

November 2017

# The Marcus Foster Educational Leadership Complex (ELC)

## Project Address

1025 Second Ave, Oakland, CA 94606

## Architect

Shah Kawasaki Architects (SKA)

## Project Manager

Aboudi Kabbani  
aboudi.kabbani@ousd.org



**OAKLAND UNIFIED SCHOOL DISTRICT**  
Community Schools, Thriving Students



## PROJECT DESCRIPTION

- Renovation of 1025 2nd Ave and Ethel Moore Building as a 75,000 sq. ft. total refurbishment with open office/flex space concept.
- New 8,000-10,000 sq. ft. multipurpose room for Dewey, with a shared kitchen to have Laney College/Dewey Linked Learning Culinary Program

## UPDATE

The Design Development phase is underway with Shah Kawasaki Architects.

Responses to the RFQ/P for Lease-Leaseback (LLB) developer services have been received and evaluated. Direction regarding next steps is pending input from Facilities legal counsel. Target Board of Education approval for lease agreements is December 13, 2017.

Opportunities for some administrators to leave 1000 Broadway before the end of the lease are being explored as a means of managing the budget.

Solutions for an off-site parking lot will be considered within the larger approach to land planning.

## MILESTONE SCHEDULE

<b>Board Approval</b>	Received December 14, 2016 - Adoption by the Board of Education of Resolution No. 1617-0007 - Authorization To Move Forward With The Rehabilitation Of 1025 Second Avenue And the Ethel Moore Building As The Administrative Center Of The District.
<b>1025 and Ethel Moore construction</b>	Targets: bidding in March 2018; finish construction in alignment with end of leases summer 2019
<b>Dewey multipurpose room</b>	Targets: bidding April 2019; finish construction in 2020

## Quick Facts

\$49.5M Project Budget  
(\$30M Construction Budget)  
(\$6.5M Rent Budget)  
funded by Measure J & B Bond

In 2013, OUSD's central offices were damaged by flood, causing OUSD's central staff and services to be scattered across 7 different school site locations in Oakland. Ultimately the District leased office space at 1000 Broadway. These leases expire in summer 2019.

BOE file 16-2625, Enactment # 16-1979  
December 4, 2016 adopted to move forward with rehabilitation of 1025 Second Avenue and the Ethel Moore Building as the Administrative Center of the District.

On February 13, 2017, General Counsel issued an opinion that Measure J funds can permissibly be used for the redevelopment of 1025 2nd Avenue and Ethel Moore.