

Oakland Unified School District

*Board of Education
Paul Robeson Building
1025 2nd Avenue, Suite 320
Oakland, CA 94606-2212
(510) 879-8199 Voice
(510) 879-8000 Fax
(510) 879-8739 TTY/TDD
boe@ousd.k12.ca.us*



ACCESSIBILITY OF AGENDA AND AGENDA MATERIALS

Agenda and agenda materials, if any, associated with this meeting are accessible on the Board of Education's World Wide Web Site at <http://webportal.ousd.k12.ca.us> or from any computer terminal in the Office of the Board of Education at the above-stated address.

AMERICANS WITH DISABILITIES ACT COMPLIANCE

Individuals requiring a reasonable accommodation to participate in meetings other than handicapped access, should notify the Office of the Board of Education seventy-two (72) hours prior to the meeting at either (510) 879-8678 (VM); or boe@ousd.k12.ca.us (E-Mail); or (510) 879-8739 (TTY/TDD); or (510) 879-8000 (Fax).

Agenda (Long)

Tuesday, April 20, 2010

5:00 PM

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

Facilities Committee

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

A. Call to Order**B. Roll Call****C. Modification(s) To Agenda**

Modification(s) to the Agenda allows for any change in the order of business including, but not limited to, an announcement that an agenda item or legislative file will be considered out of order, that consideration of an item has been withdrawn, postponed, rescheduled or pulled off of the Committee's General Consent Report for separate discussion and possible action. Additionally, all speaker cards for any item or legislative file appearing on the meeting agenda must be in the hands of the Board staff or Committee Chair by the time item C's reached in the agenda. Speaker cards submitted afterwards will be filed."

D. Adoption of Committee Minutes[10-0699](#)**Minutes - Facilities Committee - April 6, 2010****OE-05**

Approval by Facilities Committee of Its Minutes of April 6, 2010.

Attachments: [10-0699 - Minutes - Facilities Committee - April 6, 2010](#)

E. Adoption of the Committee General Consent Report

Adoption of the Committee General Consent Report means that all legislative items listed under this topic are approved in one motion unless a Member of the Committee requests that an item be removed and voted on separately or otherwise acted upon. Generally, these items are routine in nature and are acted upon in one motion to conserve time and permit focus on other-than-routine legislative items on the agenda.

[10-0517](#)**Amendment No. 1 - SafirRosetti - Roosevelt Middle School
Fire Alarm Project****OE-10**

Approval by the Board of Education of Amendment No. 1 to Professional Services Agreement between District and SafirRosetti (formerly On Line Consulting), Oakland, CA, for the latter to provide additional design and preparation of drawings for changing out existing corridor surfaced mounted light fixtures on the second floor of the main building, in conjunction with the Roosevelt Middle School Fire Alarm Project, in an additional amount not to exceed \$9,100.00, increasing the Agreement from a not to exceed amount of \$46,744.00 to \$58,844.00. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2525-918

Funding Source: Developer Fees

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



10-0670

**Professional Services Agreement - ACC Environmental -
Laurel CDC Building Replacement Project**

OE-10

Approval by the Board of Education of Professional Services Agreement between District and ACC Environmental, Oakland, CA, for the latter to provide project planning, project management and air monitoring services for the removal of asbestos containing materials, pursuant to the attached proposal which is incorporated into this contract to the extent it is subordinate to and not inconsistent with this contract, in conjunction with the Laurel CDC Building Replacement Project, for the period commencing April 29, 2010 and concluding no later than December 31, 2012, in an amount not to exceed \$6,840.00.

Resource Code - 2122-820

Funding Source: General Obligation Bond-Measure B

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



10-0671

**Professional Services Agreement - ACC Environmental -
Edna Brewer Restroom Plumbing Renovation Project**

OE-10

Approval by the Board of Education of Professional Services Agreement between District and ACC Environmental, Oakland, CA, for the latter to provide project planning, project management and air monitoring services for the removal of asbestos containing materials, pursuant to the attached proposal which is incorporated into this contract to the extent it is subordinate to and not inconsistent with this contract, in conjunction with the Edna Brewer Restroom Plumbing Renovation Project for the period commencing April 29, 2010 and concluding no later than December 31, 2010 in an amount not to exceed \$8,590.00.

Resource Code - 2122-210

Funding Source: General Obligation Bond-Measure B

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

[10-0672](#)**Professional Services Agreement - Sandis - Hintil KUU CA
CDC Building Replacement Project****OE-10**

Approval by the Board of Education of Professional Services Agreement between District and Sandis, Oakland, CA, for the latter to provide Topographic Surveying Services to include locating subsurface structures and underground utilities and invert information of storm and sanitary sewers, with contours to be shown at one (1) foot intervals or as appropriate to clearly define the slopes, boundary survey to include a field resolved boundary survey showing all found monuments and property corners; property lines to be annotated with bearings, distances and curve data and easements listed in title report of subject property to be shown and labeled, in conjunction with the Hintil KUU CA CDC Building Replacement Project, for the period commencing April 29, 2010 and concluding no later than December 31, 2011, in an amount not to exceed \$18,570.00.

Resource Code - 2122-840**Funding Source: General Obligation Bond-Measure B****Attachments:** [Document\(s\)](#)[10-0673](#)**Professional Services Agreement - Simplex Grinnell - Calvin
Simmons Health Center Project****OE-10**

Approval by the Board of Education of Professional Services Agreement between District and Simplex Grinnell, Livermore, CA, for the latter to provide supervision to the electrical contractor and/or low-voltage installer of the fire alarm system during the critical path periods and various other items described herein, in conjunction with the Calvin Simmons Health Center Project, for the period commencing April 29, 2010 and concluding no later than April 29, 2011, in an amount not to exceed \$12,960.00.

Resource Code - 2122-205**Funding Source: General Obligation Bond-Measure B****Attachments:** [Document\(s\)](#)[10-0674](#)**Professional Services Agreement - Urban Forest Consulting
- Downtown Educational Complex Project****OE-10**

Approval by the Board of Education of Professional Services Agreement between District and Urban Forest Consulting, Oakland, CA, for the latter to provide tree inventory and data connection; tag trees with a unique numbered inventory tag, pursuant to the attached proposal which is incorporated into this contract to the extent it is subordinate to and not inconsistent with this contract, in conjunction with the Downtown Educational Complex Project, for the period commencing April 15, 2010 and concluding no later than June 1, 2010, in an amount not to exceed \$3,000.00.

Resource Code - 2525-121

Funding Source: Developer Fees

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



10-0675

**Amendment No. 9 - HY Architects - Hillcrest Elementary
School Modernization Project**

OE-10

Approval by the Board of Education of Amendment No. 9 to Professional Services Agreement between District and HY Architects, Oakland, CA, for the latter to provide additional design services, due to a District requested change, providing a revision of the fire alarm drawings to indicate the removal of the existing mini-horn and the installation of a new horn/strobe device in six classrooms, the Kindergarten room and portable P1 in conjunction with the Hillcrest Elementary School Modernization Project, in an additional amount not to exceed \$4,221.88, increasing the Agreement from a not-to-exceed of \$297,014.32 to \$301,236.20 and extending the contract end date to June 1, 2010. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-127

Funding Source: General Obligation Bond-Measure B

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



10-0676

**Amendment No. 3 - Inspection Services, Inc. - Horace Mann
Elementary School Modernization Project**

OE-10

Approval by the Board of Education of Amendment No. 3 to Professional Services Agreement between District and Inspection Services, Inc., Berkeley, CA, for the latter to provide testing and inspection services in conjunction with the Horace Mann Elementary School Modernization Project, hereby extending the contract end date from December 30, 2007 to June 30, 2010. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-126

Funding Source: General Obligation Bond

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

**10-0677****Amendment No. 8 - Byrens Associates - Madison Middle School Modernization Project****OE-10**

Approval by the Board of Education of Amendment No. 8 to Professional Services Agreement between District and Byrens Associates, Oakland, CA, for the latter to provide additional architectural and engineering (A/E) services, as specified in the Change Orders stated herein, and incorporated by reference as through fully set forth, in conjunction with the Madison Middle School Modernization Project, in an additional amount not to exceed \$40,283.00, increasing the Agreement from a not-to-exceed amount of \$797,682.00 to \$832,965.00, and extending the end date from December 31, 2009 to June 30, 2010. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-215

Funding Source: General Obligation Bond-Measure B

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

**10-0678****Amendment No. 1 - Gary Douppnik Manufacturing, Inc. - Havenscourt New Classroom & Cafeteria Building Project****OE-10**

Approval by the Board of Education of Amendment No. 1 to Professional Services Agreement between District and Gary Douppnik Manufacturing, Inc., Loomis, CA, for the latter to relocate a temporary restroom portable from the Cox campus to the Havenscourt campus in conjunction with the Havenscourt New Classroom & Cafeteria Building Project in an additional amount not to exceed \$8,500.00, increasing the Agreement from a not to exceed amount of \$134,600.00 to \$143,100.00. All other terms and conditions of the Agreement remain in full force and effect.

Resource Code - 2122-207

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

**10-0682****Measure B Bond Sale Distribution - New Key Codes****OE-10**

Approval by the Board of Education of Resolution No. 0910-0141 - Authorizing and approving New Key Codes for the Measure B Bond Sale Distribution - Bond Series A, B and C - as specified in Exhibit "A" attached and incorporated into said Resolution.

Funding Source: General Obligation Bond-Measure B

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

[10-0683](#)

**Professional Services Agreement - MK Think-Roundhouse
One - Division of Facilities, Planning and Management
Project**

OE-10

Approval by the Board of Education of Professional Services Agreement between District and MK Think-Roundhouse One, San Francisco, CA, for the latter to develop a Facility Asset Management Strategy that supports the District's academic goals and fiscal responsibilities, pursuant to the attached proposal which is incorporated into this contract to the extent it is subordinate to and not inconsistent with this contract, in conjunction with the Division of Facilities, Planning and Management Project, for the period commencing April 29, 2010 and concluding no later than June 30, 2010, in an amount not to exceed \$131,360.00.

Resource Code - 2122-918

Funding Source: General Obligation Bond

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

[10-0688](#)

**Award of Bid and Construction Contract - Eagle General
Construction Co. - Ralph Bunche Middle School Project**

OE-10

Approval by the Board of Education of Resolution No. 0910-0138 - Award of Bid and Construction Contract between District and Eagle General Construction Co., Oakland, CA, for the latter, as the lowest responsive, responsible bidder and rejecting all other bids, if any, to provide replacement of overhead lighting in exterior walkways throughout campus; installation of new area lighting in various locations and the painting of the exterior of all the modular buildings and walkways as identified in the project specifications and site map, in conjunction with the Ralph Bunche Middle School Project, for the period commencing April 29, 2010 and ending May 22, 2010, in the amount of \$167,980.00.

Resource Code - 2122-223

Funding Source: General Obligation Bond-Measure B

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

[10-0689](#)

**Professional Services Agreement - Applied Materials and
Engineering - Calvin Simmons Middle School Health Center**

OE-10

Approval by the Board of Education of Professional Services Agreement between District and Applied Materials & Engineering, Inc., Oakland, CA, for the latter to perform specified construction testing services pursuant to contract documents for the construction of a new Health Center and various other items described herein, in conjunction with the Calvin Simmons Middle School Health Center Project, for the period commencing April 29, 2010 and concluding April 29, 2011, in an amount not to exceed \$4,722.00.

Resource Code - 2122-205

Funding Source: General Obligation Bond-Measure B

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



10-0690

Professional Services Agreement - First Alarm - Cox New Classroom Building Project

OE-10

Approval by the Board of Education of Professional Services Agreement between District and First Alarm, San Jose, CA, for the latter to provide Intrusion Alarm installation oversight with an emphasis on providing assistance on programming and coordination with Building and Grounds to ensure the programming is in accordance with the District standards, in conjunction with the Cox New Classroom Building Project, for the period commencing April 29, 2010 and concluding December 31, 2011, in an amount not to exceed \$15,035.00.

Resource Code - 2122-110

Funding Source: General Obligation Bond-Measure B

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

F. Unfinished Business



09-3145

District Facility and Real Property Asset Management Study

OE-10

Presentation by the Facilities Department of an updated District Facility and Real Property Asset Management Study as of February 16, 2010.

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

[09-3145 - District Facility and Real Property Asset Management Study - Update - As of February 16 2010.pdf](#)

Legislative History

11/10/2009	Facilities Committee	Referred	Board of Education
11/18/2009	Board of Education	Discussed	
2/17/2010	Facilities Committee	Discussed	
3/2/2010	Facilities Committee	Tabled to a Date Certain	
4/6/2010	Facilities Committee	Tabled to a Date Certain	



10-0175

Proposed Amendment No. 1 To The Joint Facilities Use Agreement Between City of Oakland - District - Year Round Schools Playground Access

OE-10

Discussion of the City of Oakland's proposed Amendment No.1 to the Joint Facilities Use Agreement Between City and District, for the District to allow reasonable year-round public access to school playgrounds after school hours and on weekends as specified therein.

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

Legislative History

2/2/2010	Facilities Committee	Discussed
4/6/2010	Facilities Committee	Discussed

G. New Business



[10-0625](#)

Development of Multi-Campus Solar Project and Multi-Campus Efficiency Improvement Project

OE-10

Approval by the Board of Education of recommendation to proceed with development of Multi-Campus Solar Project and Multi-Campus Efficiency Improvement Project, subject to District compliance with any and all regulatory and statutory requirements for project(s) approvals including further actions by Board of Education.

Attachments: [Document\(s\)](#)
[10-0625 - Development of Multi-Campus Solar Project.pptx](#)



[10-0685](#)

2009 Measure "B" Expenditure Report

OE-10

Presentation of 2009/2010 Measure B Expenditure Report as of April 6, 2010.

Funding Source: General Obligation Bond-Measure B

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



[10-0686](#)

2007 City of Oakland Fairness In Purchasing and Contracting Disparity Study

OE-10

Presentation of a Report by the Facilities Department or designee on the 2007 City of Oakland Fairness In Purchasing and Contracting Disparity Study - Executive Summary and Detailed Report, regarding such, and consideration of any proposals related thereto, if any.

Attachments: [Document\(s\)](#)
[2007 City of Oakland Fairness In Purchasing and Contracting Disparity Study.pdf](#)



[10-0687](#)

Oakland Unified School District's - Summary of 2009 Clean Renewal Energy Bond Awards (CREBS).

OE-10

Presentation of Oakland Unified School District's - Summary of 2009 Clean Renewal Energy Bond Awards (CREBS).

Attachments: [Document\(s\)](#)
[10-0687 - Oakland Unified School District's - Summary of 2009 Clean Renewal Energy Bond Awards \(CREBS\).pdf](#)



10-0692

City of Oakland Redevelopment and District Entitlements

OE-10

Presentation of a Report by the Facilities Department or designee on City of Oakland Redevelopment and District's actual and projected entitlements therefrom.

Attachments: [Document\(s\)](#)
[10-0692 City of Oakland Redevelopment and District Entitlements.ppt](#)



10-0700

General Obligation Bonds Construction Projects Management Contract(s)

OE-10

Report from the Assistant Superintendent for Facilities Planning and Management regarding the status, plans for bidding of the General Obligation Bonds Construction Projects Management Contract(s), currently held by GKK/McCarthy, expiring May 31, 2010, and/or others firms.

Attachments: [09-3949 - Professional Services Contract - GKK McCarthy - Division of Facilities, Planning and Management](#)

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

This section of the agenda provides an opportunity for members of the public, for three minutes per person, to directly address the Committee on any item of interest to the public that is within the subject matter jurisdiction of the Committee. The time allocated for this item is not to exceed one hour.

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

This is an oral report to the Public by the Superintendent of Schools or Designee of any information that he/she wishes to share regarding his/her past, present or future personal or official activities.

J. Introduction of New Legislative Matter

This section of the Agenda is devoted to the introduction of new legislative matter within the subject matter jurisdiction of the committee by a Committee member.

K. Adjournment