NOTICE OF INTENT

The Los Angeles Unified School District (“LAUSD”) is soliciting proposals for the joint use of the synthetic turf fields (“Field” or “Fields”), which have lighting for night time activities, at:

- George Washington Carver Middle School, 4410 McKinley Avenue, Los Angeles, CA 90011 (“Carver MS”),
- Mervyn M. Dymally High School, 8800 S. San Pedro Street, Los Angeles, CA 90003 (“Dymally HS”),
- John C. Fremont High School, 7676 S. San Pedro Street, Los Angeles, CA 90003 (“Fremont HS”), and
- Edwin Markham Middle School, 1650 E. 104th Street, Los Angeles, CA 90002 (“Markham MS”), (collectively, “Schools”).

OVERVIEW: Each Field is currently unsuitable for play and must be replaced. LAUSD is seeking a joint user for each Field for youth soccer, some limited use for adult soccer, or other sport or recreational uses that may reasonably occur on the field. The joint user will be required to pay monthly fees, provide programming and, optimally, offer to contribute funds toward the cost to replace the synthetic turf now and in the future. Each synthetic turf has an estimated useful life of approximately eight (8) years, which could be less depending on actual use.

The NOI package provides more detail regarding the fees associated with the joint use and must be obtained to submit a proposal.

JOINT USE AGREEMENT: The joint user must execute a Joint Use Agreement (“JUA”) the form of which is in the NOI package.

TERM: Generally, the term of the JUA shall not exceed five (5) years. However, the Education Code provides for a longer term if the user is a public entity or nonprofit corporation that makes a capital outlay improvement for park and recreation purposes. Programming is not a capital outlay improvement. Any term in excess of five (5) years will depend on the amount of capital outlay improvement but shall not exceed eight (8) years.

FIELD AVAILABILITY: School use shall take priority. Joint use shall be Mondays – Fridays: 6 – 9 pm when school is in session; 8 am – 9 pm when school is not in session; 12 pm – 9 pm when school is in session during a calendar break (i.e. winter, spring, summer), and Saturdays and Sundays, 8 am – 9 pm. Different hours of use may be proposed.

MINIMUM REQUIREMENTS: Proposals must meet the requirements set forth in the NOI package. Interested parties are to contact Isela Lopez, Facilities Asset Management, via e-mail at isela.lopez@lausd.net, to obtain the NOI package. Questions regarding the NOI must be submitted via email to isela.lopez@lausd.net. No verbal inquiries will be accepted. Answers to
any questions submitted will be posted at (https://www.laschools.org/new-site/joint-use-agreements/).

DATE AND PLACE TO BE DELIVERED: The proposal must be sealed and submitted to Facilities Asset Management, Los Angeles Unified School District, 333 S. Beaudry Ave., 23rd Floor, Los Angeles, CA 90017, ATTN: Isela Lopez no later than 9:00 am on September 3, 2019. All proposals will be reviewed and scored according to the guidelines in the NOI package. The entity who attains the highest score may be recommended to the Board of Education (“Board”) for approval.

DISTRICT RIGHTS: The Board or its Designee, reserves the right to reject any proposal or all proposals if it deems such action for the best public interest, and to withdraw all or some of the Fields from this JUA solicitation. Refer to the NOI Package for additional information.