

PSCOC MEETING NOTEBOOK FOR SEPTEMBER 7, 2012

TAB 1

CALL TO ORDER:

- Proposed Motions
- Approval of Agenda
- Correspondence

**PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL
AGENDA
SEPTEMBER 7, 2012—9:00 AM
STATE CAPITOL BUILDING, ROOM 317
SANTA FE, NEW MEXICO**

- # **1. Call to Order** **-- Mr. David Abbey, Chair**
- a. Approval of Agenda
 - b. Correspondence
- # **2. Approval of Minutes (June 21-22, 2012 & July 26, 2012)**
- # **3. Subcommittee Reports**
- a. **Awards Subcommittee**
 - **Financial Plan**
 - **Additional Funding/Emergency Funding/Award Language Requests**
 - Belen—Family School—Out-of-Cycle Design Funds
 - Capitan – Capitan ES/HS – Local Match Advance
 - Chama – Tierra Amarilla ES & Escalante MHS Repairs
 - Gadsden – Gadsden HS – Out-of-Cycle Construction – Phase III, Part 1
 - **Facility Master Plan Assistance – Application**
 - **2012-2013 Lease Assistance Award Recommendations**
 - b. **Administration, Maintenance & Standards Subcommittee**
 - **Las Vegas City Schools – Sierra Vista ES – Appeal of Revised NMCI Ranking**
 - **2013-2014 Standards-Based Capital Outlay Award Cycle**
 - 2013-2014 Weight/Rank Methodology
 - 2013-2014 Variance Renewal – Charter & Alternative Schools
 - 2013-2014 Proposed Workplan/Timeline
 - **FY2014 PSFA Operating Budget/Organizational Structure**
- # **4. Director's Report**
- a. **Project Status Reports**
 - PSCOC Project Status Report
 - Master Plan Project Status Report
 - Lease Assistance Report
- # **5. Other Business**
- a. PSFA Strategic Issues
 - b. Election of Chair and Vice-Chair
 - c. Next PSCOC Meeting — Proposed for October 4, 2012

Public Comments

Adjourn

PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL SUBCOMMITTEE ASSIGNMENTS

PSCOC

David Abbey, Chair

Keith Gardner, Vice-Chair

Awards Subcommittee

Joe Guillen, Chair

David Abbey

Tom Clifford

Frances Maestas

Administration, Maintenance & Standards Subcommittee

Raul Burciaga, Chair

Paul Aguilar

Gene Gant

J. Dee Dennis

Keith Gardner will serve as designee on subcommittees in the absence of any member.

TAB 2

APPROVAL OF MINUTES:

June 21-22, 2012

and

July 26, 2012

**PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL
MINUTES
JUNE 21, 2011—9:00 AM
CARROLL ELEMENTARY SCHOOL
301 CALLE DE ESCUELA
BERNALILLO, NEW MEXICO**

Members Present: Mr. David Abbey, LFC Mr. Gene Gant
 Mr. Joe Guillen, NMSBA Ms. Frances Maestas, LESC
 Mr. Raul Burciaga, LCS Mr. Paul Aguilar, PED
 Mr. J. Dee Dennis, RLD

Designees: Mr. Michael Marcelli for Mr. Tom Clifford, DFA
 Ms. Andrea Pitts for Mr. Dee Dennis, RLD, until 11:30 AM

Absent: Mr. Keith Gardener, Office of the Governor

1. Call to Order

Mr. David Abbey, Chair

a. Approval of Agenda

Mr. Robert Gorrell, PSFA Director, called roll and presented the agenda to the Council noting that the PSCOC reserved the right to change the order of the agenda as deemed necessary.

MOTION: Mr. Joe Guillen moved for approval of the agenda as presented. Mr. Raul Burciaga seconded, the motion carried.

b. Correspondence

There was no correspondence at this time.

2. Adoption of Minutes (May 1, 2012)

MOTION: Upon review by the Council, Ms Andrea Pitts moved for approval of the May 2, 2012 PSCOC minutes, subject to technical corrections. Mr. Michael Marcelli seconded, the motion carried.

Welcome

Superintendent Allan Tapia welcomed the Council to the Bernalillo School District. The Council thanked the district for hosting the PSCOC meeting at their district.

Superintendent Tapia noted that the district has summer school for the first time at every single school in the district. He stated that the summer school program is funded by the district and 21st Century funds. Mr. Tapia informed the Council that the district is at capacity in regard to the elementary schools. It is unknown if the district will continue with 21st Century after this year but are interested in K-3 Plus Program in the future.

3. Overview of 2012-2013 Standards-Based Capital Outlay Application Process and Requirements and District Presentations

a. Overview of Application Process/Requirements & Financial Plan

Mr. Tim Berry, PSFA Deputy Director, gave a brief overview of the Standards-Based Capital Outlay application process and requirements. He noted that the application is divided into

two phases beginning with the pre-application process and later a detailed full application. The 2012-2013 application is web-based and districts are able to access it via internet. Mr. Berry referred the Council to the meeting notebooks that contain the district applications, fast facts that are a roll-up of district finances for districts that applied for PSCOC funding, as well as other pertinent information. The Council was referred to a spreadsheet that reflects the estimated cost for the final applications, with potential state share net awards.

Mr. Berry noted that the final applications include 11 districts that applied for 12 projects at a total project cost of \$207.7 million. The planning/design projects total \$40 million. After state/local match and after offsets, there are potential \$21 million in state funding to begin the projects. After state/local match and offsets, the cost for the projects is \$130 million to fully fund the requested projects.

Financial Plan

Mr. Jeff Eaton presented the financial plan to the Council referring them to the plan that was made available in their meeting notebooks that reflects the actions taken by the Council at their last meeting regarding projects and adjustments.

Projects and adjustments are listed below:

-- Espanola—Alcalde ES (P06-015)

This request was for Council approval of the Awards Subcommittee recommendation to amend the 2005-2006 award to Española Public Schools for Alcalde Elementary School to include Phase II out-of-cycle construction funding to construct a new elementary school to adequacy for 200 students, grades K-6 with an increase in the state share amount of \$5,569,291 (59%), contingent upon an additional local share of \$3,870,185 (41%).

-- Los Lunas—High School (P11-015)

This request was for Council approval of the Awards Subcommittee recommendation to amend the previous 2010-2011 award to Los Lunas Public Schools for Los Lunas High School to include out-of-cycle construction funding to complete Phase 1 of 2 to renovate/replace the existing facilities to adequacy for a core of 1,800 and classrooms for 1,500 students, grades 9-12 with an increase in the state share amount of \$23,468,099 (80%), contingent upon an additional local share of \$5,867,025 (20%).

Mr. Eaton referred to the Council to the portion of the financial plan that reflects what districts have not sold bond. He noted that the Council has taken the direction that they want to only certify the need for bonds prior to projects that are ready for construction funding.

b. District Presentations

-- Las Vegas City School District

Priority 1 Request: To construct new full service kitchen and cafeteria dining area and platform to be shared with Los Ninos Elementary school. Project includes an enclosed walkway between the schools and a district-wide food services warehouse. Both schools, Sierra Vista and Los Ninos, have insufficient food preparation areas. Sierra Vista has 550 sf of food preparation area (but is required to have 1000 sf), and this area is supported by a food serving area, dishwashing station, cold and dry food storage, a kitchen administrators office, and staff toilet rooms. Los Ninos has 220 sf of food preparation area but is required to have 1000 sf. The successful completion of this project will help both schools to meet state adequacy standards regarding food preparation and serving program area.”

Site Visit Report: Sierra Vista ES has adequate serving space for all students. With the proper planning and additional equipment, the lunch can be served in this school in one sitting. Since the school came up the ranking and it is eligible for the state funding, PSFA recommends to the district to change the application language to apply for the present kitchen upgrade.

In regards to Los Ninos ES, the existing serving/warming kitchen meets the NM Adequacy Standards. However, if the district wishes to have a separate kitchen for Los Ninos ES, the school has adequate space to accommodate this option. Since the ranking of this school is high, the district request for funding at this point will not be considered for this school.

PSFA does not recommend approval of this request as stated in the application. Las Vegas City School district passed a \$3 million. GO Bond in 1985 to construct Sierra Vista Elementary school. Three years later, another bond issue passed for \$3,5M, in part of which was used to construct Los Ninos Elementary school on the same 26.77 acres site. Sierra Vista ES was designed as one story 49,848 SF campus. It has no additions and no portable buildings. The original design capacity of the school was 480 students (24 classrooms). Current school enrollment is 185 students from Kindergarten through 5th grade levels. The school building is in good condition and currently undergoing total HVAC system replacement. The roof was replaced in 2009. Sierra Vista ES 2012-2013 rank is 86 with the weighted NMCI 35.14%. Sierra Vista ES also houses a Health Center occupying a space of three classrooms. The school has a multipurpose room of 4,644 SF and the kitchen/food preparation area of 1,890 sf which is adequate for the elementary school facility. Lunches at Sierra Vista ES are served in two servings (NM Adequacy Standards allow 3 servings), although space is adequate to serve all students in one serving.

Facilities Master Plan: The FMP states that the district's top priority is to construct a new full service kitchen and a cafetorium dining area and platform to be shared with Los Ninos Elementary, which includes an enclosed walkway between school and district wide food services warehouse.

Maintenance Reports: The PM plan needs to be adopted and embraced wholeheartedly to comply with statutory requirements. Staff recommends that the site drainage study be part of any project for this school. The program needs to be enhanced through additional PM schedules and effective implementation to include all facility equipment. Vandalism is a problem at this school site and staff recommends the district look at enhancing security to protect the facilities. The district should also make a conscious effort of addressing and rectifying the major and minor FMAR findings.

Notes: Superintendent Sheryl McNellis represented the district. This request is only for construction cost and does not include the design cost so the estimate will have to be revised. PSFA noted that the school is in relatively good condition and that the school shares facilities with the adjacent school facility. Staff pointed out that the facility only has roof issues which may be reflective in the application as the roofs have been repaired. Superintendent McNellis stated that the district would like to modify its application to only the renovation of the kitchen at Sierra Vista ES at a requested amount of \$1,281,250 for

construction only. In regard to the Health Care Center, she noted that it is a district-wide center, and awarded for two additional centers. The board has concurred with the revised request and ready to support the district to move forward. The district is moving forward with their audits.

The Council voiced concern regarding the district's excess capacity and operating a facility at 30% capacity. The Council asked if the district has looked at ways to consolidate schools in the fraction of the campus or closing wings. The superintendent replied that the district closed 2 wings that are not currently being used and the district intends to use the space as a student-based health center. Robertson HS has closed down one of the buildings and moved the classes into the main building. The district has also discussed their early childhood/preschool center which is not a pre-k but instead a kindergarten school. The district has discussed moving the students out into their home schools and bringing in head-start program with a partnership with West Las Vegas in housing the head-start students at the early childhood center and cost share the facilities.

--Farmington School District

Priority 1 Request: District is requesting funds for the design of a new Farmington High School to replace the existing Farmington High School. It is yet to be determined whether the school will be built at the existing site and utilize some of the existing structures such as the gym, football stadium and Fine Arts Building. The alternative is a new structure built on district land immediately adjacent to the new Tibbetts Middle School which is presently under construction and scheduled for completion by July, 2013.

Site Visit Report: The existing Farmington HS is in relatively good condition, but has a number of facilities and systems that are beyond their useful life and need replacement. The high school was originally constructed in the 1950s with numerous additions and renovations throughout the years. Staff recommends that the existing facilities be renovated and/or replaced on the existing campus. Renovation/replacement on the existing campus will present some challenges, but should be able to be accomplished for substantially less than building a new high school at a new site which will require considerable offsite costs and over adequacy expenses for the district to build comparable facilities of the existing school. District lacks local GOB capacity to accomplish a complete new high school without dedicating all capacity of a planned 2014 election to this project and will require additional phases to the funded from another GOB election in 2018.

Facilities Master Plan: The district must complete a new Facilities Master Plan by December 2012.

Maintenance Reports: Best practices have been identified. This district should be used as an example of quality in maintenance and operations. Quarterly maintenance performance metrics are provided to board and leadership for continuous improvement. Building lacks modern features, and some major systems are at end of life. The district should also make a conscious effort of addressing and rectifying the major finding.

Notes: *The district is conducting a survey of the community to gauge support of either constructing a new high school on the current site or a new location of district land near Tibbetts Middle School currently under construction. A comprehensive cost comparison*

of the two options should be conducted if the district and community decide to move in the direction of a new site with the ability to return to the PSCOC to modify the award. The district passed a 2-Mill levy. District is targeting a bond issue for \$22 million for a new high school. Regarding the Tibbetts facility the superintendent stated that they must keep it to house the middle school students for another year. The district's overall plan is to demolish and/or renovate portions of the buildings but need to discuss this issue with their architect. The Council informed the district that they must make adjustments to their facility master plan.

-- Central School District

Priority 1 Request: The district requests funds for the design of a new Naschitti elementary school on the existing site with possible reuse of the gymnasium and two classrooms.

Facilities Master Plan: Master Plan is current but will need an annual update.

Maintenance Reports: The school is well maintained with a few specific challenges to include ageing facility and systems. Monthly maintenance performance metrics are published on the district website for review. The team reviews these metrics on a monthly basis. Building lacks modern features. The district should also make a conscious effort of addressing and rectifying the Major and Minor findings. They should also fully implement an Energy Management program as they move forward with the use of Utility Direct.

Site Visit Report: Staff recommends a new school to replace the existing aged structure, although it may be possible to integrate and renovate the gymnasium and 2 classrooms. The school was originally constructed in 1948 as a BIA school and has had numerous additions/renovations throughout the years. A new state funded Pre-K classroom was added in 2010. The Pre-K program had 8 students in the 2011-2012 school-year but expects at least 10 students in 2012-2013. The school has been well maintained but is beyond its useful life. The new school will be designed to be much smaller than the existing school due to decreased student population. The population may increase slightly due to it being the newest school in the area and some students currently attending a BIA school (approximately 15 miles away) may transfer after completion. Students will be housed in portables at the site during the construction of the new school

Notes: *The school has been on their radar for many years and the district has reached a point in the ranking where they can apply for the project. The district noted that the community supports the district and they have their matching funding. The Council asked if the staff concurs with the decision to keep part of the buildings as it was built in 1948 and needs a substantial amount of work. Mr. Lasiewicz replied that staff concurs and there are new classroom in the building that are worth keeping. The gymnasium is in good condition although it needs renovations in the restrooms. The buildings that are currently exists will be demolished. The district has a contract with Roof Care and they are maintaining the roof along with the help of PSFA until the district can renovate the school. The district has enough portable buildings to house the school during construction. The district voiced concern regarding a kitchen facility and asked if the Council could provide a portable kitchen. The leases are 50-year leases and have sent a copy of the Shiprock HS lease to PSFA which gives a 90 acre lease including several of*

the schools. The Naschitti lease has been signed but the district has not received it from the tribe. The district will provide the lease at the next PSCOC meeting. Mr. Lasiewicz informed the Council that the leases have been signed by the President of the Navajo Nation and are awaiting the signature from the Federal Government. It was stated that the district is losing students to Gallup due to the disrepair of the facilities but are confident that students will return once the buildings are repaired. The district architect agreed that the gymnasium is above adequacy but assured the Council that the new building will be built with PSFA recommendations. Mr. Gorrell noted that the 2 years ago, the district's maintenance was more effective than what it is now. He emphasized the importance of involvement of leadership in watching over the process and giving the district feedback of whether or not it is working. The Council indicated that this is a good project but voiced concern regarding the FCI ranking and replacement of the structure. Mr. Gorrell explained that the project needs to be analyzed to determine how many years the system or component will last as part of the design process. The school has been well maintained but it's beyond its useful life. The staff was cautioned to be careful with this issue.

-- New Mexico School for the Deaf

Priority 1 Request: The request is to address numerous site infrastructure needs and deficiencies including: redevelopment of site access/ parking, construction of a playfield for physical education/recreation, provide emergency access to Larson Gym, provide adequate, non-conflicting delivery access to dining hall, construct security/monitoring facility, traffic calming along back access road, improve pedestrian circulation, develop security barrier between James Little Theater parking lot and primary school campus, and improve water distribution system.

Facilities Master Plan: Currently, the NMSD Master Plan is being updated and is scheduled for completion by the end of June 2012.

Maintenance Reports: Best practices identified, this district should be used as an example of quality in maintenance and operations. Staff recommends the district continue effective use of the FIMS tools and adopt maintenance performance metrics. They should also fully implement an Energy Management program as they move forward with the use of Utility Direct. The district has already addressed and rectified the major finding.

Site Visit Report: PSFA recommends approval of this application. The NMSD Santa Fe campus site is ranked #1 with the weighted NMCI 136.60%. This is a non-traditional school, a residential campus. NMSD campus had a number of improvements done over past few years that include renovation of Connor Hall, renovation of Dillon Hall, DCP improvements to the Dining Hall and residential cottages, and roof repairs at several buildings. NMSD is currently going through the Master Planning process which is scheduled to be completed at the end of June 2012.

At the PSFA site visit to the school campus, NMSD clarified that the work associated with the improvements along Cerrillos Road, traffic studies, front parking lot and installation of the security gate at the rear entrance to the campus are not part of this request. This work was previously funded under the Deficiencies Correction Program and the school is now ready to proceed with the design.

Particular concern for NMSD is their water system leaks. The source of these leaks has not been found. As a part of the requested project, NMSD will be able to upgrade the water distribution system and install separate water meters at its buildings. There is a possibility that after this work is completed, the City of Santa Fe will be responsible for the water system on the campus. PSFA will be able to participate in funding such infrastructure work, since it is within the existing campus site.

In regard to the requested security monitoring system, PSFA does not participate in funding of the actual installation of security cameras but will be able to fund the rough-ins and wiring to the cameras. NM Adequacy Standards allow for the minimum landscaping/irrigation work on the campus. PSFA will be able to help to restore the old irrigation system but not upgrade the total irrigation system throughout the campus.

PSFA supports the NMSD request to improve the vehicular circulation and access to buildings, as well as the installation of traffic signs, speed bumps, etc.

NMSD has the existing football field used mostly by the middle and high school students and is requesting funding for the construction of the second playfield for the elementary school and for recreation activities for the residential students.

Notes: Mr. Richard Gorman represented the NMSD. It was stated that NMSD currently does not have the required local match for the planning, design or construction of the project. These funds are anticipated to be part of 2013 Legislative capital outlay request and may require PSCOC consideration of an advance for the planning and design phase of the project. The Council asked if the school receives funding from the BR&R from HED. The district representative stated that they had historically received BR&R funding from Higher Ed but it was discontinued last year. The district is approaching HED as its current oversight agency, and they indicated that they are hoping to acquire their matching funds. The district will go through the legislature and then to Higher Ed for the matching funds. If funds are not appropriated from the legislature, the district will then seek a waiver. NMSD will be scheduling a meeting with HED to discuss inclusion into the HED Capital Priority recommendations. The Council noted that the districts' audit was up date but is done by Higher Ed and suggested that this be included in the audit status and any dollars that deal with maintenance or buildings.

In regard to the water system leak, the Council asked what the PSFA can recommend as part of the funding. Mr. Gorrell replied that the total request has not been defined. The site has many deficiencies including the traffic flow on the campus and the water distribution that are not effective. The district is working on its master plan which will help PSFA understand and determine what would be final decisions as far as what is needed and how to service the building with water and roads. This is a request for a design award that would fully define what their needs are and the district will come back and come back for Phase II construction funding. The Council requests that the district come before the PSCOC before the design process begins to present the scoping process. Mr. Guillen commented that exceptions that are made for the NMSD should be applied to all districts. He stated that he is opposed to the concept of the waived offset and noted that public schools are penalized for money they accept from the legislature and all districts need to be treated equally. In regard to revenue from the School for the Arts, the

district informed the Council that this rent revenue goes into their operational fund and is used for maintenance and operational costs for the dorms.

-- West Las Vegas School District

Priority 1 Request: The district requests funding for renovations to adequacy at WLV Middle School. Work includes, but not limited to, lighting upgrades, ceiling replacements, ADA improvements, site drainage, limited roofing replacement, dishwasher hood, front entry definition, restroom upgrades, and weatherization improvements.

Facilities Master Plan: The District's FMP states their most critical capital needs and top priorities are to address better utilization, deferred maintenance, MEP upgrades, and roof repairs/replacements at all existing facilities. Since the district's declining enrollment trends and declining enrollment projections, the district top priority is to ensure better utilization of all facilities.

Site Visit Report: Staff recommends approval of this application. The district needs to closely review the recently completed facility utilization reports (FMP) for the Middle School and district-wide, and take necessary steps to increase the utilization rate. Demolition of under-utilized spaces in the MS gymnasium complex is suggested and should be considered as a part of this application. The PSFA Adequacy Standards, Square Foot Interpolation Guide, indicates a suggested area of 49,130 sf for the current MS student population of 289. The current area of 97,499 sf illustrates the abundance of under-utilized space at this campus.

The District should work closely with their Design Professional to develop a plan for suggested facility demolition at this campus and include the associated costs as a part of this application. Draft utilization charts should also be prepared to indicate the effect of the proposed demolition tasks.

Notes: The district is requesting the approval of the Council to enter into a partnership with the PSCOC to complete the work needed on the campus. The Council asked if the district can use their completed facility utilization reports to identify how they will increase their utilization rate. Mr. Gorrell stated that this project has clearly identified that the district has more square footage than needed. He stated that the old gymnasium can be demolished and replaced with a smaller, more appropriate gym that is within adequacy. The Council asked if the demolition of the gymnasium has been discussed by their board. The superintendent stated that this is part of their facility master plan that was approved May 2011 and was revised according to their priority list.

In regards to the space utilization, the Council noted that based on the population of 289 students, they should have approximately 49,000 sf on the campus. Although the proposal downsizes the project, the Council noted that the project is still at 77,000 sf which is greater than the space needed. The superintendent clarified that there is an area called the technology building at the school campus which is part of the square footage but is no longer being used for classrooms but instead for office spaces for federal programs, special education, school based health clinic and other services.

The Council noted that the site is located downhill from an accequia and asked if past drainage issues have been addressed. The superintendent agreed that the building had

been previously flooded a few years ago. He stated that there is also a need for drainage improvements to address this issue which is part of the overall cost going into the building. The Council noted that a previous award included contingencies that the drainage of the entire site would be resolved. The superintendent stated that this would only include the middle school. Mr. Gorrell stated that the drainage issue at the high school was addressed as well as possible but the historic preservation would not allow PSFA to pipe the water in the acequia across the campus. When the high school project was in progress the drainage was coming from the road above and away from the campus.

The districts audit is current. The district held its last bond election in 2009 and will hold the next in February 2013. The district has one more draw on the bond and the remaining proceeds will be used for Union and Family Partnership projects.

Mr. Karl Sitzberger explained the cost of the project and portions that will be funded that include site work to resolve drainage issues, sidewalk issues, demolition of old gymnasium complex and other costs. Mr. Gorrell noted that there is a clear definition of what is bad and what is fine as it is. The staff will submit a finalized document regarding the cost of the projects. The Council voiced concern regarding the cost of the project. Mr. Gorrell stated that the PSFA will evaluate the project to find a path to get a 30-year life on the project. The Council noted that the document submitted by the district does not align with their request. The request indicates funding for lighting, and ceiling replacements while the staff is suggesting that the main part of the school is in good shape, the document involves every classroom and every room in the school. While the lighting and ceiling are part of the calculation, so is painting, new flooring, a new hood on the kitchen as well as many more components. The document suggests that the Council would have to consider maintenance requirements in addition to renovation requirements and asking the state to pick up the maintenance portion of the project. The Council voiced concern regarding the money involved seems to be for maintenance. Mr. Gorrell stated that the document is a ball park guess about what might need to be done and agreed that the document involves many maintenance issues which should be taken care by day-to-day operations of the district. He stated that every piece would have to be analyzed by staff. Mr. Gorrell also stated that it would not be PSFA recommendation to attempt to take care of all the maintenance issues that district can perform. The Council noted that the district has had poor maintenance practices and again voiced concern regarding awarding funding to the district for this project. The district responded that there are addressing their maintenance issues. The district has gone to site-based maintenance and maintenance personnel are stationed at each school. The Council cautioned the staff to be careful in making recommendations to award this project.

-- Espanola School District

Priority 1 Request: The Los Ninos school commenced operation in 1984 and had a four room addition in 2004. The district is requesting remodeling and renovation including additional exterior lighting, HVAC, re-roofing, exterior painting and stucco; older portion interior needs are ADA door hardware, carpet replacement, electrical upgrade and restroom remodel.

Facilities Master Plan: The FMP needs to be updated since the Los Ninos Kindergarten Center is not included in the district's top priority list (the district was asked to update FMP last year), however the plan does identify projects at the facility.

Maintenance Reports: This school is very well-maintained with an active PM program.

Site Visit Report: PSFA recommends an approval of Planning and Design funding to establish the scope of work necessary to bring the facility to adequacy.

Los Ninos Kindergarten was built in 1986 and has had one addition in 2004. The facility provides 11 permanent full-size classrooms, a library, and a multi-purpose room. The average classroom size is over 1,430 square feet. The classrooms are very pleasant teaching environments. The school houses only Pre-K and K classes. Current enrollment is 161 students.

The mechanical system is in poor condition; the rooftop units at the main building need to be evaluated to ensure that they meet the operational requirements of adequacy regarding classroom climate control. The roofing at the main building is in poor condition and beyond its 20 year life span.

The school site is approximately 3 acres and it is a part of a larger parcel of land which includes James Rodriguez ES totaling 8.64 acres. There are site drainage problems and sidewalk tripping hazards.

Los Ninos Kindergarten shares a kitchen/cafeteria with James Rodriguez ES. This is not ideal for the Los Ninos School since the lunch schedule must work around the James Rodriguez ES schedules. The walking distance for the Pre-K and Kindergarten students is a concern during bad weather. There are a total of 4 lunch sittings for both school student populations. As a part of the requested project, the option of providing a warming kitchen at Los Ninos, utilizing existing space, needs to be explored as a viable alternative to the existing situation.

Espanola school district plans to use their GO bond reserve funding for the local match for this project.

***Notes:** It was stated that the FMP is current but has changed and the project was not listed as their top priority. Last year, the staff asked the district to update the FMP with no response from the district. The staff is still awaiting the update. The superintendent informed the Council that they are in the process of updating the FMP and should have it finalized by December 2012. Mr. Guillen noted that this school has received high ratings in the district primarily because the district brings in the Kindergarten children throughout the city to this site. The parent participation is excellent and the quality of education is also excellent. It was stated that the district has its local match which will come from the 2011 bond issue. The Council suggested that the district apply for Pre-K funding. Mr. Berry noted that there were 6 applicants at the total project cost of \$2.2 million and the state share would be \$1.3 million. He noted that the appropriation was for \$2.5 million and there is a possibility of matching these funds with the other projects in the Espanola District. The deadline for submission of Pre-k applications was June 15, 2012. The staff was directed to work with the district to identify if the district would be eligible.*

4. Subcommittee Reports

a. Awards Subcommittee Report

-- WLW Family Partnership—Out-of-Cycle Design Funding

Mr. Rico Volpato and Mr. Sitzberger, PSFA staff, presented this item to the Council. The district is requesting Planning & Design funding to supplement the initial planning award of \$60,000. Educational Specifications have been completed and approved and will serve as the basis for the completion of planning and design. Estimated costs for Planning and Design phase is \$210,143. Additional offset carry forward of \$107,898.32 will be applied to future award.

PSFA staff recommends that the PSCOC approve the state funding request totaling \$114,108.68 as requested to complete Planning and Design of this project to adequacy. The district has their required additional funding amount totaling \$36,034.32 in place as submitted. The Awards Subcommittee requests that the district provide additional information to the full Council prior to approval. Mr. Gorrell informed the Council that the school is no longer a 6th grade facility but instead houses grades 7-12.

Mr. Guillen informed the Council the Awards Subcommittee requested that the district provide additional information regarding the success of the school program and consideration given on where the improvements will be located. The motion was approved by the Awards Subcommittee. Mr. Volpato informed the Council that the conditions/questions were: information regarding the make-up of the students attending the school, does the school have a unique boundary or do they come from all over the district, to discuss and justify the decision to use the old cafeteria versus available space at the middle or high school, discuss success stories, whether or not the school receives small school size adjustment funding, discuss the location next to the high school, potential saving resulting from shared space with the high school, and discuss PED designation as an alternative school and students that are not enrolled in other schools.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee conditional recommendation to amend the 2011-2012 award to the West Las Vegas Public Schools for Family Partnership Middle High School to include design funding to relocate the school and remodel the former WLW high school cafeteria/multipurpose building to a maximum equivalent of 80 full-time students, grades 7-12 for appropriate facilities necessary to support the alternative program needs of the school. The Awards Subcommittee requested that the district provide additional information to the full Council prior to approval. The state share of the additional funding needs of \$150,143 (\$36,034 District, \$114,109 State) will be the responsibility of the district due to a direct appropriation offset. Offset carry-over of \$107,898 will be applied to a future award. The district may return for out-of-cycle construction funding at a future PSCOC meeting upon completion of construction documents.

Superintendent Ruben Cordova, Principal Anna Valdez represented the school. A handout was provided to the Council in response to the above questions:

1. Discuss the makeup of the students which attend this school.

The students attend school full time (8:00 a.m. to 3:05 p.m.), Monday through Friday, and most have experienced failure in other schools.

- 2. Does this school have a unique boundary or do students come from all over the district?**
At this time, we do not have a unique boundary, and, yes, students come from our district as well as Santa Rosa and Mora.

- 3. Discuss/justify the decision to use the old cafeteria building for this school versus available space in the MS or HS.**

The Family Partnership (FP) is made up of unique students who have not been successful in the "regular" school setting for various reasons. If it weren't for this school, many would drop out. The class sizes at both MS and HS levels are 20 to 30 students to one teacher, so students fall through the cracks. Class sizes at FP are 10-15 students to one teacher, so students are afforded much-needed individualized help. Additionally, the MS and HS do not allow tattoos and piercings, while FP does. We also do not have a strict standard of dress, i.e., students are not required to wear polo shirts at the MS level and are allowed to wear caps to school at the HS level.

- 4. Discuss success stories from this school.**

This school has graduated over 100 students in its existence that potentially would have dropped out. Students who are not successful in the "regular" school setting come to us broken educationally, socially, and sometimes behaviorally. We work with these students and give them the support they need to be and feel successful again. It may take a year or so, but they see that we do not give up on them or allow them to go backwards, only forwards with graduation as the goal. We can do just that because we are a smaller school with a small student/teacher ratio. We have 20- and 21-year-old students returning to school to earn a diploma because of the makeup of our school. We have students placed in Service Learning classes where they go out into the community and volunteer for 90 minutes every day, securing transferrable skills which will assist them in the real world. Some of the placements have led to students being hired on as employees.

- 5. Discuss whether or not this school receives the small school size adjustment funding.**
No this school currently does not receive small school size adjustment funding.

- 6. Discuss location next to HS and potential for cost savings resulting from shared space with HS (e.g. cafeteria).**

Currently FP students eat at the HS cafeteria for both breakfast and lunch. However, there are times that FP students are served cold cereal for breakfast because HS students had seconds and thirds of the hot breakfast prior to the FP students arriving at the cafeteria. At lunch, sometimes the HS cafeteria runs out of food for the same reason mentioned above, and students are given a cold meal in place of a hot meal.

- 7. Discuss PED designation as an Alternative School and students at this school are not enrolled at any other schools.**

In December of 2011, FP went to being a regular school, meeting the 1,080 direct instructional hours and attending school M-F from 8:00 a.m. to 3:05 p.m. The students enrolled at FP are not enrolled in any other school.

Dr. Cordova stated that, this is a regular school and meets all requirements for graduation but the students are, in most cases, not typical students. Many of the students have experienced failure in traditional schools. Family Partnership has a unique curriculum to address the needs of the students who have experience many challenges and in many cases have dropped out of school. Ms. Valdez added that all her junior and senior students take classes at the community college. They take two classes per semester to prepare them for college.

In regard to question #1, Mr. Aguilar noted that at his last visit to the school, the students attended twice per week and had a sort of alternative schedule at home or some other program. He commented that the school's handout is quite a drastic change from the previous model. Because of the alternative setting is why the model was in place. The school now claims that the students are in school full time and the Partnership School was developed because students didn't have the willingness or capacity to attend full time. Dr. Cordova stated that the title Family Partnership comes from a concept introduced in New Mexico and was designed to be a partnership between the parents of home schooled students and the school district. He stated that the school was to address the needs of home schooled students. Dr. Cordova stated that parents came before the district wanting to partner with the district for high school students as they did not have the skills needed to address the needs of the students. There was a 3 day school on campus and 2 days homeschooling, however, the school was not functioning in the way they had anticipated. Although the name of the school did not change, in December 2011, the district changed the school attendance to 5 days per week with 1,800 hours minimum throughout the school year and meets the education requirements as in other public schools.

Mr. Aguilar noted that previously the district agreed to move the children from Union ES to Tony Serna ES, and to use the Union site as the home for the alternative for the Family Partnership. Apparently, a couple of years later, the district chose not to make the move. Union ES now houses 90 students in the space for 150 students, Don Cecilio has 185 students in the space for 312 students, and Armijo has 157 students with a capacity for 355 students. As mentioned by the Council, the district has capacity in the district. Mr. Aguilar noted that generally alternative schools are developed because of specific needs and the district tries to find housing for them. Dr. Cordova replied that when he came to the district, the project was already on their facility master plan for 5-6 years. He commented regarding the closure of Union ES and no one seemed to know why he school was being closed down and there was no support for the project. Although the plan existed on paper, Dr. Cordova found no support for closing the school. The district was unable to request funding for projects since the district was waiting for the approval of the FMP.

Since the district has so much capacity in their school facilities, the Council voiced concern and asked if the alternative students can be house elsewhere that are already within the standards of occupancy instead of the Council funding a project that requires building a new school and reconstruct a cafeteria. Dr. Cordova replied that if the district had moved the Family Partnership to Union ES, which is quite a distance from the high school, the district would be unable to utilize the high school for classes and currently the cafeteria is also used for Family Partnership students. The plan also calls for demolition of the current site of the Family Partnership facility which is one of the worst buildings in the district.

The staff estimates that the project will cost approximately \$2.3 million with no additions of square footage to the cafeteria building. The old cafeteria will be approximately 2,000 feet greater than the existing Family Partnership and are adding square footing for classrooms. The Council recognizes the value of alternative schools however, members voiced concern regarding the cost of this project to a district that already has extra square footage. Mr. Sitzberger stated that this was a topic of many of the discussions during the

Ed Spec planning process regarding where to house the students and it was determined that this facility is the best location for the school. Dr. Cordova stated that although the spaces are not used every day, they are utilized for other programs such as speech therapy. He indicated that these spaces are not included in the utilization.

Mr. Guillen commented that the district has taken a lot of the Councils suggestions into consideration by planning the facility on an existing campus. He noted that there are issues in planning this school next to an elementary school. He stated that when school boards use their responsibility wisely and try to save operational funds that it comes back to haunt them during the next election or through voter recall.

Mr. Aguilar asked what the value is, from an educational perspective, to not renovate the existing Family Partnership over moving to the cafeteria. Dr. Cordova replied that the district does not have a choice but to find a new location for those students. Mr. Aguilar asked if it would be less expensive to renovate the existing facility and are there savings. Dr. Cordova replied that the district has been criticized for under utilizing space and he realizes that the facility must be close to the high school to utilize the classes. However, the district feels that they do not have space.

Mr. Berry reminded the Council that this project dates back to 2007-2008 and the weighted condition index for the existing Family Partnership building put them at rank 25. The original request from the district was to build a replacement facility and the direction from the Council was to find some existing space. Ultimately the solution was to close one school and incorporate this project into the Union ES. When the district returned last year they were tasked with finding another facility to renovate so a new school would not be necessary. This was discussed in the Awards Subcommittee and they recommended that the district use the existing building that is adjacent to this current site.

Mr. Gorrell informed the Council that the existing building cannot be renovated because it is in bad shape. Staff looked at the cost of demolishing and replacing the school and the cost would be \$5.2 million as part of the Ed Spec process. In regard to the Union ES, Mr. Gorrell stated that five or six years ago, he visited the school upon the district's request and attended their community meetings. They discussed the number of students that would be attending the school and determined that the best resolution would be is to move the students to Don Cecelio and the district agreed to move forward with their award which was conditional upon including this project in their FMP. The district was not aware that they would lose small school size adjustment funding and the district returned to the Council to request adjustments to the award. This is the reason that the district is presenting its current request.

The staff worked with PED and other entities and upon developing a matrix, they determined that this is a regular school and not an alternative school. Ultimately, PED would have to determine whether this is an alternative or a regular school. Ms. Martica Casias, PSFA staff, stated that the staff worked with LFC and PED staff and the questions at the time was programs versus schools and it was determined that if students are enrolled in another school but attending other programs, then it is a program and not a school. Staff determined that students must be enrolled at the school, graduate with a diploma; students must not be counted at any other school and have a PED number.

Upon all the research and meetings with staff, it was determined that Family Partnership is a school. It was noted that previously the Family Partnership was a family school but became a regular school but the district kept the name. Ms. Maestas noted that this an issue to be fair to everyone and this is a policy decision on both the operational side and the capital outlay side on how these programs are going to be considered for funding.

MOTION TO TABLE: Mr. Aguilar moved to table the previous motion to compile more information, for further discussion and be revisited. Mr. Marcelli seconded.

Mr. Abbey asked why the district is not getting small school size adjustment for the school. Dr. Cordova replied that he thinks that the district should and at one time the school was receiving school size adjustment dollars. Several years ago, the former finance chief informed the district that they should not be receiving the funding. Mr. Aguilar noted that in the school code, there is a provision that in small school size, the alternative schools are not eligible for size adjustment. In 2007, Mr. Aguilar's predecessor did approve a small school size adjustment for one year and rescinded the decision the following year. Ms. Maestas noted that a provision in the finance act does not allow alternative programs. If the facility is designated as a school, they are eligible for school size funding. Dr. Cordova agreed that they had previously been approved for size adjustment units but received a letter indicating that they would have to set boundaries for the school but the district was unable to do that due to the fact that the students come from all around the district.

Mr. Guillen stated that it is clear in discussion that the Family Partnership is a school and has been recognized as a school. He noted that the Council has taken action to approve projects for the school and this project should not be delayed.

Mr. Abbey noted that the discussion is not about closing schools and the concern is to build a new school in Las Vegas which has 20 schools with Las Vegas City School District included. He stated that on average they do have capacity and voiced concern stating that the district should have capacity. Mr. Abbey recognizes that this school suits an important purpose. He stated that he does not feel that the district, Council or staff has found a good plan to building another school under the circumstances. A new school would include more administrative overhead, more heating, more cleaning of space that is not being used and money not being spent on the students.

Mr. Guillen stated that the discussion is philosophical in nature and agrees that the facility may be placed in other buildings and other schools but local school board has decided where they want the facility. The students are important to the district and should be important to the Council to provide a facility for their program. Currently the district is in the planning process and seeking approval for design funding. This will not take from the Capital Outlay Fund because of the offset. However, the district will come before the Council for a construction funding for the project. Mr. Guillen stated that the Council should not question local decisions that have been made and commented that the district has submitted all documents that were requested by the Council and feels that the project is justified. He requested that the Council move forward with this project with contingencies if necessary. Mr. Aguilar disagreed stating that the Council needs more time to research and think about this project. He stated that he is not supportive of the program even though the funds will not come from the Council. Mr. Aguilar commented

that the district may move forward with the design since there are no capital outlay dollars involved. He stated that no alternative school has ever been funded by the Council and the matrix needs to be revisited to determine the consequences.

Ms. Maestas stated that many districts have the students in a different facility because it is a special program. She stated that her personal opinion is that the school has been questioned on issues that have not been asked of other alternative schools and the motion is unfair. She opposed the motion stating that they need to determine if the Council has tabled other districts that have come forward and considered an alternative school and not provided funding.

Mr. Gorrell called roll in favor of the table motion:

Gene Gant—No	David Abbey--Yes
Joe Guillen—No	Dee Dennis--Yes
Frances Maestas—No	Michael Marcelli--Yes
Paul Aguilar—Yes	

Upon voting 3 were in the negative and 4 were in the affirmative.

The original motion is to table the request for additional funding for planning and design until the next meeting to give the Council another month to determine if it is appropriate to fund the school. The motion was tabled and this item will be revisited.

The Council directed LFC staff to work with PSFA staff to go through the educational process and if the matrix should be revised.

Mr. Aguilar addressed the district stating that he is supportive of the program and Council needs time to take all issues into consideration. Because there are no PSCOC funding going into the planning and design the district can move forward with the project. He would like to classify the school as a regular school but it does not meet the criteria.

Ms. Valdez clarified that Family Partnership is a regular school and their students are counted on their school site for every reporting period. All core classes are taken at the school except for electives such as band, choir or PE. Mr. Aguilar replied that the district wanted to classify the school as a separate high school and in order to do that the district must have specific attendance boundaries and allow anyone in the boundary to attend if they choose.

- **Los Alamos—Los Alamos MS-- Out-of-Cycle Design Funding**

The district is requesting funding for demolition and reconstruction/renovation of classroom buildings to bring these portions of the campus to adequacy. This includes site work, demolition of original 1961 Classroom "100" building and 1965 Classroom "500" building, renovation of Classroom "200" building including HVAC, finishes, electrical and life safety systems. Project also includes a new two-story classroom building with library and a portable classroom campus. Gymnasium and cafeteria buildings will not be brought up to adequacy at this time due to limited district funding.

The 2011 award was for planning and design to renovate or replace facilities and central kitchen to serve the district to adequacy for 536 students, grades 7-8. This request for additional funds is based on the selected contractors actual cost proposal from an RFP for construction.

PSFA staff recommends that the PSCOC approve the additional state funding request for the Phase II (construction funding) totaling \$5,482,519.30 as requested to complete this project to adequacy. Please note the district has in place their required additional funding amount totaling \$11,131,175.56 as submitted.

Mr. Abbey indicated that there is potential litigation on this project and to be thoughtful regarding their comments and discussion recognizing the risk.

Superintendent Gene Schmidt and Mr. Herb McClain represented the district. Dr. Schmidt stated that the application is based on the funding portion of the project and numbers received from the contractor. The district intent is to demolish the 100-105 building, which is a two story building..

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee recommendation to amend the previous 2010-2011 award to the Los Alamos Public Schools for the Los Alamos Middle School to include out-of-cycle construction funding to complete demolition and reconstruction/renovation of classroom buildings to bring portions of the campus to adequacy for 536 students, grades 7-8 with an increase in the state share amount of \$5,482,519 (33%), contingent upon an additional local share of \$11,131,176 (67%). Approval consists of funding to the district only, not as a recommendation to award to a specific contractor.

Mr. Marcelli moved to amend the motion to include that the award is contingent that the selected contractor meet the in-state bid preference. Mr. Aguilar seconded.

Mr. Gorrell stated that upon speaking to the district, the contractor had an in-state preference at the time of the bid and maintains the preference to date. Dr. Schmidt addressed the Council stating that the contractor certification is still valid. He requested that the Council not approve the contingency because they believe that the certification is valid. The district also presented an email from Taxation & Revenue that they are researching this issue and have notified McCarthy that there is a notice of contemplated action. He stated that there will be a hearing and Tax & Rev will revisit the certification and decisions that the hearing office has will be subject to judicial review.

On behalf of Secretary Tom Clifford, Mr. Guillen read a message addressed to Mr. Abbey and Council members that states “I propose that the award to Los Alamos for the middle school be conditioned on the district certifying that the winning contractor is currently eligible for the in-state preference or that the winning contractor will still win even if they are not eligible for the preference.” The district hopes to have the facility up and running by 2013.

MOTION: Mr. Guillen moved for approval of the Council to include in the original motion that the certification is valid and that they are still eligible for the preference and therefore the motion proposed by Secretary Clifford has been met.

Mr. Robert Herron, PSFA Regional Manager, informed the Council that there is a timeframe in which to complete this project. The district undertook some work on their own and tabling the motion would cause problems with housing students.

Mr. Guillen clarified that the amendment was to propose the award to Los Alamos for the middle school be conditioned on the district certifying that the winning contractor is currently eligible for the in-state preference or that the winning contractor would win even if they are not eligible for the preference. Mr. Guillen stated that the district has certified that the contractor is eligible based on their discussions and advice from their attorney and therefore meet the intent of the motion and the amended motion is no longer necessary.

A letter from the district's attorney states that **“pursuant to the state regulations if a certificate is revoked such replication operates prospectively only and does not affect any previously awarded contract except in cases of fraud.** The Awards Subcommittee discussed the certification and determined that it is valid.

Mr. Gorrell called roll on the approval of the amended motion:

Mr. Guillen—No	Mr. Dennis—Yes	Mr. Abbey--No
Ms. Maestas—No	Mr. Marcelli--Yes	
Mr. Aguilar—Yes	Mr. Burciaga--No	

The amendment failed.

Roll was called on approval of the original motion:

Mr. Guillen—Yes	Mr. Dennis—No	Mr. Abbey--Yes
Ms. Maestas—Yes	Mr. Marcelli--No	
Mr. Aguilar—No	Mr. Burciaga--Yes	

The original motion carried.

-- Los Alamos—Pinon ES—Net Share Award Clarification

Mr. Berry noted that the motion is a clarification on the early 2012-2013 award to Los Alamos. He explained that staff failed to carry over the actual net state award for Pinon ES and the correct award was \$225,000.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee's recommended clarification of the 2012-2013 early roof award to the Los Alamos Public Schools for the Pinon ES. The spreadsheet presented on May 1, 2012 showed a \$0 net share award, which was a formula error within the spreadsheet, correct PSCOC award amount is \$225,000. There being no objection the motion carried.

-- Moriarty—Route 66 ES Roof—Adjust Offset

Mr. Berry stated that this award is also related to the 2012-2013 award to the Moriarity-Edgwood Schools for Route 66 ES. He stated that at the time of the May 1, 2012

PSCOC meeting, PED listed an offset amount applicable to the district. The offset amount was applied to an award for a previous project.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee recommended correction of the 2012-2013 early roof award to Moriarty-Edgewood School for Route 66 ES. The Award Spreadsheet approved on May 1, 2012 showed a district appropriation offset of \$343,775 applicable to this project which has already been applied to a previous district award. The revised PSCOC award amount is \$343,775. Approval of correction is contingent on district submission and acceptance of an updated preventive maintenance plan. There being no objection the motion carried.

b. Administration, Maintenance & Standards Subcommittee Report

-- REC #6—Request for Maintenance Coordinator Funding

Mr. Burciaga presented this item to the Council noting that this is the last year for REC funding.

Mr. Berry referred the Council the June 24, 2011 PSCOC meeting minutes that state:

“Mr. Paul Benoit, Superintendent of Floyd Municipal Schools and Chair of REC #6 addressed the Council on behalf of member REC #6 school districts. The district in REC #6 include: Dora, Elida, Floyd, Ft. Sumner, Grady, House, Logan, Melrose, San Jon and Texico. REC #6 hired 1 person to assist in managing preventive maintenance plans and maintaining School Dude. He gave a brief on how the schools are utilizing the programs and noted that the work for these programs has increased. . If districts do not have the help of the contractor, they will be unable to manage their maintenance. Mr. Benoit noted that none of the districts have failed maintenance while using the work order system. The districts are using SB-9 funds to provide support for maintenance.

In regard to Utility Direct, the districts are spending \$171,000 less in gas, electric, and water. All districts have been tracking their monthly and quarterly expenses since 2006.

PSFA staff commended the district on their use of the system over the years, and noted that the recommendation is based on the current year status from 2010-2011 and staff has not seen FIMS progression over this term. Typically, there is a steep increase at the onset of the use of the system then it plateaus out. It was noted that there was little progression on average over the 10 districts but instead a decline on Utility Direct. Mr. Gorrell noted that this program is important because the small districts do not have sufficient resources. The districts were to share contractors so they can work together as a whole. The Council noted that the districts have been working toward self-sufficiency, and suggested a transition period to phase the cost into the budget. The Council noted that the funding is taken from the PSFA operation budget.

MOTION: Mr. Burciaga moved for Council approved continuation of the contractor subject to annual phasing out with \$10,000 reduction per annum from \$30k in 2011 to \$20k for FY12, \$10k in FY13. Mr. Guillen seconded and the motion carried.”

MOTION: Mr. Burciaga moved for Council approval of the AMS Subcommittee recommendation to renew the REC’s #6 contract for a maintenance coordinator for one

additional year. The PSFA participation shall be limited to \$10,000 and will be considered the final year of funding. The PSFA participation member districts of the REC are encouraged to continue to support the coordinated maintenance efforts from SB9 or other operational funds. There being no objection the motion carried.

5. Other Business

Mr. Burciaga noted that there is concern from staff that there are districts that are not doing their jobs in respect to maintenance and the roof awards are an indication. He suggested that the staff look at the possibility of bringing some of the schools to explain why they are not maintaining their schools. The Council directed staff to read maintenance rules and funding for new schools and to discuss this with districts.

Public Comment

There was not public comment at this time.

Adjourn

There being no further business to come before the Council the meeting recessed at 4:00 PM and will reconvene at 9:00 on June 22, 2011.

_____ Chair

_____ Date

**PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL
MINUTES
JUNE 22, 2011—9:00 AM
CARROLL ELEMENTARY SCHOOL
301 CALLE DE ESCUELA
BERNALILLO, NEW MEXICO**

Members Present: Mr. David Abbey, LFC Mr. Gene Gant
 Mr. Joe Guillen, NMSBA Ms. Frances Maestas, LESC
 Mr. Raul Burciaga, LCS Mr. Paul Aguilar, PED
 Mr. J. Dee Dennis, RLD

Designees: Mr. Michael Marcelli for Mr. Tom Clifford, D FA
 Ms. Andrea Pitts for Mr. Dee Dennis until 11:30 AM

Absent: Mr. Keith Gardener, Office of the Governor

1. Call to Order

Mr. David Abbey, Chair

a. Approval of Agenda

The meeting reconvened at 9:00 AM. Mr. Robert Gorrell, PSFA Director, called roll and presented the agenda to the Council noting that the PSCOC reserved the right to change the order of the agenda as deemed necessary. Mr. Paul Aguilar moved for approval of the agenda. Mr. Michael Marcelli seconded, motion carried.

b. Correspondence

There is not correspondence at this time.

2. Continuation of 2012-2013 Standards-Based Capital Outlay Application District Presentations

-- Bernalillo School District

Priority 1 Request: The district is requesting funding to replace the existing K-8 school located in Santo Domingo. The intent is to keep the 2005 classroom wing and demo the older 1957 portions. The district is still in the process of obtaining a lease agreement with the tribe for the land that the current facility is located. The district will have to go out for a bond election in February 2013 for their construction match, and are working with their bond advisor and school board to establish the question to the voters.

Site Visit Report: It is the recommendation of the PSFA Site Committee that Santo Domingo ES/MS be renovated and/or replaced. Current award funding should be limited to educational specifications and design. There are several issues concerning the overall maintenance and custodial care that has been given to this site, which need to be addressed through a revised preventive maintenance and general maintenance plan. It is recommended that the district also keep the 2005 classroom addition as part of the replacement school. The district is also advised to work with the Santo Domingo tribe to come to a consensus on a new lease agreement as expeditiously as possible. As part of the education specification process, the district is advised to work with the community and local BIA schools, Santa Fe Indian School and San Felipe, to

look at their capacities so as to not over build at the Santo Domingo site and better ascertain how many students may return. Given the current enrollment, the district should work to bring the new school down to 56,000 SF and increase overall utilization.

The district is advised to work with its master planner to get their updated priorities and total plan adopted prior to their bond election.

The district is also advised to work with PSFA Planning during the design phase to determine what, if any, additional spaces may be needed as a result of the district's implementation of the Common Core Standards.

Facilities Master Plan: The expired 2007-2011 FMP identified the following capital improvement projects for the Santo Domingo. The plan identified areas of improvement are new athletic field and track; upgrades to roads and parking; interior finish upgrades; major gymnasium improvements; roof replacement; HVAC upgrades; and a fire protection system.

Maintenance Reports: Bernalillo Santo Domingo is a well-constructed older school in great need of repair. This school has received many updates and upgrades in previous years, such that much of the facility has been upgraded to par with current standards, but the school is very poorly maintained, which has rendered mechanical systems to be inoperable. Lack of maintenance also for the roof and grounds is evident in considerable damage issues, and is endangering the foundation, as water is being allowed to pool and drain underneath the structure.

The district subscribes to a written preventive maintenance (PM) plan, but there is no evidence that this plan is actually being used, and in fact, all evidence is to the contrary. A 'lock-out, tag-out' safety plan has also been specified by the district, but the inspection team found live electrical equipment disassembled and open without any lock-out or tag-out of the equipment or power supply. The district needs to develop a program to monitor the quality of PM work going on in the field, and should make a conscious effort of addressing and rectifying the major and minor findings. The district should work with the tribe to obtain additional acreage adjacent to the existing school so as to reduce the cost of creating a temporary campus during construction.

Notes: Superintendent Mr. Alan Tapia, Mr. Martin Montano, Mr. David Garcia, former Lt. Governor Joe Bird and Attorney Wayne Blod represented the district. Mr. Tapia noted that the school is a rural school located on the Santo Domingo Pueblo. The school currently serves 341 students and serves 100% of Native American students. The school is in constant need of repair and is not energy efficient and costly to operate. Seventy percent of the students are English language learners as well. Mr. Tapia indicated that students are making progress, however, many students are leaving because of the condition of the building. The district is utilizing 21st Plus funds for their kindergarten but will no longer exist for the district. Mr. Montano acknowledged that there are maintenance issues Ms. Irion indicated that they have

another bond sale that will take place this year of the remaining \$9.2 million based on their election in 2011. The district is bonded to capacity. Council requested that the district provide a report on their projects. Mr. Tapia noted that a Maintenance Supervisor has been hired and assured the Council that the district maintenance will improve. Staff noted that the district must update its FMP. Staff stated that the district needs a quality monitoring program to maintain the facility.

Mr. Aguilar feels that there is an urgency to move forward with this project and is confident that their maintenance practices will improve. In regard to the lease, it appears that the district and the pueblo are working on a 25-year lease and buildings are built to last 50-years. Mr. Tapia stated that the district is in the negotiation process of the lease and are looking at a 25-year lease. Mr. Gorrell and the district met with their attorney in regard to the lease. Mr. Gorrell commented upon the meeting with the task group and explaining the general policy of the Council to protect investments of 50-years and a 25-year lease is acceptable if there is an option to renew it so there is a 50 guarantee for the state investment. He explained the process of development for the programmatic and physical needs are for the school. Then the existing building is measured to determine if it should be torn down or rebuild.

Mr. Blod stated that the tribal council is also looking at the school board having a lease for the property for 50-years. The length and the term of the lease is only one issue. The Tribal Council wants to assure that there are accountability provisions in the lease, that the lease addresses the quality of the facility, the maintenance issues, and quality of education. If the issues are addressed and the students will get a good education then the term or the lease is not an issue. What the Tribal Council wants is a good education for their students and will do what they have to do to support that result. The tribe wants a culturally related facility. The district is working diligently to complete the lease negotiations by the time the PSCOC awards the grants.

The district informed the Council that their audit is underway and should be completed soon. The school board is in full support of the project and the bond election. The Council was invited to the school to observe the condition of the facility.

The Council thanked the tribal delegation for their attendance and support for a new school facility as well as efforts to work with the district to provide a quality education for the students in the community.

-- Albuquerque School District

Priority 1 Request: Sandia HS—The APS District is requesting reimbursement of the state's share to adequacy of the project development/design fees and future construction funding for the building of a new science/general classroom building and a new library/media center. The request also includes funding to adequacy for the demolition of buildings K and L.

Site Visit Report: Identify the number of students attending Sandia HS that reside within the school boundaries and the number of students attending from outside the

school boundaries. PSFA staff questioned if this is a magnet school? APS does not consider this a magnet school.

The PSCOC funding of the current request will not significantly reduce the current FCI ranking if at all. The PSCOC policy is to fund larger projects that will significantly reduce the FCI ranking and bring the complete school to adequacy.

The staff recommends the following:

1. That the current approximately 25 year phasing plan for the campus renewal be consolidated into the design and construction of all the classrooms/educational spaces and be reduced to two phases. The district would need to commit additional funding to the project to bring those facilities and systems to adequacy during these two phases.
2. That the two phases of construction be completed within 3 years.
3. That the ninth grade academy be incorporated into the replacement of the main classroom building rather than building a separate 9th grade academy building.
4. That a review of the main classroom building to determine if a renovation would be more feasible than demolishing the current building and building a new building.
5. Do not demolish the K and L buildings after phase 1 construction but use them as swing space for classrooms while phase 2 is completed. Demolish K and L buildings after phase 2 is completed.
6. Do not demolish the yucca building but put one or two charter schools in the building.

Facilities Master Plan: The district's FMP prioritizes the renovation and additions to existing buildings and upgrading all HVAC systems. The plan also addresses the demolition of the Yucca Annex and the replacement with a new classroom addition closer to the main campus. The district has requested an option to replace the older core classrooms and other older buildings to be considered. The project would include the replacement of the main classroom building, cafeteria/ kitchen, library, Yucca and PAC buildings. They also would like to relocate the soccer field, softball field and tennis courts and to construct a new field house.

Maintenance Reports: A complete and comprehensive PM Plan has to be established and fully adopted. PM protocols need to be standardized and implemented for all district systems per statutory requirements. PSFA recommends the district develop a program to monitor the quality of the PM work being done. This school is in its current condition because of long term deferred maintenance and a lack of attention to detail. The district should also make a conscious effort of addressing and rectifying the Major and Minor findings.

Notes: *Mr. Brad Winter, Ms. Karen Alarid and Mr. Kizito Wijenje represented the district. PSFA recommends that the district reduce the number of phases to two and complete the renovation/replacement of all the classroom and educational spaces in those two phases and the two phases to be completed within three years. It is recommended that the district use Yucca building to house one or two charters.*

The first phase has been totally funded by district funds. The cost of Phase II is not for design but the district is ready for construction on Phase I. The district has a general plan but not a timeline. The district has \$22 million for this project and funded totally with local funds.

The Council noted that the facility scores in the 70% range and asked why Sandia HS is their priority when there are other school that are ranked higher. The Council urged the district to look at other options and take the other schools into consideration then come back prior to the awards meeting with how to address these issues, resolutions and priorities. The Council voiced concern regarding the large commitment involved in the district's projects. Council suggested that the district come before the Awards Subcommittee to address schools that are in worse shape than Sandia HS. A Council member noted that many of the projects are local board decisions and besides the rankings, other costs need to be taken into consideration. Mr. Winter informed the Council that the other schools are in their master plan and assured the Council that the other schools will be taken care of and taken into consideration. The district will have a mill levy election in February 2013 and many projects will be accelerated within a year.

-- Capitan School District

Priority 1 Request: Renovation of existing High School to include administration, classrooms, labs, HVAC, windows, doors, roofs and insulation. The request includes renovation of existing Vo-Ag Building to include wood/metal shop and relocation of kitchen/cafeteria.

Site Visit Report: Our recommendation is to award planning & design funding. Complete the project in less time at a lower cost to taxpayers and minimize the disruption to the students and school operations if PSCOC fronts the money and Capitan Schools repays w/ future GO Bonds. See Site Map with notes.

Staff believes that the current ranking gives the Council and PSFA a great opportunity to get involved with this campus remodel project and assist the district in the complex process associated with this type of project. In addition, state participation will give PSFA an opportunity to help bring forward some options that will reduce square footage (such as moving the admin into the ES (or HS) building).

Staff recommends encouraging the district to start the selection process for an architectural firm as soon as possible (this has to happen if the district wants to move the project forward) and assisting with the process. It is also recommend making an effort to advertise and make public the planning process to the community, in order to gather and build support for the future bond passage.

Staff believes that planning and design funding should help the district to get the project going. The planning phase will be very important because it will establish the overall direction for the project. The participation of an effective civil engineer from

the beginning (as part of the planning process), developing drainage solutions supporting the campus master plan secured by the district, is extremely important.

Staff believes the entire plan should take into account the implications related to drainage. Staff feels that the auxiliary gym, the kitchen/cafeteria and the administration building are creating, or contributing to, the drainage problems on campus. During the evaluation of different options and in the final plans the staff recommends evaluating/emphasizing the effect that the presence or absence of these buildings would have on the drainage plan.

The district had an outside contractor perform an evaluation (Life Cycle Cost Analysis) of different HVAC systems. Without having too much information regarding this evaluation, my guess is that the evaluation was done by an installer / controls operator (and possibly service provider) company that may have an interest in the final solution and the installation contract. Staff recommends at least a review of this LCCA by the mechanical engineer and a review with the owner of the most beneficial method of procuring the installation of the new HVAC systems. Staff recommends having the plumbing, HVAC and remodel work be done at one time for each building. The coordination of a separate contract for HVAC work with the rest of the project will be extremely difficult.

The CMAR process may be a viable option for this project, given the fact that all the work will be completed on the occupied campus. The remodel work may not be completed during the summer months and the students will have to be relocated between buildings. Potential changes in contractors / different bid processes will be time consuming and the construction process / schedule will be disrupted and coordination between phases will be extremely difficult without continuity between contractors.

Facilities Master Plan: The district is currently in the process of updating their FMP. The final draft was submitted to the district, PSFA and the FMP Committee for review on May 14, 2012.

Maintenance Report: The district adopted PSFA's Maintenance Dude's most current version of the Preventative Maintenance Plan which was received and approved by PSFA on May 8, 2012 with an outstanding rating.

Notes: Superintendent Shirley Crawford represented the district. The District has completed an LCCA on HVAC for the District and plans to install a ground coupled heat pump system using the football field for their well field. The Site Visit team recommends: using a portion of the existing large parking lot on the NW corner of the campus for possibly the MS and HS well field. The district has administrative offices in the Elementary School and the MS and HS currently have 2 principals. The district has plans to demolish the existing district administration Office (circa 1939) w/ 5,828sf and replace it with a new 6,000sf facility. The site visit team recommends: using a portion of the existing HS or ES square footage and renovating it into a new district administration office. The districts total enrollment is currently 490 students,

the total enrollment in 2004-2005 was of 638 and the projected enrollment of 434 is expected in 2017-2018. This would reduce the campus net square footage by 5,828 sf saving the district dollars.

Additional Notes: *The FMP should be implemented as there are major deficiencies that include fire protection, contractor oversight and cluttered equipment rooms. The district is encouraged to work with staff regarding their maintenance plan. Staff indicated that there is an opportunity to address the entire campus and an opportunity to reduce square footage and downsizing the footprint of the project. The district's maintenance staff is getting familiar with the PSFA maintenance process. The Council commented that they realize the value of moving their projects forward at once and noted that it is a challenge to advance the entire project that is an issue that the Council has been struggling with in some districts that have received advance and fail to fulfill their obligations. The state cannot advance the whole amount for the construction this project, Superintendent Crawford stated that the district is only asking for planning and design funding for this project and may come back for construction funding. She stated that if the district should ask for an advance, they will use every bond to repay the PSCOC for the advance.*

-- **Zuni School District**

Priority 1 Request: Dowa Yalanne ES was built in 1966 with 2 additions built in 1972 and 1982. The district feels that many of the systems at this school have exceeded their useful life. The HVAC system requires constant maintenance and the district struggles to maintain acceptable temperatures for the students. This site has site drainage problems and life health safety concerns throughout the facility. The district would like to combine Dowa Yalanne and A:Shiwi Elementary Schools on a new site. This will allow the schools to share core spaces and utilize facilities more efficiently and effectively.

Site Visit Report: Dowa Yalanne ES is located in the heart of the Zuni Pueblo. This makes it an archaeological site, which raises concerns for new construction and it would incur additional costs for archaeological digging. The archaeological site also restricts the district from trenching wiring into the site for technology, and the current microwave signal system is unreliable. This site is landlocked and the narrow roads and lack of parking cause difficult access for bus and parent drop-off. The building has cracking in the floors and walls. There are classrooms at this location that do not meet adequacy and ADA requirements. The HVAC system does not function properly for the district needs. The cost of repair on this building is approximately 50% of a new building. Considering the size, site access, cultural requirements and technological limitations on the current site the PSFA recommend the district rebuild the combined elementary schools on a new site. Combining the two existing elementary schools into one facility will reduce the overall square footage and operational costs for the district. The district does not currently have a site designated for the new facility.

Facilities Master Plan: The District's FMP number one priority is to combine A: Shiwi and Dowa Yalanne Elementary Schools onto one campus. The FMP states that relocating the schools onto one campus site would resolve all current issues and would

decrease the overall gross square footages. Dowla Yalanne ES is located on a site in the middle of the pueblo, which has created many conflicts between vehicular and pedestrian traffic. Internet access to the campus has to be sent by micro-wave as underground access to the site is prohibited by the Zuni Tribe because it would have to cross sacred ground. The majority of A:Shiwi ES building systems are past their useful life and need to be replaced. The existing facilities and site limit room for expansion. The FMP identifies the following capital improvement projects for each existing elementary school facility:

Maintenance Report: The PM plan needs to be adopted and embraced wholeheartedly to comply with statutory requirements. The program needs to be enhanced through additional PM schedules and effective implementation to include all facilities and equipment. Vandalism is a problem at this school site and we recommend the district look at enhancing security to protect the facilities. The district should also make a conscious effort of addressing and rectifying the Major and Minor findings

Notes: *PSFA suggests one of the following options:*

Option 1: Use the current A:Shiwi ES school site. This site is 8 acres. In order to house 700 students, it would require a two story structure or the district would need to work with neighboring land owners to lease surrounding property. Concerns with this site are drainage, site access and the limited size.

Option 2: Build the combined schools on land designated by Zuni Pueblo tribe for educational construction. This site is located adjacent to the current Zuni High School site and would allow the district to centralize its schools and share parking with the high school. The district might need to relocate the existing football field for this option. Concerns with this property are the soil conditions in the area and the close proximity to high school site.

Option 3: The district is investigating leasing land from tribal families along Hwy 53. This is a 25 acre site that previously housed the old Zuni HS building. Concerns of this site are the lease cost and traffic congestion along Hwy 53. The district will need to modify their financial statement to include federal impact aid funding and any additional funding that can be used for capital projects.

Priority 2 Request: A:Shiwi ES was built in 1990 with 2 additions built in 1991 and 1992. The district feels that many of the systems at this school have exceeded their useful life and that the size of the campus restricts access and growth at this location. Currently Pre-K students are located at Zuni Head Start and the district would like to include the pre-school program at the elementary school. This site has drainage and sewer problems. There are also life health safety concerns throughout the facility. The school is over the functional capacity and playground equipment is not age appropriate. The district would like to combine Dowla Yalanne and A:Shiwi Elementary Schools on a new site. This will allow the schools to share core spaces and utilize facilities more efficiently and effectively.

Site Visit Report: The major concern with the A:Shiwi ES site is drainage. The entire site is built lower than the neighboring properties. There is significant cracking in interior floors, walls, and walls surround windows. There is also cracking and shifting in the exterior sidewalk and paving areas. Interior spaces have been designed inefficiently with wide corridors and oversized tare spaces. The HVAC system does not operate properly and requires constant repair. The cost of repairs on this building is approximately 54% of the cost of a new building. Combining the two existing elementary schools into one facility will reduce the overall square footage and operational costs for the district. A:Shiwi ES site is 8 acres and a small site for combining the two schools to house 700 students. In order to use this site the new facility would need to be a 2 story structure or the district would need to acquire surrounding properties. The current drainage problems would also need to be corrected. The district does not currently have a site designated for the new facility.

Facilities Master Plan: The District's FMP number one priority is to combine A:Shiwi and Dowa Yalanne Elementary Schools onto one campus. The FMP states that relocating the schools onto one campus site would resolve all current issues and would decrease the overall gross square footages. Dowa Yalanne ES is located on a site in the middle of the pueblo, which has created many conflicts between vehicular and pedestrian traffic. Internet access to the campus has to be sent by micro-wave as underground access to the site is prohibited by the Zuni Tribe because it would have to cross sacred ground. The majority of A:Shiwi ES building systems are past their useful life and need to be replaced. The existing facilities and site limit room for expansion. The FMP identifies the following capital improvement projects for each existing elementary school facility:

Maintenance Reports: The PM plan needs to be adopted and embraced wholeheartedly to comply with statutory requirements. The program needs to be enhanced through additional PM schedules and effective implementation to include all facilities and equipment. Water softening system was identified inoperable and affecting plumbing hardware. Recommend the district review this system for repair and proper operation. The district should also make a conscious effort of addressing and rectifying the Minor findings.

Notes: PSFA suggests one of the following options:

Option 1: Use the current A:Shiwi ES school site. This site is 8 acres. In order to house 700 students, it would require a two story structure or the district would need to work with neighboring land owners to lease surrounding property. Concerns with this site are drainage, site access and the limited size.

Option 2: Build the combined schools on land designated by Zuni Pueblo tribe for educational construction. This site is located adjacent to the current Zuni High School site and would allow the district to centralize its schools and share parking with the high school. The district might need to relocate the existing football field for this option. Concerns with this property are the soil conditions in the area and the close proximity to high school site.

Option 3: The district is investigating leasing land from tribal families along Hwy 53. This is a 25 acre site that previously housed the old Zuni HS building. Concerns of this site are the lease cost and traffic congestion along Hwy 53.

Additional Notes: *The district intends to combine two elementary schools which would allow the district to share the core facilities that in turn would assist in the operational cost. The district will build the school on a new site. A tribal member stated that the tribe is in full support of the project, and stated that this project is in the best interest of the students. The district passed an SB-9 election in April 2012. The district has an almost zero tax base and if a general bond election was passed the district would only be able to raise \$180,000. The district received \$162,000 from impact aid. However, the district is only allowed to keep 25% of their impact aid funds and 42% of the 25% goes to teacherages. The district is forced to do more with less funding from the federal government. The district has eliminated 60 positions in the district due to lack of funds. Consolidating the two schools would stabilize the staff issues, eliminate additional positions as they would no longer need additional custodial and kitchen staff, and a portion of the support staff.*

The Council noted that one of the schools was built in 1990 and developed many issues such as cracking of the interior walls and other issues. There are also concerns regarding drainage, soil and traffic congestion. The Council asked if there is a location in the district that would not have these issues. Staff replied that there are issues in the overall area and would not propose building the school at one of the current sites. The project will require proper design oversight and during construction. The district has found a piece of property south of the high school that does not seem to have structural issues. The Council noted that the district has to modify their financial statement to include federal impact aid funding even though it's a local board decision on how they use the funding. In regard to the construction dollars from impact aid is approximately \$162,000.

The district intends to use the older facilities for a library, administration offices, meeting rooms, a training room and a central office facility. The Council disagreed that the districts projects have been coming in under the amount awarded. It appears that the Council has built Zuni High School twice including a new roof that was 12 year old. The footing structure was falling apart so the whole building needed piers added to stabilize the facility. The Council noted that there was an issue where the district hired unqualified local contractors on past projects. The Council is uncomfortable that they may be funding a new building that will have the same issues as the high school. The district stated that the high school was built in three phases by different contractors with HVAC systems that didn't match with one another so there was difficulty in keeping a good function facility. The Council also noted that there were legal issues on their last project regarding conflict of interest and procurement. Staff replied that the issues were with the middle school roof project. The district used an open-end contract and was a transaction where they hired a contractor that did not have a license to perform the work. Construction Industries Division investigated and the actual contractor that was doing the work was a local artist which was sub-contracted and did inferior work. Ultimately, the Council

awarded the district emergency funding to replace the entire roof. Due to past history, the Council believes that this project would need to be under direct PSFA oversight.

-- **Gadsden School District**

Priority 1 Request: Renovate and add to existing Desert View Elementary School or build new and demolish existing school to comply with State adequacy standards at 68,750 square feet maximum.

Site Visit Report: PSFA staff recommends award of planning and design funding to begin with a feasibility study to determine if it is best to renovate the existing facility and add to it or build an entirely new facility on the same or new property. The feasibility study would be followed by a more accurate estimate of necessary construction costs as a basis for planning and design funding. Construction funding, based actual contractor approved cost, would be requested for an out of cycle phase II construction funding award once designed to 100% construction documents.

Facilities Master Plan: The Gadsden Facilities Master Plan is dated 2011-2016 and current, however, the District is in the process of completing a yearly update. The District anticipates Board approval of the update in July 2012. Currently, Desert View elementary is ranked 8th in the FMP update, however, it is the highest FAD ranked project among the District's priorities.

Staff agrees with the District's design capacity of 550 for the renovation. The FMP projects a stable enrollment with 560 students projected at the school in 2010 and staff agrees with this assessment. The District brought up the issue of potential growth due to the Union Pacific rail yard project commencing and new housing development already underway. The District believes that this project has potential to bring growth to the Sunland Park and Santa Teresa area. PSFA staff told the District that it would monitor the enrollment and that any design of the Desert View Elementary project should be flexible with the ability to build an addition if growth does occur. PSFA staff also encouraged the District to perform a geocode analysis, which will help them to identify student locations.

Maintenance Report: The school is very well kept however because of its desert location, sand is brought into the entire school area via wind. Some means of controlling the sand build up should be considered as part of any renovations or upgrades as this poses a significant maintenance burden on the district.

Some best practices identified, this district should be used as an example of quality in maintenance and operations. Monthly maintenance performance metrics are evaluated by team for continuous improvement. The district should also make a conscious effort and address rectify the Minor findings.

Notes: *Superintendent Efren Yturralde represented the district. Staff would like to evaluate the completed feasibility study prior to offering alternative options to the district.*

3. Director's Report

a. Project Status Reports

Mr. Gorrell presented this item to the Council, stating that the AMS Subcommittee has reviewed the report and that it was sent to the full Council for their review prior to this meeting.

This item is for informational purposes, no action is required.

b. Master Plan Status Report

Mr. Gorrell presented this item to the Council, stating that the AMS Subcommittee has reviewed the report and that it was sent to the full Council for their review prior to this meeting.

This item is for informational purposes, no action is required.

c. Lease Payment Assistance Report

Mr. Gorrell presented this item to the Council, stating that the AMS Subcommittee has reviewed the report and that it was sent to the full Council for their review prior to this meeting.

This item is for informational purposes, no action is required.

4. Other Business

a. QZAB Applications Received

Mr. Berry reminded the Council that they approved the 2012 QZAB application in April 2012. The applications were due May 25 and PED reports that there were no applications received for this year.

b. Pre-K Classrooms Applications Received

Mr. Berry presented this item referring the Council to the spreadsheet that indicates that there were 6 Pre-K applications received. There was an appropriation from the Public School Capital Outlay Fund in the capital bill in the 2012 session to fund Pre-K classrooms. Based on the applications received there is a total project cost identified for these project in the amount of \$2.2 million. Although it is not a requirement that the district pledge a local match, the Council requested as part of the application that districts provide a match at the same percentages in the standards-based process. Potentially with the local pledges, the state match portion is approximately \$1.3 million. The next step is to score the applications and/or potentially conduct site visits.

In regard to Zuni, this is a project that can be combined, if an award is granted, with the construction of a new elementary school as part of their current application.

Mr. Berry stated that the Hatch, Rio Rancho and T or C applications have existing pre-k programs that have been approved. Farmington and Gadsden have applied for new pre-k funding this year and are waiting for a decision on the operations side. The T or C elementary school is a current PSCOC project that is in the design phase and funding can be incorporated into their design award.

Since there will be \$1.1 million available after funding the districts that applied, the Council suggested that the pre-k applications be reopened and prioritize the ones that have already applied but have an ongoing application process. The on-going application will be posted on the PSFA website. PED will also send notification to the districts regarding open enrollment.

c. Next PSCOC Meeting - Proposed for July 26, 2012

After discussion, the Council unanimously agreed to hold their next PSCOC meeting on July 26, 2012.

5. Executive Session for PSFA Director Evaluations

MOTION: Mr. Burciaga moved for Council approval to adjourn to Executive Session pursuant to the Open Meetings Act NMSA 1978, § 10-15-1 (H) (2) for the purpose of discussing the performance evaluation of the PSFA Director.

The clerk called roll for adoption of the motion:

Mr. David Abbey - Yes
Mr. Dee Dennis - Yes
Ms. Francis Maestas - Yes
Mr. Joe Guillen - Yes
Mr. Gene Gant - Yes
Mr. Raul Burciaga- Yes
Mr. Michael Marcelli - Yes
Mr. Paul Aguilar - Yes

By unanimous vote the Council went into Executive Session.

Reconvene to Open Session

The meeting reconvened at 2:53 PM.

MOTION: Mr. Burciaga moved for Council approval to reconvene from Executive Session pursuant to the Open Meeting Act NMSA 1978, § 10-15-1 (H) (2) for the stated purpose of discussing the performance evaluation of the PSFA Director. Only the above-referenced item was discussed and no votes were taken. Mr. Guillen seconded, the motion carried.

The clerk called roll for adoption of the motion:

Mr. David Abbey - Yes
Mr. Dee Dennis - Yes
Ms. Francis Maestas- Yes
Mr. Joe Guillen- Yes
Mr. Gene Gant- Yes
Mr. Raul Burciaga- Yes
Mr. Michael Marcelli- Yes
Mr. Paul Aguilar- Yes

Public Comment

The Council thanked the staff for their dedication and hard work in the PSCOC process.

Adjourn

There being no further business to come before the Council, the meeting adjourned at 3:00 PM.

_____ Chair

_____ Date

**PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL
MINUTES
JULY 26, 2012—9:00 AM
STATE CAPITOL BUILDING, ROOM 317
SANTA FE, NEW MEXICO**

Members Present: Mr. David Abbey, LFC Mr. Gene Gant, PEC
Mr. Joe Guillen, NMSBA Ms. Frances Maestas, LESC
Mr. Raul Burciaga, LCS Mr. Dee Dennis, RLD
Mr. Paul Aguilar, PED

Designees: Mr. Michael Marcelli for Mr. Tom Clifford, DFA

Absent: Mr. Keith Gardner, Office of the Governor

1. Call to Order—9:10 **Mr. David Abbey, Chair**

a. Adoption of Agenda

The clerk called roll noting that Mr. Michael Marcelli represented the Department of Administration & Finance Department in the absence of Mr. Tom Clifford. Mr. Robert Gorrell, PSFA Director, called roll and presented the agenda to the Council, noting that the PSCOC reserves the right to change the order of the agenda as deemed necessary.

MOTION: Mr. Marcelli moved for adoption of the agenda as presented. Mr. Paul Aguilar seconded and the motion carried.

b. Correspondence

Mr. Gorrell noted that an email was received from Mr. Clifford, DFA, designating Mr. Marcelli would represent the agency in his absence.

2. Minutes (June 21-22, 2012)

The minutes will be presented and adopted at the next scheduled PSCOC meeting.

3. Subcommittee Reports

a. Awards Subcommittee Report

➤ **Financial Plan**

Mr. Eaton presented the financial plan, highlighting the action taken by the Council at its last scheduled meeting. The financial plan was provided to both subcommittees prior to this meeting.

Mr. Eaton gave an update on the sources and uses that includes Standards-Based funding, Lease Payment Assistance, Master Plan Assistance, PSFA Operating Budget, CID Transfers and Potential Project Encumbrance Needs. He also briefed the Council on the project commitment schedule.

Projects and adjustments are listed below:

-- Los Alamos—Middle School—Additional Funding for Phase II Construction

This Award is to amend the previous 2010-2011 award to the Los Alamos Public Schools for the Los Alamos Middle School to include out-of-cycle construction funding to complete demolition and reconstruction/renovation of classroom buildings to bring portions of the campus to adequacy for 536 students, grades 7-8 with an increase in the state share amount of \$5,482,519 (33%), contingent upon an additional local share of \$11,131,176 (67%). Approval consists of funding to the district only, not as a recommendation to award to a specific contractor.

➤ **2012-2013 Standards-Based Award Recommendations**

Mr. Guillen informed the Council that the Awards Subcommittee discussed the funding recommendations for this funding cycle. He referred the Council to the spreadsheet made available to them in their meeting notebooks. He highlighted the projects and awards noting that the award to the New Mexico School for the Deaf is an advance. Summary of the Standards Based Capital Outlay awards are as follows:

- \$20,713,841 in state funds, net of offsets and waivers, for Standards-Based awards to 10 projects in 10 school districts. Of projects awarded 9 received awards for planning and design funds only.
- \$89,330,690 reserved for possible out-of-cycle awards for 9 projects in 9 districts for phase 2 (construction).

- **Awards for this cycle total \$110,044,531. That includes the estimated amounts for out-of-cycle awards for this year.**

MOTION 1: Mr. Guillen moved for Council approval of the Awards Subcommittee recommendation to make capital outlay project awards under the standards-based capital outlay process to the districts set out in the award spreadsheet for the purposes and in the amounts specified, including any special conditions contained in the award language for each school (see attached). Each allocation is intended to fully complete the project, phase, or specified purpose. Out-of-cycle construction funding may be considered at any future regularly scheduled PSCOC meeting upon completion of construction documents or equivalent PSFA phase approval and conformance with all contingencies. Future funding requests should include evaluation of potential energy, maintenance and other operational costs of new or renovated facilities based on established standard averages. Actual energy costs will be validated with the post occupancy evaluation.

Mr. Aguilar voiced concern regarding the Bernalillo and Zuni 50-year lease terms. He noted that Gallup and Central do not have these terms. He also noted that tribes must have an approved lease. Mr. Aguilar indicated that Central has addressed this issue and stated that there are state investments that need to be protected and leases are negotiated.

Mr. Guillen said that maybe changes need to be made on the additional conditions regarding leases on tribal land. Mr. Aguilar suggested that the word “equivalent” should be removed and replaced with the previous wording of a minimum available term of 25 years with option to renew. Mr. Guillen stated that the size of the project should also be considered.

Ms. Lupita-White, Central School District, informed the Council that the district and the tribe are in the process negotiating the 50-year lease but has approved a 50 year lease for Natanni Nez lease and is in the process of approving/negotiating leases for other schools in the district. She stated that the tribe has some leases with the option to renew the lease for 25 years as opposed to 50 years.

Ms. Gloria Lovato-Pacheco addressed the Council stating that the Las Vegas district does not agree with the PSFA ranking. Mr. Abbey informed the district that they are allowed to protest their award.

Motion: Mr. Abbey moved for Council approval to allow the Las Vegas District come before the Council at its next meeting, after a 60 day period to allow district to review and respond to the data changes, to focus on whether or not the re-ranking was justified. Mr. Guillen seconded. There being no objection the motion carried.

Mr. Burciaga stated that the intent is to have a long term commitment and 50 years is reasonable. Mr. Abbey suggested that districts be allowed to request a waiver from the PSCOC if the 50 year lease term cannot be negotiated. He voiced concern regarding legal costs and cases that are not justified.

MOTION 2: Mr. Aguilar moved for an amendment to change the award language for Bernalillo and Zuni, and the additional conditions with generally similar conditions to previous award years. Mr. Guillen proposed an amendment to Mr. Aguilar's motion to state that it is the intention of the Council to have a 50 year lease which will be reviewed by the Council with criteria on a case-by-case basis.

Mr. Burciaga informed the Council that leases can be re-negotiated and either party may be able to enter into options to tie into them and would be able to move forward. He added that it is very expensive to have linked options and re-negotiations must be defined.

Mr. Aguilar stated that it is not in the purview of the Council to meddle in tribal affairs.

MOTION 2: Mr. Aguilar moved for Council approval to change language on the additional conditions that any lease associated with PSCOC awards should have a minimum available term of 25 years from completion of the project; the 25-year term may be in renewable increments. Mr. Marcelli seconded.

The clerk called roll for adoption/approval of Mr. Aguilar's motion. The vote was as follows:

Mr. Abbey—No	Mr. Burciaga—Yes
Mr. Gant—No	Mr. Marcelli—Yes
Mr. Guillen—No	Mr. Aguilar—Yes
Ms. Maestas—No	
Mr. Dennis—No	

Mr. Aguilar's motion failed with 5 voting in the affirmative and 3 voting in the negative.

Upon further discussion Motion #1 was adopted with Mr. Aguilar voting in the negative.

Mr. Abbey acknowledged and thanked the legislature, the school districts, PSFA staff, colleagues on the Council and especially the members of the Awards Subcommittee.

➤ **Standards-Based Roof Awards**

Mr. Gorrell presented this item to the Council referring them to the spreadsheet made available in their meeting notebook.

In regard to applications unfunded at this time, Belen, Estancia and Las Cruces State Charter Alma d' Arte, Mr. Abbey directed the districts to respond and appeal at the next PSCOC meeting if they wish.

In regard to Gallup, the Council voiced concern regarding projects that are not moving forward and the language involved in the current roof award, specifically the requirement for notification to CID that the contractor has been contacted to repair roof and is non-responsive. Mr. Gorrell replied that former Council member Lisa Martinez had asked that the language be added to the roof projects.

Mr. Dennis explained that CID cannot get involved in the district's projects but can only make sure that the codes are being met. He stated that CID can revoke contractor licenses if a contract is in anyway broken.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee recommendation to make standards-based roof awards to the districts set out in the award spreadsheet for the purposes and in the amounts specified (see attached). Each allocation is intended to fully complete the project, phase, or specified purpose. PSFA shall administer these projects to ensure their completion by December 31, 2013; the PSFA director has authority to cancel projects that are not expected to be complete by the December 31, 2013 date, subject to PSCOC approval of project extension upon appeal. There being no objection the motion carried.

➤ **Additional Conditions**
Standards-Based Project Awards

The PSCOC approved capital outlay project awards under the standards-based capital outlay process to the districts set out in the award spreadsheet for the purposes and in the amounts specified, including any special conditions contained in the award language for each school (see attached). Each allocation is intended to fully complete the project, phase, or specified purpose. Out-of-cycle construction funding may be considered at any future regularly scheduled PSCOC meeting upon completion of construction documents or equivalent PSFA phase approval and conformance with all contingencies. Future funding requests shall include evaluation of potential energy, maintenance and other operational costs of new,

renovated or other adjacent underutilized facilities based on established standard averages. Actual energy costs will be validated with the post occupancy evaluation.

Standards-Based Roof Awards

The PSCOC approved capital outlay project awards under the standards-based capital outlay process to the districts set out in the award spreadsheet for the purposes and in the amounts specified (see attached). Each allocation is intended to fully complete the project, phase, or specified purpose. PSFA shall administer these projects to ensure their completion by December 31, 2013; the PSFA director has authority to cancel projects that are not expected to be complete by the December 31, 2013 date, subject to PSCOC approval of project extension upon appeal.

Standard Contingencies to All Awards

The PSCOC approval of the awards is contingent upon acceptance by the districts through execution of the required documents between the PSFA and the district, which contain the detailed project description set before the Council, the roles and responsibilities of the parties, phasing schedules and direct payment options. These awards are further contingent on the following:

- Project amounts set aside for potential Out-of-Cycle include anticipated state share amount of a project or phase which requires the district to perform specific actions set out in the project descriptions and to bring back a request for funding for further consideration by the Council. Future awards may be contingent on district audit status and other conditions which may be deemed by the Council as necessary to ensure the prudent and appropriate use of capital funds. Future awards may also include funds to conduct post occupancy evaluations of projects, as appropriate, to ensure that maximum benefit is gained for the dollars expended.
- All districts receiving awards must have a completed audit for FY11 submitted to the State Auditor's Office prior to expenditure of PSCOC-awarded funds, and will have a corrective action plan in place to address audit findings. PSFA shall assume direct administration of all projects from districts with serious findings in regard to expenditures or management of capital outlay funds.
- The district shall execute and maintain an effective preventive maintenance (PM) program, as prescribed in their PSCOC approved PM plan (which shall be reviewed and updated annually by the district to ensure a Facility Maintenance Assessment Report (FMAR) score of satisfactory (70.1% or better) at each school), and effectively utilize all Facility Information Management System (FIMS) modules—Maintenance Direct (MD), Preventive Maintenance Direct (PMD), and Utility Direct (UD), or otherwise provide evidence of effective use of an alternate acceptable and equivalent maintenance management process.
- Prior to the Construction Documents Phase, the district must submit for PSFA approval an amendment to their maintenance plan defining how they will provide appropriate maintenance for any renovated or added facility space.

- Projects are funded only to the design capacity outlined in the award. Unless specific limitations are defined in the award, or are otherwise accepted, the Adequacy Planning Guide establishes gross square footage (GSF) boundaries, however every effort should be made to minimize overall facility footprint.
- If existing facility disposal is required, an approved commitment from the district to PSCOC will be required prior to release of construction funding. Disposal may include demolition of the facilities or by written agreement transferring ownership of property and/or facilities. PSCOC reserves the right to recover a pro-rata share of awarded amounts for the replacement facilities if the original property or facilities are sold or used for another purpose than the award.
- The district will provide and deliver to the PSFA, within 60 days of the acceptance of the award, a project schedule, outlined in the Memoranda of Understanding (MOU) that includes, if applicable, the dates for completion of educational specifications, advertisement of RFP for design services, completion of the four design phases, advertisement for bid date, construction start date, construction completion date, and date of occupancy or intended use. Failure to have projects completed by the scheduled deadline does not obligate the PSCOC for any increased costs due to inflation or other time related consequences.
- The MOU shall identify specific portions of the project that the district intends to build above adequacy and above the awarded design capacity, the capital and operational costs of those portions and the district funding source that will fund these costs by the district.
- Any legitimate project expenses expecting PSCOC/PSFA participation, reimbursement or credit shall be submitted and approved by PSFA in advance of the expenditure through the construction information management system (CIMS). Exception: Allowed project expenses made prior to award and submitted within 90 days of the executed MOU.
- Prior to projects' final PSFA-RASC approval and release to bid, all site infrastructure including roadways, utilities and water must be in place, under contract with specified completion time, or defined by other acceptable written agreements that include cost and completion time.
- All awards are exclusive of land acquisition costs and offsite utilities and infrastructure expenses which are the total responsibility of the district and community and will not apply to the District's matching fund requirement.
- Any lease associated with this award shall have a 50 year or equivalent minimum available term from completion of the project.
- Portable classrooms purchased from proceeds of this or previous PSCOC awards, freed by construction of permanent facilities shall, at the option of the PSFA, become the property of the PSCOC. If freed portables were purchased with district proceeds, then at PSFA's option, portables may be purchased at a

fair market price and relocated by PSFA as directed by and at the expense of the PSCOC.

- On or before the 12th month following substantial completion of the project or phase, PSFA staff will schedule a review of all project expenditures that apply to both the scope of work and to the adequacy standards to insure that the overall expenditures align with the match percentages after necessary offsets and waivers as identified in the Memorandum of Understanding (MOU) for the project. Following mutual agreement on the overall and final financial project status, project balances will be reallocated by the Council. All PSCOC awards must be fully reconciled and reallocated no later than 18 months after substantial completion.

MOTION: Mr. Marcelli moved for Council approval of the Awards Subcommittee recommendation that the standards-based capital outlay and roof awards are further subject to the Additional Conditions presented in the document in the meeting notebook.

All PSCOC members voted in the affirmative with the exception of Mr. Aguilar. The motion passed with a majority vote.

➤ **Pre-K Classroom Awards**

Mr. Berry presented this item referring them to the spreadsheet that was made available in their meeting notebooks. He stated that six districts applied for Pre-K funding. Mr. Aguilar asked what safeguards are in place that districts will continue Pre-K education. Mr. Berry replied that the Pre-K Classroom Awards is not an ongoing program and the funding comes from project reversions.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee recommendation to make pre-kindergarten classroom renovation/construction awards pursuant to Laws 2012, Chapter 64, Section 33 (HB191) from existing, unspent proceeds from previously issued supplemental severance tax bonds, in the form of project reversions. Allocations are to the districts set out in the award spreadsheet for the purposes and in the amounts specified. These allocations represent the state share portion of the estimated cost to renovate or construct pre-k classrooms subject to a local match as set forth in the state/ local match formula. Staff is directed to solicit additional applications for consideration at a future PSCOC meeting. There being no objection the motion passed.

➤ **Additional Funding/Emergency Funding/Award Language Requests**

➤ **Espanola—Carlos Vigil ES—Out-of-Cycle Design/Construction Funding**

This request is for Phase II funding to construct a new playfield at Carlos Vigil MS.

The Awards Subcommittee has reviewed this request and recommends approval of state funds totaling \$822,898 (63%) as submitted to complete the project to adequacy as originally intended. The District has their required match in place for funding totaling \$482,937 (37%).

Mr. McMurray noted that the property was donated to the district by the City of Espanola. The playfield is going to be sod and comes with irrigation privileges.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee recommendation to amend the 2008-2009 deferred award to the Española Public Schools for moving the 7th grade students from the old Espanola MS East to Carlos Vigil Middle School to include design and construction of a new playfield at Carlos Vigil MS to adequacy for 520 students, grades 7-8, with a state share amount of \$822,298 (63%), contingent upon a local share of \$482,937 (37%). As was required in the additional conditions of all awards in the 2008-2009 cycle, this award is subject to district submission of a disposal plan for the old Espanola MS East facilities. The following options may be considered: demolition; written agreement transferring the ownership of property and/or facilities for non-educational use; or other re-use such that the facilities will no longer house students or staff. Since this is a subcommittee recommendation a second is not required. There being no objection the motion passed.

➤ **Los Alamos—Aspen ES-Design Capacity**

Mr. Gorrell presented this request noting that the district is requesting Council approval to amend the previous 2010-2011 award to Los Alamos Public Schools for Aspen Elementary School to increase design capacity from 314 students to 390 students, grades K-6.

The PSFA received a letter from the district that indicates that the enrollment date on the PSFA application for the renovation of the Aspen Elementary School is inaccurate. Although it was accurate at the time of the submittal it does not reflect the current actual enrollment. The district needs increased funding for this project in order to accommodate a larger projected enrollment of 420 FTE.

The Awards Subcommittee has reviewed this request and recommends approval.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee recommendation to amend the previous 2010-2011 award to Los Alamos Public Schools for Aspen Elementary School to increase design capacity from 314 students to 390 students, grades K-6. Since this is a subcommittee recommendation a second is not necessary. There being no objection the motion passed.

➤ **WLV—Union ES—Design Capacity**

Mr. Gorrell presented this request, referring the Council to the letter received from the West Las Vegas School District. The letter indicates that in the original request for funds to complete the upgrades at Union ES, the district has projected a need to serve approximately 125 students. During the current year, the district has served between 87 and 91 students. The district is requesting that the estimated number of students to be served at Union ES be changed to 90 students.

MOTION: Mr. Guillen moved for Council approval of the Awards Subcommittee recommendation to amend the previous 2011-2012 award to West Las Vegas Public Schools for Union Elementary School to decrease design capacity from 125 students to 91 students, grades 2-5. Since this is a subcommittee recommendation a second is not necessary. There being no objection the motion passed.

b. Administration, Maintenance & Standards Subcommittee

➤ **Adequacy Standards—Review Comments from Public Hearing--Adoption**

Ms. Martica Casias presented this item to the Council referring them to the comments received after a public hearing was held. The Council asked how the standards relate to the conversation regarding reducing square footage. Ms. Casias stated that currently the staff is still making changes.

Statewide Adequacy Standards Changes

MOTION: Mr. Burciaga moved for Council approval of the Administration, Maintenance, and Standards Subcommittee recommendation to adopt the draft Statewide Adequacy Standards rule revisions as amended (6.27.30 NMAC) subject to technical revisions by staff. Since this is a subcommittee recommendation a second is not necessary. There being no objection the motion passed.

Adequacy Planning Guide Changes

MOTION: Mr. Burciaga moved for Council approval of the Adequacy & Maintenance Subcommittee recommendation to adopt the draft revisions to the Adequacy Planning Guide as amended, which is incorporated by reference in the Adequacy Standards subject to technical revisions by staff. Since this is a subcommittee recommendation a second is not necessary. There being no objection the motion passed.

4. Director's Report

a. PSCOC Project Status Report

Mr. Gorrell presented the Project Status Report to the Council, noting that the report was reviewed by the Administration, Maintenance & Standards Subcommittee and was sent to the full Council for their review prior to this meeting.

He highlighted the various projects in the report along with the projects that are moving forward and projects that are behind schedule.

This report is for informational purposes only.

b. Master Plan Project Status Report

Mr. Gorrell presented the Lease Assistance Report to the Council noting that the Administration, Maintenance & Standards Subcommittee has reviewed the report and was sent to the full Council for their review prior to this meeting.

He highlighted various portions of the report. This report is for informational purposes only.

c. Lease Assistance Report

Mr. Gorrell presented the Lease Assistance Payment Report to the Council noting that the report was reviewed by the Administration, Maintenance & Standards Subcommittee and was sent to the full Council for their review prior to this meeting.

He highlighted various portions of the report. This report is for informational purposes only.

d. 2012-2013 Workplan/Timeline

Mr. Berry presented this item to the Council, noting that both subcommittees have reviewed the workplan/timeline. He noted that no changes have been made on the workplan/timeline since the June 2012 PSCOC meeting.

5. Other Business

- **Next PSCOC Meeting—Proposed for September 7, 2012**

After discussion the Council unanimously agreed to hold its next PSCOC meeting on September 7, 2012.

Public Comments

Various districts district superintendents and district representatives were present and thanked the Council for the awards granted to their districts and thanked the Council and staff for their support, hard work, and dedication. The Chair expressed gratitude and thanks to the entire Council and to district representatives for the dedication demonstrated on behalf of the children of New Mexico.

Adjourn

There being no further business to come before the Council, the meeting adjourned at 12:00 PM.

_____ Chair

_____ Date

TAB 3

SUBCOMMITTEE REPORTS:

a. Awards Subcommittee

- Financial Plan
- Additional Funding/ Emergency Funding/ Award Language Requests:
- ***Belen- Family School—Out-of-Cycle Design Funds***
- ***Capitan- Capitan ES/HS: Local Match Advance***
- ***Chama - Tierra Amarilla ES & Escalante MHS: Repairs***
- ***Gadsden – Gadsden HS: Out-of-Cycle Construction – Phase III, Part 1***
- **Facility Master Plan Assistance – Application**
- **2012-13 Lease Assistance Award Recommendations**

Summary of PSCOC Financial Plan Changes since 7/26/12

REVENUE (SSTB) ADJUSTMENTS

	FY13	FY14	FY15	FY16	FY17
August 2012 Estimate	179.5	182.8	197.1	203.7	203.1
December 2011 Estimate	168.5	182.0	179.5	179.8	-
<i>Change</i>	<i>11.0</i>	<i>0.8</i>	<i>17.6</i>	<i>23.9</i>	

PROJECTS FUNDING ADJUSTMENTS

Carlos Vigil Middle School @ Espanola (P13-011). Additional funding for Phase 2 Award for playing field.

Net Award: \$822,898.

Los Alamos Middle School @ Los Alamos (P11-013). Additional funding for Phase 2 Award.

Net Award: \$5,482,519.

PSCOC Financial Plan

(millions of dollars)

August 23, 2012

I. SOURCES & USES						
SOURCES:		FY13 est.	FY14 est.	FY15 est.	FY16 est.	FY17 est.
PSCO Fund Unencumbered Balance (Period Beginning)		247.8	174.0	92.2	202.0	368.6
SSTB (Revenue Budgeted July)		50.0	119.7	121.9	131.4	135.8
SSTB (Revenue Budgeted January)		59.8	60.9	65.7	67.9	67.7
Project & Operating Reversions / Advance Repayments		31.5	16.2	15.0	12.5	12.5
Subtotal Sources :		389.2	370.8	294.7	413.8	584.6
USES:						
Capital Improvements Act (SB-9)		19.6	19.8	20.0	20.2	20.4
Lease Payment Assistance Awards		13.5	14.9	16.4	18.0	19.8
Master Plan Assistance Awards		0.7	0.7	0.7	0.7	0.7
PSFA Operating Budget		5.5	6.0	6.0	6.0	6.0
CID Inspections		0.3	0.3	0.3	0.3	0.3
Project Encumbrance Needs		175.6	237.0	49.4	0.0	0.0
Subtotal Uses :		215.3	278.6	92.7	45.2	47.2
Estimated Uncommitted Balance Period Ending		174.0	92.2	202.0	368.6	537.5

II. PROJECT ENCUMBRANCE SCHEDULE							
		FY13 est.	FY14 est.	FY15 est.	FY16 est.	FY17 est.	Total
Prior Year Awards :		31.4	55.2	40.6	0.0		127.1
2010-2011 Awards	(Design) :	0.0	0.0	0.0	0.0		0.0
2010-2011 Awards	(Construction) :	52.3	76.2	8.8	0.0		137.3
2011-2012 Awards	(Design) :	0.0	0.0	0.0	0.0		0.0
2011-2012 Awards	(Construction) :	62.9	0.0	0.0	0.0		62.9
2012-2013 Awards Scenario	(Design) :	10.0	0.0	0.0	0.0		10.0
2012-2013 Awards Scenario	(Construction) :	10.7	105.6	0.0	0.0		116.3
2012-2013 Roof Awards Scenario	(Construction) :	8.5	0.0	0.0	0.0		8.5
Subtotal Uses :		175.6	237.0	49.4	0.0	0.0	462.0

TABLE 1.
FY13 Phase 2, Emergency & Cost Overruns
August 23, 2012

Action Taken	Project #	Description	Amount	Comment	
7/26/2012	P13-011	Espanola Carlos Vigil Middle School	\$ 822,898	Phase 2 funding for new playfield	New Award. Full amount need to be certified in next bond resolution \$ 822,898
7/26/2012	P11-013	Los Alamos Middle School	\$ 5,482,519	Phase 2 funding for campus renovations	Full amount needs to be certified in next bond resolution. \$ 5,482,519

District Local Match Advances

August 23, 2012

Repayment Schedule - For Planning Purposes Only

				\$8,736,944	\$932,427	\$3,686,839	\$2,500,000	\$0
District	Project Number	School	Status	Outstanding Balance	FY13	FY14	FY15	FY16
Chama Valley	P06-007	Escalante HS/Tierra Amarilla MS	8/30/10, 11/1/10 Sent repayment inquiry 2/1/11 Received email from district will provide scheduled final repayment after May 2011. Notified district of repayment deadline and the possibility of request for extension	\$199,094	\$199,094			
Chama Valley	P07-003	Tierra Amarilla Elementary	Awarded 04/14/09. Repayment is in doubt. District will likely be requesting it be converted to a grant.	\$2,500,000			\$2,500,000	
Cuba	P07-004	Cuba High School	Awarded 01/08/09; Payment of \$458,288 received November, 2009. Deposit and re-budget of funds pending. 12/3/10 \$400,000 repayment received 3/22/11 \$125,000 repayment received 1/24/12 \$416,400 repayment received 3/7/12 \$72,838 repayment received	\$285,762				
Des Moines	R07-006	Des Moines Combined	3/4/10 - Received \$100,000 payment and repayment schedule 7/16/10 - Received \$16,652.67 payment 7/19/11 - Received \$16,562.67 payment	\$16,743				
Fort Sumner	P08-020	Fort Sumner Schools	Project in progress. FY11 Payments based on district expenditures toward project.	\$1,397,656	\$0	\$1,397,656		
Jemez Mountain	E07-001	Gallinas Campus	Letter received 03/02/09 from Superintendent Adan Delgado requesting meeting with Bob Gorrell to discuss.	\$351,496				
Pecos	E10-002	Pecos High School Gym	9/4/10 - Council extension of repayment date to 6/30/12 2/21/12 \$85,456.60 repayment received	\$114,543				
Reserve	E11-001	Reserve Emergency	Payment due June 30, 2011 6/28/11 Received letter from district requesting transfer of advance to full grant 11/3/11 Council approval of extension to May 2012 for further reevaluation of district finances	\$30,000				
Tularosa	P07-018	Tularosa High School	Awarded 01/08/09	\$2,200,000	\$733,333	\$733,333		
Zuni	E07-007	Teacherage Sewer Emergency	Awarded 07/24/09	\$85,800				
Zuni	D09-008	Old Zuni Middle School Demolition	Awarded 07/30/08. Payment due within four years.	\$200,000		\$200,000		
Ruidoso	P06-029	Ruidoso MS Settlement		\$1,355,850		\$1,355,850		

PSCOC FUND PROJECT ENCUMBRANCE SCHEDULE

August 23, 2012

Numbers in italics indicated bonds have not been sold.

Unfunded/uncertified project costs right of orange dotted line

										\$303,712,022	\$354,149,045	\$18,436,653	\$125,242,773	\$11,774,462	\$20,144,339	\$81,908,968	\$69,082,401	\$56,585,290	\$12,292,167	\$0	\$26,800,000	\$22,595,050	\$0	\$0	\$0	\$0	\$0	\$34,745,770
PRIOR YEAR AWARDS			Phase 1	Phase 2	Total	Certification Date	Certified	Uncertified	2012_Q3	2012_Q4	2013_Q1	2013_Q2	2013_Q3	2013_Q4	2014_Q1	2014_Q2	2014_Q3	2014_Q4	2015_Q1	2015_Q2	2015_Q3	2015_Q4	2016_Q1	2016_Q2				
1	P08-001	Deming	Deming High	\$2,700,000	\$53,600,000	\$56,300,000	11/4/2007	\$2,700,000	\$53,600,000					\$26,800,000				\$26,800,000										
2	P09-014	Clovis	James Bickley ES	\$0	\$4,736,027	\$4,736,027	10/27/2010	\$4,736,027	\$0	\$4,736,027																		
3	P09-022	Raton	Combined New Raton ES	\$1,154,156	\$12,714,543	\$13,868,699	11/6/2008	\$1,154,156	\$12,714,543					\$12,714,543														
4	07-08-80	Espanola	Espanola MS East	\$0	\$822,298	\$822,298	11/6/09; 11/4/10	\$1,644,596	\$227,539																			
5	P08-003	Gadsden	Gadsden HS	\$0	\$43,020,000	\$43,020,000	11/4/2010	\$35,040,346	\$21,749,654					\$14,850,000					\$13,770,000									
6	C10-001	NMSD	NMSD	\$650,000	\$5,850,000	\$6,500,000	11/3/2011	\$6,500,000	\$0					\$5,850,000														
7	C10-002	NMSBVI	NMSBVI	\$616,194	\$5,545,746	\$6,161,940	11/3/2011	\$6,161,940	\$0					\$5,545,746														
				\$5,120,350	\$131,857,905	\$136,978,255		\$65,185,215	\$88,291,736	\$0	\$31,354,071	\$0	\$0	\$14,850,000	\$39,514,543	\$810,000	\$0	\$0	\$26,800,000	\$13,770,000	\$0	\$0	\$0	\$0	\$0			
* - Phase cost partially funded/certified																												

FY11 AWARDS			Phase 1	Phase 2	Total	Certification Date	Certified	Uncertified	2012_Q3	2012_Q4	2013_Q1	2013_Q2	2013_Q3	2013_Q4	2014_Q1	2014_Q2	2014_Q3	2014_Q4	2015_Q1	2015_Q2	2015_Q3	2015_Q4	2016_Q1	2016_Q2	Out Year
8	P11-001	Alamogordo	Yucca ES Renovation	\$266,056	\$3,732,500	\$3,998,556	05/05/09; 11/4/2010	\$3,998,556	\$0				\$3,732,500												
9	P11-002	Alamogordo	Yucca ES New School	\$720,563	\$6,485,063	\$7,205,626	05/05/09; 11/4/2010	\$7,205,626	\$0			\$6,485,063													
10	P11-003	Cobre	Bayard ES (Possible Advance?)	\$587,711	\$5,289,399	\$5,877,110	05/05/09; 11/4/2010	\$5,877,110	\$0			\$5,289,399													
11	P11-004	Gallup	Juan de Onate ES FY16 Const. Start	\$941,351	\$8,472,155	\$9,413,506	05/05/09; 11/4/2010	\$9,413,506	\$8,472,155																\$8,472,155
12	P11-005	Gallup	Washington ES	\$758,355	\$6,825,195	\$7,583,550	05/05/09; 11/4/2010	\$7,583,550	\$0				\$6,825,195												
13	P11-006	Gallup	Church Rock Academy	\$886,449	\$7,978,040	\$8,864,489	05/05/09; 11/4/2010	\$8,864,489	\$0				\$7,978,040												
14	P11-007	Gallup	Thoreau ES FY19 Const. Start	\$1,055,332	\$9,497,986	\$10,553,318	05/05/09; 11/4/2010	\$10,553,318	\$9,497,986																\$9,497,986
15	P11-008	Gallup	Jefferson ES	\$980,561	\$8,825,050	\$9,805,611	05/05/09; 11/4/2010	\$9,805,611	\$8,825,050										\$8,825,050						
16	P11-009	Gallup	Lincoln ES FY18 Const. Start	\$928,959	\$8,360,629	\$9,289,588	05/05/09; 11/4/2010	\$9,289,588	\$8,360,629																\$8,360,629
17	P11-010	Gallup	Roosevelt ES FY20 Const. Start	\$935,000	\$8,415,000	\$9,350,000	05/05/09; 11/4/2010	\$9,350,000	\$8,415,000																\$8,415,000
18	P11-011	Las Cruces	Las Cruces HS	\$1,980,000	\$41,170,000	\$43,150,000	05/05/09; 11/4/2010	\$34,509,604	\$36,710,396		\$13,100,000 *				\$28,070,000										
19	P11-012	Las Cruces	University Hills ES Ph. 1 & Ph. 2	\$226,388	\$1,908,288	\$2,134,676	11/4/2010	\$2,134,676	\$0																
21	P11-014	Los Alamos	Aspen ES	\$550,579	\$4,955,215	\$5,505,794	11/4/2010	\$264,000	\$5,241,794					\$4,955,215											
22	P11-015	Los Lunas	Los Lunas HS	\$2,400,000	\$48,080,742	\$50,480,742	11/4/2010	\$2,400,000	\$48,080,742					\$24,612,643											
23	P11-016	Roswell	Valley View ES	\$570,881	\$5,179,933	\$5,750,814	11/4/2010	\$570,881	\$5,179,933		\$5,179,933														
24	P11-017	Roswell	Berrendo ES	\$711,387	\$6,402,480	\$7,113,867	11/4/2010	\$711,387	\$6,402,480					\$6,402,480											
25	P11-018	Roswell	Military Heights ES	\$533,652	\$4,802,872	\$5,336,524	11/4/2010	\$533,652	\$4,802,872					\$4,802,872											
26	P11-019	Roswell	El Capitan ES	\$1,221,818	\$10,996,362	\$12,218,180	11/4/2010	\$1,221,818	\$10,996,362					\$10,996,362											
			\$16,700,542	\$202,859,428	\$219,559,970	Total	\$124,732,872	\$166,467,918	\$0	\$40,481,647	\$11,774,462	\$0	\$18,535,735	\$29,567,858	\$28,070,000	\$0	\$0	\$0	\$8,825,050	\$0	\$0	\$0	\$0	\$0	\$34,745,770
			* - Phase cost partially funded/certified																						

FY12 AWARDS			Phase 1	Phase 2	Total	Certification Date	Certified	Uncertified	2012_Q3	2012_Q4	2013_Q1	2013_Q2	2013_Q3	2013_Q4	2014_Q1	2014_Q2	2014_Q3	2014_Q4	2015_Q1	2015_Q2	2015_Q3	2015_Q4	2016_Q1	2016_Q2
27	P12-001	Albuquerque	Douglas MacArthur ES	\$0	\$1,826,202	\$1,826,202	11/3/2011	\$1,826,202	\$0				\$1,826,202											
28	P12-002	Albuquerque	McKinley MS	\$430,982	\$3,986,657	\$4,417,639	11/3/2011	\$4,417,639	\$0				\$3,986,657											
29	P12-003	Albuquerque	Chaparral ES	\$815,755	\$7,341,794	\$8,157,549	11/3/2011	\$8,157,549	\$0															
30	P12-004	Belen	Family School	\$0	\$1,600,408	\$1,600,408	11/3/2011	\$1,600,408	\$0															
31	P12-005	Bernalillo	Bernalillo HS	\$1,355,200	\$18,368,293	\$19,723,493	11/3/2011	\$19,723,493	\$0				\$18,368,293											
32	P12-006	Espanola	Velarde ES	\$0	\$2,618,292	\$2,618,292	11/3/2011	\$2,618,292	\$0				\$2,618,292											
33	P12-008	Espanola	E.T.S. Fairview ES	\$781,000	\$9,102,070	\$9,883,070	11/3/2011	\$9,883,070	\$0					\$9,102,070										
34	P12-009	Estancia	Estancia MS	\$493,521	\$4,441,688	\$4,935,209	11/3/2011	\$4,935,209	\$0					\$4,441,688										
35	P12-010	Santa Rosa	Rita Marquez ES/Anton Chico MS	\$462,000	\$4,158,000	\$4,620,000	11/3/2011	\$4,620,000	\$0					\$4,158,000										
36	P12-011	Socorro	San Antonio ES	\$244,550	\$2,200,948	\$2,445,498	11/3/2011	\$2,445,498	\$0					\$2,200,948										
37	P12-012	T or C	Truth or Consequences ES	\$499,562	\$4,496,056	\$4,995,618	11/3/2011	\$4,995,618	\$0					\$4,496,056										
38	P12-013	West Las Vegas	WLV Family Partnership MHS	\$0	\$1,776,046	\$1,776,046	11/3/2011	\$1,776,046	\$0				\$1,776,046											
39	P12-014	West Las Vegas	Union ES	\$0	\$937,554	\$937,554	11/3/2011	\$937,554	\$0					\$937,554										
			\$6,287,920	\$65,410,480	\$71,698,400		\$71,698,400	\$0	\$0	\$42,709,669	\$0	\$20,144,339	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

FY13 AWARDS			Phase 1	Phase 2	Total	Certification Date	Certified	Uncertified	2012_Q3	2012_Q4	2013_Q1	2013_Q2	2013_Q3	2013_Q4	2014_Q1	2014_Q2	2014_Q3	2014_Q4	2015_Q1	2015_Q2	2015_Q3	2015_Q4	2016_Q1	2016_Q2
41	P13-001	Albuquerque	Sandia HS	\$10,697,386	\$16,298,854	\$26,996,240	5/1/2012	\$11,971,178	\$15,025,062				\$16,298,854											
42	P13-003	Bernalillo	Santo Domingo ES/MS	\$665,796	\$5,992,167	\$6,657,963	6/1/2012	\$660,000	\$5,997,963	\$665,796														
43	P13-004	Capitan	Capitan ES/HS	\$0	\$1,358,570	\$1,358,570		\$0	\$1,358,570	\$0				\$1,358,570										
44	P13-006	Central	Naschitti ES	\$474,165	\$4,267,484	\$4,741,649	5/1/2012	\$432,266	\$4,309,383	\$474,165				\$4,267,484										
45	P13-008	Espanola	Los Ninos Kindergarten	\$134,258	\$1,532,318	\$1,666,576	5/1/2012	\$172,960	\$1,493,616	\$134,258				\$1,532,318										
46	P13-009	Farmington	Farmington HS	\$3,168,366	\$28,515,290	\$31,683,656	5/1/2012	\$4,302,181	\$27,381,475	\$3,168,366					\$28,515,290									
47	P13-010	Gadsden	Desert View ES	\$1,550,737	\$13,939,200	\$15,489,937	5/1/2012	\$1,128,787	\$14,361,150	\$1,550,737				\$13,939,200										
49	P13-012	NMSD	Site (Santa Fe Campus) (Advance also \$700,000 for Design)	\$1,400,000	\$6,300,000	\$7,700,000	5/1/2012	\$700,000	\$7,000,000	\$1,400,000					\$6,300,000									
50	P13-013	West Las Vegas	West Las Vegas MS	\$81,193	\$4,548,193	\$4,629,386	5/1/2012	\$325,382	\$4,304,004	\$81,193				\$4,548,193										
51	P13-014	Zuni	Dowa Yalanne/ A-Shiwi ES	\$2,541,941	\$22,877,468	\$25,419,409	5/1/2012	\$2,541,941	\$22,877,468	\$2,541,941				\$22,877,468										
			\$20,713,842	\$105,629,544	\$126,343,386		\$26,454,237	\$99,889,149	\$10,016,456	\$10,697,386	\$0	\$0	\$64,822,087	\$0	\$28,515,290	\$12,292,167	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

PSCOC FUND PROJECT ENCUMBRANCE SCHEDULE

August 23, 2012

FY13 ROOF AWARDS			Phase 1	Phase 2	Total	Certification Date	Certified	Uncertified	2012_Q3	2012_Q4	2013_Q1	2013_Q2	2013_Q3	2013_Q4	2014_Q1	2014_Q2	2014_Q3	2014_Q4	2015_Q1	2015_Q2	2015_Q3	2015_Q4	2016_Q1	2016_Q2
52	R13-001	ABQ-State Charter	La Promesa Early Learning - Main Building -		\$97,416	5/1/2012	\$281,600	-\$184,184	\$97,416															
53	R13-003	Albuquerque-Charter	Nuestros Valores Charter - County Building -		\$50,625		\$0	\$50,625	\$50,625															
54	R13-004	Albuquerque-Charter	Nuestros Valores Charter - Administration		\$155,176		\$0	\$155,176	\$155,176															
55	R13-005	Belen	Gil Sanchez ES - Main Building - Roof		\$205,343		\$0	\$205,343	\$205,343															
57	R13-007	Belen	Belen HS - Cafeteria - Roof		\$223,893	5/1/2012	\$68,567	\$155,326	\$223,893															
58	R13-009	Bernalillo	Bernalillo MS - Classrooms - Field, flashings,		\$21,262	5/1/2012	\$36,960	-\$15,698	\$21,262															
59	R13-010	Bernalillo	Placitas ES - Classroom wing - Field,		\$51,595	5/1/2012	\$24,640	\$26,955	\$51,595															
60	R13-011	Central	Kirtland Central HS - Main Building -		\$121,140	5/1/2012	\$105,525	\$15,615	\$121,140															
61	R13-012	Central	Kirtland MS - Old Building - Band Room		\$98,233	5/1/2012	\$75,978	\$22,255	\$98,233															
62	R13-014	Espanola	Chimayo ES - Multi-purpose room - Entire		\$103,008		\$0	\$103,008	\$103,008															
63	R13-015	Espanola	Dixon ES - Gym, Library, Kindergarten -		\$141,722		\$0	\$141,722	\$141,722															
64	R13-016	Espanola	Hernandez ES - Entire - Entire		\$462,238		\$0	\$462,238	\$462,238															
65	R13-017	Espanola	Espanola Valley HS - 500 and 600 wings -		\$348,434	5/1/2012	\$178,738	\$169,696	\$348,434															
66	R13-020	Floyd	Floyd Combined School - Elementary/MS		\$256,184	5/1/2012	\$237,000	\$19,184	\$256,184															
67	R13-021	Gallup	Thoreau HS - Entire School Roof		\$1,913,388	5/1/2012	\$2,391,935	-\$478,547	\$1,913,388															
68	R13-023	Grants	Los Alamos MS - Main building -		\$252,881	5/1/2012	\$299,745	-\$46,864	\$252,881															
69	R13-024	Grants	Mesa View ES - Main building - Classrooms,		\$408,880	5/1/2012	\$395,292	\$13,588	\$408,880															
70	R13-025	Hatch	Rio Grande ES - Rio Grande Elementary		\$609,000	5/1/2012	\$616,000	-\$7,000	\$609,000															
71	R13-026	Las Cruces	Zia MS - Zia MS - Roof		\$1,227,431	5/1/2012	\$731,250	\$496,181	\$1,227,431															
72	R13-028	Los Lunas	Valencia MS - Entire Facility - Entire Facility		\$1,371,267	5/1/2012	\$1,460,541	-\$89,274	\$1,371,267															
73	R13-029	Mesa Vista	Districtwide - Mesa Vista MS/HS & Ojo ES -		\$122,500	5/1/2012	\$132,500	-\$10,000	\$122,500															
74	R13-030	NMSD	Albuquerque Preschool - Gym -		\$35,625	5/1/2012	\$71,053	-\$35,428	\$35,625															
75	R13-032	Penasco	Penasco ES - 5th & 6th Grade Classrooms		\$142,956	5/1/2012	\$147,408	-\$4,452	\$142,956															
76	R13-033	Penasco	Penasco MS - Old Gym - Gym, SBHC and		\$45,323	5/1/2012	\$0	\$45,323	\$45,323															
					\$8,465,520		\$8,965,279	-\$499,759	\$8,465,520	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Al,

Please find the attached pages showing the expenses summary of what has been spent from SB-9 in the last 5 years as well as our plans for 2012-2013. I am also refaxing the original request from 8/21 from PSCOC.

Currently our SB-9 Cash Balance is \$827,501.91 we have encumbrances of \$280,713.00 leaving a balance of \$546,788.91.

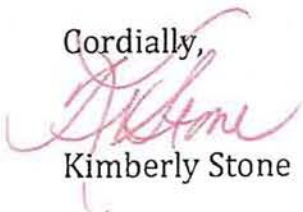
Our income is estimated at \$708.010 for the year but that is uncertain because of the Little Bear Fire damage.

If you have any questions please call me at the office 575-354-8512 or on my cell 202-812-0219.

This information must be returned to PSCOS today, Friday, August 24, 2012 with your signature on it.

Thank you Al for all your help.

Cordially,



Kimberly Stone

Capitan Municipal Schools
Information for PSCOC Award Committee :

SB-9: (last 5 years)

- Replacement of portion of elementary roof
- Replacement of flat portion of high school roof
- Roof renovation - Cummins Gym
- Floor renovation - Cummins Gym
- Gym Floor - Cummins Gym
- Plumbing & floors in locker room - Cummins Gym
- Renovation of Traylor Gym:
 - Bleachers
 - New wood floor
 - New locker rooms
 - Ceiling Tiles
 - Paint
- New playground equipment for 2nd - 5th grade playground
- Shade awnings for Kindergarten-1st grade playground
- Painting, new carpet, new VCT in elementary school (including asbestos abatement)
- Painting, new carpet, new VCT, new ceiling tiles in high school
- Custodial/Maintenance equipment/machinery to properly care for campus
- Foundation work for Cummins Gym (striving to eliminate settling issues and wall separation)
- Completion of restrooms, concession stands, changing room at Baseball/Softball field
- Concrete work around campus to address tripping hazards caused by tree roots. Some trees removed and replaced with less invasive species
- Plumbing/irrigation issues (pumps, urinals, drains, etc)
- Furniture for classrooms
- Facility Master Plan
- Drainage Study
- New District Site Survey
- Energy Audit
- Replacement of all lighting for greater efficiency



Shirley Crawford <shirley.crawford@capitantigers.org>

Advance for Planning & Design

AL- F+I

Casandra Cano <ccano@nmpsfa.org>

Tue, Aug 21, 2012 at 4:56 PM

To: Shirley Crawford <shirley.crawford@capitantigers.org>, Rod Shaw <rshaw@nmpsfa.org>

Cc: Pat McMurray <pmcmurray@nmpsfa.org>, Rico Volpato <rvolpato@nmpsfa.org>, Tim Berry <tberry@nmpsfa.org>

Good afternoon Superintendent Crawford!

This afternoon we again reviewed the district request for an advance of the planning & design funds to complete the MS/HS project, and found that additional information is needed to accurately determine and justify the need. First, it is our understanding that it is the district's intent to present the early planning to the community to help pass the election. What needs to be determined is a cost estimate to complete the early planning prior to the bond election; in other words, how much is estimated to be spent between now and February/March 2013? If a design professional agreement with services through schematic design would suffice to have the plan ready to present to the community, how much will that be? Please work with Rod Shaw on this portion of the request.

Now that FY12 is complete, we need an **updated statement of financial position**, including any **available cash balances** that could be contributed toward the project. I have attached the copy we received as part of the application for the project for your reference. Since the delivery method of the project has changed, the "uses" section of the form needs to be updated to mirror the new plan. I see the listings for **preventive maintenance and technology**, but what we need to determine is **actual financial need by the district**. For example, could any of the **SB-9 funds be reassigned and dedicated toward the design until the election is passed?** Are there any other **district funds (including operational cash balances, and the forest reserve distribution which was not listed on the original form) that could be dedicated to the project?**

I apologize for the confusion on this project; we need to make sure the justification of the need is clear before presenting to the Awards Subcommittee next week, and time is of the essence. Your assistance is greatly appreciated. Please let me know if you have any questions.

Thank you,

Casandra

Casandra Cano**Field Analyst**

State of New Mexico

Public School Facilities Authority

1312 Basehart SE, Suite 200

Albuquerque, NM 87106

STATEMENT OF FINANCIAL POSITION

(millions of dollars)

School District

CAITAN MUNICIPAL SCHOOLS

= Cells to be completed by Financial Advisor
= Cells to be completed by School District

	TY2011	Growth Rate:	TY2012	TY13	TY14	TY15	TY16	TY17
Current & Projected Assessed Valuation:	\$369.0	0%	\$369.0	\$369.0	\$369.0	\$369.0	\$369.0	\$369.0
Bonding Capacity (6% of AV):	\$22.1	6%	\$22.1	\$22.1	\$22.1	\$22.1	\$22.1	\$22.1
Outstanding Debt as of 6/30 of each FY Including Future Sales (GOBs & ETNs):								
Available Bonding Capacity (\$):	\$22.1		\$22.1	\$22.1	\$22.1	\$22.1	\$22.1	\$22.1
% Bonded to Capacity:	0.0%		0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
GO Bond Authorization + Ed Tech Notes:								

	YEAR 0				YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
SOURCES	FY13Q1	FY13Q2	FY13Q3	FY13Q4	FY14	FY15	FY16	FY17	FY18
	2012 July-Sept.	2012 Oct.-Dec.	2013 Jan-Mar.	2013 April-June					
Beginning Unexpended Balances (includes Cash Balance) *									
GO Bond Sale Projection:				\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0
SB-9 (2 mill levy) Proceeds:	\$0.18	\$0.18	\$0.18	\$0.18	\$0.70	\$0.70	\$0.70	\$0.70	\$0.70
SB-9 (state distribution) Proceeds:	\$0.01								
HB-33 Proceeds:									
Cash Balances:									
PL-874:									
Direct Legislative Appropriations:									
Other:									
Total:	\$ 0.2	\$ 0.2	\$ 0.2	\$ 2.2	\$ 2.7	\$ 2.7	\$ 2.7	\$ 2.7	\$ 2.7

* Prior Period Total Sources - Total Uses from all sources state and local.

USES

Project Funded Brief Description

District HVAC (\$3.5 million)				\$2.00	\$1.50				
Preventative Maintenance	\$0.10	\$0.10	\$0.10	\$0.10	\$0.40	\$0.40	\$0.40	\$0.40	\$0.40
Technolgy	\$0.08	\$0.08	\$0.08	\$0.08	\$0.30	\$0.30	\$0.30	\$0.30	\$0.30
HS Renovation (\$7 million)					\$0.50	\$2.00	\$2.00	\$2.00	\$1.00
Replacement of Cummins Gym, Fieldhouse, Cafeteria & Kitchen (\$8.6 million)									\$1.00
Renovation of Elementary School (\$4.8 million)									
Relocation of District Administration (\$220,000)									
District Signage: Interior & Exterior (\$200,000)									
Pedestrian Traffic Areas & Campus Security (\$1.1 million)									
Baseball Field Completion (\$750,000)									
Campus wide vehicular traffic issues (\$200,000)									
Campus Wide drainage Issues (\$450,000)									
Total Projected Commitment Needs/Uses:	\$0.18	\$0.18	\$0.18	\$2.18	\$2.70	\$2.70	\$2.70	\$2.70	\$2.70

TO BE COMPLETED BY SCHOOL DISTRICT BOND ADVISOR

Statement of Financial Position reviewed for completeness and accuracy by:

(Signed) _____
(Print Name) _____
(Title) _____
(Company) _____

Date _____

STATEMENT OF FINANCIAL POSITION

(millions of dollars)

= Cells to be completed by Financial Advisor

= Cells to be completed by School District

School District

CAPTAN MUNICIPAL SCHOOLS

	FY2011	Growth Rate	FY2012	FY11	FY14	FY15	FY16	FY17
	\$369.0	0%	\$369.0	\$369.0	\$369.0	\$369.0	\$369.0	\$369.0
Current & Projected Assessed Valuation:								
Bonding Capacity (6% of AV):	\$22.1	6%	\$22.1	\$22.1	\$22.1	\$22.1	\$22.1	\$22.1
Outstanding Debt as of 6/30 of each FY								
Including Future Sales (GOBs & ETNs):								
Available Bonding Capacity (\$):	\$22.1		\$22.1	\$22.1	\$22.1	\$22.1	\$22.1	\$22.1
% Bonded to Capacity:	0.0%		0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
GO Bond Authorization & Ed Tech Notes:								

	YEAR 0				YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
SOURCES	FY13Q1	FY13Q2	FY13Q3	FY13Q4	FY14	FY15	FY16	FY17	FY18
	2012 July-Sept.	2012 Oct.-Dec.	2013 Jan.-Mar.	2013 April-June					
Beginning Unexpended Balances (Includes Cash Balance) *									
GO Bond Sale Projection:				\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0	\$ 2.0
SB-9 (2 mill levy) Proceeds:	\$0.18	\$0.18	\$0.18	\$0.18	\$0.70	\$0.70	\$0.70	\$0.70	\$0.70
SB-9 (state distribution) Proceeds:	\$0.01								
HS-33 Proceeds:									
Cash Balances:									
PL-874:									
Direct Legislative Appropriations:									
Other:									
Total:	\$ 0.2	\$ 0.2	\$ 0.2	\$ 2.2	\$ 2.7	\$ 2.7	\$ 2.7	\$ 2.7	\$ 2.7

* Prior Period Total Sources - Total Uses from all sources state and local.

USES

Project Funded Brief Description

District HPAC (\$3.5 million)				\$2.00	\$1.50				
Preventative Maintenance	\$0.10	\$0.10	\$0.10	\$0.10	\$0.40	\$0.40	\$0.40	\$0.40	\$0.40
Technology	\$0.08	\$0.08	\$0.08	\$0.08	\$0.30	\$0.30	\$0.30	\$0.30	\$0.30
HS Renovation (\$7 million)					\$0.50	\$2.00	\$2.00	\$2.00	\$1.00
Replacement of Cummins Gym, Fieldhouse, Cafeteria & Kitchen (\$8.6 million)									\$1.00
Renovation of Elementary School (\$4.8 million)									
Relocation of District Administration (\$220,000)									
District Signage: Interior & Exterior (\$200,000)									
Pedestrian Traffic Areas & Campus Security (\$1.1 million)									
Baseball Field Completion (\$750,000)									
Campuswide vehicular traffic issues (\$200,000)									
Campuswide drainage issues (\$150,000)									
Total Projected Commitment Needs/Uses:	\$0.18	\$0.18	\$0.18	\$2.18	\$2.70	\$2.70	\$2.70	\$2.70	\$2.70

TO BE COMPLETED BY SCHOOL DISTRICT BOND ADVISOR

Statement of Financial Position reviewed for completeness and accuracy by:

(Signed)

(Print Name)

(Title)

(Company)

A. L. Clemmons

Senior Vice Pres

Clemmons

Date

8/24/2012



STATE OF NEW MEXICO

PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL
PUBLIC SCHOOL FACILITIES AUTHORITYBILL RICHARDSON
GOVERNORKATHERINE MILLER
PSCOC CHAIRROBERT A. GORRELL
PSFA DIRECTOR

PSCOC ADDITIONAL FUNDING REQUEST

DATE: 9/6/12 REQUEST TYPE: ☒ Out-of-cycle ☐ Waiver ☐ Advance ☐ Emergency ☐ Cost Overrun

NOTE: Districts must complete and submit the Statement of Financial Position on Page 2. of this Funding Request and be signed by the district bond advisor. **Read INSTRUCTIONS at the end of the application for additional criteria for emergency funding and local match waiver eligibility.** Incomplete applications will be returned to the district and may delay action by the Council.

SCHOOL DISTRICT: Chama Valley Independent School

PSCOC PROJECT #: P06-007 (If Emergency, write "Emergency")

PROJECT NAME: Escalante HS/Tierra Amarilla MS

ENROLLMENT: _____

DESIGN CAPACITY: _____

DESCRIPTION OF REQUEST: Requesting funds for additional design and construction work to address outstanding problems at Escalante Mid/High School including a waiver of a portion of the district local match advance.

Line	CURRENT PSCOC AWARD INFORMATION	TOTAL	STATE TO ADEQUACY	DISTRICT TO ADEQUACY
1	Project Costs up to Adequacy (est.)	\$ 13,036,654.00	\$ 1,303,665.00	\$ 11,732,989.00
2	Appropriation Offset	\$ -	\$ (90,000.00)	\$ 90,000.00
3	Waiver at Award on 09/21/05 \$8,038,515; 04/12/07 \$1,230,713	\$ -	\$ 9,269,228.00	\$ (9,269,228.00)
4	Supplemental Award 04/12/07	\$ 4,244,049.00	\$ 2,844,049.00	\$ 1,400,000.00
5	Subtotal Project Costs to Adequacy after Waiver & Offsets:	\$ 17,280,703.00	\$ 13,326,942.00	\$ 3,953,761.00
6	Above Adequacy Project Costs (est.)	\$ -	\$ -	\$ -
7	Local Match Advance	\$ -	\$ -	\$ -
8	ADJUSTED TOTAL BUDGET (USES)	\$ 17,280,703.00	\$ 13,326,942.00	\$ 3,953,761.00

Line	ADDITIONAL FUND REQUEST (COST OVERRUN)	
9	Project Cost to Adequacy -estimated	\$ 18,129,419.00
10	Current Budget to Adequacy (Line 5)	\$ 17,280,703.00
11	Estimated Funding Shortfall (Line 9 - Line 10)	\$ 848,716.00
		REQUEST
12	TOTAL ADDITIONAL DISTRICT FUNDS REQUESTED	
13	TOTAL ADDITIONAL STATE FUNDS REQUESTED	\$ 848,716.00

Line	ADDITIONAL FUND REQUEST (WAIVER/ADVANCE/EMERGENCY)
14	Request

School Board President
(Required)

Date

School District Superintendent
(Required)

Date

Signatories certify that, to the best of their knowledge, the information contained in the application herein is complete and accurate.

**ADDITIONAL
INFORMATION:**

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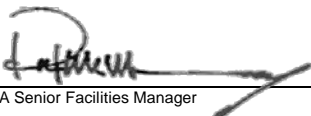
**PSFA STAFF
RECOMMENDATION:**

PSFA Staff recommends that the PSCOC approve the request to complete work at Escalante Mid/High and waive a portion of the district match totaling additional state funding \$848,716 (100%) to complete this project.

--

PSFA Regional Manager

Date



PSFA Senior Facilities Manager

Date

SUBCOMMITTEE REVIEW DATE: _____

- ☐ **Approve Recommendation**
- ☐ **Reject Recommendation**

COMMENTS:

--

PSFA Director

Date

PSCOC Awards Subcommittee Chair

Date

PSCOC REVIEW DATE: _____

- ☐ **Approve Motion**
- ☐ **Reject Motion**

MOTION:

--

ACTION:

--



STATE OF NEW MEXICO

PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL
PUBLIC SCHOOL FACILITIES AUTHORITYSUSANA MARTINEZ
GOVERNORDAVID ABBEY
PSCOC CHAIRROBERT A. GORRELL
PSFA DIRECTOR

PSCOC ADDITIONAL FUNDING REQUEST

DATE: 9/5/12 REQUEST TYPE: ☒ Out-of-cycle ☐ Waiver ☐ Advance ☐ Emergency ☐ Cost Overrun

NOTE: Districts must complete and submit the Statement of Financial Position on Page 2. of this Funding Request and be signed by the district bond advisor. **Read INSTRUCTIONS at the end of the application for additional criteria for emergency funding and local match waiver eligibility.** Incomplete applications will be returned to the district and may delay action by the Council.

SCHOOL DISTRICT: Gadsden Independent Schools

PSCOC PROJECT #: P08-003A (If Emergency, write "Emergency")

PROJECT NAME: Gadsden HS Phase 3, Part 1

ENROLLMENT: 1,637

DESIGN CAPACITY: 1,850

DESCRIPTION OF REQUEST: Planning/design and construction funding is requested based on estimates for GISD GHS Phase III Part I, which consists of renovation of a two-story 1972 business building to be converted into a new science wing, partial renovation plus classroom addition at the single-story 1950 north building, renovation of the single-story 1972 old library to be converted into a drama classroom / performing arts laboratory, as well as campus wide site work including but not limited to setting portables in order to temporarily relocate students, traffic, drainage, utility, landscaping, and security improvements.

Line	CURRENT PSCOC AWARD INFORMATION	TOTAL	STATE TO ADEQUACY	DISTRICT TO ADEQUACY
1	Project Costs up to Adequacy (est.)	\$ 375,000.00	\$ 326,250.00	\$ 48,750.00
2	Appropriation Offset	\$ -	\$ -	\$ -
3	Waiver	\$ -	\$ -	\$ -
4	Supplemental Award 07/30/08:	\$ 14,573,862.00	\$ 12,824,999.00	\$ 1,748,863.00
5	Subtotal Project Costs to Adequacy after Waiver & Offsets:	\$ 14,948,862.00	\$ 13,151,249.00	\$ 1,797,613.00
6	Above Adequacy Project Costs (est.)	\$ -	\$ -	\$ -
7	Local Match Advance ###/###/##	\$ -	\$ -	\$ -
8	ADJUSTED TOTAL BUDGET (USES)	\$ 14,948,862.00	\$ 13,151,249.00	\$ 1,797,613.00

Line	ADDITIONAL FUND REQUEST (COST OVERRUN)		
9	Project Cost to Adequacy -estimated	\$ 27,798,862.00	
10	Current Budget to Adequacy (Line 5)	\$ 14,948,862.00	
11	Estimated Funding Shortfall (Line 9 - Line 10)	\$ 12,850,000.00	
		REQUEST	MATCH PERCENTAGE
12	TOTAL ADDITIONAL DISTRICT FUNDS REQUESTED	\$ 1,542,000.00	12%
13	TOTAL ADDITIONAL STATE FUNDS REQUESTED	\$ 11,308,000.00	88%

Line	ADDITIONAL FUND REQUEST (WAIVER/ADVANCE/EMERGENCY)
14	Request

School Board President
(Required)

Date

School District Superintendent
(Required)

Date

Signatories certify that, to the best of their knowledge, the information contained in the application herein is complete and accurate.

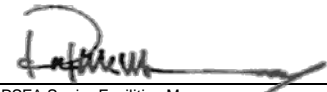
**ADDITIONAL
INFORMATION:**

Phase III Part I will use the CMAR delivery method and a GMP is expected by the end of the calendar year. Also, planning/design funding is requested based on MACC estimates for GISD GHS Phase III Parts II and III up to but not including construction administration services, which will complete the design effort to bring the entire campus up to current adequacy standards as per the FMP. GISD GHS Phase III Parts II & III will likely use the RFP for construction delivery method.

**PSFA STAFF
RECOMMENDATION:**

PSFA Staff recommends that the PSCOC approve the additional state funding request for Phase 3, Part I (design & construction funding) totaling \$11,308,000.00 as requested to complete this phase to adequacy.
Please note the district has in place their required additional funding amount totaling \$1,542,000.00

 08-27-12
PSFA Regional Manager Date


PSFA Senior Facilities Manager Date

SUBCOMMITTEE REVIEW DATE: 8/29/12

- ☒ Approve Recommendation
☐ Reject Recommendation

COMMENTS: Approved as recommended

PSFA Director Date

PSCOC Awards Subcommittee Chair Date

PSCOC REVIEW DATE: _____

- ☐ Approve Motion
☐ Reject Motion

MOTION:

ACTION:

**State of New Mexico
Public School Capital Outlay Council**

Chair:

David Abbey, LFC

Members:

Joe Guillen, NMSBA
Paul Aguilar, PED
Raul Burciaga, LCS
Thomas Clifford, DFA



Vice Chair:

Keith Gardner,
Governor's Office

Members:

Dee Dennis, CID
Frances Maestas, LESC
Eugene Gant, PEC

Public School Facilities Authority

Robert Gorrell, Director
410 Don Gaspar
Santa Fe, NM 87501-4468
(505) 988-5989 Fax: (505) 988-5933

**2012-2013
APPLICATION FOR DEVELOPING AND UPDATING
FIVE-YEAR FACILITIES MASTER PLANS (FMP)**

School District:

Address:

Superintendent:	Phone:
Email:	Fax:

New Mexico state law provides that the Public School Capital Outlay Council (PSCOC) may consider, pursuant to guidelines established by the council, allocations from the fund to assist districts in developing and updating five-year facilities master plans required by the Public School Capital Outlay Act (see INSTRUCTIONS on reverse).

/s/

/s/

School Board President

Date

School District Superintendent

Date

/s/

Regional Manager, PSFA

Date

Signatories certify that, to the best of their knowledge, the information contained in the application herein is complete and accurate

If you have question about filling out the application, please contact Bill Sprick or John Valdez at (505) 843-6272 or e-mail

bsprick@nmopsfa.org, jvaldez@nmopsfa.org

. Electronic copies of this application may be obtained through the PSFA website at: www.nmopsfa.org.

APPLICATION DEADLINE: October, 12 2012

INSTRUCTIONS

- (1) Please complete application. In order to provide an accurate estimate of the total cost to develop or update the District's comprehensive FMP, please obtain and include a copy of a written quote from a FMP contractor, which includes a proposed schedule of deliverables and a timeline for all meeting dates. All FMPs are required to meet the School District Facility Master Plan Components and Guidelines, which are available on the PSFA website. **NOTE: School district shall not be under current contract with FMP contractor as of Friday, September 7, 2012 to be eligible for funding in this award cycle. The District shall have contract signed and funds encumbered before March 1, 2013 or funds may revert. Also the FMP shall be completed and reviewed by PSFA before December 31, 2013 or awarded funds may revert.**

- (2) The PSCOC will participate in funding up to the average consultant costs per gross square feet of facilities in the district as listed below to develop or update your FMP: Please refer to the Facility Assessment Database (FAD) to determine your District's total gross square footage.

For State-chartered charter schools the PSCOC may participate in funding up to a maximum FMP cost of \$23,500 to develop a combined Educational Specification/FMP. Funding will be limited to those state-chartered charter schools that have been renewed after completing at least one term under a previous chartering authority or are within one year of renewal of their state charter.

FMP District Size Category's	District Gross Square Footage	PSCOC Expected Cost per Gross Sq. Ft.
Large District	800,000 Plus Gross Sq. Ft.	\$0.10
Medium District	300,000 to 800,000 Gross Sq. Ft.	\$0.13
Small District	120,000 to 300,000 Gross Sq. Ft.	\$0.21
Extra Small District	120,000 and Under Gross Sq. Ft.	\$0.37

- (3) No allocation shall be made unless the Council determines that the school district is willing and able to pay the portion of the total cost of developing or updating the FMP that is not funded with the allocation from the fund. Except as provided in Paragraph (3), the portion of the total cost to be paid with the allocation for the fund shall be determined pursuant to the methodology in Paragraph (5) of Subsection B of Section 22-24-5 NMSA 1978 (state/local match percentage); or
- (4) An allocation from the fund may be used to pay the total cost of developing or updating the FMP if;
- The school district has fewer than an average of six hundred full-time-equivalent students on the eightieth and one hundred twentieth days of the prior school year; or
 - The school district meets all of the following requirements;
 - the school district has fewer than an average of one thousand full-time equivalent students on the eightieth and one hundred twentieth days of the prior school year;
 - the school district has at least seventy percent of its students eligible for free or reduced-fee lunch;
 - the state share of the total cost, if calculated pursuant to the methodology in Paragraph (5) of Subsection B of Section 22-24-5 NMSA 1978, would be less than fifty percent;
 - for all educational purposes, the school district has a residential property tax rate of at least seven dollars on each one thousand dollars (\$1,000) of taxable value, as measured by the sum of all rates imposed by resolution of the local school board plus rates set to pay interest and principal on outstanding school district general obligation bonds.
- (5) If reduction/waiver of local match is being requested, district must submit Worksheet for Reduction/Advance of Local Share and certify that no other funds are available.

If you have question about filling out the application, please contact Bill Sprick or John Valdez at (505) 843-6272 or e-mail

bsprick@nmppsfa.org, jvaldez@nmppsfa.org

. Electronic copies of this application may be obtained through the PSFA website at: www.nmppsfa.org.

APPLICATION DEADLINE: October, 12 2012

Facility Master Plan Assistance Application

Page 3 of 4

PLEASE PROVIDE THE FOLLOWING INFORMATION:

(Note: Double Click inside the table below to open and complete in MS Excel)

Current Date of Existing FMP (if applicable): Years Covered: 2013 to 2018

District Total Gross Square Footage: \$ 0.37 Average Cost Per Square Foot				
Estimated FMP Cost (a+d):		Total:		100% Combined Match
	a.	State:	#VALUE!	% State Match
Local Funding Pledged:		b.	#VALUE!	
			\$ -	* See note (5) of instructions

APPLICATION DEADLINE: October 12, 2012

MAIL COMPLETED APPLICATION TO:

Public School Facilities Authority

1312 Basehart Drive SW

Albuquerque, New Mexico 87106

If you have question about filling out the application, please contact Bill Sprick or John Valdez at (505) 843-6272 or e-mail

bsprick@nmmpsfa.org, jvaldez@nmmpsfa.org

. Electronic copies of this application may be obtained through the PSFA website at: www.nmmpsfa.org.

APPLICATION DEADLINE: October, 12 2012

If you have question about filling out the application, please contact Bill Sprick or John Valdez at (505) 843-6272 or e-mail

bsprick@nmmpsfa.org, jvaldez@nmmpsfa.org

. Electronic copies of this application may be obtained through the PSFA website at: www.nmmpsfa.org.

APPLICATION DEADLINE: October, 12 2012

PSCOC Lease Payment Assistance Program

History

Year	Rate	Max Award	Awards	Number of Awards
2004-2005	\$300/MEM	\$4 million	\$2,041,261	40 total awards/34 charter ¹
2005-2006	\$477/MEM ²	\$4 million	\$3,973,258	51 total awards/46 charter
2006-2007	\$600/MEM	\$7.5 million	\$5,046,095	63 total awards/56 charter
2007-2008	\$700/MEM	\$7.5 million	\$6,375,293	68 total awards/61 charter ³
2008-2009	\$719.60/MEM ⁴	\$7.5 million	\$7,302,193	75 total awards/64 charter
2009-2010	\$724.71/MEM ⁵	\$ No Limit	\$8,221,670	77 total awards/69 charter
2010-2011	\$721.81/MEM ⁶	\$ No Limit	\$9,883,579	86 total awards/80 charter
2011-2012	\$733.35/MEM ⁶	\$ No Limit	\$10,780,043	90 total awards/83 charter
2012-2013	\$733.35/MEM ⁶	\$ No Limit	\$13,145,433	98 total awards/92 charter ⁷

¹ Includes \$284,400 for retroactive amounts to charters in first year of operation.

² \$600/MEM reduced to stay within \$4M cap.

³ First year to allow lease of facilities from District.

⁴ \$700/MEM increased by CPI of 2.8%.

⁵ \$700/MEM increased by CPI of 3.53%.

⁶ \$700/MEM decreased by CPI correction for FY 09 = 1.9%, FY 10 = 1.6%,
FY 11 = -0.4%, FY 12 = 1.6%, FY 13 = Not Applied

⁷ Awards to be approved September 7, 2012

2009-2010 Awards

Total Awards: \$8,221,670 (77) Total Awards to Charters: \$8,071,995 (69)

- 10 State Charters
- 6 Charters in first year of operation
- 15 in public building/ 1 partially in public building/ Lindrith in public bldg. -no lease cost
- 45 charters limited by MEM
- 24 charters limited by actual lease cost
- % of Actual –vs.- Reimbursement: 63.7%

Charter Schools Only:

	Low	High	Total	Average
Total Square Feet:	2,982	50,445	1,182,326	17,135
SF Per MEM:	10	240	6,832	99
Actual Lease Cost (annual):	\$1,200	\$1,053,455	\$12,728,739	\$184,474
Cost Per SF:	\$0.40	\$20.88		\$10.76

2010-2011 Awards

Total Requests: \$9,883,579 (86) Total Requests for Charters: \$9,749,850 (80)

- 32 State Charters
- 9 Charters in first year of operation
- 22 in public building/ East Mountain High School partially in public building/ (Lindrith in public bldg. -no lease cost, 3 charters leasing from counties, 12 from districts, 2 from the Federal Gov., 1 from city, 2 from Tribal, 3 from colleges or Universities and 10 nonprofit)
- 2 schools in lease purchase agreements
- 48 charters limited by MEM
- 38 charters limited by actual lease cost
- % of Actual –vs.- Reimbursement: 65.8%

Charter Schools Only:

	Low	High	Total	Average
Total Square Feet:	3,387	59,899	1,332,080	16,862
SF Per MEM:	11	342	7,641	97
Actual Lease Cost (annual):	14,460	1,053,455	14,869,846	185,873
Cost Per SF:	.03	38.99		11.51

2011-2012 Awards

Total Requests: \$10,780,043 (90) Total Awards for Charters: \$10,634,630 (83)

- 41 State Charters
- 3 Charters in first year of operation
- 24 in public building/ East Mountain High School partially in public building/ (Lindrith in public bldg. -no lease cost, 3 charters leasing from counties, 13 from districts, 2 from the Federal Gov., 1 from city, 2 from Tribal, 3 from colleges or Universities and 13 nonprofit)
- 3 schools in lease purchase agreements
- 50 charters limited by MEM
- 33 charters limited by actual lease cost
- % of Actual –vs.- Reimbursement: 66.3%

Charter Schools Only:

	Low	High	Total	Average
Total Square Feet:	3,584	61,500	1,432,242	17,256
SF Per MEM:	20	316	8,197	98
Actual Lease Cost (annual):	1,200	700,000	16,119,660	194,213
Cost Per SF:	.03	52.51		11.93

2012-2013 Awards (excludes 10 deferred awards)

Total Requests: \$11,302,566 (88) Total Requests for Charters: \$11,165,056 (82)

- 52 State Charters
- 11 Charters in first year of operation
- 24 in public building/ (Lindrith in public bldg. -no lease cost), 3 charters leasing from counties, 12 from districts, 1 from the Federal Gov., 2 from city, 3 from Tribal, 3 from colleges or Universities and 16 nonprofit)
- 5 schools in lease purchase agreements
- 55 charters limited by MEM
- 27 charters limited by actual lease cost
- % of Actual –vs.- Reimbursement: 67.0%

Charter Schools Only:

	Low	High	Total	Average
Total Square Feet:	666	92,527	1,880,810	20,444
SF Per MEM:	10	368	9644	105
Actual Lease Cost (annual):	1200	700,000	19,451,841	211,443
Cost Per SF:	.03	56.46		12.41

PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL

2012-2013 LEASE ASSISTANCE APPLICATIONS

	District	School	Charter School Renewal Dates	State (S) or Local (L) Charter	Charter (x for "yes")	Grade Level	Charters in Public Building or Exception	Lessor	Total Sq.Ft. of Leased Classroom Space	Total Sq.Ft. of 'Direct Admin (PED) Actual or Calculated	Total Sq. Ft. of Admin. Space	Total Sq. Ft. of Leased Space	Avg. of 80/120 Membership or Estimate	Avg. of 80/120 Membership or Estimate per PED	Sq. Ft. per PED MEM	Actual Lease	Cost/Sq Ft	Total Annual Lease Payment per PED MEM	Lease Payment for Classroom and 'Direct Admin Space	Maximum Allowable Lease Assist @ \$733.35/PED MEM ²	Maximum Allowable Lease Assist @ \$733.35/PED MEM ² or Adjusted Lease
001	Albuquerque	Academia de Lengua y Cultura	2013	L	X	6-8			6,611.0	266.3	8,912.0	15,523.0	77.0	77.5	200	163,800	10.55	2,113.5	72,569	56,835	56,835
002	Albuquerque	Academy of Trades & Technology	2015	S	X	9-12	Y,Z	N-LWOP	16,251.0	326.3	2,518.0	18,769.0	118.0	117.5	160	180,120	9.60	1,532.9	159,086	86,169	86,169
003	Albuquerque	ACE Leadership High School	2015	S	X	9-12			8,000.0	462.8	4,000.0	12,000.0	209.0	208.5	58	220,000	18.33	1,055.2	155,150	152,903	152,903
004	Albuquerque	Albuquerque Institute for Math & Science	2015	S	X	6-12	X	U	17,745.5	592.5	626.5	18,372.0	291.0	295.0	62	230,420	12.54	781.1	229,993	216,338	216,338
005	Albuquerque	Albuquerque School of Excellence	2015	S	X	1-10			24,083.0	546.0	569.0	24,652.0	279.0	264.0	93	455,952	18.50	1,727.1	455,527	193,604	193,604
006	Albuquerque	Albuquerque Talent Development	2012	L	X	9-12			13,000.0	358.5	506.0	13,506.0	139.0	139.0	97	206,341	15.28	1,484.5	204,088	101,936	101,936
007	Albuquerque	Alice King Community School	2016	L	X	K-6			16,913.0	577.5	4,891.0	21,804.0	305.0	285.0	77	305,166	14.00	1,070.8	244,795	209,005	209,005
008	Albuquerque	Amy Biehl High School	2015	S	X	9-12	X	F	40,764.0	583.5	1,337.0	42,101.0	289.0	289.0	146	1,200	0.03	4.2	1,179	211,938	1,179
009	Albuquerque	Bataan Military Academy	2012	L	X	9-12			12,897.0	335.3	714.0	13,611.0	125.0	123.5	110	162,352	11.93	1,314.6	157,834	90,569	90,569
010	Albuquerque	Cesar Chavez	2014	S	X	9-12	Z	N	11,272.0	432.0	8,750.0	20,022.0	188.0	188.0	107	331,001	16.53	1,760.6	193,489	137,870	137,870
011	Albuquerque	Christine Duncan's Heritage Academy	2016	L	X	K-8			13,000.0	339.0	339.0	13,339.0	126.0	126.0	106	96,600	7.24	766.7	96,600	92,402	92,402
012	Albuquerque	Cien Aguas International School	2014	S	X	K-8			14,571.0	486.0	1,487.0	16,058.0	224.0	224.0	72	182,142	11.34	813.1	170,788	164,270	164,270
013	Albuquerque	Corrales International School	2013	L	X	K-10			15,340.0	456.8	987.0	16,327.0	204.5	204.5	80	291,984	17.88	1,427.8	282,501	149,970	149,970
014	Albuquerque	Cottonwood Classical Preparatory School	2013	S	X	6-12			16,153.0	816.0	816.0	16,969.0	444.0	444.0	38	589,830	34.76	1,328.4	589,830	325,607	325,607
015	Albuquerque	Creative Education Prep. Institute #1	2014	S	X	9-12			12,513.0	420.8	3,181.0	15,694.0	175.0	180.5	87	155,273	9.89	860.2	127,964	132,370	127,964
016	Albuquerque	Digital Arts and Technology Academy HS	2012	L	X	9-12			46,391.0	623.3	618.0	47,009.0	312.0	315.5	149	493,313	10.49	1,563.6	493,368	231,372	231,372
017	Albuquerque	East Mountain High School	2015	S	X	9-12	Y,Z	N-LWOP	37,882.0	698.3	1,964.0	39,846.0	365.5	365.5	109	392,200	9.84	1,073.1	379,741	268,039	268,039
018	Albuquerque	El Camino Real Academy	2012	L	X	K-12		LWOP	58,429.0	773.3	2,961.0	61,390.0	415.5	415.5	148	700,000	11.40	1,684.7	675,054	304,707	304,707
019	Albuquerque	Gilbert L. Sena Charter H.S.	2014	S	X	9-12			14,000.0	411.0	711.0	14,711.0	174.0	174.0	85	186,140	12.65	1,069.8	182,344	127,603	127,603
020	Albuquerque	Gordon Bernell Charter School	2013	L	X	9-12	X	C	12,757.0	797.3	796.5	13,553.5	431.0	431.5	31	175,000	12.91	405.6	175,010	316,441	175,010
021	Albuquerque	Horizon Academy West	2013	S	X	K-6			16,399.0	795.8	1,234.0	17,633.0	430.5	430.5	41	522,853	29.65	1,214.5	509,858	315,707	315,707
022	Albuquerque	La Academia de Esperanza	2012	L	X	6-12	Z	N	13,050.0	631.5	628.5	13,678.5	319.0	321.0	43	360,000	26.32	1,121.5	360,079	235,405	235,405
023	Albuquerque	La Promesa Charter School	2015	S	X	K-8	Z	N	92,000.0	527.0	527.0	92,527.0	251.0	251.5	368	394,998	4.27	1,570.6	394,998	184,438	184,438
024	Albuquerque	La Resolana Leadership Academy	2016	S	X	6-8			3,310.0	249.0	842.0	4,152.0	66.0	66.0	63	118,084	28.44	1,789.2	101,219	48,401	48,401
025	Albuquerque	Los Puentes	2012	L	X	7-12	Z	N	11,017.0	456.8	8,562.0	19,579.0	204.5	204.5	96	304,056	15.53	1,486.8	178,184	149,970	149,970
026	Albuquerque	Media Arts Collaborative Charter School	2013	S	X	9-12	Y	N-LWOP	7,401.0	405.8	3,399.0	10,800.0	170.5	170.5	63	198,360	18.37	1,163.4	143,384	125,036	125,036
027	Albuquerque	The Montessori Elementary School	2015	S	X	K-8	Z	N	77,500.0	684.0	5,368.0	82,868.0	356.0	356.0	233	678,000	8.18	1,904.5	639,677	261,073	261,073
028	Albuquerque	Montessori of the Rio Grande	2014	L	X	PK-5	X	D	13,939.0	448.5	788.0	14,727.0	198.0	199.0	74	121,755	8.27	611.8	118,948	145,937	118,948
029	Albuquerque	Mountain Mahogany Community	2015	L	X	K-8			12,846.0	438.8	2,089.0	14,935.0	193.0	192.5	78	120,000	8.03	623.4	106,741	141,170	106,741
030	Albuquerque	Native American Community Academy	2016	L	X	6-12	X	D	62,100.0	734.3	885.0	62,985.0	390.0	389.5	162	284,476	4.52	730.4	283,795	285,640	283,795
031	Albuquerque	New America School	2014	S	X	9-12	Z	N	10,096.0	712.5	1,656.0	11,752.0	375.0	375.0	31	663,479	56.46	1,769.3	610,212	275,006	275,006
032	Albuquerque	NM International School	2017	S	X	K-3			10,435.0	291.0	309.0	10,744.0	95.0	94.0	114	129,600	12.06	1,378.7	129,383	68,935	68,935
033	Albuquerque	North Valley Academy	2013	S	X	K-8			26,880.0	882.8	11,084.0	37,964.0	489.0	488.5	78	530,232	13.97	1,085.4	387,754	358,241	358,241
034	Albuquerque	Nuestros Valores Charter School	2016	L	X	9-12	X	C	6,827.0	317.3	1,338.0	8,165.0	112.0	111.5	73	97,117	11.89	871.0	84,976	81,769	81,769
035	Albuquerque	Public Academy for Performing Arts	2016	L	X	6-12	X	D	19,200.0	675.0	3,611.0	22,811.0	350.0	350.0	65	411,323	18.03	1,175.2	358,382	256,673	256,673
036	Albuquerque	Ralph J. Bunche Academy	2016	S	X	K-8	X	SL	10,722.0	301.5	300.0	11,022.0	100.0	101.0	109	58,350	5.29	577.7	58,358	74,068	58,358
037	Albuquerque	Robert F. Kennedy Charter High School	2016	L	X	9-12	X	D	19,200.0	545.3	1,746.0	20,946.0	264.0	263.5	79	176,833	8.44	671.1	166,696	193,238	166,696
038	Albuquerque	South Valley Academy	2015	L	X	9-12	Z	N	12,300.0	507.8	507.0	12,807.0	238.0	238.5	54	180,125	14.06	755.2	180,136	174,904	174,904
039	Albuquerque	South Valley Preparatory School	2015	S	X	6-8			9,715.0	336.0	586.0	10,301.0	124.0	124.0	83	128,364	12.46	1,035.2	125,249	90,935	90,935
040	Albuquerque	SW Intermediate Learning Center	2015	S	X	7-8			11,880.0	317.3	600.0	12,480.0	111.5	111.5	112	95,074	7.62	852.7	92,920	81,769	81,769
041	Albuquerque	SW Primary Learning Center	2015	S	X	4-6			14,200.0	307.5	800.0	15,000.0	105.0	105.0	143	90,940	6.06	866.1	87,954	77,002	77,002
042	Albuquerque	SW Secondary Learning Center	2015	S	X	7-12			19,252.0	575.3	1,268.0	20,520.0	283.5	283.5	72	227,351	11.08	801.9	219,676	207,905	207,905
043	Albuquerque	The Albuquerque Sign Language Academy	2015	S	X	K-6	X	C	4,965.0	247.5	4,545.0	9,510.0	68.0	65.0	146	114,120	12.00	1,755.7	62,550	47,668	47,668
044	Albuquerque	The GREAT Academy	2017	S	X	9-12			9,935.0	370.5	5,470.0	15,405.0	143.5	147.0	105	217,767	14.14	1,481.4	145,680	107,802	107,802
045	Albuquerque	The International School at Mesa del sol	2014	S	X	K-7			15,309.0	419.3	419.0	15,728.0	179.5	179.5	88	155,000	9.86	863.5	155,002	131,636	131,636
046	Albuquerque	The Learning Community Charter School	2016	S	X	6-12	Z	N	26,000.0	426.0	465.0	26,465.0	210.0	184.0	144	240,000	9.07	1,304.3	239,646	134,936	134,936
047	Albuquerque	Tierra Adentro	2015	S	X	6-11			10,648.0	426.8	1,627.0	12,275.0	185.0	184.5	67	155,144	12.64	840.9	139,974	135,303	135,303
048	Albuquerque	21 st Century Public Academy	2015	L	X	5-8			15,100.0	510.0	510.0	15,610.0	240.0	240.0	65	170,184	10.90	709.1	170,184	176,004	170,184
049	Aztec	Mosaic Academy	2015	L	X	K-8			16,780.0	420.0	420.0	17,200.0	180.0	180.0	96	116,000	6.74	644.4	116,000	132,003	116,000
050	Bernalillo	Village Academy	2013	S	X	6-8			3,900.0	207.0	207.0	4,107.0	38.0	38.0	108	62,400	15.19	1,642.1	62,400	27,867	27,867
051	Carlsbad	Jefferson Montessori Academy	2012	L	X	K-12	X	D	14,574.0	398.3	1,162.0	15,736.0	165.5	165.5	95	125,634	7.98	759.1	119,536	121,369	119,536
052	Cimarron	Moreno Valley High School	2012	L	X	9-12	Z	N	8,370.0	279.0	279.0	8,649.0	86.0	86.0	101	66,000	7.63	767.4	66,000	63,068	63,068
053	Clovis	Cholces - Alternative Learning Center				7-12			12,148.0	505.5	1,081.0	13,229.0	237.0	237.0	56	102,690	7.76	433.3	98,223	173,804	98,223
054	Deming	Deming Cesar Chavez	2016	L	X	9-12	X	D	10,661.0	378.8	793.0	11,454.0	152.0	152.5	75	100,000	8.73	655.7	96,383	111,836	96,383
055	Espanola	Carinos Charter School	2015	L	X	K-7	X	D	82,982.0	494.3	994.0	83,976.0	230.0	229.5	366	138,282	1.65	602.5	137,459	168,304	137,459
056	Gadsden	Anthony Charter School	2013	L	X	7-12	X	D	5,760.0	275.3	995.0	6,755.0	83.5	83.5	81	75,000	11.10	898.2	67,009	61,235	61,235
057	Gadsden	La Union JTP/Alvarez Farms				9-12			15,460.0	189.0	189.0	15,649.0	26.0	26.0	602	18,000	1.15	692.3	18,000	19,067	18,000
058	Gallup	Chief Manuelito MS (Land)				6-8		SL	464,539.0	1,098.0	1,097.0	465,636.0	632.0	632.0	737	7,618					

[illegible]

⁵ Award deferred-Charter may return to PSCOC for consideration of award once justification of cost above \$22.50 per square foot is achieved.

C = County(3), D = District(13), F = Fed(1), M = Municip(2), N = Nonprofit(15), SL = State Land Office(4), T = Tribal (3), U = University (3)

TAB 3

SUBCOMMITTEE REPORTS:

b. Administration, Maintenance & Standards Subcommittee

- ***Las Vegas City Schools – Sierra Vista ES:
Appeal of Revised NMCI Ranking***
- ***2013-2014 Standards-Based Capital Outlay
Award Cycle:***
 - *2013-2014 Weight/Rank Methodology*
 - *2013-2014 Variance Renewal:*
 - Charter & Alternative Schools*
 - *2013-2014 Proposed Workplan/Timeline*
- ***FY2014 PSFA Operating Budget/Organizational
Structure***



Public School Facilities Assessment Database Ranking Methodology

State of New Mexico

Public School Facilities Authority

1312 Basehart SE
Albuquerque, NM 87106

Phone: 505-843-6272

Chris Aguilar

Database Manager

E-mail:

CAguilar@nmopsfa.org



The public school Facilities Assessment Database (FAD) is the tool used to create standards based prioritization for funding public school facilities through the Public School Capital Outlay Council (PSCOC). This assessment database combines building repair cost & system life cycle analysis with New Mexico Educational Adequacy Standards to create the New Mexico Condition Index (NMCI). Weight factors are then applied to create the Weighted New Mexico Condition Index (wNMCI). This index enables the comparison of all the public schools in the state to determine greatest need for funding the correction of school deficiencies. This list is ultimately sorted so that a ranking can be generated identifying greatest capital need.

The ranked list will display the schools in most need of repair or replacement, at the top of the list, sorted by wNMCI. Every year the state will work down from the top of the list and fund needs as available revenues allow. Once corrected, the school drops to the bottom of the ranked list, and lower level needs accordingly move up in priority.

The Facilities Assessment Database (FAD) incorporates facility data for all New Mexico public schools and is updated throughout the year via field assessments, master plan updates, and district stakeholder exchange. School districts are asked to review their facility data and send updated information to the Public School Facilities Authority (PSFA). PSFA is responsible for warehousing the facility information in the database.

“Systems requiring immediate repair posing a health or safety threat will be weighted at the highest weight”

Facility Condition Index: FCI

By tracking building repair cost & system life cycle data within a certain school we are able to score the school using the industry standard concept of the Facility Condition Index (FCI).

The Facility Condition Index (FCI) is the tool commonly used in rating buildings and how these buildings compare to others. It is a ratio of needed repairs (including life cycle renewal requirements) divided by replacement value.

$$FCI = \frac{\text{Needed Repairs (\$)}}{\text{Replacement Value (\$)}}$$

New Mexico Condition Index: NMCI

The NMCI is calculated from the base formula for FCI but also includes the cost to correct deficiencies based on the NM Educational Adequacy Standards.

New Mexico Condition Index (NMCI):

$$NMCI = \frac{\begin{array}{c} \text{Needed Repairs (\$)} \\ + \\ \text{Cost to correct NM Adequacy} \\ \text{Standards Deficiencies (\$)} \end{array}}{\text{Replacement Value (\$)}}$$

Weighted New Mexico Condition Index: wNMCI

The NMCI is calculated from the base formula for FCI but takes into account the cost to correct NM Adequacy Standard Deficiencies. And beyond that, each deficiency is “weighted” in order to create prioritization. Systems requiring immediate repair posing a health or safety threat will be weighted at the highest weight of 3.5 to ensure that those schools get treated with the greatest priority.

$$wNMCI = \frac{\begin{array}{c} (\text{Category 1} \times 3.5) + (\text{Category 2} \times 1.5) + \\ (\text{Category 3} \times 2.0) + (\text{Category 4} \times 0.25) + \\ (\text{Category 5} \times 0.5) + (\text{Category 6} \times 1.0) + \\ (\text{Category 7} \times 3.0) + (\text{Category 8} \times 0.5) + \\ (\text{Category 9} \times 0.25) \end{array}}{\text{Replacement Value (\$)}}$$

Schools are assessed using standard assessment surveys and criteria for categorizing deficiencies.

Life Cycle Analysis

Data is collected and entered into FAD which executes a life cycle analysis, and compares a school's attributes to determine whether a school is deficient with regards to New Mexico Educational Adequacy Standards.

Through this process, the database sorts deficiencies into two major groups:

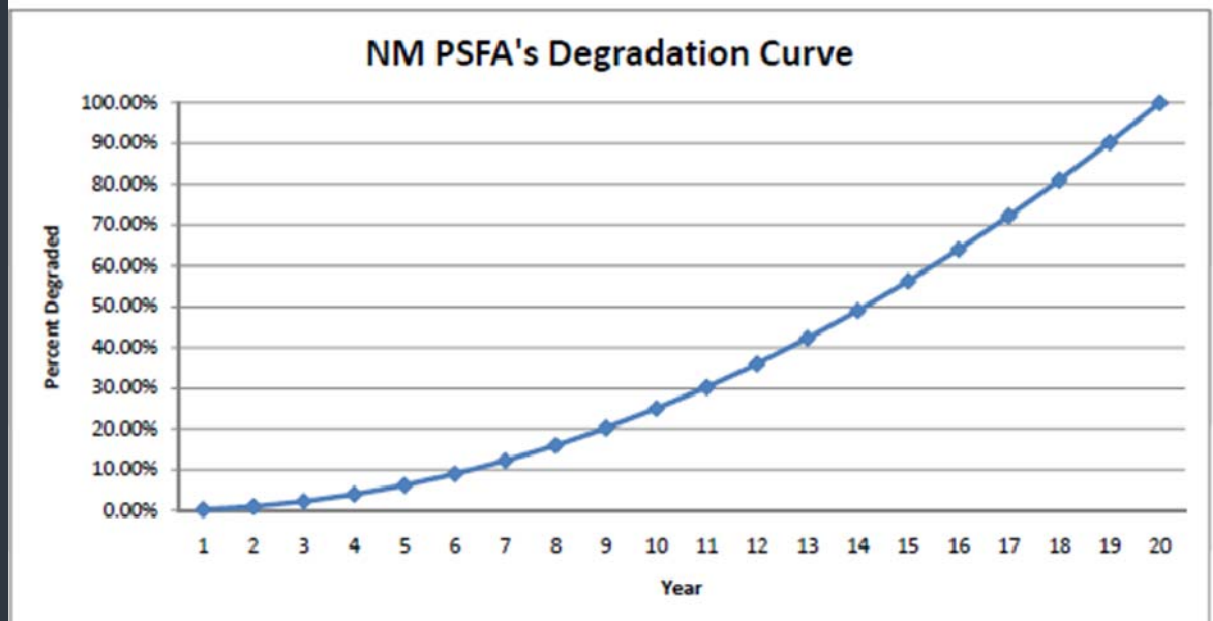
1. Life cycle renewal requirements

A life-cycle renewal requirement exists when a system, is in use beyond the recommended life of the item. Each building system is assessed against the original install or last renovation date to determine the percent-used based on BOMA system lifespan. For example, a roof that has a 20-year life expectancy, installed in 1984, would be considered 100% used in the year of 2005. A life cycle renewal requirement is recognized even though the system or equipment may still be functioning effectively. If determined to not be functioning effectively the deficiency is placed into a higher weighted category which assists in allowing us to organize high-priority projects

The FAD also captures degradation costs for building systems which are less than 100% used (still within normal life cycle.) The deterioration in quality, level, or standard of performance of a functional unit is taken into account through the equation:

$$\text{Percent Degraded} = \frac{(\text{Current age of system})^2}{(\text{System Expected Life})^2}$$

This is demonstrated through the following degradation curve:



Schools are assessed using standard assessment surveys and criteria for categorizing deficiencies.

Life Cycle Analysis, continued

2. New Mexico Adequacy Standard Deficiencies:

A NM Adequacy Standard deficiency exists when a facility fails to meet any established State Adequacy Standard. Formulas that represent each NM Adequacy Standard are input into the database so that deficiencies are automatically generated when the school fails to meet the standards required to serve its existing school population. In addition, when a school is determined to be over capacity and there is a trend of population growth, an additional Growth Factor is used as a multiplier against the school's current population to determine potential space needs 5-years-out.

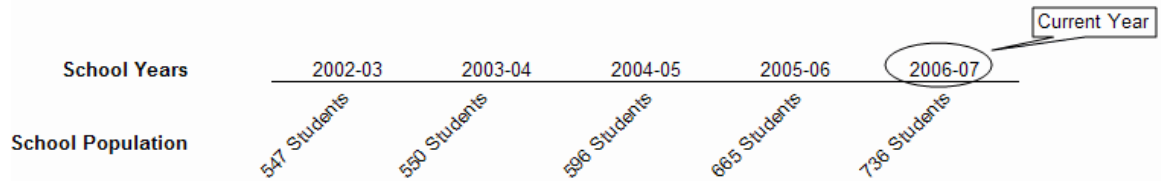
The following list shows a few, of the many, data elements that are used in formulas to calculate whether a school meets NM Adequacy Standards.

- ♦ Admin Net Square Footage
- ♦ Art & Music Net Square Footage
- ♦ Computer Lab Net Square Footage
- ♦ General Classroom Net Square Footage
- ♦ Growth Factor
- ♦ Media Center Space
- ♦ Number of Classrooms
- ♦ Number of Students
- ♦ Physical Education Space
- ♦ Science Classroom Net Square Footage

A school's Growth Factor is calculated by taking a school's historical five year average population rate change and applying that average yearly rate change over the next 5 years.

Growth Factor

Example: The timeline below illustrates a change in population over a 5-year period. Student population increased from 547 students in School Year (SY) 2002-03 to 736 students in SY 2006-07, with an average increase of 7.79% per year



Assuming this same trend will continue for the next 5-year period, it can be predicted that this school will have a population of 1,071 students in the SY of 2011-12.

$$(1 + R)^5 \text{ Where } R = \text{Average Yearly Change of Growth Rate}$$

To find the average yearly change of growth rate for the past five years:

$$R = \frac{\Delta Y_2 + \Delta Y_3 + \Delta Y_4 + \Delta Y_5}{4}$$

$$R = \frac{31.16\%}{4} = 7.79\%$$

$$\text{Growth Factor} = (1 + .0779)^5 = 1.455$$

An increase in population from 736 students in SY 2006-07 to 1,071 students in SY 2011-12 will result in a 5-year percent-increase of 45.5%, which translates to a Growth Factor (GF) of 1.455

In the Facilities Assessment Database, each school is assigned a Growth Factor*. This factor acts as a multiplier against a school's current population to determine potential space needs, 5-years-out. In this particular example the school will be assigned a Growth Factor of 1.455. By multiplying this Growth Factor against school's current population we are able to arrive at an Expected Population.

$$\begin{aligned} \text{Expected Population} &= \text{Current Population} \times \text{Growth Factor} \\ &= 736 \times 1.455 = 1,071 \text{ Students} \end{aligned}$$

When the school's current square footage fails to meet adequacy standards for the newly calculated Expected Population, Type 7 Space Deficiencies are generated in the database, which have an additional weight factor of 3.0

*Schools that have a declining student population or a 0% increase will be assigned a growth factor of 1.0, signifying no growth; thus Expected Population is equal to the current-year population. In addition, when there is a sudden percent increases or decrease in a school's population causing a large difference in the growth factor from year to year, the growth factor is validated against the Cohort Survival Projection Method and manual adjustments may be appropriate

Deficiency Categories and Associated Weight Factors

Category Type #	Description	Weight Factor
1	Adequacy – Immediate Code/Life/Health Used only for critical issues that pose immediate threats to the life, health or safety of persons within the facility. Examples include: <ul style="list-style-type: none"> ♦ Obvious friable asbestos; potential release into the air. ♦ Unprotected exit corridors. ♦ Serious code violations such as blocked egress, improper fire detection/warning, electrical hazards, structural failures, emergency lighting, 	3.5
2	Degraded w/ Potential Mission Impact: Assigned to systems or deficiencies that are mission critical and beyond useful life or most systems that are above 200% beyond expected life. Examples include: <ul style="list-style-type: none"> ♦ Fire alarm/detection systems whose age is above 200% of the life cycle. Any system that is in serious disrepair or where failure is imminent ♦ Severely damaged walls, floors, and ceilings. ♦ Most systems that are greater than 200% of the BOMA life expectancy. 	1.5
3	Mitigate Addition Damage: Assigned to systems or deficiencies that should be repaired to mitigate additional damage. Examples include: <ul style="list-style-type: none"> ♦ Roofs that are leaking. ♦ Exterior walls, doors, window systems that chronically leak. ♦ Inadequate ventilation systems that could result in moisture damage or mold creation. 	2.0
4	Beyond Expected Life: Assigned to systems or deficiencies that are 100% -200% beyond expected BOMA life cycle, but exhibit no signs of immediate repair requirements. Examples include: <ul style="list-style-type: none"> ♦ Electrical service equipment that is 110% of the expected BOMA life yet is functioning well. ♦ Most interior finishes not severely damaged, torn, etc. ♦ Expired portable buildings 	0.25
5	Grandfathered or State/District Recommended: Assigned to systems or deficiencies that are code issues that are “grandfathered” or standards specific to the local agency or jurisdiction. Examples include: <ul style="list-style-type: none"> ♦ Fire sprinkler systems, ADA improvements, etc. ♦ Finishes, flooring type, architectural standards, etc. 	0.50
6	Adequacy – Facility Related: Assigned to systems or deficiencies that are determined to be related to the adequacy standards and are an inherent part of the facility. Examples include: <ul style="list-style-type: none"> ♦ ADA issues (readily achievable). ♦ Insufficient parking. ♦ Wiring for LAN, CATV or internet. ♦ Fixed equipment such as lab stations, etc. 	1.0
7	Adequacy – Space Related: Assigned to systems or deficiencies that are determined to be related to the adequacy standards and are inherent part of the facility. Examples include: <ul style="list-style-type: none"> ♦ Additional classroom, career education, lab space, etc. ♦ Core support areas needed to support mission critical space. 	3.0
8	Adequacy – Equipment: Assigned where schools do not meet state adequacy standards for non-fixed equipment. Examples include: <ul style="list-style-type: none"> ♦ No projection screens. ♦ Insufficient number of computers. ♦ Playground equipment. 	0.50
9	Normal / Within Life Cycle: Assigned to systems by default in the FAD database that is within its projected or estimated useful life cycle and does not need replacement. This category will have money allocated to it as building systems age.	0.25

General Requirements (6.27.30.8)								Site (6.27.30.10)												Site Recreation and Outdoor PE (6.27.30.11)		
								Safe Access (A)				Parking (B)		Drainage (C)		Security (D)				Playground and Play Area	Multipurpose playing Area	Playing Field w/ Equipment
Building Structural Soundness (A.1)	Weather Tight Exterior Envelope (A.2)	Interior Surface Condition (A.3)	Interior Finish Harmful Elements (A.4)	Building System Integrity (B.1)	Plumbing Type/ Accessibility (B.2)	Adequate Fire Alarm System (B.3)	Adequate 2 way Comm. System (B.4)	Student Drop-Off Pedestrian Pathway	Separate Bus Drop-Off	Bus width/turning radius	Separate student Drop-Off	Staff Parking (1.5/FTE)	Student Parking (.25/FTE)	Protection of building structural integrity	Potential of flooding, ponding, or erosion	Pre-School play area fenced	Special Needs play area fenced	Kindergarten play area fenced	K-6 play area fenced			
Required	Required	Required	Required	Required	Required	Required	Required	Required	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Required	Required	Required	Required	Required	Required	Waived Requirement	Waived Requirement	Waived Requirement

Charter & Alternative School
Analysis Variance from the
New Mexico State Adequacy
Standards

Academic Classroom (6.27.30.12)													General Use Classroom (6.27.30.13)				Specialty Classroom (6.27.30.14)										
Classroom Space (A)	Classroom Fixtures/Equipment (B)								Lighting (C)	Temperature Range (D)	Acoustics (E)	Air Quality (CO2 PPM) (F)	Kindergarten (1200nsf)	Elementary School (1-5) (900nsf min)	Middle School (6-8) (900nsf min)	High School (9-12) (900nsf min)	Science (A) (1200nsf min)	Internet Access (B)	Multi-media Computer (B)	Technology Lab (B) (1200nsf min)	Art Education			Career Education			Computer keyboard Lab (E)
Appropriate Size	Student work surface and seat(1)	Ceiling mounted projection screen	White boards	Tack/ Display	Fixed Material storage (3)	Teacher wardrobe (3)	Cabinet/ File Storage (4)	Teacher/Aide work surface and seat (4)													Band/ Orchestra/ Drama	Chorus Room	Art Room	Cooking, Sewing, Woodshop, etc.	Child Development	Outside Play Area	Computer keyboard Lab
Required	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Required	Required	Required	Required	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	

Physical Education (6.27.30.15)				Libraries/ Media Centers (6.27.30.16)		Food Service (6.27.30.17)				Other Facility Areas (6.27.30.18)				General Storage (6.27.30.19)	Maint./ Janitorial (6.27.30.20)	Teacherages (6.27.30.21)
General Requirement	Additional Requirements			General Requirements	Fixtures, Equipment and resources	Dining Area	Serving Area	Food Preperation Kitchen	Serving Kitchen	Parent Workspace (A)	Administrative Space (B)	Student Health (C)	Faculty Workspace (D)	Distributed fixed/ secure storage	Distributed janitorial	General Requirements
Indoor PE Teaching	Office	PE Equip. Storage	Dressing Rooms, lockers, showers													
Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement	Waived Requirement

Foot Note: PSCOC policy is to assess charter schools that have been in operation for 6 years or more (start date of school receiving SEG Funding) and have been thru one renewal. The assessment will identify needs compared against the school's Charter Agreement and the Statewide Adequacy Standards and re-ranked in the Facility Assessment Database (FAD).

PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL
2013-2014 PSCOC STANDARDS-BASED CAPITAL OUTLAY PROCESS
PROPOSED WORKPLAN/TIMELINE

August 29, 2012 Awards Subcommittee Meeting—9:00 am

August 30, 2012 Administration, Maintenance & Standards Subcommittee—9:00 am

August 31, 2012 Pre-K Classroom Application Release

September 7, 2012 PSCOC Meeting

- 2012-2013 Lease Assistance Awards
- 2012-2013 Master Plan Assistance Program - FMP Application and Procedures
- 2013-2014 Weight/Rank Methodology – New Mexico Condition Index (NMCI)
- 2013-2014 Variance Renewal – Charter & Alternative Schools
- PSFA FY2014 Budget & Organizational Structure
- Election of Chair & Vice Chair
- Strategic Planning Session

September 10, 2012 Master Plan Assistance Program Application Release

September 21, 2012 Pre-K Classroom Applications Due

September 24, 2012 PSCOOTF Meeting

September 27, 2012 Administration, Maintenance & Standards Subcommittee—9:00 am

October 1, 2012 Awards Subcommittee Meeting—9:00 am

October 4, 2012 PSCOC Meeting

- Draft 2013-2014 NMCI Ranking
- Pre-K Classroom Applications Received
- Adequacy Planning Guide - GSF Reductions

October 9, 2012 Draft 2013-2014 NMCI Ranking released to Districts

October 9, 2012 thru November 16, 2012 PSFA Staff /District Representatives - Review/Refine NMCI Data

October 12, 2012 Master Plan Assistance Program - Applications Due

October 16-17, 2012 PSCOOTF Meeting

October 24, 2012 Awards Subcommittee Meeting—9:00 am

October 25, 2012 Administration, Maintenance & Standards Subcommittee—9:00 am

October 30, 2012 thru November 1, 2012 CES Workshop - Ben Lujan Maintenance Achievement Awards Ceremony

November 1, 2012	PSCOC Meeting <ul style="list-style-type: none">➤ Master Plan Assistance Program Awards➤ Pre-K Classroom Awards➤ Certification of SSTB funds
November 12, 2012	PSCOOTF Meeting
November 16, 2012	District Proposed Corrections to FAD due to PSFA
November 28, 2012	Awards Subcommittee Meeting—9:00 am
November 29, 2012	Administration, Maintenance & Standards Subcommittee—9:00 am
December 6, 2012	PSCOC Meeting <ul style="list-style-type: none">➤ 2013-2014 Preliminary NMCI Ranking
December 14, 2012	2013-2014 Preliminary NMCI Rank challenges due to PSFA
January 7, 2013	Awards Subcommittee Meeting—9:00 am
January 8, 2013	Administration, Maintenance & Standards Subcommittee—9:00 am
January 10, 2013	PSCOC Meeting <ul style="list-style-type: none">➤ 2013-2014 Adjusted Preliminary NMCI Ranking➤ 2013-2014 Standards-Based Preliminary Funding Pool➤ Approval of 2013 QZAB & QSCB Applications
January 15, 2013 thru March 16, 2013	Legislative Session (60 day)
January 14, 2013	QZAB & QSCB Applications Release
February 22, 2013	QZAB & QSCB Applications Due
March 1, 2013	2013-2014 Standards-Based Capital Outlay Application Release
March 27-29, 2013	PED Spring Budget Workshop - Tentative
April 1, 2013	2013-2014 Standards-Based Capital Outlay & Roof Pre-Applications Due
April 1, 2013	2013-2014 NMCI Rank Appeals due from Districts
April 3, 2013	Awards Subcommittee Meeting—9:00 am
April 4, 2013	Administration, Maintenance & Standards Subcommittee—9:00 am
April 11, 2013	PSCOC Meeting <ul style="list-style-type: none">➤ 2013-2014 Standards-Based Pre-Applications Received➤ 2013-2014 Standards-Based Roof Applications Received➤ 2013-2014 NMCI Rank Appeals➤ Legislative Changes – Review➤ QZAB & QSCB Awards

April 19, 2013	District roof applications distributed to roof consultants for development of cost proposals
April 22, 2013	Lease Payment Assistance Application—Mail-out to Districts
April 24, 2013	Awards Subcommittee Meeting—9:00 am
April 25, 2013	Administration, Maintenance & Standards Subcommittee—9:00 am
May 3, 2013	PSCOC Meeting <ul style="list-style-type: none">➤ SSTB Certification
May 6, 2013	2013-2014 Standards-Based Capital Outlay Full Applications Due
May 10, 2013	Roof consultant proposals due to each applicant district
May 13-29, 2013	PSFA RM site visits and assistance to districts for 2013-2014 Standards-Based Capital Outlay
May 31, 2013	Roof consultant notices to proceed (PO issued) from districts
May 31, 2013	2013-2014 Standards-Based Capital Outlay Site Visit reports shared with Districts
June 7, 2013	2013-2014 Standards-Based Capital Outlay Final Revised Applications Due to PSFA
June 12, 2013	Awards Subcommittee Meeting—9:00 am
June 13, 2013	Administration, Maintenance & Standards Subcommittee—9:00 am
June 14, 2013	2013-2014 Standards-Based Capital Outlay Presentation Materials Due to PSFA
June 14, 2013	Lease Payment Assistance Application Deadline
June 20-21, 2013	PSCOC Meeting – District Presentations (TBA)
June 28, 2013	Roof consultant site visits conclude, with reports due to PSFA
July 17, 2013	Administration, Maintenance & Standards Subcommittee—9:00 am
July 18, 2013	Awards Subcommittee Meeting—9:00 am
July 25, 2013	PSCOC Meeting <ul style="list-style-type: none">➤ 2013-2014 Standards-Based Capital Outlay Awards➤ 2013-2014 Standards-Based Roof Awards➤ 2013-2014 Lease Assistance Awards
August 28, 2013	Awards Subcommittee Meeting—9:00 am

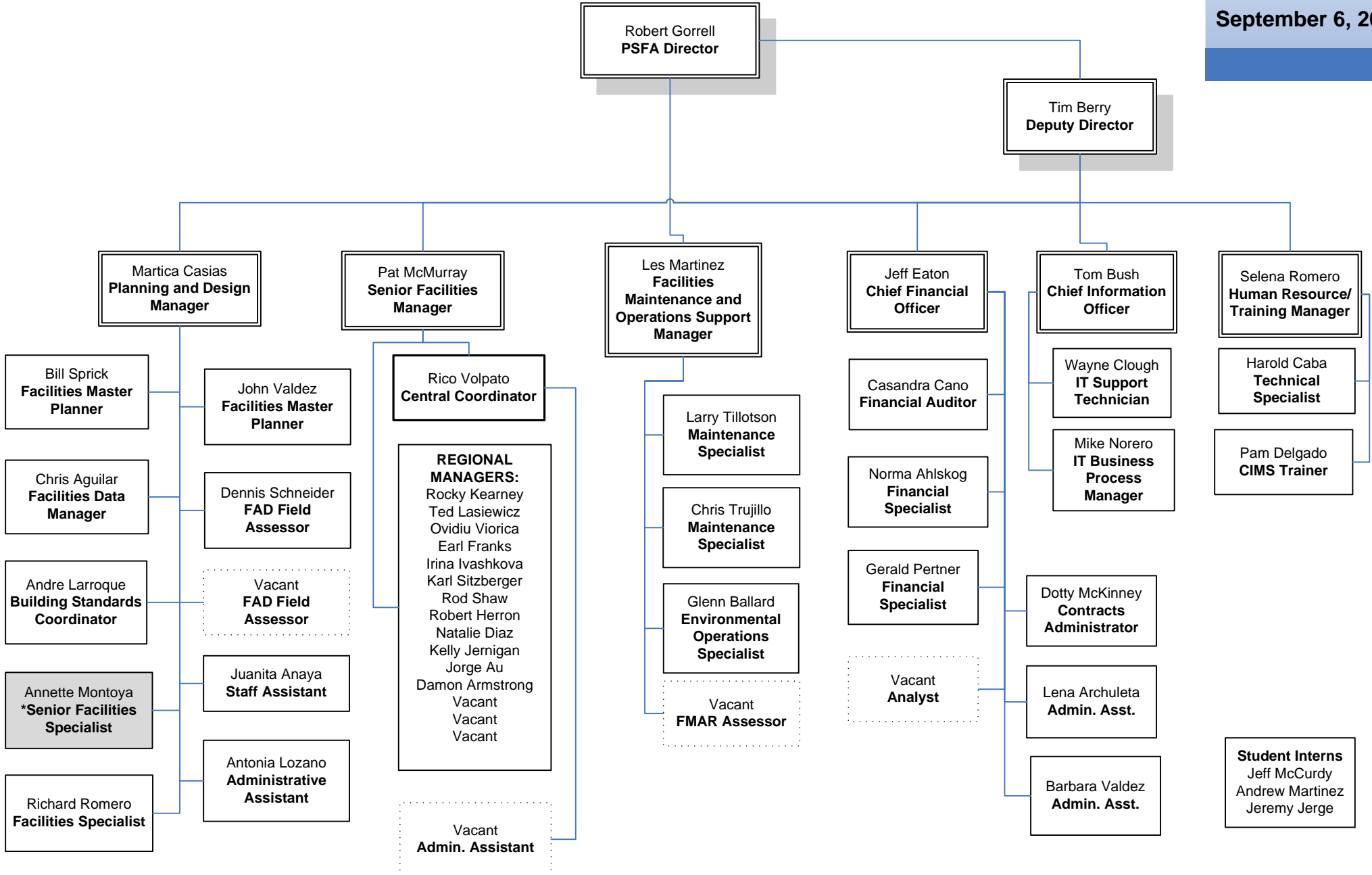
August 29 2013 Administration, Maintenance & Standards Subcommittee—9:00 am

September 5, 2013 PSCOC Meeting

- PSFA FY2015 Budget & Organizational Structure

NM Public School Facilities Authority: FY14 Organizational Chart

September 6, 2012



*Incumbent to retire 11/30/12, potential position
reclassification to FMAR Assessor

PSCOC

PSFA STAFF [50 FTE's]

Budget Review System
S-8 Financial Summary
 (Dollars in Thousands)

		FY2012	FY2013	----- FY2014 Agency Request -----		----- FY2014 Recommendation -----			FY2014
		Actuals	Opbud	Base	Expansion	Total	Base	Expansion	Opbud
SOURCES									
111	General Fund Transfers	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
112	Other Transfers	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
120	Federal Revenues	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
130	Other Revenues	5,743.4	5,523.6	5,727.5	0.0	5,727.5	0.0	0.0	0.0
150	Fund Balance	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
REVENUE, TRANSFERS		5,743.4	5,523.6	5,727.5	0.0	5,727.5	0.0	0.0	0.0
SOURCES		5,743.4	5,523.6	5,727.5	0.0	5,727.5	0.0	0.0	0.0
USES									
200	Personal Services and Employee Benefits	3,749.0	3,822.2	4,086.3	0.0	4,086.3	0.0	0.0	0.0
300	Contractual Services	143.6	197.1	196.3	0.0	196.3	0.0	0.0	0.0
400	Other	1,850.8	1,504.3	1,444.9	0.0	1,444.9	0.0	0.0	0.0
EXPENDITURES		5,743.4	5,523.6	5,727.5	0.0	5,727.5	0.0	0.0	0.0
500	Other Financing Uses	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
OTHER FINANCING USES		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
USES		5,743.4	5,523.6	5,727.5	0.0	5,727.5	0.0	0.0	0.0
FTE POSITIONS									
810	Permanent	0.0	50.0	50.0	0.0	50.0	0.0	0.0	0.0
820	Term	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
830	Temporary	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
FTEs		0.0	50.0	50.0	0.0	50.0	0.0	0.0	0.0
FTE POSITIONS		0.0	50.0	50.0	0.0	50.0	0.0	0.0	0.0

Budget Review System
S-9 Account Code Expenditure Summary
 (Dollars in Thousands)

	FY2012	FY2013	----- FY2014 Agency Request -----			----- FY2014 Recommendation -----			FY2014
	Actuals	Opbud	Base	Expansion	Total	Base	Expansion	Total	Opbud
520100 Exempt Perm	2,746.6	2,857.3	2,988.3	0.0	2,988.3	0.0	0.0	0.0	0.0
520200 Term	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
520300 Perm/Full	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
520400 Perm/Part	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
520500 Temporary	45.5	0.0	60.0	0.0	60.0	0.0	0.0	0.0	0.0
520600 Pd Sick Leave	5.6	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
520700 Overtime	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
520800 Annl/Comp Pd	16.7	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
520900 Shift Diff	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
521100 Group Ins	309.0	282.0	326.0	0.0	326.0	0.0	0.0	0.0	0.0
521200 Retirement	361.9	380.4	417.4	0.0	417.4	0.0	0.0	0.0	0.0
521300 F.I.C.A.	204.2	227.0	228.3	0.0	228.3	0.0	0.0	0.0	0.0
521400 Workers' Comp	0.3	0.5	0.5	0.0	0.5	0.0	0.0	0.0	0.0
521410 GSD WC Premium	3.6	3.5	5.6	0.0	5.6	0.0	0.0	0.0	0.0
521500 Unempl Comp	0.1	0.1	0.0	0.0	0.0	0.0	0.0	0.0	0.0
521600 Empl Lbly	5.9	11.6	0.0	0.0	0.0	0.0	0.0	0.0	0.0
521700 Retiree Healthcare	49.5	59.4	59.8	0.0	59.8	0.0	0.0	0.0	0.0
521900 Other Empl Bnft	0.1	0.4	0.4	0.0	0.4	0.0	0.0	0.0	0.0
200 Personal Services and Employee Benefits	3,749.0	3,822.2	4,086.3	0.0	4,086.3	0.0	0.0	0.0	0.0
535100 Med Services	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
535200 Prof Services	77.4	182.4	182.4	0.0	182.4	0.0	0.0	0.0	0.0
535300 Other Cntrl	11.8	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
535400 Audit	10.0	14.7	13.9	0.0	13.9	0.0	0.0	0.0	0.0
535500 Attorney Fees	1.2	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
535600 IT Services	43.2	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
300 Contractual Services	143.6	197.1	196.3	0.0	196.3	0.0	0.0	0.0	0.0
542100 Instate M & F	1.8	3.0	3.0	0.0	3.0	0.0	0.0	0.0	0.0
542200 Instate M & L	25.0	47.0	47.0	0.0	47.0	0.0	0.0	0.0	0.0
542300 Brd/Comm Exp	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
542400 Empl Partial Day I	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
542500 Trans Fuel/Oil	44.4	80.0	80.0	0.0	80.0	0.0	0.0	0.0	0.0
542600 Trans Parts	1.6	3.0	3.0	0.0	3.0	0.0	0.0	0.0	0.0
542700 Trans Insurance	0.0	1.6	1.6	0.0	1.6	0.0	0.0	0.0	0.0
542800 Trans Pool	30.6	78.3	78.3	0.0	78.3	0.0	0.0	0.0	0.0
542900 Trans Other	1.2	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0

Budget Review System
S-9 Account Code Expenditure Summary
 (Dollars in Thousands)

	FY2012	FY2013	----- FY2014 Agency Request -----			----- FY2014 Recommendation -----			FY2014
	Actuals	Opbud	Base	Expansion	Total	Base	Expansion	Total	Opbud
543100 Grounds/Rdways	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
543200 Furn/Fix/Eqpmt	14.9	10.0	10.0	0.0	10.0	0.0	0.0	0.0	0.0
543300 Bldgs/Struct	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
543400 Property Ins	2.2	0.7	0.7	0.0	0.7	0.0	0.0	0.0	0.0
543500 Maint Supplies	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
543600 Lndry/Dry CIng	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
543700 Maint Srvcs	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
543820 IT Maintenance	0.6	6.8	6.8	0.0	6.8	0.0	0.0	0.0	0.0
543900 Other Maint	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
544000 Suppl-Inv Exmpt IT	105.4	32.4	32.4	0.0	32.4	0.0	0.0	0.0	0.0
544100 Office Supplies	18.1	13.0	13.0	0.0	13.0	0.0	0.0	0.0	0.0
544200 Med/Lab/Prsnl Sp	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
544300 Drugs	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
544400 Field Supplies	0.2	1.1	1.1	0.0	1.1	0.0	0.0	0.0	0.0
544500 Food	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
544600 Kitchen Spls	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
544700 Clothing/Unfrm	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
544800 Educ/Rec Spls	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
544900 Invent Exempt	0.6	6.0	6.0	0.0	6.0	0.0	0.0	0.0	0.0
545600 Rep/Recording	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
545700 DOIT ISD Services	0.0	0.5	0.1	0.0	0.1	0.0	0.0	0.0	0.0
545710 DOIT HCM Assess	12.5	15.5	17.5	0.0	17.5	0.0	0.0	0.0	0.0
545800 Radio Comm Srvcs	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
545810 DoIT Radio Comm	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
545900 Prntng/Photo	1.8	3.1	3.3	0.0	3.3	0.0	0.0	0.0	0.0
546000 Building Use Fees	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
546100 Postage/Msgs	9.5	6.0	6.0	0.0	6.0	0.0	0.0	0.0	0.0
546200 Bond Premiums	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
546300 Utilities	0.5	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
546310 Utilities - Sewer	0.0	0.0	0.4	0.0	0.4	0.0	0.0	0.0	0.0
546320 Utilities - Elect	0.0	3.0	5.0	0.0	5.0	0.0	0.0	0.0	0.0
546330 Utilities - Water	0.1	0.0	0.7	0.0	0.7	0.0	0.0	0.0	0.0
546340 Utilities - Ngas	0.0	0.0	1.5	0.0	1.5	0.0	0.0	0.0	0.0
546350 Utilities - Propn	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
546400 Rent/Bldg/Land	287.3	240.0	246.0	0.0	246.0	0.0	0.0	0.0	0.0
546500 Rent of Equip	2.7	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
546600 Telecomm	111.5	115.0	115.0	0.0	115.0	0.0	0.0	0.0	0.0
546610 DOIT Telecomm	0.5	0.6	0.5	0.0	0.5	0.0	0.0	0.0	0.0

Budget Review System
S-9 Account Code Expenditure Summary
 (Dollars in Thousands)

	FY2012	FY2013	----- FY2014 Agency Request -----			----- FY2014 Recommendation -----			FY2014
	Actuals	Opbud	Base	Expansion	Total	Base	Expansion	Total	Opbud
546700 Subs and Dues	15.3	12.0	12.0	0.0	12.0	0.0	0.0	0.0	0.0
546800 Empl Trng/Educ	12.5	30.0	30.0	0.0	30.0	0.0	0.0	0.0	0.0
546810 Board Member Trng	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
546900 Advertising	0.7	2.4	3.0	0.0	3.0	0.0	0.0	0.0	0.0
547200 Grants/Indvdl	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547300 Care/Support	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547400 Grants/Services	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547410 Grants Pub Schools	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547420 Grants Higher Ed	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547430 Grants Native Amer	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547440 Grants to Other	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547500 Purch/Resale	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547700 Debt Svc/Prncpl	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547800 Debt Svc/Intrst	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
547900 Misc Other Exp	2.1	45.0	45.0	0.0	45.0	0.0	0.0	0.0	0.0
547999 Prior Year Expense	12.2	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548100 Land	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548110 Land - Improvement	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548200 Furn/Fixtures	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548300 IT Equip	1,122.3	748.3	676.0	0.0	676.0	0.0	0.0	0.0	0.0
548400 Other Equip	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548600 Animals	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548700 Lbry/Musuem Acq	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548800 Auto/Aircraft/RecW	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548810 DOT-Railway Equipm	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548820 Spaceport Sys&Eqmt	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
548900 Bldgs/Struct	11.4	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
549600 O/S M & F	0.4	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
549700 O/S M & L	0.9	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
549800 O/S Board M/F	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
549900 O/S Board M/L	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
400 Other	1,850.8	1,504.3	1,444.9	0.0	1,444.9	0.0	0.0	0.0	0.0
555100 Oper Trans Out	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
500 Other Financing Uses	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Total	5,743.4	5,523.6	5,727.5	0.0	5,727.5	0.0	0.0	0.0	0.0

TAB 4

DIRECTOR'S REPORT:

a. Project Status Reports:

- *PSCOC Project Status Report*
- *Master Plan Project Status Report*
- *Lease Assistance Report*

PSCOC Project Status Report

8/28/2012

Non Applicable

Ahead of Schedule

On Schedule

Behind Schedule

Behind Schedule, No Progress

ED - ED Spec Development : Developing RFP/Contracts for Ed Spec Writer
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School District	Proj #	Project Name	ED	PD	DD	C	SC	CP	PO	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
	P06-007	Tierra Amarilla Middle School / Escalante High School								CP / 90% / 4 mos	Requesting additional funding to complete items idenified still remaining prior to final approval and closeout of project.	\$15,531,543	\$14,118,473	\$15,319,050	\$1,413,070
	P07-003	New Tierra Amarilla Elementary								CP / 90% / 4 mos	Requesting additional funding to complete items idenified still remaining prior to final approval and closeout of project.	\$6,069,196	\$5,375,326	\$5,358,986	\$693,870
Alamogordo Public Schools	P11-001	Yucca Elementary Renovation								DD / 35% / 8 mos	A meeting took place on 01-18-12 to kick off design development. Design is expected to proceed through 95% CD owner review on 07-11-12. The drawings will be shelved until 03-18-13 when review for new codes will take place in order to allow time for the new elementary school to be designed and constructed. Therefore, 100% CD permit drawings for this project are expected to be completed by 04-29-13 and construction is expected to take place from 07-10-13 to 08-12-14. The total design time will be approximately 6.5 months in a 16 month period beginning January 2012. The DP submitted the program statement RASC earlier this month and it is currently being reviewed for approval by NMPSFA staff. A committment approval for roof design review will be submitted through E-Builder before the end of August. The design professional is working on schematic design.	\$266,056	\$120,515	\$0	\$145,541
Alamogordo Public Schools	P11-002	Yucca Elementary (New)								DD / 65% / 4 mos	The MOU schedule was revised to account for a delay in issuing the RFP for design professional services. Design professional interviews took place on 02-16-12 and a tentative selection was made. The tentative selection went to the School Board for approval on 03-18-12. The design professional agreement was submitted to NMPSFA Albuquerque on 04-02-12 for review/approval. Design for this project is being delayed due to the fact that there are subsurface voids on the site that need to be investigated. Construction for this project is expected to begin in January 2013 and end in January 2014. The DP submitted a program statement RASC on 05-10-12 and a hard copy was mailed to the NMPSFA Albuquerque office on 05-18-12. Schematic design RASC is pending approval.	\$720,563	\$0	\$0	\$720,563
Albuquerque Public Schools	P06-002	New Southwest High School (Atrisco Heritage)								CP / 60% / 6 mos		\$52,501,636	\$51,120,464	\$49,881,998	\$1,381,172
Albuquerque Public Schools	P12-001	Douglas MacArthur Elementary School								DD / 90% / 3 mos	Kitchen and Cafeteria addition in design. Kindergarten classroom addition design 100% complete.	\$0	\$0	\$0	\$0
Albuquerque Public Schools	P12-002	McKinley Middle School								DD / 0% / 10 mos	Science classrooms renovation design 100% complete. General classrooms addition needs to have an architect selected for design. RFP for design delayed 8 months by APS due to budget reconciliation. We are working on the RFP for an architect and it should be out by the end of August 2012.	\$430,982	\$0	\$0	\$430,982
Albuquerque Public Schools	P12-003	Chaparral Elementary School								DD / 100% / 2 mos	Design 100% complete. APS waiting for funding to be released. Scheduled to go out for construction RFP in September 2012. APS has been reiumbursed for the portion of the design fees to adequacy. APS has begun the phase I preliminary site work and fields to get ready for the construction project. The phase I project is behind schedule at this time.	\$815,755	\$0	\$0	\$815,755
Albuquerque Public Schools	R10-002	MacArthur Elementary Roof								DD / 100% / mos	APS To Fund 100%, will receive credit on offset. This project is designed but is ON HOLD BY APS. It will be completed at the same time the kindergarten classrooms, kitchen and cafeteria addition project is constructed.	\$0	\$0	\$0	\$0

PSCOC Project Status Report

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School District	Proj #	Project Name	ED	PD	DD	C	SC	CP	PO	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
Belen Consolidated Schools	P12-004	Family School								ED / 100% / 1 mos	Ed spec submitted to PSFA for review. The District will be presenting at the PSCOC AMS subcommittee August 30th. The additional funding request will be presented at the Awards subcommittee August 29th.	\$0	\$0	\$0	\$0
Belen Consolidated Schools	R11-001	Belen High School Roof								CP / 30% / 8 mos	In correction period.	\$0	\$0	\$0	\$0
Bernalillo Public Schools	P09-008	Willanna D. Carroll Elementary School (Grades 3,4,5)								SC / 100% / 1 mos	Project complete.11th month meeting to be held on HVAC only.	\$8,518,917	\$5,001,165	\$4,993,311	\$3,517,752
Bernalillo Public Schools	P09-009	Roosevelt Elementary School - Remodel Carroll E.S. K-2								CP / 100% / 1 mos	Working on scheduling closeout meeting then end of August/first week in Sept.	\$7,167,079	\$4,444,815	\$4,283,510	\$2,722,264
Bernalillo Public Schools	P12-005	Bernalillo High School								PD / 0% / 24 mos	District and PSFA received a copy of the ed spec on 4/15. District and PSFA currently reviewing. RFP for design services due on 8/24; committee to review on 8/28.	\$1,355,200	\$0	\$0	\$1,355,200
Cimarron Municipal Schools	P09-012	Moreno Valley High School								CP / 100% / mos	Certificate of Final Completion issued.	\$531,000	\$531,000	\$531,000	\$0
Clovis Municipal Schools	P08-009	La Casita Elementary								SC / 100% / 1 mos	Final punch list complete. Working with DP and contractor to develop final change order.	\$7,390,000	\$6,102,815	\$5,408,654	\$1,287,185
Clovis Municipal Schools	P09-013	Bella Vista Elementary School								C / 30% / 13 mos	Class room addition exterior 75% complete. New multipurpose/performing arts addition steel erected, framing beginning.	\$6,682,844	\$5,619,423	\$738,135	\$1,063,421
Clovis Municipal Schools	P09-014	James Bickley Elementary School								DD / 45% / 6 mos	Schematic Design approved. Progressing with design development documents.	\$587,782	\$587,782	\$243,455	\$0
Clovis Municipal Schools	P09-015	Lockwood Elementary School								C / 0% / 15 mos	Contractor was selected utilizing the RFP delivery method. Phase II funding request to proceed with construction going to the PSCOC for approval in April.	\$651,298	\$605,074	\$394,878	\$46,224
Clovis Municipal Schools	P09-016	Marshall Junior High School								C / 90% / 1 mos	Phase I lacking only a few incomplete punch list items. Phase II contractor is 90% complete and working to achieve substantial completion by the end of April.	\$6,662,826	\$4,909,015	\$4,232,215	\$1,753,811
Clovis Municipal Schools	P11-020	New Middle School								C / 35% / 10 mos	Site work - parking lot concrete approx 95%, roadways 85%. Geothermal wells 100%, Irrigation well 90% Bldg A - Masonry 100%, Steel 100%, Roof decking 100%, HVAC ducting & elec rough in underway Bldg B - Masonry 95%, Steel 95%, Roofing 90% over gyms - locker rm section to follow, HVAC ducting & elec rough in underway Bldg C - Masonry 100%, Steel 100% Bldg D - Masonry 100%, Steel 100%, Roofing in progress, HVAC ducting & elec rough in underway Bldg E - Masonry 100%, Steel 20% Bldg F - Masonry 75%, Steel 10%	\$19,157,451	\$16,427,221	\$680,565	\$2,730,230
Clovis Municipal Schools	R10-006	Clovis HS								CP / 95% / 1 mos	Close out meeting was held with the district, architect, contractor and PSFA. All required close out documents were submitted and received.	\$469,352	\$421,366	\$420,181	\$47,986
Clovis Municipal Schools	R11-004	Clovis High School Roof								C / 65% / 2 mos	Work is progressing well with the recent good weather. Project was delayed due to adverse weather.	\$1,122,513	\$921,783	\$0	\$200,730
Clovis Municipal Schools	R11-005	9th Grade Academy Roof								C / 60% / 3 mos	Work is progressing well with the recent good weather. Project was delayed due to adverse weather.	\$1,457,158	\$1,212,099	\$0	\$245,059

PSCOC Project Status Report

8/28/2012

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Cobre Consolidated Schools	P09-017	Central Elementary School								C / 90% / 1 mos	Contractor is starting to work on finishes. Sheetrock 95% complete. Exterior stucco, interior drywall and painting working 75% complete. There are still some issues with sitework, side walks and drainage.Contractor is expected to complete on time however,the PED, Pre k additon may affect some completion issues during the month of August 2012. Interior and Exterior work continuuing and progressing well. Concrete curbs and parking lots have been poured and paved as of 7-10-12 - Work inside building continues to move well. Contractor is finishing up interior work and punch list has been provided by owner. It is anticipated that the contractor will be done by mid September. There are some ponding issues at the exterior ponding site that are being addressed, but this should not cause any delays.	\$7,560,862	\$6,518,276	\$2,756,196	\$802,586
Cobre Consolidated Schools	P11-003	Bayard Elementary								DD / 60% / 5 mos	Skematics have been submitted. PAC man is providing a proposal. It is anticipated that the design professional will submit immediately for DDs, and immediatly follow with CDs. An RFP for Construction will be issued in July 2012 and the district is expected to ask for funding and a advance in August 2012. DD's are in District's court in e-Builder and District Interim Supertintendent George Peru took a plan to the Board moving the project start and finish. Mr. Peru advised the board that a project start of December 21, 2012 would better serve Bayard ES. We are currently in discussion with the HVAC system and LCCA that needs to be provided by ASA architects on Bayard ES. RBM working with District, DP, and PSFA to provide answers to Glenn's five questions as well as proposing 3 different systems and the LCCA associated with them. 5 questions (draft) uploaded into e-Builder and waiting on ASA response to the LCCA. When LCCA is provided and uploaded, can then submit SD in e-Builder and DD is already in e-Builder waiting on review.	\$587,711	\$458,064	\$40,772	\$129,647
Cobre Consolidated Schools	R11-006	Cobre High School Roof								SC / 100% / 1 mos	Project complete.	\$322,815	\$112,800	\$0	\$210,015
Deming Public Schools	P07-005	Deming High School								PD / 0% / 22 mos	The FMP has been contracted. The district wants to wait until they have more community involvement in the FMP process to move forward on assessments for the existing high school location. No new information. 5-18-12	\$2,700,000	\$16,283	\$16,283	\$2,683,717
Deming Public Schools	R11-007	Deming High School Roof								C / 99% / 1 mos	Contractor working on TPO and foam repairs at the same time. TPO approximatly 95% complete. Foam repairs outside the scope of PSCOC and 100% paid for by district. The PSFA contract portion is expected to be complete at the end of June 2012 or first week of July 2012. Meetings at the HS were rescheduled for week of 7-16-12. TPO roof (PSFA) complete and District (100%) roof coating complete.	\$795,923	\$792,923	\$0	\$3,000
Deming Public Schools	R11-008	Deming Intermediate School Roof								C / 100% / 1 mos	Did a substantial completion walk-thur with DP, DR, and contractor. Found various areas on the roof that need to be addressed - should not take more than a day or two to complete. Roof coating looks good and contrator should be 100% complete by end of June 2012. Contractor working on punch list items - it is expected that the contractor will still be done by end of June 2012 or first week of July 2012. Work 100% complete and Contractor final punch list completed as of 7-13-12. Scheduling final walk-thru with District, DP and contractor week of 7-16-12. Substantial completion achieved on 7-18-12 and roof is COMPLETE.	\$210,955	\$0	\$0	\$210,955
Espanola Public Schools	P06-012	Alcalde Elementary School								C / 5% / 13 mos	Construction work is ongoing.	\$438,051	\$438,051	\$70,149	\$0

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Non Applicable

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On Schedule

Behind Schedule

Behind Schedule, No Progress

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Espanola Public Schools	P12-006	Velarde Elementary School								DD / 55% / 3 mos	Due to the late procurement of design professional services, we were not able to meet the original MOU schedule.The district submitted a letter to PSFA asking to revise the original MOU schedule. Design development phase.	\$0	\$0	\$0	\$0
Espanola Public Schools	P12-008	E.T.S. Fairview Elementary School								DD / 10% / 9 mos	The Espanola School board rejected the DP selection committee recommendation to award the design of this project to FBT architects(first district RFP for DP). The district issued a second RFP for the design services and received 11 proposals. SMPC architects were selected as a DP for this project. Programming submittal to PSFA is pending.	\$781,000	\$0	\$0	\$781,000
Estancia Municipal Schools	P12-009	Estancia Middle School								DD / 25% / 8 mos	Ed Spec process complete. Architect selected. Programming complete. Schematic Design in progress.	\$493,521	\$21,326	\$0	\$472,195
Estancia Municipal Schools	R10-007	Estancia HS Wood Shop								CP / 100% / mos	Roof construction is completed.	\$67,737	\$51,127	\$47,378	\$16,610
Estancia Municipal Schools	R10-008	Estancia Upper ES								CP / 100% / mos	Roofing construction completed.	\$945,396	\$595,130	\$588,221	\$350,266
Eunice Public Schools	P10-001	Mettie Jordan Elementary								C / 80% / 5 mos	Construction is on schedule.	\$1,728,968	\$1,340,900	\$876,048	\$388,068
Farmington Municipal Schools	P08-004	McKinley Elementary								PO / 0% / 7 mos	Project Complete. HIP Analysis remaining to be done.	\$8,256,116	\$8,203,760	\$8,108,797	\$52,356
Farmington Municipal Schools	P10-003	Tibbetts Middle School								C / 40% / 10 mos	Construction is proceeding ahead of schedule.	\$20,060,000	\$12,795,169	\$788,810	\$7,264,831
Fort Sumner Municipal Schools	P08-020	Ft. Sumner Combined School								CP / 90% / 1 mos	Project completed and is in the 11 month correction period.	\$15,627,201	\$14,160,579	\$14,162,696	\$1,466,622
Gadsden Independent Schools	P07-007	Gadsden High School								CP / 100% / mos	This project has reached final completion. Final financial closeout is expected by the end of August 2012.	\$6,955,906	\$6,903,527	\$6,885,848	\$52,379
Gadsden Independent Schools	P08-003	Gadsden High School								C / 85% / 8 mos	Construction began on 06-27-11. This project allows 660 working days; thus, the substantial completion date is 04-18-13. Demolition of the existing vocational building is complete. Northern half of new addition is approximately 85% complete and is now occupied. Southern half of the addition is under construction.	\$13,151,249	\$8,390,748	\$4,318,073	\$4,760,501
Gadsden Independent Schools	P08-014	Berino Elementary (existing)								C / 90% / 1 mos	This project allows 460 calendar days. Therefore, substantial completion date by original contract is February 22, 2012. New addition was occupied on August 3, 2011. Renovation work continues in the existing building. Site work is ongoing. A change order increased the contract time by 154 calendar days at no cost due to several change orders, weather days, and owner requested construction phasing changes. The new substantial completion date is July 25, 2012 through construction contract change order 5. The GC has since requested time on several MCRs. Service path around the building is under construction. Interior punch list for renovated portion has been generated and GC is addressing the punch list items.	\$11,289,571	\$6,518,818	\$4,882,822	\$4,770,753

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Gadsden Independent Schools	P09-018	Anthony Elementary School								CP / 99% / 1 mos	Notice to proceed was signed 06-07-10. The contract allowed 793 calendar days, which makes substantial completion through construction phase V (final) on August 9, 2012. New addition and old cafetorium were occupied on August 3, 2011. East portion of the 1978 addition was occupied on August 24, 2011. The 1972 building was occupied on April 11, 2012. Interior punch list work should be complete. Exterior punch list was generated in May including building/roofing and civil and should be complete. Landscape work is complete. Punch list verification inspection will be performed before the end of August 2012.	\$12,991,400	\$10,408,166	\$9,964,009	\$2,583,234
Gadsden Independent Schools	R12-002	Chaparral Elementary School Roof								C / 70% / 1 mos	Bid opening was held on 12-07-11 and the apparent low bidder is CD General Contracting. The notice of award was signed on 01-11-12. GC contract was approved by NMPSFA on 02-08-12. A pre-construction meeting took place on 02-24-12 from 10:30 a.m. to 11:30 a.m. This project allows 180 calendar days per contract. The substantial completion date is 08-08-12. Submittals have been approved, material was ordered, and construction is ongoing. All field roofing is complete and the contractor is working on detailing.	\$721,522	\$491,818	\$1,050	\$229,704
Gadsden Independent Schools	R12-003	Sunland Park Elementary School Roof								C / 45% / 1 mos	MOU was signed on 06-20-11. The design professional agreement was submitted by the architect for review and approval on 09-16-11. Benchmark was given a purchase order for design review last week. Revised budget was submitted as requested by the NMSPFA Albuquerque office. Bid opening was held on 12-07-11 and the apparent low bidder is CD General Contracting. The notice of award was signed on 01-11-12. GC contract was approved by NMPSFA on 02-08-12. A pre-construction meeting took place on 02-24-12 from 10:30 a.m. to 11:30 a.m. This project allows 180 calendar days per contract. The substantial completion date is 08-08-12. Work is ongoing. The "bird tower" has been removed and remaining has been completed. Tpo membrane work was expected to be completed on August 17, 2012 but weather has delayed the scheduled completion.	\$28,800	\$28,800	\$766	\$0
Gadsden Independent Schools	R12-004	Desert View Elementary School Roof								C / 45% / 1 mos	MOU was signed on 06-20-11. The design professional agreement was submitted by the architect for review and approval on 09-16-11. Benchmark was given a purchase order for design review last week. Revised budget was submitted as requested by the NMSPFA Albuquerque office. Bid opening was held on 12-07-11 and the apparent low bidder is CD General Contracting. The notice of award was signed on 01-11-12. GC contract was approved by NMPSFA on 02-08-12. A pre-construction meeting was scheduled for 02-24-12 from 10:30 a.m. to 11:30 a.m. This project allows 180 calendar days per contract. The substantial completion date is 08-08-12. Project is expected to be complete by August 24th pending any weather delays.	\$28,800	\$28,800	\$776	\$0

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Gadsden Independent Schools	R12-005	Riverside Elementary School Roof								C / 45% / 1 mos	MOU was signed on 06-20-11. The design professional agreement was submitted by the architect for review and approval on 09-16-11. Benchmark was given a purchase order for design review last week. Revised budget was submitted as requested by the NMSPFA Albuquerque office. Bid opening was held on 12-07-11 and the apparent low bidder is CD General Contracting. The notice of award was signed on 01-11-12. GC contract was approved by NMPSFA on 02-08-12. A pre-construction meeting was scheduled for 02-24-12 from 10:30 a.m. to 11:30 a.m. This project allows 180 calendar days per contract. The substantial completion date is 08-08-12. Work is ongoing. The "bird tower" has been removed and remaining completed. Tpo work was expected to be complete by August 11, however, weather has delayed the scheduled completion.	\$28,800	\$28,800	\$766	\$0
Gallup-McKinley County Public Schools	P06-015	Gallup Middle School								CP / 100% / mos	Gallup Middle School - Phase 2. Construction is complete.	\$7,643,289	\$7,624,680	\$7,405,381	\$18,609
Gallup-McKinley County Public Schools	P08-016	Gallup Jr. High School								CP / 99% / 1 mos	Contractor is completing the punch list and PAC checklist.	\$36,473,734	\$28,548,686	\$27,940,345	\$7,925,048
Gallup-McKinley County Public Schools	P09-019	Thoreau Middle School								CP / 100% / mos	Project is complete.	\$10,076,000	\$9,037,064	\$8,900,772	\$1,038,936
Gallup-McKinley County Public Schools	P10-004	Crownpoint Elementary School								C / 50% / 5 mos	Project is on schedule. Exterior sheathing and rigid insulation is installed on exterior walls of all areas. Masonry veneer 95% complete at gymnasium and beginning installation on north wall of Area A. Framing of interior walls continues in all areas, 85% complete. Metal decking 75% complete, not installed at entry's, media center or gymnasium. Roofer has begun to install insulation and waterproofing. Crenshaw Consulting is onsite for roof observation.	\$12,859,099	\$11,857,378	\$2,554,350	\$1,001,721
Gallup-McKinley County Public Schools	P11-004	Juan de Onate Elementary								ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. PSFA is working with Think Smart to adjust the Ed Spec to reflect sq ft requirements of 130sf/student. The first submittal needs revisions. GMCS anticipate beginning design in the Fall 2015.	\$941,351	\$0	\$0	\$941,351
Gallup-McKinley County Public Schools	P11-005	Washington Elementary								ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. PSFA is working with Think Smart to adjust the sqare footage requirement to 130sf/student. The inital submittal needs revisions. GMCS anticipate beginning design in the Winter 2012.	\$758,355	\$20,571	\$19,525	\$737,784
Gallup-McKinley County Public Schools	P11-006	Church Rock Academy								PD / 0% / 14 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec for this project has been adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Gallup is working on developing a RFP for design services. GMCS anticipate beginning design in the Fall 2012.	\$886,449	\$0	\$0	\$886,449
Gallup-McKinley County Public Schools	P11-007	Thoreau Elementary								ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Inital submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2019.	\$1,055,332	\$0	\$0	\$1,055,332

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Gallup-McKinley County Public Schools	P11-008	Jefferson Elementary								ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Initial submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2014.	\$980,561	\$0	\$0	\$980,561
Gallup-McKinley County Public Schools	P11-009	Lincoln Elementary								ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Initial submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2018.	\$928,959	\$0	\$0	\$928,959
Gallup-McKinley County Public Schools	P11-010	Roosevelt Elementary								ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Initial submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2020.	\$935,000	\$0	\$0	\$935,000
Gallup-McKinley County Public Schools	R10-009	Roosevelt ES								CP / 100% / mos	Roosevelt ES Roof Replacement completed. Project audit needs to be completed.	\$86,541	\$85,152	\$84,439	\$1,389
Gallup-McKinley County Public Schools	R10-010	Gallup MS								CP / 100% / mos	Gallup MS Media Roofing is complete. Project audit needs to be completed.	\$152,845	\$9,628	\$0	\$143,217
Gallup-McKinley County Public Schools	R10-011	JFK MS								CP / 95% / 1 mos	Roof replacement is complete. 11 mo warranty walk scheduled for Aug. 29th, 2012.	\$957,210	\$957,149	\$887,466	\$61
Gallup-McKinley County Public Schools	R10-012	Rocky View ES								CP / 95% / 1 mos	Construction is complete. 11 mo warranty walk scheduled for Aug. 29, 2012	\$96,180	\$95,109	\$95,084	\$1,071
Gallup-McKinley County Public Schools	R10-013	Juan de Onate ES								CP / 100% / mos	Juan de Onate ES roof maintenance complete. Project audit needs to be completed.	\$47,416	\$30,954	\$30,953	\$16,462
Gallup-McKinley County Public Schools	R11-009	Tohatchi High School Roof								CP / 25% / 9 mos	Roofing construction is complete. Closeout and final payment complete.	\$1,914,867	\$1,456,682	\$0	\$458,185
Grants-Cibola County Schools	P10-005	Cubero Elementary								SC / 0% / 12 mos	Substantial Completion 8/7/12 Classrooms and 8/14/12 Kitchen.	\$8,526,316	\$7,949,631	\$2,965,504	\$576,685
Hatch Valley Public Schools	R11-010	Garfield Elementary Roof								CP / 0% / 12 mos	Complete	\$673,576	\$549,512	\$0	\$124,064
Hobbs Municipal Schools	P10-006	Hobbs High School								C / 20% / 21 mos	In construction	\$13,621,248	\$6,729,830	\$5,735,638	\$6,891,418
Jemez Valley Public Schools	05-066	San Diego Riverside Charter School								CP / 99% / 1 mos	DCP work only:11-month warranty walk-thru conducted contractor to correct minor list.	\$517,721	\$422,741	\$421,645	\$94,980

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Las Cruces Public Schools	P06-024	New High School								CP / 100% / 1 mos	Substantial Completion was signed May 11, 2012. It is anticipated that it will take until July 11, 2012 to complete the punchout list. Currently the GC is documenting all of the job costs during the buyout. FF&E is being installed. Training of facility operations staff has started. The staff is now occupying the entire facility. Roadway above adequacy items are now complete. We have completed all comittment approvals for contingency in E-builder. I expect a close-out inspection soon to verify close-out punch list. The 11 month inspection is scheduled for April 2013 and final completion should be issued by May 2013.	\$66,741,000	\$63,348,938	\$56,244,049	\$3,392,062
Las Cruces Public Schools	P06-025	Mayfield High School								CP / 100% / 1 mos	Complete	\$10,454,508	\$8,781,425	\$8,690,673	\$1,673,083
Las Cruces Public Schools	P08-008	Lynn Middle School-Camino Real Middle								CP / 99% / 1 mos	All buildings are now occupied. Punch list items are being addressed throughout. The 11 month inspection took place on 02-29-12 from 1:00 p.m. to 4:30 p.m. A final close out / project completion meeting is scheduled for 05-23-12 from 10:30 a.m. to 12:30 p.m. Final completion is expected by the end of August 2012.	\$24,351,228	\$24,020,366	\$21,116,908	\$330,862
Las Cruces Public Schools	P10-007	Loma Heights Elementary								C / 30% / 25 mos	ESA was awarded contract on January 30, 2012. This project allows for 785 calendar days after written notice to proceed which was issued on March 15, 2012 after the pre-construction meeting placing completion in May 2014. Eearthwork and building pad for new MPR is 95% complete and should start MEP rough-in and footings week of 5-7-12...New classroom wing earthwork and pad will start as soon as school is out for summer. Contractor moving along well. Plumbing rough in complete, Electrical rough in at 95% getting ready for concrete week of 6-18-12. East side building pad being worked on. Contractor is progressing well, with some delays due to City utilities. City utility has approved the revised utility drawings after a several week (3 or 4) delay and cost estimates for city crews to perform work up to property line expected soon. Utility permit issued with cost from city to follow (7-9-12) CMU walls at 14' A.F.F. Electrical top out in progress w/ joist delivered to site for steel erection. Building 2 renovation OH electrical about 95% complete - Building 1B Over-excavation&compaction for spread footings complete/raising and compacting bldg. pad in progress. Bldg. 1A-CMU walls complete - brick veneer and ridged insulation @ 50%.CrossBridging for steel trusses over multipurpose rm & kitchen complete. Bldg. 1B - All footings have been poured and cmu for stem walls is complete. Grout fill stem walls @ 50%.Underground plumbing and elec. @ 100%. Site work, temporary parking lots, and sidewalks are in progress.	\$8,741,388	\$1,051	\$0	\$683,873
Las Cruces Public Schools	P11-011	Las Cruces High School								PD / 0% / 5 mos	Design Professional is working on a campus master plan and assessment. The LCPS board approved the conceptual plan including location of buildings on 4-16-12. The next step is to define the square feet, size of classrooms etc. The project will be done in three phases. It is the intention of the district to provide an RFP for a CMAR in August 2012. it appears that the design is falling slightly behind schedule.	\$1,980,000	\$0	\$0	\$1,980,000

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Las Cruces Public Schools	P11-012	University Hills Elementary								C / 90% / 3 mos	ReRoof main building complete. Reroof of new addition is complete. Demolition of existing classrooms and renovation of existing building ongoing. New addition 99% complete - Have a scheduled walk-thru and punch list week of 5-15-12. Renovation continues to move well with additional demolition scheduled for end of school year. Site concrete is 90% complete. Demolition ongoing now through entire school. Contractor moving along well. Interior Demo @ 90%, framing to start week of 7-2-12. Finishing punch list in new addition. Abatement of existing bldg. @ 90% complete and Gypbd to start week of 7-2-12 on some of the interior classrooms. Existing bldg. restrooms Demo complete - Gypbd 50% & painting to start week of 7-5-12. Parking lot complete. Scheduling final walk-thru of new addition (punch list items complete) Media Ctr. carpet was delayed until mid-September. Renovated classrooms - all complete but 5 and are being framed and electrical RI in progress. Exterior walls complete, parking lots complete, but a proposal to resurface the student bus drop off is being contemplated. It is anticipated this project will complete by the end of September.	\$2,134,676	\$1,651,756	\$406,075	\$482,920
Las Cruces Public Schools	R12-007	Sunrise Elementary School Roof								C / 95% / 1 mos	CD General Contractors was awarded the Sunrise ES reroof contract. This project allows for 130 calendar days from written notice to proceed which will be July 31, 2012. Contractor was given notice to proceed on March 23, 2012. Contractor started tear-off and roof replacement week of 4-23-12...Contractor has not encountered any problems and is moving along well. Roofing work progressing well, but inside above adequacy items such as lighting and ceilings work is encountering scheduling difficulties and may not meet start of school deadline. Roof work is requiring a lot of details and flashings to be complete. All TPO field work is complete, but still awaiting metal uplift work to be completed. It is anticipated that this project will be complete by the end of August 2012.	\$778,068	\$0	\$0	\$778,068
Las Cruces Public Schools	R12-008	MacArthur Elementary School Roof								CP / 100% / 1 mos	Complete	\$421,804	\$363,633	\$250,293	\$58,171
Los Alamos Public Schools	P10-008	Los Alamos High School								SC / 80% / 1 mos	District is scheduling Closeout meeting to review all outstanding punch list items and portable removal. The district is utilizing CMAR project delivery method.	\$7,916,917	\$7,419,759	\$7,133,216	\$497,158
Los Alamos Public Schools	P11-013	Los Alamos Middle School								C / 5% / 13 mos	Portable campus complete. Bus loop under way. Main building demolition nearing completion.	\$445,500	\$297,437	\$154,337	\$148,063
Los Alamos Public Schools	P11-014	Aspen Elementary								PD / 20% / 8 mos	Schematic design phase beginning.	\$264,000	\$0	\$0	\$264,000
Los Lunas Public Schools	P11-015	Los Lunas High School								C / 5% / 17 mos	In Construction.	\$2,400,000	\$2,398,472	\$812,602	\$1,528
Los Lunas Public Schools	R11-012	Desert View Elementary Roof								CP / 70% / 3 mos	In 11 month warranty period.	\$848,670	\$745,528	\$0	\$103,142
Los Lunas Public Schools	R12-009	Los Lunas Middle School Roof								CP / 5% / 10 mos	In Correction Period.	\$380,606	\$27,640	\$1,534	\$352,966
Moriarty-Edgewood Schools	P09-020	Moriarty Middle School								CP / 40% / 6 mos	All phases are complete. Exterior punch list complete. Closeout complete.	\$10,288,265	\$9,255,683	\$8,970,571	\$1,032,582
Mountainair Public Schools	R11-013	Mountainair High School Roof								CP / 45% / 6 mos	Construction complete.	\$149,482	\$133,894	\$0	\$15,588

PSCOC Project Status Report

8/28/2012

Non Applicable

Ahead of Schedule

On Schedule

Behind Schedule

Behind Schedule, No Progress

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School District	Proj #	Project Name	ED	PD	DD	C	SC	CP	PO	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
New Mexico School for the Blind and Visually Impaired	C10-002	New Mexico School for the Blind and Visually Impaired								C / 35% / 5 mos	The 100% construction documents were reviewed by the design team in April 2011. However, a request for additional PSCOC funding was submitted for review and approval with a \$1,748,301 estimate attached from the design professional for both design and construction. The design professional agreement and MOU were amended as per the approval of additional funding including design services funding for WEC. The revised 100% construction documents were reviewed with the owner on 01-20-12, revisions were made, and final 100% CDs for permit were submitted for review/approval with RASC transmittal on 02-17-12. The construction contract for the original deficiencies corrections work (C10-002A) was awarded to National Construction. Construction began on 05-07-12 and substantial completion is expected on 01-02-13 by contract. Garrett Dormitory is ready to be occupied for the new school year beginning 08-20-12. Quimby gym / natatorium roofing is on hold pending approval of additional design and GC change order for complete deck replacement, which will increase contract time and cost. Additional services have been proposed for removal of the water tower and should be approved by 08-23-12. Roof overhang investigation is ongoing at Ditzler and we expect a change order for unforeseen conditions. The WEC renovation or replacement will be considered an additional phase of this same project to be bid separately (C10-002B "NMSBVI Alamogordo campus new education building). A design kickoff meeting was held on 02-16-12 for the WEC phase. The SD RASC was approved on 08-22-12 and the DD RASC was submitted by the design professional the same day. Design of the WEC phase is expected to be completed in November 2012 with construction beginning February 2013 and ending January 2014.	\$4,664,495	\$618,450	\$185,558	\$4,046,045
New Mexico School for the Deaf	C10-001	New Mexico School for the Deaf								C / 55% / 20 mos	1.Dillon Hall construction work completed. Some punch list items remaining. Waiting for T&B report. 2.The Dining Hall DCU work is completed. 3.The roof repair project is completed. 4.The additional PSCOC funding was allocated to this project(site work/fence relocation along Cerrillos Road and Dillon Hall renovation - phase II)pushing the completion date farther. NMSD selected the design professional(Dekker/Perish/Sabatini) for this portion of the work. The DP contract is approved.	\$4,946,446	\$2,788,329	\$2,244,861	\$2,158,117
Pecos Independent Schools	E10-002	Emergency Repairs to Gymnasium								/ % / mos	Pecos school district repaid 1/2 of the emergency loan and received an extension from PSCOC for the remainder of the loan for one more year (until June 2013). The district is planning another GOB election (\$5.4mln) for September 2012.	\$200,000	\$170,913	\$170,913	\$29,087
Penasco Independent Schools	P09-021	Penasco Junior High School								CP / 90% / 1 mos	1.The main project is completed. The final contractor's invoice has been paid. 2.The drainage work is completed.The final invoice is pending.	\$6,004,658	\$5,231,032	\$5,142,510	\$773,626
Penasco Independent Schools	R12-006	Penasco Elementary School Roof								CP / 15% / 8 mos	Project is completed.	\$184,349	\$180,758	\$131,272	\$3,591
Penasco Independent Schools	R10-022	Penasco ES Library Roof Repair								/ % / mos		\$62,492	\$58,910	\$56,608	\$3,582
Penasco Independent Schools	R10-023	Penasco HS Vocational Bldg Roof Repair								/ % / mos		\$175,228	\$165,712	\$162,008	\$9,516
Portales Municipal Schools	P08-006	Steiner Elementary -consolidate w/Lindsey								CP / 100% / 1 mos	One punch list item remains that will be performed over summer break-re painting interior metal door frames. Final change order being processed.	\$12,434,781	\$12,208,603	\$12,042,383	\$226,178

PSCOC Project Status Report

8/28/2012

Non Applicable

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Raton Public Schools	P08-023	Raton High School								CP / 100% / mos	Certificate of Final Completion issued on 01/14/11. Certificate of Final Completion for Paving project issued on 01/04/12.	\$4,917,039	\$4,906,933	\$4,894,198	\$10,106
Reserve Independent Schools	E11-001	Reserve Emergency Repairs								CP / 100% / 1 mos	All emergency items complete	\$95,000	\$91,927	\$89,430	\$3,073
Rio Rancho Public Schools	P12-015	Colinas del Norte Elementary School								C / 50% / 8 mos	Contractor turned over cafeteria and is completing remainder of phase II.	\$0	\$0	\$0	\$0
Rio Rancho Public Schools	P12-016	Vista Grande Elementary School								C / 45% / 8 mos	Contractor relocated 10" water line and has poured footings.	\$0	\$0	\$0	\$0
Rio Rancho Public Schools	R10-024	Mt. View MS								CP / 100% / 1 mos	complete.	\$272,197	\$225,988	\$225,988	\$46,209
Rio Rancho Public Schools	R12-010	Rio Ranch High School								C / 35% / 3 mos	contractor moving from high roof to low roof this week. Fine Arts building should be complete with the exception of coping, by 2nd week in september then contractor will mobilize to gym roof.	\$918,349	\$37,307	\$3,622	\$881,042
Rio Rancho Public Schools	R12-011	Puesta Del Sol Elementary School Roof								C / 90% / 1 mos	Contractor working on last items; punch list walk thru 8/23.	\$946,900	\$33,553	\$14,705	\$913,347
Roswell Independent Schools	P08-017	Sunset Elementary								CP / 50% / 6 mos	Close out meeting was held with DP, contractor, district and PSFA. All required documents were received and final payment issued to the contractor.	\$2,545,510	\$2,329,120	\$2,190,722	\$216,390
Roswell Independent Schools	P10-010	Missouri Avenue Elementary								C / 99% / 1 mos	8/15/2012--substantial completion received on June 27, 2012; GC & Subs working on punchlist items; Grand Opening was held on Friday, August 3, 2012	\$9,874,706	\$7,147,834	\$3,974,332	\$2,726,872
Roswell Independent Schools	P10-011	East Grand Plains Elementary								C / 95% / 3 mos	8/15/2012--Phase I classrooms/gang bathroom reno 100% complete, Kitchen/cafeteria 100% complete; Phase 2 classrooms/office reno 100% complete; Phase 3 classrooms/Gym is @ 90% complete finishing up painting, casework, vinyl base, ceiling tiles, T&B, etc. substantial completion is November 21, 2012 but should be 100% by end of August or 1st part of September.	\$5,647,708	\$5,145,415	\$3,138,313	\$502,293
Roswell Independent Schools	P10-012	Monterrey Elementary								C / 75% / 6 mos	8/15/2012--Phase I-6 classrms complete; Phase 2-7 classroom reno complete; Phase 3-6 classrooms/Gang RR/Gym entry reno is @ 95% complete; Phase 4-4 classromm/office reno is @ 30% demo complete, HVAC & electrical on-going, plumbing on-going, fire sprinkler is complete, floor sanding/polishing @ 60%, metal stud walls @ 15%--substantial completion is scheduled for February 6, 2013	\$4,482,227	\$4,355,647	\$558,732	\$126,580
Roswell Independent Schools	P10-013	Pecos Elementary								C / 70% / 8 mos	8/15/2012---Phase I-7 classrm reno/4 classrm addition & teacher prkg/parent drop-off is complete; Phase 2-7 classrm/RR reno is complete; Phase 3-5 classrm/Office/Media Ctr/RR reno is @ 60% complete, media center is 40% complete, North parking is 85% complete, Gym is 90% complete, warmer kitchen is 90% complete, substantial completion is scheduled for April 1, 2013	\$6,711,745	\$5,803,283	\$1,939,245	\$908,462
Roswell Independent Schools	P11-016	Valley View Elementary								DD / 35% / 3 mos	8/15/2012---Program Stmt/RASC submitted & approved; Schematic Design submitted & in review; bid opening scheduled for December 14, 2012	\$570,881	\$298,276	\$0	\$272,605
Roswell Independent Schools	P11-017	Berrendo Elementary								DD / 65% / 2 mos	8/15/2012---Program Stmt/RASC complete; Schematic Design submittal/RASC complete; held the 60% DD Review on July 18,2012, DP has made all the changes requested & submitted the RASC/DD for review; bid opening is scheduled for January 11, 2013	\$711,387	\$356,645	\$34,877	\$354,742

PSCOC Project Status Report

8/28/2012

Non Applicable

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On Schedule

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Roswell Independent Schools	P11-018	Military Heights Elementary								DD / 60% / 2 mos	8/15/2012---Program Stmt/RASC complete; Schematic Design/RASC complete; held the 60% DD Review on August 6, 2012, DP is making the requested changes; bid opening is scheduled for January 11, 2013	\$533,652	\$269,052	\$0	\$264,600
Roswell Independent Schools	P11-019	El Capitan Elementary								DD / 55% / 3 mos	8/15/2012---Program Stmt/RASC complete; Schematic Design/RASC complete; in Design Development; bid opening is scheduled for February 5, 2013	\$1,221,818	\$457,129	\$60,201	\$764,689
Roswell Independent Schools	R10-025	Mt. View MS								CP / 100% / 1 mos	Complete.	\$119,905	\$105,847	\$105,847	\$14,058
Roswell Independent Schools	R12-012	Roswell High School Roof								C / 0% / 5 mos	Only one bid received. Project was awarded to Allen Roofing. Contract submitted for approval and PO to be issued. Notice to proceed will be sent to contractor once PO is issued by PSFA.	\$508,689	\$0	\$0	\$508,689
Roswell Independent Schools	R12-013	Nancy Lopez Elementary School Roof								C / 0% / 4 mos	Only one bid received. Project was awarded to Allen Roofing. Contract submitted for approval and PO to be issued. Notice to proceed will be sent to contractor once PO is issued by PSFA.	\$460,800	\$0	\$0	\$460,800
Ruidoso Municipal Schools	P06-029	Ruidoso Middle School								CP / 99% / 1 mos	8/15/2012---Settlement reached, see School Brd Mtg Minutes 3/1/12	\$8,729,758	\$8,328,310	\$8,472,045	\$196,248
Santa Rosa Consolidated Schools	P12-010	Rita Marquez Elementary / Anton Chico Elementary								DD / 50% / 5 mos	MOU complete. EdSpec complete. Architect selected. Design option / new site selected. Schematic Design complete. Design Development in progress.	\$462,000	\$0	\$0	\$462,000
Socorro Consolidated Schools	P12-011	San Antonio Elementary School								ED / 99% / 2 mos	The ed spec final draft has been submitted and a presentation to the Socorro school board will given on August 27th for final approval.	\$244,550	\$26,308	\$0	\$218,242
Taos Municipal Schools	R10-030	Ranchos de Taos ES								CP / 20% / 8 mos		\$0	\$0	\$0	\$0
Texico Municipal Schools	P10-014	Texico Combined School								CP / 55% / 5 mos	Project complete. Processing the final change order.	\$3,814,103	\$3,676,556	\$3,615,043	\$137,547
Truth or Consequences Municipal Schools	P08-022	Arrey Elementary								CP / 20% / 8 mos	New 10 classroom addition and remodel of existing school is completed. Waste water system is complete. Have meeting schedule with James Ortega(Insurance) and Tom Burris Superintendent on 5-22-12. James with NMPSIA is looking into the waste water issue at Arrey and at this point have not received any notification from James on addressing the issue with the ground settlement at the waste water treatment site. As of 7-13-12 still waiting on NMPSIA (James Ortega) to make a determination. Determination letter was sent out by NMPSIA claiming little to no coverage. Mr. McMurray and Mr. Volpato came to look at the site and determined that the District should get a scope of work to remediate the current status and that PSFA would participate with the repairs. Waiting on the District's attorney to ensure that a scope of work can be solicited for this project to remediate the situation.	\$2,552,791	\$1,966,506	\$1,953,951	\$586,285

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8/28/2012

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Truth or Consequences Municipal Schools	P12-012	Truth or Consequences Elementary School								PD / 25% / 7 mos	Ed spec is complete T or C approved in January Board meeting. RFP for Design services was issued Febuary 23, 2012. DP interviews (4 finalists) to be held week of April 9, 2012 to select final DP for project. Final rank on DP's shows DekkerPerichSabatini is winner of design work for TorC ES. Notice of Intent to Award was unanimously approved by TorC Board on 5-1-12 and a Draft of the Owner & DP has been reviewed. Advised DPS on 5-3-12 that a final draft of the Owner&DP contract was needed as soon as possible. Owner&DP contract was received in PSFA Albuquerque office week of 5-15-12 and is being reveiwed. Design team is moving forward with TorC ES design. Meeting(s) have been held last two weeks with another scheduled for 6-18-12 with design committee and owner(s). Meetings continue to progress well with another meeting set for 7-17-12 at the TorC ES site. Programming submitted through e-Builder awaiting approval. Programming approved and DPS is finishing up SD's. Will meet soon to discuss SD's and move into DD's. Project was delayed a week or two, but will be made up in Design Development.	\$499,562	\$13,529	\$13,529	\$486,033
Tucumcari Public Schools	P08-018	Tucumcari High School								CP / 30% / 8 mos	HS Phase 1 - Complete. Mesa kitchen remodel complete. Phase 2 is closing out. Phase 3 is closing out. Exterior punch list in progress.	\$20,142,300	\$16,441,189	\$15,946,098	\$3,701,111
Tularosa Municipal Schools	P07-018	Tularosa High School								CP / 99% / 1 mos	The 11 month inspection was performed on 01-09-12. Change orders were approved for the 3 year maintenance agreement and tax rate changes. The final payment application was submitted by the contractor, however, there are still some issues that need to be addressed per our PAC prior to the final report. The final PAC report is a close out requirement so once it is complete the DP will issue a certificate of final completion and the GC final payment application will be submitted for processing. Final financial closeout is expected by the end of August 2012.	\$15,389,408	\$13,664,809	\$13,485,662	\$1,724,599
Tularosa Municipal Schools	R10-031	Tularosa MS Gym								CP / 100% / mos	The 11 month walk through took place 01-19-12 and there were no issues to address. This project is complete with the exception of final financial closeout.	\$33,490	\$32,368	\$27,139	\$1,122
Wagon Mound Public Schools	E10-001	Wagon Mound High								CP / 100% / mos	Boiler replacement complete, district has fully repaid advance funding.	\$50,000	\$0	\$45,849	\$50,000
West Las Vegas Public Schools	P07-019	Don Cecilio Martinez Elementary								CP / 100% / mos	Certificate of Final Completion issued on 01/18/11.	\$1,856,224	\$1,509,919	\$1,450,176	\$346,305
West Las Vegas Public Schools	P12-013	WLV Family Partnership Middle-High School								ED / 100% / mos	Revised Ed Spec approval letter issued on 5/18/12, school board action on 6/12/12. Design Professional Agreement to follow pending approval of Out-of-Cycle Design Funding approval. Design funding decision tabled at 6/21/12 PSCOC meeting. RM to discuss with school board at 8/16/12 board meeting.	\$0	\$0	\$0	\$0
West Las Vegas Public Schools	P12-014	Union Elementary School								DD / 99% / 1 mos	Schematic RASC approval received on 8/02/12. Design Development RASC currently under review. Asbestos inspection report received on 8/7/12, report indicates significant quantities of asbestos.	\$0	\$0	\$0	\$0
West Las Vegas Public Schools	R10-032	West Las Vegas MS								CP / 100% / mos	Certificate of Final Completion issued on 06/13/11. Eleven month inspection completed, GC correcting minor issues.	\$175,991	\$171,716	\$171,253	\$4,275
West Las Vegas Public Schools	R12-014	Tony Serna Jr. Elementary School Roof								C / 95% / 1 mos	Metal roofing installation complete, contractor working on final details, final walk thru with Owners scheduled for 8/21/12.	\$253,002	\$18,478	\$505	\$234,524

PSCOC Project Status Report

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Zuni Public Schools	E09-003	Zuni High School								CP / 100% / mos	Construction is complete. Closeout documents are complete.	\$1,784,279	\$1,784,279	\$1,774,478	\$0
Zuni Public Schools	E09-003	Zuni High School								CP / 100% / mos	Construction is complete. Closeout documents are complete.	\$1,784,279	\$1,784,279	\$1,774,478	\$0
Zuni Public Schools	R11-015	Zuni High School Roof								CP / 60% / 4 mos	Roof construction is complete. Closeout is complete.	\$1,576,479	\$1,480,926	\$0	\$95,554
												\$610,848,794	\$493,528,383	\$392,913,293	\$108,818,746

Master Plan

PSCOC Project Status Report

On Schedule

Behind Schedule

Behind Schedule, No Progress

Rejected / Funds Reverted

P1-IPOR : Project orginization, schedule of meetings, kick off meetings, steering committee assembl

P1-2CFA : Complete facility assessments/evaluatio

P1-3CFU : Complete FAD update submitted to FAD Manage

P2-1FCD : Facility FAD drawings complete

P2-2CUS : Complete utilization spreadsheets(s)/enrollment data, charts and table

P3-IPMP : Prepare Master Pla

P3-2BAP : Board Approval

P4-IPAP : PSFA Approval

								\$785,795	\$208,276	\$0	\$48,480	
School District	Proj #	Project Name	Phase 1	Phase 2	Phase 3	Phase 4	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
Albuquerque Public Schools	M10-004	South Valley Preperatory Charter Master Plan Award	<div></div>	<div></div>	<div></div>	<div></div>	P3-1PMP / 95% / 1 mos	BS/Contractor: Wilson [11-02-11] 25% complete, [12-08-11] Anticipate complete in Jan. '12 [01-05-12]Final draft complete end of Jan. [02-15-12] Wilson had to push all meeting dates back, will complete March '12. [04-02-12] Wilson met with Steering committee on March 14, next meeting April 16, 25% complete, unsure of completion date due to small school resources. I asked Wilson to develop a schedule to complete. [4-19-12] Janet will call to review final draft week of April 23, anticipated completion June 15. [05-08-12] I have meeting today to review doc. [06-06-12] Wilson met with school June 1st, will present final draft to Brd. on July 15. [6-20-12] Sent draft to Sch. To review. [7-10-12] On schedule to complete July 15. [7-16-12] Next meeting July 18; planner needs to meet Financial Director to finalize capital plan. Planner has found it difficult to finalize plan due to the small size and resources of sch., effort it takes to get a quorum for ea. Meeting. The new anticipated completion date is August 15. [8-17-12] Janet emailed me today explaining she has been unable to set a meeting and is trying for a meeting for next week with the financial people to cover the funding and projections she asked me to attend meeting. [8-23-12] Anticipated completion date: Sept. 7, completing financial documentation and projections; summarizing potential options for permanent facilities. Janet meeting with financial person Aug. 24, will complete Aug. 31, 2012. [09-04-12] The planner broke her wrist last week, had surgery, today is her first day back, will have doc. complete Sept. 15th.	\$17,014	\$17,014	\$0	\$0
Albuquerque Public Schools	M12-015	Academy of Trades and Technology Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	/ 55% / 3 mos	BS/Contractor: ARC [01-25-12] Received accept. Ltr. Jan. 9, '12. [02-16-12] Arlene called, said board is trying to find funds to pay for their portion, will call me within a week. [3-5-12] I called Arlene, she will call back with status signing contract. [3-22-12] Contract was signed, sent to PSFA on March 6. I contacted school several times in Feb. finally principal responded, reported that they will try to get the contract signed by March 5, but ended up March 6 (day late of deadline). [4-27-12] Held a scoping meeting, working on schedule, completion in Oct.. [05-08-12] Kick-off meeting May 16. [06-07-12] Conducting interviews, next workshop end of June, completion in December. [07-03-12] Next meeting July 12. [08-22-12] Expected completion in Nov 2012.	\$2,993	\$0	\$0	\$0
Albuquerque Public Schools	M12-018	North Valley Academy Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	/ 65% / 2 mos	BS/Contactor: ARC. [02-16-12] Left 2 messages for Snider #998-0501. [2-29-12] Submitted contract to PSFA, completion date Sept.'12. [4-27-12] Today is S.C. kick off meeting, half of staff interviewed, completion in Oct.. [05-08-12] I have an email in to Susan on update. [06-07-12] June 8 workshop #2 space needs, completion Nov.. [07-03-12] Next meeting late Aug., completion in Oct.. [08-22-12] Completion expected Oct 2012.	\$11,770	\$0	\$0	\$0
Bernalillo Public Schools	M12-001	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	/ 25% / 4 mos	BS/Contractor: Greer. [1-25-12] Received Accept. letter Dec. 8. [02-15-12] Completing contract. [3-2-12] Submitted contract for more than award, now reworking to resubmit. [3-23-12] Resubmitted contract consistent with award, scheduling meetings. [4-27-12] No progress. [05-08-12] Getting schedule organized. [06-06-12] No progress. [07-03-12] FMP schedule to be complete in Dec. [8-23-12] I have been attending meetings and anticipated completion Dec 2012.	\$28,504	\$0	\$0	\$0

<i>School District</i>	<i>Proj #</i>	<i>Project Name</i>	<i>Phase 1</i>	<i>Phase 2</i>	<i>Phase 3</i>	<i>Phase 4</i>	<i>Project Status</i>	<i>Manager Report</i>	<i>TOTAL</i>	<i>Committed</i>	<i>Expended</i>	<i>Balance</i>
Capitan Municipal Schools	M11-007	Facility Master Plan					P3-2BAP / 99% / 1 mos	<p>On schedule for October 2011 completion schedule. District will be developing priorities first week of August 2011 (7/15/11).District is in the process of analyzing priorities and contractor reports that they want to take their time in review since the project is ahead of schedule. Contractor anticipates a February 2012 completion (8/18/11). During the planning process, District and contractor concluded that the District needs a drainage study for its campus in order to determine capital priorities.District inquired of PSFA staff as to whether PSCOC would participate in the cost of the drainage study. PSFA asked e contractor to provide a cost estimate for the study before discussing this request (10/17/11). PSFA has not received the cost estimate for the drainage study discussed in October. The Contractor has completed additional tasks (12/5/11). District still considering drainage study (12/28/11). Plan is on hold while the District completes a drainage study, which will impact the plan's capital priorities list (2/16/12).District has completed the drainage study and is ready to move on with plan completion including developing capital priorities list resulting from the drainage study results (4/2/12). District is completing its capital priorities list for the Plan and anticipates being complete in May 2012 (4/19/12). Contractor has provided the plan to the District and PSFA staff for review. PSFA staff has reviewed the plan and provided comments back to the contractor. The District is currently reviewing the plan with the hope of adopting the plan in early June 2012 with the goal of being complete by June 21st prior to the District presentations (6/4/12). The contractor is currently working on revisions to the Plan based upon the PSFA site visit and PSCOC presentation. The District wants to approve the plan in July 2012 (7/6/12). Plan is now undergoing Board review. Staff is preparing a letter reminding the District that the plan needs to be approved and completed as soon as possible as it is now behind schedule (8-23-12).</p>	\$2,946	\$0	\$0	\$2,946
Clovis Municipal Schools	M12-003	Facility Master Plan					P2-1FCD / 50% / 5 mos	<p>Acceptance letter received 12/16/11. PSFA master planning staff reviewed contract on 2/14/12 and approved it. Submitted signed contract to Cassandra Cano on 2/14/12 to generate PSFA purchase order (2/16/12). Contractor will hold preliminary meetings week of April 16, 2012 and is beginning facility assessment phase (4/2/12). Contractor has engaged the community and district in additional meetings including a student meeting on April 16th 2012. Contractor is still working on facility assessment (4/19/12). Contractor has had community meetings and working on sections of the plan, and completing facility assessments over the summer (6/4/12). Contractor is continuing to work on facility assessments throughout the summer (7/6/12). Contractor will be holding additional community meetings now that school is back in session as well as working on FMP components such as utilization, capacity, and FAD markups. Plan is on schedule (8/23/12).</p>	\$96,527	\$0	\$0	\$0

<i>School District</i>	<i>Proj #</i>	<i>Project Name</i>	<i>Phase 1</i>	<i>Phase 2</i>	<i>Phase 3</i>	<i>Phase 4</i>	<i>Project Status</i>	<i>Manager Report</i>	<i>TOTAL</i>	<i>Committed</i>	<i>Expended</i>	<i>Balance</i>
Cobre Consolidated Schools	M11-008	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P3-2BAP / 99% / 1 mos	<p>RFP has been issued, under a joint RFP with Reserve and Animas Districts. The RFP is due the last week of February and</p> <p>Committee will make their decision on March 10,2011.Committee selected Planning and More for the project. Contractor is currently working on the RFP in order to forward it to PSFA in early June for PSFA approval (5-31-11). Contractor is holding initial meetings with the district the week of July 18th. These will be the first meetings with the District for the FMP. In addition, the contractor will begin assessment of the district's facilities for the plan the week of July 18th 2011 (7/15/11). Contractor has begun second round of community meetings and has completed the facility assessments. Contractor is in the process of updating the FAD information (8/17/11). The plan is currently in the plan preparation phase with the contractor working on the plan document with December 2011 completion anticipated(10/17/11). Plan is still on schedule for December completion and PSFA staff and Board review and approval (12/5/11).Plan is under Board review and final production. Plan is at 80%. PSFA will hold additional payments until staff has reviewed and approved final document (12/28/11). District is currently reviewing capital priorities list with the vendor. The vendor has submitted draft sections 1 and 2 to PSFA staff for preliminary review and staff has provided comment. Vendor expects to deliver final plan on schedule in March 2012 (2/15/12). Contractor is preparing plan to submit to board for approval in early April. After, contractor will deliver to PSFA staff for review and approval in April 2012 (4/2/12). Contractor has began providing PSFA staff sections of the final plan for review and staff has been making notes. Contractor is on schedule to complete the project in May 2012 (4/19/12). Contractors have provided a draft of the plan to PSFA staff and PSFA staff has provided the contractor our comments. The plan should be complete and adopted by June 2012 (6/4/12). The contractor has reported that they submitted Plan to the District for review but the District has not reviewed or provided comment due to District staff vacation time (7/6/12). Plan is still under District review but contractor reports no progress. District needs to provide contractor final capital priorities list and financial plan but it has yet to forward these items. PSFA staff sent a letter last month encouraging the District to complete the plan (8/23/12).</p>	\$27,189	\$26,449	\$0	\$740
Cuba Independent Schools	M12-004	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P4-1PAP / 100% / 1 mos	<p>BS/Contractor: Soleil West. Accept. letter Dec. 22. [01-25-12] Brd. to approve contract tonight. [3-2-12] Submitted contract to Dotty, sent two pages back to District March 2, to initial minor changes to contract. [4-27-12] Provided meeting schedule, completion August 13. [05-08-12] Assessing schools. [06-06-12] I attended first steering committee meeting. [07-03-12] moving on schedule. [8-23-12] Complete, will submit on Aug. 27th. [08-27-12] Submitted plan on Aug. 24th, I reviewed and requested some additional info and corrections.</p>	\$32,847	\$0	\$0	\$0
Deming Public Schools	M12-005	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P1-1POR / 30% / 5 mos	<p>Acceptance letter received 12/15/11. District reviewed RFPS</p> <p>on Friday, February 10th, 2012.Contractor is currently in project organization phase and has submitted the proposed schedule to the District for review and approval (4/2/12). Contractor is moving ahead in implementing the schedule and holding initial meetings with the District and Steering Committee (4/19/12). Contractor reports no new activity on the plan since last update (6/4/12). The contractor reports that they have started the facility assessments and the anticipate completing the plan in December 2012 (7/6/12). Contractor is continuing with building assessments and FAD mark ups and plan is on schedule for December completion (8/23/12).</p>	\$61,519	\$0	\$0	\$0

<i>School District</i>	<i>Proj #</i>	<i>Project Name</i>	<i>Phase 1</i>	<i>Phase 2</i>	<i>Phase 3</i>	<i>Phase 4</i>	<i>Project Status</i>	<i>Manager Report</i>	<i>TOTAL</i>	<i>Committed</i>	<i>Expended</i>	<i>Balance</i>
Espanola Public Schools	M12-006	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	/ 70% / 2 mos	BS/Contractor: [01-25-12] ARC received accept. letter Dec. 12 (02-16-12) District currently reviewing proposals. [3-5-12] Received contract today, sent to Dotty, contract less than award. [3-22-12] PSFA approved contract March 15. [3-23-12] Start by April, complete by Aug. 30. [4-12-27] Evaluation process begun, 4 of 18 sch. have been evaluated (5 more done this week), evaluations conclude in May, expect final draft by August/Sept. [05-03-12] Field work 50% complete, ARC will get school packets to District distribution for May 29 in-service. [06-07-12] Expect to hold Brd. workshops in August/Sept. [07-03-12] Demographics complete in July, compete date end of Nov. [08-22-12] Demographics to be complete in Sept. for review, public based committee in Sept, workshops in Oct.	\$62,268	\$0	\$0	\$0
Estancia Municipal Schools	M11-009	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P1-2CFA / 95% / 1 mos	BS/Contractor: Greer. Contract app. 03-04-11. [7-15-11] Anticipated completion Jan. '12 Assessment of facilities, schedule Steering committee meetings. [08-16-11] Sch. to adopt in Feb. '12. [10-19-11] Working on schedule. (12-02-11) First S.C. Dec. 15. [01-03-12] Draft FMP June '12. [02-07-12] I attended 2nd meeting Feb 6, to be adopted on June 12. [02-15-12] Plan is moving forward. [3-23-12] Submit draft FMP in June, Greer explained project is late because District was working on their M.S. Ed Spec's and her illness. [4-27-12] On target to complete in June. [05-08-12] Greer working to meet target of June. [06-06-12] On target to complete June. [07-03-12] Draft FMP submitted to District for review, FAD submitted to PSFA for update. [08-23-12] PSFA today completed FAD update, meeting with sch. Brd on Aug 29, will submit plan in mid to late Sept.	\$27,974	\$26,229	\$0	\$1,745
Hobbs Municipal Schools	M12-007	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P2-1FCD / 55% / 5 mos	Acceptance letter received on 1/3/12. District is scheduling Request for Proposals submission (2/16/12). District has selected ARC, Inc. as the project contractor on March 20th, 2012. Contractor and District are currently preparing the contract (4/2/12). Contractor anticipates September completion date (4/2/12). Contract is complete and contractor has held initial meetings with the district the week of April 16th 2012 and is moving into the facility assessment phase (4/19/12). Contractor reports that it has evaluated 60% of the school sites, has processed the elementary school FAD reports, and have continued meetings with the program staff. The Contractor will complete the field work in September so it can evaluate the grade reconfiguration and will hold board workshops in October (6/4/12). Contractor has evaluated 60% of the sites in the District and will continue field work through the summer. In the Fall, the contractor will wrap up the public meetings and produce a draft with anticipated completion in November 2012 (7/6/12). Contractor has completed elementary school reports and will complete the field work in September in order to evaluate the grade reconfiguration. They have also planned additional staff meetings and have scheduled board workshops in October to go over plan recommendations. Contractor still anticipates November completion. Plan is on schedule (8/23/12).	\$71,324	\$0	\$0	\$0

<i>School District</i>	<i>Proj #</i>	<i>Project Name</i>	<i>Phase 1</i>	<i>Phase 2</i>	<i>Phase 3</i>	<i>Phase 4</i>	<i>Project Status</i>	<i>Manager Report</i>	<i>TOTAL</i>	<i>Committed</i>	<i>Expended</i>	<i>Balance</i>
Loving Municipal Schools	M12-008	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P2-2CUS / 85% / 5 mos	Acceptance letter received on 12/15/12. Vendor reports that they are signing contracts with the District and anticipates June 2012 completion (2/16/12).Vendor will begin the project week of April 9th with project organization and scheduling (4/2/12). Contractor has held the initial meetings with the District and is moving into the facility assessment phase (4/19/12). District has had public meetings and is in the process of facility assessment (5/23/12). Completed building evaluation and is preparing for another public meeting next week. Contractor will prepare the plan and hopes to take it to the Board in July. The Contractor is also reviewing Capital Improvement Priorities (6/4/12). The contractor has completed all the facility evaluations and are preparing another public meeting as well as draft sections of the Plan. The contractor is anticipating an August completion well ahead of schedule (7/6/12). Contractor has completed facilities evaluation and is now writing the plan. District is reviewing the CIP and will provide to contractor shortly. Contractor expects to have plan to PSFA and District in September for approval. Plan is well ahead of schedule (8/23/12).	\$6,859	\$0	\$0	\$0
Mora Independent Schools	M11-014	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P1-1POR / 90% / 1 mos	BS/Contractor: Greer (08-16-11) Anticipated completion March '12. [10-19-11] Working on schedule. [11-30-11] Completed schedule. [12-02-11] Anticipate completion March '12. [01-03-12] Will have schedule Jan. 12. [02-15-12] Plan has not moved forward since last month. [4-23-12] Will submit in July '12. [05-08-12] Completing plan for July. [06-06-12] On target for July. [07-03-12] Will submit draft FMP to District July 17 for review. [08-23-12] Final revision to doc., waiting on PSFA FAD updates, Brd adoption in Oct.	\$21,289	\$21,289	\$0	\$0
NMSD	M12-010	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P3-1PMP / 85% / 2 mos	BS/Contractor: Greer. PSFA approved contract Dec. 23,'12. [02-15-12] Scheduled meetings. [3-23-12] Draft in Aug. '12. [4-27-12] Completion date Aug.. [5-08-12] I attended a S.C. meeting last week. [06-06-12] On track to complete in August. [07-03-12] Last meeting end of July, Draft FMP ready for review in Sept. [8-23-12] Making final revisions to doc., waiting for PSFA FAD update, Brd adoption in Oct.	\$56,761	\$52,633	\$0	\$0
Portales Municipal Schools	M12-011	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P1-2CFA / 30% / 5 mos	Acceptance letter received on 12/15/11. RM reports that he is working with the District to finalize the contract in order tosubmit it for PSFA review (2/16/12).Contractor is beginning its project organization tasks and has sent the schedule to the District for review and comment (4/2/12). Contractor is moving forward with implementing the schedule and holding initial meetings with the district (4/19/12). Contractor reports that no activity has taken place since last report (6/4/12). Contractor is beginning the facility assessments and anticipates a November completion (7/6/12). Contractor is continuing with building assessments and working on plan elements (8/23/12).	\$43,765	\$0	\$0	\$0
Raton Public Schools	M12-012	Facility Master Plan	<div></div>	<div></div>	<div></div>	<div></div>	P2-2CUS / 55% / 2 mos	BS/Contractor: PCM. [01-25-12] Received accept. letter on Dec. 13. [02-16-12] RM mailed contracts to PSFA on Feb. 15. [3-5-12]Received \$35,845 contract (Award \$51,461) sent to Dotty. [4-27-12] Schedule by May 4. [4-30-12] Completion July 30. [05-08-12] Will send me schedule on May 9. [06-07-12] Received schedule, completing school assessments June 15. [07-03-12] Facility Evaluations complete, will submit to Chris this week, Dave is organizing S.C.to convene after summer, Cad files are updated, working on utilization, projections and demographic data. [8-23-12] Mr. Willden in process of organizing Steering committee final meetings. Anticipate completion late Oct.	\$33,964	\$0	\$0	\$0

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Reserve Independent Schools	M11-015	Facility Master Plan					P3-2BAP / 99% / 1 mos	District will be going out for RFP second week of January 2011 for February vendor selection. Planning and More has been selected as the contractor and is currently preparing the RF in order to get contract process started. Contract behind schedule since it has not been signed but selection process happened after March 1st (3-31-11). The District has forwarded the contract to PSFA, which has reviewed it and approved it. Plan process should be underway (5-31-11). The contractor is currently working on initial meetings with the District for the FMPthe week of July 18th 2011. These will be the first meeting that the contractor has with the District regarding the Plan. In addition, the contractor will begin building assessments the week of July 18th, 2011 as well (7/15/11). Contractor has began 2nd round of community meetings and has completed building assessments. Contractor is beginning FAD updates (8/17/11).Plan is currently in the plan preparation stage of the project with a December 2011 completion anticipated (10/17/11). December completion still anticipated including PSFA staff review and Board review and approval (12/5/11). Plan is in Board review and final production. Plan is at 80% meaning that PSFA staffwill hold remaining funds until staff has reviewed and approvedthe plan with January 2012 completion being anticipated(12/28/11). District is currently reviewing capital priorities.Vendor has submitted preliminary draft sections 1 and 2 to PSFA for review and staff has provided comment. Vendor expects to deliver final plan on schedule to PSFA in March 2012(2/15/12).Contractor is preparing final plan for review by the school board. After that, the contractor will submit to PSFA staff for review and approval in early April 2012 (4/2/12). Contractor is still in the process of preparing final plan to provide for PSFA staff for review and comment. The Contractor anticipates May 2012 completion (including board and PSFA staff approval) (April 19, 2012). Contractor has begun to provide PSFA staff draft sections of the final document (6/4/12). Contractor submitted plan to Board and Superintendant in early June but since then, the entire Board and Superintendent have changed. Contractor is now trying to arrange a meeting with new superintendent and PSFA staff to discuss how to proceed given that all the District players are new to the project (7/6/12). PSFA staff and contractor has had meetings with the interim superintendent and members of the board to discuss completion of the plan. The interim superintendent and Board are concerned with statements in the plan that they do not feel reflect the intent or direction of the new Board. As a result, the District is taking more time to review and requested two weeks after the beginning of school to sit down and go through the plan. The contractor has sent the District a reminder stating that we would like to have their edits at the end of August for a September completion (8-23-12).	\$10,070	\$7,584	\$0	\$2,486
Socorro Consolidated Schools	M12-013	Facility Master Plan					P2-1FCD / 50% / 5 mos	Acceptance letter received on 12/16/11. RM has submittedcontract to the District for signing (2/16/12).Contractor is beginning project organization phase of the project and will schedule initial meeting the week of April 23rd (4/2/12). Contractor has reviewed existing district plan and has held initial meetings with the school district. Contractor will be holding first public meeting on Tuesday, April 24, 2012 (4/19/12). Contractor has completed all building assessments and will hold additional meetings in August as new District staff comes on board. Contractor anticipates November completion (6/4/12). No change from June 2012 update. Plan is still on schedule with anticipated November 2012 completion (7/6/12). Contractor is completing facilities assessments and will hold additional meetings in the Fall. Staff will attend the Board meeting on Monday, August 27, 2012 for a full update. Plan is still on schedule with December completion anticipated (8/23/12).	\$40,613	\$0	\$0	\$0

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State Charter School	M11-016	Aldo Leopold High School Facility Master Plan					P3-2BAP / 99% / 1 mos	School has issued RFP and has sent it to the master planvendors on the distribution list. RM is working with school with school on selecting vendor, which may be the same vendor working on the Cobre/Reserve/Animas vendor - Planning and More (3-31-11). School is negotiating contract and should forward it to PSFA for review in early June 2011 (5-31-11).PSFA has approved the contract and contractor will hold its firstmeetings with the District the week of July 18th 2011. The contractor will also begin its assessment of the schools facilities the week of July 18th, 2011 (7/15/11). Contractor is beginning second round of community meetings and has completed facility assessments. Contractor is ready to begin updating the FAD data (8/17/11). Contractor is completing facility inventory, utilization, and other pertinent data for January 2012 completion(10/17/11). Contractor has began preparing facility master plandocument with January 2012 completion date targeted including PSFA staff review and Board review and adoption (12/5/11).Plan is currently in Board review and final production. Sine plan is at 80% PSFA will hold remaining funds until it hasreviewed and approved the Plan (12/28/11). School is currently reviewing capital priorities list. Vendor has submitted preliminary draft sections 1 and 2 to PSFA staff and staff hasprovided comment. Vendor is currently on schedule with the plan and anticipates delivering final document in March 2012(2/15/12).Contractor is currently working on the final document and hopes to present it to PSFA staff in May 2012, which is still considered to be on schedule (4/19/12). Contractors are completing the plan to have it submitted to PSFA staff in June 2012 (6/4/12). Contractor is still working on completing the Plan and submitting it to both PSFA staff and the school (7/6/12/). Contractor has submitted the plan to the school and posted it on a website for concurrent PSFA review. PSFA staff has begun its review and the contractor is awaiting comment from the school and hope to have it complete by September (8/23/12).	\$16,873	\$13,292	\$0	\$3,581
Tucumcari Public Schools	M12-014	Facility Master Plan					/ 60% / 4 mos	BS/Contractor: DeJong. [01-25-12] Accept. letter Dec. 16. [02-16-12] Reviewing final proposals. [3-2-12] Signing with ARC. [3-23-12] Ended up signing with DeJong. [4-27-12] Waiting on the meeting schedule. [5-08-12] Kick-off meetings May 14-16, waiting on schedule. [07-03-12] Had conf call w. Tracy, plan is moving along; will start S.C. meetings after summer. [8-23-12] Scheduling final meetings, anticipate to complete in Dec. 2012.	\$31,959	\$0	\$0	\$0

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Tularosa Municipal Schools	M09-006	Master Plan Award					P3-2BAP / 99% / 1 mos	<p>Pending determination of final capital priorities by administration</p> <p>and board (6-10-11). On 7/18/11, ARC reported back that theplan has been 98% complete for a year and the District has not moved on the Plan and has not supplied the capital priorities list to the District. ARC is unsure of when the District wants to have the plan complete and they consider this issue to be in theDistrict's court. ARC will need to update the enrollment projections and then take a month to complete the final document (7/18/11). District is still reviewing priorities.</p> <p>Contractor needs to contact them to see what needs to be don</p> <p>to move the process along (8/18/11). Plan is currently at a</p> <p>stand still according to the contractor.The District is supposed to be reviewing the plan but the status remains unchanged. PSFA staff may need to coordinate with both the District and contractor (10/17/11). Contractor continues to report that this plan is at a standstill. Staff will call the District(12/5/11). Plan remains at a standstill (12/28/11). Contractor reports that plan is still at a standstill with the District (2/15/1). No additional progress has been made on this plan (4/2/12). No additional progress has been made on this plan (4/19/12). District has spoken to the contractor to work on completing the Plan. Both the contractor and District indicate that the District is paying for the plan with its own monies. The contractor needs to update the plan's capital priorities list and demographics section. The District will adopt with the current date and the plan will be good for five years from the point of adoption. Contractor hopes to be done by the end of June for PSFA and Board review (6/4/12). Contractor is continuing to work on new demographic and enrollment data with anticipated July completion data (7/6/12). District is reviewing the capital priorities plan and the contractor anticipates September School Board approval (8/23/12).</p>	\$36,982	\$0	\$0	\$36,982
Zuni Public Schools	M11-018	Facility Master Plan					P3-2BAP / 99% / 1 mos	<p>BS/Contractor: Greer [7-15-11] Started assessment of facilities, scheduled Steering Committee meetings. [08-16-11] District to adopt March '12. [10-19-11] Working on schedule with District. [11-30-11] Fac. Man. Has been ill and has delayed FMP. [01-03-12] Draft FMP due March 12, '12. [02-15-12] I attended S.C. meeting Feb. 8. Plan moving along, submitted recommendations to Brd. Feb. 27. [3-23-12] Submit draft April 16. [04-06-12] Received draft final electronic April 3, I Reviewed April 4, ready for approval after FAD updates completed. [4-27-12] Final draft complete by April 30. [05-08-12] Greer sent FAD updates on May 3, I have meeting on May 9 with Greer/District to review final changes. [06-06-12] As soon as FAD mark ups are impute by PSFA plan will be complete. [07-03-12] Draft FMP submitted to District for review, FAD submitted to PSFA for update. [8-23-12] Sch. Brd approval Aug. 27 and will submit doc.</p>	\$43,785	\$43,785	\$0	\$0
									\$785,795	\$208,276	\$0	\$48,480

PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL

2011-2012 LEASE ASSISTANCE AWARDS

District	School	State (S) or Local (L) Charter	Total Sq. Ft. of Leased Classroom Space	Avg. of 80/120 Membership or Estimate	Avg. of 80/120 Membership or Estimate per PED	Sq. Ft. per PED MEM	80th day MEM. New Charters	Lease Payment for Classroom and Direct Admin Space	Maximum Allowable Lease Assist @ \$733.35/PED MEM ² or Adjusted Lease	AWARDS w/ adjusted per MEM Calculation New schools 80th Day	New Charter School Adjustment 80th Day	Balance	FY 2012 Q1 July 2011 thru Sept 2011	FY 2012 Q2 Oct 2011 thru Dec 2011	FY 2012 Q3 Jan 2012 thru Mar 2012	FY 2011 Q4 Apr 2012 thru Jun 2012
Albuquerque	Academia de Lengua y Cultura	L	6,611.0	87.0	87.0	179		72,472	63,801			0	15,950.25	15,950.25	15,950.25	15,950.25
Albuquerque	Academy of Trades & Technology	S	18,175.0	170.0	170.0	122		160,834	124,670			0	31,167.50	31,167.00	31,167.00	31,168.00
Albuquerque	ACE Leadership High School	S	6,094.0	109.5	109.5	110		64,083	64,083			0	22,916.68	25,000.02	16,166.30	
Albuquerque	Albuquerque Institute for Math & Science	S	17,862.0	261.0	261.0	70		230,814	191,404			0	57,356.87	57,356.87	57,356.87	19,333.40
Albuquerque	Albuquerque School of Excellence	S	10,000.0	210.0	208.5	50		379,918	152,903			0	38,225.75	38,225.75	38,225.75	38,225.75
Albuquerque	Albuquerque Talent Development	L	13,000.0	143.5	143.5	94		210,953	105,236			0	26,309.00	26,309.00	26,309.00	26,309.00
Albuquerque	Alice King Community School	L	15,395.0	245.0	245.0	85		221,820	179,671			0	44,917.75	44,917.75	44,917.75	44,917.75
Albuquerque	Amy Blehl High School	S	40,764.0	278.0	278.0	151		1,178	1,178			0	589.00		589.00	
Albuquerque	Bataan Military Academy	L	12,897.0	138.5	138.5	98		169,152	101,569			0	25,392.25	25,392.25	25,392.25	25,392.25
Albuquerque	Career Academic & Technical Academy	L	13,000.0	137.0	137.0	97		155,387	100,469			0	25,117.25	16,744.84	25,117.26	33,489.68
Albuquerque	Cesar Chavez	S	11,272.0	181.5	181.5	110		187,697	133,103			0	33,275.75	33,275.75	33,275.75	33,275.75
Albuquerque	Christine Duncan's Heritage Academy	L	13,000.0	121.0	121.0	110		93,600	88,735			0	22,183.75	22,183.75	22,183.75	22,183.75
Albuquerque	Cien Aguas International School	S	12,157.0	166.0	166.0	82		131,838	121,738			0	30,434.00	30,434.00	30,434.00	30,434.00
Albuquerque	Corrales International School	L	15,340.0	177.0	183.5	89		256,511	134,570			0	33,642.50	33,642.50	33,642.50	33,642.50
Albuquerque	Cottonwood Classical Preparatory School	S	16,153.0	347.5	347.5	48		465,206	254,839			0	63,709.75	63,709.75	63,709.75	63,709.75
Albuquerque	Creative Education Prep. Institute #1	S	12,153.0	175.0	175.5	87		127,247	127,247			0	31,811.75	31,811.75	31,811.75	31,811.00
Albuquerque	Digital Arts and Technology Academy HS	L	46,391.0	300.0	293.0	160		604,178	214,872			0	53,718.00	53,718.00	53,718.00	53,718.00
Albuquerque	East Mountain High School	S	37,882.0	356.5	356.5	112		325,213	261,439			0	65,359.75	65,359.75	65,359.75	65,359.75
Albuquerque	El Camino Real Academy	L	58,429.0	488.5	488.5	126		675,093	358,241			0	89,560.25	89,560.25	89,560.25	89,560.25
Albuquerque	Gilbert L. Sena Charter H.S.	S	14,122.0	175.0	175.0	83		186,140	128,336			0	32,084.00	32,084.00	32,084.00	32,084.00
Albuquerque	Gordon Bernell Charter School	L	12,757.0	302.0	302.5	44		175,000	175,000			0	43,750.00	43,753.17	43,753.17	43,743.66
Albuquerque	Horizon Academy West	S	16,399.0	418.0	420.5	41		522,967	308,374			77,093	77,093.50	77,093.50	77,093.50	0.00
Albuquerque	La Academia de Esperanza	L	13,050.0	320.0	320.0	43		360,000	234,672			0	58,668.00	58,668.00	58,668.00	58,668.00
Albuquerque	La Promesa Charter School	S	9,000.0	177.0	80.0	118		69,996	58,668			6,171	17,499	17,499.00	17,499.00	
Albuquerque	La Resolana Leadership Academy	S	3,310.0	63.0	63.0	66		101,188	46,201			0	11,550.25	11,550.25	11,550.25	11,550.25
Albuquerque	Los Puentes	L	11,017.0	187.0	187.0	105		168,389	137,136			0	34,284.00	34,284.00	34,284.00	34,284.00
Albuquerque	Media Arts Collaborative Charter School	S	7,401.0	175.0	175.0	62		133,298	128,336			0	32,084.00	32,084.00	32,084.00	32,084.00
Albuquerque	The Montessori Elementary School	S	34,335.0	356.0	342.0	102		666,914	250,806			0	62,701.50	62,701.50	62,701.50	62,701.50
Albuquerque	Montessori of the Rio Grande	L	13,939.0	192.0	192.5	77		121,761	121,761			6	30,438.00	30,438.00	30,438.00	30,441.00
Albuquerque	Mountain Mahogany Community	L	10,956.0	146.0	146.0	84		94,506	94,506			0	23,626.50	23,626.50	23,626.50	23,626.50
Albuquerque	Native American Community Academy	L	29,000.0	381.0	379.5	79		278,449	278,306			48,081	65,225.00	65,000.00	65,000.00	65,000.00
Albuquerque	New America School	S	10,806.0	283.0	283.0	41		597,580	207,538			0	51,884.50	51,884.50	51,884.50	51,884.50
Albuquerque	North Valley Academy	S	26,880.0	485.0	485.0	78		416,402	355,875			0	88,918.75	88,918.75	88,918.75	88,918.74
Albuquerque	Nuestros Valores Charter School	L	6,811.0	134.5	134.5	61		43,525	43,525			10,881	10,881.25	10,881.25	10,881.25	
Albuquerque	Public Academy for Performing Arts	L	19,200.0	342.5	342.5	67		279,551	251,172			0	62,793.00	62,793.00	62,793.00	62,793.00
Albuquerque	Ralph J. Bunche Academy	S	10,707.0	85.0	83.5	132		56,650	56,650			0	13,749.99	14,575.01	14,162.49	14,162.49
Albuquerque	Robert F. Kennedy Charter High School	L	19,200.0	255.0	254.5	82		166,689	166,689			0	41,673.00	41,673.00	41,673.00	41,670.00
Albuquerque	SIATech	L	5,382.0	299.0	298.5	20		101,587	101,587			61,594	19,996.75	19,996.75		
Albuquerque	South Valley Academy	L	12,300.0	228.0	228.0	56		179,958	167,204			2	41,685.00	41,685.00	41,916.00	41,916.00
Albuquerque	South Valley Preparatory School	S	9,754.0	92.0	92.5	111		124,037	67,835			0	16,958.75	16,958.75	16,958.75	16,958.75
Albuquerque	SW Intermediate Learning Center	S	11,880.0	112.0	112.0	111		90,221	82,135			0	20,533.75	20,533.75	20,533.75	20,533.75
Albuquerque	SW Primary Learning Center	S	14,200.0	105.5	105.5	142		85,399	77,368			0	19,342.00	19,342.00	19,342.00	19,342.00
Albuquerque	SW Secondary Learning Center	S	19,252.0	275.0	275.5	74		213,152	202,038			0	50,509.50	50,509.50	50,509.50	50,509.50
Albuquerque	The Albuquerque Sign Language Academy	S	2,642.0	50.0	47.0	153		34,350	34,350			1,922	6,665.50	7,350.00	9,825.00	8,587.50
Albuquerque	The International School at Mesa del sol	S	13,336.0	116.0	116.0	124		90,168	85,069			0	9,897.63	37,397.61	23,647.62	14,125.66
Albuquerque	The Learning Community Charter School	S	26,000.0	210.0	212.0	125		240,027	155,470			0	38,867.50	38,867.50	38,867.50	38,867.50
Albuquerque	Tierra Adentro	S	7,327.0	153.0	157.0	52		129,925	115,136			0	28,784.00	28,784.00	28,784.00	28,784.00
Albuquerque	21 st Century Public Academy	L	25,262.0	243.0	239.0	106		184,006	175,271			0	43,817.75	43,817.75	43,817.75	43,817.75
Aztec	Mosaic Academy	L	17,580.0	180.0	179.5	100		115,995	115,995			4,099	27,322.70	27,696.00	29,466.00	27,411.00
Bernalillo	Village Academy	S	3,744.0	42.0	42.0	94		45,800	30,801			0	7,700.25	7,700.25	7,700.25	7,700.25
Carlsbad	Jefferson Montessori Academy	L	14,574.0	160.5	160.5	98		111,934	111,934			433	25,443.81	25,443.81	28,789.45	31,823.65
Cimarron	Moreno Valley High School	L	8,370.0	80.0	80.0	108		60,000	58,668			0	14,667.00	14,667.00	14,667.00	14,667.00
Clovis	Choices - Alternative Learning Center		12,148.0	261.0	260.5	51		95,533	95,533			0	23,883.25	23,883.25	28,659.90	19,106.60
Deming	Deming Cesar Chavez	L	10,661.0	148.0	145.5	79		96,292	96,292			0	24,073.00	24,073.00	24,073.00	24,073.00
Espanola	Carinos Charter School	L	24,265.0	194.5	194.5	129		138,282	138,282			0	34,570.50	34,570.50	34,570.50	34,570.50

PUBLIC SCHOOL CAPITAL OUTLAY COUNCIL 2011-2012 LEASE ASSISTANCE AWARDS

District	School	State (S) or Local (L) Charter	Total Sq Ft. of Leased Classroom Space	Avg. of 80/120 Membership or Estimate	Avg. of 80/120 Membership or Estimate per PED	Sq. Ft. per PED MEM	80th day MEM. New Charters	Lease Payment for Classroom and Direct Admin Space	Maximum Allowable Lease Assist @ \$733.35/PED MEM ² or Adjusted Lease	AWARDS w/ adjusted per MEM Calculation New schools 80th Day	New Charter School Adjustment 80th Day	Balance	FY 2012 Q1 July 2011 thru Sept 2011	FY 2012 Q2 Oct 2011 thru Dec 2011	FY 2012 Q3 Jan 2012 thru Mar 2012	FY 2011 Q4 Apr 2012 thru Jun 2012
Espanola	San Juan Elementary (Land)		53,685.0	424.0	420.0	130		10,133	10,133			10,133				
Gadsden	Anthony Charter School	L	5,411.0	67.5	67.5	85		50,459	49,501			0	12,375.25	12,375.25	12,375.25	12,375.25
Gadsden	La Union JTP/Alvarez Farms		15,480.0	24.0	24.0	652		18,000	17,600			0	4,400.00	4,400.00	4,400.00	4,400.00
Gallup	Chief Manuelito MS (Land)		43,900.0	642.5	642.5	70		8,436	8,436			818			7,618.03	
Gallup	Churchrock Academy (Land)		36,521.0	565.0	272.5	138		5,426	5,426			0			5,426.00	
Gallup	David Skeet ES (Land)		16,760.0	218.0	214.5	80		3,556	3,556			0			3,556.00	
Gallup	Middle College High School	L	3,257.0	60.0	60.0	60		14,763	14,763			1,863	4,299.99	4,299.99	4,299.99	
Gallup	Ramah Middle School (Land)		18,000.0	219.0	219.0	87		4,730	4,730			0			4,730.00	
Jemez Valley	San Diego Riverside	L	11,775.0	102.5	102.5	118		75,166	75,166			0	18,792.00	18,792.00	18,792.00	18,790.00
Jemez Valley	Walatowa High Charter School	L	3,480.0	67.0	68.0	55		46,900	46,900			0	12,000.00	12,000.00	12,000.00	10,900.00
Las Cruces	Alma d'arte Charter HS	S	16,349.0	171.5	171.5	99		123,741	123,741			0	30,935.25	31,443.00	31,443.00	29,919.75
Las Cruces	Families and Youth Inc./Las Montanas	L	15,840.0	301.0	300.5	95		206,284	206,284			0	55,741.84	62,251.58	51,571.00	36,719.57
Las Cruces	La Academia Dolores Huerta	L	9,257.0	120.0	120.0	83		109,989	88,002			0	22,000.50	22,000.50	22,000.50	22,000.50
Los Lunas	School of Dreams Academy	S	19,471.0	200.0	179.5	111		240,431	131,636			0	32,909.00	32,909.00	32,909.00	32,909.00
Questa	Red River Valley Charter	S	7,743.0	59.0	59.0	134		43,268	43,268			0	10,817.00	10,817.00	10,817.00	10,817.00
Questa	Roots & Wings Community School	L	2,180.0	34.0	34.0	118		23,636	23,636			0	5,909.00	5,909.00	5,909.00	5,909.00
Rio Rancho	The ASK Academy	S	23,777.0	115.0	111.0	217		367,130	81,402			0	20,350.50	20,350.50	20,350.50	20,350.50
Roswell	Sidney Gutierrez Middle School	L	18,564.0	59.5	59.5	316		12,000	12,000			0	3,000.00	3,000.00	3,000.00	3,000.00
Santa Fe	Monte del Sol Charter school	L	26,895.0	355.0	355.5	78		250,781	250,781			0	62,695.25	63,438.00	63,438.00	61,209.00
Santa Fe	New Mexico School for the Arts	S	36,381.0	130.5	130.5	291		144,785	95,702			0	23,925.50	23,925.50	23,925.50	23,925.50
Santa Fe	The Academy for Technology & the Classics	L	35,739.0	357.0	357.0	115		475,504	261,806			0	130,903.00	130,903.00		
Santa Fe	The MASTERS Program	S	4,320.0	122.0	121.5	42		63,270	63,270			0	15,817.50	15,817.50	15,817.50	15,817.50
Santa Fe	Tierra Encantada Charter High School	L	15,257.0	131.0	131.0	131		91,950	91,950			0	22,987.50	22,987.50	22,987.50	22,987.50
Santa Fe	Turquoise Trail Charter School	L	58,799.0	465.0	463.0	129		334,251	334,251			0	83,562.75	83,562.75	83,562.75	83,562.75
Silver	Aldo Leopold High School	S	9,592.0	98.0	98.0	110		65,793	65,793			65,793				
Socorro	Cottonwood Valley Charter School	L	10,310.0	170.0	170.0	61		123,870	123,870			0	30,967.50	30,967.50	30,967.50	30,967.50
Taos	Anansi Charter School	L	12,200.0	110.5	110.5	113		112,294	81,035			0	20,258.75	20,258.75	20,258.75	20,258.75
Taos	Taos Academy Charter School	S	11,369.0	120.5	120.5	97		90,000	88,389			0	22,092.25	22,092.25	22,092.25	22,092.25
Taos	Taos Integrated School for the Arts	S	8,610.0	89.0	89.0	101		71,140	65,268			0	16,317.00	16,317.00	16,317.00	16,317.00
Taos	Taos Municipal Charter School	L	9,630.0	204.0	203.0	50		142,079	142,079			0	35,519.75	35,519.75	35,519.75	35,519.75
Taos	Vista Grande High School	L	4,603.0	103.0	103.0	62		64,871	64,871			16,218	16,217.75	16,217.75	16,217.75	
West Las Vegas	Rio Gallinas School	L	9,865.0	108.0	107.5	96		74,201	74,201			0	29,500.00	29,925.00		14,776.00
Albuquerque	NM International School	S	10,435.0	120.0	120.0	90	94	129,408	88,002	68,935	-19,067	0	22,000.50	22,000.50	22,000.50	2,933.50
Albuquerque	The GREAT Academy	S	15,040.0	120.0	120.0	128	119	180,480	88,002	87,269	-733	0	22,000.50	22,000.50	21,634.00	21,634.00
Las Cruces	John Paul Taylor Academy	S	6,816.0	156.0	156.0	46	157	109,200	109,200	0	0	0	27,300.00	27,300.00	27,300.00	27,300.00
TOTAL / AVERAGE	90		1,491,393	17,928	17,484.0	9,469		14,896,771	10,768,715			305,111	2,547,839.46	2,566,324.26	2,403,179.66	2,220,301.05

NOTES:

Shaded rows indicate new application (tan)

¹ Direct Administrative Space not to exceed 150nsf + 1.5nsf x MEM

² 1,019*1.016*0.996*1.016*\$700/MEM (Consumer Price Index)= FY 09 = 1.9% FY 10 = 1.6% FY 11= -0.4% FY 12=1.6%

³ X = Public Building; Y = Lease Purchase; Z = Lease from Non-Profit (meets standards in 22-8b-4.2. for being housed by July 1, 2015)

Ownership Key:

C = County(3), D = District(13), F = Fed(2), M = Municip(1), N = Nonprofit(13), SL = State Land Office(4), T = Tribal (2), U = University (3)

PSCOC Project Status Report
Behind Schedule

8/28/2012

Legend for project status:
Non Applicable (Grey)
Ahead of Schedule (Blue)
On Schedule (Green)
Behind Schedule (Yellow)
Behind Schedule, No Progress (Red)

ED - ED Spec Development : Developing RFP/Contracts for Ed Spec Writer
PD - Project Development : Developing RFP/Contracts for Design Professionals
DD - Design Development : Project design development through completion of construction documents (plans and specs, bidding/proposal phase)
C - Construction : Project under construction
SC - Substantial Completion : Project in punchlist phase
CP - Correction Period : Project complete and under warranty
PO - Post Occupancy Evaluation

School District	Proj #	Project Name	ED	PD	DD	C	SC	CP	PO	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
	P06-007	Tierra Amarilla Middle School / Escalante High School								CP / 90% / 4 mos	Requesting additional funding to complete items identified still remaining prior to final approval and closeout of project.	\$15,531,543	\$14,118,473	\$15,319,050	\$1,413,070
	P07-003	New Tierra Amarilla Elementary								CP / 90% / 4 mos	Requesting additional funding to complete items identified still remaining prior to final approval and closeout of project.	\$6,069,196	\$5,375,326	\$5,358,986	\$693,870
Albuquerque Public Schools	P12-001	Douglas MacArthur Elementary School								DD / 90% / 3 mos	Kitchen and Cafeteria addition in design. Kindergarten classroom addition design 100% complete.	\$0	\$0	\$0	\$0
Albuquerque Public Schools	P12-002	McKinley Middle School								DD / 0% / 10 mos	Science classrooms renovation design 100% complete. General classrooms addition needs to have an architect selected for design. RFP for design delayed 8 months by APS due to budget reconciliation. We are working on the RFP for an architect and it should be out by the end of August 2012.	\$430,982	\$0	\$0	\$430,982
Albuquerque Public Schools	P12-003	Chaparral Elementary School								DD / 100% / 2 mos	Design 100% complete. APS waiting for funding to be released. Scheduled to go out for construction RFP in September 2012. APS has been reiumbursed for the portion of the design fees to adequacy. APS has begun the phase I preliminary site work and fields to get ready for the construction project. The phase I project is behind schedule at this time.	\$815,755	\$0	\$0	\$815,755
Clovis Municipal Schools	P09-016	Marshall Junior High School								C / 90% / 1 mos	Phase I lacking only a few incomplete punch list items. Phase II contractor is 90% complete and working to acheive substantial completion by the end of April.	\$6,662,826	\$4,909,015	\$4,232,215	\$1,753,811
Clovis Municipal Schools	R10-006	Clovis HS								CP / 95% / 1 mos	Close out meeting was held with the district, architect, contractor and PSFA. All required close out documents were submitted and received.	\$469,352	\$421,366	\$420,181	\$47,986
Cobre Consolidated Schools	P11-003	Bayard Elementary								DD / 60% / 5 mos	Skematics have been submitted. PAC man is providing a proposal. It is anticipated that the design professional will submit immediately for DDs, and immediatly follow with CDs. An RFP for Construction will be issued in July 2012 and the district is expected to ask for funding and a advance in August 2012. DD's are in District's court in e-Builder and District Interim Supertintendent George Peru took a plan to the Board moving the project start and finish. Mr. Peru advised the board that a project start of December 21, 2012 would better serve Bayard ES. We are currently in discussion with the HVAC system and LCCA that needs to be provided by ASA architects on Bayard ES. RBM working with District, DP, and PSFA to provide answers to Glenn's five questions as well as proposing 3 different systems and the LCCA associated with them. 5 questions (draft) uploaded into e-Builder and waiting on ASA response to the LCCA. When LCCA is provided and uploaded, can then submit SD in e-Builder and DD is already in e-Builder waiting on review.	\$587,711	\$458,064	\$40,772	\$129,647
Deming Public Schools	P07-005	Deming High School								PD / 0% / 22 mos	The FMP has been contracted. The district wants to wait until they have more community involvement in the FMP process to move forward on assessments for the existing high school location. No new information. 5-18-12	\$2,700,000	\$16,283	\$16,283	\$2,683,717
Espanola Public Schools	P12-008	E.T.S. Fairview Elementary School								DD / 10% / 9 mos	The Espanola School board rejected the DP selection committee recommendation to award the design of this project to FBT architects(first district RFP for DP). The district issued a second RFP for the design services and received 11 proposals. SMPC architects were selected as a DP for this project. Programming submittal to PSFA is pending.	\$781,000	\$0	\$0	\$781,000

PSCOC Project Status Report
Behind Schedule

8/28/2012

Legend for project status:
Non Applicable (Grey)
Ahead of Schedule (Blue)
On Schedule (Green)
Behind Schedule (Yellow)
Behind Schedule, No Progress (Red)

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School District	Proj #	Project Name	ED	PD	DD	C	SC	CP	PO	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
Gadsden Independent Schools	P08-014	Berino Elementary (existing)	Non Applicable	On Schedule	On Schedule	Behind Schedule				C / 90% / 1 mos	This project allows 460 calendar days. Therefore, substantial completion date by original contract is February 22, 2012. New addition was occupied on August 3, 2011. Renovation work continues in the existing building. Site work is ongoing. A change order increased the contract time by 154 calendar days at no cost due to several change orders, weather days, and owner requested construction phasing changes. The new substantial completion date is July 25, 2012 through construction contract change order 5. The GC has since requested time on several MCRs. Service path around the building is under construction. Interior punch list for renovated portion has been generated and GC is addressing the punch list items.	\$11,289,571	\$6,518,818	\$4,882,822	\$4,770,753
Gadsden Independent Schools	R12-002	Chaparral Elementary School Roof	Non Applicable	On Schedule	On Schedule	Behind Schedule				C / 70% / 1 mos	Bid opening was held on 12-07-11 and the apparent low bidder is CD General Contracting. The notice of award was signed on 01-11-12. GC contract was approved by NMPSFA on 02-08-12. A pre-construction meeting took place on 02-24-12 from 10:30 a.m. to 11:30 a.m. This project allows 180 calendar days per contract. The substantial completion date is 08-08-12. Submittals have been approved, material was ordered, and construction is ongoing. All field roofing is complete and the contractor is working on detailing.	\$721,522	\$491,818	\$1,050	\$229,704
Gadsden Independent Schools	R12-003	Sunland Park Elementary School Roof	Non Applicable	On Schedule	On Schedule	Behind Schedule				C / 45% / 1 mos	MOU was signed on 06-20-11. The design professional agreement was submitted by the architect for review and approval on 09-16-11. Benchmark was given a purchase order for design review last week. Revised budget was submitted as requested by the NMSPFA Albuquerque office. Bid opening was held on 12-07-11 and the apparent low bidder is CD General Contracting. The notice of award was signed on 01-11-12. GC contract was approved by NMPSFA on 02-08-12. A pre-construction meeting took place on 02-24-12 from 10:30 a.m. to 11:30 a.m. This project allows 180 calendar days per contract. The substantial completion date is 08-08-12. Work is ongoing. The "bird tower" has been removed and remaining has been completed. Tpo membrane work was expected to be completed on August 17, 2012 but weather has delayed the scheduled completion.	\$28,800	\$28,800	\$766	\$0
Gallup-McKinley County Public Schools	P08-016	Gallup Jr. High School	Non Applicable	On Schedule	On Schedule	On Schedule	On Schedule	Behind Schedule	Non Applicable	CP / 99% / 1 mos	Contractor is completing the punch list and PAC checklist.	\$36,473,734	\$28,548,686	\$27,940,345	\$7,925,048
Gallup-McKinley County Public Schools	P11-004	Juan de Onate Elementary	Behind Schedule	Behind Schedule, No Progress						ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. PSFA is working with Think Smart to adjuste the Ed Spec to reflect sq ft requirements of 130sf/student. The first submittal needs revisions. GMCS anticipate beginning design in the Fall 2015.	\$941,351	\$0	\$0	\$941,351
Gallup-McKinley County Public Schools	P11-005	Washington Elementary	Behind Schedule	Behind Schedule, No Progress						ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. PSFA is working with Think Smart to adjust the sqare footage requirement to 130sf/student. The inital submittal needs revisions. GMCS anticipate beginning design in the Winter 2012.	\$758,355	\$20,571	\$19,525	\$737,784
Gallup-McKinley County Public Schools	P11-006	Church Rock Academy	Behind Schedule	Behind Schedule, No Progress						PD / 0% / 14 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec for this project has been adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Gallup is working on developing a RFP for design services. GMCS anticipate beginning design in the Fall 2012.	\$886,449	\$0	\$0	\$886,449

PSCOC Project Status Report
Behind Schedule

8/28/2012

Legend for project status:
Non Applicable (Grey)
Ahead of Schedule (Blue)
On Schedule (Green)
Behind Schedule (Yellow)
Behind Schedule, No Progress (Red)

ED - ED Spec Development : Developing RFP/Contracts for Ed Spec Writer
PD - Project Development : Developing RFP/Contracts for Design Professionals
DD - Design Development : Project design development through completion of construction documents (plans and specs, bidding/proposal phase)
C - Construction : Project under construction
SC - Substantial Completion : Project in punchlist phase
CP - Correction Period : Project complete and under warranty
PO - Post Occupancy Evaluation

School District	Proj #	Project Name	ED	PD	DD	C	SC	CP	PO	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
Gallup-McKinley County Public Schools	P11-007	Thoreau Elementary	Behind Schedule	Behind Schedule, No Progress						ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Initial submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2019.	\$1,055,332	\$0	\$0	\$1,055,332
Gallup-McKinley County Public Schools	P11-008	Jefferson Elementary	Behind Schedule	Behind Schedule, No Progress						ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Initial submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2014.	\$980,561	\$0	\$0	\$980,561
Gallup-McKinley County Public Schools	P11-009	Lincoln Elementary	Behind Schedule	Behind Schedule, No Progress						ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Initial submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2018.	\$928,959	\$0	\$0	\$928,959
Gallup-McKinley County Public Schools	P11-010	Roosevelt Elementary	Behind Schedule	Behind Schedule, No Progress						ED / 99% / 1 mos	The FMP for Gallup/McKinley County Schools has been approved by GMCS school board and by the PSFA. The Ed Spec needs to be adjusted by Think Smart to reflect sq ft requirements of 130sf/student. Initial submittal from Think Smart needs revisions, PSFA planning department is working with Think Smart. GMCS anticipate beginning design in the Fall 2020.	\$935,000	\$0	\$0	\$935,000
Las Cruces Public Schools	P08-008	Lynn Middle School-Camino Real Middle	On Schedule	On Schedule	On Schedule	On Schedule	On Schedule	Behind Schedule		CP / 99% / 1 mos	All buildings are now occupied. Punch list items are being addressed throughout. The 11 month inspection took place on 02-29-12 from 1:00 p.m. to 4:30 p.m. A final close out / project completion meeting is scheduled for 05-23-12 from 10:30 a.m. to 12:30 p.m. Final completion is expected by the end of August 2012.	\$24,351,228	\$24,020,366	\$21,116,908	\$330,862
Raton Public Schools	P08-023	Raton High School	Non Applicable	On Schedule	On Schedule	On Schedule	On Schedule	Behind Schedule		CP / 100% / mos	Certificate of Final Completion issued on 01/14/11. Certificate of Final Completion for Paving project issued on 01/04/12.	\$4,917,039	\$4,906,933	\$4,894,198	\$10,106
Rio Rancho Public Schools	R12-010	Rio Ranch High School	Non Applicable	Non Applicable	Behind Schedule	Behind Schedule				C / 35% / 3 mos	contractor moving from high roof to low roof this week. Fine Arts building should be complete with the exception of coping, by 2nd week in september then contractor will mobilize to gym roof.	\$918,349	\$37,307	\$3,622	\$881,042
Rio Rancho Public Schools	R12-011	Puesta Del Sol Elementary School Roof	Non Applicable	Non Applicable	Behind Schedule	Behind Schedule				C / 90% / 1 mos	Contractor working on last items; punch list walk thru 8/23.	\$946,900	\$33,553	\$14,705	\$913,347
Roswell Independent Schools	P11-016	Valley View Elementary	Non Applicable	On Schedule	Behind Schedule					DD / 35% / 3 mos	8/15/2012---Program Stmt/RASC submitted & approved; Schematic Design submitted & in review; bid opening scheduled for December 14, 2012	\$570,881	\$298,276	\$0	\$272,605
Socorro Consolidated Schools	P12-011	San Antonio Elementary School	Behind Schedule							ED / 99% / 2 mos	The ed spec final draft has been submitted and a presentation to the Socorro school board will given on August 27th for final approval.	\$244,550	\$26,308	\$0	\$218,242

PSCOC Project Status Report

Behind Schedule

8/28/2012

Non Applicable

Ahead of Schedule

On Schedule

Behind Schedule

Behind Schedule, No Progress

ED - ED Spec Development : Developing RFP/Contracts for Ed Spec Writer

PD - Project Development : Developing RFP/Contracts for Design Professionals

DD - Design Development : Project design development through completion of construction documents (plans and specs, bidding/proposal phase)

C - Construction : Project under construction

SC - Substantial Completion : Project in punchlist phase

CP - Correction Period : Project complete and under warranty

PO - Post Occupancy Evaluation

School District	Proj #	Project Name	ED	PD	DD	C	SC	CP	PO	Project Status	Manager Report	TOTAL	Committed	Expended	Balance
Tularosa Municipal Schools	P07-018	Tularosa High School								CP / 99% / 1 mos	The 11 month inspection was performed on 01-09-12. Change orders were approved for the 3 year maintenance agreement and tax rate changes. The final payment application was submitted by the contractor, however, there are still some issues that need to be addressed per our PAC prior to the final report. The final PAC report is a close out requirement so once it is complete the DP will issue a certificate of final completion and the GC final payment application will be submitted for processing. Final financial closeout is expected by the end of August 2012.	\$15,389,408	\$13,664,809	\$13,485,662	\$1,724,599
West Las Vegas Public Schools	P12-013	WLV Family Partnership Middle-High School								ED / 100% / mos	Revised Ed Spec approval letter issued on 5/18/12, school board action on 6/12/12. Design Professional Agreement to follow pending approval of Out-of-Cycle Design Funding approval. Design funding decision tabled at 6/21/12 PSCOC meeting. RM to discuss with school board at 8/16/12 board meeting.	\$0	\$0	\$0	\$0
West Las Vegas Public Schools	P12-014	Union Elementary School								DD / 99% / 1 mos	Schematic RASC approval received on 8/02/12. Design Development RASC currently under review. Asbestos inspection report received on 8/7/12, report indicates significant quantities of asbestos.	\$0	\$0	\$0	\$0
												\$136,386,354	\$103,894,772	\$97,747,090	\$32,491,582

TAB 5

OTHER BUSINESS:

a. PSFA Strategic Issues

b. Election of Chair & Vice-Chair

c. Next PSCOC Meeting —
Proposed for October 4, 2012

**PSCOC Award Subcommittee and Administration Maintenance and Standards Subcommittee
Recommendations and Revision Suggestions
Charter School Facilities Policy Brief
August 31, 2012**

The PSCOC Awards Subcommittee and Administration Maintenance and Standards Subcommittee recommended the following revisions to the Charter School Facilities Policy Brief at their August 2012 meetings. The Committee comments appear under the policy consideration and associated action. Policy considerations without comments indicate that the Committees did not comment or have suggested revisions.

I. General Discussion and Relevant Comments

A. Awards Subcommittee

- Public Education Commission authorizes charter schools with conditions but lack of follow up to ensure the conditions have been met is an important issue.
- Scrap all policy considerations that expand the PSFA responsibilities.

B. Administration Maintenance and Standards Subcommittee

- Clarify waiver requirements to eliminate confusion on alternative methods charter schools use to deliver their educational program
- Refer Standardized Leases Policy Brief back to the Charter School Facilities Policy Brief

II. Comments and Suggested Revisions on Policy Considerations

A. Policy Consideration #1: Provide Charter Schools with Increased Facilities Knowledge and Experience

1. Action to Consider: Establish a public/private sector resource that could assist charter schools in facility planning and management.

(a). Awards: Authorizers need to take more responsibility to locate appropriate space for the school before it begins operation or before approval of application.

(b). AMS: The Charter School Coalition's technical expertise is limited to budgets and non-existent when it comes to facilities.

B. Policy Consideration #2: Provide for Better Charter School Planning

1. Action to Consider: Reinstate the Charter School Capital Outlay Fund. **(Would require Regulation)**

C. Policy Consideration #3: Enforce Facility Sharing Requirements of Section 22-8B-4

1. Action to Consider: Draft set of administrative rules and procedures.

(a). Awards: Charters have unique space needs and may not want district space. Administrative process must address districts offering space but charter refusal.

D. Policy Consideration #4: Assist Charter Schools in Lease Management

1. Action to Consider: Develop a charter school standardized lease.

(a). Awards: Inquire about whether the school negotiates the lease prior to finalization.

(b). AMS: Are charter leases subject to State Procurement and can this be an option?

(c). AMS: There is a problem with districts offering space to charters and then leasing it to them. Why should the districts benefit from public space?

E. Policy Consideration #5: Strengthen the “Be In Public Facilities” Language in the PSCOA

1. Action to Consider: Possible language change to Section 22-8B-4.2 D (2) (a) making charters that remain in private facilities ineligible for the lease assistance program **(Would Require Regulation)**

(a). Awards: If no space is available we might want to consider an additional planning year.

F. Policy Consideration #6: Develop Capabilities to Respond to Innovations in Charter School Program Delivery and Facilities Need

1. Action to Consider: Evaluation of current policy and current statute to ensure that adequate facilities are provided for virtual charter schools.

(a). Awards: Provide no lease assistance to virtual schools or if we do, make it a percentage of the students they have on site or in the local district.

(b). AMS: Be careful in crafting virtual school language because of differing interpretations in the law and because the Legislature might revise the language with regard to virtual schools rendering anything we write obsolete.

PSCOC Award Subcommittee and Administration Maintenance and Standards Subcommittee
Recommendations and Revision Suggestions
Public School Capital Outlay Funding Formula Brief
August 31, 2012

The PSCOC Awards Subcommittee and Administration Maintenance and Standards Subcommittee recommended the following revisions to the Public School Capital Outlay Funding Formula Policy Brief at their August 2012 meetings. The Committee comments appear under the policy consideration and associated action. Policy considerations without comments indicate that the Committees did not comment or have suggested revisions.

I. General Discussion and Relevant Comments

A. Awards Subcommittee

- Add detailed examples of how state/local match is calculated: Santa Fe (high state share); Albuquerque (mid); and Gadsden (low)

B. Administration Maintenance and Standards Subcommittee

- No general comments

II. Comments and Suggested Revisions on Policy Considerations

A. Policy Consideration #1: Decrease State Share for Districts with High Population Densities.

1. Action to Consider:

- (a). Awards:** none
- (b). AMS:** none

B. Policy Consideration #2: Adjust Funding on Projects with “Above Adequacy” Spaces

1. Action to Consider:

- (a). Awards:** Abbey proposed reducing the dollar for dollar reduction for building over-adequacy to \$0.25, but the entire subcommittee opposed this policy consideration in its entirety
- (b). AMS:** None

C. Policy Consideration #3: Relax Restrictions on Eligibility for Waiver of Local Match

1. Action to Consider:

- (a). Awards:** All members supported adding flexibility to the waiver provisions
- (b). AMS:** All members supported adding flexibility to the waiver provisions

D. Policy Consideration #4: Strengthen The Recalcitrant District Language in the PSCOA.

1. Action to Consider:

- (a). Awards:** The Subcommittee opposed this policy consideration
- (b). AMS:** The Subcommittee opposed this policy consideration

PSCOC Award Subcommittee and Administration Maintenance and Standards Subcommittee
Recommendations and Revision Suggestions
Lease Assistance Program
August 31, 2012

The PSCOC Awards Subcommittee and Administration Maintenance and Standards Subcommittee recommended the following revisions to the Lease Assistance Program Policy Brief at their August 2012 meetings. The Committee comments appear under the policy consideration and associated action. Policy considerations without comments indicate that the Committees did not comment or have suggested revisions.

I. General Discussion and Relevant Comments

A. Awards Subcommittee

- Excessive Lease Costs – Cost/SF – 5 year problem
- Virtual Schools – should not require lease assistance
- Escape Valve – charter has no other option or renting in downtown Santa Fe
- Paying school districts for facility they own
- Potential Conflicts of Interest
- Authorizer responsible for providing facility
- Cap at current award dollars (\$13.4M)
- PEC as authorizer doesn't work as they have no oversight; PEC has no enforcement abilities as PED may override: either PED or PEC needs absolute authority

B. Administration Maintenance and Standards Subcommittee

- Add Payments to School Districts to Issues.
- There are an increasing number of charters in the South Valley, and more Charters than public schools in Taos.
- High quality charters need to continue, if dollars follow the students and number of students increase in charter, then we should use caution about setting caps. More charters but the numbers of students remain constant, then cap ok.

II. Comments and Suggested Revisions on Policy Considerations

A. Policy Consideration #1: Set Annual Award Maximums and Remove the CPI Adjustment.

1. Action to Consider:

- (a). Awards:** Support removal of CPI adjustment and cap on total dollars
 - The public school funding formula work group is discussing – using operational costs to pay lease payments, how do we take this piece into consideration? SEG is going to charters, particularly to pay lease payments.
 - Add Scenario B, Set 13.4 million potential awards as a cap and do not increase this amount. However many charters apply, they must all vie for this one pot
- (b). AMS:** Support removal of CPI adjustment and cap on total dollars

PSCOC Award Subcommittee and Administration Maintenance and Standards Subcommittee
Recommendations and Revision Suggestions
Leases Brief
August 31, 2012

The PSCOC Awards Subcommittee and Administration Maintenance and Standards Subcommittee recommended the following revisions to the Lease Policy Brief at their August 2012 meetings. The Committee comments appear under the policy consideration and associated action. Policy considerations without comments indicate that the Committees did not comment or have suggested revisions.

I. General Discussion and Relevant Comments

A. Awards Subcommittee

- Conflicts of interest need to be brought forward regarding owners and possible special relationships.
- Support having standardized for leases for facilities and land.
- Scrap all policy considerations that expand the PSFA responsibilities.
- Include in briefs if policy options can be done with or without statutory change.

B. Administration Maintenance and Standards Subcommittee

- Refer Standardized Leases Policy Brief back to the Charter School Facilities Policy Brief (Sharon)
- PED has standardized contracts by rule, ie for busses, food etc.
- \$100,000 verbal estimate may be too high of a cost to create standardized leases

Problem Statement; add an additional bullet

- Owners', identified, and or any special relationships

II. Comments and Suggested Revisions on Policy Considerations

A. Policy Consideration #1: Create standardized Leases

1. Action to Consider:

(a). Awards: add conflicts of interest as a significant issue

(b.) AMS: add to significant issue; leases are not subject to procurement code

B. Policy Consideration #2: Standardized intergovernmental land lease for building or renewing school facilities

1. Action to Consider:

(a). Awards: add bullet; Terms and conditions are acceptable to the state.

(b). AMS: add to significant issue; leases are not subject to procurement code.

PSCOC STRATEGIC ISSUES

Policy Briefs Summary

I. Leases

a. Policy Considerations

1. Create Standardized Leases- AMS ✓, Awards ✓
 - i. Standardized leases for facilities, land and lease with option to purchase
 - ii. Conflicts of interest significant issue
 - iii. Leases not subject to procurement code
 - a. Would required statutory change
2. Standardized Intergovernmental Land Lease for Building or Renewing School Facilities
 - i. 50year minimum term for land leases - AMS ✓, Awards ✓

II. Charter School Facilities Issues

a. Policy Considerations

1. Provide Charter Schools with Increased (access to) Facilities Knowledge and Experience
 - i. Authorizers should provide facilities - Awards ✓
 - a. Would require statutory change
2. Provide for Better Charter School Facility Planning
 - i. Reinstating Charter School Capital Outlay Fund
 - a. Would require statutory change
3. Enforce Facility Sharing Requirements of Section 22-8B-4 NMSA 1978
 - i. Charters have unique space needs and may not want district space; process must address districts offering space but charter refusal
4. Assist Charter Schools in Lease Management (see strategic issue I)
5. Strengthen the “Be in Public Facilities” language of the PSCOA
 - i. If no space available, another planning year - Awards ✓
 - a. May require statutory change
6. Develop Capabilities to Respond to Innovations in Charter School Program Delivery and Facilities Needs
 - i. Provide no lease assistance to virtual schools - Awards ✓
 - ii. Provide lease assistance to virtual schools only at whatever the percentage of the schools total population on site or in that district - Awards ✓
 - a. May require statutory change

PSCOC STRATEGIC ISSUES

Policy Briefs Summary

III. Lease Assistance Program

a. Policy Considerations

1. Set Annual Award Maximums and Remove the CPI Adjustment
 - i. Cap total dollars and remove CPI adjustment **AMS ✓, Awards ✓**
 - ii. Set \$13.4M annual cap **Awards ✓**
 - a. Both may require statutory change
 - iii. Payments made to school districts is an issue

IV. PSCOA Funding Formula

a. Policy Considerations

1. Decrease State Share for Districts with High Population Densities
2. Adjust Funding on Projects with “Above Adequacy” Spaces
3. Relax Restrictions on Eligibility for Waiver of Local Match **AMS ✓, Awards ✓**
 - i. Would require statutory change
4. Strengthen the Recalcitrant District Language in the PSCOA

V. School Size

a. Policy Considerations

1. Decrease APG GSF Per Student Allowance for Schools **AMS ✓, Awards ✓**
 - i. More discussion on percentage to reduce
 - ii. More discussion on small schools
 - iii. Penalize above adequacy by reduction in state share (see strategic issue IV)

VI. School Condition

a. Policy Considerations

1. Maintain Focus on Facility Renewal of Whole Campuses for Schools with High wNMCI Scores **AMS ✓**
 - i. Discuss maximum wNMCI for a school
 - ii. Discuss acceptable wNMCI for a school
 - iii. Discuss acceptable statewide average wNMCI for schools
2. Create a Secondary Capital Grants Process to Allow Renewal of Certain Facility Systems That Are at or Near Their Observed End of Cycle. **AMS ✓, Awards ✓**
 - i. More discussion on this following a regular awards cycle for whole campus projects
 - a. May require statutory change
3. Expand Oversight of Maintenance Effectiveness to Extend Capital Investments and Sustain a Functional Environment for Education

**PSCOC Award Subcommittee and Administration Maintenance and Standards Subcommittee
Recommendations and Revision Suggestions
School Size Policy Brief
August 31, 2012**

The PSCOC Awards Subcommittee and Administration Maintenance and Standards Subcommittee recommended the following revisions to the School Size Policy Brief at their August 2012 meetings. The Committee comments appear under the policy consideration and associated action. Policy considerations without comments indicate that the Committees did not comment or have suggested revisions.

I. General Discussion and Relevant Comments

A. Awards Subcommittee

- There was consensus on the need.
- Scale advantage was generally understood, although in explaining this there was side discussion about the small schools being able to build smaller yet get everything their educational programs required.

II. Comments and Suggested Revisions on Policy Considerations

A. Policy Consideration #1: Decrease APG GSF per student allowance for schools.

1. Action to Consider: Redo the APG Appendix A with a decrease of approximately 25% in square footage.

(a). Awards: Much discussion on the proposed percentage decrease.

1. Reduced guidelines appeal language discussion: Need to determine reduction is done by rule, administrative, etc. Some suggest no appeal. The 25% reduction is still undecided; one member suggested using 20% reduction. If appeal is left in place PSFA staff administrative work would increase.

2. Alternative to reducing the guidelines discussion: All thought this was a good approach, however, it was noted that a dollar-for-dollar penalty was a little extreme; another suggestion is 25 cents on the dollar penalty

(b). AMS: Discussion regarding how the policy issue would affect the smaller schools, and how they would manage. Response was that the policy would encourage shared space such as cafeteria space (several uses), library with local resident access or full size classrooms with dividers to make the space more transformational to other uses. There was agreement that it may be more difficult to make small schools smaller, but there is great opportunity to shrink the big schools.

**PSCOC Award Subcommittee and Administration Maintenance and Standards Subcommittee
Recommendations and Revision Suggestions
School Condition Policy Brief
August 31, 2012**

The PSCOC Awards Subcommittee and Administration Maintenance and Standards Subcommittee recommended the following revisions to the School Condition Policy Brief at their August 2012 meetings. The Committee comments appear under the policy consideration and associated action. Policy considerations without comments indicate that the Committees did not comment or have suggested revisions.

I. General Discussion and Relevant Comments

A. Awards Subcommittee

- There was some confusion regarding the FCI and wNMCI numbers from 2005 to present. Questions arose about the top 30, are they in worse condition than the top 30 from 2005?
- Maintenance portion of the general section may need more emphasis.

B. Administration Maintenance and Standards Subcommittee

- There was discussion when we got to the “systems beyond expected life” graph.
- Maintenance section caused good conversation.

II. Comments and Suggested Revisions on Policy Considerations

A. Policy Consideration #1: Maintain focus of facility renewal of whole campuses for schools with high wNMCI scores.

1. Action to Consider: Do what we have been doing but now that the pool is shrinking, the bar is set to at least 55% wNMCI.

(a). Awards:

- Concern was expressed about the applicant’s low wNMCI at last cycle.
- What are we doing to encourage the top 30 to apply?

B. Policy Consideration #2: Create a secondary capital grants process to allow renewal of certain facility systems that are at or near their observed end of life cycle.

1. Action to Consider: Tackle the next tier of degrading facilities by targeting specific expired systems for renewal.

(a). Awards:

- Concurrence that this is a viable option.
- This policy would cause more districts to apply and create more projects.

(b). AMS: The point was made that this option would reduce the wNMCI score and delay the need for complete renewal. Does PSFA verify the wNMCI score? Do a more substantive assessment? Intricately look at systems during the site visits? How would the FMAR fit in since the maintenance staff does a complete one for each school applying for an award?

C. Policy Consideration #3: Expand oversight of maintenance effectiveness to extend capital investments and sustain a functional environment for education.

1. Action to Consider: Draft set of administrative rules and procedures.

(a). Awards: The discussion regarding SB-9 distribution. Districts must have a plan for what they intend to do with the dollars as they (\$) relate to maintenance.

TAB 6

PUBLIC COMMENTS:

TAB 7

ADJOURN: