

Oakland Unified School District

Board of Education
Paul Robeson Building
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DRAFT



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Minutes (Long)

Tuesday, April 05, 2011

4:30 PM

**Board Room, Paul Robeson Building, 1025 2nd Avenue, Oakland, CA
94606-2212**

Facilities Committee

**Noel Gallo, Chairperson
Jody London, Vice Chairperson
Alice Spearman, Member**

A. Call to Order

Committee Vice Chair Jody London called the meeting to order at 4:38 P.M.

Committee Vice Chair London stated Committee Chairperson Noel Gallo was not present. She said as the person who has been on the committee the longest, she will be presiding as Chairperson today.

B. Roll Call

Roll Call: Present: Jody London and Alice Spearman
Absent: Noel Gallo

C. Speaker Request Cards/Modification(s) To Agenda

Vice Chair London said she wanted to pull the following Legislative Files from the Consent Report for further discussion and possible separate action. 11-0678, 11-0679, 11-0680, 11-0681, 11-0682, 11-0683, 11-0684, 11-0685, 11-0686, and 11-0687, and 11-0688 a series of Project Budget Decreases.

Secretary Rakestraw said there were two typos that need to be corrected. Legislative 11-0680, the amount of the reduction is \$77,305.00 and the remaining figures are all correct. Legislative 11-0687, the reduction amount is \$66,928.00 and the remaining figures are all correct.

D. Adoption of Committee Minutes



[11-0762](#) Minutes - Facilities Committee - March 15, 2011

Approval by Facilities Committee of Its Minutes of March 15, 2011.

Attachments: [11-0762 - Minutes - Facilities Committee - March 15, 2011](#)

A motion was made by Alice Spearman, seconded by Jody London, that this matter be Adopted. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0

Preferential Abstention: 0
Preferential Nay: 0

E. Adoption of the Committee General Consent Report



[11-0437](#) **Amendment No. 1 of Professional Services Contract - Berkeley Geo Research Group - Quality Community School Development**

Approval by the Board of Education of Amendment No. 1, Professional Services Contract between District and the Berkeley Geo Research Group, Orinda, CA, for the latter to provide approximately 176 additional hours of services to provide additional mapping using longitudinal housing information to create Arc GIS maps of where students live in relation to facilities; and the transitions students make between elementary-middle and middle-high schools; map student performance, within and among schools; and among schools, for the period October 1, 2010 through June 30, 2011, in an additional not to exceed amount of \$8,000.00, increasing the Contract from a not to exceed amount of \$2,000.00 to \$10,000.00. All other terms and conditions of the Contract remain in full force and effect.

Resource Code - 5261-956

Funding Source: TIIG - Tier 3

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



[11-0511](#) **Amendment No. 1 Lease Agreement - Gary Douppnik Manufacturing, Inc. - Montclair New Classroom Building Project**

Approval by the Board of Education of Amendment No. 1, Lease Agreement between District and Gary Douppnik Manufacturing, Inc., Loomis, CA, for the latter to provide, furnish and install new ramps to meet Division of State Architect plan review comments in conjunction with the Montclair Elementary School New Classroom Building, in an additional amount not to exceed \$17,500.00, increasing the Contract not to exceed amount from \$134,172.00 to \$151,672.00. All other terms and conditions of the Contract remain in full force and effect.

Resource Code - 2122-143

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



11-0589

Grant Application - Alameda County Child Care Facilities Fund - Early Childhood Education

Approval and support by the Board of Education of District's Grant Application made to the Alameda County Child Care Center Facilities Fund, seeking approximately \$57,381.00, to provide a restroom in a classroom and playground structure for Child Development Center - Preschool Program at Bridges Academy @ Melrose, for the period July 1, 2011 through June 30, 2012, and, if granted, in whole or in part, authorization to accept same, pursuant to terms and conditions thereof, if any.

Funding Source: Alameda County Child Care Facilities Fund

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



11-0599

Professional Services Facilities Contract - Nor-Cal Moving Services - Various Sites

Approval by the Board of Education of Professional Services Facilities Contract between District and Nor-Cal Moving Services, Oakland, CA, for the latter to provide District-wide moving services in conjunction with the facilities projects as specified:

Project	Not To Exceed
Oakland High Modernization	\$75,000.00
Jefferson ES Modernization	30,000.00
Montclair Modernization	25,000.00
Prescott Modernization	20,000.00
Lowell Modernization	35,000.00
Havenscourt Health Center	10,000.00
Havenscourt Interim Housing	5,000.00
Madison Modernization - Phase II	3,000.00

for the period commencing May 1, 2011 and concluding no later than June 30, 2012, for a cumulative amount not to exceed \$203,000.00.

Resource Code - 2122-304, 2122-128, 2122, 143, 2122-147, 2122-204, 2122-207, 2122-215

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
 Adv Nay: 0
 Adv Abstain: 0
 Aye: 2 - Jody London and Alice Spearman
 Nay: 0
 Recused: 0
 Absent: 1 - Noel Gallo
 Preferential Aye: 0
 Preferential Abstention: 0
 Preferential Nay: 0



11-0606

Change Order No. 1 - Albay Construction - Ralph Bunche Continuation School Modernization Project

Approval by the Board of Education of Change Order No. 1 to Construction Contract with Albay Construction, Martinez, CA, for the latter to provide unused allowance - balancing of contract in conjunction with the Ralph Bunche Continuation School Modernization Project in the amount of -\$3,978.27, decreasing the Agreement from a not to exceed amount of \$638,000.00 to \$634,021.73. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-223

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0

Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0607****Change Order No. 2 - Arntz Builders, Inc. - Chabot Elementary School New Classroom and Multi-Purpose Room Project**

Approval by the Board of Education of Change Order No. 2 to Construction Contract with Arntz Builders, Inc., Novato, CA, for the latter to install owner supplied kiln in Building A, contractor installed casework, removal of Radiator at Bldg. B, power to roll up door C-102A and various other items described herein, in conjunction with the Chabot Elementary School New Classroom and Multi-Purpose Room Project, in the additional amount of \$64,636.19, increasing the Agreement not to exceed amount from \$10,727,786.24 to \$10,792,422.43. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-106

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0610****Change Order No. 3 - Arntz Builders, Inc. - Chabot Elementary School New Classroom and Multi-Purpose Room Project**

Approval by the Board of Education of Change Order No. 3 to Construction Contract with Arntz Builders, Inc., Novato, CA, for the latter to modify (E) door with glazing at A-111, Build A Fire Alarm Modification, Deteriorated Waste Line B111, Power to Smoke Dampers at Bldg. D and various other items described herein in conjunction with the Chabot Elementary School New Classroom and Multi-Purpose Room Project, in the additional amount of \$261,106.52, increasing the Agreement from a not to exceed amount of \$10,792,422.43 to \$11,053,528.95. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-106**Funding Source: GO Bond-Measure B****Attachments:** [Document\(s\)](#)**This Matter was Recommended Favorably on the Consent Agenda.**

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0611****Change Order No. 4 - Arntz Builders, Inc. - Chabot New Elementary School Classroom and Multi-Purpose Room Project**

Approval by the Board of Education of Change Order No. 4 to Construction Contract with Arntz Builders, Inc., Novato, CA, for the latter having added ACM Abatement & Building, added FDC and PIV at Building C; added Beam and Ceiling Framing at A123 and A124 and various other items described herein in conjunction with the Chabot Elementary School New Classroom and Multi-Purpose Room Project, in the additional amount of \$183,718.04, increasing the Agreement not to exceed amount from \$11,053,528.95 to \$11,237,246.99. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-106**Funding Source: GO Bond-Measure B****Attachments:** [Document\(s\)](#)**This Matter was Recommended Favorably on the Consent Agenda.**

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0612****Change Order No. 5 - Arntz Builders, Inc. - Chabot Elementary School New School Classroom and Multi-Purpose Room Project**

Approval by the Board of Education of Change Order No. 5 to Construction Contract with Arntz Builders, Inc., Novato, CA, for the latter having added For Substrate Under (E) Building The Stage: Change Supply Diffuses B-102, Building B Alteration and various other items described herein in conjunction with the Chabot Elementary School New Classroom and Multi-Purpose Room Project, in the additional amount of \$43,634.07, increasing the Agreement from a not to exceed amount of \$11,237,246.99 to \$11,280,881.06. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-210

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



11-0613

Change Order No. 1 - Bay Construction Company - Edna Brewer Middle School Restroom Plumbing Renovation Project

Approval by the Board of Education of Change Order No. 1 to Construction Contract with Bay Construction Company, Oakland, CA, for the latter to reimburse unused allowance - balancing of contract in conjunction with the Edna Brewer Middle School Restroom Plumbing Renovation Project, in the amount of -\$2,508.00, decreasing the Agreement from a not to exceed amount of \$393,000.00 to \$390,492.00. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-210

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0

Preferential Nay: 0

**11-0614****Change Order No. 1 - Evans Brothers, Inc. - Downtown Educational Complex Project**

Approval by the Board of Education of Change Order No. 1 to Construction Contract with Evans Brothers, Inc., Livermore, CA, for the latter to provide winterization of the project site, time extension with no monetary compensation, in conjunction with the Downtown Educational Complex Project in the amount of \$45,947.00, increasing the Agreement from a not to exceed amount of \$927,000.00 to \$972,947.00. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-121

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0619****Award of Bid and Construction Contract - JUV, Inc. - Frick Middle School Wellness Center Project**

Approval by the Board of Education of Resolution No. 1011-0132 - Award of Bid and Construction Contract between District and JUV, Inc., Oakland, CA, for the latter, as the lowest responsive, responsible bidder and rejecting all other bids, if any, to provide construction services per the contract drawings and specifications, Addendum #1 - #4, in conjunction with the Frick Middle School Wellness Center Project, for the period commencing April 14, 2011 and ending July 14, 2011, in the amount of \$577,000.00.

Resource Code - 2122-203

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0

Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0620****Change Order No. 6 - Arntz Builders, Inc. - Chabot Elementary School New Classroom Elementary Classroom and Multi-Purpose Building Project**

Approval by the Board of Education of Change Order No. 6 to Construction Contract with Arntz Builders, Inc., Novato, CA, for the latter having added Starke's escalation cost, hand dryers at students restrooms, Building C Pipe Rigging details and various other items described herein in conjunction with the Chabot Elementary School New Classroom and Multi-Purpose Building Project, in the additional amount of \$149,610.36, increasing the Agreement from a not to exceed amount of \$11,280,881.06 to \$11,430,491.42. All other terms and conditions of the Agreement remain in full force and effect

Resource Code - 2122-106

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0621****Change Order No. 1 - Bay Cities Paving and Grading - McClymonds High School Football Field Replacement Project**

Approval by the Board of Education of Change Order No. 1 to Construction Contract with Bay Cities Paving and Grading, Oakland, CA, for the latter to replace chain link fencing at and behind the bleachers, in conjunction with the McClymonds High School Football Field Replacement Project, in the additional amount of \$96,312.00, increasing the Agreement from a not to exceed amount of \$1,301,000.00 to \$1,397,312.00. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 3030-303

Funding Source: County School Facilities Fund

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0

Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0643****Professional Services Facilities Contract - Arntz Builders, Inc. - Lowell Middle School Modernization Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Arntz Builders, Inc., Novato, CA, for the latter to provide pre-bid drawings, meeting and constructability reviews of Lease/Leaseback drawings and documents and various other items described herein, in conjunction with the Lowell Middle School Modernization Project, for the period commencing April 1, 2011 and concluding no later than June 1, 2011, in an amount not to exceed \$49,000.00.

Resource Code - 2122-204

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0644****Equipment Lease - Kitchens to Go, LLC - Havenscourt Middle School New Cafeteria and Classroom Building**

Approval by the Board of Education of Equipment Lease between District and Kitchens to Go, LLC, Naperville, IL, for the latter to provide a temporary mobile kitchen for the school's use during construction of a new kitchen, in conjunction with the Havenscourt Middle School New Cafeteria and Classroom Building, for the period commencing April 14, 2011 and concluding no later than June 1, 2013, in an amount not to exceed \$149,040.50.

Resource Code - 2122-207

Funding Source: GO Bond Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0645****Professional Services Facilities Contract - Simplex Grinnell - Frick Middle School Wellness Center Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Simplex Grinnell, Livermore, CA, for the latter to provide construction installation oversight services, including the supervision of the fire alarm and intrusion alarm systems modification, during the construction phase and the DSA closeout phase of the renovation of existing shops building, in conjunction with the Frick Middle School Wellness Center Project, for the period commencing April 14, 2011 and concluding no later than December 31, 2011, in an amount not to exceed \$4,860.00.

Resource Code - 2122-203

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0646****Professional Services Facilities Contract - YHLA Architects - Montclair Elementary School New Classroom Building Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and YHLA Architects, Oakland, CA, for the latter to perform a constructability review of the Architectural drawings and cursory review of the Civil, Landscape, and Structural drawings; conduct coordination review of Fire Protection, Audio/Visual, Food Service, Electrical, Mechanical, Plumbing plans and schedules, in conjunction with the Montclair Elementary School New Classroom Building Project, for the period commencing April 14, 2011 and concluding no later than December 31, 2011, in an amount not to exceed \$28,896.00.

Resource Code - 2122-143**Funding Source: GO Bond-Measure B****Attachments:** [Document\(s\)](#)**This Matter was Recommended Favorably on the Consent Agenda.**

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0647****Amendment No. 2, Professional Services Facilities Contract - Anthony Ogbeide Associates, Inc. - Prescott Elementary School Modernization Project**

Approval by the Board of Education of Amendment No. 2 between District and Anthony Ogbeide Associates, Inc., Oakland, CA, for the latter to provide additional Division of State Architect (DSA) inspection in conjunction with the Prescott Elementary School Modernization Project, in an additional amount not to exceed \$7,670.00, increasing the Contract not to exceed amount from \$54,600.00 to \$62,270.00. All other terms and conditions of the Contract remain in full force and effect.

Resource Code - 2122-147**Funding Source: GO Bond-Measure B****Attachments:** [Document\(s\)](#)**This Matter was Recommended Favorably on the Consent Agenda.**

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0648****Amendment No. 1, Professional Services Facilities Contract - Anthony Ogbeide Associates, Inc. - Madison Middle School Health Center Project**

Approval by the Board of Education of Amendment No. 1 between District and Anthony Ogbeide Associates, Inc., Oakland, CA, for the latter to provide additional Division of State Architect (DSA) inspection in conjunction with the Madison Middle School Health Center Project, in an additional amount not to exceed \$3,300.00, increasing the Contract not to exceed amount from \$42,900.00 to \$46,200.00. All other terms and conditions of the Contract remain in full force and effect

Resource Code - 2122-215

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



11-0649

Amendment No. 1, Profession Services Facilities Contract - S. Meek Architecture - Havenscourt Middle School New Cafeteria and Classroom Building Project

Approval by the Board of Education of Amendment No. 1 between District and S. Meek Architecture, San Francisco, CA, for the latter to provide additional architectural and engineering design services to modify the foundation system of the new building from a rigid grade beam to a matt slab, install fire sprinklers in the temporary kitchen/cafeteria and various other items described herein, in conjunction with the Havenscourt Middle School New Cafeteria and Classroom Building Project, in an additional amount not to exceed \$24,540.00, increasing the Contract not to exceed amount from \$969,000.00 to \$993,540.00 and extending the contract period of December 17, 2009 through June 30, 2013 to December 31, 2013. All other terms and conditions of the Contract remain in full force and effect.

Resource Code - 2122-207

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0

Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0656****Award of Bid and Construction Contract - Ray's Electric - Havenscourt Middle School Intrusion Alarm Upgrade Project**

Approval by the Board of Education of Resolution No. 1011-0144 - Award of Bid and Construction Contract between District and Ray's Electric, Oakland, CA, for the latter, as the lowest responsive, responsible bidder and rejecting all other bids, if any, to provide demolition of existing intrusion alarm devices and associated components, trenching, minor roof patching, minor wall patching, and electrical including installation of new intrusion alarm devices, in conjunction with the Havenscourt Middle School Intrusion Alarm Upgrade Project, for the period commencing April 14, 2011 and concluding no later than July 12, 201, in the amount of \$137,600.00.

Resource Code - 2122-207

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0657****Award of Bid and Construction Contract - Ray's Electric - Downtown Educational Complex Relocation (Cole Phase 2 Hot Site) Project**

Approval by the Board of Education of Resolution No. 1011-0134 - Award of Bid and Construction Contract between District and Ray's Electric, Oakland, CA, for the latter, as the lowest responsive, responsible bidder and rejecting all other bids, if any, to install a dedicated 600 amp panel for the Data Center, including electrical receptacles related to the Temporary Hot Site Data Center as well as installation of data racks, in conjunction with the Downtown Educational Complex Relocation (Cole Phase 2 Hot Site) Project, for the period commencing April 14, 2011 and concluding no later than July 6, 2011, in the amount of \$89,745.00.

Resource Code - 2122-121

Funding Source: GO Bond-Measure A

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0667****Professional Services Facilities Contract - Comtel Systems Technology, Inc. - Montclair Elementary School New Classroom Building Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Comtel Systems Technology, Inc., Sunnyvale, CA, for the latter to provide installation of a new Rauland Telecenter VI communication system to replace the existing Rauland Telecenter 21 system, which will directly replace the existing system electronics and tie to and directly work with the existing classroom cable, speakers, clocks and telephones and various other items described herein, with the attached quotation incorporated into the contract to the extent that it is subordinate to and not inconsistent with said contract terms, in conjunction with the Montclair Elementary School New Classroom Building Project, for the period commencing May 1, 2011 and concluding no later than December 31, 2013, in an amount not to exceed \$61,678.00.

Funding Source: GO Bond Measure B

Attachments: [Document\(s\)](#)

This Matter was Recommended Favorably on the Consent Agenda.

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0678****Project Budget Decrease - Edna Brewer Middle School Restroom Plumbing Renovation Project**

Approval by the Board of Education of Resolution 1011-0152 - Authorizing and approving the Project Budget Decrease for Edna Brewer Middle School Restroom Plumbing Renovation Project in the amount of \$35,986.97, reducing budget from \$509,250.00 to \$473,263.03.

Resource Code - 1414-210

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects for repair and renovation to those deficient facilities.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0679****Project Budget Decrease - Claremont Middle School Plumbing Renovation Project**

Approval by the Board of Education of Resolution 1011-0153 - Authorizing and approving the Project Budget Decrease for Claremont Middle School Plumbing Renovation Project in the amount of \$200,000.00, reducing budget from \$734,250.00 to \$534,250.00.

Resource Code - 1414-201

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects for repair and renovation to those deficient facilities.

Vice Chair London said Claremont Middle School restrooms were Williams Act Complaints and wanted to know if the school had outstanding Williams Act Complaints?

Mr. Nakadegawa asked Mr. Stokes to answer that question.

Mr. Stokes said the only Williams Complaint at Claremont was the restrooms and the HVAC System. The HVAC System is schedule to be replaced this summer.

Vice Chair London said she talked with staff from Claremont today and was told there are restrooms where the locks on the stall doors do not lock.

Mr. Stokes said that falls under routine maintenance. He said he would have to look at the work order system to see where that problem is in the system and prioritize the work.

Vice Chair London said she did not want to deny another school site the opportunity to have work done said but this is a lot of money that is being requested to be released from the budget. She said the question for her is all the work completed?

She said her next question is the department is already at the school site, why don't you just check the other restrooms as well. She said it seems the department would look at all the issues at the school site beyond what someone went through the effort to file a Williams Complaint. She said this could be true at all the sites the department is requesting a decrease in the budget.

Mr. Stokes said during that particular walk, the department was only addressing the restrooms.

Vice Chair London said there are children at the school who have no way to dry their hands after they use the restroom. She said the children do not want to use the restroom because they cannot lock the stall doors.

Director Spearman said the principal has to submit a Work Request to for those repairs.

Vice Chair London said the principal has submitted the Work Request.

Director Spearman suggested follow up from the Buildings & Grounds Department on the Work Request. She said she did not believe the work in the restrooms has anything to do with the Project Budget Decreases. She said staff needs to be advised that a problem exists at the school, a Work Order has to be submitted and the issue needs to be addressed by the Buildings & Grounds Department. Director Spearman requested a status report at the next committee meeting on whether the towel racks have been installed.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



11-0680

Project Budget Decrease-Bret Harte Middle School Roofing Repair Project

Approval by the Board of Education of Resolution 1011-0155 - Authorizing and approving the Project Budget Decrease for Bret Harte Middle School Roofing Repair Project in the amount of \$77,305.00, reducing budget from \$518,000.00 to \$440,695.00.

Resource Code - 1414-206**Funding Source: Deferred Maintenance****Attachments:** [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



Replacement Project

Approval by the Board of Education of Resolution 1011-0145 -Authorizing and approving the Project Budget Decrease for Calvin Simmons Middle School Shop Building Roof Replacement Project in the amount of \$49,732.00, reducing budget from \$132,202.00 to \$82,470.00.

Resource Code - 1414-205

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo

Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0



11-0682

Project Budget Decrease - Burbank Elementary School Roof Replacement Project

Approval by the Board of Education of Resolution 1011-0154 - Authorizing and approving the Project Budget Decrease for Burbank Elementary School Roof Replacement Project in the amount of \$58,329.00, reducing budget from \$588,500.00 to \$530,171.00.

Resource Code - 1414-104

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0

Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0683****Project Budget Decrease - Marshall Elementary School Roof Replacement Project**

Approval by the Board of Education of Resolution 1011-0148 - Authorizing and approving the Project Budget Decrease Marshall Elementary School Roof Replacement Project in the amount of \$69,301.00, reducing budget from \$560,700.00 to \$491,399.00.

Resource Code - 1414-174

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0684****Project Budget Decrease - Roosevelt Middle School Paving Replacement Project**

Approval by the Board of Education of Resolution 1011-0146 - Authorizing and approving the Project Budget Decrease for Roosevelt Middle School Paving Replacement Project in the amount of \$20,505.00, reducing budget from \$404,840.00 to \$384,335.00.

Resource Code - 1414-212**Funding Source: Deferred Maintenance****Attachments:** [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds

Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
 Adv Nay: 0
 Adv Abstain: 0
 Aye: 2 - Jody London and Alice Spearman
 Nay: 0
 Recused: 0
 Absent: 1 - Noel Gallo
 Preferential Aye: 0
 Preferential Abstention: 0
 Preferential Nay: 0



11-0685

Project Budget Decrease - McClymonds High School Basketball Court Paving Project

Approval by the Board of Education of Resolution 1011-0147 - Authorizing and approving the Project Budget Decrease for McClymonds High School Basketball Court Paving Project in the amount of \$36,904.00, reducing budget from \$120,364.00 to \$83,460.00.

Resource Code - 1414-303

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most

serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
 Adv Nay: 0
 Adv Abstain: 0
 Aye: 2 - Jody London and Alice Spearman
 Nay: 0
 Recused: 0
 Absent: 1 - Noel Gallo
 Preferential Aye: 0
 Preferential Abstention: 0
 Preferential Nay: 0



11-0686

Project Budget Decrease - Lowell Middle School Covered Walkway Roof Replacement Project

Approval by the Board of Education of Resolution 1011-0149 - Authorizing and approving the Project Budget Decrease for Lowell Middle School Covered Walkway Roof Replacement Project in the amount of \$30,817.00, reducing budget from \$441,000.00 to \$410,183.00.

Resource Code - 1414-209

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy,

when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
 Adv Nay: 0
 Adv Abstain: 0
 Aye: 2 - Jody London and Alice Spearman
 Nay: 0
 Recused: 0
 Absent: 1 - Noel Gallo
 Preferential Aye: 0
 Preferential Abstention: 0
 Preferential Nay: 0



11-0687

Project Budget Decrease - Lowell Middle Shop Building Roof Replacement Project

Approval by the Board of Education of Resolution 1011-0150 - Authorizing and approving the Project Budget Decrease for Lowell Middle School Shop Building Roof Replacement Project in the amount of \$66,928.00, reducing budget from \$86,900.00 to \$19,972.00.

Resource Code - 1414-209

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next

year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
 Adv Nay: 0
 Adv Abstain: 0
 Aye: 2 - Jody London and Alice Spearman
 Nay: 0
 Recused: 0
 Absent: 1 - Noel Gallo
 Preferential Aye: 0
 Preferential Abstention: 0
 Preferential Nay: 0



[11-0688](#)

Project Budget Decrease - Life Academy (Red Cross Building) Roof Replacement Project

Approval by the Board of Education of Resolution 1011-0151 - Authorizing and approving the Project Budget Decrease for Life Academy (Red Cross Building) Roof Replacement Project in the amount of \$32,126.00, reducing budget from \$277,900.00 to \$245,774.00.

Resource Code - 1414-335

Funding Source: Deferred Maintenance

Attachments: [Document\(s\)](#)

Vice Chair London asked Tadashi Nakadegawa, Director, Facilities Department, to explain how the District was in the situation of having money to be returned from the project budget?

Mr. Nakadegawa said as a group, these Project Budget Decreases are all the projects the District has completed over the last year and a half under the Deferred Maintenance

Program. He said with a few exceptions, the projects were bided in a climate where the projects came in under budget. He said in a combination of that and because of the State Budget crisis, the Deferred Maintenance Fund has not received any funding from the State. He said the District is struggling to keep up with some needed repairs. He noted Santa Fe Elementary is in dire need of paving work. He said until the budget is in place for next year, as an interim measure the department wants to pull back these available funds from completed projects and start the Santa Fe Paving Project.

Vice Chair London said her daughter attends one of the schools on the list and there is still deferred maintenance work needed at the school. She wanted to know as a District policy, when there is money remaining in a project budget, does the department sweep through and determine if there are if any remaining maintenance tickets at the school? She said she wanted to know the process of making sure before leaving a site all the work that needs to be done has been done.

Mr. Nakadegawa said the Deferred Maintenance Program attempts to take care of the most serious problems on a Districtwide basis that are beyond the ability of the Buildings & Grounds Department to handle on a day to day maintenance point of view. He said given the current fiscal situation, Deferred Maintenance is not capable of taking of all identified deficiencies at every school site. He said deficient conditions exist at every school site in the District because they need some kind of attention from the Buildings & Grounds Department or the Facilities Department. He said on an annual basis the highest priority projects in the Deferred Maintenance Program are identified and the department targets specific projects.

A motion was made by Jody London, seconded by Alice Spearman, that this matter be Recommended Favorably. The motion carried by the following vote:

Votes: Adv Aye: 0
 Adv Nay: 0
 Adv Abstain: 0
 Aye: 2 - Jody London and Alice Spearman
 Nay: 0
 Recused: 0
 Absent: 1 - Noel Gallo
 Preferential Aye: 0
 Preferential Abstention: 0
 Preferential Nay: 0



11-0736

Change Order No. 5 - Riverview Construction - Prescott Elementary School Modernization Project

Approval by the Board of Education of Change Order No. 5 to Construction Contract with Riverview Construction, Sacramento, CA, for the latter to accelerate construction schedule in order to be substantially complete and allow occupancy for 1st day of school, in conjunction with the Prescott Elementary School Modernization Project, in the additional amount of \$100,664.00, increasing the Agreement from a not to exceed amount of \$2,693,746.02 to \$2,794,410.02, and extending the end date from August 20, 2010 to September 2, 2010. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-147

Funding Source: GO Bond-Measure B**Attachments:** [Document\(s\)](#)**This Matter was Recommended Favorably on the Consent Agenda.**

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0737****Change Order No. 6 - Riverview Construction - Prescott Elementary School Modernization Project**

Approval by the Board of Education of Change Order No. 6 to Construction Contract with Riverview Construction, Sacramento, CA, for the latter to provide intrusion alarm to Portable N; irrigation control valve relocation; plumbing line repairs and various other items described herein in conjunction with the Prescott Elementary School Modernization Project, in the additional amount of \$82,572.57, increasing the Agreement from a not to exceed amount of \$2,794,410.02 to \$2,876,982.59, and extending the end date from September 2, 2010 to September 14, 2010. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-147**Funding Source: GO Bond-Measure B****Attachments:** [Document\(s\)](#)**This Matter was Recommended Favorably on the Consent Agenda.**

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

Passed The Committee General Consent Report

A motion was made by Alice Spearman, seconded by Jody London, including all the preceding items marked as having been adopted on the Consent Agenda. The motion

carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 2 - Jody London and Alice Spearman
Nay: 0
Recused: 0
Absent: 1 - Noel Gallo
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

F. Unfinished Business



[11-0037](#)

Facilities Committee 2011 Work Plan

Adoption by the Facilities Committee Work Plan for Calendar Year 2011, as specified herein, and incorporated herein by reference as though fully set forth.

Attachments: [Document\(s\)](#)
[11-0037 - Facilities Committee 2011 Work Plan - Updated 4-5-11.pdf](#)

Mr. Nakadegawa said the Facilities Committee Work Plan will be reviewed on a regular basis. He said there is no a formal presentation of the Work Plan today.

Future topics of discussion:

Project Labor Agreement - the 1st Facilities Committee Meeting in May.

Vice Chair London said the Work Plan shows work around the Facilities Master Plan is schedule to be discussed in July and the Board is in recess the month of July. She wanted to know if Mr. Nakadegawa will be flexible and make an adjustment to reschedule the discussion?

Mr. Nakadegawa said the Facilities Master Plan will be moved up to the last Facilities Committee Meeting in June.

The committee tabled this item until the next committee meeting when Assistant Superintendent White will be present.

Discussed

G. New Business



[11-0689](#)

Report - Board Policy 7310 - Naming of Facility - Downtown Educational Complex

A discussion by the Facilities Committee regarding Board Policy 7310 - Naming of Facility in relation to the Downtown Educational Complex.

Attachments: [Document\(s\)](#)

Vice Chair London read Board Policy 7310, Naming of Facility. She said the Board Policy states the District shall name schools or individual buildings in recognition of individuals living or deceased who made outstanding contributions to the County or the community who have made contributions of State, National or Worldwide significance or the geographic area of which the school or building is located. The Board encourages community participation in the process of selecting names. A Citizen's Advisory Committee shall be appointed to review name suggestions and submit recommendations for the Board's consideration. This shall only occur under extraordinary circumstances and after a thorough study. She said the Policy has a provision that allows the District to consider naming buildings, parts of a building, and athletic fields in honor of individuals who have been deceased for at least one year.

Director Spearman said she did not think it was the committee's place to name this facility. She said she thinks this is something for the Board Member representing the District in which the school is located in. She said she would defer the matter to Director Kakishiba to let him organize this if that is what the community wants. She said she did not think this committee or Director Gallo should have anything to do with the naming of this facility. She said the process will be to go to the Board Member representing the District and have the Board Member to bring the item forward. She said she feels the committee is overstepping in District 2 matters.

Vice Chair London wanted to know what the additional work load of renaming the Downtown Educational Complex will have on staff.

Director Spearman said she started a movement to rename John Marshall Elementary School to Thurgood Marshall Elementary School. She said at that time, the process was the Board was petitioned for a name change. She said if this is what the community wants to do, they should take their request to their Board Member, the Board Member gets the request on the Board's Agenda, and the Board Member presents the request to the Board. The Board will ask questions and will make a decision whether to rename the school or not. She said the request to rename the facility has to come from the community through Director Kakishiba.

Discussed



[11-0696](#)

Presentation - Measure B (Fund 2122) - Budget to Actual Expenditure, and Cash Projections Report - As of March 14, 2011

Presentation to the Facilities Committee of the Measure B (Fund 2122) - Budget to Actual Expenditures, and Cash Projections Report as of March 14, 2011.

Resource Code -

Funding Source: GO Bond-Measure B

Attachments: [Document\(s\)](#)

Charles Love, Capital Program Contract and Accounting Manager, reported on the Measure "B" Expenditures. Mr. Love reported the following:

Year to date expenditures - \$39 million.

Change in Working Budget - The budget decreased by \$10.5 million to \$395.8 million. The decrease is due to \$17.5 million in savings from completed projects back to the Measure "B" Fund Pool. An additional \$7 million of new projects [mainly fire and intrusion alarm] was added to the Working Budget for a net of \$395.8 million.

Project Working Budget Expenditures for the next 3 years - It is projected that the District will spend all of these funds in the remaining Working Budget. He said after fiscal year 2013 the balance will be zero.

Project Total Bond Balance - Beginning Balance of \$435 million, current Working Budget of \$395.8 million.

New Projects - \$8.1 million.

Salary expenses for the next three years - Six million for staff salaries and consultant expenses of \$15 million. It is projected that all these funds will be spent.

Spending since the last report is \$43.3 million - Pre-design increase of \$8,800, Design \$323,000, Construction, \$2.5 million, Closeout \$2,700, Completed remained unchanged, staff salary \$179,700 and consultants salary \$86,700 for a total increase in spending from the last report of \$3 million.

Discussed and Closed

H. Public Comments on All Non-Agenda Items Within the Subject Matter Jurisdiction of the Committee

There were no Public Speaker Cards submitted.

I. Superintendent of Schools or Designee's Committee Liaison Report

None.

J. Introduction of New Legislative Matter

11-0877 Report - Claremont Middle School - Restroom Repairs

Presentation by the Assistant Superintendent for Facilities, Planning and Management, Buildings & Grounds and Custodial Services responding to the Committee's query on the status of repairs to restrooms at Claremont Middle School.

11-0878 Report - Paul Robeson Building - Painting

Presentation by the Assistant Superintendent for Facilities, Planning and Management, Buildings & Grounds and Custodial Services responding to the Committee's query regarding possible painting of the exterior of the Paul Robeson Building, 1025 2nd Avenue.

K. Adjournment

Vice Chair London adjourned the meeting at 5:04 P.M.

Prepared By: _____

Approved By: _____