



# Laurel Child Development Center (“CDC”) New Construction Q3 2024

*Project Description: Construction of a new 10,500 SF Child Development Center.*

## Project Details

**Address:** 3825 California St. Oakland, CA 94619  
**Delivery Method:** Design Bid Build  
**Original Budget:** \$3.5 Million  
**Current Budget:** \$17.5 Million  
**Funding Source:** Bond Measures J and Y  
**Current Phase:** Closeout  
**Cost Per Student<sup>1</sup>:** \$343,137 **Enrollment:** 51  
**Budget Expended<sup>2</sup>:** \$15,180,619  
**Project Completion Percentage:** 94%

## High-Level Estimated Project Schedule

<b>Design Starts:</b>	Q3 (Jul - Sep) 2021
<b>Bidding Starts:</b>	Q2 (Apr - Jun) 2022
<b>Construction Starts:</b>	Q2 (Apr - Jun) 2022
<b>Completion:</b>	Q2 (Jul - Sep) 2024

## Project Team

<b>Architect:</b>	Multistudio
<b>General Contractor:</b>	Arntz Builders (LBU: 61%)
<b>Project Manager:</b>	Mary Ledezma mary.ledezma@ousd.org
<b>Community Specialist:</b>	Ray Bermudez ray.bermudez@ousd.org

## Project Activities

### Scope of Work

Construction of a new building to house four preschool classrooms and associated support spaces.

### Accomplishments

- Completed installation of classroom furniture.
- Completed training and orientations for staff and Building & Grounds department.
- Secured permit approval from agencies required to open for business.
- Opened Child Development Center to TK and pre-school.

### Upcoming Work

- Complete minor punch list items.
- Review operation & maintenance manual.
- Review warrantee certificates and as-builts drawings.
- Hold Ribbon Cutting Ceremony.

### Cost/Schedule Changes

- Resolution of final costs are in negotiation.

### Future Potential Financial Outlook

There is nothing to report at this time.



New building exterior



New play structure (associated support space)

<sup>1</sup> Cost Per Student is based on October 2023 certified Department of Education enrollment data and the total project cost. The Cost Per Student is subject to change based on enrollment changes. SY 2024-2025 will be updated once confirmed by DOE.

<sup>2</sup> Data reported as of September 2024.

<sup>3</sup> Closeout phase refers to the final phase following construction, involving formal closure with the Division of the State Architect (DSA), collection of as-built drawings, provision of attic stock, and delivery of operations and maintenance manuals to ensure proper long-term facility management.



# Claremont Middle School New Multi-Purpose Building & Kitchen Q3 2024

*Project Description: Construction of a new single story 9,544 SF multi-purpose building and kitchen.*

## Project Details

**Address:** 5750 College Ave. Oakland, CA 94618  
**Delivery Method:** Design Bid Build  
**Original Budget:** \$3 Million  
**Current Budget:** \$21 Million  
**Funding Source:** Bond Measures B, J, and Y  
**Current Phase<sup>3</sup>:** Closeout  
**Cost Per Student<sup>1</sup>:** \$42,857 **Enrollment:** 490  
**Budget Expended<sup>2</sup>:** \$19,345,774  
**Project Completion Percentage:** 94%

## High-Level Estimated Project Schedule

<b>Design Starts:</b>	Q1 (Jan - Mar) 2017
<b>Bidding Starts:</b>	Q2 (Apr - Jun) 2022
<b>Construction Starts:</b>	Q3 (Jul - Sep) 2022
<b>Completion:</b>	Q4 (Oct - Dec) 2024

## Project Team

<b>Architect:</b>	S Meek Architecture
<b>General Contractor:</b>	Arntz Builders (LBU: 53%)
<b>Project Engineer:</b>	Chastity Henderson chastity.henderson@ousd.org
<b>Community Specialist:</b>	Ray Bermudez ray.bermudez@ousd.org

## Project Activities

### Scope of Work

Construction of a cafeteria, kitchen, and stage platform, including associated support facilities. Replacement of campus-wide intrusion alarm system and installation of full-height permanent walls at three classrooms.

### Accomplishments

- Completed Health Department inspection.
- Completed final punch walk.
- Fire alarm and Intrusion alarm work ongoing.
- Held ribbon cutting ceremony.

### Upcoming Work

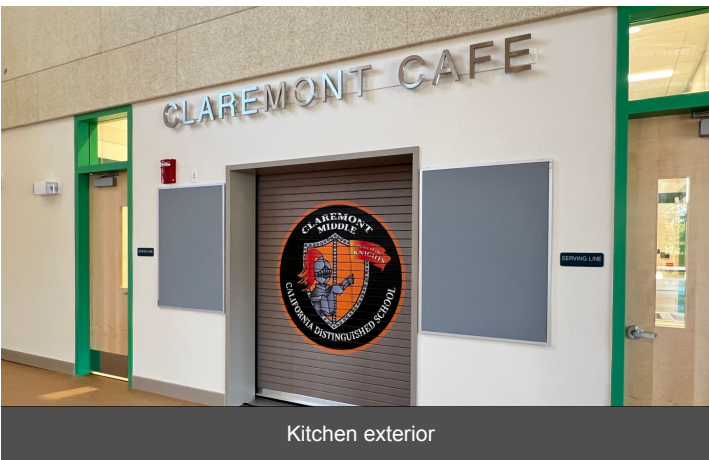
- Fire and intrusion alarm scope work.

### Cost/Schedule Changes

- Upcoming Change Order 1, anticipate a second change order for the remaining PCOs.
- Approximate Cumulative Change Order Percent: 5%

### Future Potential Financial Outlook

There is nothing to report at this time.



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