

Capital Facilities Program Update

San Rafael City Schools

July 23, 2018

Dr. Daniel Zaich



Tonight's Objectives

- CEQA Compliance
- Project Updates
 - San Rafael High School Stadium
 - San Rafael High School – Interim Housing, Ph. 1 - Demolition
 - Terra Linda High School – Utilities, Ph. 1 - Demolition
 - Venetia Valley K-8
 - Glenwood Elementary School
 - Laurel Dell Elementary School
 - San Pedro Elementary School
- Project Delivery Methodologies
- Transportation Authority (TAM) Grant

CEQA Compliance For Davidson Middle School Laurel Dell Elementary School

Amy Skewes-Cox, AICP, Environmental Planner

Mark Kelley, Dannis Woliver Kelley

Two Adjoining Projects, One Document

- Renovating Davidson Middle School, Laurel Dell Elementary School, with coordinated construction schedules and very close proximity.
- Evaluated potential environmental impacts of the projects with the Initial Study, and found that all were non-existent or could be mitigated to a less than significant level under the California Environmental Quality Act (CEQA).
- Board will be asked tonight to approve the Initial Study/Mitigated Negative Declaration (IS/MND) to allow construction to commence in a timely manner.

Areas to Be Studied Per CEQA Guidelines, Appendix G

1. Aesthetics
2. Agricultural/Forestry Resources
3. Air Quality
4. Biological Resources
5. Cultural Resources
6. Energy
7. Geology and Soils
8. Greenhouse Gas Emissions
9. Hazards and Hazardous Materials
10. Hydrology and Water Quality
11. Land Use and Planning
12. Mineral Resources
13. Noise
14. Population and Housing
15. Public Services
16. Recreation
17. Transportation/Traffic
18. Tribal Cultural Resources
19. Utilities Systems

Potential Impacts Addressed Here

- Aesthetics:
 - Replace trees; shield lighting
- Air quality:
 - Manage construction dust and emissions
- Biology:
 - Work around bird nesting season if needed
- Cultural:
 - Procedures if archaeological/paleontological sites discovered
- Hazards:
 - Construction requirements for handling lead, asbestos, etc. if any
- Noise:
 - Protect neighbors from construction noise and vibration
- Transportation and Traffic
 - Coordinate construction activities

Input Received During Comment Period

- Two neighbor emails requesting information re: location of buildings
 - Responded to by Dan Zaich
 - Did not raise or discuss potential environmental impact of project
- California Department of Transportation letter was only agency communication
 - Evaluated by David Parisi, Traffic Engineer (see memo)
 - Did not raise or discuss potential environmental impact of project

Board Actions In Resolution Tonight

- Make findings as detailed in Resolution:
 - 1. IS/MND complies with CEQA
 - 2. All potential environmental impacts are analyzed
 - 3. Board has reviewed the documents and comments
 - 4. IS/MND reflect Board's judgment
 - 5. Mitigation Monitoring and Reporting Program (MMRP) avoids any environmental impact
 - 6. No evidence in record of unmitigated impacts
- Approve Initial Study and Mitigated Negative Declaration
- Adopt Mitigation Monitoring and Reporting Program (MMRP) for the project to track mitigation measures
- Approve project
- Direct filing of Notice of Determination (starts 30 day challenge period)

Questions on CEQA

PROJECT UPDATES

SRHS Stadium

- Punch List corrections are underway and scheduled to be completed by the end of July.
- Additional flagpole installation at the baseball field is underway.
- Concession building equipment has been ordered. Delivery is anticipated by the end of July/early August.



SRHS Stadium – **Grand Opening**

August 24, 2018

6:00 PM

- Two (2) Planning Committee Meetings. Next meeting – early August (TBD).
- Save the Date - Invitations to go out week of July 23rd.
- ***MARK YOUR CALENDARS!***

San Rafael High School – Ph. 1 Demolition

Abatement/Demolition -

Engineering/Metal, Auto Shop, Woodshop, Ceramics/ Photography

- Construction fencing is nearly complete.
- Ceramics/Photography Building abatement is cleared and demolition is underway.
- Auto/Woodshop Building abatement is underway.
- Auto/Woodshop Building demolition is scheduled for this week.



Interim Housing

5 New Portables -Electrical
and interiors in progress!

Terra Linda High School – Ph. 1 Demolition

Drama Building Demolition /Utility Relocation

- Abatement in Drama Building complete and ready for demolition. Demo equipment mobilized. Building set for demo this week!
- Gas shutdown to campus – 7/27 thru 7/29.
- Boring Pits have been excavated in preparation for boring activities, anticipated for 7/24.
- PG&E engineering complete.
- Fiber and Fire Alarm in Drama Building relocation complete.



Venetia Valley K-8

- Half of modular units have been delivered and set.
- Underground utilities have been installed and are ready for connection.
- Overhead (temporary) electrical installation is in progress.
- Pads for electrical equipment poured.
- Preparing to deliver and set remaining modular units.
- Preparing to pave walkways between portable rows.



Glenwood Elementary School

- Temporary fencing and signage is in place around perimeter of site.
- Backfilling of the new sewer line is complete.
- Underground work is underway.
- Footing/foundation work is underway.
- Footing work of excavation and rebar placement continues.



Laurel Dell Elementary School

Incr.1 – Site Work, Demo, Utilities

- Construction to begin early Fall/September

Annex Temporary Housing

- Exterior painting is complete.
- Broken cabinetry has been replaced.
- Interior painting is underway.
- Plumbing and flooring repair is underway.
- LED light fixture exchanges have begun.
- Fencing contractor is working on getting gates on site prior to school opening.



San Pedro Elementary School

- Guaranteed Maximum Price (GMP) – Increment 1 received and presented to the Board this evening.
- If GMP is approved by the Board, construction will start tomorrow!
- Parking lot work will begin immediately in order to complete the critical path, without impacting the start of school.



DELIVERY METHODOLOGIES

Alternate Delivery Method

- Delivery Methodologies
- Market Conditions
- Design/Build Process

TRANSPORTATION AUTHORITY (TAM) GRANT

TAM Grant

- Transportation Fund for Clean Air (TFCA) Award - \$60,000
- EV Charging Stations
- Next Steps
 - Installation of 30 chargers
 - San Rafael High School
 - Terra Linda High School
 - Davidson Middle School

QUESTIONS