

# LEGISLATIVE FILE

File ID No. 13-1985  
Introduction Date 9/11/13  
Enactment No. 13-1917  
Enactment Date 9/11/13  
By as

OAKLAND UNIFIED SCHOOL DISTRICT  
Office of the Board of Education  
September 25, 2013

To: Board of Education

From: Dr. Gary Yee, Acting Superintendent and Secretary, Board of Education  
Timothy E. White, Associate Superintendent of Facilities Planning & Management, Buildings & Grounds and Custodial Services *TEW*

Subject: **Authorizing and Approving the Project Budget Increase for the Calvin Simmons Improvement and Career Tech Lab Project in the amount of \$745,000.00, increasing the current amount of \$16,135,000.0 to \$16,880,000.00**

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## **ACTION REQUESTED**

Approval by the Board of Education of Resolution No. 1314-0014 - Authorizing and approving the Project Budget Increase for the Calvin Simmons Improvement and Career Tech Lab Project in the amount of \$745,000.00, increasing the current amount of \$16,135,000.00 to \$16,880,000.00.

## **BACKGROUND**

In keeping with the Oakland Unified School District's commitment to the improvement and development of its K-12 facilities, the District has embarked on a groundbreaking plan to create a district-wide modernization of the District's schools.

## **STRATEGIC ALIGNMENT**

Among the key purposes of the District's Facilities Master Plan is to provide an academic environment for the Oakland community that will give every student, educator, and community member using our facilities the best possible opportunity for learning.

Through implementation of the Facilities Master Plan, the District intends to improve the District's facilities in terms of structural integrity, safety, reliability of operating (mechanical) systems, access to modern resources, number and type of appropriate laboratories and specialized instruction rooms, opportunities for physical education, and attractiveness, such that the Oakland Public Schools are second to none. Operation of the District schools under the planned approach is intended to ensure safety, cleanliness, and orderliness for all individuals participating in the learning process.

The basic facility needs of students such as proper lighting, functional roofs, noise control and well maintained buildings, not only convey the message that we value our students and teachers but may foster a sense of school pride and community ownership which may improve attitudes towards learning. The implementation of the Facilities Master Plan is our first step in that direction.

### **FISCAL IMPACT**

The funding source for this project budget is County School Facilities Fund.

### **RECOMMENDATION**

Approval by the Board of Education of Resolution No. 1314-0014 - Authorizing and approving the Project Budget Increase for the Calvin Simmons Improvement and Career Tech Lab Project in the amount of \$745,000.00, increasing the current amount of \$16,135,000.00 to \$16,880,000.00.

### **ATTACHMENTS**

Resolution No. 1314-0014 - Authorizing and approving the Project Budget Increase for the Calvin Simmons Improvement and Career Tech Lab Project in the amount of \$745,000.00, increasing the current amount of \$16,135,000.00 to \$16,880,000.00.

<b><u>Site</u></b>	<b><u>Measure</u></b>	<b><u>Project Number</u></b>	<b><u>Project Budget</u></b>	<b><u>Project Budget Increase 1</u></b>	<b><u>Project Budget Increase 2</u></b>	<b><u>Total Project Budget</u></b>
Calvin Simmons Improvement and Career Tech Lab	Country School Facilities Fund	07140	\$11,840,000.00	\$4,295,000.00	\$745,000.00	\$16,880,000.00

**RESOLUTION OF THE  
BOARD OF EDUCATION  
OF THE OAKLAND UNIFIED SCHOOL DISTRICT**

**RESOLUTION NO. 1314-0014**

**AUTHORIZING AND APPROVING THE PROJECT BUDGET INCREASE FOR  
CALVIN SIMMONS IMPROVEMENT AND CAREER TECH LAB PROJECT**

WHEREAS, in keeping with the Oakland Unified School District's commitment to the improvement and development of its K-12 facilities, District staff has prepared the listed New Project Budget with an attached detailed explanation of the budget component costs; and

WHEREAS, authorization and approval of the Project Budget Increase, the initial scope of work was designed to support only the first year of the new middle school due to time constraints. This increase will provide two additional classrooms for the remainder of middle school students and five (4) new offices for Life Academy Administration displaced by the new classrooms. Additionally, three (3) new offices were created to accommodate the loss of office space of United for Success. Also included is cost to re-route and create an easement for East property line, unforeseen conditions (additional contaminated soil, existing utilities in building and site), property watch and path of travel improvements; and;

WHEREAS, the following table represents the Project Budget Increase for this project, which incorporates all project costs and fees per the attached Board Budget Breakdown to this Resolution, which provides a detailed summary of the costs comprising the Project Budget Increase:

<b>Site</b>	<b>Measure</b>	<b>Project Number</b>	<b>Project Budget</b>	<b>Project Budget Increase 1</b>	<b>Project Budget Increase 2</b>	<b>Total Project Budget</b>
Calvin Simmons Improvement and Career Tech Lab	Country School Facilities Fund	07140	\$11,840,000.00	\$4,295,000.00	\$745,000.00	\$16,880,000.00

**RESOLUTION OF THE  
BOARD OF EDUCATION  
OF THE OAKLAND UNIFIED SCHOOL DISTRICT**

**RESOLUTION NO. 1314-0014**

**AUTHORIZING AND APPROVING THE PROJECT BUDGET INCREASE FOR  
CALVIN SIMMONS IMPROVEMENT AND CAREER TECH LAB PROJECT**

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**NOW, THEREFORE, BE IT RESOLVED**, that the Project Budget Increase for the Calvin Simmons Improvement and Career Tech Lab Project in the amount stated herein for the purpose listed are hereby approved.

Passed by the following vote:

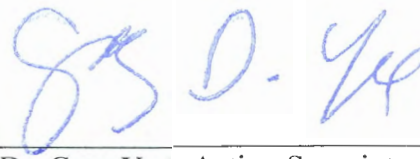
AYES: Jody London, James Harris, Roseann Torres, Christopher Dobbins, Anne Campbell Washington, Vice President Jumoke Hinton Hodge, President David Kakishiba

NOES: None

ABSTAINED: None

ABSENT: None

I hereby certify that the foregoing is a full, true and correct copy of a Resolution adopted, at a Regular Meeting of the Governing Board of the Oakland Unified School District held on September 25, 2013.



Dr. Gary Yee, Acting Superintendent and  
Secretary, Board of Education

File ID Number: 13-1985  
Introduction Date: 9/11/13  
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By: GA

**ATTACHMENT A**  
**Resolution 1314-0014**

***Calvin Simmons Improvements and Career Tech Lab***

Project Number: 06012

Key Code: 1619003882

SCOPE: Initial scope of work was designed to support only the first year of the new middle school due to time constraints. This increase will provide two (2) additional classrooms for remainder of middle school students and five (5) new offices for Life Academy Administration displaced by the new classrooms. Additionally, three (3) new offices were created to accommodate the lost of office space of United for Success. Also included, is cost to re-route and create easement for East property line, unforeseen conditions (additional contaminated soil, existing utilities in building and site), property watch and path of travel improvements.

Budget Code	Budget Description	Original Total	Project Budget Increase 1	Project Budget Increase 2	Total
	Cap Exp Over \$500				
4400	but under threshold	\$ -	\$ -	\$ -	\$ -
6105	Site Purchase	\$ -	\$ -	\$ -	\$ -
6112	Appraisals	\$ -	\$ -	\$ -	\$ -
6132	Escrow Costs	\$ -	\$ -	\$ -	\$ -
6160	Surveying Costs	\$ 100,000.00	\$ -	\$ -	\$ 100,000.00
6150	Site Support Costs	\$ -	\$ -	\$ -	\$ -
	Relocation				
6145	Assistance	\$ -	\$ -	\$ -	\$ -
6170	Hazardous Waste	\$ -	\$ -	\$ -	\$ -
6175	Demolition	\$ -	\$ -	\$ -	\$ -
6180	Utility Hookup Fees	\$ -	\$ -	\$ -	\$ -
6190	Other Site Costs	\$ -	\$ -	\$ -	\$ -
	Architect/Engineerin				
6215	g Costs	\$ 1,184,000.00	\$ -	\$ -	\$ 1,184,000.00
6222	DASH Fees	\$ 50,000.00	\$ -	\$ -	\$ 50,000.00
6232	CEDE Fees	\$ -	\$ -	\$ -	\$ -
6242	Energy Analysis	\$ -	\$ -	\$ -	\$ -
6252	Preliminary Tests	\$ -	\$ -	\$ -	\$ -
	Other Planning				
6262	Costs	\$ 50,000.00	\$ -	\$ -	\$ 50,000.00
6271	Main Construction	\$ 8,972,000.00	\$ 4,295,900.00	\$ 745,000.00	\$ 14,012,900.00
	Construction				
6272	Management	\$ -	\$ -	\$ -	\$ -
6274	Other Construction	\$ -	\$ -	\$ -	\$ -
6276	Moving Expenses	\$ -	\$ -	\$ -	\$ -
6278	Interim Housing	\$ -	\$ -	\$ -	\$ -
6265	Testing	\$ 100,000.00	\$ -	\$ -	\$ 100,000.00
6235	Inspections	\$ 200,000.00	\$ -	\$ -	\$ 200,000.00
	Contingency (Budget				
6299	Use Only)	\$ 1,184,000.00	\$ -	\$ -	\$ 1,184,000.00
	Furniture and				
6410	Equipment	\$ -	\$ -	\$ -	\$ -
6414	Desktop Computers	\$ -	\$ -	\$ -	\$ -

6415 Network Equipment	\$	-	\$	-	\$	-	\$	-
6416 Printers	\$	-	\$	-	\$	-	\$	-
6417 Video Equipment	\$	-	\$	-	\$	-	\$	-
6418 Computer Servers	\$	-	\$	-	\$	-	\$	-
Other Technology								
6420 Equipment	\$	-	\$	-	\$	-	\$	-
Totals	\$	11,840,000.00	\$	4,295,900.00	\$	745,000.00	\$	16,880,900.00

OAKLAND UNIFIED SCHOOL DISTRICT  
FACILITIES PLANNING AND MANAGEMENT DEVELOPMENT

**BUDGET INCREASE AUTHORIZATION FORM**

FORM INITIATION DATE: July 31, 2012  
PROJECT NAME: Simmons Improv./Career Tech Lab  
PROJECT TYPE: New Construction/Modernization  
FUNDING SOURCE: Measure J FUND 35 #  
PROJECT NUMBER: 07140  
SITE NUMBER: 205  
PROJECT MANAGER: Al Anderson

**REASON FOR BUDGET INCREASE:**

Initial scope of work was designed to support only the first year of the new middle school due to time constraints. This increase will provide two additional classrooms for remainder of middle school students and 5 new offices for Life Academy Administration displaced by the new classrooms. Additionally 3 new offices were created to accommodate the loss of office space of United for Success. Also included is cost to re-route and create easement for east property line, unforeseen conditions (additional contaminated soil, existing utilities in building and site), property watch and path of travel improvements.

**INITIAL PROJECT BUDGETS:**

(For Accounting Use Only)

BUDGET KEY CODE	BUDGET OBJECT CODE:	DESCRIPTION	AMOUNT
	6271	Construction	\$ 745,000.00
		Subtotal	\$ 745,000.00

Current Approved Budget \$ 16,135,000.00  
Budget Increase (# 2) \$ 745,000.00  
Revised Budget Amount \$ 16,880,000.00

**AUTHORIZED SIGNATURES:**

[Signature]  
DIRECTOR OF FACILITIES

7/31/13  
DATE

[Signature]  
ASSISTANT SUPERINTENDENT

8/1/13  
DATE

**BOARD APPROVAL:**

\_\_\_\_\_  
CONTRACT ADMINISTRATOR

\_\_\_\_\_  
DATE

CC

CONTRACT ADMINISTRATION  
ACCOUNTING  
SGI

FOR SUBMITTAL TO BOARD  
FOR BUDGET LOADING  
FOR INPUT INTO PROJECT TOOL

**RECEIVED**

8-2-2013



## ADDITIONAL COSTS - CONSTRUCTION

<b><u>Property Protection</u></b>	\$ 120,000.00
Projected cost to monitor Simmons existing campus until school starts	
<b><u>Sanitary Sewer/Easement</u></b>	\$ 250,000.00
Projected costs to divert sewer from District property to City of Oakland responsibility at north property line	
<b><u>Slip Line</u></b>	\$ 50,000.00
Projected cost to install new sewer line within existing 8" line as insurance against failure due to age. (Note: Prohibited by the City of Oakland)	
<b><u>Soil Off haul</u></b>	\$ 50,000.00
Projected costs to remove contaminated soil at turf area due to revisions from new sanitary sewer re-route	
<b><u>Path of travel Improvements</u></b>	\$ 30,000.00
DSA Field Engineer imposed corrections due to excessive elevation changes at ramp transitions, walk path to HC Parking, path from Life's office to street, the west end of Bldg. D at ramp and path of travel to parking and ramp at south side of Bldg. E.	
<b><u>Hidden/Unforeseen Conditions</u></b>	\$ 120,000.00
Exterior - Steel pipe fuel line, concrete pipe chase, concrete vault and electrical conduit above the concrete pipe chase. Interior - Lead paint on columns to be welded, utility lines to be relocated from center of classrooms, light pole foundation conflicts, wall framing not attached to bottom plate.	
<b>SUBTOTAL</b>	<b>\$ 620,000.00</b>
Contingency @20%	\$ 124,000.00
<b>TOTAL FUNDS REQUIRED</b>	<b>\$ 744,000.00</b>