

APRIL 20, 2005

**RENOVATIONS
ON CAMPUS**

- Completed projects:**
- Santa Barbara High School swimming pool renovation and expansion by J. W. Bailey Construction, Santa Barbara, \$2,200,000
 - Santa Barbara Junior High School exterior lighting by JPL Electric, Ventura, \$22,344
 - Harding Elementary restroom renovation by Echemacht Construction, Santa Barbara, \$30,750
 - Dos Pueblos High School Greek Theater seating by J. W. Bailey Construction, \$25,472
- In progress:**
- San Marcos High School theater renovation by Carol Construction, Santa Barbara, \$3,327,000, completion January 2004
 - Santa Barbara Junior High School theater renovation by Frank Schipper Construction, Santa Barbara, \$2,474,000, completion September 2003
 - Dos Pueblos High School stadium bleachers by Frank Schipper Construction, \$637,660, completion August 2003
 - DPHS football stadium lighting by Illum & Sons Electric, Carpinteria, \$588,421, completion August 2003
 - DPHS telephone system replacement by Colubron Inc., Ventura, \$102,264, completion June 2003
 - DPHS student parking lot lighting by JPL Electric, Ventura, \$177,323, completion June 2003
 - Washington Elementary parking lot renovation by Granite Construction, Santa Barbara, \$26,854



MIKE ELIASSON / NEWS-PRESS

Electrician Don Galassi, left, and framing foreman Rick Bennett work in the Santa Barbara Junior High theater. Frank Schipper Construction is performing the renovation at the theater for \$2,474,000. The project is due to be completed by September. Below, titles of past performances are painted on a wall inside the building, suggesting that the theater has gone many years without renovations.

Shades of Shop Class

SCHOOL PROJECTS MEAN MILLIONS TO LOCAL BUILDERS

By **FRANK NELSON**
NEWS PRESS STAFF WRITER

Santa Barbara contractors and building tradespeople are going back to school — only this time they're getting paid for it.

Local builders are winning millions of dollars in business from the Santa Barbara School District: recently completed, current and forthcoming projects alone add up to more than \$80 million.

This includes such major capital works as the complete renovation of Goleta Valley Junior High (\$4.6 million) and La Cumbre Junior High (\$3.7 million), the renovation of San Marcos High School theater (\$3.1 million), a similar project at Santa Barbara Junior High (\$2.5 million) and the \$2.2 million swimming pool upgrade at Santa Barbara High School.

All those contracts go on the open market and strict legal requirements mean the school districts cannot favor local bidders, said Dave Hetyonk, interim director of facilities and operations.

"We have to control over that," he said. "By law we must take the lowest qualified bidder. We have no discretion, which is a good thing because this is public money we're dealing with."

However, competitive area contractors have learned to sharpen their pencils with the result that they regularly win the lion's share of the work. And Mr. Hetyonk certainly has no problem with that.

"The Santa Barbara community is fortunate that a lot of the construction money stays here because local contractors are submitting very good prices and getting the work," he said.

The money flows on through sub-contractors and generally helps stimulate the tri-county economy while the school districts continue to enjoy best value

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for the dollars spent. "It's a win-win outcome," Mr. Hetyonk said.

One of those successful Santa Barbara building firms is J. W. Bailey Construction, the head contractor for the city high school's \$2.2 million pool renovation and expansion, a project which also included creating disabled access to the pool, showers and restrooms.

Company President Bill Bailey said the school districts account for "a viable portion of our work" — between 35 and 40 per cent of the total business.

He said school officials are good to work with: communication is direct and there is excellent cooperation — especially over matters of safety — when the company is on site and sharing space with teachers and students.

Mr. Bailey said the major downside to school projects is that the districts withhold payment of the final 10 percent of the contract until 60 days after notice of completion, a month longer than the standard 30 days.

He said this means his company has to act as banker, using its own money to pay off sub-contractors who rely



on reasonably prompt payment; this action also ensures the sub-contractors are willing and available to work with Bailey on future jobs.

The money for all the school improvements and construction comes from local bond funds and from the county's share of the statewide bond measure Prop. 47.

In 1998, the elementary school district — which serves around 6,000 pupils in kindergartens through the sixth grade — passed a \$25 million bond; and in

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