

FULLERTON JOINT UNION HIGH SCHOOL DISTRICT  
June 7, 2016

To: President Hathaway and Members, Board of Trustees

From: Scott Scambray

Subject: Approval of the Facilities Master Plan

ACTION

Background

At the January 12, 2016, Board Meeting, approval was given to PBK Architects for consultant services to prepare the Facility Master Plan (FMP). The FMP is a living document that provides a detailed project list by site with budgets and a year-phased approach for all projects that were included in the Needs Assessment, as well as, the current Board-directed projects, Deferred Maintenance, and Prop 39 Energy projects. It is intended for this plan to be updated yearly, proper maintenance of an accurate plan that continues to meet the needs of the District.

Current Considerations

This agenda item recommends approval of the attached Facilities Master Plan.

Recommendation

It is recommended that the Board of Trustees approve the Facilities Master Plan.

TB/tt  
Attachment

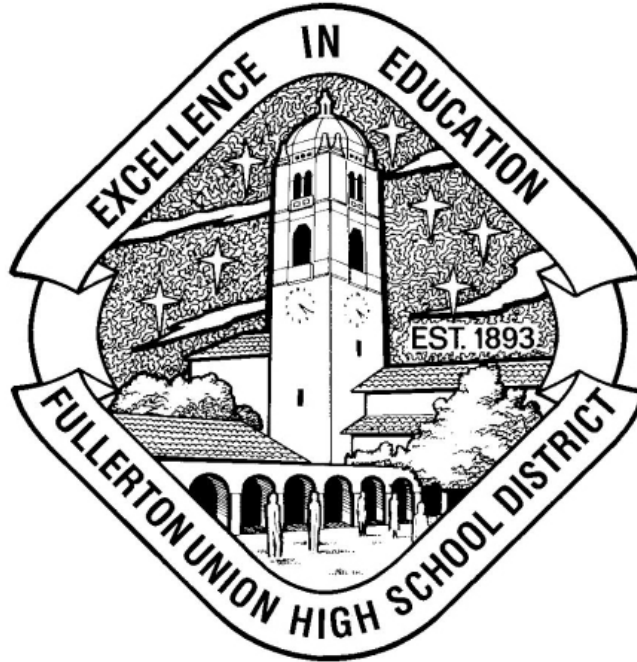
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Superintendent's Comment:

APPROVAL RECOMMENDED

# FULLERTON JOINT UNION HIGH SCHOOL DISTRICT

## Long Range Facilities Master Plan



### BOARD OF TRUSTEES

*Robert Hathaway, President*  
*Andy Montoya, Clerk*  
*Robert Singer, Ph.D., Member*  
*Barbara Kilponen, Member*  
*Marilyn Buchi, Member*

### SUPERINTENDENT OF SCHOOLS

*Scott Scambray, Ed.D.*

June 7, 2016



## **Executive Summary**

In February 2016, the Fullerton Joint Union High School District hired PBK to update their Long Range Facilities Master Plan. The previous Needs Assessment for the district was completed in April 2014. The purpose of this Long Range Facilities Master Plan Update is to identify and prioritize future projects within the district and update budget costs.

PBK initially reviewed the previous Needs Assessment and extracted pertinent information that remains relevant. PBK also reviewed as-built drawings to generate existing site plans and identify current classroom, computer lab, science labs, and number of relocatable buildings. Proposed site plans were generated to identify the upcoming projects at each site. PBK's Facility Consulting Group reviewed existing district wide roofing conditions, mechanical equipment, building envelope, and athletic facilities to provide more accurate conceptual budgets based on current actual conditions.

Project priority lists were created for each site that identify conceptual costs for different scope categories. PBK updated budgets based on review meeting with District Facilities staff. As the District completes projects at school sites, the Master Plan will be updated yearly. This yearly update will maintain the relevance of this Long Range Facilities Master Plan and help the Fullerton Joint Union High School District navigate the next decade of critical facility improvements to maintain and create high quality facilities and learning environments.

Facilities involved in the update include:

**Buena Park High School**

**Fullerton Union High School**

**La Habra High School**

**La Vista & La Sierra High School**

**Sonora High School**

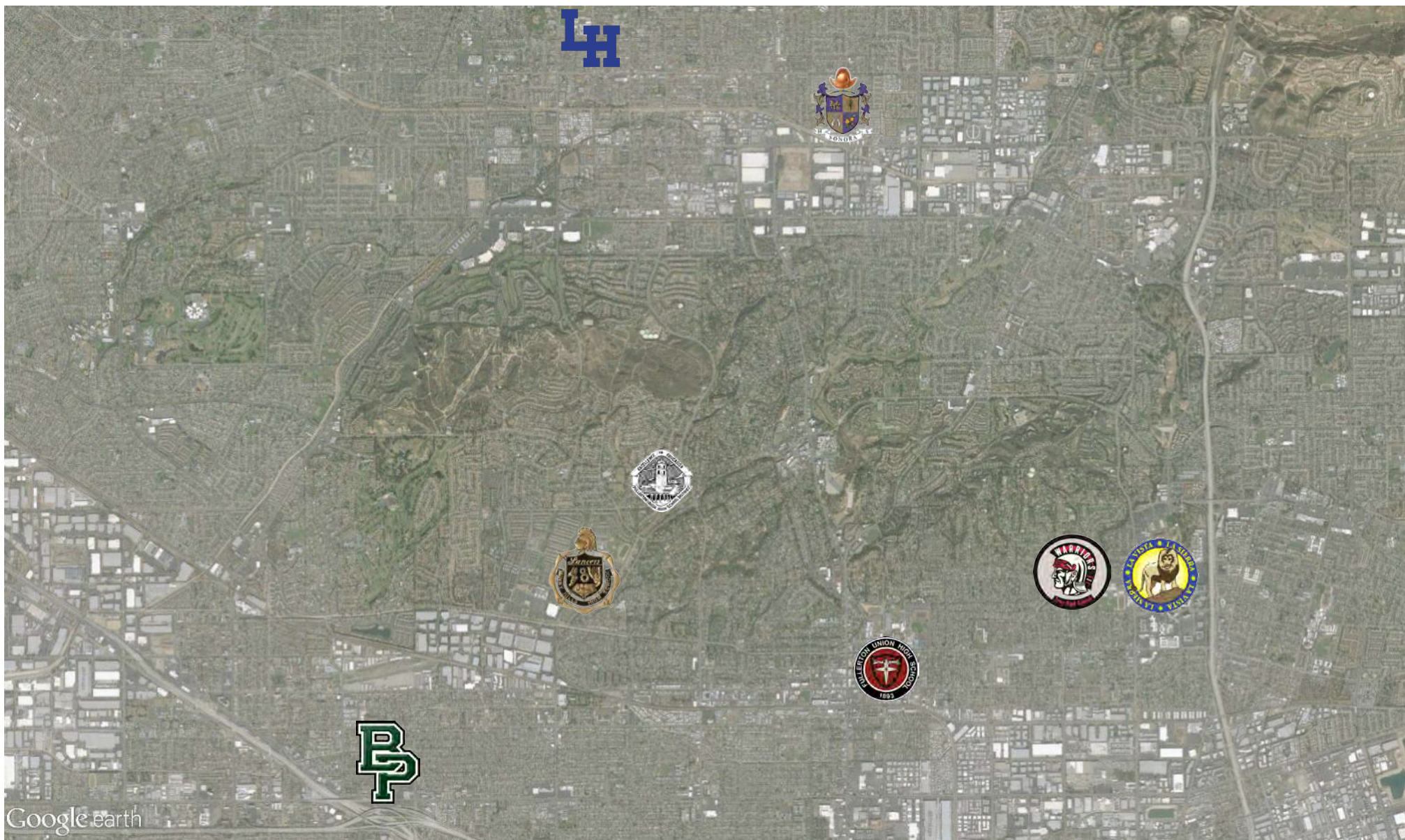
**Sunny Hills High School**

**Troy High School**

**District Educational Office**







**Fullerton Joint Union High School District**  
Long Range Facilities Master Plan Update

**Project Priority List + Prop 39 Projects**

<b>School Site</b>	<b>Project Cost</b>	<b>Costs Phase 1 (1 to 2 Years)</b>	<b>Costs Phase 2 (3 to 5 Years)</b>	<b>Costs Phase 3 (6 to 10 Years)</b>	<b>Costs Phase 4 (11+ Years)</b>
Buena Park HS	63,704,880	7,196,000	23,037,805	8,649,200	24,059,375
Fullerton HS	77,523,095	10,298,863	30,647,236	24,157,314	12,419,683
La Habra HS	69,962,791	8,379,866	31,515,779	16,525,265	13,541,881
La Vista & La Sierra HS (*1)	15,704,191	-	-	-	15,704,191
Sonora HS	59,991,917	3,998,507	15,905,970	11,813,240	28,274,200
Sunny Hills HS	70,872,135	5,253,675	16,609,613	15,987,941	33,020,906
Troy HS	66,124,368	4,021,900	22,013,544	15,990,145	24,098,779
District Offices (*1)	2,743,411	-	-	200,000	2,543,411
<b>Total</b>	<b>426,626,788</b>	<b>39,148,810</b>	<b>139,729,946</b>	<b>93,323,105</b>	<b>153,662,426</b>
<b>Escalation</b> 4% per year		1,565,952	6,287,087	4,912,274	8,748,382
<b>Total including Escalation</b>		<b>40,714,763</b>	<b>146,017,034</b>	<b>98,235,379</b>	<b>162,410,808</b>
<b>Running Total</b>		<b>40,714,763</b>	<b>186,731,796</b>	<b>284,967,175</b>	<b>447,377,983</b>
<b>Proposition 39 Funding</b>		189,000	1,200,000	2,000,000 *2	2,000,000 *2

\*1 Note: La Vista / La Sierra HS & the District Offices are not eligible for funds from Measure I

\*2 Energy Reduction Funding through the State Prop 39 Program. Values shown are potential funding opportunities depending upon availability.



## AERIAL PHOTO



## SCHOOL SITE DATA

YEAR OPENED: 1956

NUMBER OF STUDENTS: 1,913

CLASSROOMS: 83

COMPUTER LABS: 4

SCIENCE LABS: 8

## FRONT DOOR PHOTO



## BUENA PARK HIGH SCHOOL

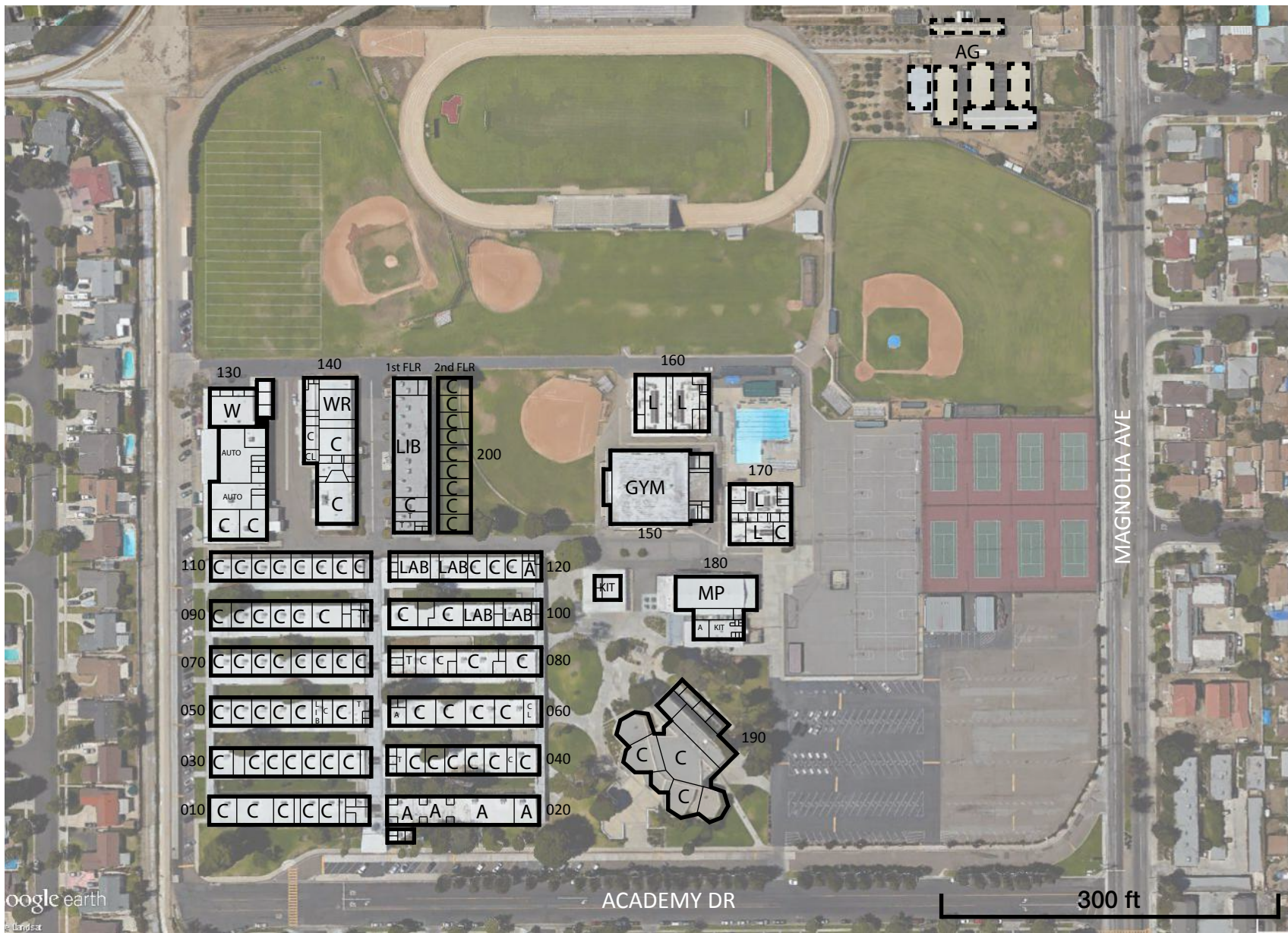
8833 ACADEMY DR. BUENA PARK, CA 90621

2016 LONG-RANGE FACILITY MASTER PLAN

Fullerton Joint Union High School District







- A** ADMIN
- C** CLASSROOM
- CL** COMPUTER LAB
- GYM** GYMNASIUM
- KIT** KITCHEN
- LIB** LIBRARY
- LAB** LABORATORY
- LR** LOCKER ROOM
- MP** MULTI-PURPOSE
- MU** MUSIC
- T** TOILET
- TH** THEATER
- W** WRESTLING
- WT** WEIGHT ROOM



**MASTER PLAN SITE PLAN**  
**BUENA PARK HIGH SCHOOL**  
**FULLERTON JOINT UNION HIGH SCHOOL DISTRICT**  
**05/23/16**







- |   |                     |
|---|---------------------|
| <span style="display: inline-block; width: 15px; height: 10px; background-color: yellow; border: 1px solid black;"></span>    | NEW CONSTRUCTION    |
| <span style="display: inline-block; width: 15px; height: 10px; background-color: orange; border: 1px solid black;"></span>    | MAJOR MODERNIZATION |
| <span style="display: inline-block; width: 15px; height: 10px; background-color: lightblue; border: 1px solid black;"></span> | MINOR MODERNIZATION |
- 
- |            |               |
|------------|---------------|
| <b>A</b>   | ADMIN         |
| <b>AG</b>  | AGRICULTURE   |
| <b>C</b>   | CLASSROOM     |
| <b>CL</b>  | COMPUTER LAB  |
| <b>GYM</b> | GYMNASIUM     |
| <b>KIT</b> | KITCHEN       |
| <b>LIB</b> | LIBRARY       |
| <b>LAB</b> | LABORATORY    |
| <b>LR</b>  | LOCKER ROOM   |
| <b>MP</b>  | MULTI-PURPOSE |
| <b>MU</b>  | MUSIC         |
| <b>T</b>   | TOILET        |
| <b>TH</b>  | THEATER       |
| <b>W</b>   | WRESTLING     |
| <b>WT</b>  | WEIGHT ROOM   |

google earth  
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**MASTER PLAN SITE PLAN  
BUENA PARK HIGH SCHOOL  
FULLERTON JOINT UNION HIGH SCHOOL DISTRICT  
05/23/16**





Project Priority List

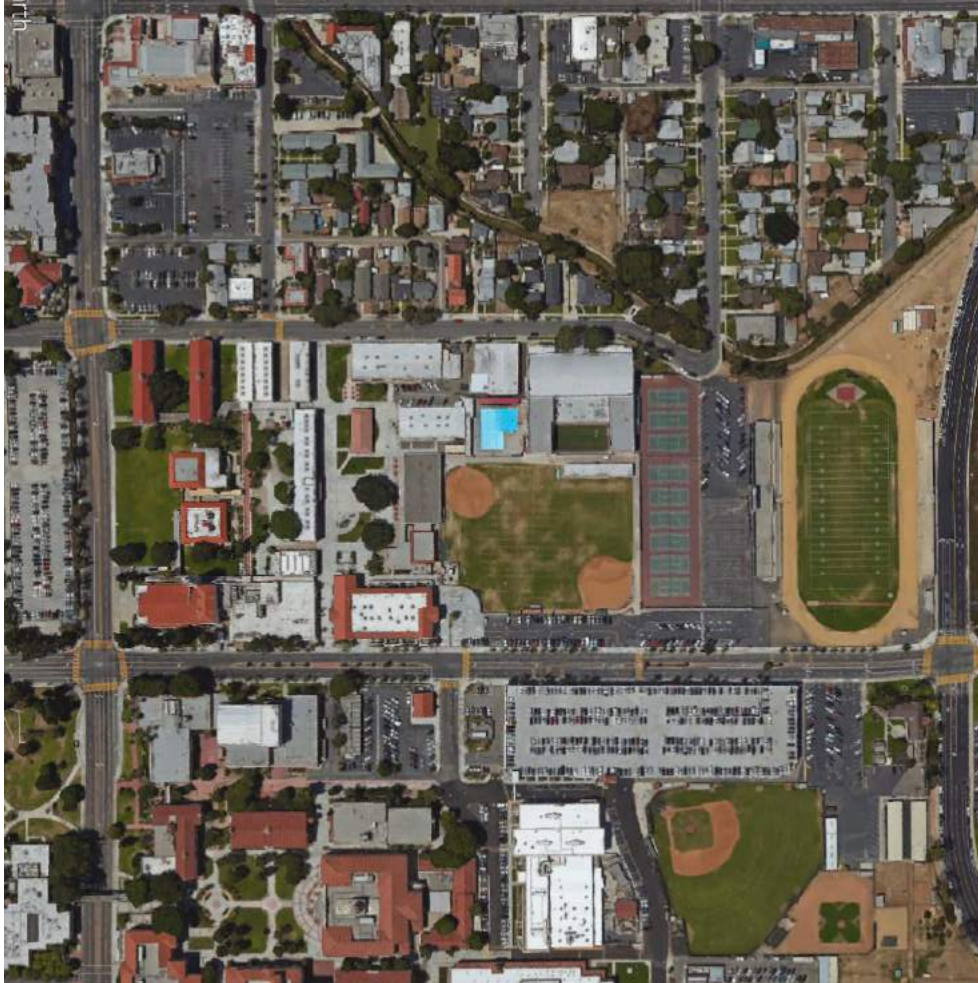
Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>10,000,520</b>	<b>207,540</b>	<b>2,116,555</b>	<b>3,356,200</b>	<b>4,320,225</b>
1.10	Roofing			-				
	Restroom Roof Repairs	1	LS	12,500	12,500			
	Building 020 - Admin / Special Ed.	7,048	16.00	140,960			140,960	
	Building 040 - Classroom	6,244	16.00	124,880			124,880	
	Building 060 - Classroom	6,244	16.00	124,880			124,880	
	Building 080 - Classroom	6,244	16.00	124,880			124,880	
	Building 100 - Classroom	6,244	16.00	124,880			124,880	
	Building 120 - Classroom	6,244	16.00	124,880			124,880	
	Building 010 - Classroom	6,244	16.00	124,880			124,880	
	Building 030 - Classroom	6,244	16.00	124,880			124,880	
	Building 050 - Classroom	6,244	16.00	124,880			124,880	
	Building 070 - Classroom	6,244	16.00	124,880			124,880	
	Building 090 - Classroom	6,244	16.00	124,880			124,880	
	Building 110 - Classroom	6,244	16.00	124,880			124,880	
	Building 130 - Auto Shop	13,674	16.00	273,480			273,480	
	Building N - Elect./Storage	488	16.00	9,760			9,760	
	Building 140 - Industrial Arts	12,670	16.00	253,400			253,400	
	Building P - Snack Bar	1,080	16.00	21,600			21,600	
	Building 150 - Gymnasium	18,210	16.00	364,200		364,200		
	Building 170 - Girl's Shower & Locker	6,827	16.00	136,540			136,540	
	Building 160 - Boy's Shower & Locker Room	8,160	16.00	163,200			163,200	
	Building 180 - Cafeteria	9,885	16.00	197,700			197,700	
	Building 190 - Performing Arts	16,278	16.00	325,560			325,560	
	Building W - Agriculture	7,877	16.00	157,540	157,540			
	Building 200 - Library	23,016	16.00	460,320			460,320	
1.11	HVAC			-				
	Building 020 - Admin / Special Ed.	7,048	35.00	308,350				308,350
	Building 040 - Classroom	6,244	35.00	273,175				273,175
	Building 060 - Classroom	6,244	35.00	273,175				273,175
	Building 080 - Classroom	6,244	35.00	273,175				273,175
	Building 100 - Classroom	6,244	35.00	273,175				273,175
	Building 120 - Classroom	6,244	35.00	273,175				273,175
	Building 010 - Classroom	6,244	35.00	273,175				273,175
	Building 030 - Classroom	6,244	35.00	273,175				273,175
	Building 050 - Classroom	6,244	35.00	273,175				273,175
	Building 070 - Classroom	6,244	35.00	273,175				273,175
	Building 090 - Classroom	6,244	35.00	273,175				273,175
	Building 110 - Classroom	6,244	35.00	273,175				273,175
	Building 130 - Auto Shop	2,000	35.00	87,500		87,500		
	Building 140 - Industrial Arts	12,670	12.00	190,050		190,050		
	Building 170 - Girl's Shower & Locker	6,827	12.00	102,405		102,405		
	Building 160 - Boy's Shower & Locker Room	8,160	12.00	122,400		122,400		
	Building 180 - Cafeteria (included elsewhere)	9,885		-				
	Building 190 - Performing Arts (included elsewhere)	16,278		-				
	Building 200 - Library	23,016	35.00	1,006,950				1,006,950
1.12	Repair Conduits on Roof	1	LS	37,500	37,500			
1.13	Painting	1	LS	1,250,000		1,250,000		
<b>2</b>	<b>CTE and ROP Facilities</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
2.10	AG/CTE Upgrades - (Included in New Stadium)	1	LS	-	-	-		
<b>3</b>	<b>Music and Performing Arts Facilities</b>			<b>9,362,500</b>	<b>825,000</b>	<b>2,475,000</b>	<b>-</b>	<b>6,062,500</b>
3.10	Theater Modernization	10,000	150.00	3,300,000	825,000	2,475,000		
	New Choir / Band Building	1	LS	6,062,500				6,062,500
<b>4</b>	<b>Energy Efficiency</b>			<b>1,800,000</b>	<b>-</b>	<b>1,800,000</b>	<b>-</b>	<b>-</b>
4.10	Prop 39 Opportunities			-				
	Site Lighting			625,000		625,000		
4.11	Energy Management			175,000		175,000		
4.12	Lighting Upgrades			625,000		625,000		
4.13	Replace Restroom Exhaust Fans			375,000		375,000		
4.14	Solar Opportunities (tbd)			-				

Project Priority List

Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			<b>16,026,750</b>	<b>1,170,750</b>	<b>-</b>	<b>3,293,000</b>	<b>11,563,000</b>
5.10	Building 020 - Admin / Special Ed.	7,048	100.00	881,000				881,000
5.11	Building 040 - Classroom	6,244	100.00	780,500				780,500
5.12	Building 060 - Classroom	6,244	100.00	780,500				780,500
5.13	Building 080 - Classroom	6,244	100.00	780,500				780,500
5.14	Building 100 - Science Labs	6,244	150.00	1,170,750	1,170,750			
5.15	Building 120 - Classroom	6,244	100.00	780,500				780,500
5.16	Building 010 - Classroom	6,244	100.00	780,500				780,500
5.17	Building 030 - Classroom	6,244	100.00	780,500				780,500
5.18	Building 050 - Classroom	6,244	100.00	780,500				780,500
5.19	Building 070 - Classroom	6,244	100.00	780,500				780,500
5.20	Building 090 - Classroom	6,244	100.00	780,500				780,500
5.21	Building 110 - Classroom	6,244	100.00	780,500				780,500
5.22	Building 130 - Auto Shop	13,674	100.00	1,709,250			1,709,250	
5.23	Building 140 - Industrial Arts	12,670	100.00	1,583,750			1,583,750	
5.24	Building 200 - Library	23,016	100.00	2,877,000				2,877,000
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			<b>481,250</b>	<b>481,250</b>	<b>-</b>	<b>-</b>	<b>-</b>
6.10	Tech. Infrastructure Upgrades	1	LS	481,250	481,250			
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>2,312,610</b>	<b>198,960</b>	<b>-</b>	<b>-</b>	<b>2,113,650</b>
7.10	Fire Alarm System	169,092	3.50	739,778				739,778
7.11	Telephone, Intercom, Clocks, Bells, PA	169,092	6.50	1,373,873				1,373,873
7.12	Security Cameras	1	LS	100,000	100,000			
7.13	Doors & Hardware	1	LS	98,960	98,960			
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			<b>-</b>				
8.10	Included within projects			-				
<b>9</b>	<b>Food Service Facilities (Kitchens &amp; Cafeterias)</b>			<b>500,000</b>	<b>125,000</b>	<b>375,000</b>	<b>-</b>	<b>-</b>
9.10	Kitchen Modernization	1	LS	500,000	125,000	375,000		
<b>10</b>	<b>Competitive Athletic Facilities</b>			<b>20,137,500</b>	<b>4,187,500</b>	<b>15,187,500</b>	<b>-</b>	<b>-</b>
10.10	New Stadium			11,000,000	2,750,000	8,250,000		
10.11	Gym Modernization	1	LS	2,200,000	1,437,500			
10.12	New Aquatic Facilities	1	LS	5,500,000		5,500,000		
10.13	Other Athletic Facilities							
	Building 170 - Girl's Shower & Locker	1	LS	500,000		500,000		
	Building 160 - Boy's Shower & Locker Room	1	LS	937,500		937,500		
<b>11</b>	<b>Community Facility Uses/Needs</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>12</b>	<b>Sitework &amp; Accessibility Upgrades</b>			<b>3,083,750</b>	<b>-</b>	<b>1,083,750</b>	<b>2,000,000</b>	<b>-</b>
12.10	Quad	50,000	20.00	250,000		250,000		
12.11	Landscape	1	LS	500,000			500,000	
12.12	Irrigation	1	LS	937,500			937,500	
12.13	Drainage	1	LS	62,500		62,500		
12.14	Fencing - Block Walls	1	LS	312,500			312,500	
12.15	Parking Lot - Replace	83,400	5.00	521,250		521,250		
12.16	Concrete Site Walkways	1	LS	500,000		250,000	250,000	
<b>13</b>	<b>Other Items not Identified Above</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
				-				
<b>Totals - 2016 \$</b>				<b>63,704,880</b>	<b>7,196,000</b>	<b>23,037,805</b>	<b>8,649,200</b>	<b>24,059,375</b>
					<b>Phase 1 (1 to 2 Years)</b>	<b>Phase 2 (3 to 5 Years)</b>	<b>Phase 3 (6 to 10 Years)</b>	<b>Phase 4 (11+ Years)</b>



## AERIAL PHOTO



## SCHOOL SITE DATA

YEAR OPENED: 1893  
 NUMBER OF STUDENTS: 2,110  
 CLASSROOMS: 82  
 COMPUTER LABS: 8  
 SCIENCE LABS: 9

## FRONT DOOR PHOTO



## FULLERTON UNION HIGH SCHOOL

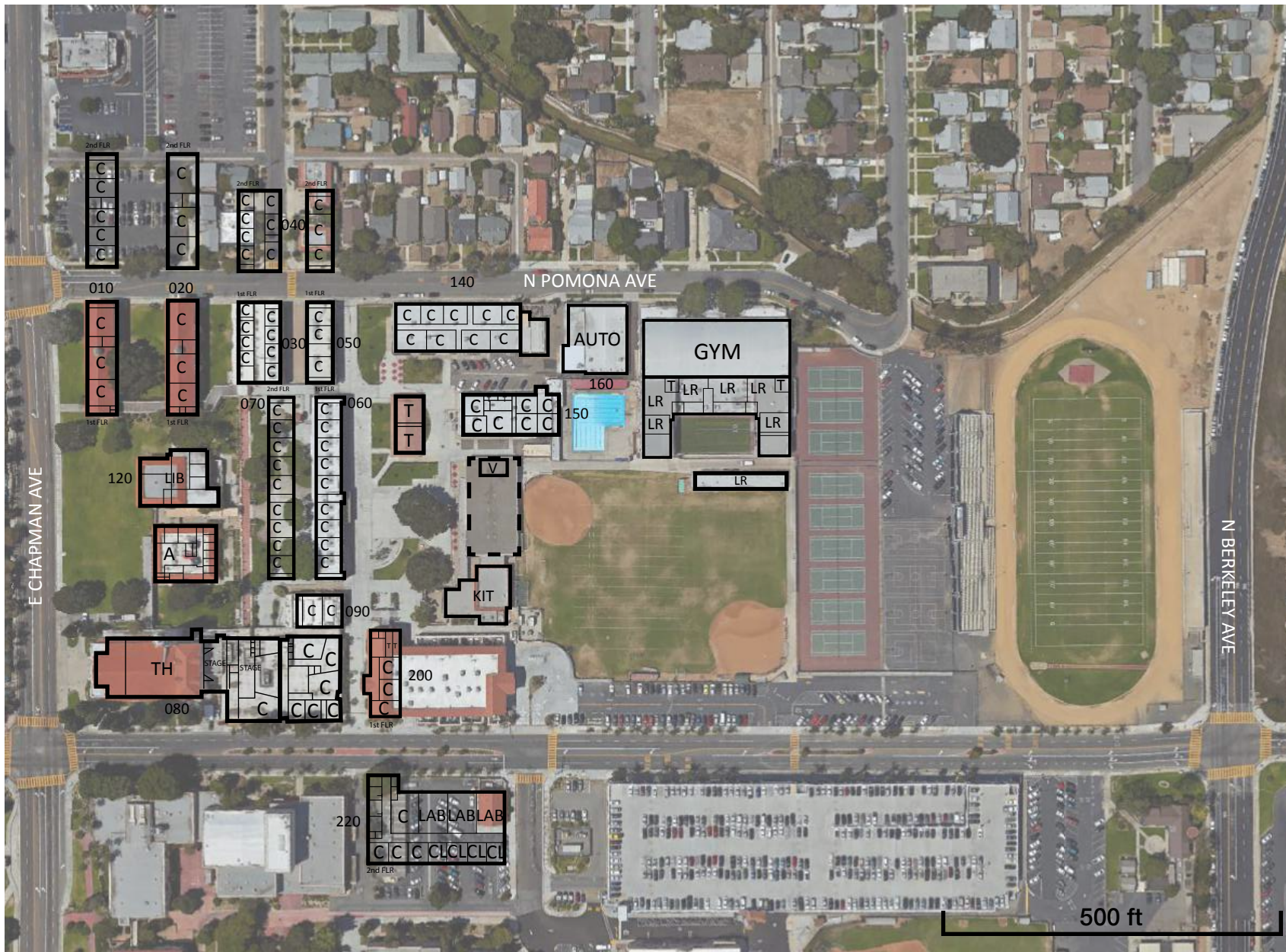
201 CHAPMAN AVE. FULLERTON, CA 92832

2016 LONG-RANGE FACILITY MASTER PLAN

Fullerton Joint Union High School District







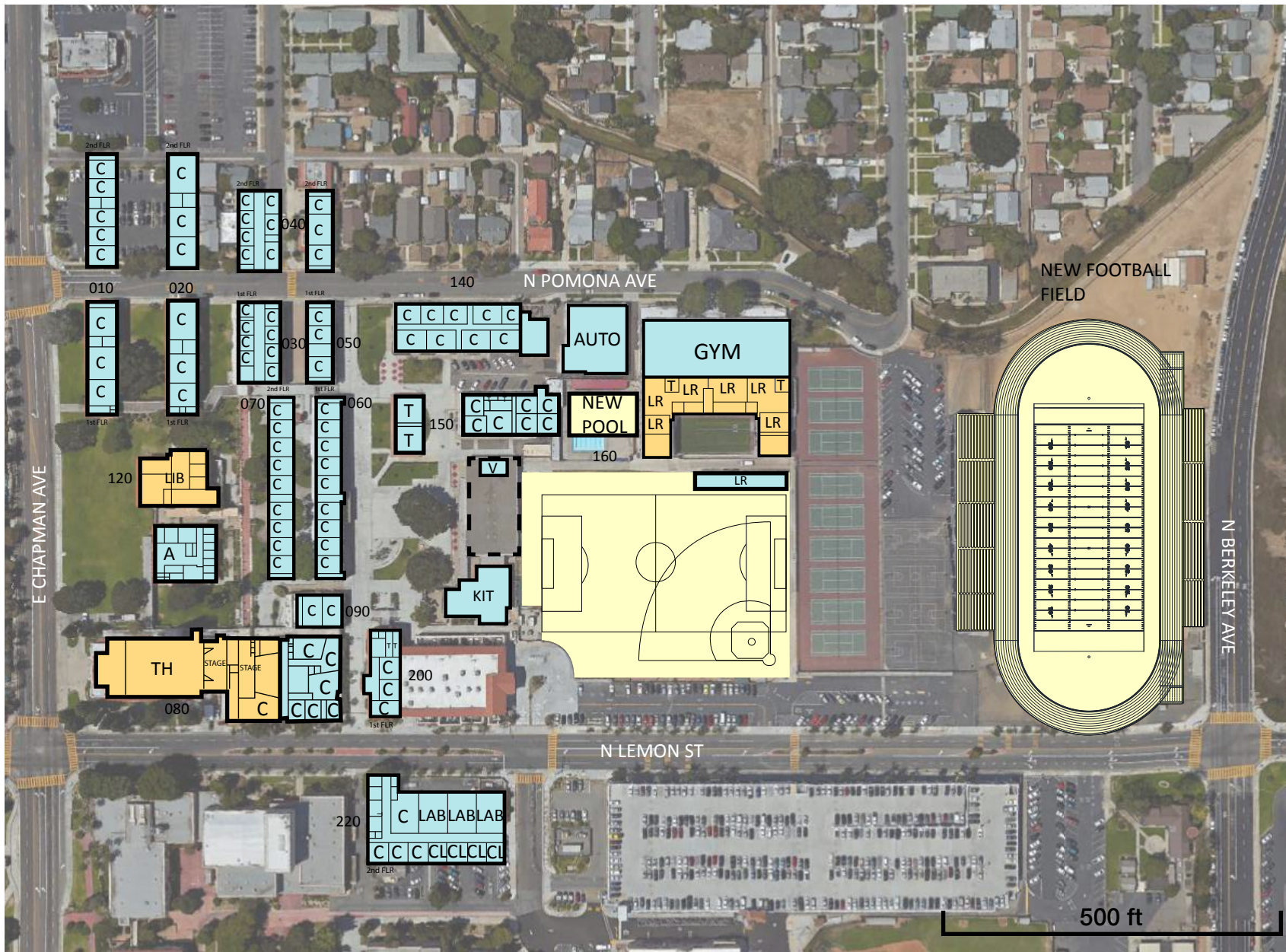
- A ADMIN
- C CLASSROOM
- CL COMPUTER LAB
- GYM GYMNASIUM
- KIT KITCHEN
- LIB LIBRARY
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**MASTER PLAN SITE PLAN**  
**FULLERTON UNION HIGH SCHOOL**  
**FULLERTON JOINT UNION HIGH SCHOOL DISTRICT**  
**05/23/16**







- NEW CONSTRUCTION
- MAJOR MODERNIZATION
- MINOR MODERNIZATION
  
- A** ADMIN
- AG** AGRICULTURE
- C** CLASSROOM
- CL** COMPUTER LAB
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**MASTER PLAN SITE PLAN**  
**FULLERTON UNION HIGH SCHOOL**  
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**05/23/16**



Project Priority List

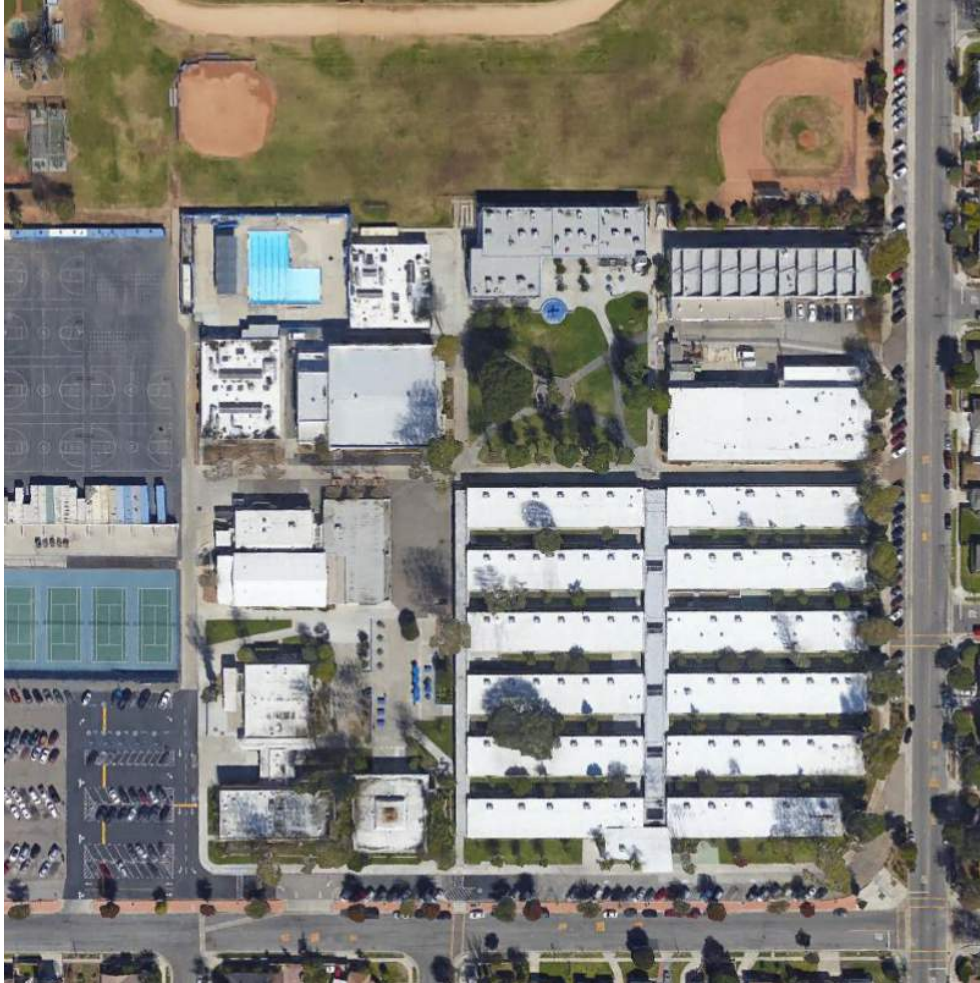
Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>11,912,726</b>	<b>2,643,988</b>	<b>2,795,368</b>	<b>3,364,064</b>	<b>3,109,308</b>
1.10	Roofing			-				
	Building 090, Tune-up, Partial	750	3.00	2,813	2,813			
	Building 080, Tune-up	20,700	3.00	77,625	77,625			
	Building A - Admin.	6,024	16.00	120,480			120,480	
	Building 120 - Library	7,201	16.00	144,020			144,020	
	Building 010 - Science	4,340	16.00	86,800	86,800			
	Building 020 - Science	4,350	16.00	87,000	87,000			
	Building 030 - English	16,444	16.00	328,880			328,880	
	Building 050 - Business	7,080	16.00	141,600			141,600	
	Building 060 - Classroom	15,616	16.00	312,320			312,320	
	Building 090 - Home Econ. / Culinary Arts	3,740	16.00	74,800			74,800	
	Building 080 - Music Arts / Speech	19,308	16.00	386,160			386,160	
	Building K - Food Service	5,829	16.00	116,580			116,580	
	Building L - Toilet	2,497	16.00	49,940			49,940	
	Building 150 - Industrial Arts	9,471	16.00	189,420			189,420	
	Building 140 - JROTC	12,600	16.00	252,000			252,000	
	Building P - Auto Shop	6,000	16.00	120,000				120,000
	Building R - Boys & Girls Lockers	15,444	16.00	308,880			308,880	
	Building S - Gymnasium	22,585	16.00	451,700			451,700	
	Building T - Shower / Locker	3,616	16.00	72,320			72,320	
	Building U - Swimming Pool	1,729	16.00	34,580			34,580	
	Building 200 - Science Technology	23,671	16.00	473,420				473,420
	Building AA - Plummer Auditorium	15,237	16.00	304,740			304,740	
	Covered Lunch Shelter	1	LS	160,000	160,000			
	Snack Bard Roof at Stadium	1	LS	14,063	14,063			
	Covered Walkway (Science)	1	LS	23,125	23,125			
	Gym (R) and Locker Room (S), Tear-off	28,000	7.00	245,000		245,000		
1.11	HVAC			-				
	Building A - Admin.	6,024	35.00	263,550				263,550
	Building 120 - Library	7,201	35.00	315,044		315,044		
	Building 010 - Science	4,340	35.00	189,875	189,875			
	Building 020 - Science	4,350	35.00	190,313	190,313			
	Building 030 - English	16,444	35.00	719,425	719,425			
	Building 050 - Business	7,080	35.00	309,750	309,750			
	Building 060 - Classroom	15,616	35.00	683,200	683,200			
	Building 090 - Home Econ. / Culinary Arts	3,740	35.00	163,625				163,625
	Building L - Toilet	2,497	12.00	37,455		37,455		
	Building 150 - Industrial Arts	9,471	35.00	414,356				414,356
	Building 140 - JROTC	12,600	35.00	551,250				551,250
	Building P - Auto Shop	2,000	35.00	87,500				87,500
	Building U - Swimming Pool	1,729	35.00	75,644			75,644	
	Building 200 - Science Technology	23,671	35.00	1,035,606				1,035,606
	Building AA - Plummer Auditorium	15,237	35.00	666,619		666,619		
1.12	Plumbing			-				
	Replace Sewer Line west of Plummer Aud.	1	LS	100,000	100,000			
1.13	Electrical			-				
	Upgrade Bldgs K, 150, 140, 160, and Stadium	5	25,000	156,250		156,250		
	Upgrade Bldgs R, S, T, and Pool	4	25,000	125,000		125,000		
1.14	Painting	1	LS	1,250,000		1,250,000		
<b>2</b>	<b>CTE and ROP Facilities</b>			<b>2,000,000</b>	<b>-</b>	<b>-</b>	<b>2,000,000</b>	<b>-</b>
2.10	AG/CTE Upgrades	1	LS	2,000,000			2,000,000	
<b>3</b>	<b>Music and Performing Arts Facilities</b>			<b>7,775,000</b>	<b>3,400,000</b>	<b>4,375,000</b>	<b>-</b>	<b>-</b>
3.10	"Little Theater" Modernization	1	LS	3,400,000	3,400,000			
3.11	Plummer Modernization	1	LS	4,375,000		4,375,000		
<b>4</b>	<b>Energy Efficiency</b>			<b>1,800,000</b>	<b>-</b>	<b>1,800,000</b>	<b>-</b>	<b>-</b>
4.10	Prop 39 Opportunities			-				
	Site Lighting	1	LS	625,000		625,000		
4.11	Energy Management	1	LS	175,000		175,000		
4.12	Lighting Upgrades	1	LS	625,000		625,000		
4.13	Replace Restroom Exhaust Fans	1	LS	375,000		375,000		
4.14	Solar Opportunities (tbd)			-		x		



Project Priority List

Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			<b>15,818,875</b>	<b>1,629,375</b>	<b>3,697,750</b>	<b>4,093,250</b>	<b>6,398,500</b>
5.10	Building A - Admin.	6,024	200.00	1,506,000				1,506,000
5.11	Building 120 - Library	14,791	200.00	3,697,750		3,697,750		
5.12	Building 010 - Science	4,340	150.00	813,750	813,750			
5.13	Buidling 020 - Science Labs	4,350	150.00	815,625	815,625			
5.14	Buidling 030 - English	16,444	100.00	2,055,500				2,055,500
5.15	Buidling 050 - Business	7,080	100.00	885,000				885,000
5.16	Buidling 060 - Classroom	15,616	100.00	1,952,000				1,952,000
5.17	Buidling 090 - Home Econ. / Culinary Arts	3,740	125.00	584,375			584,375	
5.18	Buidling 150 - Industrial Arts	9,471	100.00	1,183,875			1,183,875	
5.19	Buidling 140 - JROTC	12,600	100.00	1,575,000			1,575,000	
5.20	Buidling 160 - Auto Shop	6,000	100.00	750,000			750,000	
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			<b>481,250</b>	<b>481,250</b>	<b>-</b>	<b>-</b>	<b>-</b>
6.10	Tech. Infrastructure Upgrades	1	LS	481,250	481,250			
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>3,141,125</b>	<b>229,250</b>	<b>-</b>	<b>-</b>	<b>2,911,875</b>
7.10	Fire Alarm System	232,950	3.50	1,019,156				1,019,156
7.11	Telephone, Intercom, Clocks, Bells, PA	232,950	6.50	1,892,719				1,892,719
7.12	Security Cameras	1	LS	100,000	100,000			
7.13	Doors & Hardware	1	LS	129,250	129,250			
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			<b>5,625,000</b>	<b>20,000</b>	<b>5,605,000</b>	<b>-</b>	<b>-</b>
8.10	Seismic Upgrade of Plummer Auditorium	1	LS	5,625,000	20,000	5,605,000		
<b>9</b>	<b>Food Service Facilities (Kitchens &amp; Cafeterias)</b>			<b>395,000</b>	<b>395,000</b>	<b>-</b>	<b>-</b>	<b>-</b>
9.10	Kitchen Modernization	1	LS	395,000	395,000			
<b>10</b>	<b>Competitive Athletic Facilities</b>			<b>24,600,000</b>	<b>1,500,000</b>	<b>10,400,000</b>	<b>12,700,000</b>	<b>-</b>
10.10	Football Stadium			4,000,000	1,000,000	3,000,000		
10.11	Practice Field	1	LS	2,000,000			2,000,000	
10.12	Replace Tennis Courts w/ Lights	6	60,000	450,000			450,000	
10.13	Replace Basketball Courts	1	LS	250,000			250,000	
10.14	Baseball Fields	1	LS	-				
	Lighting	1	LS	125,000		125,000		
	Restrooms	400	550.00	275,000		275,000		
10.15	Aquatic Facilities	1	LS	5,500,000		5,500,000		
10.16	Gym Modernization	1	LS	2,000,000	500,000	1,500,000		
10.17	New Gymnasium	1	LS	10,000,000			10,000,000	
<b>11</b>	<b>Community Facility Uses/Needs</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>12</b>	<b>Sitework &amp; Accessibility Upgrades</b>			<b>3,411,619</b>	<b>-</b>	<b>1,411,619</b>	<b>2,000,000</b>	<b>-</b>
12.10	Pedestrian Flow Pattern							
	Bldg 090 Culinary Arts ramp	1	LS	125,000		125,000		
	Handrail replacement	800	35.00	35,000		35,000		
12.11	Landscape							
	Convert (E) Parking Lot to Outdoor Space	8,250	15.00	154,688		154,688		
12.12	Irrigation							
	Replace Irrig. line under the NE Parking Lot	1,110	9.50	13,181		13,181		
12.13	Quad	50,000	20.00	250,000		250,000		
12.14	Landscape	1	LS	500,000			500,000	
12.15	Irrigation	1	LS	937,500			937,500	
12.16	Drainage	1	LS	62,500		62,500		
12.17	Fencing - Block Walls	1	LS	312,500			312,500	
12.18	Parking Lot - Replace	83,400	5.00	521,250		521,250		
12.19	Concrete Site Walkways	1	LS	500,000		250,000	250,000	
<b>13</b>	<b>Other Items not Identified Above</b>			<b>562,500</b>	<b>-</b>	<b>562,500</b>	<b>-</b>	<b>-</b>
13.10	Elevator for Access to Buildings 010 & 020	1	LS	562,500		562,500		
<b>Totals</b>				<b>77,523,095</b>	<b>10,298,863</b>	<b>30,647,236</b>	<b>24,157,314</b>	<b>12,419,683</b>
					<b>Phase 1 (1 to 2 Years)</b>	<b>Phase 2 (3 to 5 Years)</b>	<b>Phase 3 (6 to 10 Years)</b>	<b>Phase 4 (11+ Years)</b>

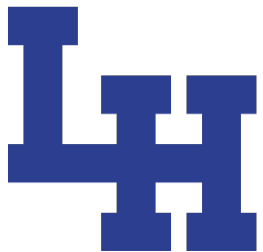
## AERIAL PHOTO



## SCHOOL SITE DATA

YEAR OPENED: 1954  
 NUMBER OF STUDENTS: 2,212  
 CLASSROOMS: 76  
 COMPUTER LABS: 3  
 SCIENCE LABS: 8

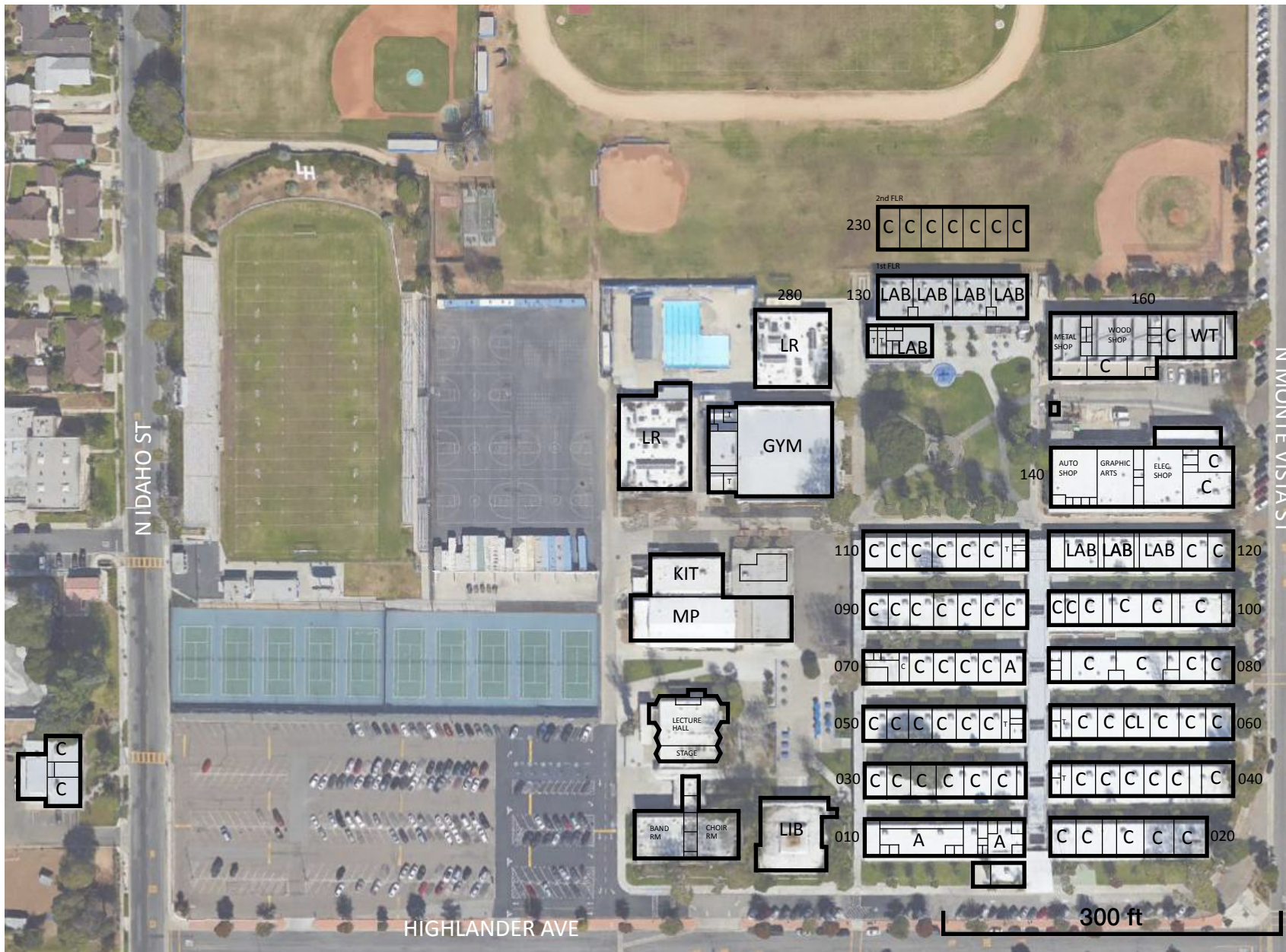
## FRONT DOOR PHOTO



**LA HABRA HIGH SCHOOL**  
 801 HIGHLANDER AVE. LA HABRA, CA 90631  
 2016 LONG-RANGE FACILITY MASTER PLAN  
 Fullerton Joint Union High School District







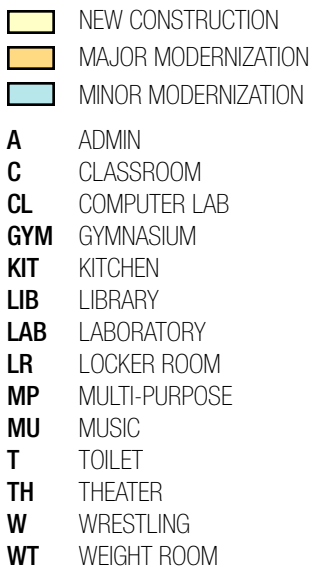
- A ADMIN
- C CLASSROOM
- CL COMPUTER LAB
- GYM GYMNASIUM
- KIT KITCHEN
- LIB LIBRARY
- LAB LABORATORY
- LR LOCKER ROOM
- MP MULTI-PURPOSE
- MU MUSIC
- T TOILET
- TH THEATER
- W WRESTLING
- WT WEIGHT ROOM



**MASTER PLAN SITE PLAN**  
**LA HABRA HIGH SCHOOL**  
**FULLERTON JOINT UNION HIGH SCHOOL DISTRICT**  
**05/23/16**







Project Priority List

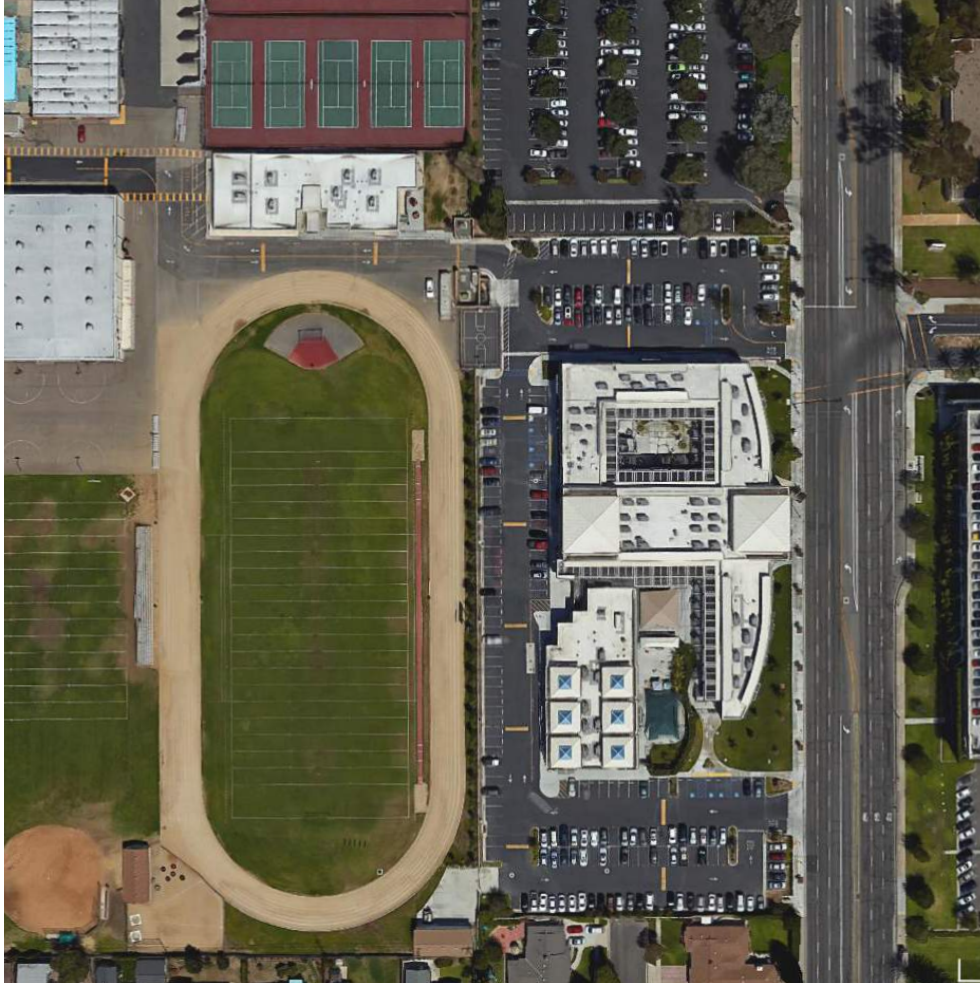
Cat	Priority Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>10,100,885</b>	<b>109,160</b>	<b>2,625,029</b>	<b>3,000,140</b>	<b>4,366,556</b>
1.10	Roofing							
	Auto Shop Roof	1	LS	2,400	2,400			
	Building 020 - Classroom	5,374	16.00	107,480			107,480	
	Building 040 - Classroom	6,244	16.00	124,880			124,880	
	Building 060 - Classroom	6,244	16.00	124,880			124,880	
	Building 080 - Classroom	6,244	16.00	124,880			124,880	
	Building 100 - Classroom	6,244	16.00	124,880			124,880	
	Building 120 - Science Labs	6,244	16.00	124,880			124,880	
	Building 010 - Admin	6,361	16.00	127,220			127,220	
	Building 030 - Classroom	5,370	16.00	107,400			107,400	
	Building 050 - Classroom	5,370	16.00	107,400			107,400	
	Building 070 - Classroom	5,370	16.00	107,400			107,400	
	Building 090 - Classroom	5,370	16.00	107,400			107,400	
	Building 110 - Classroom	5,370	16.00	107,400			107,400	
	Building 140 - Shops	10,459	16.00	209,180			209,180	
	Building N - Utility	180	16.00	3,600	3,600			
	Building 160 - Shops	12,942	16.00	258,840		258,840		
	Building P - Shelter	930	16.00	18,600		18,600		
	Building Q - Gym	13,520	16.00	270,400			270,400	
	Building 280 - Locker Rooms	6,724	16.00	134,480			134,480	
	Building S - Locker Rooms	8,910	16.00	178,200			178,200	
	Building T - Kitchen / Multi Purpose	9,810	16.00	196,200			196,200	
	Building U - Lecture Hall	5,231	16.00	104,620			104,620	
	Building V - Band / Choir	7,100	16.00	142,000			142,000	
	Building W - Library	4,856	16.00	97,120			97,120	
	Building X - Ag	3,296	16.00	65,920		65,920		
	Building Y - Driver's Ed / Garage	1,158	16.00	23,160	23,160			
	Building 130 - Labs / Classrooms	13,592	16.00	271,840			271,840	
1.11	HVAC							
	Kitchen HVAC Upgrade	1	LS	80,000	80,000			
	Building 020 - Classroom	5,374	35.00	235,113				235,113
	Building 040 - Classroom	6,244	35.00	273,175				273,175
	Building 060 - Classroom	6,244	35.00	273,175				273,175
	Building 080 - Classroom	6,244	35.00	273,175				273,175
	Building 100 - Classroom	6,244	35.00	273,175				273,175
	Building 120 - Science Labs	6,244	35.00	273,175				273,175
	Building 010 - Admin	6,361	35.00	278,294				278,294
	Building 030 - Classroom	5,370	35.00	234,938				234,938
	Building 050 - Classroom	5,370	35.00	234,938				234,938
	Building 070 - Classroom	5,370	35.00	234,938				234,938
	Building 090 - Classroom	5,370	35.00	234,938				234,938
	Building 110 - Classroom	5,370	35.00	234,938				234,938
	Building 140 - Shops	10,459	35.00	457,581		457,581		
	Building N - Utility	180	35.00	7,875		7,875		
	Building 160 - Shops	12,942	35.00	566,213		566,213		
	Building V - Band / Choir	7,100	35.00	310,625				310,625
	Building W - Library	4,856	35.00	212,450				212,450
	Building X - Ag	3,296	35.00	144,200				144,200
	Building Y - Driver's Ed / Garage	1,158	35.00	50,663				50,663
	Building 130 - Labs / Classrooms	13,592	35.00	594,650				594,650
1.12	Painting	1	LS	1,250,000		1,250,000		
<b>2</b>	<b>CTE and ROP Facilities</b>			<b>2,962,500</b>	<b>125,000</b>	<b>-</b>	<b>2,837,500</b>	<b>-</b>
2.10	New Barn Structure	5,000	300.00	1,875,000			1,875,000	
2.11	AG/CTE Upgrades	1	LS	962,500			962,500	
2.12	GCAD	1	LS	125,000	125,000			
<b>3</b>	<b>Music and Performing Arts Facilities</b>			<b>15,000,000</b>	<b>3,750,000</b>	<b>11,250,000</b>	<b>-</b>	<b>-</b>
3.10	New Performing Arts Facility	1	LS	14,000,000	3,500,000	10,500,000		
3.11	Lecture Hall Modernization	1	LS	1,000,000	250,000.00	750,000		
<b>4</b>	<b>Energy Efficiency</b>			<b>1,800,000</b>	<b>-</b>	<b>1,800,000</b>	<b>-</b>	<b>-</b>
4.10	Prop 39 Opportunities			-				
	Site Lighting	1	LS	625,000		625,000		
4.11	Energy Management	1	LS	175,000		175,000		
4.12	Lighting Upgrades	1	LS	625,000		625,000		
4.13	Replace Restroom Exhaust Fans	1	LS	375,000		375,000		
4.14	Solar Opportunities			-		x		



Project Priority List

Cat	Priority Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			<b>11,852,875</b>	<b>1,170,750</b>	<b>607,000</b>	<b>2,925,125</b>	<b>7,150,000</b>
5.10	Building 020 - Classroom	5,374	100.00	671,750				671,750
5.11	Building 040 - Classroom	6,244	100.00	780,500				780,500
5.12	Building 060 - Classroom	6,244	100.00	780,500				780,500
5.13	Building 080 - Classroom	6,244	100.00	780,500				780,500
5.14	Building 100 - Classroom	6,244	100.00	780,500				780,500
5.15	Building 120 - Science Labs	6,244	150.00	1,170,750	1,170,750			
5.16	Building 030 - Classroom	5,370	100.00	671,250				671,250
5.17	Building 050 - Classroom	5,370	100.00	671,250				671,250
5.18	Building 070 - Classroom	5,370	100.00	671,250				671,250
5.19	Building 090 - Classroom	5,370	100.00	671,250				671,250
5.20	Building 110 - Classroom	5,370	100.00	671,250				671,250
5.21	Building 140 - Shops	10,459	100.00	1,307,375			1,307,375	
5.22	Building 160 - Shops	12,942	100.00	1,617,750			1,617,750	
5.23	Building W - Library	4,856	100.00	607,000		607,000		
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			<b>481,250</b>	<b>481,250</b>	<b>-</b>	<b>-</b>	<b>-</b>
6.10	Tech. Infrastructure Upgrades	1	LS	481,250	481,250			
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>2,219,031</b>	<b>193,706</b>	<b>-</b>	<b>-</b>	<b>2,025,325</b>
7.10	Fire Alarm System	162,026	3.50	708,864				708,864
7.11	Telephone, Intercom, Clocks, Bells, PA	162,026	6.50	1,316,461				1,316,461
7.12	Security Cameras	1	LS	100,000	100,000			
7.13	Doors & Hardware	1	LS	93,706	93,706			
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			<b>-</b>				
8.10	Included within projects							
<b>9</b>	<b>Food Service Facilities (Kitchens Only)</b>			<b>1,000,000</b>	<b>-</b>	<b>1,000,000</b>	<b>-</b>	<b>-</b>
9.10	Renovate	1	LS	1,000,000		1,000,000		
<b>10</b>	<b>Competitive Athletic Facilities</b>			<b>21,462,500</b>	<b>2,550,000</b>	<b>13,150,000</b>	<b>5,762,500</b>	<b>-</b>
10.10	New Stadium	1	LS	8,000,000	2,000,000	6,000,000		
10.11	Baseball Fields	250,000	1.00	312,500			312,500	
10.12	New Aquatic Facilities	1	LS	5,500,000		5,500,000		
10.13	Gymnasium Modernization	1	LS	2,200,000	550,000	1,650,000		
10.14	Tennis Courts	56,000	10.00	700,000			700,000	
10.15	Track - Synthetic	1	LS	2,500,000			2,500,000	
10.16	Volleyball Courts	1	LS	250,000			250,000	
10.17	Golf Training Area	5,000	20.00	125,000			125,000	
10.18	Sports Support - Restrooms, Lockers	6,000	250.00	1,875,000			1,875,000	
<b>11</b>	<b>Community Facility Uses/Needs</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>12</b>	<b>Sitework &amp; Accessibility Upgrades</b>			<b>3,083,750</b>	<b>-</b>	<b>1,083,750</b>	<b>2,000,000</b>	<b>-</b>
12.10	Quad	50,000	20.00	250,000		250,000		
12.11	Landscape	1	LS	500,000			500,000	
12.12	Irrigation	1	LS	937,500			937,500	
12.13	Drainage	1	LS	62,500		62,500		
12.14	Fencing - Block Walls	1	LS	312,500			312,500	
12.15	Parking Lot - Replace	83,400	5.00	521,250		521,250		
12.16	Concrete Site Walkways	1	LS	500,000		250,000	250,000	
<b>13</b>	<b>Other Items not Identified Above</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Totals</b>				<b>69,962,791</b>	<b>8,379,866</b>	<b>31,515,779</b>	<b>16,525,265</b>	<b>13,541,881</b>
					Phase 1 (1 to 2 Years)	Phase 2 (3 to 5 Years)	Phase 3 (6 to 10 Years)	Phase 4 (11+ Years)

## AERIAL PHOTO



## SCHOOL SITE DATA

YEAR OPENED: LA VISTA - 2009, LA SIERRA: 2010

NUMBER OF STUDENTS: LA VISTA - 392, LA SIERRA - 598

CLASSROOMS: 33

COMPUTER LABS: 2

SCIENCE LABS: 0

## FRONT DOOR PHOTO



## LA VISTA & LA SIERRA HIGH SCHOOLS

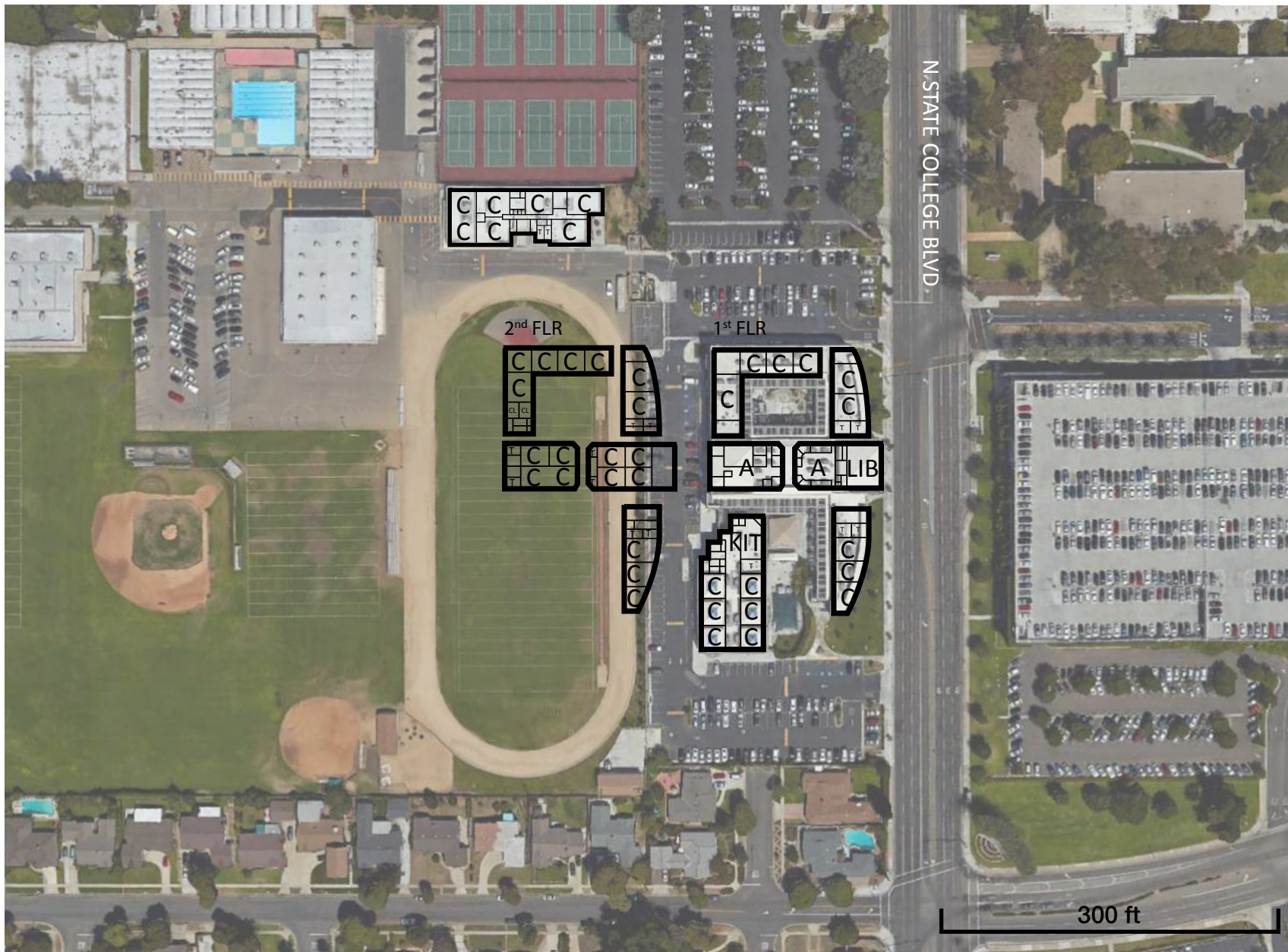
909 N STATE COLLEGE BLVD. FULLERTON, CA 92831

2016 LONG-RANGE FACILITY MASTER PLAN

Fullerton Joint Union High School District







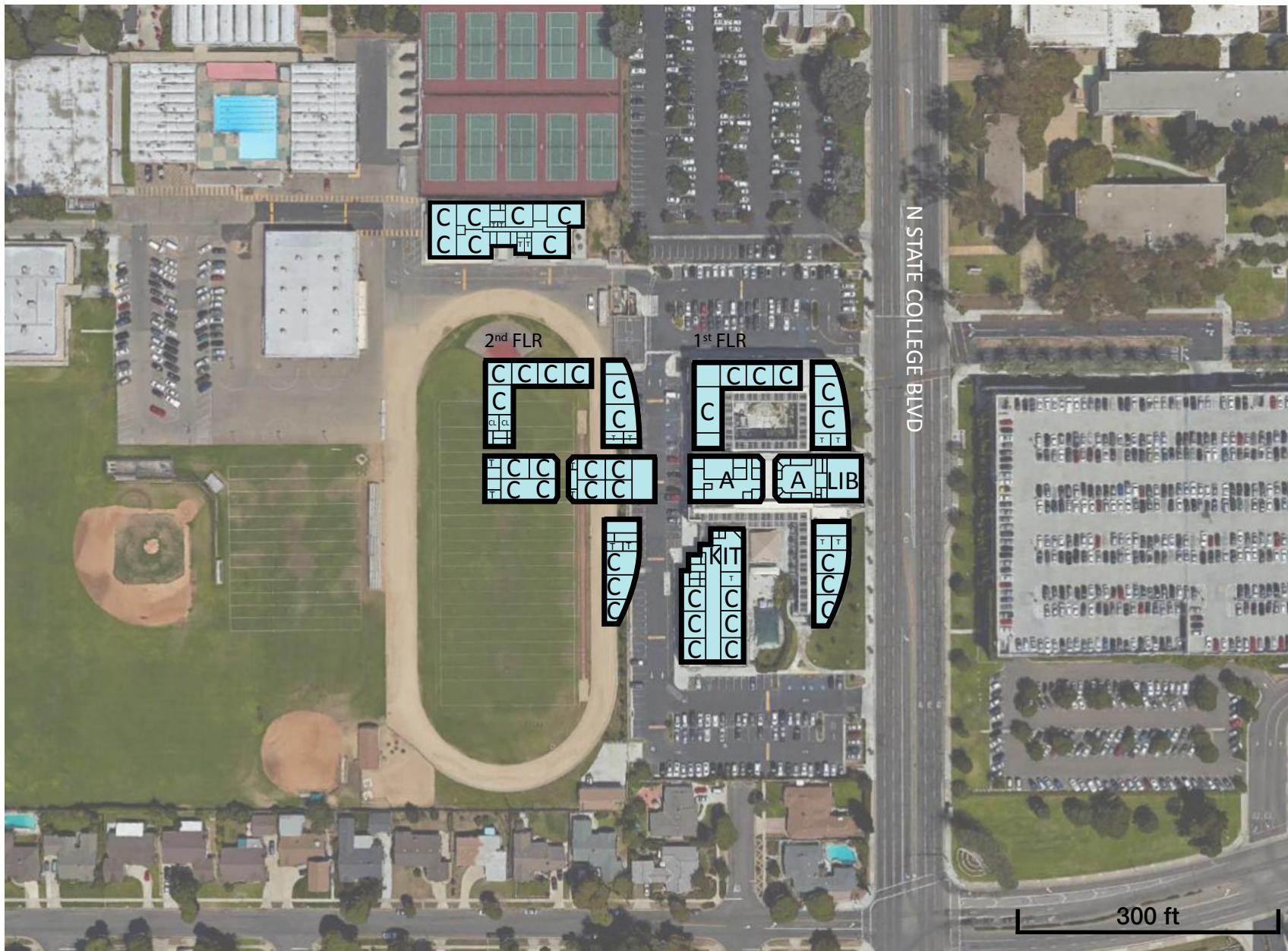
- A ADMIN
- C CLASSROOM
- CL COMPUTER LAB
- GYM GYMNASIUM
- KIT KITCHEN
- LIB LIBRARY
- LAB LABORATORY
- LR LOCKER ROOM
- MP MULTI-PURPOSE
- MU MUSIC
- T TOILET
- TH THEATER
- W WRESTLING
- WT WEIGHT ROOM



**MASTER PLAN SITE PLAN**  
**LA VISTA & LA SIERRA HIGH SCHOOLS**  
**FULLERTON JOINT UNION HIGH SCHOOL DISTRICT**  
**05/23/16**







- |  |                     |
|--|---------------------|
| <span style="display:inline-block; width:15px; height:15px; background-color:yellow; border:1px solid black;"></span>    | NEW CONSTRUCTION    |
| <span style="display:inline-block; width:15px; height:15px; background-color:orange; border:1px solid black;"></span>    | MAJOR MODERNIZATION |
| <span style="display:inline-block; width:15px; height:15px; background-color:lightblue; border:1px solid black;"></span> | MINOR MODERNIZATION |
| <b>A</b>   | ADMIN               |
| <b>C</b>   | CLASSROOM           |
| <b>CL</b>  | COMPUTER LAB        |
| <b>GYM</b>   | GYMNASIUM           |
| <b>KIT</b>   | KITCHEN             |
| <b>LIB</b>   | LIBRARY             |
| <b>LAB</b>   | LABORATORY          |
| <b>LR</b>  | LOCKER ROOM         |
| <b>MP</b>  | MULTI-PURPOSE       |
| <b>MU</b>  | MUSIC               |
| <b>T</b>   | TOILET              |
| <b>TH</b>  | THEATER             |
| <b>W</b>   | WRESTLING           |
| <b>WT</b>  | WEIGHT ROOM         |





Project Priority List

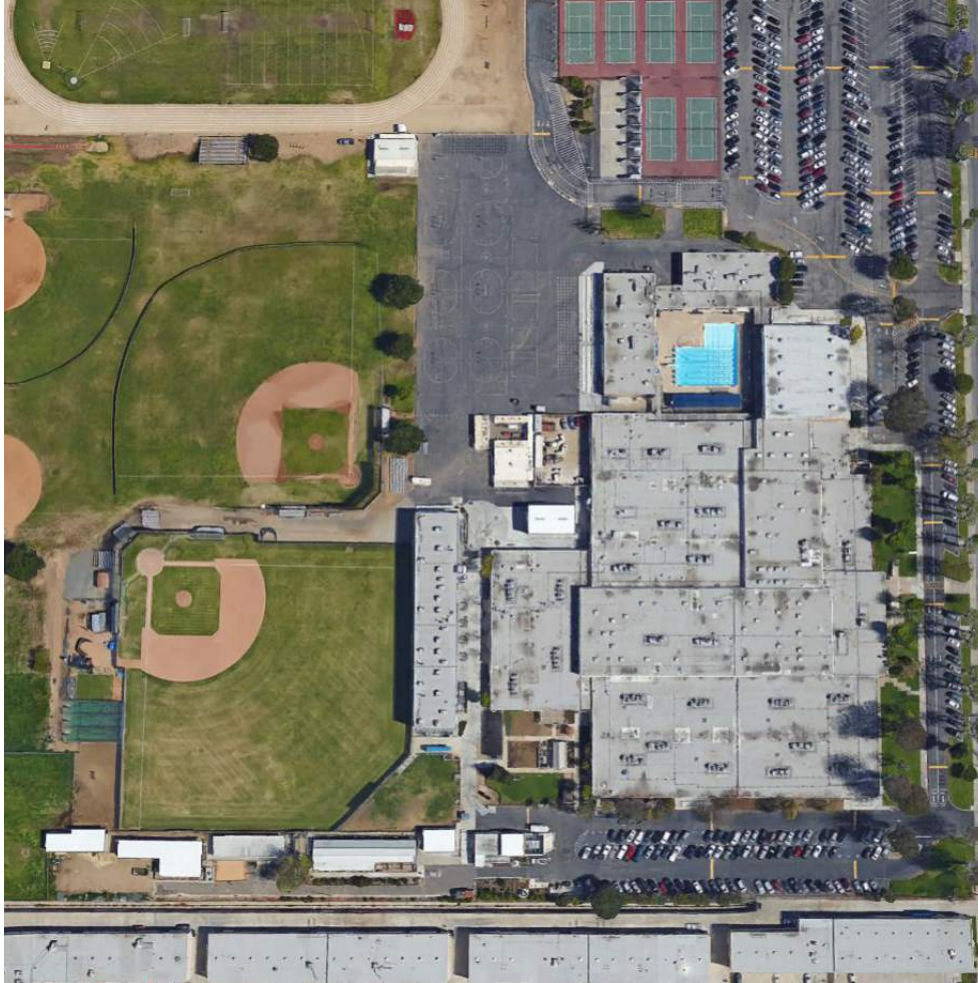
Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>5,066,779</b>	-	-	-	<b>5,066,779</b>
1.10	Roofing			-				
	Building 100 - Administration	10,014	16.00	200,280				200,280
	Building 200 - Classrooms	12,008	16.00	240,160				240,160
	Building 300 - Classrooms	6,120	16.00	122,400				122,400
	Building 400 - Offices / Library	6,930	16.00	138,600				138,600
	Building 500 - Classrooms	7,498	16.00	149,960				149,960
	Building 600 - Food Service	11,313	16.00	226,260				226,260
	Endeavor	10,890	16.00	217,800				217,800
1.11	HVAC			-				
	Building 100 - Administration	10,014	35.00	438,113				438,113
	Building 200 - Classrooms	12,008	35.00	525,350				525,350
	Building 300 - Classrooms	6,120	35.00	267,750				267,750
	Building 400 - Offices / Library	6,930	35.00	303,188				303,188
	Building 500 - Classrooms	7,498	35.00	328,038				328,038
	Building 600 - Food Service	11,313	35.00	494,944				494,944
	Endeavor	10,890	35.00	476,438				476,438
1.12	Painting	1	LS	937,500				937,500
<b>2</b>	<b>CTE and ROP Facilities</b>			-	-	-	-	-
2.10	AG/CTE Upgrades - (Included in New Stadium)	1	LS	-	-	-		
<b>3</b>	<b>Music and Performing Arts Facilities</b>			-	-	-	-	-
3.10				-	-	-		
<b>4</b>	<b>Energy Efficiency</b>			-	-	-	-	-
4.10	Prop 39 Opportunities			-				
4.11	Solar Opportunities			-		x		
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			<b>8,565,250</b>	-	-	-	<b>8,565,250</b>
5.10	Building 100 - Administration	10,014	100.00	1,251,750				1,251,750
5.11	Building 200 - Classrooms	12,008	100.00	1,501,000				1,501,000
5.12	Building 300 - Classrooms	6,120	100.00	765,000				765,000
5.13	Building 400 - Offices / Library	6,930	100.00	866,250				866,250
5.14	Building 500 - Classrooms	7,498	150.00	1,405,875				1,405,875
5.15	Building 600 - Food Service	11,313	100.00	1,414,125				1,414,125
5.16	Endeavor	10,890	100.00	1,361,250				1,361,250
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			-	-	-	-	-
6.10					-			
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>809,663</b>	-	-	-	<b>809,663</b>
7.10	Fire Alarm System	64,773	3.50	283,382				283,382
7.11	Telephone, Intercom, Clocks, Bells, PA	64,773	6.50	526,281				526,281
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			-				
8.10	Included within projects			-				
<b>9</b>	<b>Food Service Facilities (Kitchens &amp; Cafeterias)</b>			<b>500,000</b>	-	-	-	<b>500,000</b>
9.10	Kitchen Modernization	1	LS	500,000				500,000

Project Priority List

Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>10</b>	<b>Competitive Athletic Facilities</b>			-	-	-	-	-
10.10	N/A			-				
<b>11</b>	<b>Community Facility Uses/Needs</b>			-	-	-	-	-
<b>12</b>	<b>Sitework &amp; Accessibility Upgrades</b>			<b>762,500</b>	-	-	-	<b>762,500</b>
12.10	Quad	50,000	20.00	62,500				62,500
12.11	Landscape	1	LS	125,000				125,000
12.12	Irrigation	1	LS	312,500				312,500
12.13	Parking Lot - Replace	22,000	5.00	137,500				137,500
12.14	Concrete Site Walkways	1	LS	125,000				125,000
<b>13</b>	<b>Other Items not Identified Above</b>			-	-	-	-	-
				-				
<b>Totals - 2016 \$</b>				<b>15,704,191</b>	-	-	-	<b>15,704,191</b>
					Phase 1 (1 to 2 Years)	Phase 2 (3 to 5 Years)	Phase 3 (6 to 10 Years)	Phase 4 (11+ Years)



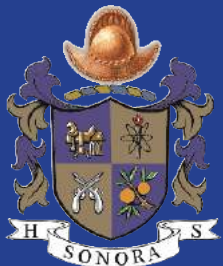
## AERIAL PHOTO



## SCHOOL SITE DATA

YEAR OPENED: 1966  
 NUMBER OF STUDENTS: 1,900  
 CLASSROOMS: 87  
 COMPUTER LABS: 4  
 SCIENCE LABS: 11

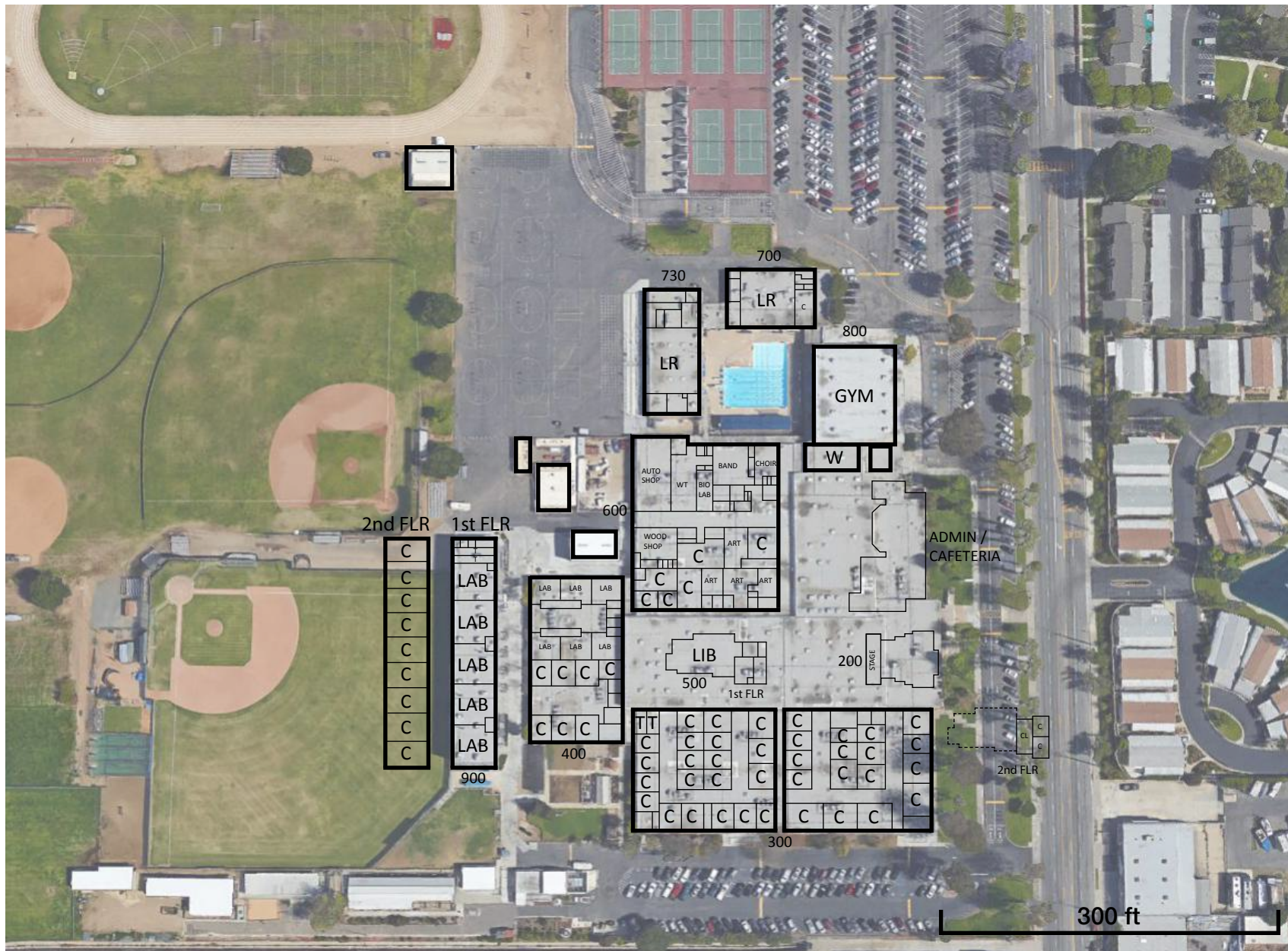
## FRONT DOOR PHOTO



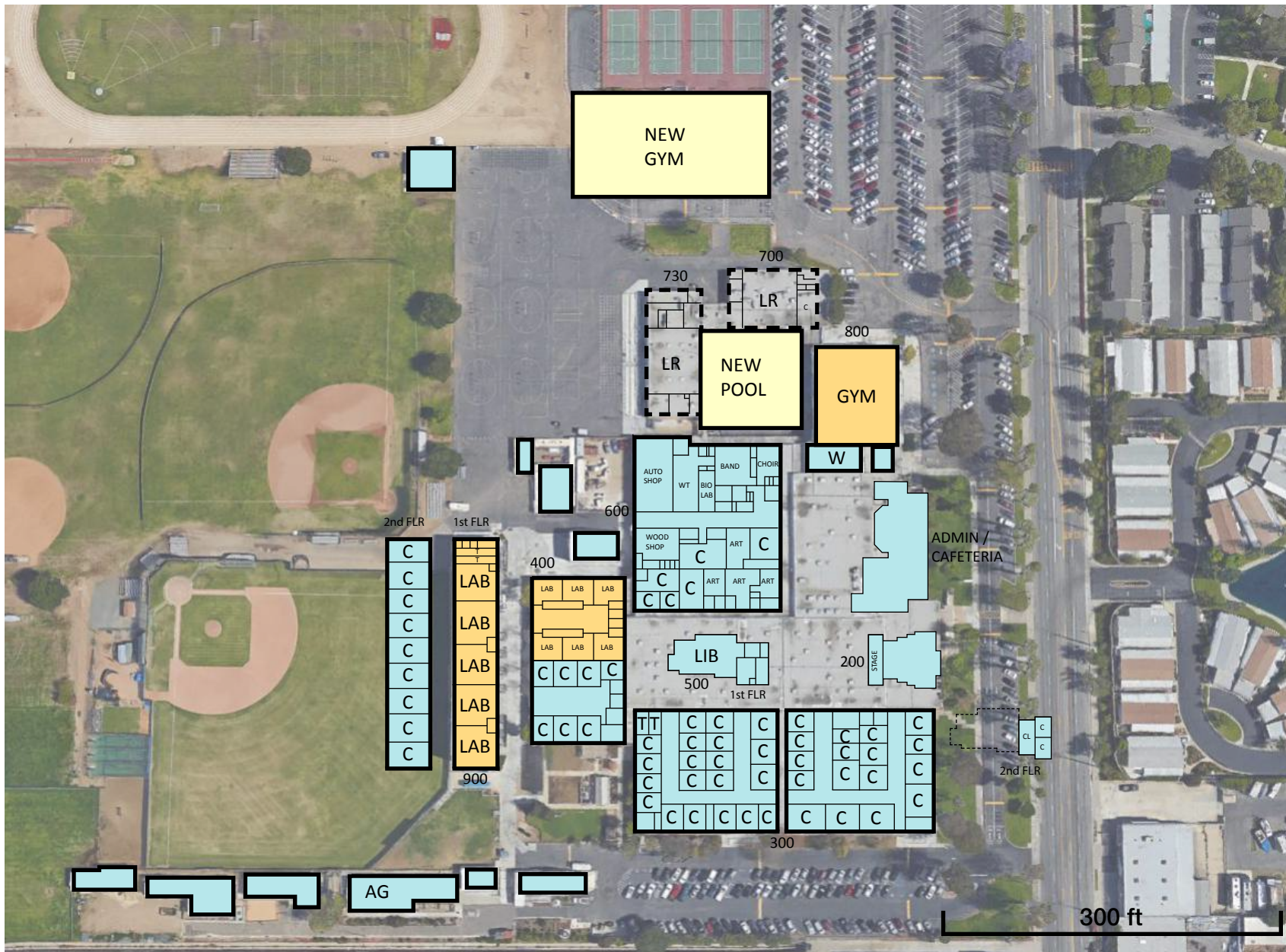
**SONORA HIGH SCHOOL**  
 401 S PALM ST. LA HABRA, CA 90631  
 2016 LONG-RANGE FACILITY MASTER PLAN  
 Fullerton Joint Union High School District











- NEW CONSTRUCTION
  - MAJOR MODERNIZATION
  - MINOR MODERNIZATION
- 
- A** ADMIN
  - C** CLASSROOM
  - GYM** GYMNASIUM
  - KIT** KITCHEN
  - LIB** LIBRARY
  - LAB** LABORATORY
  - LR** LOCKER ROOM
  - MP** MULTI-PURPOSE
  - MU** MUSIC
  - T** TOILET
  - TH** THEATER
  - W** WRESTLING
  - WT** WEIGHT ROOM

Project Priority List

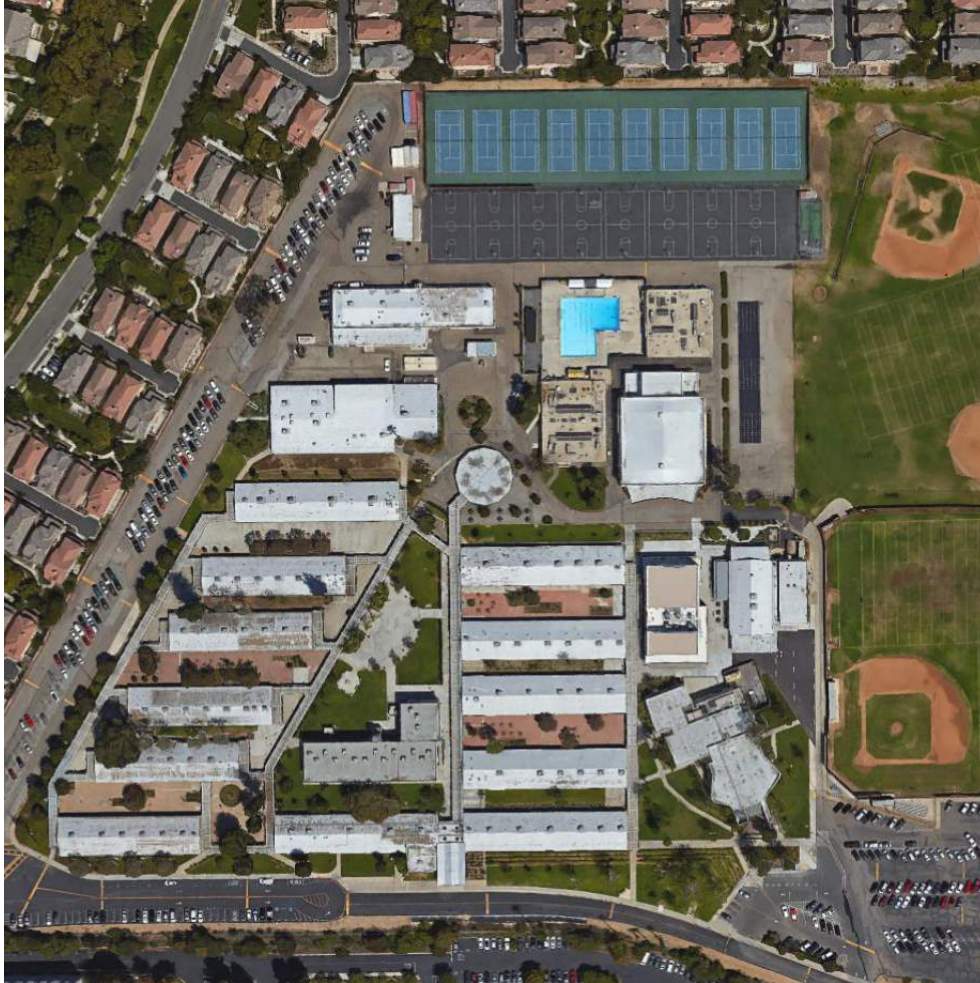
Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>12,002,873</b>	<b>1,184,750</b>	<b>3,447,220</b>	<b>675,740</b>	<b>6,695,163</b>
1.10	Roofing							
	Main Hallway Roof			62,500	62,500			
	Building A - Admin. / Cafeteria	11,541	16.00	230,820		230,820		
	Building 200 - Lecture Hall	5,010	16.00	100,200		100,200		
	Building 300 - Language / Special Ed.			733,750	733,750			
	Building 400 - Math/Science	19,425	16.00	388,500	388,500			
	Building 500 - Library	6,768	16.00	135,360		135,360		
	Building 600 - Industrial Arts / Fine Art	37,582	16.00	751,640		751,640		
	Building 800 - Gymnasium	13,577	16.00	271,540			271,540	
	Building 730 - Boy's Locker	8,400	16.00	168,000		168,000		
	Building 700 - Girl's Locker	6,960	16.00	139,200		139,200		
	Building 900 - Classroom	20,210	16.00	404,200			404,200	
1.11	HVAC							
	Building A - Admin. / Cafeteria	11,541	35.00	504,919				504,919
	Building B - Lecture Hall	5,010	35.00	219,188				219,188
	Building C - Language / Special Ed.	46,782	35.00	2,046,713				2,046,713
	Building D - Math/Science	19,425	35.00	849,844				849,844
	Building E - Library	6,768	35.00	296,100				296,100
	Building F - Industrial Arts / Fine Art	37,582	35.00	1,644,213				1,644,213
	Building G - Gymnasium (included elsewhere)	13,577		-				
	Building H - Boy's Locker	8,400	35.00	367,500		367,500		
	Building J - Girl's Locker	6,960	35.00	304,500		304,500		
	Building AA - Classroom	20,210	35.00	884,188				884,188
1.12	Plumbing	1	LS	125,000				125,000
1.13	Electrical	1	LS	125,000				125,000
1.14	Painting	1	LS	1,250,000		1,250,000		
<b>2</b>	<b>CTE and ROP Facilities</b>			<b>2,093,750</b>	<b>-</b>	<b>-</b>	<b>1,093,750</b>	<b>1,000,000</b>
2.10	Culinary Arts			-				
	Equipment (Modernize)	1	LS	1,000,000				1,000,000
2.11	AG/CTE Upgrades	1	LS	1,000,000			1,000,000	
2.12	Medical Careers Academy	1	LS	31,250			31,250	
2.13	Digital Media Academy	1	LS	62,500			62,500	
<b>3</b>	<b>Music and Performing Arts Facilities</b>			<b>900,000</b>	<b>225,000</b>	<b>675,000</b>	<b>-</b>	<b>-</b>
3.10	Theater Modernization	1	LS	900,000	225,000	675,000		
<b>4</b>	<b>Energy Efficiency</b>			<b>1,800,000</b>	<b>-</b>	<b>1,800,000</b>	<b>-</b>	<b>-</b>
4.10	Prop 39 Opportunities			-				
	Site Lighting	1	LS	625,000		625,000		
4.11	Energy Management	1	LS	175,000		175,000		
4.12	Lighting Upgrades	1	LS	625,000		625,000		
4.13	Replace Restroom Exhaust Fans	1	LS	375,000		375,000		
4.14	Solar Opportunities			-		x		
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			<b>18,914,750</b>	<b>1,500,000</b>	<b>-</b>	<b>5,543,750</b>	<b>11,871,000</b>
5.10	Building A - Admin. / Cafeteria	11,541	100	1,442,625				1,442,625
5.11	Building B - Lecture Hall	5,010	100	626,250				626,250
5.12	Building C - Language / Special Ed.	46,782	100	5,847,750				5,847,750
5.13	Building D - Math	11,425	100	1,428,125				1,428,125
5.14	Building D - Science Labs	8,000	150	1,500,000	1,500,000			
5.15	Building E - Library	6,768	100	846,000			846,000	
5.16	Building F - Industrial Arts / Fine Art	37,582	100	4,697,750			4,697,750	
5.17	Building AA - Classroom	20,210	100	2,526,250				2,526,250
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			<b>481,250</b>	<b>481,250</b>	<b>-</b>	<b>-</b>	<b>-</b>
6.10	Infrastructure Upgrades	1	LS	481,250	481,250			
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>2,390,545</b>	<b>182,507</b>	<b>-</b>	<b>-</b>	<b>2,208,038</b>
7.10	Fire Alarm System	176,643	3.50	772,813				772,813
7.11	Telephone, Intercom, Clocks, Bells, PA	176,643	6.50	1,435,224				1,435,224
7.12	Security Cameras	1	LS	100,000	100,000			
7.13	Doors & Hardware	1	LS	82,507	82,507			
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			<b>-</b>				
8.10	Included within projects			-				



Project Priority List

Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>9</b>	<b>Food Service Facilities (Kitchens &amp; Cafeterias)</b>			<b>2,000,000</b>	<b>-</b>	<b>2,000,000</b>	<b>-</b>	<b>-</b>
9.10	Kitchen Modernization	2,500	350.00	2,000,000		2,000,000		
<b>10</b>	<b>Competitive Athletic Facilities</b>			<b>14,450,000</b>	<b>425,000</b>	<b>6,900,000</b>	<b>2,500,000</b>	<b>4,625,000</b>
10.10	New Gymnasium	1	LS	12,000,000	3,000,000	9,000,000		
10.11	Football Stadium Upgrades	1	LS	4,625,000				4,625,000
10.12	New Aquatic Facilities	1	LS	5,500,000		5,500,000		
10.13	Gym Modernization	1	LS	1,700,000	425,000	1,275,000		
10.14	Tennis Courts (Fencing Replacement)	1	LS	125,000		125,000		
10.15	Track - Synthetic	1	LS	2,500,000			2,500,000	
<b>11</b>	<b>Community Facility Uses/Needs</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>12</b>	<b>Sitework &amp; Accessibility Upgrades</b>			<b>4,958,750</b>	<b>-</b>	<b>1,083,750</b>	<b>2,000,000</b>	<b>1,875,000</b>
12.10	Quad	50,000	20.00	250,000		250,000		
12.11	Landscape	1	LS	500,000			500,000	
12.12	Irrigation	1	LS	937,500			937,500	
12.13	Drainage	1	LS	62,500		62,500		
12.14	Fencing - Block Walls	1	LS	312,500			312,500	
12.15	Parking Lot - Replace	83,400	5.00	521,250		521,250		
12.16	Concrete Site Walkways	1	LS	500,000		250,000	250,000	
12.17	School - Building Façade Upgrades	1	LS	1,875,000				1,875,000
<b>13</b>	<b>Other Items not Identified Above</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Totals</b>				<b>59,991,917</b>	<b>3,998,507</b>	<b>15,905,970</b>	<b>11,813,240</b>	<b>28,274,200</b>
					Phase 1 (1 to 2 Years)	Phase 2 (3 to 5 Years)	Phase 3 (6 to 10 Years)	Phase 4 (11+ Years)

## AERIAL PHOTO



## SCHOOL SITE DATA

YEAR OPENED: 1959

NUMBER OF STUDENTS: 2,307

CLASSROOMS: 75 (3 PORTABLES)

COMPUTER LABS: 0

SCIENCE LABS: 8

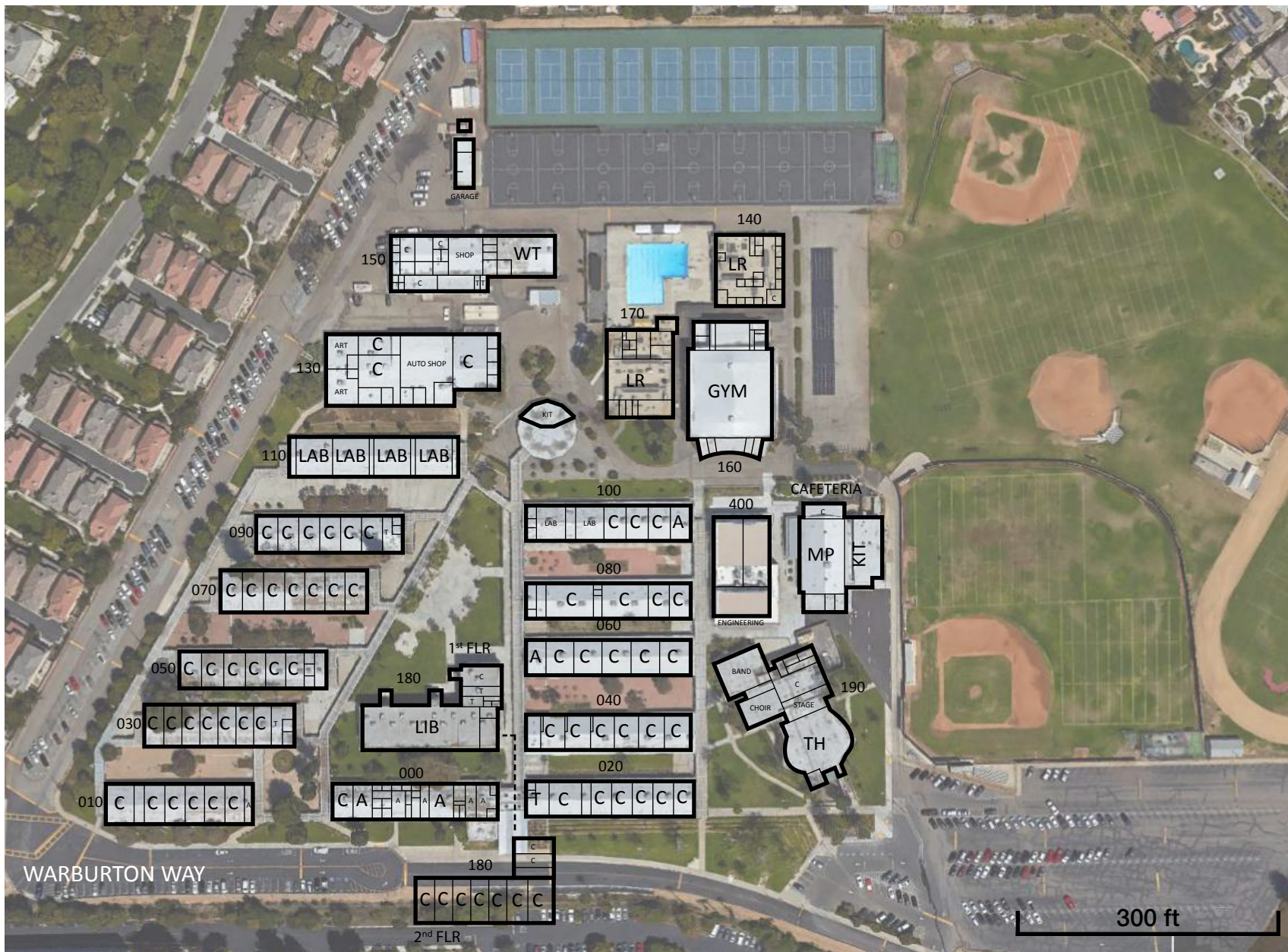
## FRONT DOOR PHOTO



**SUNNY HILLS HIGH SCHOOL**  
 1801 Warburton Way Fullerton, CA 92833  
 2016 Long-Range Facility Master Plan  
 Fullerton Joint Union High School District







A	ADMIN
C	CLASSROOM
CL	COMPUTER LAB
GYM	GYMNASIUM
KIT	KITCHEN
LIB	LIBRARY
LAB	LABORATORY
LR	LOCKER ROOM
MP	MULTI-PURPOSE
MU	MUSIC
T	TOILET
TH	THEATER
W	WRESTLING
WT	WEIGHT ROOM





- NEW CONSTRUCTION
  - MAJOR MODERNIZATION
  - MINOR MODERNIZATION
- A ADMIN
  - C CLASSROOM
  - CL COMPUTER LAB
  - GYM GYMNASIUM
  - KIT KITCHEN
  - LIB LIBRARY
  - LAB LABORATORY
  - LR LOCKER ROOM
  - MP MULTI-PURPOSE
  - MU MUSIC
  - T TOILET
  - TH THEATER
  - W WRESTLING
  - WT WEIGHT ROOM



Project Priority List

Cat	Priority Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>15,031,660</b>	<b>1,807,794</b>	<b>4,482,113</b>	<b>4,067,566</b>	<b>4,674,188</b>
1.10	Roofing			-				
	Building 020 - Classroom	6,300	16.00	126,000	126,000			
	Building 040 - Classroom	6,300	16.00	126,000	126,000			
	Building 060 - Classroom	6,300	16.00	126,000	126,000			
	Building 080 - Classroom	6,300	16.00	126,000	126,000			
	Building 100 - Classroom	6,300	16.00	126,000	126,000			
	Building 000 - Admin.	8,350	16.00	167,000			167,000	
	Building 010 - Classroom	7,350	16.00	147,000	147,000			
	Building 030 - Classroom	7,350	16.00	147,000	147,000			
	Building 050 - Classroom	7,350	16.00	147,000	147,000			
	Building 070 - Classroom	7,350	16.00	147,000	147,000			
	Building 090 - Classroom	7,350	16.00	147,000	147,000			
	Building 110 - Science Labs	7,350	16.00	147,000		147,000		
	Building 130 - Industrial Arts	17,450	16.00	349,000		349,000		
	Building N - Garage	1,600	16.00	32,000			32,000	
	Building 150 - Industrial Arts	12,300	16.00	246,000			246,000	
	Building P - Transformer	525	16.00	10,500			10,500	
	Building 160 - Gymnasium	15,278	16.00	305,560			305,560	
	Building 140 - Girl's Locker	6,400	16.00	128,000			128,000	
	Building 170 - Boy's Locker	8,500	16.00	170,000			170,000	
	Building T - Cafeteria	10,121	16.00	202,420			202,420	
	Building U - Snack Center	1,213	16.00	24,260			24,260	
	Building 190 - Performing Arts	17,006	16.00	340,120			340,120	
	Building 180 - Library / Classroom	18,260	16.00	365,200			365,200	
	Building 400 - Engineering	10,125	16.00	202,500				202,500
1.11	HVAC							
	Building 020 - Classroom	6,300	35.00	275,625				275,625
	Building 040 - Classroom	6,300	35.00	275,625				275,625
	Building 060 - Classroom	6,300	35.00	275,625				275,625
	Building 080 - Classroom	6,300	35.00	275,625				275,625
	Building 100 - Classroom	6,300	35.00	275,625				275,625
	Building 000 - Admin.	8,350	35.00	365,313				365,313
	Building 010 - Classroom	7,350	35.00	321,563				321,563
	Building 030 - Classroom	7,350	35.00	321,563				321,563
	Building 050 - Classroom	7,350	35.00	321,563				321,563
	Building 070 - Classroom	7,350	35.00	321,563				321,563
	Building 090 - Classroom	7,350	35.00	321,563				321,563
	Building 110 - Science Labs	7,350	35.00	321,563				321,563
	Building 130 - Industrial Arts	17,450	35.00	763,438			763,438	
	Building N - Garage	1,600	35.00	70,000			70,000	
	Building 150 - Industrial Arts	12,300	35.00	538,125			538,125	
	Building 140 - Girl's Locker	6,400	35.00	280,000			280,000	
	Building 170 - Boy's Locker	8,500	35.00	371,875			371,875	
	Building T - Cafeteria	10,121	35.00	442,794	442,794			
	Building U - Snack Center	1,213	35.00	53,069			53,069	
	Building 180 - Library / Classroom	18,260	35.00	798,875				798,875
1.12	Plumbing (Bldgs 160 & 190)	39,798	25.00	1,243,688		1,243,688		
1.13	Electrical (Bldgs 160 & 190)	39,798	30.00	1,492,425		1,492,425		
1.14	Painting	1	LS	1,250,000		1,250,000		
<b>2</b>	<b>CTE and ROP Facilities</b>			<b>1,531,250</b>	<b>18,750</b>	<b>-</b>	<b>1,512,500</b>	<b>-</b>
2.10	Auto/welding Shop Improvements	3,200	75.00	300,000			300,000	
2.11	AG/CTE Modernization	1	LS	962,500			962,500	
2.12	Sink in livestock area (Health Dept request)	1	LS	18,750	18,750			
2.13	Improve pens/barns/ag fields/greenhouse	1	LS	250,000			250,000	
<b>3</b>	<b>Music and Performing Arts Facilities</b>			<b>2,800,000</b>	<b>700,000</b>	<b>2,100,000</b>	<b>-</b>	<b>-</b>
3.10	Theater Modernization	1	LS	2,800,000	700,000	2,100,000		
<b>4</b>	<b>Energy Efficiency</b>			<b>1,800,000</b>	<b>-</b>	<b>1,800,000</b>	<b>-</b>	<b>-</b>
4.10	Prop 39 Opportunities			-				
	Site Lighting	1	LS	625,000		625,000		
4.11	Energy Management	1	LS	175,000		175,000		
4.12	Lighting Upgrades	1	LS	625,000		625,000		
4.13	Replace Restroom Exhaust Fans	1	LS	375,000		375,000		
4.14	Solar Opportunities			-		x		



Project Priority List

Cat	Priority Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			<b>18,571,625</b>	<b>1,378,125</b>	<b>-</b>	<b>5,114,125</b>	<b>12,079,375</b>
5.10	Building 020 - Classroom	6,300	100.00	787,500				787,500
5.11	Building 040 - Classroom	6,300	100.00	787,500				787,500
5.12	Building 060 - Classroom	6,300	100.00	787,500				787,500
5.13	Building 080 - Classroom	6,300	100.00	787,500				787,500
5.14	Building 100 - Classroom	6,300	100.00	787,500				787,500
5.15	Building 000 - Admin.	8,350	100.00	1,043,750			1,043,750	
5.16	Building 010 - Classroom	7,350	100.00	918,750				918,750
5.17	Building 030 - Classroom	7,350	100.00	918,750				918,750
5.18	Building 050 - Classroom	7,350	100.00	918,750				918,750
5.19	Building 070 - Classroom	7,350	100.00	918,750				918,750
5.20	Building 090 - Classroom	7,350	100.00	918,750				918,750
5.21	Building 110 - Science Labs	7,350	150.00	1,378,125	1,378,125			
5.22	Building 130 - Industrial Arts	17,450	100.00	2,181,250			2,181,250	
5.23	Building N - Garage	1,600	100.00	200,000			200,000	
5.24	Building 150 - Industrial Arts	12,300	100.00	1,537,500			1,537,500	
5.25	Building U - Snack Center	1,213	100.00	151,625			151,625	
5.26	Building 180 - Library / Classroom	18,260	100.00	2,282,500				2,282,500
5.27	Building 400 - Engineering	10,125	100.00	1,265,625				1,265,625
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
6.10	Tech. Infrastructure Upgrades	1	LS	481,250	481,250			
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>2,145,194</b>	<b>174,006</b>	<b>-</b>	<b>-</b>	<b>1,971,188</b>
7.10	Fire Alarm System	157,695	3.50	689,916				689,916
7.11	Telephone, Intercom, Clocks, Bells, PA	157,695	6.50	1,281,272				1,281,272
7.12	Security Cameras	1	LS	100,000	100,000			
7.13	Doors & Hardware	1	LS	74,006	74,006			
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			<b>-</b>				
8.10	Included within projects			-				
<b>9</b>	<b>Food Service Facilities (Kitchens &amp; Cafeterias)</b>			<b>500,000</b>	<b>125,000</b>	<b>375,000</b>	<b>-</b>	<b>-</b>
9.10	Kitchen Modernization	1	LS	500,000	125,000	375,000		
<b>10</b>	<b>Competitive Athletic Facilities</b>			<b>23,896,156</b>	<b>600,000</b>	<b>6,018,750</b>	<b>2,981,250</b>	<b>14,296,156</b>
10.10	New Aquatic Facilities	1	LS	5,500,000	5,500,000			
10.11	Athletic Field Renovations & Reconfiguration	1	LS	1,250,000		1,250,000		
10.12	Upgrade Baseball Facility	1	LS	481,250			481,250	
10.13	Athletic Facilities (Restroom, Concession, Seating, Lighti	1	LS	1,875,000		1,875,000		
10.14	Gym Modernization	1	LS	2,400,000	600,000	1,800,000		
10.15	Weight Room	2,000	150.00	375,000		375,000		
10.16	Wrestling Facility Improvements	3,000	75.00	281,250		281,250		
10.17	Tennis Courts	10	10,000	125,000		125,000		
10.18	Track - Synthetic	1	LS	2,500,000			2,500,000	
10.19	Basketball & Volleyball Courts	1	LS	312,500		312,500		
10.20	Shower/Locker Room Improvements	15,159	75.00	1,421,156				1,421,156
10.21	Added Athletic Support Facilities: Storage/Training Rooi	1,500	300.00	562,500				562,500
10.22	New Gymnasium	1	LS	12,312,500				12,312,500
<b>11</b>	<b>Community Facility Uses/Needs</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>12</b>	<b>Aesthetics &amp; Curb Appeal</b>			<b>4,596,250</b>	<b>450,000</b>	<b>1,833,750</b>	<b>2,312,500</b>	<b>-</b>
12.10	Pedestrian flow pattern	1	LS	125,000				125,000
12.11	Parking and Traffic Flow Patterns	1	LS	187,500				187,500
12.12	Quad	50,000	20.00	250,000		250,000		
12.13	Landscape	1	LS	500,000				500,000
12.14	Irrigation	1	LS	937,500				937,500
12.15	Drainage	1	LS	62,500		62,500		
12.16	Fencing - Block Walls	1	LS	312,500				312,500
12.17	Parking Lot - Replace	83,400	5.00	521,250		521,250		
12.18	Concrete Site Walkways	1	LS	500,000		250,000		250,000
12.19	Slope Mitigation	1	LS	1,000,000	250,000	750,000		
12.20	Bastanchury Entrance Upgrades	1	LS	200,000	200,000			
12.21	Repairs to walkway canopies	1	LS	500,000		500,000		
12.22	Signage / Marquee	1	LS	87,500				87,500
12.23	Shade Structures in Student Courtyard	5	100,000	625,000		625,000		
<b>13</b>	<b>Other Items not Identified Above</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Totals</b>				<b>70,872,135</b>	<b>5,253,675</b>	<b>16,609,613</b>	<b>15,987,941</b>	<b>33,020,906</b>
					Phase 1 (1 to 2 Years)	Phase 2 (3 to 5 Years)	Phase 3 (6 to 10 Years)	Phase 4 (11+ Years)

## AERIAL PHOTO



## SCHOOL SITE DATA

YEAR OPENED: 1964

NUMBER OF STUDENTS: 2,755

CLASSROOMS: 68 (4 PORTABLES)

COMPUTER LABS: 8

SCIENCE LABS: 12

## FRONT DOOR PHOTO



## TROY HIGH SCHOOL

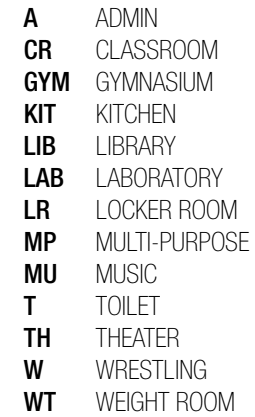
2200 DOROTHY LN. FULLERTON, CA 92831

2016 LONG-RANGE FACILITY MASTER PLAN

Fullerton Joint Union High School District





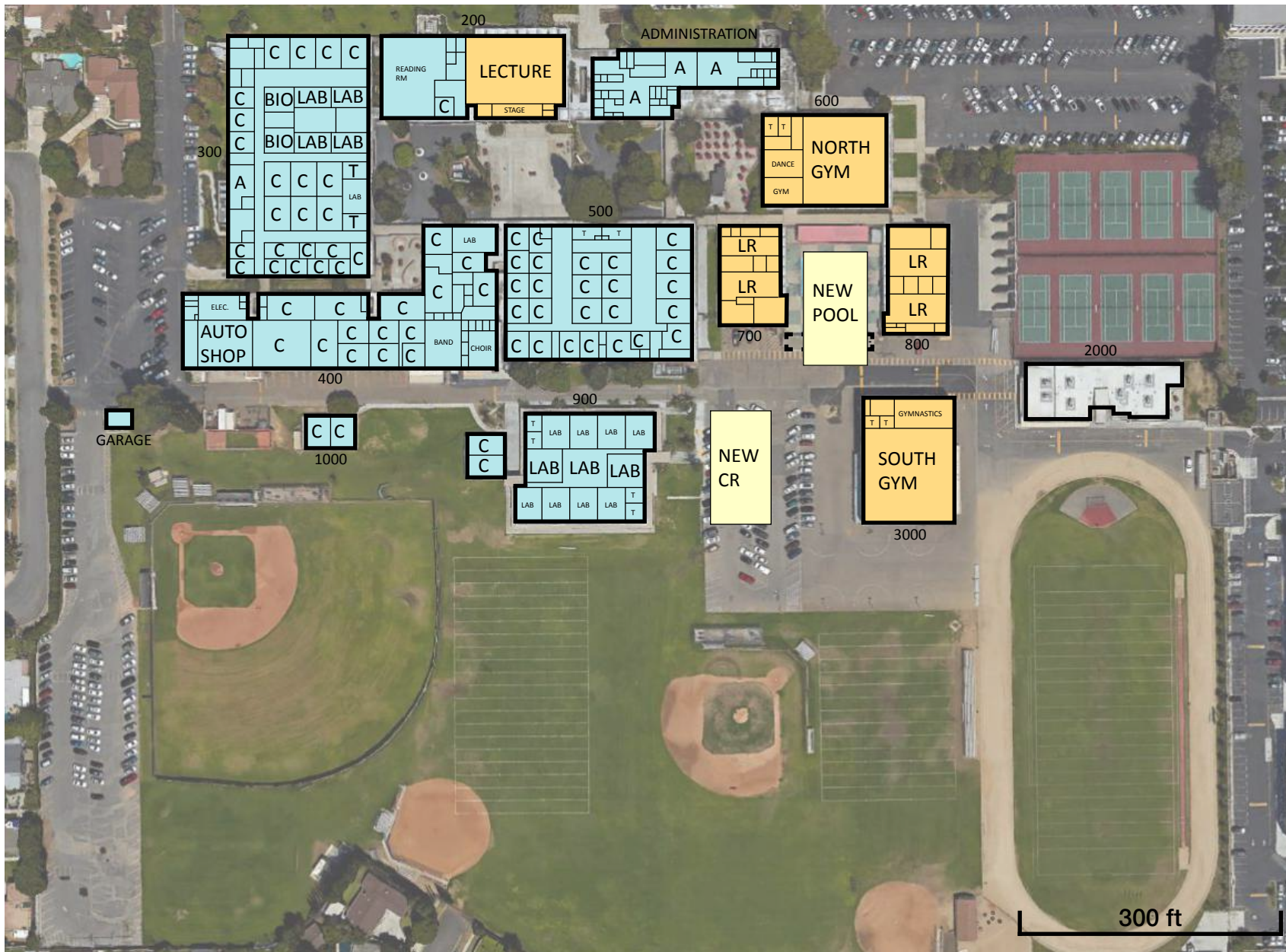


**PBK**

**MASTER PLAN SITE PLAN  
TROY HIGH SCHOOL  
FULLERTON JOINT UNION HIGH SCHOOL DISTRICT  
05/23/16**







- NEW CONSTRUCTION
  - MAJOR MODERNIZATION
  - MINOR MODERNIZATION
- 
- A** ADMIN
  - CR** CLASSROOM
  - GYM** GYMNASIUM
  - KIT** KITCHEN
  - LIB** LIBRARY
  - LAB** LABORATORY
  - LR** LOCKER ROOM
  - MP** MULTI-PURPOSE
  - MU** MUSIC
  - T** TOILET
  - TH** THEATER
  - W** WRESTLING
  - WT** WEIGHT ROOM





## Project Priority List

Cat	Priority Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>14,721,268</b>	<b>-</b>	<b>4,618,231</b>	<b>6,452,520</b>	<b>3,650,516</b>
1.10	Roofing			-				
	Building A - Administration	11,388	16.00	227,760			227,760	
	Building 200 - Library & Lecture Hall	18,078	16.00	361,560			361,560	
	Building 300 - Math/Science	39,450	16.00	789,000			789,000	
	Building 400A - Industrial Arts	23,925	16.00	478,500		478,500		
	Building 400B - Industrial Arts	12,610	16.00	252,200		252,200		
	Building 500 - Classrooms	31,500	16.00	630,000			630,000	
	Building 600 - North Gymnasium	14,500	16.00	290,000		290,000		
	Building 705 - Girl's Locker	6,640	16.00	132,800				132,800
	Building I - Boy's Locker	8,200	16.00	164,000				164,000
	Building J - Equipment Storage	1,800	16.00	36,000		36,000		
	Building K - Maintenance	800	16.00	16,000			16,000	
	Building 700 - South Gymnasium	15,225	16.00	304,500				304,500
	Building 900 - Science	18,376	16.00	367,520				367,520
	Building 2000 - Special Ed.	8,822	16.00	176,440				176,440
1.11	HVAC			-				
	Building A - Administration	11,388	35.00	498,225			498,225	
	Building 200 - Library & Lecture Hall	18,078	35.00	790,913			790,913	
	Building 300 - Math/Science	39,450	35.00	1,725,938			1,725,938	
	Building 400A - Industrial Arts	23,925	35.00	1,046,719		1,046,719		
	Building 400B - Industrial Arts	12,610	35.00	551,688		551,688		
	Building 500 - Classrooms	31,500	35.00	1,378,125			1,378,125	
	Building 600 - North Gymnasium	14,500	35.00	634,375		634,375		
	Building 705 - Girl's Locker	6,640	35.00	290,500				290,500
	Building I - Boy's Locker	8,200	35.00	358,750				358,750
	Building J - Equipment Storage	1,800	35.00	78,750		78,750		
	Building K - Maintenance	800	35.00	35,000			35,000	
	Building 700 - South Gymnasium	15,225	35.00	666,094				666,094
	Building 900 - Science	18,376	35.00	803,950				803,950
	Building 2000 - Special Ed.	8,822	35.00	385,963				385,963
1.12	Painting	1	LS	1,250,000		1,250,000		
<b>2</b>	<b>CTE and ROP Facilities</b>			<b>3,300,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3,300,000</b>
2.10	New "Flex Labs" & Tech Classrooms Wings	8,800	300.00	3,300,000				3,300,000
<b>3</b>	<b>Music and Performing Arts Facilities</b>			<b>1,800,000</b>	<b>450,000</b>	<b>1,350,000</b>	<b>-</b>	<b>-</b>
3.10	Theater Modernization	1	LS	1,800,000	450,000	1,350,000		
<b>4</b>	<b>Energy Efficiency</b>			<b>1,800,000</b>	<b>-</b>	<b>1,800,000</b>	<b>-</b>	<b>-</b>
4.10	Prop 39 Opportunities			-				
	Site Lighting	1	LS	625,000		625,000		
4.11	Energy Management	1	LS	175,000		175,000		
4.12	Lighting Upgrades	1	LS	625,000		625,000		
4.13	Replace Restroom Exhaust Fans	1	LS	375,000		375,000		
4.14	Solar Opportunities			-		x		
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			<b>23,224,938</b>	<b>-</b>	<b>6,164,063</b>	<b>8,250,125</b>	<b>8,810,750</b>
5.10	Building A - Administration	11,388	100.00	1,423,500			1,423,500	
5.11	Building 200 - Library & Lecture Hall	18,078	100.00	2,259,750			2,259,750	
5.12	Building 300 - Math/Science	39,450	125.00	6,164,063		6,164,063		
5.13	Building 400A - Industrial Arts	23,925	100.00	2,990,625			2,990,625	
5.14	Building 400B - Industrial Arts	12,610	100.00	1,576,250			1,576,250	
5.15	Building 500 - Classrooms	31,500	100.00	3,937,500				3,937,500
5.16	Building J - Equipment Storage	1,800	100.00	225,000				225,000
5.17	Building K - Maintenance	800	100.00	100,000				100,000
5.18	Building 900 - Science Labs	18,376	150.00	3,445,500				3,445,500
5.19	Building 2000 - Special Ed.	8,822	100.00	1,102,750				1,102,750

Project Priority List

Cat	Priority Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			<b>481,250</b>	<b>481,250</b>	-	-	-
6.10	Infrastructure Upgrades	1	LS	481,250	481,250			
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>2,545,663</b>	<b>240,650</b>	-	-	<b>2,305,013</b>
7.10	Fire Alarm System	184,401	3.50	806,754				806,754
7.11	Telephone, Intercom, Clocks, Bells, PA	184,401	6.50	1,498,258				1,498,258
7.12	Security Cameras	1	LS	100,000	100,000			
7.13	Doors & Hardware	1	LS	140,650	140,650			
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			-				
8.10	Seismic Upgrades will per "project" specific as required							
<b>9</b>	<b>Food Service Facilities (Kitchens &amp; Cafeterias)</b>			<b>1,356,250</b>	-	<b>1,356,250</b>	-	-
9.10	Kitchen / Food Service - Modernization	3,100	350.00	1,356,250		1,356,250		
<b>10</b>	<b>Competitive Athletic Facilities</b>			<b>12,080,000</b>	<b>2,500,000</b>	<b>6,725,000</b>	<b>1,000,000</b>	<b>1,855,000</b>
10.10	New Aquatic Facilities			5,500,000	1,375,000	4,125,000		
10.11	Gymnasium (North) Modernization	1	LS	2,000,000	500,000	1,500,000		
10.12	Gymnasium (South) Modernization	1	LS	1,300,000	325,000	975,000		
10.13	Tennis Courts - Resurfacing	1	LS	125,000		125,000		
10.14	New Synthetic Track	1	LS	1,000,000			1,000,000	
10.15	Move Softball Field	1	LS	300,000	300,000			
10.16	Building 705 - Girl's Locker	6,640	100.00	830,000				830,000
10.17	Building I - Boy's Locker	8,200	100.00	1,025,000				1,025,000
<b>11</b>	<b>Community Facility Uses/Needs</b>			-	-	-	-	-
<b>12</b>	<b>Accessibility and ADA Compliance</b>			<b>4,302,500</b>	<b>125,000</b>	-	-	<b>4,177,500</b>
12.10	Quad	50,000	20.00	250,000				250,000
12.11	Landscape	1	LS	500,000				500,000
12.12	Irrigation	1	LS	937,500				937,500
12.13	Drainage	1	LS	62,500				62,500
12.14	Fencing - Block Walls	1	LS	312,500				312,500
12.15	Parking Lot - Replace	83,400	5.00	521,250				521,250
12.16	Concrete Site Walkways	1	LS	500,000				500,000
12.17	New LCD Marquee Sign	1	LS	125,000	125,000			
12.18	Parking Lots			-				
	Repair/Replace - Student & Faculty Lots	1	LS	468,750				468,750
	Repair/Replace - Interior Campus Faculty Lots	1	LS	312,500				312,500
12.19	Block Walls - Tile Pillar refurbishment	1	LS	312,500				312,500
<b>13</b>	<b>Other Items not Identified Above</b>			<b>512,500</b>	<b>225,000</b>	-	<b>287,500</b>	-
13.10	Traffic Flow Improvements	1	LS	200,000	200,000			
13.11	Door in Room 425	1	LS	25,000	25,000			
13.12	South Entrance - Athletics	1	LS	287,500			287,500	
				-				
<b>Totals</b>				<b>66,124,368</b>	<b>4,021,900</b>	<b>22,013,544</b>	<b>15,990,145</b>	<b>24,098,779</b>
					Phase 1 (1 to 2 Years)	Phase 2 (3 to 5 Years)	Phase 3 (6 to 10 Years)	Phase 4 (11+ Years)



## AERIAL PHOTO



## SITE DATA

YEAR BUILT: 1964

YEAR OCCUPIED: 1998

TOTAL SQUARE FOOTAGE: 25,601 SF

## FRONT DOOR PHOTO



## DISTRICT EDUCATIONAL CENTER

1051 W BASTANCHURY RD, FULLERTON, CA 92833

2016 LONG-RANGE FACILITY MASTER PLAN

Fullerton Joint Union High School District







A	ADMIN
C	CLASSROOM
CL	COMPUTER LAB
GYM	GYMNASIUM
KIT	KITCHEN
LIB	LIBRARY
LAB	LABORATORY
LR	LOCKER ROOM
MP	MULTI-PURPOSE
MU	MUSIC
T	TOILET
TH	THEATER
W	WRESTLING
WT	WEIGHT ROOM





- |   |                     |
|---|---------------------|
| <span style="display: inline-block; width: 20px; height: 10px; background-color: yellow; border: 1px solid black;"></span>    | NEW CONSTRUCTION    |
| <span style="display: inline-block; width: 20px; height: 10px; background-color: orange; border: 1px solid black;"></span>    | MAJOR MODERNIZATION |
| <span style="display: inline-block; width: 20px; height: 10px; background-color: lightblue; border: 1px solid black;"></span> | MINOR MODERNIZATION |
| <b>A</b>  | ADMIN               |
| <b>C</b>  | CLASSROOM           |
| <b>CL</b>   | COMPUTER LAB        |
| <b>GYM</b>  | GYMNASIUM           |
| <b>KIT</b>  | KITCHEN             |
| <b>LIB</b>  | LIBRARY             |
| <b>LAB</b>  | LABORATORY          |
| <b>LR</b>   | LOCKER ROOM         |
| <b>MP</b>   | MULTI-PURPOSE       |
| <b>MU</b>   | MUSIC               |
| <b>T</b>  | TOILET              |
| <b>TH</b>   | THEATER             |
| <b>W</b>  | WRESTLING           |
| <b>WT</b>   | WEIGHT ROOM         |



**MASTER PLAN SITE PLAN  
DISTRICT EDUCATION CENTER  
FULLERTON JOINT UNION HIGH SCHOOL DISTRICT  
05/23/16**



**District Offices**

Fullerton Joint Union High School District

**Rock List Item:**

No Rock List Identified for this site

**Project Priority List**

Cat	Project	Quantity	\$/SF	Project Cost	Costs Phase 1 (1 to 2 Years)	Costs Phase 2 (3 to 5 Years)	Costs Phase 3 (6 to 10 Years)	Costs Phase 4 (11+ Years)
<b>1</b>	<b>Deferred Maintenance Items</b>			<b>1,811,399</b>	-	-	-	<b>1,811,399</b>
1.10	Roofing	20,124	16.00	402,480				402,480
1.11	HVAC	25,061	35.00	1,096,419				1,096,419
1.12	Painting	1	LS	312,500				312,500
<b>2</b>	<b>CTE and ROP Facilities</b>			-	-	-	-	-
	N/A			-	-	-		
<b>3</b>	<b>Music and Performing Arts Facilities</b>			-	-	-	-	-
	N/A			-	-	-		
<b>4</b>	<b>Energy Efficiency</b>			-	-	-	-	-
4.10	Prop 39 Opportunities			-				
4.11	Solar Opportunities			-		x		
<b>5</b>	<b>Classrooms/Facilities for Core Educational Programs (Modernizations)</b>			-	-	-	-	-
	N/A							
<b>6</b>	<b>Computer Technology &amp; Infrastructure</b>			<b>200,000</b>	-	-	<b>200,000</b>	-
6.10	Technology Upgrades	1	LS	200,000			200,000	
<b>7</b>	<b>Security &amp; Safety Systems</b>			<b>313,263</b>	-	-	-	<b>313,263</b>
7.10	Fire Alarm System	25,061	3.50	109,642				109,642
7.11	Telephone, Intercom, Clocks, Bells, PA	25,061	6.50	203,621				203,621
<b>8</b>	<b>Seismic Upgrades/Retrofits (AB 300)</b>			-				
	N/A			-				
<b>9</b>	<b>Food Service Facilities (Kitchens &amp; Cafeterias)</b>			-	-	-	-	-
	N/A			-				-
<b>10</b>	<b>Competitive Athletic Facilities</b>			-	-	-	-	-
	N/A			-	-	-		
<b>11</b>	<b>Community Facility Uses/Needs</b>			-	-	-	-	-
<b>12</b>	<b>Sitework &amp; Accessibility Upgrades</b>			<b>418,750</b>	-	-	-	<b>418,750</b>
12.10	Landscape	1	LS	62,500				62,500
12.11	Irrigation	1	LS	125,000				125,000
12.12	Parking Lot - Replace	22,000	5.00	137,500				137,500
12.13	Concrete Site Walkways	1	LS	93,750				93,750
<b>13</b>	<b>Other Items not Identified Above</b>			-	-	-	-	-
				-				
<b>Totals - 2016 \$</b>				<b>2,743,411</b>	-	-	<b>200,000</b>	<b>2,543,411</b>