

(ITEM 12) ACTION ON CONSTRUCTION FUND PROJECTS TO BE FUNDED BY PREVIOUSLY ISSUED QUALIFIED SCHOOL CONSTRUCTION BONDS

This item initiated by the Administration

BACKGROUND

1. On June 4, 2009, the Board approved a capital plan as part of the approval of the district's FY10 budget. On June 4, 2009, the Board also approved funding the FY10 capital projects through American Recovery and Reinvestment Act (ARRA) Qualified School Construction Bonds (QSCB), pending the City's approval of borrowing.
2. The Common Council acted on December 1, 2009, to approve an MPS bond issue to finance \$48 million of projects under ARRA.
3. The projects are 85% complete, and there is \$8.3 million available to reinvest in major maintenance projects. The \$8.3 million is available through project savings and projects that were not completed due to building and program closures.
4. The ARRA's QSCB funds are available now and must be expended by June 2013.

ADMINISTRATION'S ANALYSIS

5. The district's cyclic major maintenance program is a managed-component-replacement program that identifies the projected replacement of major building systems and components necessary for the proper functioning of district facilities.
6. The district's FY12 capital budget significantly reduced the funding for major maintenance (currently funded at \$2.4 million, with another \$3.1 million being contingent upon the future sale of property) to address major maintenance needs.
7. The district has approximately \$44.1 million identified in deferred major maintenance needs. A list of maintenance projects is included in the recommendation. This list may include sites that have been identified for closure. Projects at a site identified to be closed will not be completed unless the building is reprogrammed for MPS use or MPS enters into a lease. The Administration will monitor building usage and projects scheduled to move forward to ensure that projects are completed at only those sites that are occupied and operational.
8. The Administration has had discussions with City representatives. The City of Milwaukee must also approve the recommended list of projects.

STRATEGIC PLAN COMPATIBILITY STATEMENT

9. The recommendation supports the MPS Strategic Plan, Goal 7, that the district's Central Services departments support student learning.
 WTAM Strategy: Schools are welcoming, well maintained and accessible for students, families, staff and the community.
 WTAM applicable measurable objective: 100% of MPS buildings will receive a rating of good or better (6-10) on the building conditions report.
10. The project list is consistent with the Facilities Master Plan presented to the MBSD in November 2011.

STATUTE, ADMINISTRATIVE POLICY OR BOARD RULES STATEMENT

11. This item is consistent with Administrative Policy 501.1(1), Facility Planning.

FISCAL IMPACT STATEMENT

12. This item authorizes expenditures for specific projects as determined by the Division of Facilities and Maintenance Services. The Board has previously granted authority to issue and use QSCB.

IMPLEMENTATION AND ASSESSMENT PLAN

13. The Administration will take the necessary steps for approval by the City.
14. The Division of Facilities and Maintenance Services will proceed with authorized projects, bringing contract approvals to the Board as required under Administrative Policy 3.09, Purchasing and Bidding Requirements.

ADMINISTRATION'S RECOMMENDATION

The Administration recommends that the Board approve the following list of projects from which the Division of Facilities and Maintenance Services will select those to be funded by Qualified School Construction Bonds.

Major Maintenance Qualified School Construction Bonds – Projects by Type and Site

SCHOOL NAME	PROJECT NAME	TOTAL COST
ALLIANCE	AIR BALANCING	39,892
AUER AVENUE SCHOOL	AIR BALANCING	70,439
BAY VIEW HIGH SCHOOL	PARAPET WALLS — MASONRY	392,089
BAY VIEW HIGH SCHOOL	STAGE LIGHTING & RIGGING	485,160
BAY VIEW HIGH SCHOOL	REPAIR AUDITORIUM CEILING	198,380
BRUCE SCHOOL	PAINTING EXTERIOR	58,440
BURBANK SCHOOL	INSTALL FIRE DETECTION SYSTEM	77,481
BURDICK SCHOOL	CHIMNEYS — MASONRY	53,323
CLARKE STREET SCHOOL	INSTALL EGRESS LIGHTING SYSTEM	153,805
CLEMENT AVE SCHOOL	AIR BALANCING	47,135
CONGRESS SCHOOL	AIR BALANCING	52,712
COOPER SCHOOL	PAINTING EXTERIOR	38,620
CRAIG MONTESSORI SCHOOL	CHIMNEYS — MASONRY	73,905
CUSTER HIGH SCHOOL	ROOF	593,740
EIGHTY-FIRST STREET SCHOOL	AIR BALANCING	46,010
FERNWOOD MONTESSORI SCHOOL	AIR BALANCING	64,628
FRITSCHER CAMPUS	ASPHALT with tot lot	162,800
GAENSLER SCHOOL	PAINTING EXTERIOR	36,850
GAENSLER SCHOOL	POOL PIPING	276,712
GAENSLER SCHOOL	ROOF	353,000
GARLAND SCHOOL	DOOR HARDWARE	75,885
GRANT SCHOOL	ROOF	681,266
HAMILTON HS	EMERGENCY GENERATOR	140,560
HAMILTON HS	STAGE LIGHTING & RIGGING	249,580
JUNEAU HIGH SCHOOL	ASPHALT with tot lot	162,800
JUNEAU HIGH SCHOOL	ROOF	184,452
JUNEAU HIGH SCHOOL	TOILET ROOMS AND SINKS	398,000

Major Maintenance
Qualified School Construction Bonds – Projects by Type and Site

SCHOOL NAME	PROJECT NAME	TOTAL COST
JUNEAU HIGH SCHOOL	STAGE LIGHTING & RIGGING	233,600
KING HIGH SCHOOL	PAINTING EXTERIOR	27,800
KING HIGH SCHOOL	SECURITY SCREENS	75,000
KING HIGH SCHOOL	STAGE LIGHTING & RIGGING	568,900
KING MIDDLE YEARS	LOCKERS — CORRIDOR	143,000
LINCOLN MIDDLE SCHOOL	ROOF	948,585
MADISON HIGH SCHOOL	STAGE LIGHTING & RIGGING	233,080
MADISON HIGH SCHOOL	ROOF	545,219
MEC	REPLACE DRAIN TILE	200,000
MEC	AIR BALANCING	235,000
MEC	PARAPET WALLS	353,000
MEC	REPLACE EMS SYSTEM	45,000
MILW CAMPUS FOR CAREER AND TECH ED	ROOF	1,053,271
MILW CAMPUS FOR CAREER AND TECH ED	STAGE LIGHTING & RIGGING	293,740
MILW. HIGH SCHOOL OF THE ARTS	STAGE LIGHTING & RIGGING	293,400
MILWAUKEE SPANISH IMMERSION SCHOOL	AIR BALANCING	55,490
MORGANDALE SCHOOL	ASPHALT	113,230
MORSE MARSHALL	STAGE LIGHTING & RIGGING	146,640
NORTH DIVISION HS	PAINTING EXTERIOR	39,477
NORTH DIVISION HS	STAGE LIGHTING & RIGGING	559,000
OBAMA ELEMENTARY	ASPHALT with tot lot	162,800
PROJECT STAY	PAINTING EXTERIOR	257,290
PULASKI	ROOF	1,337,824
PULASKI	STAGE LIGHTING & RIGGING	569,000
RIVER TRAIL SCHOOL	MODIFY DRAIN SYSTEM	38,840
RIVERSIDE HIGH SCHOOL	STAGE LIGHTING & RIGGING	585,000
RIVERSIDE HIGH SCHOOL	PAINTING EXTERIOR	75,500
ROOSEVELT MIDDLE SCHOOL	PARAPET WALLS — MASONRY	289,002
SCHOOL SUPPORT CENTER	CHIMNEY	82,127
SHOLES CAMPUS	PAINTING EXTERIOR	83,420
SIXTY - FIFTH STREET SCHOOL	PAINTING EXTERIOR	30,092
SOUTH DIVISION HIGH SCHOOL	STAGE LIGHTING & RIGGING	77,500
STEUBEN CAMPUS	EMERGENCY GENERATOR	190,319
THURSTON WOODS ACADEMY	AIR BALANCING	63,842
VICTORY SCHOOL	PAINTING EXTERIOR	49,030
VINCENT HIGH SCHOOL	STAGE	78,000
VINCENT HS	PAINTING EXTERIOR	80,781
WASHINGTON HIGH SCHOOL	ROOF	857,739
WASHINGTON HS	STAGE LIGHTING & RIGGING	577,100
WCLL	ROOF	660,178
WCLL @ S. SCOTT	ASPHALT with tot lot	162,800
WCLL @ S. SCOTT	SECURITY SYSTEM	53,000
WESTSIDE ACAD. II	PAINTING EXTERIOR	234,045
Sub total		17,925,325

Curriculum Enhancement

Qualified School Construction Bonds – Projects by Site

SCHOOL NAME	CURRICULUM ENHANCEMENT	TOTAL COST
CARVER ACADEMY	PROJECT LEAD THE WAY LAB (PLTW)	25,000
COOPER SCHOOL	PLTW LAB	60,000
FAIRVIEW ELEMENTARY	PLTW LAB	10,000
GAENSLER SCHOOL	KILN ROOM REMODEL	15,000
HOLMES SCHOOL	PLTW LAB	10,000
PULASKI HIGH SCHOOL	AUTO LAB — AIR COMPRESSOR	50,000
PULASKI HIGH SCHOOL	AUTO LAB — RELOCATE EQUIPMENT	25,000
VINCENT HIGH SCHOOL	PLTW LAB	15,000
WASH. HS OF IT	PRINCIPLES OF ENGINEERING REMODEL	10,000
WCLL @ S. SCOTT	PLTW LAB	309,000
Sub-total		529,000

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