



**OAKLAND UNIFIED
SCHOOL DISTRICT**

Community Schools, Thriving Students

Educational Leadership Center (ELC) / Dewey Update

Status Update on the progress of CEQA and
possibility of new directions



Presented by Joe Dominguez

Presented to Board of Education

May 25, 2015

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Agenda: Update to the Board of Education

1. Accomplishments
 - Initial Board Approval
 - CEQA Status
 - Potential additional options
2. Funding – An update on potential project funding sources
3. Engagement – Updates given to Dewey staff
4. Next steps

Accomplishments



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**Board approved
Option A on
May 27, 2015**

**Budget reduced
to \$75M**



Accomplishments: CEQA

**CEQA Process
has been more
challenging than
anticipated**

1. CEQA process started
 - RFQ has been issued and limited responses received on November 20, 2015
 - Waiting on consultant hiring decision pending outcome of historic building review

CEQA: California Environmental Quality Act



Accomplishments: CEQA

**CEQA Process
has been more
challenging than
anticipated**

1. Historic Building Review

- Consultant has been engaged to review Ethel Moore Building.
- Report was expected in 2015, however still not yet completed. Process is longer endeavor than anticipated
- Ethel Moore likely to be of significant historic value and therefore would be difficult to demolish
- Additional consultant to be engaged to expedite review of 1025

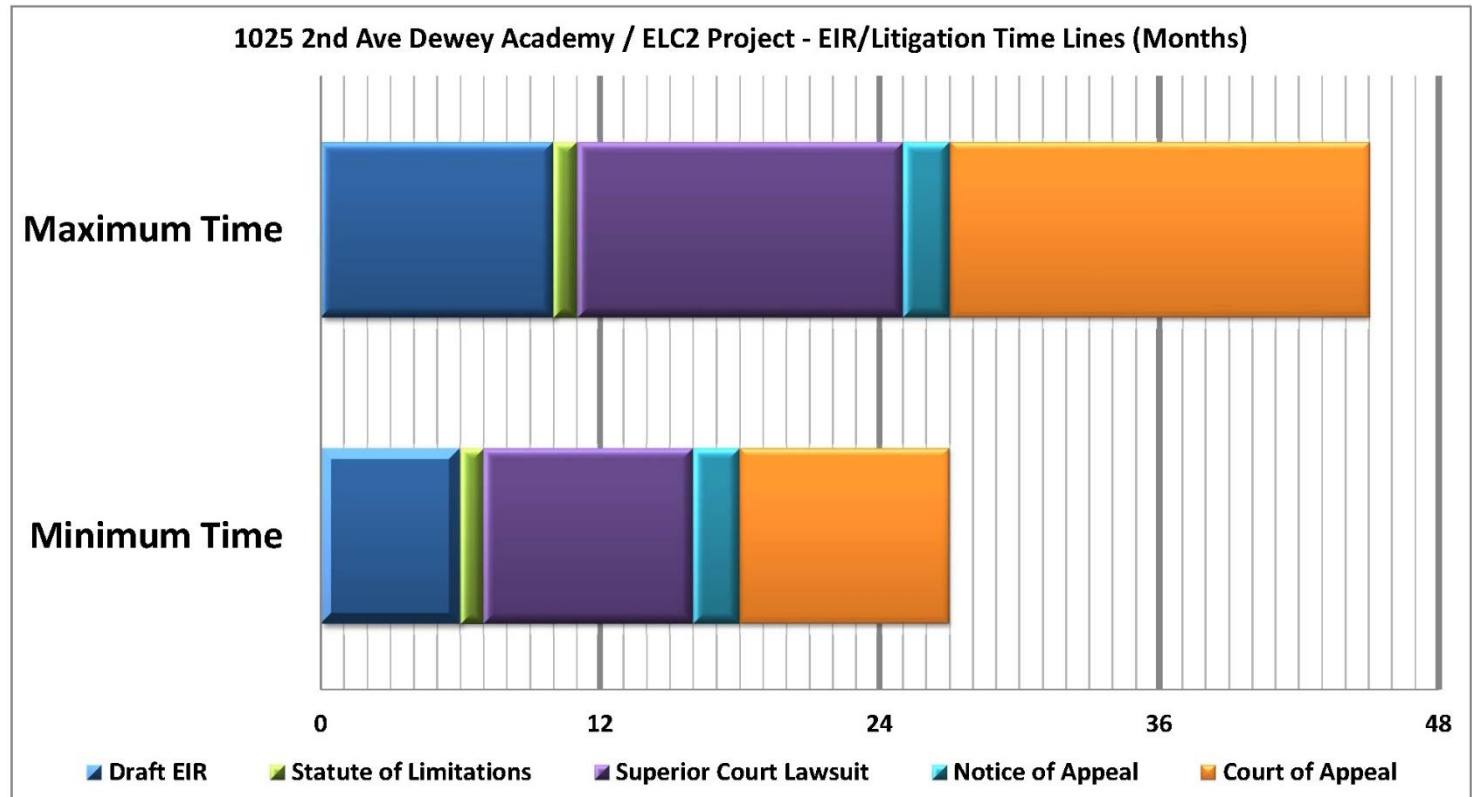
Accomplishments: CEQA



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CEQA affects
Recommendation





Accomplishments: Options

- Consideration that Ethel Moore cannot be demolished without potential significant opposition
- Possibility that 1025 may have similar characteristics
- Options explored for Dewey and ELC as parallel, but separate projects

**Further options
explored for both the
ELC and Dewey as a
result of increased
concern over Historic
impacts**



Accomplishments: Options

District Educational Leadership Center (ELC)

Current Options for Consideration to House District Offices and Community Functions

A	Build New at Dewey Site	Board-approved Option: Demolish and relocate Dewey High School and build on the site. Requires that the City vacate 11th street and the demolition of the Moore building
B	Current OUSD Lakeview Site	Lakeview is expanded for ELC, community and staff interface/training and small educational component
C	Build new at 1025 2nd Ave	Demolish existing buildings and build new building
D	Rehabilitate 1025 2nd Ave	Adaptive reuse of 1025
E	Preserve façade at 1025 and build behind	Maintain the façade only to keep the character of the building from the street and build a new building behind
F	Purchase other building	District to purchase a building that meets the space needs of the District. If educational component included then DSA approval may be required
G	Land swap/exchange	Purchase new property and build a new building
H	TBD	

Accomplishments: Options

Dewey High School

Current Options for Consideration

A	New Dewey at 1025	Board-approved option: Existing building demolished and a new campus built
B	Dewey Rehab and Expansion	Dewey stays in current location and buildings. Site is potentially expanded and new facilities constructed to include a gym and spaces for pathways expansion
C	New Dewey on current Dewey site	Dewey buildings are demolished and a new campus is rebuilt on the same site
D	New Dewey at LEEC	New Dewey campus will be built on the LEEC parking lot including outdoor play spaces. Parking relocated to current Dewey site. <i>(Dewey stakeholders do not recommend this option.)</i>
E	Dewey relocated to 1025 Building with historic preservation	Adaptive reuse of 1025 or maintaining the façade only to keep the character of the building from the street
F	Dewey Status Quo	Dewey stays in current location with no improvements. <i>(District staff does not recommend this option.)</i>
G	TBD	



Funding: Thought Process

- District staff considering options to utilize bond funds, RDA funds, COP, or other revenue sources.
- Final recommendation to be made along with revised proposed ELC / Dewey project

Dewey has been kept in the loop

- Options have been presented in draft form to Dewey staff
- Staff has indicated preference for some options, although their opinions have changed with new information
- Dewey will continue to be engaged as the process evolves



Next Steps

Objective:
Continue to explore options, reduce size of ELC and evaluate risks associated to CEQA

1. Complete historic assessment of 1025 2nd Ave. and Ethel Moore buildings ASAP
2. Detailed programming effort for District Offices (approximate 3-6 week process)
3. Ramifications of downsizing the project based on Board-approved budget (once assessment and programming is complete)
 - a) If new building cannot house all departments, where do departments go
 - b) Consideration of cost-driven solutions for Dewey



Next Steps

Objective:
Continue to explore options, reduce size of ELC and evaluate risks associated to CEQA

1. Continue to evaluate options for project funding
2. Further refinement of options that meet Board-approved criteria for budget
3. Final recommendation to Board anticipated in August/September



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1000 Broadway, Suite 680, Oakland, CA 94607

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