May 8, 2015

City College of San Francisco
Purchasing Dept., RFP 047
33 Gough Street
San Francisco, CA 94103

RE: REQUEST FOR PROPOSAL (RFP 047)
San Francisco Community College District
LPA No. 1004453

Dear Members of the Selection Committee:

As San Francisco Community College District begins the process of redefining the Facilities Master Plan, it is crucial to select a partner that understands the importance of your vision, mission, values and institutional goals, and LPA has proven experience providing planning services that are a direct reflection of our client’s tenets. Over our 50 year history, LPA has evolved into a multi-disciplinary, integrated-design firm providing unique planning services that address sustainability and 21st Century Learning Environments unlike any other firm in the country. Why are we so unique? Because we approach each planning project holistically by engaging our clients utilizing our in-house planners, programmers, architects, interior designers, landscape architects, engineers and energy specialists. Our experience with community college higher education facilities master planning has given us insight, knowledge and an appreciation for the planning process and the importance of incorporating each client’s practical and academic objectives.

TEAM EXPERTISE  LPA’s dedicated team of higher educational professionals will use their experience and expertise to forge a comprehensive Facilities Master Plan that will address short and long term District goals and objectives. LPA will utilize collaborative problem-solving techniques to create a 10-year road map that will provide the District with practical, efficient, functional, sustainable and beautiful environments that foster intellectual and social exchange. Our experience will also provide real and relevant planning solutions that will be utilized to synergize social interaction, educational excellence and provide innovative energy solutions. The team members proposed to work on the San Francisco Community College District Facilities Master Plan will utilize LPA’s extensive higher education experience and planning expertise that will benefit the District and includes:

- 198 Higher Education Projects;
- 122 California Community College Projects;
- 46 Master Plans Completed; and
- 12 Higher Education Master Plans Underway or Completed.

COLLABORATION  In addition to our in-house integrated planning team, LPA has teamed up with San Francisco-based consultants that will assist in the consensus-building process. LPA’s specialty consultants possess unique and specific knowledge and experience working with community groups, the San Francisco Community College District and/or the City of San Francisco. Our team of multi-disciplinary practitioners is dedicated to the art of research, discovery and listening, ensuring that your Facilities Master Plan, not only addresses the physical and educational needs of the future, but positions San Francisco Community College District at the forefront of higher education in the Bay Area.

We are excited at the opportunity to assist San Francisco Community College District and look forward to working with you to plan inspiring, sustainable places and spaces that enrich the lives of those who use them.

Sincerely,

Steve Flanagan, AIA / LEED AP BD+C
Principal-in-Charge
LPA, Inc.
e: sflanagan@lpainc.com

Katia McClain, AIA / DBIA / LEED AP BD+C
Project Director
LPA, Inc.
e: kmclain@lpainc.com
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Ranked by Engineering News-Record as **California’s Design Firm of the Year 2012**
FIRM HISTORY

LPA, Inc. is one of the largest planning, architectural, landscape, engineering, and interior design firms in California. Founded in 1965, LPA has a long history of providing sustainable design solutions through unparalleled client centered service.

LPA’s staff of over 250 individuals is structured into experienced project teams to provide a full scope of professional services including Facilities Master Planning, Programming, Architectural Building Design, Interior Design, Landscape Architecture, Engineering, Facility Renovation, Construction Administration, Signage, Graphic Design, Agency Approval, and LEED Certification.

LPA provides clients with experienced and dedicated design professionals from project inception through owner occupancy. LPA works collaboratively through all phases of design with facilities, administrators, faculty, staff and students to ensure an appropriate, flexible and sustainable solution on every Master Plan.

INTEGRATED PLANNING

At LPA, we have created a very different kind of design firm, where planning, architecture, interiors, landscape architecture, and engineering all work together from start to finish to create unique, sustainable solutions for the present and the future.

The foundation of LPA’s reputation as a talented professional planning and design firm is service. Our success is based on our ability to meet the needs of the client in terms of timeline and budget. We pride ourselves on our capacity to “listen” to the client’s needs and communicate on every step of the planning and design process.

SUSTAINABLE DESIGN

Sustainable Design is a part of LPA’s history and most importantly our culture. Sustainability is not new at LPA, as we have been providing our clients with well-designed efficient buildings both economically and environmentally our entire careers. At LPA, every project, regardless of budget or program, can have a sustainable quotient and we are proving that is a reality everyday with our work.

More than 85% percent of LPA projects are a result of continuing relationships with existing clients. Their trust and recommendations are the highest compliment a firm can receive.
We are a large firm that operates like a small one with flexibility and future-thinking. We are set apart by our people and passion for what we do.”
LPA has selected the following project team members based upon their direct experience with Master Planning services and their current availability. The individuals listed would be assigned in their identified roles for the duration of the San Francisco Community College District Facilities Master Plan.

**PROJECT TEAM LEADERSHIP**

Steve Flanagan, as Principal-in-Charge and Glenn Carels, Design Principal have been with LPA for 20 and 30 years respectively and at least one of them has been engaged in every higher education project at LPA for the last 20 years. They have led teams in the design of over 200 higher educational projects of which 122 were California community college projects. Steve and/or Glenn have been actively engaged in each of the 12 higher education master plans. Steve and Glenn have established what they call the “A Team” for the San Francisco Community College District FMP project. Steve will be responsible for agreement and fee discussions with the District, while Glenn will provide senior level design oversight of the planning team.

**INTEGRATED PLANNING SERVICE**

The foundation of LPA’s reputation as a talented professional planning and design firm is service. Katia McClain, as the Project Director and Caroline Kwak as the Project Manager will be responsible for day-to-day communications with the District and managing our integrated planning team including outside consultants. Integrated planning is more than in-house engineering, it’s a collaborative process of engaging experts and stakeholders at every level. Our San Francisco Community College District team will include specialty consultants and our in-house staff of experienced programmers, planners, architects, landscape architects, signage/graphics, engineers, and entitlements processing professionals. But most importantly it will also include San Francisco Community College District representatives and stakeholders.

In 2012, LPA was honored to receive the prestigious Engineering News-Record Design Firm of the Year Award which recognizes over 25 years of design excellence and contribution to the profession.
Steve Flanagan, AIA / LEED AP
Education: Bachelor of Architecture, University of Kentucky
License #: C23695
Career Summary: 20 years with LPA
20 years with LPA
28 years total experience

Steve has over 28 years of experience, 20 of those years dedicated to the design and construction of educational projects. Steve has been involved in over 100 educational projects, he utilizes his past and on-going experience with community college and university facilities to ensure LPA’s integrated design team delivers contextually sensitive, beautiful state-of-the-art educational environments. His commitment to each client and his passion for sustainable design, guarantees a delivered project that is environmentally sensitive and reflective of the client and user needs.

As the Facilities Master Plan Principal, Steve is responsible for overseeing the design portion of the Facilities Master Plan and ensuring that the design solutions and process is expedited and delivered on-time while exceeding expectations.

RELEVANT PROJECT EXPERIENCE
Los Medanos College, PE Facility
West Valley College, Applied Arts & Sciences Renovation
Chabot College, Instructional Office Building
Las Positas College, Multi-Disciplinary Education Building
El Camino College, Humanities Building
El Camino College, Math, Bus., Allied Health Bldgs.
San Diego State Univ., Storm & Nasatir Hall Renovation & Expansion
CSU San Bernardino, College of Education
CSU San Bernardino, Extended Learning Building
CSU East Bay, Warren Hall Replacement Project
Pitzer College, Gold Center Renovation
Riverside CCD, Center for Social Justice and Civil Liberties
West Los Angeles College, Allied Health & Wellness Center
El Camino College, Athletics Complex Phase I & II
College of the Desert, Athletics Complex
Riverside CCD, Culinary Arts Academy & District Office
Riverside CCD, Coil School for the Musical Arts
El Camino College, Food Services Building
Los Angeles Valley College, Monarch Center & Parking Structure
Rio Hondo College, Physical Education Complex
San Bernardino Valley College, Site work, Signage and ADA Upgrades
Moreno Valley College, Learning Gateway Building

Glenn Carels, FAIA
Education: Bachelor of Architecture, Cal Poly Pomona
License #: C29181
Career Summary: 30 years with LPA
30 years total experience

For the last 30 years at LPA, Glenn has devoted his career to making higher education more effective through good design, by introducing better ways of nurturing student life and achievement within an environmentally conscious setting. If there is a signature to his work, it would be the use of climate to inspire the design of student centered learning environments. This climatic design approach, can be maximized to increase building efficiency but also to create inviting educational and social spaces. Glenn’s intent for each project is to create a destination for students, faculty, staff and administrators. Glenn’s inclusive process of design uses 3d technology, like SketchUp to choreograph a large team working together.

As LPA’s Design Principal, Glenn will utilize technology for communication, not just documentation. To every project, Glenn brings his knowledge and experience, as well as his passion for designing active student centered spaces.

RELEVANT PROJECT EXPERIENCE
Rancho Santiago CCCD, District Design Guidelines
Santa Ana College, Master Plan
Santiago Canyon College, Master Plan
Las Positas College, Master Plan
Concordia University, Master Plan
Yorba Linda Education Center, Master Plan
University Research Park, Master Plan
Toyota Campus, Master Plan
Mt. San Jacinto College, Menifee Valley Campus Master Plan (CCFC Award of Honor 2011)
Pt. San Jacinto College, San Jacinto Campus Master Plan (CCFC Award of Honor 2011)
Palomar College, San Marcos Campus Facilities Master Plan
Solano Community College, Campus Enrichment Plan

RELEVANT PROJECT EXPERIENCE
CSU San Bernardino, College of Education
CSU San Bernardino, Extended Learning Building
CSU San Bernardino, Student Recreation & Fitness Center Expansion
CSU East Bay, Warren Hall Replacement Project
CSU East Bay, Recreation and Wellness Center
CSU Northridge, Student Recreation Center
CSU San Bernardino, Student Union Facility Expansion
Palomar College, Multi-Disciplinary Instructional Building
Mt. San Jacinto College, Technology Building
Coastline Community College, Newport Beach Campus
Orange Coast College, ABC Building
El Camino College, Humanities Building
Irvine Valley College, Business & Technology Building
Cuyamaca College, Business & Technology Building
Pasadena City College, Campus Center
ASSOCIATE, PROJECT DIRECTOR

Katia McClain, AIA / DBIA / LEED AP BD+C

Education: Master of Urban & Regional Planning, San Jose State University
License #: C34593
Career Summary: Recently joined LPA
21 years total experience

Katia is a licensed architect, however her passion for planning inspired her to earn her Masters of Urban and Regional Planning from San Jose State University. This combination of architecture and planning expertise makes Katia an ideal director for the San Francisco Community College District FMP project.

Over the past two decades, Katia has been involved in the design, management, and construction and planning of complex programs for both public and private educational and commercial clients. In addition to her experience studying and working in the cultural capitals of Latin America and Europe, here in the United States, Katia has developed an expertise in leading large educational projects. She encourages an atmosphere of intellectual curiosity and collaboration in order to create spaces that have a positive effect on human outcomes.

Prior to joining LPA, Katia led business development and project management efforts for the San Jose office of a large architectural firm. She received her undergraduate degree from La Salle University and her master’s degree in Urban and Regional Planning from San Jose State University.

PROJECT MANAGER / TEAM LEADER

Caroline Kwak, AIA / LEED AP BD+C

Education: M.Arch, Univ. of Washington
License #: C30409
Career Summary: Recently joined LPA
15 years total experience

Caroline is a graduate of MIT and brings over 15 years of project management and architectural experience to the LPA integrated planning team. Her ability to prioritize each client’s needs and deadlines brings a high level of quality service to each project and the LPA integrated planning team. Caroline possesses a strong knowledge of building codes and standards along with construction methodology, material applications and architectural building systems. Caroline’s experience working on projects in San Francisco and her strong communication skills, make her ideally suited to manage LPA’s integrated planning team.

In collaboration with the project director, Caroline is responsible for the development, implementation, and monitoring of the project work plan. She will plan, organize, and control the activities of LPA’s integrated planning team to best accomplish the successful completion of San Francisco Community College District FMP project.

RELEVANT EXPERIENCE

San Jose Evergreen CCD, Milpitas Joint-Use 21st Century Post-Secondary Education Center
Los Medanos College, Physical Education Facility
Los Medanos College, Student Union
Los Medanos College, Main Building Renovation Planning
IBM Campus, Office Tenant Improvement, San Jose*
222 Second Street, Office Core and Shell High-Rise, San Francisco*
Cunha School Campus Modernization, Half Moon Bay*
Plant 51 Condominiums, San Jose*
North First Campus Office Core and Shell, San Jose
Tenant Improvement, Silicon Valley Center, San Jose*
Sacred Heart Schools Private Residence, Atherton*
Sacred Heart Schools Concession/Locker rooms, Atherton*
Private Residence, Atherton*
Private Residence, Los Altos*
Campus modernization, Campbell Unified School District*
Taube Koret Campus for Jewish Life, Palo Alto*
Hilltop Family YMCA renovation, Richmond*
Winchester Boulevard Multi-family housing, San Jose*
Markethouse Lofts Condominiums, San Jose*
Classic Residence by Hyatt, Palo Alto*
Park Townsend Apartments, San Jose*
Lafayette Corporate Center, Boston*

*Work while under previous employment
Franco Brown, LEED AP BD+C / ASSOCIATE

Education: Bachelor of Architecture / Master of Urban Design
Universidad de Mendoza, Argentina
Career Summary: 14 years with LPA
17 years total experience

Franco holds a Bachelor of Architecture and a Master of Urban Design degree and brings over 17 years of experience in the design and planning fields both in the United States and abroad. With expertise in higher education campus planning, he leads a team of multi-disciplinary professionals, implementing a holistic and integrated approach to the planning process.

Franco’s projects have been recognized with over 50 local, state and national awards for demonstrating successful design and planning solutions to complex physical, environmental and programmatic needs.

RELEVANT EXPERIENCE

PLANNING EXPERIENCE
University of California, Irvine, UNEX Site Planning and Design
Riverside Community College District, Downtown Centennial Block Master Plan
University of La Verne, Old Town La Verne Facilities Master Plan
University of La Verne, Campus West Facilities Master Plan
Concordia University, Master Plan
Mt. San Jacinto College, Menifee Valley Campus Master Plan (CCFC Award of Honor 2011)
Mt. San Jacinto College, San Gorgonio Pass Campus Master Plan (CCFC Award of Honor 2011)
Palomar College, San Marcos Campus Facilities Master Plan
Solano Community College, Campus Enrichment Plan
Declaration Studios Multi-Use Development Master Planning
Moraga Residential Development Master Planning
The Lakes at Dayton, Nevada Master Planning
Indio Residential Development Master Planning
Stockton Waterfront Redevelopment Master Planning
Eskaton Village Senior Community Master Planning
Universidad de Mendoza, Argentina Urban Campus Plan & Promenade
South Metropolitan Park Mendoza, Argentina
San Martin Memorial Park Mendoza, Argentina

PLANNER

Andrea Larsen, LEED AP

Education: Bachelor of Science, City & Regional Planning, Cal Poly San Luis Obispo
Career Summary: Recently re-joined LPA
10 years total experience

Andrea worked for LPA for four years after graduating college and recently rejoined the firm. In all, Andrea brings 10 years of planning experience with a focus on collaboration with clients to attain responsive and appropriate solutions. In order to achieve successful projects, Andrea encourages the client and planning team members to work together closely, while communicating effectively to ensure the final plan is directly responsive to the client’s stated needs and vision. Her role is focused on the planning process and how it is used to draw the connection between a need and a solution, or a desired experience.

As the Planner, her role is to be intimately familiar with all aspects of the planning solution. She will provide the planning team support from the beginning to the end. She will also help facilitate the coordination of the integrated planning team and specialty consultants, ensuring the plan comes together, taking into account San Francisco Community College District’s needs and requests, project budget, timeline, and coordination with all involved players.

RELEVANT EXPERIENCE

PLANNING EXPERIENCE
Concordia University, Master Plan and CUP
Eskaton Village, Fairfield, CA
Mountain View Planned Community, Red Bluff, CA
Senior Village Living Prototype, Landscape Standards
Solano Community College, Campus Enrichment Plan
Sonterra Master Planned Community, Fernley, NV
Southwest Community Park, Dixon, CA
ASSOCIATE, EDUCATIONAL PROGRAMMER

Winston Bao, CID / LEED AP BD+C

Education: Bachelor of Fine Arts, CSU Long Beach
License #: CID 6704
Career Summary: 19 years with LPA
Career Summary: 19 years total experience

Winston joined LPA in 1995, his primary responsibilities include programming, planning, design and development of educational facilities. His involvement with projects includes creating a highly collaborative framework for the client, design team, and all those involved to prioritize planning and design decisions throughout the process. In order to achieve successful projects, he believes that it is critical for all stakeholders to work together closely, while communicating effectively, to deliver highly functional, cost-effective sustainable solutions that offers enduring benefits, while accomplishing the clients’ stated goals, vision, hopes and dreams.

Upon selection, Winston will be your Programmer and Space Planner for the Facilities Master Plan. “Campus Building”, requires him to facilitate a programming effort that captures the quantitative and qualitative aspects that reflect the District’s history and vision for the future. He will translate this data into a physical framework that empowers the evolution of San Francisco Community College District. LPA’s holistic approach to master planning creates synergies between architecture, pedagogy, engineering, place-making, sustainability, social interaction and technology that will have a meaningful impact on San Francisco Community College District in the decades that follow.

RELEVANT EXPERIENCE

PLANNING EXPERIENCE
University of La Verne, Master Plan
Concordia University, Campus Master Plan
Laguna College of Art + Design, Campus Master Plan
San Diego State University Storm/Nasatir Hall Renovation

RELEVANT PROJECT EXPERIENCE
Coastline Community College, Newport Beach Campus
Concordia University, Education & Business Technology Building
CSU East Bay Warren Hall Replacement Building
CSU East Bay, Recreation & Wellness Center
CSU Fullerton, Police Facility
CSU Northridge, Student Recreation Center
CSU Office of the Chancellor
UC Davis Health System Graduate Studies Office Building
UC Merced, Recreation & Wellness Center Expansion, Feasibility Study
Jet Propulsion Laboratory Flight Projects Center
Palomar College Multi-Disciplinary Instructional Building
Palomar College, Learning Resource Center
Palomar College, Wellness and Fitness Center
CSU San Bernardino College of Education
CSU San Bernardino College of Extended Learning
CSU San Bernardino, Student Union Expansion
San Diego State University Storm/Nasatir Hall Renovation

PRINCIPAL, LANDSCAPE PLANNER

Kevin Sullivan, ASLA / LEED AP BD+C

Education: Bachelor of Science, Landscape Architecture, Cal Poly Pomona
License #: LA2188
Career Summary: 14 years with LPA
Career Summary: 35 years total experience

Kevin brings a variety and depth of experience to the project team based on his 35 years of site planning and landscape architecture. His experience includes campus planning, community master planning, park and streetscape design, aquatic facilities, community consensus building, public and private redevelopment, and environmental restoration. Kevin emphasizes project strategy, concept formulation, agency processing and design development.

RELEVANT EXPERIENCE

PLANNING EXPERIENCE
UC Irvine North Campus Master Plan
Pacific Park Business Center, Mission Viejo, CA
Legado Master Planned Community, Dayton Valley, NV
Sonterra Master Planned Community, Fernley, NV
Burbank Gateway Center, Burbank, CA
Jamboree Business Center, Irvine, CA
Woodland Police Facility, Woodland, CA
Eskaton Village Roseville, CA
Eskaton Village Reno, NV
Eskaton Village Indio, CA
Eskaton Village Placerville, CA
Eskaton Village Davis, CA
Fiesta De Vida, Indio, CA
Moraga Master Planned Community, Merced, CA
El Segundo Recreation Park Master Plan, El Segundo, CA
Foothill Ranch Master Planned Community, Foothill Ranch, CA
Foothill Ranch Urban Core, Foothill Ranch, CA
San Diego State University Storm/Nasatir Hall Renovation

RELEVANT PROJECT EXPERIENCE
Coastline Community College, Newport Beach Campus
Concordia University, Education & Business Technology Building
CSU East Bay Warren Hall Replacement Building
CSU East Bay, Recreation & Wellness Center
CSU Fullerton, Police Facility
CSU Northridge, Student Recreation Center
CSU Office of the Chancellor
UC Davis Health System Graduate Studies Office Building
UC Merced, Recreation & Wellness Center Expansion, Feasibility Study
Jet Propulsion Laboratory Flight Projects Center
Palomar College Multi-Disciplinary Instructional Building
Palomar College, Learning Resource Center
Palomar College, Wellness and Fitness Center
CSU San Bernardino College of Education
CSU San Bernardino College of Extended Learning
CSU San Bernardino, Student Union Expansion
San Diego State University Storm/Nasatir Hall Renovation
Alan has 27 years of experience providing engineering site design for land development projects for public agencies as well as private developers. Design projects have ranged from roadway widening to large mixed-use development site design including water and wastewater pipelines, utility relocation, parking facilities, shopping centers and hotel/motels. Alan’s projects have involved extensive coordination with public agencies and numerous utility companies.

Alan has worked closely with many different agencies to develop functional sustainable academic projects including new campuses for higher education clients. He most recently worked with the LPA integrated design team on the Newport Beach Campus for Coastline Community College. This recent and relevant experience designing a similar successful new campus will provide added value for the Solano Community College District.

**RELEVANT EXPERIENCE**

**PLANNING EXPERIENCE**
Concordia University - Master Plan

**RELEVANT PROJECT EXPERIENCE**
Coastline Community College Newport Beach Campus
Folsom Lake Community College, Physical Education Building, Los Rios Community College District, Folsom, CA*
Gauche Park and Aquatic Center, Yuba City, CA*
El Camino College, Athletics Complex Phase I
El Camino College, Athletics Complex Phase II
Moreno Valley College, Learning Gateway Building
Palomar College, Humanities Building
UC Davis, Contained Research Facility*
American River College, Child Development Center*
American River College, Learning Resource Center*
Butte College, Allied Health/Public Service Center*
Butte College, Public Training Safety Center*
Folsom Lake College, Bookstore & Cafeteria Building*
Folsom Lake College, Physical Education Building*
Folsom Lake College, Visual & Performing Arts Building*
Sacramento State University, Broad Fieldhouse*
Sacramento State University, Recreation and Wellness Center*
Rodeo Community Park, City of Folsom, CA*
Stanislaus County Agricultural Center, Stanislaus County, CA*
Folsom Lake College Play Fields/Sports Complex, Folsom, CA*

*Work while under previous employment

**PRINCIPAL, SUSTAINABILITY / ENGINEERING**
Erik Ring, PE / LEED FELLOW

After several years working as an engineering consultant to LPA, Erik joined the firm in 2007, as LPA began to integrate engineering disciplines into their design practice. Leading LPA’s sustainability and engineering efforts, Erik has the fun, challenge, and privilege of working closely with other LPA engineers, planners, architects, interior designers, and clients to develop efficient, healthy, cost effective design and planning solutions. Erik strives to leverage the input and knowledge of LPA’s diverse team of professionals to come up with the best solution for every client and every project.

In his career, Erik has always focused on green design. He has served on both local and national committees of the US Green Building Council (USGBC), and as a USGBC LEED Faculty member he has taught hundreds of other professionals about the LEED Green Building Rating System. He recently became a LEED Fellow. In his work he strives for high performance, energy efficient, healthy, and durable solutions that will be sustainable over the life of the project.

**RELEVANT EXPERIENCE**

**PLANNING EXPERIENCE**
University of La Verne, Master Plan
Concordia University, Campus Master Plan
Laguna College of Art + Design, Campus Master Plan

**RELEVANT PROJECT EXPERIENCE**
CSU Northridge, Extended Learning Center
CSU San Bernardino, College of Extended Learning
CSU Northridge, Student Recreation Center
Cal Poly Pomona, Student Recreation Center
CSU East Bay, Warren Hall Replacement Building
Coastline Community College, Newport Beach Campus
El Camino College, Math, Business & Allied Health Building
West Valley College, Applied Arts & Sciences Renovation
El Camino College, Athletic Education Complex
Palomar College, Humanities Building
Palomar College, The Learning Center
Baldwin Stocker Elementary, Arcadia USD
Birch Street Elementary School, Brea-Olinda USD
Dana Middle School, Arcadia USD
Diamond Bar City Hall, Diamond Bar, CA
Diamond Bar Library, Diamond Bar, CA
ECATS High School, Long Beach USD
Laguna Niguel City Hall, Laguna Niguel, CA
Malibu City Hall Renovation, Malibu, CA
Malibu Library Renovation, Malibu, CA
McKinley K-8, Pasadena USD
Paramount High School Expansion, Paramount USD
San Marcos High School, San Marcos USD
Technology District at Legacy Park, Tustin, CA
Volcom Headquarters Renovation, Irvine, CA
Watson Land Company Headquarters, Torrance, CA
West Hollywood City Hall, West Hollywood, CA
SUB-CONSULTANT RESUMES

JACOBS ENGINEERING
Facilities Needs Assessment / Entitlements/ Life Cycle Costs

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Jacobs Engineering Group, Inc. (Jacobs) founded in 1947 is one of the world’s largest and most diverse providers of professional technical services. Our Buildings Design practice focuses on providing consistent, high-quality architectural and engineering design services to educational, institutional and public clients nationwide.

Our higher education practice has successfully delivered condition assessment services on numerous higher education projects over the past 15 years. Facility condition assessments are a core business for Jacobs, and our ultimate goal is to provide you with meaningful data and tools for better decision making.

With local FCA resources and more than 200 staff actively performing facility condition assessment nationwide, we have more than sufficient personnel to accommodate this project. If specialized expertise in buildings systems is needed, we have ample resources to draw in within the rest of our buildings practice.

Our design and building practice consists of more than 3,000 professionals in 24 offices nationwide with each office committed to a local/regional practice and delivering quality solutions to clients. At the heart of our success has been a dedication to excellence in management, service, quality and value for each client, a desire to work on rewarding, cutting-edge projects, and a commitment to making a major contribution to the built environment.

SELECTED EXPERIENCE

San Francisco Department of Public Works, ESER 1 Bond Program
Principal-in-Charge. Provides strategic and tactical support to the Program team that is engaged in the seismic upgrade, modernization and replacement of 24 SF Fire Department stations and facilities without compromising the service levels of this 24/7/365 operation.

College of Marin, Indian Valley Campus and Kentfield Campus, CA: Principal-in-Charge. This $249.5M program management services project was for the Measure C Bond Program. Served as team leader for the Jacobs on-site program mobilization/quick start team and continues to provide strategic and tactical support to the College of Marin’s Bond Program Director and the Jacobs on-site PM/CM team. Attends meetings of the Board of Trustees, Citizen’s Oversight Committee and, as requested, President’s Cabinet meetings, key stakeholder and community meetings.

Foundation for California Community Colleges, Bay Area District Assessments, Various Sites, CA: Project Manager. Provided program oversight, DSA guidance, and issue resolution on this facility condition assessment program for San Francisco City College, College of Marin and Contra Costa Community College.

Bruce’s 41-year career in the real estate and construction industries encompasses a broad range of both public and private development as well as program management experience. As a program and project executive, director, and manager, he has overseen the assessment, programming, design, construction, and construction management of a diverse set of domestic public and private sector projects. These include educational, commercial, institutional, and industrial structures, from new construction to facility modernizations and renovations. Project delivery methods include design-bid-build, design-build, negotiated GMAX, and Construction Manager at Risk. Bruce is an acknowledged expert in resource management, leadership, and team building.

Bruce has served as Mayor and Town Councilman in the town of Ross; an Overseer at Stanford University’s Hoover Institution on War, Revolution, and Peace and as Director of Marin General Hospital. He is currently serving as a Director of the Herbst Foundation, a Lifetime Trustee of the San Francisco Conservatory of Music, a Director of the Ross Valley Paramedic Authority, and as a Trustee of both the University of Puget Sound in Tacoma, Washington and Golden Gate University in San Francisco. He is a former member of the Ross School District Facilities Planning Committee and a former Trustee of The Branson School in Ross.

As Principal-in-Charge, he will be responsible for the program’s overall success. He will coordinate and commit corporate resources as required to support the Facilities Master Plan.

RELEVANT EXPERIENCE

San Francisco Unified School District, Prop A 2006 Bond Program, San Francisco, CA: Program Director.* Provided program oversight on this $545M bond program to provide accessibility, fire and life safety, and modernization improvements for 64 schools.

San Francisco Unified School District, Prop A 2003 Bond Program, San Francisco, CA: Program Director.* Provided program oversight, DSA guidance, and issue resolution for this $335M bond program to provide accessibility, fire and life safety, and modernization improvements for 32 schools.

Antioch Unified School District, Carmen Dragon Elementary School, Antioch, CA: Project Manager. Provided oversight, DSA guidance, and issue resolution. Responsible for managing this first design-build public school in California to be delivered under new state legislation. The new 58,000-SF school features a library and media center, open play fields, state-of-the-art technology in its classrooms and a multi-purpose room that can be used as shared-use space for community activities.

* Experience of Bruce while with another firm
Throughout our 38-year history, environmental planning has been the cornerstone of LSA’s professional practice. We are thoroughly familiar with the processes, procedures and technical requirements of the California Environmental Quality Act (CEQA). Our technical expertise is complemented by strong project management skills, dedication to quality, and exceptional responsiveness. We have extensive experience conducting environmental review in San Francisco, and assisting institutional, educational, and corporate clients in the efficient environmental analysis of new campuses and capital facilities.

LSA has many years of experience providing environmental consulting services to school districts and institutions of higher learning throughout the State. The full scope of our experience includes preparing Exemptions, Initial Studies/Negative Declarations (IS/NDs) and Mitigated Negative Declarations (MNDs) for the expansion or rehabilitation of existing facilities; EIRs for new campuses; and EIRs for master plans for colleges and universities. These projects have been situated in a variety of environments, ranging from urbanized redevelopment sites to undeveloped lands with wetland or endangered species issues.

SELECTED EXPERIENCE
California Maritime Academy, Vallejo
- Master Plan EIR
- Police Department Building Project IS/MND
- Pool/Gymnasium IS/MND
- Dining Facility IS/MND
- Student Housing Project IS/MND
Contra Costa Community College District, various locations
- Diablo Valley College Master Plan IS/MND, Pleasant Hill
- Contra Costa College Master Plan IS/MND, San Pablo
Los Medanos College Master Plan IS/MND, Pittsburg
Mount Diablo Unified School District, various locations
- Clayton Valley Charter High School Stadium Improvements IS/MND, Concord
- Northgate High School Aquatic Center IS/MND, Walnut Creek
- Ygnacio Valley High School Field Lighting Project EIR, Concord
- College Park High School Athletic Facilities Improvements IS/MND, Pleasant Hill
Academy of Art University Institutional Master Plan EIR, San Francisco
San Francisco Museum of Art Expansion EIR, San Francisco
San Francisco General Hospital Seismic Rebuild Program EIR, San Francisco

Judith H. Malamut, AICP, is an environmental, city and regional planner with over 25 years of experience. As the Managing Principal of the Berkeley office, she provides guidance and oversight that ensures LSA’s dedication to quality while mentoring staff. She serves as Principal-in-Charge and Project Manager for large and small-scale projects, often with multi-disciplinary teams, and has provided technical expertise to complete a full range of land use and environmental planning projects. Her activities with LSA include project management for CEQA and NEPA documents, preparing resource management plans, and conducting environmental analysis, and trail, open space and recreation planning.

In keeping with LSA’s commitment to senior level management, Ms. Malamut maintains substantive involvement with projects as a means of assuring high quality products and balanced professional consultation. As Principal-in-Charge she works closely with Project Managers and clients, and provides input on and monitors the scope, budget, and scheduling of specific projects. Ms. Malamut is ultimately responsible for the quality of all project work, and reviews all in-house prepared text, tables, and graphics before these materials are presented to the client.

RELEVANT EXPERIENCE
Ms. Malamut’s ability to guide clients through the environmental process and her thoughtful approach to problem-solving has resulted in multiple assignments from long-term clients, such as the cities of Berkeley, Livermore, San Jose, Cupertino, Fairfield, and Brisbane, California State University and the East Bay Regional Park District. Major projects for which she is serving as the Principal-in-Charge include the Albany General Plan Update EIR for the City of Albany; the Stanford Avenue Parking Expansion Project at Mission Peak Preserve EIR for the East Bay Regional Park District; the Dixon Ranch Residential Project EIR for the El Dorado County; and the Bay Trail to Lake Merritt Pedestrian/Bicycle Bridge Design CEQA/NEPA for the City of Oakland, as a subconsultant to Moffatt & Nichol. She is also the Principal-in-Charge of the Peerless Research and Development Community Project EIR for the City of Berkeley, a proposed development of residential, office, commercial, retail and manufacturing uses on two contiguous blocks in west Berkeley, as well as the Sherwin-Williams Mixed Use Project EIR for the City of Emeryville.

Other projects include:
- Apple Campus 2 Project EIR for the City of Cupertino
- Apple Campus 2 Project Final EIR Addendums for the City of Cupertino
- Marshall Squares Project EIR Addendum for the Fairford Residential Company/City of San Jose
- 1601 Mariposa Street Mixed Use Project EIR for Related California
- Mountain View General Plan Update and Greenhouse Gas Reduction Program EIR for the City of Mountain View
- San Stino Residential Project EIR for the El Dorado County
- Leona Heights Mine Remediation Project IS/MND and Permits for the City of Oakland
- East Bay Parks Wildfire Hazard Reduction and Resource Management Plan and the EIR on the Plan for the East Bay Regional Park District
Andrea Baker and her associates bring decades of diverse experience, professionalism, and creativity to their work in community outreach, public affairs, economic development, and event planning. With personal experience in minority communities around the Bay Area, the Andrea Baker Consulting (ABC) team has focused on marginalized neighborhoods in San Francisco, helping to better connect them to the economy and community of the larger city. Our work has involved the coordination of multiple parties; outreach to community residents, merchants, and other stakeholders; as well as the facilitation of group meetings in culturally diverse neighborhoods in San Francisco, including the Bayview-Hunters Point, Fillmore, Oceanview/Merced/Ingleside, Chinatown/North Beach and Mission communities.

ABC understands that community outreach and engagement is a multi layered task, customized for each neighborhood with networks to connect and bring to the table the diverse groups that make for a strong community. We believe in the importance of engaging stakeholder participation early in any community process to help guide and inform the project and to ensure that the outreach is inclusive and reflective of all community members, thus creating collaborations and outcomes that can effect real and lasting change.

The ABC team’s many years of experience in working with City agencies and Community Based Organizations (CBO) has allowed us to develop a strong and far reaching network of partners, and shared trust and integrity with stakeholders in many neighborhoods within the City; and this makes ABC well suited for community outreach projects. Specifically for this project ABC has performed outreach and economic development strategies in several of the neighborhoods where City College operates facilities - including the Bayview-Hunters Point, Fillmore, Oceanview/Merced/Ingleside, Chinatown and North Beach. Our existing networks within these communities will allow us to ‘hit the ground running’ and ensure a robust and dynamic community engagement process.

Additionally Andrea’s previous employment with the Mayor’s Office of Economic & Workforce Development as well as the San Francisco Redevelopment Agency, and continued contracting efforts with several City agencies means that we have a unique and current understanding of their priorities and modus operandi allowing us to craft and implement outreach, communication and facilitation strategies that are thoughtful, and customized to obtain the optimum participation and outcome from each environment that we work in.

QUALIFICATIONS

Through our previous and ongoing collaborations with community stakeholders, we have gained the trust of many local businesses and other local stakeholders, allowing us to work more proactively in identifying and providing solutions to various challenges.

Andrea and her team regularly perform community outreach in the Bayview. We understand the interests of the expanding Bayview-Hunters Point community, and have gained the trust of businesses and diverse community members over the years. Recently ABC conducted a merchant, property owner and resident survey to help inform a Third Street Retail Strategies Report authored by Office of Economic and Workforce Development (OEWD), the Bayview Steering Committee, and AECOM. Outreach efforts included interviewing shoppers, residents, merchants, and other stakeholders in the Bayview (new and long-term) to gauge the concerns of the neighborhood and to improve the shopping environment of Third Street. Andrea has also organized monthly social gatherings in the Bayview to better connect members of the residential and business communities.

ABC was also hired by Local Initiatives Support Corporation (LISC) to engage and build organizational capacity in the Oceanview/Merced/Ingleside (OMI) neighborhood for a street beautification program on Broad Street. ABC has coordinated efforts between OMI community members, the City’s Invest in Neighborhoods Initiative, and San Francisco Beautiful throughout the planning and streetscape design process, and has facilitated monthly meetings with OMI stakeholders.

Our work with the City’s Central Subway project required working in adjacent neighborhoods, North Beach and Chinatown - each with its own culture and diverse communities yet dealing with common neighborhood and merchant concerns raised by the Central Subway project. Our work to ensure that outreach to each community was consistent and thorough meant that meeting and project notices were multi-lingual; and meeting locations, times and dates were considerate of the neighborhood’s profile and other activities - all of which helped to ensure a successful outreach program.

Andrea has also engaged community stakeholders and facilitated visioning and planning discussions and exercises. Our work on The Fillmore Economic Action Plan included a variety of engagement tools including facilitated community wide meetings, merchant and property owner focus groups and stakeholder interviews; as well as resident surveys conducted at key community sites and events. It is our experience that successful community outreach requires a working knowledge of each neighborhood’s culture; a willingness to support the organizational capacity of existing CBOs and collaborate with them to best reach and engage their constituents; and the ability to listen carefully and be thoughtful in creating workable solutions and collaborations.

Recently, BART hired ABC to activate the 16th Street/Mission BART plazas; and included in our planning and SWOT analysis was a survey of commuters who use the plaza. We were able to complete more than 600 surveys (a combination of in person and on line surveys), and connect with several CBOs. That effort has led in part to developing a podcast with Mission Local – ‘Tales of the Plazas’. The podcast is intended to introduce and connect local denizens and users of the plazas and promote a more open dialogue amongst the disparate users of the plaza. ABC is committed to utilizing all available tools and technology to outreach and connect community members and initiate and facilitate important dialogue to foster change.
The Company CHS Consulting Group is a solution-oriented company. We offer bold visions, and innovative and creative strategies. We use state-of-the-art computer software to perform high quality technical analyses, and use creative graphics (such as animated simulation modeling results) to present recommendations. We are always client-oriented, and are committed to providing our clients with efficient, effective and enduring transportation systems.

Our senior staff have held management-level government positions. Most have extensive agency and municipal experience, and understand how to marry stakeholder desires and efficient transportation solutions in a budget sensitive environment. We have also had extensive experience in building consensus on contentious projects.

CHS Consulting Group expertise includes:
- Transportation Planning
- Transit Planning, Operations, and Design
- Traffic Operations
- Traffic Signal Systems Design
- Traffic Engineering and Traffic Safety
- Intelligent Transportation System Design

The firm provides expertise in all modes of transport including vehicle, transit, bicycle, and pedestrian transportation. Find out more by clicking on our services page.

**SELECTED EXPERIENCE**
- Central Freeway/Octavia Traffic Circulation Study
- San Francisco Bicycle Master Plan EIR
- "Fruitvale Alive" A Community Transportation Plan
- "Revive Chinatown" A Community Transportation Plan
- Brisbane Baylands Development Project
- San Francisco Congestion Pricing Project
- St. Francis Wood Neighborhood Traffic Calming Plan
- Reno ReTRAC Corridor Master Plan
- Google Ferry Service Feasibility Study
- Academy of Art University Institutional Master Plan
- Treasure Island Naval Station Redevelopment
- Hunters Point Naval Shipyard Redevelopment
- BART Oakland Airport Connector Design/Build Project
- Illinois Street Multi-Modal Bridge Design Build Project
- BART Seismic Retrofit Design for A Line South
- BART West Oakland Station Seismic Retrofit
- Caltrain San Francisco Downtown Extension Project
- BART SFO Extension Design/Build Project
- Grant Avenue Streetscape Project
- Sebastopol Street Smart Project
- Mission Bay Development Project
- City of Yuba City Plumas Street Improvements
- VTA El Camino Bus Rapid Transit Project EIS/EIR
- Los Angeles County Bus Rapid Transit Corridor Study
- VTA Stevens Creek Boulevard Bus Rapid Transit Project
- VTA Light Rail Transit Efficiency Project
- AC Transit International Boulevard Bus Rapid Transit Project

Chi-Hsin Shao has 37 years of experience as a transportation planner and traffic engineer, specializing in multimodal transportation planning and systems. His masterplanning experience covers educational and medical campuses, and major development projects.

His focus is on knitting together all modes of transportation seamlessly in often-complex urban environments, and providing parking management and transportation demand management plans for the first and last miles of travel.

Chi-Hsin is very familiar with the City College of San Francisco Ocean Campus vicinity. He has completed two recent projects to improve the Balboa Park BART/Muni Station Area: the Bicycle and Pedestrian Connection Study, and the Station Capacity and Conceptual Engineering Study. He is preparing to begin work on the I-280 Interchange Improvements Project at Balboa Park.

**RELEVANT EXPERIENCE**
- Academy of Art University Institutional Master Plan and Transportation Impact Study 3, San Francisco, CA
- CPMC Multi-Campus Master Plan and Transportation Demand Management Program, San Francisco, CA
- University of San Francisco Institutional Master Plan, San Francisco, CA
- UCSF Mission Bay Campus Transportation Infrastructure Evaluation and Planning, San Francisco, CA
- UC Berkeley Bear Transit Shuttle Efficiency Study, San Francisco, CA
- UC Hastings College of the Law Expansion, San Francisco, CA
- San Francisco VA Medical Center (UCSF Affiliate) Master Plan, San Francisco, CA
- San Francisco VA Medical Center (UCSF Affiliate) Northern California Institute for Research and Education, San Francisco, CA
- VA Palo Alto Health Care System Palo Alto Campus Master Plan, San Francisco, CA
- SFMTA Balboa Park Station Bicycle and Pedestrian Connection Study, San Francisco, CA
- SFMTA Balboa Park Station Capacity and Conceptual Engineering Study, San Francisco, CA
- SFCTA I-280 Interchange Improvements at Balboa Park, San Francisco, CA
In business since 1996, Cumming is an industry leader in providing cost estimating and cost management services. Throughout our history, we have remained focused on one goal: to assist our clients in managing the critical issues of time, quality and cost from conception through close-out. Our primary objective has always been to save our clients time and money on every project, and to deliver the highest quality outcome that meets or exceeds their expectations. To do this, we assist our clients from planning through close-out, working with them, as one team, to ensure success in all phases of development.

Cumming’s project experience includes the completion of more than 5,000 assignments in support of architects, engineers, owners, and others. Specifically, Cumming has completed nearly 500 projects for higher education facilities, which includes 300 projects at university-level campuses.

Our role as cost estimators is to identify the key market conditions in Orange County, as well as regional, and global economic drivers is a crucial first step in providing an accurate cost estimate. We will study the impacts on the budget from the region’s construction forces, labor pool, contractor availability, forecasted construction volume, as well as external market forces such as US exchange rates, energy costs, and global supply and demand for materials.

LPA has worked with Cumming for over 13 years. The firm provides services on the majority of LPA’s projects. Similar projects that LPA and Cumming have collaborated on include California State Polytechnic University, Pomona Student Recreation Center, California State University, Northridge Rec Center & Intramural Synthetic Sports Field, Chabot College Instructional Office Building, Pitzer College Gold Center Renovation, College of the Desert Central Campus Redevelopment, College of the Desert Athletics Complex, Rio Hondo College Physical Education Complex, Cuyamaca College Business Computer & Information Science Building, Cuyamaca College Learning Resource Center Addition, El Camino College Stadium Replacement, San Bernardino Valley College Site Work and ADA Accessibility, Santa Ana College Centennial, Santa Ana College Classroom Building, Santa Ana College Softball Field, Santa Ana College Tennis Courts, Santiago Canyon College Science Building, Pasadena City College Campus Center, Palomar College Humanities Building, Moreno Valley College Learning Gateway Building, Brea Sports Park, Brentwood Civic Center, Montgomery MS and Laguna Niguel City Hall.

As a Senior Cost Manager for San Francisco’s educational team, Sean has developed a strong understanding of the unique challenges faced by tight budget constraints for educational projects. Sean focuses on bringing success to his clients’ projects as early in the process as possible, and deliver an end result that maximizes value and minimizes risk, while bringing the project in on time and most importantly, on budget. Additionally, Sean is experienced with the preparation and management of construction schedules, negotiation of contracts, preparation of monthly project reports, and oversight of subcontractors.

Sean has provided cost management support for over 60 educational projects throughout California and has partnered with districts, school boards, designers, teachers, students, and superintendents to deliver exceptional educational environments for community colleges, universities and four-year institutions, as well as numerous K-12 projects. As such, Sean is familiar with all the requirements of the Division of the State Architect (DSA), Office of Public School Construction (OPSC), California Department of Education (CDE), and the State Fire Marshall as they pertain to cost estimating.

**RELEVANT EXPERIENCE**

West Valley College, Interim Modular Housing  
College of the Redwoods, Athletic Complex and Fields  
Allan Hancock College, Physical Education Athletic Fields  
CSU Maritime Academy, Physical Education Facility  
CSU Fresno, Meyers Sports Medicine Facility  
Palo Alto High School, Physical Education Facility  
Henry Gunn High School, New Gym & Reno Existing Gym  
South Tahoe High School, Gym Modernization  
Golden Gate Community, Recreation Center  
Allan Hancock College, Industrial Technology Building  
Bakersfield Comm. College, School Conversion Feasibility Study  
Canada College, New Load Center 12KV Replacement  
Chabot College, Math & Science Building Modernization  
Chabot College, Redesign of Building B101  
City College of San Francisco, IT Services Hall Renovation  
Gavilan College, Social Sciences Renovation  
Las Positas College, Performing Arts Center Modification  
Las Positas College, Science Building
IN-HOUSE DESIGN DISCIPLINES

MASTER PLANNING
Existing Facility Needs Assessments
Cost & Budget Estimating
Land Use Planning
Financial/Funding Scenarios
Local Community Outreach

LPA offers services in Facility Needs Assessments, Site Surveys, Student Housing Analysis, Cost Estimating, and the establishment of Program Equalization and Technical Specification Standards at both the individual school site and District Wide Facilities Master Plan levels. These documents provide a decision making framework that is sensitive to code, economic, funding, and political factors. Our goal is to provide a “road map” for our client that is implementable. The final documents, when complete, include detailed descriptions of the scopes of work that will take place at each school site, program costs, phasing, and funding source analysis.

ARCHITECTURE
Architectural Building Design
Project Management/Scheduling
Construction Drawings/Specification
Construction Administration
Jurisdictional Approval Processing

LPA offers a multi-disciplined approach to architectural design, bringing the firm’s full range of expertise to each project from its inception. A project team of architects, interior designers and landscape architects employ a systematic process to design buildings and their settings integrally, providing a unified experience between interior and exterior environments. Each design is a unique response to the program, budget, and site parameters.

INTERIOR DESIGN
Programming and Space Planning
Workplace Standards Development
Materials/Fixtures Specifications
Furniture Procurement Services

LPA offers services in space planning and interior design which are the ideal complement to the firm’s commitment to “total design”. Our ultimate goal is to create interior spaces that meet the client’s functional and aesthetic requirements, that are cost effective and enhance the work environment. We provide our clients with a full integration of services, and through our coordination can assist in the bidding, procurement, and the installation of all furnishings.

LANDSCAPE ARCHITECTURE
Site and Environmental Analysis
Landscape and Irrigation Design
Post-Construction Maintenance Analysis

LPA offers the full range of services in Landscape Architecture to provide unique and stimulating landscape experiences that are both functional and sensitive to natural systems. The firm is committed to solving the problems through the design of landscape environments with emphasis on functionality, simplicity, maintainability, and beauty.

STRUCTURAL, MECHANICAL, ELECTRICAL & CIVIL ENGINEERING
Structural Modeling, Analysis, Design & Documentation
Existing & New Structures Seismic Performance Evaluation
Mechanical & Plumbing Design, Energy Use Modeling
Electrical Design & Documentation
Civil Engineering Design & Documentation

LPA offers a full range of engineering services that integrates appropriate, cost effective and high performance structural, mechanical, plumbing, civil, and energy systems into all LPA projects. LPA’s services can range from providing full engineering services to providing peer review for services provided by consultant teams of engineers. Our approach is to provide unified and fully integrated sustainable engineering, solutions that are seamless with the building design and the projects inherent constraints. At LPA we apply passive strategies and proven technologies to optimize building performance while minimizing the capital, energy, and maintenance costs of LPA designed buildings.

SIGNAGE/GRAPHICS SERVICES
Display Graphics
Building Entry Signage
Site and Building Wayfinding
Space Identification
ADA Compliance Signage

LPA capitalizes on the newest technology to create state of the art signage and graphics to serve clients, adding yet another dimension to LPA’s comprehensive design services.
SUSTAINABLE DESIGN
LEED Sustainable Assessments
Agency Program/Rebate Assessments
Energy Audits and Computer Modeling
Energy Conservation Measures (ECM)
Life-Cycle Cost Analysis

LPA offers a full scope of pre-design planning, project documentation, and specification services to our clients to address the incorporation of sustainable concepts. Using our in-house copyrighted software program, LID™, we can assess levels of certification against the implementation cost early in the design process. Our firm's unparalleled expertise is the result of our belief that sustainability does not have to cost more.

TECHNOLOGY
Building Information Modeling (BIM)
Computer Aided Design (CAD)
Project Information Management
Collision Detection
3D Modeling & Rendering
Energy Modeling & Analysis
Virtual Design & Construction

LPA’s integrated design process uses next generation Building Information Modeling (BIM) technology enhanced by other CAD, analysis and visualization tools to significantly improve our technical understanding of a project. Our designers are empowered with a variety of technologies during the course of a project to help our clients visualize and understand their project. The primary tool is an information rich, building information model that simulates a building’s location, orientation, massing, fenestration and energy use. Information obtained from the model is used by our architects and engineers to develop meaningful design concepts that are timeless, require fewer resources and have less impact on the environment.

EXISTING FACILITY SERVICES
Repositioning / Reimaging
Adaptive Reuse
Modernization

LPA’s full complement of design disciplines provide our clients with a holistic approach to the upgrade and maintenance of existing facilities. Our integrated design teams can offer comprehensive evaluations of an existing building or site that become the basis for innovative design solutions that create long-term value.

EXISTING FACILITY ANALYSIS
Building Evaluation / Code Analysis
Entitlements
ADA Compliance Audits
Seismic Performance Evaluation and Retrofit
Existing Mechanical, Electrical and Plumbing System Evaluation
Fire / Life Safety Retrofit
Existing Utility Surveys
Storm Water Quality

LPA provides the expertise needed to examine all aspects of an existing facility. This analysis allows our design professionals to assist building owners in making informed decisions about the appropriate allocation of budgetary dollars.
FIVE CLIENT REFERENCES

85% of LPA's projects are a result of continuing relationships with existing clients. Their trust and recommendations are the highest compliment any firm can receive. It indicates their satisfaction with the quality of services that LPA consistently provides.

Mt. San Jacinto College
Client Contact:
Becky Elam, Vice President, Business Services
1489 North State Street
San Jacinto, CA 92583
(951) 487-3100
belam@msjc.edu

Projects with Mt. San Jacinto Community College District
Mt. San Jacinto College, Menifee Campus, Technology Center
Mt. San Jacinto College, San Gorgonio Pass Campus Master Plan
Mt. San Jacinto College, San Jacinto Campus Master Plan
Mt. San Jacinto College, Wildomar Campus Master Plan
Mt. San Jacinto College, Energy Master Plan

University of La Verne
Client Contact:
Raymond “Chip” West III, Ph.D., Assistant Vice President, Capital Planning, Facilities & Space Management
1950 3rd Street
La Verne, CA 91750
(909) 448-4480
rwest@laverne.edu

Project with University of La Verne
Campus Master Plan

Laguna College of Art + Design
Client Contact:
Jonathan Burke, President
2222 Laguna Canyon Road
Laguna Beach, CA  92651
(949) 376-6000
jburke@lcad.edu

Projects with Laguna College of Art + Design
Campus Master Plan

Concordia University
Client Contact:
Ronald A. Van Blarcom, General Counsel, Dir. of Campus Planning
1530 Concordia West, Administration 207 A
Irvine, CA 92612
(949) 214-3135
ron.vanblarcom@cui.edu

Projects with Concordia University
Campus Master Plan 2013
2002 Master Plan
Robert Alan Grimm Hall, Education & Business Technology Center

“LPA is a talented design group who listened to the voice of the users and responded to our comments in a very positive way.”

Jeanne O'Dell-Gibson, Director, Planning & Capital Construction
Mt. San Jacinto CCD
ADDITIONAL CLIENT REFERENCES

**Riverside Community College District**
Client Contact: Chris Carlson, Chief of Staff and Facilities Development
3845 Market Street
Riverside, CA 92501-3225
(951) 222-8201
chris.carlson@rcc.edu

Projects with Riverside Community College District
RCCD, Downtown Renaissance Block of the Arts
RCCD, Coil School for the Arts
RCCD, Culinary Arts Academy & District Offices
RCCD, Center for Social Justice & Civil Liberties

**Rancho Santiago Community College District**
Client Contact: Steve Kawa, Vice President, Administrative Services, Santiago Canyon College
8045 East Chapman Avenue
Orange, CA 92869-4512
(714) 628-4717
kawa_steve@sccollege.edu

Projects with Rancho Santiago Community College District
RSCCD, Centennial Education Center
RSCCD, District Design Guidelines
RSCCD, Marketplace Education Center
RSCCD, Public Safety Training Institute Study
RSCCD, Support Services Administration Building
Santa Ana College, Maintenance & Operations Building
Santa Ana College, Master Plan
Santa Ana College, Classroom Building
Santa Ana College, Johnson Student Center Renovation
Santa Ana College, Administration Building Renovation
Santa Ana College, Parking Structure
Santa Ana College, Tessman Planetarium
Santiago Canyon College, Learning Resource Center
Santiago Canyon College, Master Plan
Santiago Canyon College, Science Buildings
Santiago Canyon College, Student Services Building
Santiago Canyon College, Library

**West Valley-Mission Community College District**
Client Contact: Gaye Dabalos, Director, Facilities Construction
14000 Fruitvale Ave.
Saratoga, CA 95070
(408) 741-2077
gaye.dabalos@wvm.edu

Projects with West Valley-Mission CCD
West Valley College, Applied Arts & Sciences Building Renovation
West Valley College, District Facilities Building
Mission College, District Facilities Building

**San Mateo Community College District**
Client Contact: José D. Núñez, Vice Chancellor, Facilities Planning, Maintenance & Operations
3401 CSM Drive
San Mateo, CA 94402-3651
(650) 358-6836
nunezj@smccd.net

Projects with San Mateo County CCD
College of San Mateo, Design-Build Integrated Science Building
College of San Mateo, Design-Build College Center
College of San Mateo, Design-Build Site Development Plan
College of San Mateo, Design-Build Bulldog Aquatic Center

**North Orange County Community College District**
Client Contact: Albert Miranda, Director, Maintenance & Operations - Cypress College
9200 Valley View Street
Cypress, CA 90630-5897
(714) 484-7390
amiranda@CypressCollege.edu

Projects with North Orange CCD
Cypress College, Remodel for Efficiency
Cypress College, Maintenance & Operations Facility
Cypress College, Student Center, FF&E
Cypress College, Theater Renovation
Cypress College, Humanities Building Renovation

“LPA played a vital role in developing the vision of the RCCD Renaissance Block...the magnitude and diversity of each building and its use in the project has been masterfully designed and is sensitive to the condition of the site.”

Chris Carlson, AICP, Chief of Staff & Facilities Development
Riverside Community College District
South Orange County Community College District
Client Contact:
Brandy D’Lena, Director, Facilities Planning & Purchasing
28000 Marguerite Parkway
Mission Viejo, CA 92692
(949) 582-4678
bdlena@socccd.edu

Projects with South Orange County CCD
Irvine Valley College, Maintenance & Operation Facility
Irvine Valley College, Business & Technology Building
Saddleback College, Health Sciences Building & District Offices

Desert Community College District
Client Contact:
Steve Renew, Director of Maintenance and Operations
43-500 Monterey Avenue
Palm Desert, CA 92260
(760) 773-2551
srenew@collegeofthedesert.edu

Projects with Desert CCD
College of the Desert, Athletics Facilities
College of the Desert, Central Campus Redevelopment

California State University, San Bernardino
Client Contact:
Hamid Azhand, Director of Capital Planning, Design & Construction
5500 University Parkway
San Bernardino, CA 92407-2397
(909) 537-5136
hazhand@csusb.edu

Projects with California State University, San Bernardino
College of Education
College of Extended Learning
Jack H. Brown Hall, College of Business and Public Administration
Santos Manuel Student Union Expansion

California State University, Northridge
Client Contact:
Debra Hammond, Executive Director, University Student Union
18111 Nordhoff Street
Northridge, CA 91330
(818) 677-2491
debras.hammond@csun.edu

Projects with California State University, Northridge
Student Recreation Center
Extended Learning Center
Wellness Center & East Conference Center
South Library Seismic Repair

California State University, East Bay
Client Contact:
Jim Zavagno, University Planner
25800 Carlos Bee Boulevard
Hayward, CA 94542
(510) 885-4149
jim.zavagno@csueastbay.edu

Projects with California State University, East Bay
Recreation & Wellness Center
Warren Hall Replacement Project

San Diego State University
Client Contact:
Michael Woomer, Associate Director of Design & Construction
5500 Campanile Drive
San Diego, CA 92182-1624
(619) 594-8076
mwoomer@mail.sdsu.edu

Project with San Diego State University
College of Business Administration Suite Remodel
Storm/Nasatir Renovation

“Your team listens well to the varying and sometimes conflicting needs of the end-users and the budget managers. They have addressed the budgetary constraints by showing us only those options that meet our parameters and have created a feeling of abundance by bringing numerous choices to the table.”

Brandy D’Lena, Director
South Orange County CCD
With outdated buildings and infrastructure, the master plan redefined the San Jacinto campus with a radical vision: a complete makeover. The surrounding neighborhood, a mixed-use revenue strategy, and the need to consolidate the academic core, become the driving forces of the new plan.
LPA created a unique vision for each of the Mt. San Jacinto campuses. Using experts in architecture, planning, landscape, engineering, and sustainability, the team used a collaborative approach which maximizes natural resources, energy efficiency, & future-proofs its educational plan. The Master Plan marries the existing and the future buildings to create a higher density, pedestrian-friendly environment. By planning for multiple-level buildings, valuable square footage was restored as protected social spaces.
While maintaining a global vision, each of the Mt. San Jacinto College campus' required a unique solution for their master plans. The gifts and opportunities of the San Gorgonio Pass site were leveraged to lay out the campus plan. An existing drainage creek becomes the heart of the campus: a natural landscape “quad.” The drain system is further optimized by creating a detention pond/landscape feature, which allows the site to achieve zero runoff.
This Facilities Master Plan will guide the district as it develops facilities to serve its many communities and expanding student population. Facilities planning provides a flexible framework to allow the District to readily adjust to changes in technologies, teaching methodologies, needs of students and fluctuations in resources.

The firm’s interdisciplinary approach to planning allows specialty experts to develop the master plan portions relevant to their specific area for knowledge (infrastructure master plan is produced by LPA engineering team, resources master plan by energy expert, etc.). This unique multi-layer planning effort ensures a holistic solution to a complex task, identifying challenges and opportunities while maximizing the clients' resources.
The Renaissance Block of the Arts will be the center of arts and cultural development in Riverside. Through the blending of instructional and community uses, the project will revitalize an underutilized urban core. The Center for Social Justice and Civil Liberties, Culinary Arts Academy and District Offices, Coil School for the Arts and Parking Structure make up the four buildings of the Renaissance Block of the Arts. The design of the block takes cues from its surroundings, blending the historic and the modern through the use of textures, lines and landscape to form a cohesive center of the arts.
The gift of 12 acres, adding to the existing 52-acre campus, allowed the college to re-evaluate the current master plan in conjunction with the education master plan, increasing both education programs and student population.
LPA created a master plan of the current 58-acre campus. An 8,000-space parking structure was developed to create approximately 400,000 sq.ft. of new building area for the college.
Located on 147-acres in Livermore, California, Las Positas College is distinguished by the faculty and staff’s energy, creativity, and commitment to making a difference in the lives of the students they serve. The master plan focuses on creating an environment that is educational and sustainable.
Located on the top of a hill and surrounded by residential neighborhoods, the project set the challenge of giving the University the ability to expand in response to its growing student population while improving the conditions for the surrounding residential community in order to get their approval of the plan.

The solution concentrated in density rather than footprint expansion. The lower portions of the site were assigned the larger buildings to minimize their scale and massing. Many of the controversial existing periphery buildings were replaced by heavily landscaped edges and a shuttle transportation system was implemented to win the approval of the community.
The plan addresses the University’s need for growth within the well-established community of Old Town La Verne. It provides solutions for issues like circulation, parking, academic space needs, student and faculty housing and institutional identity by proposing a transitional zone of mixed-use development with uses and activity hours that complement and reinforce the existing character of this small city.

Through over 30 individual visioning sessions and exceptional community outreach, the LPA team turned the perceived constraints into opportunities leveraging synergies that benefit both the University and the City.
The Laguna College of Art and Design (LCAD) has come to symbolize the artistic community of Laguna Beach. A fragmented campus located on sites up and down the canyon, their board made the decision to expand from 450-650 students and stay in Laguna Beach by intensifying development on their Main Campus. A conceptual Master Plan is being developed to establish a new identity for the school. The college desires to be recognized globally, and establish an iconic image that is in harmony and engagement with the natural setting. The design solution will reflect that great art matters. The process includes vision sessions with students, faculty, and leadership, as well as preliminary meetings with city officials, and introduction of the expansion to local environmental groups, to create a Master Plan that can be successfully implemented.
MULTIPLE PROJECTS SIMULTANEOUSLY

El Camino Community College District
Doing business with District since 2004

1. El Camino College, Food Services
2. El Camino College, Math, Business, & Allied Health Building
3. El Camino College, Humanities Complex Replacement
4. El Camino College, Learning Resource Center Addition
5. El Camino College, Plaza Landscape Design
6. El Camino College, Athletic Education & Fitness Complex
Rancho Santiago Community College District

Doing business with the District since 1990

1. RSCCD, Centennial Education Center
2. RSCCD, District Design Guidelines
3. RSCCD, Public Safety Training Institute Coverage Study
4. RSCCD, Marketplace Education Center
5. RSCCD, Support Services Administration Building
6. Santa Ana College, Administration Building Renovation
7. Santa Ana College, Centennial
8. Santa Ana College, Classroom Building
9. Santa Ana College, Softball Field
10. Santa Ana College, Tennis Courts
11. Santa Ana College, Infrastructure
12. Santa Ana College, Interim Child Development Center
13. Santa Ana College, Johnson Student Center Renovation
14. Santa Ana College, Russell Hall Renovation
15. Santa Ana College, Maintenance & Operations Building
16. Santa Ana College, Master Plan
17. Santa Ana College, Parking Structure
18. Santa Ana College, Tessman Planetarium Design
19. Santiago Canyon College, Humanities Building
20. Santiago Canyon College, Infrastructure
21. Santiago Canyon College, Library
22. Santiago Canyon College, Maintenance & Operation Building
23. Santiago Canyon College, Master Plan
24. Santiago Canyon College, Science Building
25. Santiago Canyon College, Student Services Building
Palomar Community College District

Doing business with the District since 1992

1. Palomar College, Multi-Disciplinary Instructional Building
2. Palomar College, Teaching and Learning Center
3. Palomar College, Master Plan
4. Palomar College, Learning Resource Center
5. Palomar College, Humanities Building
6. Palomar College, Site Analysis
7. Palomar College, Wellness/Fitness Center
8. Palomar College, Signage Master Plan Design Program
9. Palomar College, South Education Center
10. Palomar College, Escondido Education Center

The following is an alphabetical list of LPA’s California community college experience followed by a partial alphabetical list of LPA’s California university experience.

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**LPA COMMUNITY COLLEGE EXPERIENCE**

**Chabot-Las Positas Community College District**  
Chabot College, Instructional Office Building  
Las Positas College, Master Plan  
Las Positas College, Multi-Disciplinary Building

**Coast Community College District**  
Coastline Community College, Newport Beach Campus  
Orange Coast College, Allied Health, Biology & Consumer Science  
Orange Coast College, Interdisciplinary Classroom Buildings  
Orange Coast College, Landscape Design  
Orange Coast College, Learning Resource Center, FF&E  
Orange Coast College, Lewis Center Renovation (Science Bldg.)  
Orange Coast College, Science Swing Space

**Contra Costa Community College District**  
Los Medanos College, PE Complex  
Los Medanos College, Main Building Renovation

**Desert Community College District**  
College of the Desert, Central Campus Redevelopment  
College of the Desert, Athletics Complex

**El Camino Community College District**  
El Camino College, Food Services  
El Camino College, Math, Business, & Allied Health Building  
El Camino College, Humanities Complex Replacement  
El Camino College, Learning Resource Center Addition  
El Camino College, Plaza Landscape Design  
El Camino College, Athletic Education & Fitness Complex

**Grossmont-Cuyamaca Community College District**  
Cuyamaca College, Business Computer & Information Science Building  
Cuyamaca College, Learning Resource Center Addition  
Cuyamaca College, Student Center  
Grossmont College, Performing Art Center

**Lake Tahoe Community College District**  
Lake Tahoe Community College, Learning Resource Center

**Los Angeles Community College District**  
West Los Angeles College, Allied Health & Wellness Center

**Mt. San Jacinto Community College District**  
Mt. San Jacinto College, Technology Center  
Mt. San Jacinto College, Science Building FFP  
Mt. San Jacinto College, Wildomar Campus Master Plan Feasibility Study  
Mt. San Jacinto College, Menifee Valley Campus, Allied Health Science Building FFP

**North Orange County Community College District**  
Cypress College, Children’s Center  
Cypress College, Humanities Building Renovation  
Cypress College, Landscape Plaza  
Cypress College, Maintenance & Operation Facility  
Cypress College, Remodel for Efficiency  
Cypress College, School of Continuing Education, FF&E  
Cypress College, Student Center, FF&E  
Cypress College, Theater Renovation  
Fullerton College, Anaheim Center for Higher Education  
NOCCCD, Yorba Linda Education Center

**Palomar Community College District**  
Palomar College, Learning Resource Center  
Palomar College, Master Plan  
Palomar College, Multi-Disciplinary Instructional Building  
Palomar College, Humanities Building  
Palomar College, Site Analysis  
Palomar College, Wellness/Fitness Center  
Palomar College, Signage Master Plan Design Program  
Palomar College, South Education Center

**Pasadena Community College District**  
Pasadena City College, Campus Center

**Rancho Santiago Community College District**  
RSCCD, Centennial Education Center  
RSCCD, District Design Guidelines  
RSCCD, Public Safety Training Institute Coverage Study  
RSCCD, Marketplace Education Center  
RSCCD, Support Services Administration Building  
Santa Ana College, Administration Building Renovation  
Santa Ana College, Centennial
Santa Ana College, Classroom Building
Santa Ana College, Softball Field
Santa Ana College, Tennis Courts
Santa Ana College, Infrastructure
Santa Ana College, Interim Child Development Center
Santa Ana College, Johnson Student Center Renovation
Santa Ana College, Russell Hall Renovation
Santa Ana College, Maintenance & Operations Building
Santa Ana College, Master Plan
Santa Ana College, Parking Structure
Santa Ana College, Tessman Planetarium Design
Santiago Canyon College, Humanities Building
Santiago Canyon College, Infrastructure
Santiago Canyon College, Library
Santiago Canyon College, Maintenance & Operation Building
Santiago Canyon College, Master Plan
Santiago Canyon College, Science Building
Santiago Canyon College, Student Services Building

Rio Hondo Community College District
Rio Hondo College, Physical Education Complex

Riverside Community College District
Moreno Valley College, Learning Gateway Building
Moreno Valley College, Parking Structure & Surge Space
Riverside Community College, Dance & Pilates Center
Riverside CCD, Culinary Academy & District Office
Riverside CCD, Center for Social Justice & Civil Liberties

San Bernardino Community College District
San Bernardino Valley College, Site Work & ADA Upgrades
San Bernardino Valley College, Site Signage
San Bernardino Valley College, New Technical Building

San Jose Evergreen Community College District
Joint-Use 21st Century Post-Secondary Education Center

San Mateo County Community College District
College of San Mateo, Integrated Science Building
College of San Mateo, College Center
College of San Mateo, Bulldog Aquatic Center
College of San Mateo, Site Development Plan

Solano Community College District
Solano Community College, Student Services Center
Solano Community College, Campus Enrichment

South Orange County Community College District
ATEP Campus, Criteria/Campus Architect Services
Irvine Valley College, Business Sciences & Technology Innovation Center
Irvine Valley College, Maintenance & Police Facility
Saddleback College, Health Sciences Building & District Offices

Southwestern Community College District
Southwestern College, Child Development Center
Southwestern College, Educational & Facilities Master Plan
Southwestern College, Learning Assistance Center Renovation
Southwestern College, Learning Resource Center
Southwestern College, Music Building Renovation
Southwestern College, Photography Building Renovation
Southwestern College, Student Center Renovation

West Valley-Mission Community College District
West Valley College, Applied Arts & Sciences Building Renovation
West Valley College, District Facilities Building
Mission College, District Facilities Building

LPA UNIVERSITY EXPERIENCE (PARTIAL LIST)
American Career College
Classroom Building

California State Polytechnic University, Pomona
Student Recreation Center
Kellogg Gym Renovation

California State University
Office of the Chancellor - Headquarters

California State University, Channel Islands
Master Plan Design

California State University, East Bay
Recreation & Wellness Center
Warren Hall Replacement Building

California State University, Fullerton
Irvine Campus
University Health Services Building Expansion
Police Facility

California State University, Long Beach
Recycling Center Master Plan
Seismic Strengthening of the Engineering 2 Building

California State University, Northridge
South Library Seismic Repair
Extended Learning Center
Wellness Center and East Conference Center Renovation
Student Recreation Center
California State University, San Bernardino
College of Education
Student Recreation Center Feasibility Study
College of Extended Learning
Jack H. Brown Hall, College of Business & Public Administration
Santos Manuel Student Union Expansion

Chapman University
Harold Hutton Sports Center
Moulton Center with the Waltmar Theater & Guggenheim Gallery
Salmon Recital Hall & Music Building

Claremont School of Theology
Library

Concordia University
Robert Alan Grimm Hall, Education & Business Technology Center
2013 Campus Master Plan
2002 Master Plan

Pitzer College
9th Street Walk
Pitzer Fitness Training Circuit
McConnell Center – West Entry
Scott Hall Landscape Renovation
Sanborn Sports Court Studies
Pitzer Entry Signage @ 9th Street
Pitzer Commencement Lawn & Sports Courts
Modular Science Complex
Pitzer Commencement Pavilion Studies
Gold Center Renovation
McConnell – East Entry
Mead Hall Landscape Renovations
Scott Hall – full building renovation and south entry ADA access ramp
Bernard Hall – first floor computer lab renovation, second floor minor renovation
Fletcher Hall – first floor suite renovation, second floor minor renovation
McConnell – third floor suite renovation
Mead Hall – first floor suite renovation
Mead Hall – first floor living room renovation and ADA access ramp
Avery – main level minor renovation
Broad Hall – suite renovation
Holden – interim housing

San Diego State University
Storm/Nasatir Hall Renovation
Page Pavilion

Sonoma State University
Student Recreation Center
University Center, Schematic Design

University of California, Davis
Academic Surge Classroom & Lab Building

University of California, Irvine
Academic Surge Building & Parking Structure II
Child Development Center
Montessori School
Multi-Purpose Science & Technology Building
Parking Structure I
Information Kiosk
Campus Architect (in the 1990’s)
Tenant Improvement Projects - University Research Park
UCI Design & Construction Services
UCI NACS
UCI Center for Occupational & Environmental Health
UCI – Dr. Baker
UCI – Dr. Civelli
UCI – Dr. Lynch
UCI – Center for Educational Participation
UCI – Environmental Health
UCI Human Resources
UCI Epidemiology
UCI Toshiba Facility
UCI – Pediatrics

University of California, Los Angeles
Northwest Campus International Center

University of California, Merced
Recreation & Wellness Center Expansion
DEMONSTRATED PLANNING EXPERIENCE

LPA’s unique integrated planning process places the client at the center, offering a one-stop solution to complex planning and design projects. Unlike most planning firms, LPA’s in-house team of multi-disciplinary specialists are actively engaged in the process, applying expert knowledge in their respective areas and offering a variety of perspectives on the same issue. These experts also author their respective portions of the plan with first hand information and skills specific to the project needs. By teaming up with Jacobs, LPA strengthens the importance of a comprehensive facilities assessment that is usable and valuable in the planning process. LPA will participate in the facilities assessment with Jacobs evaluating an overlay of the District’s educational goals and technical standards in order to evaluate potential facilities program deficiencies.

With seven campuses in different locations, with buildings of different ages and with different needs, distributed all around the City, the approach to each site will be very unique. From a community perspective, Andrea Baker brings to the team a key understanding of Community Based Organizations that form part of the San Francisco community as a whole.

LPA’s has successfully completed several on-time, on-budget master plans between $500,000 and $1,000,000 in total fee including the Palomar College Master Plan and Campus Architect contract, the Mt. San Jacinto District Wide Master Plan (San Jacinto Campus, Menifee Campus and San Gorgonio Pass campus) and Rancho Santiago Community College District, Santiago Canyon College Master Plan.

21ST CENTURY LEARNING ENVIRONMENTS

Our physical environment affects how well we work and learn: the spaces at San Francisco Community College District should express the attitudes, beliefs, and values of the people who shape and inhabit them. There are several components that can make up an integrated educational environment some sample components include seminar rooms, general classrooms, large lecture spaces, circulation, digital labs, distance learning labs, science lab spaces, flex or specialty labs, resource center and lounge and social spaces. San Francisco represents innovation and technology, so it makes sense to consider the integration of the following technology components in the spaces. Consideration should be given to integrating the following technology components with in the spaces:

- Display System Technologies such as projectors, projection screens, LED TV/displays for enhanced visual experience of media presentation of lessons, concepts and ideas.
- Interactive LED displays for small group presentation and annotation.
- Digital signage displays used for visual communication of campus news and events, messaging, local weather, interactive maps of campus and local area.
- Wireless.
- Bring Your Own Device (BYOD) connectivity both wireless and hard wired.
- Videoconferencing systems utilized for face to face collaboration, instruction and distance learning.
- Sound Reinforcement Systems are a combination of microphones, signal processors, amplifiers, and loudspeakers that makes live or prerecorded sounds louder and may also distribute those sounds to a larger or more distant audience.
- Assistive Listening Systems (ALS). Essentially they are amplifiers that bring sound directly into the ear.
- They separate the sounds, particularly speech, that a person wants to hear from background noise.
- Lecture capture means recording classroom based activities
- In a digital format that students can watch over the web.
- Provide lecture capture technology accessible via either a computer or mobile device.
- Records the presenters audio and video, as well as any visual aids.
- Laptop, tablet, interactive displays, document camera, visualizer - synchronizes them, and web casts the stream live or archives for on-demand playback.

PLANNING PROJECT BUDGET CONTROL

LPA is proactive in cost management and getting the most scope for invested dollar. Our success is evidenced by the fact that over 85% of our projects are the result of repeat and referral clients. Our proactive approach will ensure that the budget is reviewed regularly with San Francisco Community College District Representatives and our integrated design team.

Management of project costs starts with the project budget verification. We do this at the beginning and at every milestone so the District understands the implications and challenges of the budget and as the plan evolves. LPA has done hundreds of educational projects throughout California and have a proven track record of delivering projects on budget.

DOCUMENT QUALITY-CONTROL

The master plan documentation quality is where LPA excels. Our integrated planning team made up of in house planners, programmers, architects, interior designers, landscape architects and engineers work together utilizing three-dimensional tools such as SketchUp and Revit to conceptualize planning solutions in model form from the very first meetings so the San Francisco Community College District Planning team and project-related groups of interest can better visualize the concepts allowing them to make informed decisions.
CASE STUDY - UNIVERSITY OF LA VERNE MASTER PLAN

In 2013, LPA was contracted by the University of La Verne to guide the institution projected growth through the year 2035 in their two La Verne Campuses. The Old Town La Verne campus was founded over 100 years ago and has become an intrinsic part of the City of La Verne, its culture, history and identity. In recent times, conflicts with the surrounding community regarding traffic, parking, lack of clear edges and incompatible land uses have pressured the University to create a long-range plan in order to address the existing issues and future growth.

LPA has become the University’s partner and representative, acting as a trusted advisor of the appointed Master Plan Committee, and intermediary with the City of La Verne and the multiple community constituencies.

Our firm’s open and inclusive planning process quickly garnered the trust and support of both the University and City communities, serving as a platform for change and consensus.
INCLUSIVE PLANNING PROCESS

University of La Verne Master Plan Process 2013-2014

LPA’s inclusive planning process places the client at the center assuring openness and inclusivity at each stage. Key milestones are outlined along the way and the final documentation is produced only after consensus has been achieved.

33 envisioning sessions / 3 public forums / 4 online surveys

33 individual one-hour long hands-on workshops were conducted with all the different constituency groups including students, faculty, staff, maintenance and operations personnel, city officials, executive cabinets, downtown La Verne merchants, and multiple city agencies. In addition, 3 public forums were opened for input, opinions and ideas. The information was analyzed and processed serving as the basis for the planning concepts and ideas. The result was a plan with overwhelming consensus and support.
INTEGRATED PLANNING PROCESS

Stage 1 / Discovery & Community Engagement

Multi-disciplinary team campus tours
Landscape architecture, electrical engineering, mechanical engineering, structural engineering, information technology specialist, architecture and public-relations and consensus-builder were some of the disciplines that walked the campus and produced reports.

City staff workshops
The City’s staff was engaged early in the process in brainstorming sessions that allowed them to participate and voice their comments and ideas. They became part of the planning team rather than just a regulatory agency.

Commentary boards
Central issues identified early on in the process were categorized and offered to the public for commenting. Some of the topics were Identity, Sense of Place, Sustainability, Transportation, Growth, Parking, Social Spaces and Community Engagement.

33 envisioning sessions
Over the course of two weeks, one-hour workshops were scheduled with every constituency group within the University and the City. Each participant had the opportunity to offer ideas, opinions and concerns. At the end of each session the group presented the result of their hands-on session which was recorded and further analyzed.

Surveys, feedback wall and website
Additional tools were utilized to promote community engagement, including multiple surveys in print and electronic form, a permanent feedback wall at the Campus Center Building and opportunities to follow the process and provide feedback via a dedicated Master Plan website.
INTEGRATED PLANNING PROCESS

Stage 2 / Analysis

Data-processing / pattern-finding

Dozens of hands-on plans were produced during the 33 envisioning sessions. The information was formalized in a CAD system and processed to find the common ground between the different constituencies. The trends that emerged were used as a platform to build consensus and agreement.

Typical group workshop plan

Pattern visualization based on the same topic by different interest groups.

FACULTY + STAFF

GENERAL -
- more classrooms
- update classrooms/science labs
- “smart classrooms”
- collaborative spaces
- expand business school classrooms
- replace existing field with academic buildings
- regional campuses should be self-sufficient

PHYSICAL -
- Main Campus - undergrad, academics, cultural center, campus heart, housing
- Campus West - graduate, adult programs, cultural center, campus heart, college of education, some academic buildings

Synthesis and prioritization

A summary information sheet was generated and formalized for each interest group. The results of the surveys, walks and envisioning sessions were summarized in a report and shared with the community at large.

Interactive data visualization applied to the sites

IDEAS
Stage 3 / Needs assessment

Overarching ideas

The fundamentals overarching ideas that emerged from the data analysis were validated and illustrated on a virtual 3D model. The color coding and clear representation of these broad-stroke assessments helped the different groups visualize some of the driving forces acting on the land.

3D diagrams / 4D animations

- **centralized services**: "one-stop" concept, accessibility & way finding
- **superblock concept**: pedestrian-oriented mega block, external vehicular circulation, defined edges, character preservation, internal zoning exceptions
- **parking**: "one-stop" concept
- **density**: high density, medium-density, low-density, 4-5 stories, 2-3 stories, 1-2 stories
- **consolidation**: west of 18th street
- **parking**: "one-stop" concept, shared parking, off-peak hours, weekend closure
INTEGRATED PLANNING PROCESS

Needs assessment / educational master plan
University profile and its learning environments

The understanding of the University’s profile and philosophy required the team to do extensive research in the current and future ways that the institution uses its learning environments. The research included multiple constituencies but it primarily focused on faculty and students and their spaces.

Space typologies

Each programmatic space was defined as a typology both in terms of quantity (size, proportions, number of rooms) and quality (technology, natural light, equipment, finishes) or “building blocks” creating a program from the inside-out.

Inside-out planning

For each suggested new and renovated building, these typologies were used as units or “building blocks” creating a program from the inside-out. The maximum area allocated for each project was then driven by both the program and external factors such as height limitations, massing, street setbacks, economies of scale and architectural context.
Stage 5 / Concepts

Draft plan

The different analysis overlays (circulation, transportation, parking, pedestrian circulation, open spaces, edges, etc.) produce the initial draft plan, defining circulation, open space and proposed projects that will serve as the framework for the subsequent development.

Options

Multiple options were developed at the initial planning stage. Each option was depicted with advantages and disadvantages and tested with the different constituencies. The final ideas were selected through a process of elimination assuring every participant that no relevant ideas were left unexplored.
Stage 6 / Consensus-building

Public forums

Two public forums were carried out to present the proposed concepts. A long session of questions and answers followed, and all input was documented and fed into a feedback loop. The Master Plan Advisory Committee recommended that many of the comments be incorporated into the plan prior to the final documentation.

Internet and social media tracking

Additionally, the plan was published on the master plan website for the community at large to see and comment on. The website as well as social media channels such as YouTube, Facebook and Twitter were used as an open-source to track the planning process as it occurred as well as documenting previously-acquired information including live video presentations, survey results and weekly reports.
INTEGRATED PLANNING PROCESS

Stage 7 / Final documentation
A “living-document”

Following approval by the Board of Trustees, the final document is prepared. The document exists both in physical and digital form and is accessible by the public. The LPA Integrated Planning team recommends that the master plan be revised every five years as a minimum or whenever the conditions change. The plan was created with flexibility and adaptability in mind, future-proofing the core concepts and framework but allowing the individual projects, sequencing and phases to follow programmatic, funding and other institutional changes.
INTEGRATED PLANNING PROCESS

2D / 3D diagrams

A combination of two-dimensional and three-dimensional diagrams are used to convey the planning ideas and intent. The 3D diagrams aid the understanding of key elements such as buildings heights, proportion and relationship with the context fabric.

Color-coded diagrams separate different aspects of the proposed plan into “layers” or “overlays”. Below: land use, owned/strategic properties, circulation and wayfinding.
COMMUNICATION TOOLS

Key concepts are modeled and rendered to be easily understood by a wide audience.

Environmental design sections

Master plan sample page (Mt. San Jacinto College)

Fully-rendered master plan (San Gorgonio Pass, Mt. San Jacinto College)

Connectivity and land use diagrams (University of La Verne Master Plan)
INTEGRATED PLANNING PROCESS

Final rendering views
## Detailed Project Schedule

<table>
<thead>
<tr>
<th>ID</th>
<th>Task Name</th>
<th>Duration</th>
<th>Start</th>
<th>Finish</th>
</tr>
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<tbody>
<tr>
<td>1</td>
<td>CONTRACT AWARD AND NEGOTIATION</td>
<td>3 weeks</td>
<td>Mon 5/18/15</td>
<td>Fri 6/5/15</td>
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<td>2</td>
<td>Executive Management Meeting</td>
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<td>Community workshops</td>
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<td>Facilities Master Plan Meeting</td>
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<tr>
<td>7</td>
<td>2  rascal water main cleaning</td>
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<td>Facilities Project Meeting</td>
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<td>City Staff Community Services and Planning</td>
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<td>Submit to board of trustees</td>
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<td>Board of Trustees Meeting</td>
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<td>PHASE 2 FACILITIES ASSESSMENT</td>
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<td>Faculty &amp; Classified Staff</td>
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<td>Submit to board of trustees</td>
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<td>PHASE 3 FACILITIES MASTER PLANNING</td>
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<td>Community Wide Workshops</td>
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<td>5 days</td>
<td>Wed 3/24/16</td>
<td>Wed 3/29/16</td>
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<tr>
<td>34</td>
<td>2  rascal water main cleaning</td>
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<tr>
<td>35</td>
<td>Submit to board of trustees</td>
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<tr>
<td>36</td>
<td>Board of Trustees Meeting</td>
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<tr>
<td>37</td>
<td>PHASE 4 DRAFT FACILITIES MASTER PLAN</td>
<td>110 days</td>
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<td>Thu 5/25/16</td>
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<td>41</td>
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<td>5 days</td>
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<td>42</td>
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<td>Wed 3/29/16</td>
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<td>Tue 3/24/16</td>
<td>Wed 3/29/16</td>
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<td>49</td>
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<td>Facilities Project Meeting</td>
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<tr>
<td>57</td>
<td>2  rascal water main cleaning</td>
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<tr>
<td>58</td>
<td>City Staff Community Services and Planning</td>
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<tr>
<td>59</td>
<td>Facilities Project Meeting</td>
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<td>DETAILED PROJECT SCHEDULE</td>
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**Additional Notes:**
- **ID:** Identification number
- **Duration:** Duration of the task in days
- **Start:** Start date of the task
- **Finish:** Finish date of the task
LPA has created a very different design firm—one where architecture, interior design, landscape architecture and engineering all work together in balance to create unique, sustainable solutions for the present and future.

At LPA, we believe in a holistic approach to project development. As the demands of projects increase and both environmental and client resources become more challenged, the independent consultant-based approach is no longer sufficient. Our collection of expertise in master planning combined with our design team’s commitment to holistic master planning will ensure success for the San Francisco Community College District Facilities Master Plan project.

DESIGN APPROACH & PROCESS
The design team will work closely with San Francisco Community College District to assist with the preparation of a Facilities Assessment and comprehensive Master Plan to guide facilities planning and improvements for the next 10 to 20 years. The plan will address short and long term District goals and objectives and establish a ranking of priorities inclusive of cost estimates. LPA will provide a variety of master planning services that will include facilities assessment, space planning, enrollment projections, facilities management, meeting facilitation, survey design and analysis, conceptual design, preliminary cost estimating, and cost benefit analysis for options including remodeling, changes of use, new construction and new site acquisition. LPA will utilize innovative and collaborative problem-solving techniques to deliver a comprehensive and holistic Facilities Master Plan.

DATA GATHERING AND ANALYSIS
The design team will perform site analysis of existing conditions including land uses within or adjacent to the site, access points, view corridors and visual amenities, infrastructure, public transportation, parking, existing pedestrian/bicycle/vehicle circulation, connections to adjacent neighborhoods and proximate activity centers. We will also document regional and site specific environmental conditions including vegetation, climate, precipitation, hydrology, and prevailing wind directions and intensities. We will organize and summarize this information in exhibits for presentation and synthesis with the conceptual design effort.

In this phase, we will develop a thorough understanding of the history and significance of the site. We will achieve this through review of past studies, reports, and historic survey information, including District Program Reviews, Technology Plan, Educational Master Plan, Facilities Master Plan, Total Cost of Ownership Plan and the Sustainability Plan.

PROGRAMMING VALIDATION AND PRECEDENT STUDIES/BENCHMARKING
The design team will build the site programming ideas to create a comprehensive ‘wish list’ of uses. Our task then is to help refine, organize, and give structure to these ideas in the interest of creating a plan that has a unified design identity, successful spatial relationships, and sound financial underpinnings. The design team will also prepare an analysis of precedent projects. These precedents will be presented as positive examples of design, planning, and programming opportunities.

CONCEPT DESIGN PROCESS & CLIENT INPUT
Based on the site analysis and programming, the design team will develop three Preliminary Concept Design alternatives that explore diverse options for potential programming and design structures. Design alternatives will represent a spectrum from very limited programming zones and capital cost on one end to higher intensity uses on the other.

In addition to planning workshops, the design team understands that it will be necessary to meet with the District Representatives, Board of Trustees, Public Agencies, Faculty, Classified Staff, Participatory Governance Committee, local communities, City Staff, City Commissioners and the City Council.

DESIGN TOOLS
The design team will utilize the following range of representation techniques for communicating planning and design proposals quickly and interactively: 2-dimensional plan/section/diagram drawings, 3-dimensional perspective visualizations, and interactive 3D models.
TEAM MANAGEMENT

LPA’s management approach to the project and project team utilizes strategies and tools designed to ensure that we have “listened” to you--the client--and are implementing your stated goals in an effective manner.

One advantage that San Francisco Community College District will realize with the LPA design team is that while our team expertise includes disciplines that are external, LPA is a multi-disciplined design firm with in-house planning, architecture, landscape architecture, engineering, including civil, structural, electrical, mechanical/plumbing, and entitlements, which will assist our management and coordination of the external disciplines.

SCHEDULE

At LPA, we believe that effective project and team management begins with the development of a working project schedule. LPA’s Project Manager, Caroline Kwak, will work with San Francisco Community College District to finalize critical project milestones. Once established, these milestones form the basis for the development of the project schedule and inform the process for timely management of the project and project team.

The schedule includes project tasks from project inception through the completion of the Facilities Master Plan. We produce the schedule in Microsoft Project format. Tasks identified typically include design staff meetings, steering committee meetings, San Francisco Community College District reviews, design team reviews, entitlement processes/submittal milestones, cost estimating activities and coordination review periods.

LPA will review Plan proposals with Facilities Master Plan Committee and Board of Trustee/Special Trustee and prepare a draft project list for a Facilities Bond Measure, incorporating advice on bond packaging from the District Financial Advisor and Vice Chancellor, Finance and Administration. The District will be consulting experts on bond issues and on packaging bond measures during this process and LPA understands and is familiar with their expertise and LPA will incorporate this into the Facilities Master Plan in order to support a future bond measure.

GENERAL DEVELOPMENT PLAN

Following refinement of the preferred alternative plan and San Francisco Community College District feedback, the design team will then make final updates to the Facilities Master Plan, including the sub-component phasing plan and cost estimate. This work will reflect all of the information learned and decisions made during the course of the entire scope of work. This will allow the Facilities Master Plan to serve as the comprehensive, guiding plan for the future of the San Francisco Community College District.

LPA has over $400,000,000 in educational public bid work without projects going over budget or beyond schedule.
PROPOSER’S REFERENCES RFP# 047

Provide a minimum of three (3) references of plans of organizations of a similar size and nature were performed within the past three (3) years.

Proposer’s Name: LPA, Inc.

Company Name: Mt. San Jacinto College
Address: 1499 North State Street, San Jacinto, CA 92583
Sq. Footage: 281 acres
Contract Dates: 2010 - 2011

Project scope and milestones: The Mt. San Jacinto Community College District-wide Master Plan equally addresses the needs and potential of 3 campuses and creates a cohesive plan that guides their development and growth. Each campus master plan is site-specific and equally responsive to their natural environment.

Contact Name: Becky Elam, Vice President, Business Services
Phone Number: (951) 487-3100
Email: belam@msjc.edu

Proposer’s Name: Palomar College
Address: 1140 West Mission Road, San Marcos, CA 92069-1487
Sq. Footage: 200 acres
Contract Dates: 2009 - 2010

Project scope and milestones: The Facilities Master Plan will guide the district as it develops facilities to serve its many communities and expanding student population. Facilities planning provide a flexible framework to allow the District to readily adjust to changes in technologies, teaching methodologies, needs of students and fluctuations in resources.

Contact Name: Chris Miller, Director of Facilities
Phone Number: (760) 744-1150 x2772
Email: cmiller@palomar.edu

Proposer’s Name: University of La Verne
Address: 1950 3rd Street, La Verne, CA 91750
Sq. Footage: 26 acres

Project scope and milestones: The plan addresses the University’s need for growth within the well-established community of Old Town La Verne. It provides solutions for issues like circulation, parking, academic space needs, student and faculty housing and institutional identity by proposing a transitional zone of mixed-use development with uses and activity hours that complement and reinforce the existing character of this small city. Through over 30 individual visioning sessions and exceptional community outreach, the LPA team turned the perceived constraints into opportunities leveraging synergies that benefit both the University and the City.
### SUPPLEMENTAL INFORMATION

SAN FRANCISCO COMMUNITY COLLEGE DISTRICT
REQUEST FOR PROPOSAL (RFP 047)
FACILITIES MASTER PLAN

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**Vendor Type: Residency Status**

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<tr>
<td>Individual/sole proprietor</td>
<td>Resident</td>
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<td>Resident (Trust) - At least one trustee is a CA resident</td>
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**Vendor Activity**

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<td>OTHER (Specify)</td>
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<tr>
<td>NON-EMPLOYEE COMPENSATION (excluding repairs, maintenance, construction etc.)</td>
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<tr>
<td>INTEREST (Exempt from State Withholding)</td>
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<td>ROYALTIES</td>
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<td>OTHER (Specify)</td>
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**Vendor Information**

- **LPA, Inc.**
  - San Jose, CA 95113
  - (408) 780-7200

**Principal**

Steve Flanagan

**Date**

May 6, 2015

**Telephone/Fax Number**

(408) 780-7200

---

*Additionally, please provide vendor's business stationary or business card with this form.*
DRUG-FREE WORKPLACE CERTIFICATION RFP 047

I, ____________________________, am the ____________________________ of
_____________________________. I declare, state and certify to all of the following:

(Print Name) ____________________________ (Title)

(Supplier Name)


I am authorized to certify, and do certify, on behalf of Supplier that a drug free workplace will be provided by Supplier by doing all of the following:

Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensation, possession or use of a controlled substance is prohibited in Supplier’s workplace and specifying actions which will be taken against employees for violation of the prohibition;

Establishing a drug-free awareness program to inform employees about all of the following:

(i) The dangers of drug abuse in the workplace;
(ii) Supplier’s policy of maintaining a drug-free workplace;
(iii) The availability of drug counseling, rehabilitation and employee-assistance programs; and
(iv) The penalties that may be imposed upon employees for drug abuse violations;

Requiring that each employee engaged in the performance of the Contract be given a copy of the statement required by subdivision (A), above, and that as a condition of employment by Supplier in connection with the Work of the Contract, the employee agrees to abide by the terms of the statement.

Supplier agrees to fulfill and discharge all of Supplier's obligations under the terms and requirements of California Government Code §8355 by, inter alia, publishing a statement notifying employees concerning: (a) the prohibition of any controlled substance in the workplace, (b) establishing a drug-free awareness program, and (c) requiring that each employee engaged in the performance of the Work of the Contract be given a copy of the statement required by California Government Code §8355(a) and requiring that the employee agree to abide by the terms of that statement.

Supplier and I understand that if the District determines that Supplier has either: (a) made a false certification herein, or (b) violated this certification by failing to carry out and to implement the requirements of California Government Code §8355, the Contract awarded herein is subject to termination, suspension of payments, or both. Supplier and I further understand that, should Supplier violate the terms of the Drug-Free Workplace Act of 1990, Supplier may be subject to debarment in accordance with the provisions of California Government Code §§8350, et seq.

Supplier and I acknowledge that Supplier and I are aware of the provisions of California Government Code §§8350, et seq. and hereby certify that Supplier and I will adhere to, fulfill, satisfy and discharge all provisions of and obligations under the Drug-Free Workplace Act of 1990.

I declare under penalty of perjury under the laws of the State of California that all of the foregoing is true and correct.

Executed at ____________________________, this 6th day of ____________________________, 20______________.

______________________________
(City and State)

______________________________
(Signature)

______________________________
(Printed Name)
RFP #047

NON-COLLUSION AFFIDAVIT

STATE OF CALIFORNIA

COUNTY OF Orange

I, Steve Flanagan, being first duly sworn, deposes and says that I am
Principal of LPA, Inc., the party submitting the foregoing Bid Proposal ("the Bidder"). In connection with the foregoing Bid Proposal, the undersigned declares, states and certifies that:

1. The Bid Proposal is not made in the interest of or on behalf of, any undisclosed person, partnership, company, association, organization or corporation.

2. The Bid Proposal is genuine and not collusive or sham.

3. The bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham bid, and has not directly or indirectly colluded, conspired, connived, or agreed with any other bidder or anyone else to put in sham bid, or to retain from bidding.

4. The bidder has not in any manner, directly or indirectly, sought by agreement, communication, or conference with anyone to fix the bid price, or that of any other bidder, or to fix any overhead, profit or cost element of the bid price or that of any other bidder, or to secure any advantage against the public body awarding the contract or of anyone interested in the proposed contract.

5. All statements contained in the Bid Proposal and related documents are true.

6. The bidder has not, directly or indirectly, submitted the bid price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, or paid, and will not pay, any fee to any person, corporation, partnership, company, association, organization, bid depository, or to any member or agent thereof to effectuate a collusive or sham bid.

Executed this 6th day of May, 2015 at Irvine, Orange County, CA

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Steve Flanagan
60 South Market Street, #150
San Jose, CA 95113

Name

Address

[Signature]
RFP # 047

Certification Regarding Debarment, Suspension, Ineligibility, and Voluntary Exclusion — as per Federal OMB Circular A-110 Executive Order 12549 and 12689

By signing and submitting this proposal, the prospective contractor is providing the certification set out below:

1. The certification in this clause is a material representation of fact upon which reliance was placed when this transaction was entered into. If it is later determined that the prospective contractor knowingly rendered an erroneous certification, in addition to other remedies available to the federal government, the department or agency with which this transaction originated may pursue available remedies, including suspension and/or debarment.

2. The prospective contractor certifies that it has not and will not provide any gratuities to any agency elected or appointed official, employee, representative, or consultant in connection with the award or administration of the contract that is expected to result from this solicitation.

3. The prospective contractor shall provide immediate written notice to the person to whom this proposal is submitted if at any time the prospective contractor learns that its certification was erroneous when submitted or has become erroneous by reason of changed circumstances.

4. The terms “covered transaction,” “debarred,” “suspended,” “ineligible,” “lower tier covered transaction,” “participant,” “person,” “primary covered transaction,” “principle,” “proposal,” and “voluntarily excluded,” as used in this clause, have the meaning set out in the Definitions and Coverage sections of rules implementing Executive Order 12549. You may contact the person to whom this proposal is submitted for assistance in obtaining a copy of those regulations.

5. The prospective contractor agrees by submitting this proposal that, should the proposed covered transaction be entered into, it shall not knowingly enter into any covered transaction with a person who is proposed for debarment under 48 CFR Part 9, Subpart 9.4, debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction, unless authorized by the department or agency with which this transaction originated.

6. The prospective contractor further agrees by submitting this proposal that it will include this clause title, “Certification Regarding Debarment, Suspension, Ineligibility, and Voluntary Exclusion — Lower Tier Covered Transaction,” without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions.

7. A participant in a covered transaction may rely upon a certification of a prospective participant in a lower tier covered transaction that it is not proposed for debarment under 48 CFR Part 9, Subpart 9.4, suspended, ineligible, or voluntarily excluded from covered transactions, unless it knows that the certification is erroneous. A participant may decide the method and frequency by which it determines the eligibility of its principals. A participant may, but is not required to, check the List of Parties Excluded from Federal Procurement and Non-procurement Programs.

8. Nothing contained in the foregoing shall be construed to require establishment of a system of records in order to render in good faith the certification required by this clause. The knowledge and information of a participant is not required to exceed that which is normally possessed by a prudent person in the ordinary course of business dealings.

9. Except for transactions authorized under Paragraph 4 of these instructions, if a participant in a
covered transaction knowingly enters into a lower tier covered transaction with a person who is proposed for debarment under 48 CFR Part 9, Subpart 9.4, suspended, debarred, ineligible, or voluntarily excluded from participation in this transaction, in addition to other remedies available to the federal government, the department or agency with which this transaction originated may pursue available remedies, including suspension and/or debarment.

10. The prospective contractor certifies, by submission of this proposal, that neither it nor its principals, nor its prospective subcontractors are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.

11. Where the prospective contractor is unable to certify to any of the statements in this certification, such prospective contractor shall attach an explanation to this proposal.

Signature: 

Typed or Printed Name: Steve Flanagan

Title: Principal

Organization: LPA, Inc.

Date: May 6, 2015
FEE PROPOSAL

Please see the separate sealed envelope for LPA’s fee proposal.