

Oakland Unified School District

Board of Education
Paul Robeson Building
1025 2nd Avenue, Suite 320
Oakland, CA 94606-2212
(510) 879-8199 Voice
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Minutes (Long)

Tuesday, February 15, 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

Chairperson Noel Gallo called the meeting to order at 4:30 P.M.

B. Roll Call

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

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

None.

D. Adoption of Committee Minutes



[11-0344](#) Minutes - Facilities Committee - February 1, 2011

Approval by Facilities Committee of Its Minutes of February 1, 2011.

Attachments: [Minutes - Facilities Committee - February 1, 2011](#)

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

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

E. Adoption of the Committee General Consent Report



[09-1663](#) Use Agreement - East Bay Regional Parks Facilities - By District

Ratification by Board of Education of Agreement between District and East Bay Regional Park District, for the use of the latter's Swimming Pools, Lagoons, Shoreline Parks and Lakes by the District, pursuant to the terms and conditions stated therein, effective May 20, 2009.

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

This Matter was Recommended Favorably on the Consent Agenda.

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



11-0169

Amendment No. 2, Professional Services Facilities Contract - Comtel Systems Technology, Inc. - Montera Middle School Modernization Project

Approval by the Board of Education of Amendment No. 2, Professional Services Facilities Contract between District and Comtel Systems Technology, Inc., Sunnyvale, CA, for the latter to program new classroom phones, mitigate remaining central office lines from the existing Merlin Switch to the Telecenter IV Headend, target existing DID extension from Telecenter VI to include Gym, Building 100 and 200 and various other items described herein in conjunction with the Montera Middle School Modernization Project, in an additional amount not to exceed \$7,000.00, increasing the Contract not to exceed amount from \$87,072.81 to \$94,072.81. All other terms and conditions of the Contract remain in full force and effect.

Resource Code - 2122-211

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



11-0173

Amendment No. 3, Professional Services Facilities Contract - Professional

Services Industries (PSI) - Montclair New Classroom Building Project

Approval by the Board of Education of Amendment No. 3, Professional Services Facilities Contract between District and Professional Services Industries (PSI), Oakland, CA, for the latter to provide a site specific ground movement analysis for the project to be prepared in accordance with the 2007 CBC and various other items described herein in conjunction with the Montclair New Classroom Building Project, in an additional amount not to exceed \$2,500.00, increasing the Contract not to exceed amount from \$15,609.00 to \$18,109.00. 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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0192****Professional Services Facilities Contract - Jason Zalinski - Skyline High School Wellness Center Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Jason Zalinski, Oakland, CA, for the latter to provide 170 hours of Division of State Architect (DSA) inspection services in conjunction with the Skyline High School Wellness Center Project for the period commencing February 24, 2011 and concluding no later than February 24, 2012 in an amount not to exceed \$15,300.00.

Resource Code - 2122-306

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

**11-0193****Professional Services Facilities Contract - Ninyo & Moore - Skyline High School Wellness Center Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Ninyo & Moore, Oakland, CA, for the latter to provide special inspection services including but no limited to the following: Geotechnical services, CIP concrete, welding, load testing of post installed anchors, and management and administration support in conjunction with the Skyline High School Wellness Center Project for the period commencing February 24, 2011 and concluding no later than February 24, 2012 in an amount not to exceed \$8,129.00.

Resource Code - 2122-306

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

**11-0194****Professional Services Facilities Contract - Ninyo & Moore - Elmhurst Middle School Wellness Center Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Ninyo & Moore, Oakland, CA, for the latter to provide special inspection services including but no limited to the following: Geotechnical services, CIP concrete, welding, load testing of post installed anchors, and management and administration support in conjunction with the Elmhurst Middle School Wellness Center Project for the period commencing February 24, 2011 and concluding no later than February 10, 2012 in an amount not to exceed \$5,663.00.

Resource Code - 2122-202

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 - Noel Gallo and Jody London
Nay: 0
Recused: 0

Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0195****Professional Services Facilities Contract - Sensible Environmental Solutions - Claremont Gym Fire Repair Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Sensible Environmental Solutions, Oakland, CA, for the latter to provide Haz-Mat monitoring services during demolition of existing flooring, Project closeout and reporting in conjunction with the Claremont Gym Fire Repair Project for the period commencing February 24, 2011 and concluding no later than March 31, 2011 in an amount not to exceed \$8,558.00.

Resource Code - 0000-201

Funding Source: Risk Management

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

This Matter was Recommended Favorably on the Consent Agenda.

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

**11-0197****Award of Bid and Construction Contract - Eternal Construction - Skyline High School Wellness Center Project**

Approval by the Board of Education of Resolution No. 1011-0115 - Award of Bid and Construction Contract between District and Eternal Construction, San Francisco, 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 Skyline High School Wellness Center Project for the period commencing February 24, 2011 and ending May 24, 2011 in the amount of \$386,000.00.

Resource Code - 2122-306

Funding Source: General Obligation 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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0198****Award of Bid and Construction Contract - Eternal Construction - Elmhurst Middle School Wellness Center Project**

Approval by the Board of Education of Resolution No. 1011-0114 - Award of Bid and Construction Contract between District and Eternal Construction, San Francisco, 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 Elmhurst Middle School Wellness Center Project for the period commencing February 24, 2011 and ending May 24, 2011 in the amount of \$405,706.00.

Resource Code - 2122-202

Funding Source: General Obligation 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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0211****Project Budget, Key Code and Project Number - Sherman Elementary School Fire Alarm Repair Project**

Approval by the Board of Education of Resolution 1011-0106 - Authorizing and approving the New Project Budget, Key Code and Project Number for Sherman Elementary School Fire and Intrusion Alarm Replacement Project in the amount of \$621,000.00.

Resource Code - 2122-235

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

**11-0212****Project Budget, Key Code and Project Number - Piedmont Avenue Elementary School Fire Alarm and Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0103 - Authorizing and approving the New Project Budget, Key Code and Project Number for Piedmont Avenue Elementary School Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$667,900.00.

Resource Code - 2122-146

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

**11-0215****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, Professional Services Facilities Contract between District and Anthony Ogbeide Associates, Inc., Oakland, CA, for the latter to provide additional Division of State Architect (DSA) required inspections 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, for the period of February 25, 2010 through December 31, 2011. 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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0216****Project Budget, Key Code and Project Number - Santa Fe CDC Fire Alarm & Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0108 - Authorizing and approving the New Project Budget, Key Code and Project Number for Santa Fe CDC Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$108,000.00.

Resource Code - 2122-837

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

**11-0217****Project Budget, Key Code and Project Number - Lockwood CDC Fire Alarm & Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0109 - Authorizing and approving the New Project Budget, Key Code and Project Number for Lockwood CDC Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$108,000.00.

Resource Code - 2122-823

Funding Source: General Obligation 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 - Noel Gallo and Jody London
Nay: 0

Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0218****Project Budget, Key Code and Project Number - Lakeview CDC Fire Alarm and Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0111 - Authorizing and approving the New Project Budget, Key Code and Project Number for Lakeview CDC Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$108,000.00.

Resource Code - 2122-857

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

**11-0219****Project Budget, Key Code and Project Number - Lafayette Elementary School Fire Alarm and Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0102 - Authorizing and approving the New Project Budget, Key Code and Project Number for Lafayette Elementary School Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$564,800.00.

Resource Code - 2122-129

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

Preferential Abstention: 0

Preferential Nay: 0

**11-0220****Project Budget, Key Code and Project Number - Arts Far West High School
Fire Alarm and Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0101 - Authorizing and approving the New Project Budget, Key Code and Project Number for Far West High School Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$255,000.00.

Resource Code - 2122-314

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

**11-0224****Project Budget, Key Code and Project Number - Bella Vista Elementary School
Fire Alarm and Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0105 - Authorizing and approving the New Project Budget, Key Code and Project Number for Bella Vista Elementary School Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$621,000.00.

Resource Code - 2122-102

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

**11-0225****Project Budget, Key Code and Project Number - Burbank Elementary School Fire Alarm and Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0110 - Authorizing and approving the New Project Budget, Key Code and Project Number for Burbank Elementary School Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$621,000.00.

Resource Code - 2122-104

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

**11-0226****Project Budget, Key Code and Project Number - Foster Elementary School Fire Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0099 - Authorizing and approving the New Project Budget, Key Code and Project Number for Foster Elementary School Fire Alarm Replacement Project in the amount of \$428,500.00.

Resource Code - 2122-184

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

**11-0227****Project Budget, Key Code and Project Number - Glenview Elementary School Fire Alarm and Intrusion Alarm Replacement Project**

Approval by the Board of Education of Resolution 1011-0104 - Authorizing and approving the New Project Budget, Key Code and Project Number for Glenview Elementary School Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$559,800.00.

Resource Code - 2122-119

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



11-0228

Project Budget, Key Code and Project Number - Joaquin Miller Elementary School Fire Alarm and Intrusion Alarm Replacement Project

Approval by the Board of Education of Resolution 1011-0100 - Authorizing and approving the New Project Budget, Key Code and Project Number for Joaquin Miller Elementary School Fire Alarm and Intrusion Alarm Replacement Project in the amount of \$554,938.00.

Resource Code - 2122-142

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



11-0229

Project Budget, Key Code and Project Number - King Estates School Fire Alarm Replacement Project

Approval by the Board of Education of Resolution 1011-0098 - Authorizing and approving the New Project Budget, Key Code and Project Number for King Estates School Fire Alarm Replacement Project in the amount of \$608,900.00.

Resource Code - 2122-216**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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0231****Project Budget, Key Code and Project Number - District-wide Fire Alarm Maintenance Project**

Approval by the Board of Education of Resolution 1011-0116 - Authorizing and approving the New Project Budget, Key Code and Project Number for District-Wide Fire Alarm Maintenance Project in the amount of \$1,200,000.00.

Resource Code - 2122-918**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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0262****Professional Services Facilities Contract - Ninyo and Moore - Highland New Classroom Building Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Ninyo & Moore, Oakland, CA, for the latter to provide geotechnical, materials testing, and special inspection services including testing for rebar, concrete, structural steel, metal deck, high-strength bolts, structural wood, masonry, skylight load testing, and window water infiltration testing in conjunction with the Highland New Classroom Building Project for the period commencing February 24, 2011 and concluding no later than December 31, 2012 in an amount not to exceed \$155,536.00.

Resource Code - 2122-126

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



11-0263

Professional Services Facilities Contract - Ninyo and Moore - Havenscourt Middle School Health Center Project

Approval by the Board of Education of Professional Services Facilities Contract between District and Ninyo & Moore, Oakland, CA, for the latter to provide geotechnical, materials testing, and special inspection services in conjunction with the Havenscourt Middle School Health Center Project for the period commencing February 24, 2011 and concluding no later than December 31, 2011 in an amount not to exceed \$7,168.00.

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

**11-0264****Amendment No. 1, Professional Services Facilities Contract - Consolidated Engineering Laboratories - Jefferson Elementary School Portable Replacement Project**

Approval by the Board of Education of Amendment No. 1, Professional Services Facilities Contract between District and Consolidated Engineering Laboratories, Oakland, CA, for the latter to conduct a standard AAMA 501.2 calibrated nozzle water infiltration field test for the storefront windows-doors, architectural windows and skylight in conjunction with the Jefferson Elementary School Portable Replacement Project, in an additional amount not to exceed \$19,600.00, increasing the Contract not to exceed amount from \$112,606.36 to \$132,206.36 and extending the contract period of February 11, 2010 through August 19, 2012 to December 31, 2012. All other terms and conditions of the Contract remain in full force and effect

Resource Code - 2122-128

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

**11-0276****Purchase Order - Burris Window Shades - Lowell Middle School Modernization Project**

Approval by the Board of Education of Purchase Order between District and Burris Window Shades, Oakland, CA, for the latter to supply and install one pair of theater curtains, made of Rose Brand Memorable, 25 ounce, black fabric, in the auditorium in conjunction with the Lowell Middle School Modernization Project for the period commencing February 1, 2011 and concluding no later than February 20, 2011 in an amount not to exceed \$5,330.00.

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 - Noel Gallo and Jody London
Nay: 0

Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0277****Purchase Order - Chussy International - Division of Facilities Planning and Management Project**

Approval by the Board of Education of Purchase Order between District and Chussy International, Oakland, CA, for the latter's cost of replacing the six drum units on E-Studio 2330C, Toshiba Copier in conjunction with the Division of Facilities Planning and Management, Invoice Number 694, December 1, 2010, in an amount not to exceed \$1,275.00.

Resource Code - 2122-918

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

**11-0278****Purchase Order - Comfort by Design - Bret Harte Middle School Modernization Project**

Approval by the Board of Education of Purchase Order between District and Comfort by Design, Pinole, CA, for the latter to provide and install a Model 36CLX, 33 MTBU split system air conditioning unit at the existing MDF room at the school per proposal dated December 16, 2010 in conjunction with the Bret Harte Middle School Modernization Project for the period commencing March 1, 2011 and concluding no later than August 31, 2011 in an amount not to exceed \$10,300.00.

Resource Code - 2122-201

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

**11-0279****Purchase Order - Commercial Systems - Claremont Gym Fire Repair Project**

Approval by the Board of Education of Purchase Order between District and Commercial Systems, Redwood City, CA, for the latter to take down and demolish the existing in-operable partition in the gymnasium; dispose of panels, track and any miscellaneous material and prepare area for new partition in conjunction with the Claremont Gym Fire Repair Project for the period commencing January 4, 2011 and concluding no later than February 4, 2011 in an amount not to exceed \$6,588.00.

Resource Code - 0000-201

Funding Source: Risk Management

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

This Matter was Recommended Favorably on the Consent Agenda.

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

**11-0281****Purchase Order - Digital Electrical Enterprise - Fremont Small School Modernization Project**

Approval by the Board of Education of Purchase Order between District and Digital Electrical Enterprise, Oakland, CA, for the latter to supply material and labor to provide electrical contracting to install a new disconnect for a new HVAC split system in conjunction with the Fremont Small School Modernization Project for the period commencing January 24, 2011 and concluding no later than August 31, 2011 in an amount not to exceed \$4,000.00.

Resource Code - 2122-302

Funding Source: General Obligation 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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0283****Purchase Order - Drapery Concepts - Montera Middle School Modernization Project**

Approval by the Board of Education of Purchase Order between District and Drapery Concepts, Rohnert Park, CA, for the latter to furnish and install new Plum color unlined Rose Brand "Memorable" fabric curtain with 50% added fullness at the main stage in the MUR, including installation of new valance and demolition and removal of existing draperies, in conjunction with the Montera Middle School Modernization Project for the period commencing February 1, 2011 and concluding no later than December 31, 2011 in an amount not to exceed \$5,100.00.

Resource Code - 2122-211

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

**11-0284****Professional Services Facilities Contract - ENGERO, Inc. - Madison Middle School Modernization Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and ENGERO, Inc., Oakland, CA, for the latter to provide geotechnical and environmental engineering services - Environmental Site Assessment (Phase 1) - Site Reconnaissance and Records Search - in conjunction with the Madison Middle School Modernization Project for the period commencing January 4, 2011 and concluding no later than December 31, 2011 in an amount not to exceed \$33,800.00.

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



11-0285

Purchase Order - Hertz Furniture - Cox New Classroom Building Project

Approval by the Board of Education of Purchase Order between District and Hertz Furniture, Mahwah, NJ, for the latter to provide ABCO Computer tables for the Computer Lab in conjunction with the Cox New Classroom Building Project for the period commencing December 1, 2010 and concluding no later than December 31, 2011 in an amount not to exceed \$13,335.72.

Resource Code - 2122-110

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



11-0286

Purchase Order - Humanized Production - Division of Facilities Planning and Management Project

Approval by the Board of Education of Purchase Order between District and Humanized Production, Oakland, CA, for the latter to provide video documentary of existing and future bond projects in planning: Existing projects include six (6) Back To School videos for the new school year and one "OUSD Builds" 30 minute Project Documentary in conjunction with the Division of Facilities Planning and Management Project for the period commencing January 1, 2010 and concluding no later than January 1, 2011 in an amount not to exceed \$15,000.00.

Resource Code - 2122-918

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

**11-0289****Purchase Order - Kourt Graphics - Montera Middle School Modernization Project**

Approval by the Board of Education of Purchase Order between District and Kourt Graphics, Sonora, CA, for the latter to provide new logo design and construction services to paint five (5) new signs throughout the campus: 1.) Outdoor wall graphic on the front of the school; 2.) Outdoor wall graphic on the screened wood shop wall; 3.) Outdoor wall graphic on the West wall of the gym; 4) Indoor wall graphic above bleachers on both sides of the gym; 5.) Indoor floor graphic at the center court in the gym, in conjunction with the Montera Middle School Modernization Project for the period commencing January 11, 2011 and concluding no later than December 31, 2011 in an amount not to exceed \$23,500.00.

Resource Code - 2122-211**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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0290****Purchase Order Amendment (Increase) - Lee Signs - Downtown Educational Complex (DEC)**

Approval by the Board of Education of a Purchase Order Amendment (Increase) between District and Lee Signs, Oakland, CA, for the latter to provide additional new and replace existing signs at the 1025-2nd Avenue Administration Building, with Scope of Work including 298 car hangers in conjunction with the Downtown Educational Complex Project, in an additional amount not to exceed \$3,609.35, increasing the Purchase Order not to exceed amount from \$11,149.64 to \$14,758.99. All other terms and conditions of the Purchase Order remain in full force and effect.

Resource Code - 2525-121

Funding Source: Developers Fees

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

This Matter was Recommended Favorably on the Consent Agenda.

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



11-0291

Professional Services Facilities Contract - MIG, Inc. - Chabot Urban Forestry Grant Project

Approval by the Board of Education of Professional Services Facilities Contract between District and MIG, Inc., Berkeley, CA, for the latter to provide design and documentation services to add concrete pads, planting, an irrigation system, and drainage at a sloped area adjacent to the Chabot Elementary School upper playground, with the attached proposal incorporated into the contract to the extent that it is subordinate to and not inconsistent with the contract terms, in conjunction with the Chabot Urban Forestry Grant Project for the period commencing January 14, 2011 and concluding no later than December 31, 2011 in an amount not to exceed \$33,468.00.

Resource Code - 0000-106

Funding Source: Urban Forestry Grant

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

This Matter was Recommended Favorably on the Consent Agenda.

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

Preferential Abstention: 0
Preferential Nay: 0

**11-0293****Purchase Order - Monterey Mechanical - Claremont Gym Fire Repair Project**

Approval by the Board of Education of Purchase Order between District and Monterey Mechanical, Oakland, CA, for the latter to provide labor and materials to measure, fabricate and install powder coated aluminum window sill flashing, as specified in the quotation, incorporated herein by reference as though fully set forth, in conjunction with the Claremont Gym Fire Repair Project for the period commencing January 13, 2011 and concluding no later than January 25, 2011 in an amount not to exceed \$3,909.00.

Resource Code - 0000-201

Funding Source: Risk Management

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

This Matter was Recommended Favorably on the Consent Agenda.

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

**11-0294****Purchase Order - Ray's Electric - Chabot New Classroom and Multi-Purpose Building Project**

Approval by the Board of Education of Purchase Order between District and Ray's Electric, Oakland, CA, for the latter to remove and replace two 400 amp existing circuit breakers with new circuit breakers; troubleshoot cause of failure of phase leg; check bolts holding circuit breaker to buss for looseness; tighten new circuit breaker bolt to maximum hand tighten in conjunction with the Chabot New Classroom and Multi-Purpose Building Project for the period commencing December 15, 2010 and concluding no later than March 31, 2011 in an amount not to exceed \$3,197.00.

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 - Noel Gallo and Jody London
Nay: 0

Recused: 0
Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0295****Purchase Order - Sports Surfaces Specialties - Various Play Structures Repairs Project**

Approval by the Board of Education of Purchase Order between District and Sports Surfaces Specialties, East Aurora, CA, for the latter to replace play structure tile matting with new PIP rubberized matting, including the removal and off haul of the existing tile matting, saw cutting for a keyway and new compliance PIP matting pursuant to the quotation dated December 27, 2010 in conjunction with the Various Play Structures Repairs Project for the period commencing January 24, 2011 and concluding no later than April 30, 2011 in an amount not to exceed \$25,000.00.

Resource Code - 2122-918

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

**11-0296****Purchase Order Amendment (Increase) - Thompson and Thompson Fence - Downtown Educational Complex Project**

Approval by the Board of Education of a Purchase Order Amendment (Increase) between District and Thompson and Thompson Fence, San Lorenzo, CA, for the latter to relocate existing arm gate and keypad location at 1025-2nd Avenue parking lot; budget increase only includes overtime charges for work to start on Saturday, November 19, 2010, in conjunction with the Downtown Educational Complex Project, in an additional amount not to exceed \$439.00, increasing the Purchase Order not to exceed amount from \$22,983.00 to \$23,422.00. All other terms and conditions of the Purchase Order remain in full force and effect.

Resource Code - 2525-121

Funding Source: Developer Fees

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

This Matter was Recommended Favorably on the Consent Agenda.

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

**11-0297****Purchase Order - Tri-Signal Integration - Prescott Elementary School Modernization**

Approval by the Board of Education of Purchase Order between District and Tri-Signal Integration, San Leandro, CA, for the latter to integrate the existing site security system into the new Bosch 9412 panel; field verify all (E) wiring and cable prior to performing work; trouble-shoot and make corrections as needed; field verify all (E) device mounting rough-in; download District provided pre-written program to panel and fully test system into District's selected Central Station for alarm signal verification in conjunction with the Prescott Elementary School Modernization for the period commencing January 26, 2011 and concluding no later than December 31, 2011 in an amount not to exceed \$3,000.00.

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

**11-0298****Purchase Order - Tri-Signal Integration - Roosevelt Health Center Project**

Approval by the Board of Education of Purchase Order between District and Tri-Signal Integration, San Leandro, CA, for the latter to integrate the existing site security system into the new Bosch 9412 panel; add new security devices in the Health Clinic, per Safir Rosetti design for upgrade and conversion of the existing system to the new Bosch intrusion alarm system; field verify all (E) wire and cable prior to performing work; trouble-shoot and make corrections as needed; field verify all (E) device mounting rough-in; download District provided pre-written program to panel and fully test system into District's selected Central Station for alarm signal verification in conjunction with the Roosevelt Health Center Project for the period commencing January 26, 2011 and concluding no later than December 31, 2011 in an amount not to exceed \$6,000.00.

Resource Code - 2122-212

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



11-0299

Purchase Order - Tri-Signal Integration - Redwood Heights Fire Alarm Replacement Project

Approval by the Board of Education of Purchase Order between District and Tri-Signal Integration, San Leandro, CA, for the latter to program new Bosch 9412GV2 and to extend the wiring from the old Bosch 8112 to the new Bosch 9412, utilizing personnel for hours of work, cost as described in the Scope of Work, incorporated herein by reference as though fully set forth, in conjunction with the Redwood Heights Fire Alarm Replacement Project for the period commencing December 13, 2010 and concluding no later than December 31, 2011 in an amount not to exceed \$6,000.00.

Resource Code - 2122-148

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 - Noel Gallo and Jody London
Nay: 0
Recused: 0

Absent: 1 - Alice Spearman
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

**11-0301****Purchase Order Amendment No. 1 (Increase) -Tri-Signal Integration - Redwood Heights Fire Alarm Replacement Project**

Approval by the Board of Education of Purchase Order Amendment (Increase) No. 1 between District and Tri-Signal Integration, San Leandro, CA, to cover additional labor and parts provided by the latter to complete the system cutover from the old Bosch 8112 to the new Bosch 9412; for the latter to provide and install an additional 24" x 24" terminal enclosure with terminal strips, 30 Bosch Popits, and 2 additional D1255 keypads per District's request; with latter performing cutover in two phases, as described in the Scope of Work, incorporated herein by reference as though fully set forth, in conjunction with the Redwood Heights Fire Alarm Replacement Project, in an additional amount not to exceed \$11,600.00, increasing the Purchase Order not to exceed amount from \$6,000.00 to \$17,000.00. All other terms and conditions of the Purchase Order remain in full force and effect.

Resource Code - 2122-148

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

**11-0330****Professional Services Facilities Contract - Consolidated Engineering Laboratories - Downtown Educational Complex Project**

Approval by the Board of Education of Professional Services Facilities Contract between District and Consolidated Engineering Laboratories, Oakland, CA, for the latter to provide material testing and/or inspection of foundation excavation, utility trench backfill, parking and driveway improvements, structural and nonstructural pours and reinforcing steel and bolted assemblies in conjunction with the Downtown Educational Complex Project for the period commencing February 24, 2011 and concluding no later than December 31, 2012 in an amount not to exceed \$186,130.00.

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



11-0331

Professional Services Facilities Contract - Commercial Systems - Claremont Gym Fire Repair Project

Approval by the Board of Education of Professional Services Facilities Contract between District and Commercial Systems, Redwood City, CA, for the latter to provide emergency repair and provide electrically-operated partition in conjunction with the Claremont Gym Fire Repair Project for the period commencing January 25, 2011 and concluding no later than April 22, 2011 in an amount not to exceed \$84,388.00.

Resource Code - 0000-201

Funding Source: Risk Management

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

This Matter was Recommended Favorably on the Consent Agenda.

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



11-0332

Professional Services Facilities Contract - Urban Design Consulting Engineers - Washington Small School Conversion Project

Approval by the Board of Education of Professional Services Facilities Contract between District and Urban Design Consulting Engineers, Oakland, CA, for the latter to provide elements, field surveying geotechnical exploration and recommendations, civil engineering, overall coordination and construction documents, schematic design, construction administration and closeout in conjunction with the Washington Small School Conversion Project for the period commencing February 24, 2011 and concluding no later than December 1, 2011 in an amount not to exceed \$89,807.00.

Resource Code - 2122-161**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 - Noel Gallo and Jody London
 Nay: 0
 Recused: 0
 Absent: 1 - Alice Spearman
 Preferential Aye: 0
 Preferential Abstention: 0
 Preferential Nay: 0

**11-0333****Amendment No. 1, Professional Services Facilities Contract - SCA
Environmental - Chabot Elementary School Caldecott Tunnel Project**

Approval by the Board of Education of Amendment No. 1, Professional Services Facilities Contract between District and SCA Environmental, Oakland, CA, for the latter at District's request to conduct additional indoor air quality investigation and increase the NO2 sampling by ten (10) additional monitors in conjunction with the Chabot Elementary School Caldecott Tunnel Project, in an additional amount not to exceed \$365.00, increasing the Contract not to exceed amount from \$2,895.00 to \$3,260.00. All other terms and conditions of the Contract remain in full force and effect.

Resource Code - 4040-106**Funding Source: Grant Funding - Fund 40****Attachments:** [Document\(s\)](#)**This Matter was Recommended Favorably on the Consent Agenda.**

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

**11-0334****Amendment No. 5, Professional Services Facilities Contract - SCA
Environmental - Elmhurst Middle School Modernization Project**

Approval by the Board of Education of Amendment No. 5, Professional Services Facilities Contract between District and SCA Environmental, Oakland, CA, for the latter to provide abatement monitoring in the Auditorium renovation in conjunction with the Elmhurst Middle School Modernization Project, in an additional amount not to exceed \$20,360.00, increasing the Contract not to exceed amount from \$14,061.98 to \$34,421.98. All other terms and conditions of the Contract remain in full force and effect.

Resource Code - 2122-202

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

Passed The Committee General Consent Report

A motion was made by Jody London, seconded by Noel Gallo, 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 - Noel Gallo and Jody London
Nay: 0
Recused: 0
Absent: 1 - Alice Spearman
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.pdf](#)

Tadashi Nakadegawa, Director of Facilities, presented the Work Plan to Committee Members. Mr. Nakadegawa said the report consisted of the major issues the Facilities Department have to address this year to move the District forward.

The Asset Management Plan

The Asset Management Plan was presented to the Committee last fall. Mr. Nakadegawa said there is additional information and ideas on how the plan will be integrated with the Task Force work moving forward. The report will be presented in March.

Education Specifications

A required element for any project submitted to the Office of Public Schools Construction for new construction or a major replacement. The Education Specification is the bridge between the curriculum and the building program of the District. The Education Specification tries to translate the way in which the District teaches in the classroom to what features those classrooms must physically have to facilitate that teaching.

Developer Fees

A review of the current status of Developer Fees addressing questions around how those fees are arrived at and what goes into determining what the Developer Fees are.

CREBS/QCSBs

A presentation that looks at the two funding sources the department proposes for a combination of energy efficiency and limited solar power production. These are two low interest or no interest funding programs that allows the District to leverage the funding against capital development.

Project Labor Agreement

Revisions will be made to the current Project Labor Agreement by getting direction on how to work with the agreement moving forward.

2009/2010 Citizens' Bond Oversight Committee Annual Report

The leadership of that committee just started the writing of the 2009/2010 Annual Report. The report will be presented to the Board once it is finalized.

2009/2010 Independent Audit

An audit of the 2009/2010 Measure "B" Funds has to be included in the Citizens' Bond Oversight Committee's Annual Report.

Summer Work Schedule Project - Presentation

These are the District's major projects throughout the summer. This presentation will give the Board an idea of what to look forward to having done by the time school opens in the fall.

CHPS/High Performance Schools - Presentation

Part of the current Board Policy that says all facilities projects are supporting this program. This program helps provide for healthier and high performing spaces that moves the District forward. A semi-annual report prepared by Carol Sung, a consultant, who is assisting the District with overseeing that all projects are supporting the program.

Local Vendor Policy - Bi-Annual Report

This is the District's third year of implementation of the Local Vendor Policy which has been very successful. Mr. Nakadegawa said the department will be reporting on some of the latest developments of the program. He said the District has increased the business participation much higher than the minimum goal of the program.

AB 300 Update

This is a presentation of District structures that are potentially part of the AB 300 Program. Mr. Nakadegawa said AB 300 is a State Bill that asks the State Architect to look at the structural safety of the District's most at-risk structures. The one classification of buildings the District has that meets their criteria is called Till Top Construction. The District has a number of buildings built with this type of technology. The State has sent out engineers to review those buildings and they will get back to the District with their assessment of those buildings.

Vice President London wanted to know if the review included seismic?

Mr. Nakadegawa said there are two factors: (1) The type of construction and (2) How close the building is to a seismic active area. He said most of the District is within the critical zone for that. Those buildings which have Till Top Construction meet the criteria for review. He noted it was not a comprehensive review of District structures from a seismic safety point of view. The comprehensive look is something the department plans to include in the next Facilities Master Plan. He said this is the most at-risk type of construction the State Architect Office has been asked to look at Statewide.

Facilities Master Plan Work Plan

A presentation of the how the department will develop the Facilities Master Plan and a schedule for what the scope will include.

Custodial Services - Staffing Model

A comparison of what the District' staffing level should be based on the square footage versus what the District is currently staffing.

Custodial Services - Evaluation of Site Conditions

Mr. Nakadegawa said there is some good feedback on what is possible under the current staffing model.

Buildings and Grounds - Williams' Report

This is the facilities side of what the Ombudsperson reports to the Board. Mr. Nakadegawa said there is no more funding from the Facilities Department point of view, but the mandate is still there.

Buildings and Grounds - Deferred Maintenance Program

This is a State program where the funding has been flexed so it's currently being back filled with bond funds. Mr. Nakadegawa said the hope is that as soon as the State is able, it will fund this program again.

Buildings and Grounds - Staffing Model

A report on the limitations of service and site support.

Committee Member Comments

Vice President London said the Work Plan is great! She said the Asset Management Plan was never formally adopted by the Board and wanted to know if the Board is supposed to vote on the plan?

Timothy White, Assistant Superintendent for Facilities Planning and Management, said it is a plan for information only and he thinks it is a report the Board accepts.

Vice President London said next month when the bond opportunities are brought to the committee, she wanted to know if Mr. White will recommend action?

Mr. White said "Certainly."

Vice President London noted that PG & E has run out of its Incentive Funds and they are now taking reservations. She wanted to know if the District was taking advantage of that.

Mr. Nakadegawa said the District has submitted its reservation to PG & E.

Chairperson Gallo wanted to know when the Asset Management Plan comes back to the Committee will it be a final recommendation?

Mr. White said the report is presented, the department will be requesting adoption by the Board.

Chairperson Gallo noted for the public's information, the greatest visible level of work of the District has been in its facilities because the District has the funds to do the work. He said people have seen a signification difference in the environments, the classrooms and the grounds. Chairperson Gallo wanted to know if Mr. White has a date when the bond funds will run out. He said he wants to include that in the discussion on the Facilities Committee Work Plan Calendar.

Chairperson Gallo said there needs to be a discussion to determine if the District will continue on the current pace of upgrading its facilities and what it will require to do so. He requested Mr. White include this discussion on the Facilities Committee Work Plan.

Chairperson Gallo said he wanted to recognize the staff in Facilities Planning Management and Building & Grounds and Custodial Services. He said starting at the next Committee Meeting he would like for Mr. White to introduce staff who are making a difference on a daily basis. He said he would like to publicly acknowledge the individual(s) at the Committee level or another level to say "Thanks, we appreciate you and value the work you are doing" and to be able to express the Committee's gratitude.

Discussed**11-0061****Report - Facilities Department Staffing for FY 2011/2012**

A report by the Assistant Superintendent for Facilities Planning and Management regarding the cost to maintain the current staffing levels in the Facilities Department for FY 2011-12.

Attachments: [11-0061 - Report - Facilities Department Staffing for FY 2011 - 2012.pdf](#)
[11-0061 - Report - Facilities Department Staffing for FY 2011-2012.pdf](#)

Mr. White said the State requires the District to fund the department at an amount equal to 3% of the operational general fund, restricted and unrestricted fund. He said the District has done that and in some cases done more. He said it is a requirement for the District to participate in the State Building Fund which is audited on an annual basis for compliance. Mr. White requested Leroy Stokes, Director of Buildings & Grounds (B&G), present the B&G Department Staffing Report.

Mr. Stokes presented B&G's FTE Budget and Additional FTE Budget. He said currently there are 95 FTE's in the department. The budget for those 95 FTE's is \$9,237,882.24. The department is requesting an additional 27 FTE's costing and additional \$2,822,937. He said with the additional FTEs vehicles were included in the cost. He said vehicles are needed to go to the various school sites.

Mr. Stokes talked about the impact on his department with a 10% cut in funding. He said currently the department is able to maintain District facilities with the FTE's it has. He thanked the Facilities Department for funding six of those positions. He said for Level I Emergencies, the department is able to respond within 24 hours which is manageable. He said a 10% cut would increase the response time to 48-72 hours. He said the department receives calls for several emergencies each day.

Chairperson Gallo asked Mr. Stokes to describe some typical emergencies the department responds to on a daily basis.

Mr. Stokes said a broken sewer line at the school site, a water line break and hazardous material clean up.

Chairperson Gallo asked Mr. Stokes if the department has been asked to take a 10% cut?

Mr. Stokes said so far the department has not been asked to take a 10% cut.

Mr. Stokes listed the number of work requests by trade the department receives daily.

*Electricians - 15
Carpenters - 10-12
Locksmiths - 15
Glazier - 8-10
Laborers - 7-8
Heating - 40
Roofing - 17-20
Plumbers - 20-25*

He said with only five steam fitters, he thinks the department did well with all the heating issues the District had this winter. He said moving forward that number is not sufficient to maintain all the sites. Mr. Stokes said he hopes the request for the additional FTE's is granted so the department can do a much better job in responding and maintaining District facilities.

Chairperson Gallo wanted to know how was the District funding B&G salaries?

Mr. White said the department is currently funded at \$9 million. He said about \$1 million of that is being funded out of the Capital Program.

Chairperson Gallo wanted to know if B&G staff were paid with General Obligation Bond Funds.

Mr. White said it is not the General Obligation Bond, but some other Facilities Fund.

Cate Boskoff, Facilities Counsel, said the salaries are funded through State matching funds. She said once the State matching funds come back to the District, the funds do not have to go back into the Capital Program, however they need to be used for what the Board considers other high priority projects.

Chairperson Gallo asked for a breakdown of the salaries and their funding sources.

Chairperson Gallo asked Ms. Boskoff if the District is able to use General Obligation Bonds to maintain some of the B&G positions?

Ms. Boskoff said the General Obligation Bond is strictly for the Capital Program to the extent there are B&G employees performing routine maintenance work. She said if the work is being performed on a school site undergoing a Capital Program, the District has made an argument that the employees are doing capital work but it is a stretch.

Chairperson Gallo requested Ms. Boskoff provide the Committee with a one page summary detailing what the current General Obligation Bond can be used for in terms of staffing. He requested the summary include information on B&G staff if they are laid off, can they be brought back as consultants or some under other definition using Bond Funds.

Roland Broach, Director of Custodial Services presented the Custodial Staffing Report. Mr. Broach said he submitted a staffing level showing Custodial Services current FTE level of 234 custodians at various school sites. He said the cost is approximately \$14 million which includes school site supplies. He said the Wish List is for 411 custodians. The FCMAT recommendation for custodians is 15,000 square feet per custodian. He said with 411 custodians classrooms could be swept daily. He said the District has never had a system where the classrooms were swept daily, they are swept on an A and B Schedule. He said although the District receives a lot of compliments about the cleanliness of the schools, they are not as clean as they should be in his opinion. He said the cost of a daily cleaning schedule is an additional \$10 million for a total operating budget for Custodial Services of \$24 million.

Chairperson Gallo said in terms of the number of custodial staff, he said it is a good beginning. He said Mr. Broach may want to expand the staffing report detailing the work the custodians perform and how to pay for it.

Chairperson Gallo wanted to know who determines how many custodians a school site should have?

Mr. Broach said he makes the recommendation. He said there is an appeals process where

principals have the right to appeal the recommendation.

Chairperson Gallo wanted to know who determines the number of custodians a school site actually has.

Mr. Broach said it is collaboration between Custodial Services and the site principal.

Chairperson Gallo wanted to know of the custodians that are listed on the staffing report, did the funding come from the school site?

Mr. Broach said "Yes."

Chairperson Gallo wanted to know if principal's have the choice to interview and select who the custodian will be.

Mr. Broach said they do not. He said contractually, the day (lead) positions have to be posted. He said the way the process works is the position is posted and based on attendance, work history, evaluations and with seniority being the least, a custodian is awarded the position.

Chairperson Gallo wanted to know who did the custodian's evaluation.

Mr. Broach said it was a collaborative process between he and the principals. He said emails are sent to principals requesting their feedback. He said contractually, the evaluation has to come from Custodial Services.

Vice President London said she loved the Green Glove Symposium. She said recognizing some of the leaders in that movement would be great. She said the custodians work under really hard conditions and she wanted Mr. Broach to let them know their work is appreciated.

Mr. Broach thanked Vice President London for her comments and said he would do that.

Discussed

G. New Business

None.

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

None.

K. Adjournment

Chairperson Gallo adjourned the meeting at 5:17 P.M.

Prepared By: _____

Approved By: _____