

December 21, 2017

Application No.: 50/67686-00-028
School: Grand Terrace High
County of San Bernardino

Mr. Frank Miranda
District Representative
Colton Joint Unified
1212 Valencia Drive
Colton, CA 92324

Dear Mr. Miranda:

The Office of Public School Construction (OPSC) has completed its review of Grand Terrace High School, OPSC application number 50/67686-00-028. Review of the District's project financing, expenditures, and certifications to ensure compliance pursuant to Education Code Sections 17072.35, 17074.25, and 17076.10 and School Facility Program (SFP) Regulation Section 1859.106 was conducted. In addition, the review examined the District's compliance with applicable SFP Regulations in effect when the funding application was received by OPSC, dated March 26, 2008.

The project is a non-financial hardship new construction project that was funded on a 50 percent State and 50 percent District basis. The project has expended funds beyond the SFP grant and is considered overspent.

The review also determined the District incurred additional eligible expenditures per SFP Regulation Sections 1859.74 and 1859.106 and may receive additional site, site other, hazardous waste/materials removal, Department of Toxic Substances Control (DTSC) funding in the amount of \$2,727,392.

OPSC has received the signed *Summary of Project Financing and Expenditures* dated October 26, 2017 from the District. As the District has concurred with the review findings in the *Summary of Project Financing and Expenditures*, the project is considered closed. Enclosed is the final report.

This final report includes the:

1. Summary of Project Financing and Expenditures and Supporting Schedules
2. State Allocation Board Apportionment Approval
3. Division of the State Architect Plan Approval
4. California Department of Education Final Plan Approval

In order to promote School Facility Program transparency, this report will be posted to our website.

Mr. Frank Miranada

December 21, 2017

Thank you for your assistance and cooperation during the review process. Should you have any questions concerning this report, you may call the Fiscal Services Unit at (916) 376-1771.

Sincerely,



RICK ASBELL, Chief, Fiscal Services
Office of Public School Construction

Enclosure

cc: Mr. Jerry M. Almendarez, District Superintendent
San Bernardino County Office of Education
Project file

Summary of Project Financing and Expenditures

District Name: Colton Joint Unified
 School: Grand Terrace High
 County: San Bernardino
 SFP Application Number: 50/67686-00-028
 LPP Application Number: N/A
 Date: 10/20/2017

Line		A		B	
		Adjusted Grant		Site Related Grant(s)	
1	LPP State Apportionment	1	\$ -	\$	-
2	SFP State Apportionment	2	\$ 38,377,635	\$	13,717,130
3	Financial Hardship Apportionment	3	\$ -	\$	-
4	District Contribution	4	\$ 38,377,635	\$	13,717,130
5	Interest	5	\$ 808,566		
6	Total Project Funding	6	\$ 77,563,836	\$	27,434,260
7	Reported Expenditures	7	\$ 110,194,943	\$	33,352,210
8	Reported Overspent	8	\$ (32,631,108)		
9	Reported Adjustment Site Related Grants	9		\$	(5,917,950)
10	Grant Adjustments (State & District Share)	10	\$ -	\$	5,454,783
11	Total Review Adjustments	11	\$ 2,443,637	\$	-
12	Revised Expenditures	12	\$ 107,751,306	\$	-
13	Net Overspent	13	\$ (30,187,470)	\$	-
14	Interest Due	14	\$ -	\$	-
15	Adjusted Grant to be Returned to the State (State share)	15	\$ -		
16	Site Adjustment Due the District (State share)	16		\$	2,727,392
17	Total Due to the District	17		\$	2,727,392

Explanations:

Line 10
See Schedules 1 and 2

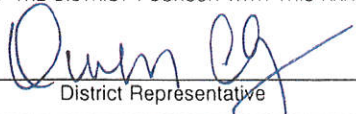
Line 11
See Schedule 3

Line 17:

The District incurred additional eligible expenditures per SFP Regulation Sections 1859.74 and 1859.106 and may receive additional site, site other, hazardous waste/materials removal and Department of Toxic Substances Control (DTSC) costs funding in the amount of \$2,727,392. Per SFP Regulation Section 1859.106(d), "Any adjustments made pursuant to this Section will be made only if sufficient bond authority is available for the adjustment. If an Unfunded List has been created by the Board, then any adjustments made pursuant to SFP Regulation Section 1859.106(d) will be placed on the Unfunded List." Should the Board approve and place this project on the Unfunded List, this does not constitute a guarantee or commitment of future State funding and should not be relied on in any manner as any kind of representation or indication of future State funding. The State cautions any kind of reliance on the fact that an application has been placed on this list.

These are the final authorized amounts needed to bring the District's accounting records into compliance. Amounts shown supersede all authorized amounts shown on the Office of Public School Construction Fund Release documents.

ON BEHALF OF THE DISTRICT I CONCUR WITH THIS ANALYSIS AND REQUEST THAT THE OFFICE OF PUBLIC SCHOOL CONSTRUCTION CLOSE ITS BOOKS FOR THIS PROJECT.


 District Representative

10/26/17
 Date

Schedule 1
Refund/Reimbursement Summary

District Name: Colton Joint Unified
 School: Grand Terrace High
 County: San Bernardino
 SFP Application Number: 50/67686-00-028
 LPP Application Number: N/A
 Date: 10/20/2017

	A	B	C	D
Line	Total Adjustment	Adjustments to District Share	Adjustments to State Share	Comments
1	\$ 4,836,999	\$ 2,418,500	\$ 2,418,499	Increase Site Acquisition grant
2	\$ 193,481	\$ 96,741	\$ 96,740	Increase Site Other grant
3	\$ 53,095	\$ 26,548	\$ 26,547	Increase DTSC grant
4	\$ 371,208	\$ 185,604	\$ 185,604	Increase Hazardous Waste Removal grant
5				
6				
7		Grant Reduction (State's Share)	\$ 2,727,390	

Explanations:

- Line 1 Per Schedule 2, the district is due an increase of \$4,836,999, of which the State share to the district is \$2,418,499.
- Line 2 Per Schedule 2, the district is due an increase of \$193,481, of which the State share to the district is \$96,740.
- Line 3 Per Schedule 2, the district is due an increase of \$53,095, of which the State share to the district is \$26,547.
- Line 4 Per Schedule 2, the district is due an increase of \$371,208, of which the State share to the district is \$185,604.

Schedule 2
Grant Adjustments

District Name: Colton Joint Unified
 School: Grand Terrace High
 County: San Bernardino
 SFP Application Number: 50/67686-00-028
 LPP Application Number: N/A
 Date: 10/20/2017

	A	B	C	D
Line	Total Grant Amount (State & District Share)	Eligible Amount	Difference (A-B)	Comments
1	\$ 18,580,922	\$ 23,417,921	\$ 4,836,999	Increase Site Acquisition grant
2	\$ 743,236	\$ 936,717	\$ 193,481	Increase Site Other grant
3	\$ 46,350	\$ 99,445	\$ 53,095	Increase DTSC grant
4	\$ 91,720	\$ 462,928	\$ 371,208	Increase Hazardous Waste Removal grant
5				
6				
7	Total Grant Adjustments: \$		5,454,783	
	(State & District Share)			

Explanations:

- Line 1 The District received a Site Acquisition grant amount of \$18,580,922. After review of the court order and escrow settlement statement, the District incurred additional eligible expenditures per SFP Regulation Section 1859.74, and may receive additional Site Acquisition grant in the amount of \$4,836,999.
- Line 2 Per SFP Regulation Section 1859.74(a)(2), the Site Other grant increases four percent for the increase of Site Acquisition grant on Line 1 by \$193,481.
- Line 3 The District received a DTSC grant amount of \$46,350. Review determined eligible expenditures in the amount of \$99,445. The State may increase the DTSC grant by \$53,095 per SFP Regulation Section 1859.106(a).
- Line 4 The District received a Site Hazardous Removal grant amount of \$91,720. Review determined eligible expenditures in the amount of \$462,928. The State may increase the Site Hazardous Removal grant by \$371,208 per SFP Regulation Section 1859.106(a).

Schedule 3
Review Adjustments

District Name: Colton Joint Unified
 School: Grand Terrace High
 County: San Bernardino
 SFP Application Number: 50/67686-00-028
 LPP Application Number: N/A
 Date: 10/20/2017

	A	B	C	D
Line	Reported Amount	Verified Amount	Difference (A-B)	Comments
1	\$ 1,430	\$ -	\$ 1,430	Various items over 4yr time limit
2	\$ 3,200	\$ -	\$ 3,200	Various items over 4yr time limit
3	\$ 376,504	\$ -	\$ 376,504	Various items over 4yr time limit
4	\$ 255	\$ -	\$ 255	Various items over 4yr time limit
5	\$ 28,183	\$ -	\$ 28,183	projectors, gym equip., supplies
6	\$ 288,214	\$ -	\$ 288,214	uniforms, supplies, instructional material
7	\$ 212,707	\$ -	\$ 212,707	uniforms, supplies, instructional material
8	\$ 98,004	\$ -	\$ 98,004	supplies, athletic equip., instructional material
9	\$ 184,228	\$ -	\$ 184,228	supplies, athletic equip., instructional material
10	\$ 565,236	\$ -	\$ 565,236	supplies, athletic equip., instructional material
11	\$ 294,432	\$ -	\$ 294,432	supplies, athletic equip., instructional material
12	\$ 391,243	\$ -	\$ 391,243	supplies, athletic equip., instructional material
13	Total Audit Adjustments: \$		2,443,637	

Explanations:

Line 1-4 Pursuant to SFP Regulation 1859.104(1)(b), disallow \$381,389 in expenditures because costs were incurred past the four year date of final fund release for this project.

Line 5-12 Pursuant to EC Section 17072.35 disallow \$2,062,248 ineligible F&E expenditures determined to be either supplies, operational or instructional costs.

SCHOOL DISTRICT DATA

Application No: 50/67686-00-028
 School District: Colton Joint Unified

County: San Bernardino
 School Name: High School #3

PROJECT DATA

ADJUSTED GRANT DATA

Type of Project: High School
 K-6: 177
 7-8:
 9-12: 2361
 Non-Severe: 26
 Severe: 18
 Application Filing Basis: District Wide
 Number of Classrooms in This Project: 98
 Master Acres: 67.8
 Existing Acres:
 Proposed Acres: 59.28
 Recommended Acres: 60.8
 Facility Hardship (a): No
 Financial Hardship Requested: No
 Alternative Education School: No
 Addition to Existing Site: No
 Core Facilities: Multi-Purpose/Kitchen,
 Gymnasium,
 Library/Media Center,
 Administration, Toilet,
 Auditorium

New Construction Grant	\$	28,845,243.00
Fire Detection Alarm		60,240.00
Sprinkler System		475,620.00
Labor Compliance		159,683.00
SDC Therapy Toilet	190 Sq. Ft.	48,640.00
Site Acquisition		13,717,130.00
Service Site		4,655,199.00
Off-Site		383,277.00
Utilities		47,301.00
General Site		1,955,113.00
Total State Share (50%)		50,347,446.00
District Share (50%)		50,347,446.00
Total Project Cost	\$	100,694,892.00

PROJECT FINANCING

State Share		
This Project	\$	50,347,446.00
District Share		
Cash Contribution		50,347,446.00
Financial Hardship		
Total Project Cost	\$	100,694,892.00

HISTORY OF PROJECT COST AND APPORTIONMENT

	Fund Code	Previously Authorized	Authorized This Action	State Apportionment This Action
State Share				
New Construction/Add. Grant	055-500	\$	\$ 50,347,446.00	\$ 50,347,446.00
District Share				
Cash Contribution			50,347,446.00	
Total		\$	\$ 100,694,892.00	\$ 50,347,446.00

Funding Source: Bonds/2004-March.

Pursuant to Article 10, Section 1859.90, the District is required to submit a complete Fund Release Authorization (Form SAB 50-05) within 18 months; otherwise, the apportionment will be rescinded.

This project is a Use of Grants under Regulation Section 1859.77.3(b).

CONSENT
000031



State of California • Arnold Schwarzenegger, Governor
State and Consumer Services Agency

DEPARTMENT OF GENERAL SERVICES
Division of the State Architect – San Diego Office

APPROVAL OF PLAN(S)

November 16, 2006

DENNIS BYAS, SUPERINTENDENT
COLTON JOINT UNIFIED SCHOOL DISTRICT
1212 VALENCIA DRIVE
COLTON CA 92324-1798

Project: HIGH SCHOOL NO. 3 / COLTON JT. USD
Scope: CONSTRUCTION OF: ADMIN BLDG "G"; LIBRARY/PERFORMING ART/KITCHEN/CAFETERIA BLDG "A"; CONCESSION & TICKET BLDGS "J & K"; GYMNASIUM BLDG "B"; STUDENT STORE BLDG "C"; THREE C. R. BLDGS "D, E, F"; BLEACHER; FOOTBALL STADIUM "L"; SWIMMING POOL; LOCKER ROOM "H"; C. R./ADMIN BLDG "G"; CONCESSION BLDG "M";
Application #: 04-107480
File #: 36-H4
SITE WORK

Drawings and specifications for the subject project have been examined and stamped by the Division of the State Architect (DSA) for identification on November 8, 2006. A set of said drawings and specifications has been filed on November 8, 2006.

This letter constitutes the "written approval of the plans as to safety of design and construction" required before letting any contract for construction, and applies only to the work shown on these drawings and specifications. The date of this letter is the DSA approval date.

Approval is limited to the particular location shown on the drawings and is conditioned on construction starting within one year from the stamped date. The inspector must be approved and the contract information, including the construction start date, must be given to DSA prior to start of construction.

DSA does not review drawings and specifications for compliance with Parts 3 (California Electrical Code), 4 (California Mechanical Code), and 5 (California Plumbing Code) of Title 24. It is the responsibility of the professional consultants named on the application to verify this compliance.

Please refer only to the boxes checked below which indicate applicable conditions specific to this project:

- Buildings constructed in accordance with approved drawings and specifications will meet minimum required standard given in Title 24, California Code of Regulations, for structural, and fire and life safety.
- Due to the nature of the building(s), certain precautions considered necessary to assure long service have not been required. In the condition as built, the building(s) will meet minimum required standards for structural, and fire and life safety. The owner must observe and correct deterioration in the building in order to maintain it in a safe condition.

Application #: 04-107480
File #: 36-H4

- Your attention is drawn to the fact that this application was submitted under the provisions of Sections 39140/81130 of the Education Code which permit repairs or replacement of a fire damaged building to be made in accordance with the drawings and specifications previously approved by this office. The drawings and specifications approved for the reconstruction of this building conform to the drawings and specifications approved under application # ___-_____.
- These drawings and specifications meet the rules, regulations, and building standards in effect at the time of the original approval and do not necessarily comply with rules, regulations, or building standards currently in effect.
- Due to the nature of the poles, certain precautions considered necessary to assure long service have not been insisted upon. In their condition as built, they will meet minimum required safety standards; however, your attention is directed to the comparatively short life of wood poles. It will be the responsibility of the owner to maintain them in a safe condition.
- Bleachers or grandstands constructed in accordance with approved drawings and specifications will meet minimum required standards for structural, and fire and life safety. The owner should provide for and require periodic safety inspections throughout the period of use to ensure framing and other parts have not been damaged or removed. On bleachers or grandstands having bolts, locking or safety devices, the owner shall require that all such components be properly tightened or locked prior to each use.
- This approval is for the part shown only since the drawings and specifications for the proposed work include only the portion of the building to be partially constructed on the subject site. It is understood that a separate application will be subsequently filed, together with drawings and specifications showing a plot plan and details of work necessary for completion. A contract for completion shall not be let before the written approval of such drawings has been obtained from the Department of General Services.
- The building(s) was designed to support a snow load of _____ pounds per square foot of roof area. Snow removal must be considered if the amount of snow exceeds that for which the building(s) was designed.
- This constitutes the written approval certifying that the drawings and specifications are in compliance with State regulations for the accommodation of the disabled which are required before letting any contract for construction. (See Section 4454, Government Code.)
- Your application for the construction of a relocatable building submitted under the provisions of Section 17293 of the Education Code is hereby approved. This approval certifies that the drawings and specifications are in compliance with state regulations for accommodation of the disabled, structural safety, and fire and life safety. This approval applies only to the drawings and specifications for the foundation system, anchorage of the overhead nonstructural elements, and site work related to this project. Documentation has been received indicating that the building was constructed after December 19, 1979, and bears a commercial coach insignia of approval from the Department of Housing and Community Development (HCD). Confirmation that the construction of the HCD building conforms to the appropriate state regulations is done by others. (See Section 17307, Education Code and Section 4454, Government Code.)

Application #: 04-107480
File #: 36-H4



Deferred Approval(s) Items:

Installation of the **Fire Sprinkler System** shall not be started until the detailed drawings, specification of the system(s) have been approved by the Fire & Life Safety Section of the Division of the State Architect's Office of Regulation Services.

Installation of the following item(s) shall not be started until detail drawings, specifications and calculations signed by the architect or engineer in general charge of design and the architect or professional engineer who has been delegated responsibility covering such work, have been approved by this Department: **Elevator Guide Rails; Storefront; Basketball Backstops; Bleacher**

This Project has been classified as **Class 1**. An Inspector who is certified by DSA to inspect this class of project must be approved by DSA prior to start of construction.

Please refer to the above application number in all correspondence, reports, etc., in connection with this project.

Sincerely,



David F. Thorman, AIA
State Architect

DFT: Cr: Tj: shc

cc:

Herbert R. Fischer, County Superintendent
Robert Hensley
Director of Facilities
Reading File
File



CALIFORNIA
DEPARTMENT OF
EDUCATION

1430 N STREET
SACRAMENTO, CA
95814-5901

December 12, 2006

JACK O'CONNELL
State Superintendent of
Public Instruction
PHONE: (916) 319-0800

Colton Joint Unified
1212 Valencia Dr.
Colton, CA 92324

Project Tracking No: 67686-87
Re: Colton High School # 3
County: San Bernardino
Square Feet: 274,000
Grade Level: 9 - 12

Dear Superintendent:

Subject: Final Plan Approval - New School

The California Department of Education approves the plans with the title sheet date of September 13, 2005, for the above referenced project. The plans were received on July 31, 2006. The plans meet the California Department of Education's standards for educational adequacy (California Code of Regulations, Title 5, 14001 et seq. and Education Code 17251(c) and (d)).

It is the responsibility of the school district to meet all requirements concerning toilet facilities, drinking water supply, sewage disposal, food service facilities and other plan elements having primary health and safety implications. The plans should be reviewed by the local health agency having jurisdiction and a written approval should be secured and filed in the school district's records. If the approved project involves work on an existing school building, it is the responsibility of the school district to meet all Federal, State and local requirements relating to the identification, remediation and/or removal of hazardous levels of lead and asbestos containing materials before or during construction. It is the responsibility of the district to complete all of the mitigation measures identified in the documents submitted to the California Department of Education for review.

The school site for this project is 59.28 usable acres. This represents 97.5% of the California Department of Education's recommended site size of 60.8 acres, as contained in the California Department of Education's "Guide to School Site Analysis and Development(2000)," for the current CBEDS enrollment of the site and the student capacity added by this project as calculated pursuant to SAB Regulation 1859.83(d).

The property approved for acquisition and/or use is 68.28 gross acres of which 59.28 are usable for school purposes. This represents 87.43% of the California Department of Education's recommended master plan site size of 67.8 acres as contained in the California Department of Education's Guide to School Site Analysis and Development (2000).

The project as approved consists of:

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 December 12, 2006
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PTN: 67686-87
 Colton High School # 3

<u>TEACHING STATIONS</u>	<u>GRADE LEVEL</u>	<u>ROOMS</u>	<u>STUDENTS</u>
Arts and Crafts	9 - 12	3	81
Classrooms	9 - 12	72	1944
Computer	9 - 12	1	27
Dance Classroom	9 - 12	1	27
Drama	9 - 12	2	54
Industrial Tech	9 - 12	4	108
Music/Choir/Band	9 - 12	2	54
Non-severe Special Education	Special Education Non-Severe	2	26
Science	9 - 12	2	54
Science Lab	9 - 12	8	216
Severe Special Education	Special Education Severe	2	18

Based on the standards specified in Education Code 17071.25 and the number of teaching stations in the project, the student capacity of this project is 2609.

CORE FACILITIES:

Administration	Auditorium	Cafeteria
Gymnasium	Kitchen	Library
Locker	Mechanical	Performing Arts Facility
Platform	Resource Specialist Progr	Shower
Small Group Instruction	Speech	Storage
Teacher Work Room	Toilets	

Comments: Per Title 5 section 14010(c), the district shall maintain at least a 100 foot setback from the power line easement along the northern property boundary to useable portions of the school site. Per the Railroad Risk Analysis conducted for this site pursuant to Title 5 section 14010(d), the district shall ensure to the extent feasible implementation of mitigation measures related to railroad safety in coordinated efforts with the City of Grand Terrace, the Public Utilities Commission and the Union Pacific Railroad. The district shall also implement CEQA identified mitigation measures for noise attenuation in final design and building layout. Per the Pipeline Risk Assessment conducted pursuant to Title 5 14010(h), California Department of Education recommends that during preparation of emergency evacuation plans, the district consider avoiding Taylor Street and Pico Street and focus egress to the south and east along Main Street and Michigan Street.

The District shall continue to monitor the application by AES for a future peaker plant. Based on a

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Colton High School # 3

review of material submitted and discussions with representatives of the California Energy Commission, California Department of Education and the District are not aware of any compatibility issues that would preclude a school being constructed at this location.

The district has certified that this project is either exempt from, or has completed, the California Environmental Quality Act (CEQA) process.

The applicant has certified to the California Department of Education that: 1) the district has consulted with a career technical education advisory committee regarding the need for career and technical facilities, or 2) the district is not required to consult with a career technical education advisory committee because the project is not a large project as defined in SAB Regulation 1859.2, or 3) the district is not required to have a career technical education advisory committee.

The district has met the requirements of Education Code 17213.1 and/or 17213.2 regarding preparation of a Preliminary Endangerment Assessment. The Department of Toxic Substances Control has issued a determination letter dated February 23, 2006 indicating that the proposed construction will not interfere with any response action(s) necessary on the site and the site conditions will not pose a significant threat to health and safety of construction workers. DTSC has also determined that construction may proceed on any portions of the site that DTSC has determined are fully characterized and not affected by the release or threatened release of hazardous materials. The district has signed a commitment to complete the response action(s) as overseen by a Cleanup Agreement between the district and DTSC prior to occupancy.

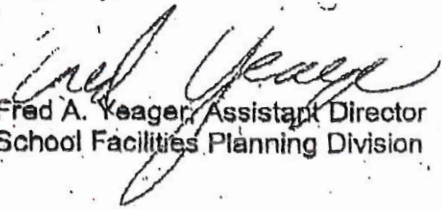
For projects to be funded under the Leroy F. Greene School Facility Act of 1998, funding requests to the State Allocation Board must be submitted within two (2) years of the date of this letter. If the district is not seeking financial assistance from the State Allocation Board, the project must commence construction within two (2) years of the date of this letter. Regardless of the funding source, if, prior to construction, changes are made to the plans that would affect or alter the California Department of Education's original approval (including but not limited to changes in surrounding land uses, the master plan capacity of the project, changes in code and/or regulation, or a subsequent CEQA determination), the plan may be subject to reevaluation using the most recent standards.

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Please contact the consultant identified below if you have questions regarding this letter.

Sincerely,


Fred A. Yeager, Assistant Director
School Facilities Planning Division

for 
Kent Van Gelder
School Facilities Planning Division
(909)790-7241

DP2759/P2130
cc: Architect