Palos Verdes Peninsula Unified School District

Facilities Needs Presentation

2024

District Overview

Decades of providing quality education to local students

- The Palos Verdes Peninsula Unified School District serves the four Peninsula cities and the unincorporated areas of the Palos Verdes Peninsula.
- Student enrollment is approximately 10,500 students.
- Students attend two early childhood centers, ten elementary schools, three 6-8 intermediate schools, two comprehensive high schools, one continuation school, and one distance learning academy.
- PVPUSD schools continue to be recognized for outstanding achievement at the local, state and national level.







District Accomplishments

Decades of providing quality education to local students

Our Schools have received numerous awards and distinctions including:

- California Distinguished School
- Gold Ribbon School
- Green Ribbon School
- Blue Ribbon School of Excellence
- National Blue Ribbon School
- Intel–Scholastic- Schools of Distinction
- Model Continuation High School Award
- CDE Exemplary Physical activity and nutrition school



While Our Schools Look Good on the Outside…



…the average age of schools in the District is nearly 60 years, and Dapplegray Elementary, our oldest currently operating elementary school, was built in 1955.



Antiques Road Show

Antique fixtures show just how old the site is.

PVPUSD

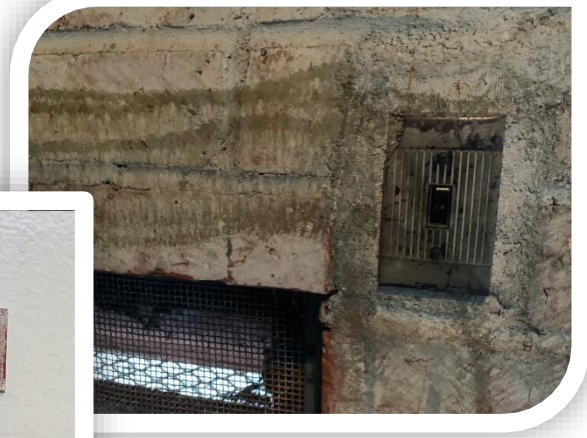






Outdated electrical systems

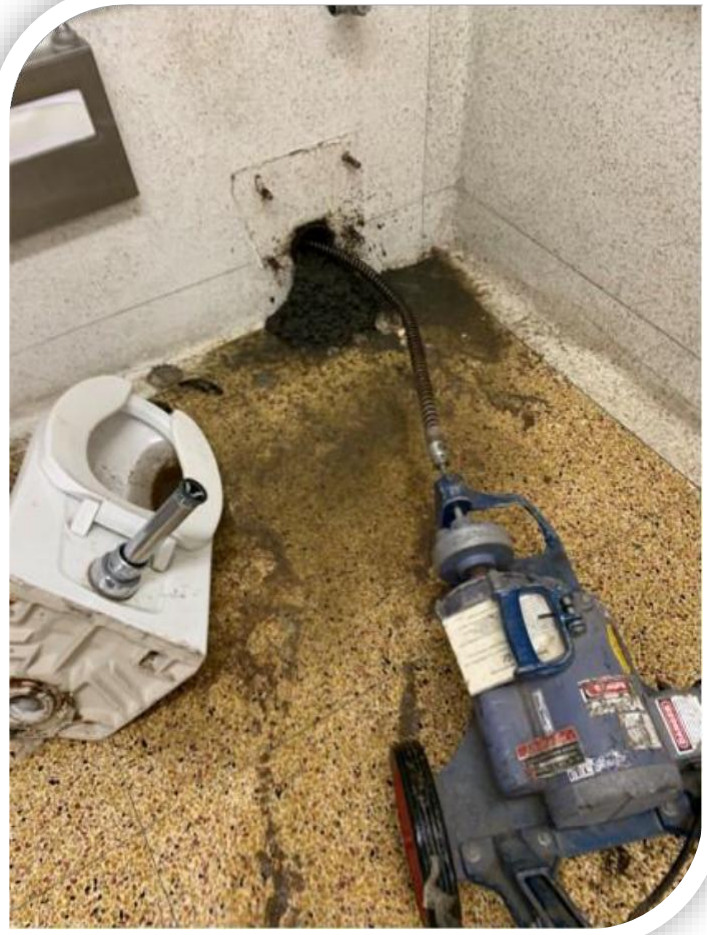




Antiquated facilities and fixtures

Antiques Road Show

Antique fixtures show just how old the site is.





Deteriorating plumbing systems must be replaced

Antiques Road Show

Antique fixtures show just how old the site is.

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Many of our buildings and facilities are from another era

Antiques Road Show

Antique fixtures show just how old the site is.

PVPUSD



Many of our buildings and facilities are from another era

If our fixtures and equipment are antiques, how about our infrastructure?



Site Facility Needs

Energy efficiency improvements will save District money



Old windows need to be replaced with energy efficient windows





Outdated electrical systems must be updated

Site Facility Needs

Serious health and safety improvements are needed





Water and gas lines must be repaired

Site Facility Needs

Improvements must be made

Leaky and damaged roofs need to be repaired or replaced

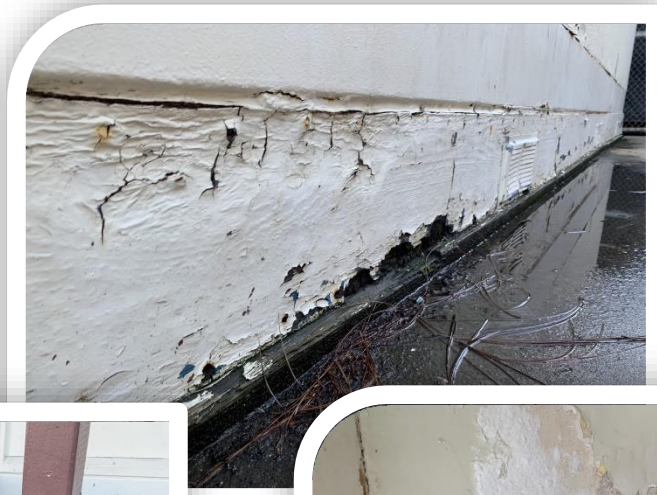


Site Facility Needs

Aging facilities need to modernized

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Dilapidated buildings need more than simple patching

Site Facility Needs

Deteriorating facilities need modernization







School facilities need repairs

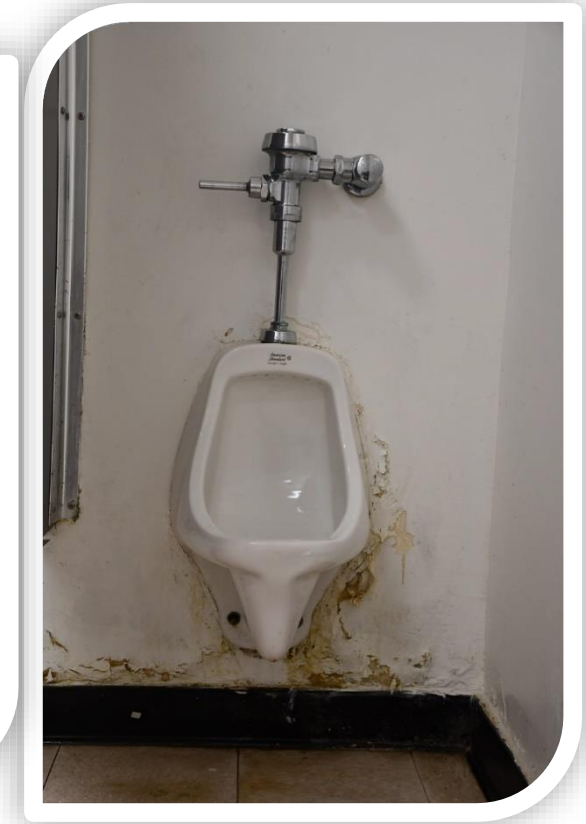
Site Facility Needs

Deteriorating facilities need modernization





Leaky roofs and plumbing need to be repaired



Restrooms need to be modernized

Site Facility Needs

School facilities and labs need modernization

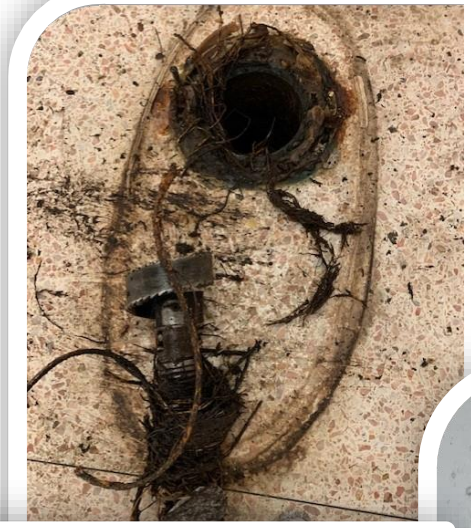


Classrooms and labs are showing their age

Site Facility Needs

Health and safety improvements are required

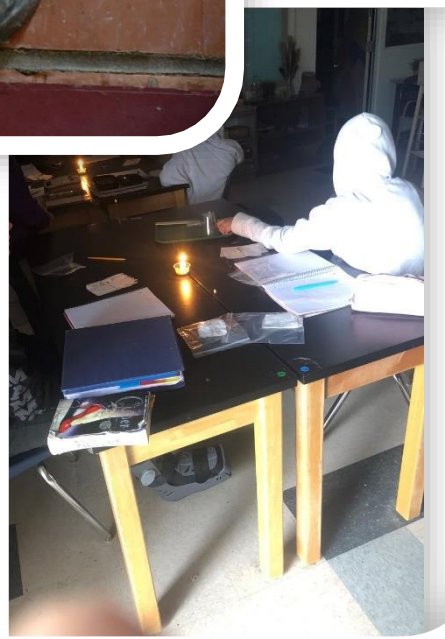
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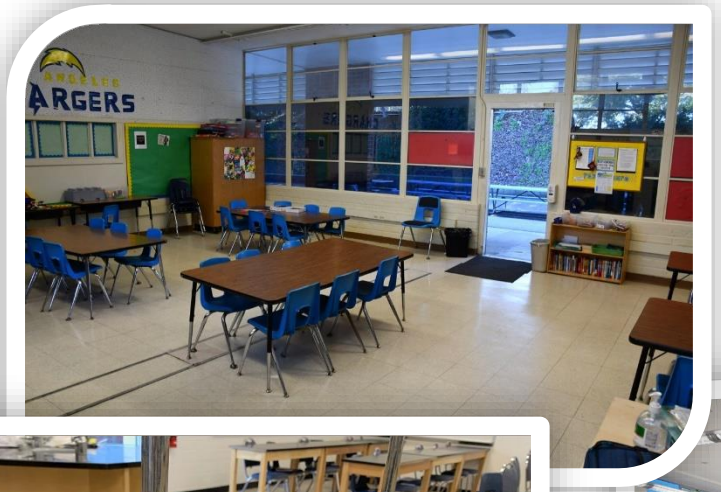


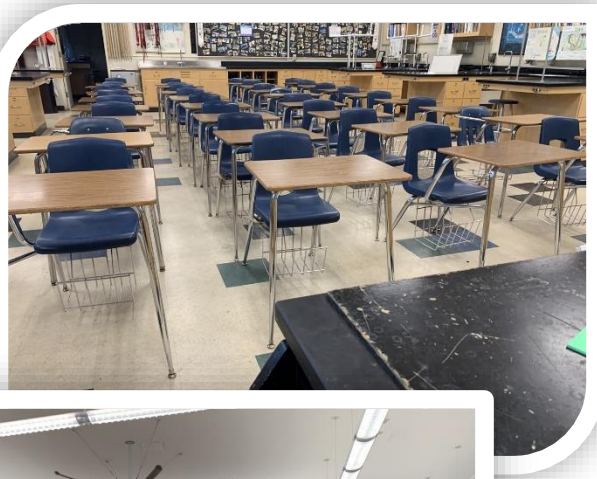


Site Facility Needs

Libraries, labs and classrooms must be modernized

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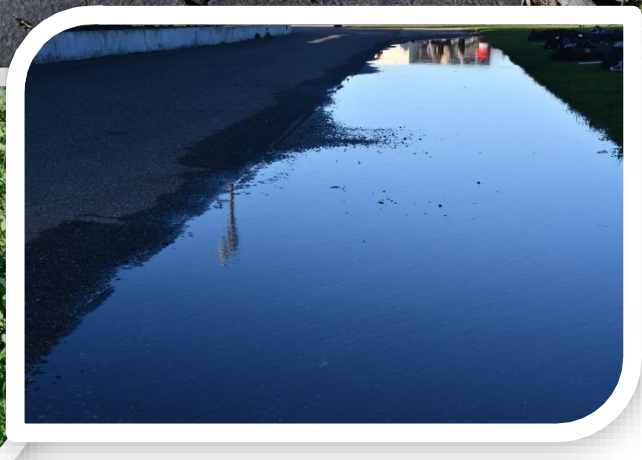
Site Facility Needs

Improvements are needed for paved and other outdoor areas









Trip hazards and drainage are major problems throughout the campuses

Where Are We Now?

What are the next steps to address pressing facilities needs?

- Prior to 2019 with input from staff, teachers, parents, community leaders, and the District architect, a School Facilities Master Plan was created. The Master Plan identifies the major improvements that need to be made as well as cost estimates.
- While the Master Plan process was interrupted by the Covid 19 Pandemic, the District's architect is updating cost estimates and the project list for the March Board Meeting

Specific types of projects identified include*:

- Repairing or replacing leaky and/or deteriorating roofs
- Renovating and upgrading outdated infrastructure including plumbing, sewer, and electrical systems
- Constructing new classrooms to replace outdated temporary portable classrooms
- Improving student access to computers and modern technology
- Replacing outdated heating, ventilation and air-conditioning systems
- Modernizing/constructing classrooms, restrooms and school facilities
- Making health, safety and security improvements

Examples of projects and not all inclusive of needs throughout the District

How Do We Pay For Improvements?

Developer Fees, State of California, and Local Dollars

- **DEVELOPER FEES** – District has limited access to developer fees due to a lack of development in the District; furthermore, Developer Fees are typically used to mitigate student enrollment growth attributable to new housing developments
- **STATE AID** – The District is eligible for an estimated $62 million in State-matching dollars; however, a local match is required
- **LOCAL DOLLARS** – The most common funding tool for California school districts is a school improvement bond measure, similar to what voters approved locally in 2000 and 2005, which would provide the local match for state dollars and help pay for these improvements

State Aid Eligibility 2025

School Site	Amount
Cornerstone at Pedregal	$485,252
Dapplegray Elem	$3,233,290
Lunada Bay Elem	$3,129,825
Mira Catalina Elem	$2,761,230
Montemalaga Elem	$2,470,234
Point Vicente Elem	$2,379,701
Rancho Vista Elem	$3,537,219
Silver Spur Elem	$3,369,088
Soleado Elem	$0
Vista Grande Elem	$3,433,754
Miraleste Int	$0
Palos Verdes Int	$1,299,330
Ridgecrest Int	$0
Palos Verdes High	$10,094,070
Palos Verdes Peninsula High	$25,852,183
Rancho del Mar High	$0
Total State Aid	**$62,045,176**

Source: SchoolWorks

*** PVPUSD Board of Trustees approved exploring the feasibility of a local school improvement bond measure earlier this year; a telephone voter survey showed support to proceed, but additional conversations with the community need to take place before placing a measure on the November 2024 ballot

General Obligation Bond Measure

District can generate up to $635.0 million in bond proceeds

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- G.O. bonds fund projects such as the renovation of existing classrooms and school facilities, as well as construction of new schools and classrooms. Similar to a home loan, G.O. bonds are typically repaid over 25 to 30 years.
- The loan repayment comes from a tax on all taxable property - residential, commercial, agricultural and industrial - located within the District's boundaries.
- The District is seeking input on what size of bond program, if any, the community would be willing to support

Palos Verdes Peninsula USD Bond Proceeds at Varying Tax Rates (1)				
Tax Rate per $100,000	Series A 2025	Series B 2027	Series C 2029	Total Bond Proceeds
$15.00	$53,100,000	$50,600,000	$55,100,000	$158,800,000
$30.00	$106,100,000	$101,100,000	$110,300,000	$317,500,000
$45.00	$159,200,000	$151,700,000	$165,400,000	$476,300,000
$50.00	$176,900,000	$168,500,000	$183,700,000	$529,100,000
$60.00	$212,200,000	$202,200,000	$220,500,000	$635,000,000

(1) Assumes AV growth of 3.50% and 30-year bond terms; Preliminary – Subject to change

Source: Isom Advisors

2022-23 Los Angeles County USD Tax Rates

Tax rates range from a low of $22.77 to a high of $199.71

PVPUSD

- **District is dead last among LA County unified school district bond tax rates**

School District	2022-23 Tax Rate (per $100,000)
Duarte USD	$199.71
Baldwin Park USD	$175.44
Wiseburn USD	$170.12
Paramount USD	$169.86
Lynwood USD	$155.13
Pomona USD	$145.80
El Rancho USD	$141.40
South Pasadena USD	$139.73
Bassett USD	$138.76
Norwalk-La Mirada USD	$133.01
Inglewood USD	$129.04
Montebello USD	$127.70
Covina-Valley USD	$126.12
Long Beach USD	$125.92
Los Angeles USD	$121.16
Beverly Hills USD	$119.50
Santa Monica-Malibu USD	$116.62
Rowland USD	$111.54
El Segundo USD	$108.84
San Gabriel USD	$102.72
Azusa USD	$102.21
Walnut Valley USD	$101.18
West Covina USD	$93.17
Downey USD	$91.06

School District	2022-23 Tax Rate (per $100,000)
Torrance USD	$90.65
Manhattan Beach USD	$88.41
Monrovia USD	$85.75
Hacienda La Puente USD	$84.91
Compton USD	$80.27
ABC USD	$79.27
Alhambra USD	$78.83
Claremont USD	$77.66
Pasadena USD	$77.56
Redondo Beach USD	$77.11
Charter Oak USD	$75.78
Bonita USD	$69.54
Glendora USD	$68.16
San Marino USD	$66.76
Las Virgenes USD	$63.63
Temple City USD	$58.82
La Cañada USD	$53.43
Burbank USD	$49.24
Bellflower USD	$48.42
Arcadia USD	$47.04
Glendale USD	$45.73
Culver City USD	$41.84
Acton-Agua Dulce USD	$37.90
Palos Verdes Peninsula USD	**$22.77**

Source: Los Angeles County Auditor's Office

Why a G.O. Bond?

A school improvement bond measure has benefits for all

- **Better learning environment for local students** – Good schools contribute to increased community safety, higher property values, and provide education and job training for tomorrow's community members.
- **Economic boost** – By law, funds from the proposed measure must be spent on local school facility improvements, thus creating additional jobs and boosting the area economy.
- **Keeping money in the classrooms** – Energy efficiency improvements (windows, HVAC, solar, etc.) and critical facility repairs that can be paid for by a G.O. bond will provide more funding for students and classroom instruction.
- **Taxpayer safeguards are in place –** Funds raised cannot be taken by the State and must be spent locally; in addition, expenditures must be annually reviewed by an independent citizens' oversight committee

2023

ANNUAL SECURED PROPERTY TAX BILL

2023

CITIES, COUNTY, SCHOOLS AND ALL OTHER TAXING AGENCIES IN LOS ANGELES COUNTY

SECURED PROPERTY TAX FOR FISCAL YEAR JULY 1, 2023 TO JUNE 30, 2024

KEITH KNOX, TREASURER AND TAX COLLECTOR

FOR ASSISTANCE, CALL 1(213) 974-2111 OR 1(888) 807-2111, ON THE WEB AT propertytax.lacounty.gov

PROPERTY IDENTIFICATION
ASSESSOR'S ID.NO.: [redacted]

OWNER OF RECORD AS OF JANUARY 1, 2023
SAME AS BELOW

MAILING ADDRESS 000160291 02 AV 0.498
0160291-0160291 SNGL 003 1234-- 572794

[redacted]

Save Money – Save Time – Pay Online
ttc.lacounty.gov
Electronic Payment Information
(Required for Online and Telephone Payments)
ID#: [redacted] YEAR:23 SEQUENCE:000 3
Personal Identification Number (PIN)
PIN: [redacted]

SPECIAL INFORMATION

ASSESSOR'S ID. NO. YR SEQ CK

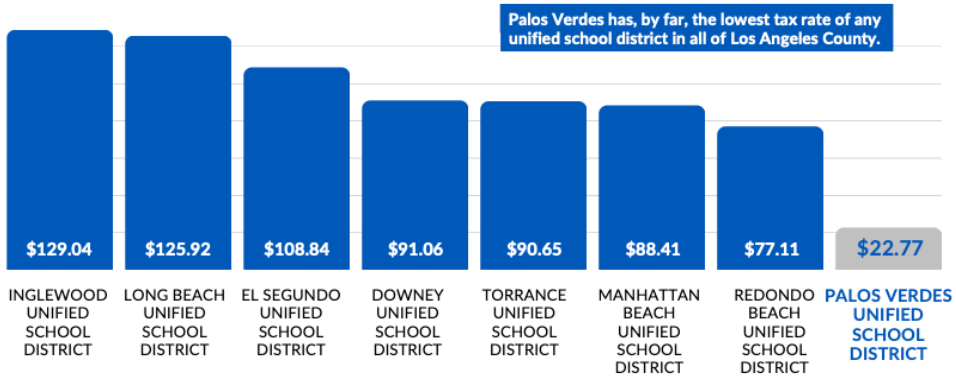
DETAIL OF TAXES DUE FOR [redacted]

AGENCY	AGENCY PHONE NO.	RATE		AMOUNT
GENERAL TAX LEVY				
ALL AGENCIES		1.000000	$	13,010.84
VOTED INDEBTEDNESS				
METRO WATER DIST		.003500	$	45.54
COMMNTY COLLEGE		.060231		783.65
UNIFIED SCHOOLS		.023829		310.03
DIRECT ASSESSMENTS				
SAFE CLEAN WATER	(833) 275-7297		$	114.17
FLOOD CONTROL	(626) 979-5498			34.25
CONSLDATED SEWER	(626) 300-3340			50.50
RPOSD MEASURE A	(833) 265-2600			54.97
CNTY SAN DIST 05	(562) 908-4288			175.00
WB MWD STDBY CHG	(800) 969-4382			14.40
LA CO FIRE DEPT	(323) 881-2404			75.15
TRAUMA/EMERG SRV	(866) 587-2862			151.85
LA WEST MOSQ AB	(310) 915-7370			13.95
PVPUSD PARCELTXM	(310) 896-3404			514.88

VALUATION INFORMATION

	CURRENT ASSESSED VALUE	TAXABLE VALUE
	905,690	905,690
	402,394	402,394
TOTAL	1,308,084	
LESS EXEMPTION: HOME	7,000	
NET TAXABLE VALUE	1,301,084	

Comparable Tax Rates to Other South Bay Districts





Questions?