PORTABLE MANAGEMENT

BEX/BTA Oversight Committee
May 17, 2019
Agenda

Portable Management

• Recent History of Portable Management
• McKinistry Condition Assessment Scores
• Budget Per Portable Classroom
• Draft Portable Action Plan
Portable Management: Recent History

Background

• Current portable count: 287
• Board requested detailed plan to include:
  • Portables being demolished, relocated/refurbished that are driven by construction
  • 2018 McKinistry Portables Scores
  • Outlined funding for BEX IV/BTA IV, BEX V and continuous development for BTA V
  • Portables that are necessary for capacity and non-capacity needs including: demolishing, refurbishing, or replacing current portables
## Portable Management: Recent History

<table>
<thead>
<tr>
<th>School Year</th>
<th># Schools</th>
<th># Portable Classrooms – Capacity</th>
<th># Portable Classrooms – Non-Capacity</th>
</tr>
</thead>
<tbody>
<tr>
<td>2018/19</td>
<td>3</td>
<td>9</td>
<td>3 (2 Demo, 1 Relocate)</td>
</tr>
<tr>
<td>2017/18</td>
<td>10</td>
<td>25</td>
<td>5 (Demo)</td>
</tr>
<tr>
<td>2016/17</td>
<td>13</td>
<td>28</td>
<td>12 (4 Demo, 8 Relocate)</td>
</tr>
<tr>
<td>2015/16</td>
<td>12</td>
<td>22</td>
<td>8 (New)</td>
</tr>
<tr>
<td>2014/15</td>
<td>13</td>
<td>21</td>
<td>15 (6 Demo, 1 New, 8 Relocate)</td>
</tr>
<tr>
<td>2013/14</td>
<td>18</td>
<td>30</td>
<td>N/A</td>
</tr>
<tr>
<td>2012/13</td>
<td>14</td>
<td>32</td>
<td>N/A</td>
</tr>
</tbody>
</table>
McKinistry Condition Assessment

Scored condition of each portable based on the OSPI criteria by using a percentage rating 0%–100%

- 91-100% — Excellent (Preventative Maintenance)
- 63-90% — Good (Routine Maintenance)
- 31-62% — Fair (Minor Repairs)
- 1-30% — Poor (Major Repairs)
- 0% — Unsatisfactory condition (Replacement)
- N/A — Not evaluated by McKinistry/to be evaluated by staff
### McKinistry Scores

<table>
<thead>
<tr>
<th>School Type</th>
<th>Excellent</th>
<th>Good 85-94%</th>
<th>Fair 62-84%</th>
<th>Poor 30-61%</th>
<th>Unsatisfactory 0-29%</th>
<th>N/A</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Elem</td>
<td>9</td>
<td>48</td>
<td>45</td>
<td>51</td>
<td>5</td>
<td>22</td>
<td>180</td>
</tr>
<tr>
<td>K-8</td>
<td>0</td>
<td>8</td>
<td>1</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>9</td>
</tr>
<tr>
<td>MS</td>
<td>4</td>
<td>18</td>
<td>14</td>
<td>7</td>
<td>18</td>
<td>0</td>
<td>61</td>
</tr>
<tr>
<td>HS</td>
<td>6</td>
<td>20</td>
<td>5</td>
<td>3</td>
<td>1</td>
<td>2</td>
<td>37</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>19</strong></td>
<td><strong>94</strong></td>
<td><strong>65</strong></td>
<td><strong>61</strong></td>
<td><strong>24</strong></td>
<td><strong>24</strong></td>
<td><strong>287</strong></td>
</tr>
</tbody>
</table>

Please see the attached handout for the McKinistry portable scores by school.
Budget per Portable Classroom = $180,000 based on 2018/19 $

• Based on “average” estimate per classroom as follows:
  o $13,000  Curriculum
  o $13,640  Technology
  o $22,000  Furniture
  o $130,000 Portables Relocation/Procurement and Complete Install
  o $20,000  Demolish
  o $40,000  Refurbish
  o $172,000 Demolish/Replace/Furniture
Portable Action Plan

Goal: All portables with a McKinistry Condition Assessment scoring lower than 60.00, demolished or refurbished/replaced by end of Fiscal Year 2025/26

• Priority list for relocating, demolishing or refurbishing/replacing based on:
  o Sites undergoing construction
  o Interim site needs
  o Portables that do not have labels and have oil tanks
  o The McKinistry Condition Assessment scoring lower than 60.00

• Efforts made to direct demolished materials from landfill facilities
  o Waste Diversion Report for each portables demolition project
# Draft Portable Action Plan: 2018-19 through 2025-26

<table>
<thead>
<tr>
<th>School Type</th>
<th>Construction 2018/19-2025/26</th>
<th>No Label</th>
<th>Oil Tank</th>
<th>McKinistry 60.00&lt;</th>
<th>Refurbish 55.00&gt;60.00</th>
</tr>
</thead>
<tbody>
<tr>
<td>Elem</td>
<td>• 55 Demo</td>
<td>48</td>
<td>10</td>
<td>49</td>
<td>5</td>
</tr>
<tr>
<td></td>
<td>• 35 Move</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>K-8</td>
<td>• 2 Move</td>
<td>N/A</td>
<td>N/A</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>MS</td>
<td>• 30 Demo</td>
<td>30</td>
<td>3</td>
<td>25</td>
<td>0</td>
</tr>
<tr>
<td></td>
<td>• 14 Move</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>HS</td>
<td>• 5 Demo</td>
<td>3</td>
<td>2</td>
<td>4</td>
<td>0</td>
</tr>
<tr>
<td></td>
<td>• 2 Move</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Total</td>
<td>• 90 Demo</td>
<td>81</td>
<td>15</td>
<td>79</td>
<td>5</td>
</tr>
<tr>
<td></td>
<td>• 53 Move</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
Draft Portable Action Plan: 2018/19*

- Bagley ES: 8 — Demolish 2, Move 6
  - After changes: 0
- North Beach ES: 8 — Add 4
  - After changes: 12
- Roxhill site: 5 — Move 2
  - After changes: 3
- Schmitz Park site: 2 — Add 1
  - After changes: 3
- Jane Addams MS: 4 — Add 2
  - After changes: 6
- Eagle Staff MS: 4 — Add 3
  - After changes: 7
- Ingraham HS: 6 — Move 2
  - After changes: 4

*Please see Draft Portable Action Plan for more detail
Draft Portable Action Plan: 2019/20*

• Schmitz Park site: 3 — Demolish 2, Add 7
  o After changes: 8
• West Woodland ES: 7 — Move 7
  o After changes: 0
• Whitman MS: 14 — Demolish 14
  o After changes: 0

*Please see Draft Portable Action Plan for more detail
Draft Portable Action Plan: 2020/21*

• Frantz Coe ES: 1 — Move 1
  o After changes: 0
• Kimball ES: 12 — Demolish 12
  o After changes: 0
• Original Van Asselt: 4 — Add 4
  o After changes: 8

• Schmitz Park site: 8 — Add 8
  o After changes: 16
• Viewlands ES: 12 — Demolish 6, Move 6
  o After changes: 0
• West Seattle ES: 5 — Move 5
  o After changes: 0

*Please see Draft Portable Action Plan for more detail
Draft Portable Action Plan: 2021/22*

• No actions planned at this time

*Please see Draft Portable Action Plan for more detail
Draft Portable Action Plan: 2022/23*

- Alki ES: 2 — Demolish 2
  - After changes: 0
- John Rogers ES: 5 — Demolish 1, Move 4
  - After changes: 0
- Laurelhurst ES: — Demolish/Replace 3
  - After changes: 3
- Montlake ES: 7 — Demolish 6, Move 1
  - After changes: 0
- Northgate ES: 6 — Demolish 3, Move 3
  - After changes: 0
- View Ridge ES: 7 — Demolish/Replace 5
  - After changes: 7

- Eckstein MS: 2 — Demolish/Replace 2
  - After changes: 2
- McClure MS: 2 — Demolish/Replace 2
  - After changes: 2
- Mercer MS: 21 — Demolish 7, Move 14
  - After changes: 0
- Nathan Hale HS: 8 — Demolish/Replace 3
  - After changes: 8

*Please see Draft Portable Action Plan for more detail
Draft Portable Action Plan: 2023/24*

• Roxhill site: 3 — Demolish 3
  o After changes: 0

• Sacajawea ES: 6 — Demolish/Replace 2
  o After changes: 6

• Washington MS: 8 — Demolish/Replace 5
  o After changes: 8

*Please see Draft Portable Action Plan for more detail
Draft Portable Action Plan: 2024/25*

- McDonald ES: 4 — Demolish/Replace 2
  - After changes: 4
- Rainier View ES: 6 — Demolish/Replace 2
  - After changes: 6
- Rainier Beach HS: 2 — Demolish 2
  - After changes: 0

*Please see Draft Portable Action Plan for more detail
Draft Portable Action Plan: 2025/26*

Elementary Schools

• North Beach 12: Demolish 1, Add 2
  o After changes: 13
• Olympic View 3: Refurbish 1
  o After changes: 3
• Sand Point 7: Refurbish 3
  o After changes: 7

K-8 Schools

• Catharine Blaine 7: Move 2
  o After changes: 5

*Please see Draft Portable Action Plan for more detail
# McKinistry Scores

<table>
<thead>
<tr>
<th>School Type</th>
<th>Excellent 95-100%</th>
<th>Good 85-94%</th>
<th>Fair 62-84%</th>
<th>*Poor 30-61%</th>
<th>Unsatisfactory 0-29%</th>
<th>N/A</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Elem</td>
<td>9</td>
<td>50</td>
<td>50</td>
<td>8</td>
<td>0</td>
<td>17</td>
<td>134</td>
</tr>
<tr>
<td>K-8</td>
<td>0</td>
<td>6</td>
<td>1</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>7</td>
</tr>
<tr>
<td>MS</td>
<td>6</td>
<td>15</td>
<td>5</td>
<td>2</td>
<td>0</td>
<td>3</td>
<td>31</td>
</tr>
<tr>
<td>HS</td>
<td>4</td>
<td>23</td>
<td>3</td>
<td>1</td>
<td>0</td>
<td>2</td>
<td>33</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>19</strong></td>
<td><strong>94</strong></td>
<td><strong>59</strong></td>
<td><strong>11</strong></td>
<td><strong>0</strong></td>
<td><strong>22</strong></td>
<td><strong>205</strong></td>
</tr>
</tbody>
</table>

- *Portables with scores 60-61%
- BEX V $2.0 Million for Portable Management Plan
- BTA V $5.2 Million needed for Portable Management Plan using 2018/19 $