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# **Life Academy Seismic Evaluation and Relocation Timeline Analysis**

**Division of Facilities Planning and Management**

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# **Facilities Goal**

**Field Act Facility for Life Academy  
ASAP, by August 2008**



# Seismic Review Analysis

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## A) What is the end Product?

- **The creation of an Evaluation & Criteria report for submittal to DSA**
- **Retrofit Design to correct deficiencies**
- **Cost Estimate**



# Seismic Review Analysis

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## B) Detailed Tasks Associated with Analysis

Arrange project introduction meeting with DSA

(1 - 2 weeks)

Geotechnical Investigation: BSE-1 and BSE-2 spectra, prior to building evaluation.

(6-8 weeks)

Building evaluation: Accessibility, Seismic/Structural, Mechanical, and Electrical reviews resulting an Evaluation & Design Criteria Report.

(16-20 weeks)

DSA review of Report.

(4-6 weeks)

Arrange meeting with DSA to discuss Evaluation & Design Criteria Report

(1-2 weeks)

Adjust and revise Report if necessary.

(2-3 weeks)

Schematic Design to show remedies for deficiencies.

(8 weeks)

7a. Meeting w/DSA with possible revisions to Evaluation & Design Criteria Report

Cost Estimate

(2-3 weeks)

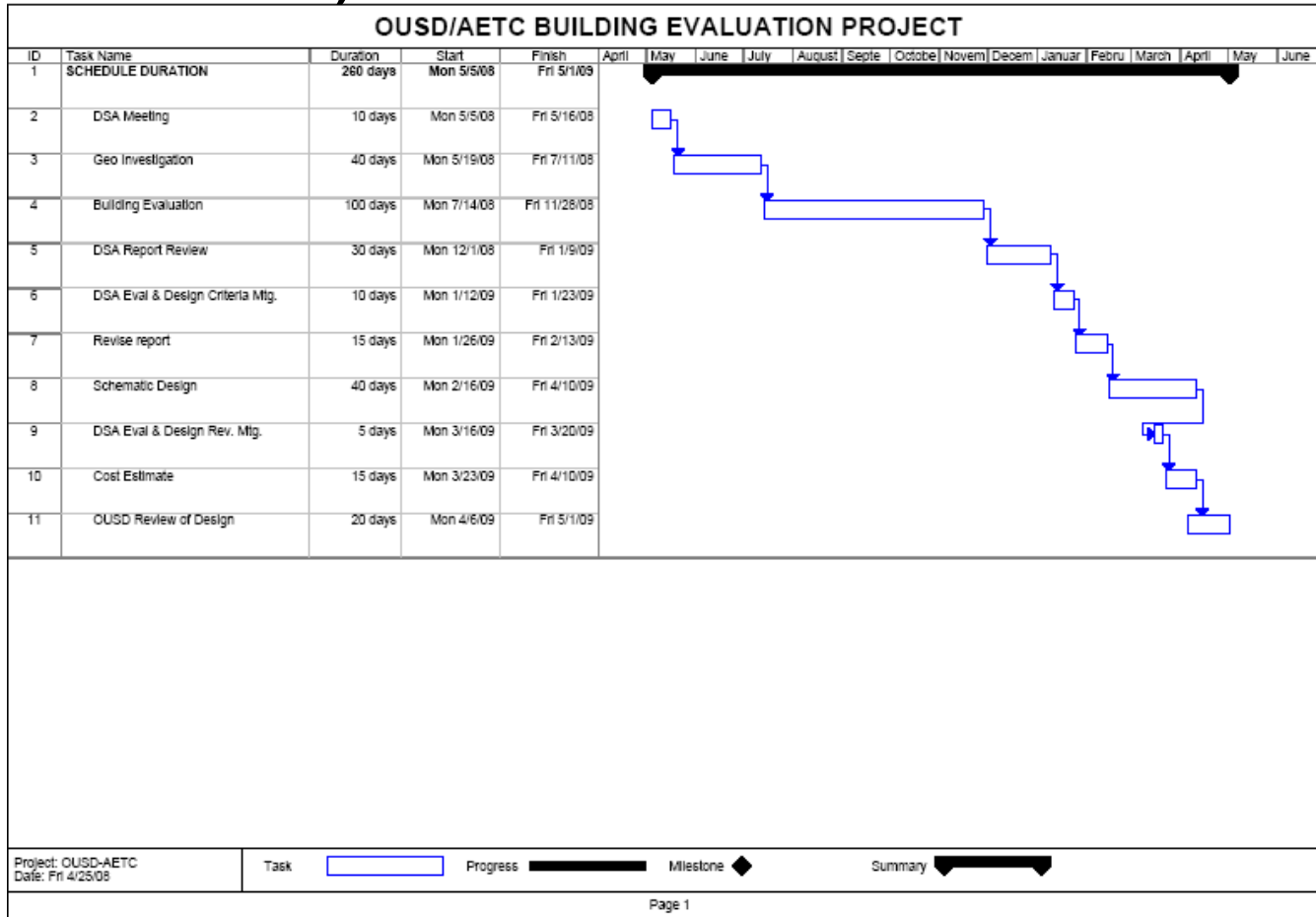
Oakland Unified School District Review.

(4 weeks)



# Seismic Review Analysis

## C) Seismic Review Schedule



# Site Evaluation and Timeline Analysis

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## A) New Portable Campus

- 1) Requires Site Acquisition
- 2) Possible environmental cleanup
- 3) Requires Architectural planning & regulatory agency review
- 4) Requires full construction project

## B) District Owned Sites

- 1) Requires space planning
- 2) Requires tenant improvements
- 3) Requires Multiple moves



# Site Evaluation & Timeline Analysis

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## C) Options for New Portable Campus as presented by Life Academy:

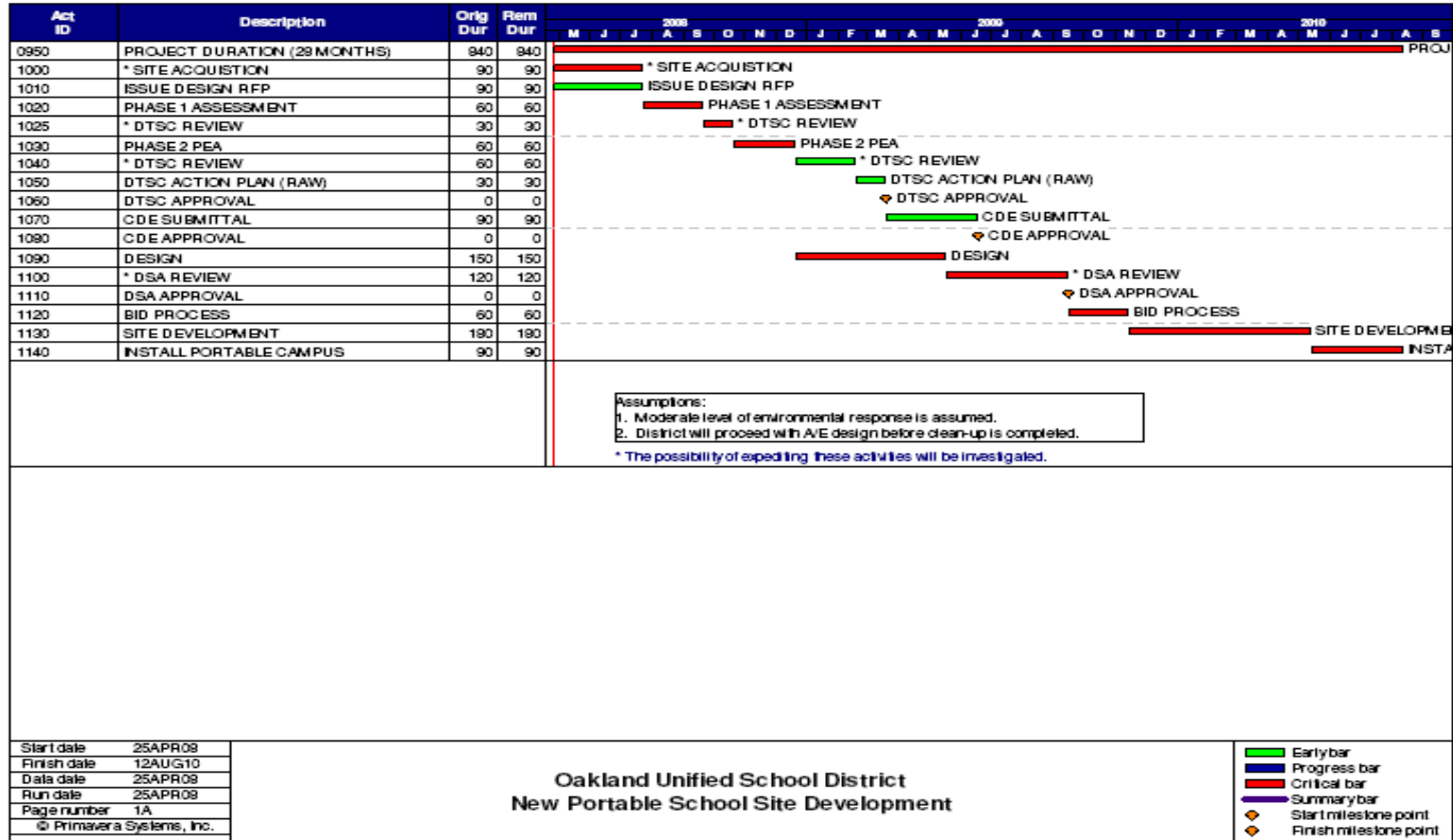
- 1) Jack London Aquatic Center
- 2) Lot across From Jack London Square
- 3) City Park next to Garfield Elementary.
- 4) Portables at Life Academy's current site.
- 5) Portables across from Life Academy's current site.
- 6) Portables across from Cesar Chavez.
- 7) East Bay Blue Print site.





# Site Evaluation & Timeline Analysis

## D) Typical Schedule for New Portable Campus



## E) New Portable Campus Timeline

Given a decision by today, April 30, 2008, a new portable campus at any of these or other Non District Owned sites would require up to 29 months until occupancy.



# Site Evaluation & Timeline Analysis

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## F) District Owned Facilities

### 1) King Estates

- Adequate classrooms
- Not in San Antonio District; Poor Transit Access
- Potential multi-year availability

### 2) Carter

- Needs two portables (Fire Access)
- Not San Antonio District; Good Transit Access
- Limited to 1 year availability

### 3) Harper

- Needs limited interior reconfigurations
- Near San Antonio District; Good Transit Access
- Up to 3 year availability
- Does not impact Downtown Education Center Project



# Site Evaluation & Timeline Analysis

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## F) District Owned Facilities-cont

### 4) Calvin Simmons

- Space Available if Peralta Creek does not take in 6<sup>th</sup> or 7<sup>th</sup> grade and 3 additional portables installed
- Near San Antonio District
- Minimal Impact to existing program Potential multi year availability

### 5) 900 High Street

- Non-Option
- No classroom spaces at this site
- Would require demolition of warehouse



# Site Evaluation & Timeline Analysis

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## G) Other Potential Sites

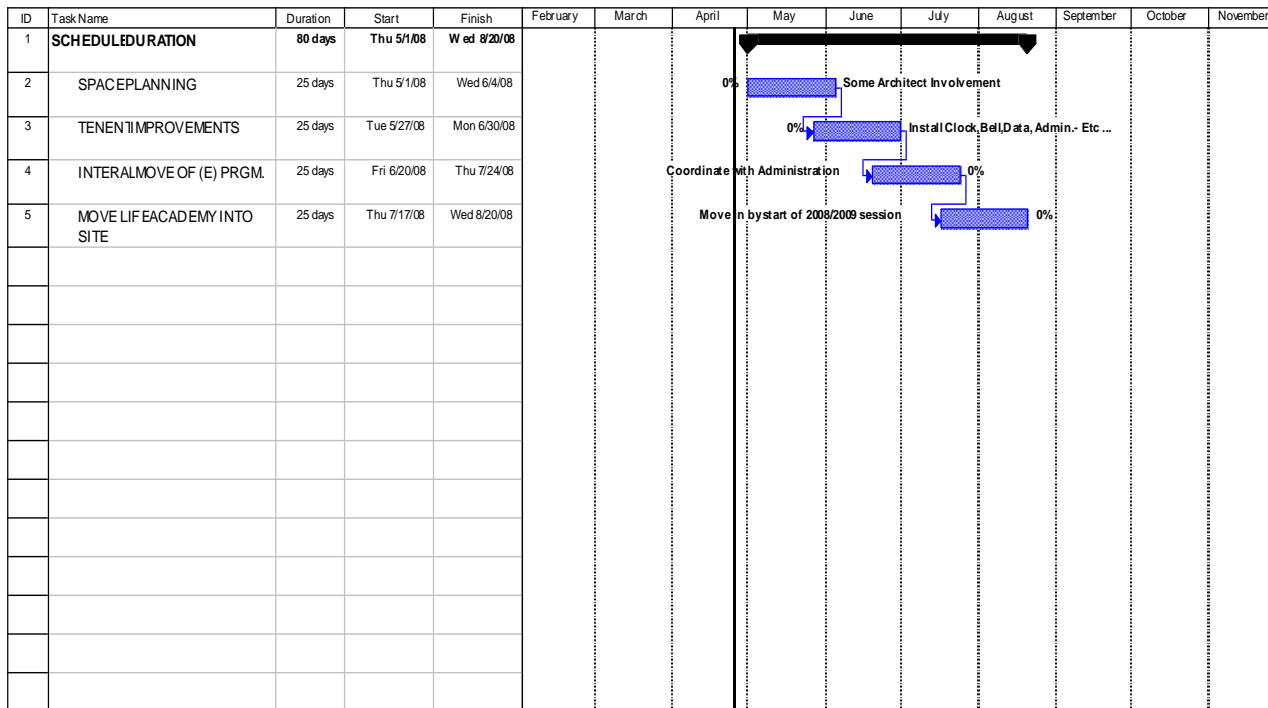
### 1) Laney

- Availability Unknown
- Would require up to 14 classrooms for 2-3 years
- Unknown Cost Impacts??



# Site Evaluation & Timeline Analysis

## District Owned Property Typical Relocation Schedule



## I) District Owned Facilities Timeline

Given a decision by today, April 30, 2008, a District Owned facility could be occupied by Life Academy by start of the 2008/2009 school year.



## Recommendation

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We strongly recommend vacating the existing Life Academy Bldg and relocating Life Academy to a Field Act Compliant District owned facility.

Abandon pursuit of new portable campus options.

We strongly recommend that the district make a decision this evening.

