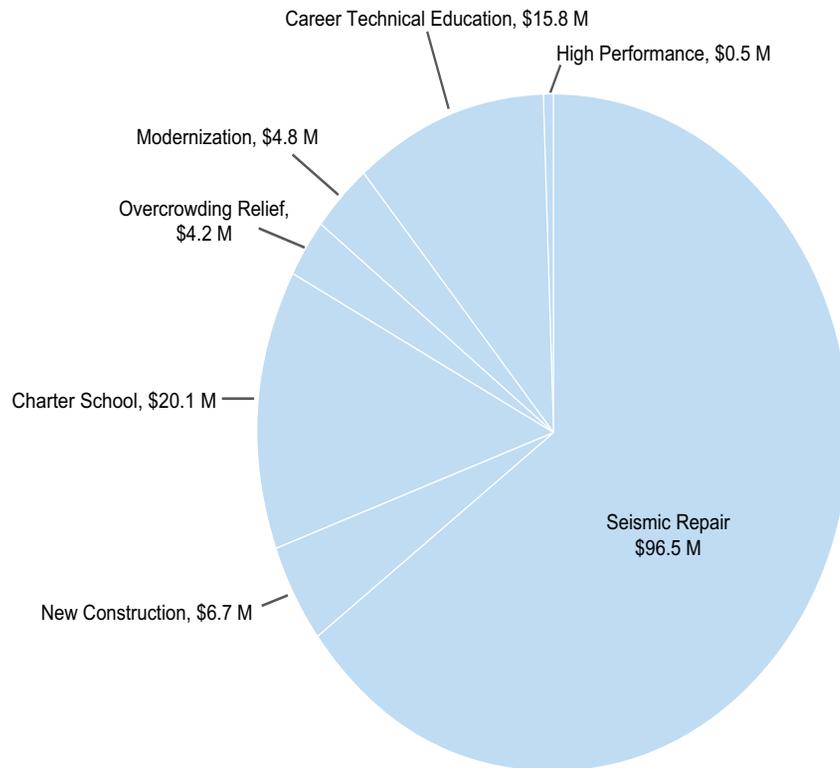
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# Remaining Bond Authority

\$148.6 million as of June 30, 2015  
(by program, in millions)



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STAFF TO THE STATE ALLOCATION BOARD

# Regulatory Update

## Implementation of Assembly Bill 308 Proposed Regulations\*

- Implements the return of monies from the School Facility Program (SFP) following the sale of a school site.
- Amends regulation section 1700.\*
- Adopts regulation sections 1701, 1702, and Form SAB 308.\*
- 45-day public comment period ended November 17, 2014.
- State Allocation Board (SAB) approved the final adoption of AB 308 Proposed Regulations on February 24, 2015.
- Effective date: July 1, 2015.

## General Site Development One-Year Extension

- Extends for one year (until January 1, 2016) the additional grant for General Site Development.
- Amends SFP regulation section 1859.76.
- Currently in administration review process.

## Charter School Facilities Program New Construction Supplemental Grant (General Site Development)

- Provides consistency when calculating the General Site Development grant for preliminary apportionments.
- Amends SFP regulation section 1859.163.1.
- 45-day public comment period ended May 11, 2015.

\*These regulations are outside Chapter 12.5, the School Facility Program.

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### Lisa Silverman

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*Regulatory Update, continued...*

**Implementation of Senate Bill 854 Proposed Regulations**

- Eliminates the additional prevailing wage monitoring grant for projects with a public works contract awarded on or after June 20, 2014.
- Amends various regulation sections (13).
- Amends the [Application for Funding](#) (Form SAB 50-04), [Fund Release Authorization](#) (Form SAB 50-05), [Application for Joint-Use Funding](#) (Form SAB 50-07), [Application for Preliminary Apportionment](#) (Form SAB 50-08), [Application for Charter School Preliminary Apportionment](#) (Form SAB 50-09), and [Application for Career Technical Education Facilities Funding](#) (Form SAB 50-10).
- Currently in the administrative review process.

**Implementation of Senate Bill 869 Proposed Regulations**

- Restricts the SABs ability to allocate High Performance Incentive and Career Technical Education Facilities Program funding.
- Amends regulation sections: 1859.2, 1859.70.4, 1859.107, 1859.164.2, 1859.190, 1859.195, and 1859.198.
- Amends the [Application for Funding](#) (Form SAB 50-04)
- Currently in the administrative review process.

**Implementation of Assembly Bill 97 and Senate Bill 971 Proposed Regulation Changes**

- Aligns the State Deferred Maintenance Program (DMP) and SFP regulations with enacting legislation [AB 97, Chapter 47, Statutes of 2013 and SB 971, Chapter 923, Statues of 2014].
- DMP regulation sections inoperative in their entirety.
- Amends regulation sections: 1859.2, 1859.102.
- Amends the [Application for Funding](#) (Form SAB 50-04)
- Currently in the administrative review process.

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# OPSC Deadlines and Key Dates

## Upcoming Meetings

### State Allocation Board

- August 26, 2015 (Wednesday) 4 p.m. – Location TBD

## Active Certifications

### Ninth Priority Funding Request Period

- Filing Period Began: May 13, 2015
- Filing Period Ended: June 11, 2015
- Requests Valid: July 1, 2015 through December 31, 2015

## Next Funding Certification

### Tenth Priority Funding Request Period

- Filing Period Begins: November 11, 2015
- Filing Period Ends: December 10, 2015
- Requests Valid: January 1, 2016 through June 30, 2016

For additional information, please see the [OPSC Events Calendar](#) online.

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