

Board Office Use: Legislative File Info.	
File ID Number	12-0204
Committee	Facilities
Introduction Date	1-25-2012
Enactment Number	12-0174
Enactment Date	1-25-12



OAKLAND UNIFIED
SCHOOL DISTRICT

Memo

To: Board of Education

From: Tony Smith, Ed.D., Superintendent
Timothy White, Assistant Superintendent, Facilities Planning and Management

Board Meeting Date: January 25, 2012

Subject: Division of Facilities Planning and Management P.O. Less than \$50,000.00

Action Requested: Ratification by the Board of Education of the attached contracts for the Division of Facilities Planning and Management.

File ID	Vendor Name	\$	Funding Source	Type	Site	Period	City
12-0203	Acoustics by the Bay	\$18,000.00	GO Bond-Measure B	P.O.	Highland E.S.	1-25-2012 thru 12-31-2012	Oakland
12-0204	Applied Remedial Services, Inc.	\$14,436.00	GO Bond-Measure B	P.O.	Prescott E.S.	12-1-2011 thru 1-31-2012	Walnut Creek, CA
12-0205	Associate Comfort Systems	\$13,900.00	Fund 35	P.O.	Facilities	10-24-2011 thru 12-10-2011	San Leandro, CA
12-0206	Bosch Security Systems	\$450.00	GO Bond-Measure B	P.O.	Skyline Wellness Center	12-1-2011 thru 6-30-2012	Lancaster, PA
12-0207	CDW Government	\$11,847.06	GO Bond-Measure B	P.O.	Jefferson ES	11-11-3011 thru 12-30-2011	Chicago, IL
12-0208	Central Equipment Services	\$5,748.15	Fund 35	P.O.	La Escuelita (Downtown)	11-31-2011 thru 2-1-2012	San Jose, CA
12-0209	Chussy International	\$519.88	GO Bond-Measure A	P.O.	Facilities	10-28-11 thru 11-4-2011	Oakland, CA
12-0210	Logical Choice Technologies	\$7,250.00	GO Bond-Measure A	P.O.	Claremont M.s.	12-5-2011 thru 2-3-2012	Lawrenceville, GA
12-0212	North American Fence & Railing, Inc.	\$2,320.00	Developer Fees	P.O.	Garfield E.S.	10-15-2011 thru 12-31-2011	Oakland, CA
12-0213	Premium Roofing Waterproofing	\$3,200.00	GO Bond-Measure B	P.O.	Prescott E.S.	11-1-11 thru 01-01-2012	Oakland, CA
12-0214	Quill	\$217.28	GO Bond-Measure B	P.O.	Facilities	12-6-2011 thru 12-8-2011	Philadelphia, PA
12-0215	Rusco, Inc.	\$43,469.00	Fund 35	P.O.	Oakland Technical H.S.	12-1-2011 thru 3-1-2012	San Gabriel, CA



OAKLAND UNIFIED SCHOOL DISTRICT

1-3029	Vista Real Estate Partners	\$7,000.00	GO Bond-Measure B	P.O. Increase	Facilities	3-23-11 thru 8-23-11	Oakland, CA
2-0217	Yano Accountancy Corporation	\$31,250.00	GO Bond-Measure B	P.O.	Facilities	12-30-2011 thru 6-30-2012	Oakland, CA
2-0218	Yovino-Young Inc.	\$11,000.00	GO Bond-Measure B	P.O.	Golden Gate and Hawthorne	12-21-11 thru 01-01-2012	Berkeley, CA

Discussion:

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:

Various

Recommendation:

The Board of Education is requested to approve the Facilities Planning and Management to OUSD school sites.

**OAKLAND UNIFIED SCHOOL DISTRICT
Department of Facilities Planning and Management
AGREEMENT REQUEST FORM**

DATE SUBMITTED: 11/17/2011
SUBMITTED BY: Wil Newby

SECTION I. TYPE OF AGREEMENT (PLEASE CHECK ONE BOX)

1.) A/E (Architect and Engineers) Contract	5.) "Small" (under \$15,000.00) Construction Contract
2.) IOR (Inspector of Record Contract)	6.) Resolution Awarding Vendor and Construction Contract
3.) Agreement for Professional Services - Testing Etc.	7.) Change Order
4.) Amendment to Agreement for Professional Services	8.) Purchase Order

Vendor Number: _____
Fiscal Year: 2011-2012
P.O. Under \$50K: 11-08-2011
Date Processed: 11-08-2011
To: MBI-78 To DR: _____

Timothy E. White _____ Date _____
 Asst. Superintendent
 Tadashi Nakadegawa _____ Date 11/17/11
 Facilities Director

SECTION II. LOCAL BUSINESS PARTICIPATION PERCENTAGE:

Local Business	Small Local Business	Small Local Resident Business	Total Percentage
0.00%	0.00%	0.00%	0.00%

SECTION III. AGREEMENT INFORMATION:

Project Name:	Prescott Modernization	Project No:	06010
Vendor Name:	Applied Remedial Services, Inc.	Vendor Contact:	Michael F. Kara
Vendor Phone Number:	(925) 943-7742	Vendor Mailing Address:	P.O. Box 5086 Walnut Creek CA
Agreement Start and Stop Dates:	Start: 12/1/2011 Stop: 1/31/2012	Amounts:	Current Contract Amount: \$0.00 Not to Exceed Amount: \$14,436.00 Revised Contract Amount: \$0.00
Has Work Started?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes give an explanation:	Has Work Been Completed?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Date:

1479901881-6274

Certificate of Insurance Attached Yes No Date provided: _____

Certified: Edgar Rakestraw, Jr. 11/26/12
 Edgar Rakestraw, Jr., Secretary
 Board of Education

For Construction Contracts >\$15,000, please provide or attach the following:

- 1) Number of Bids Received, List of Bidders and Amounts (Bid Form) (Attach Bid Documents)
- 2) Date(s) of Bid Advertisement Performance Bonds Attached
- 3) Date of Bid Opening Payment Bonds Attached
- 4) Name of Architect - _____ (Sections 6 and 7 to be completed by Contract Administration department)
- 5) Liquidated damages per day - \$ _____

Scope of Work: (Need to prepare Executive Summary) Please attach separately along with Vendor's proposal.
 50 cubic yard (cy) stockpile located at the demolished CDC area at Prescott ES site was generated during Site grading prior to asphaltting the site. Disposal of this surplus at an appropriate permitted disposal facility includes but is not limited to:

1. laboratory testing of contaminated soil samples recovered from stockpile at the Site
2. Draft Final Report of Findings
3. Draft Soil Characterization Form
4. Draft Waste Profile Form for Class II Landfill
5. Class II soil transport & disposal

2011 NOV 28 A 10:26

RECEIVED
11-28-2011

**OAKLAND UNIFIED SCHOOL DISTRICT
Department of Facilities Planning and Management
AGREEMENT REQUEST FORM**

6. Concrete asphalt & debris off haul

Discussion Info: *(Needed to prepare Executive Summary)* (Provide **detailed** background - Why is contract required and what is the benefit to students) - Add additional pages as needed

Pursuant to the OUSD PProject Closeout Memorandum, dated January 5, 2011, this vendor was engaged to complete remaining punch list work, not completed within timeframes stated therein.

The results of the first phase of analysis indicated that Lead was present in the subsurface at concentrations that might influence the surplus soils acceptance at potential disposal facilities. The subject soil should be disposed of at a Modified Class II Landfill Facility

Funding Source: _____

Budget Number: _____

SECTION IV. L/LS/LSRBE - RATIONAL FOR NON COMPLIANCE CHECK LIST

1.)	<p>Specialty Service: This contractor provides a unique / specialty service that is currently not available from a certified L/S/SLRBE. Government Code § 53060 / school districts may contract without bidding for, "special services and advice in financial, economic, accounting, .. legal, or administrative matters if such persons are specially trained and experienced and competent to perform the special services required."</p>	✓
2.)	<p>District Discretion under L/SL/SLRBE due to lack of certified firms at time of bid: If at least three L/SL/SLRBEs are not certified, then the requirement may, subject to the discretion of the District, be waived, or the 20% requirement may be re-set from 19 % to 0%, depending on the particular circumstances at time of bid.</p>	
3.)	<p>Futility: It would be futile to require that the contract be subjected to the L/SL/SLRBE due to (circle one) COST / TIME CONSTRAINTS / NO CERTIFIED BIDDERS. California law provides that "[w]here competitive proposals work an incongruity and are unavailing as affecting the final result or where they do not produce any advantage...the statute requiring competitive bidding does not apply." (Hiller v. City of Los Angeles (1961) 197 Cal. App. 2d 685, 694.)</p>	
4.)	<p>Field Test / (1) In order that a field test or experiment may be made to determine the product's suitability for future use. PUBLIC CONTRACT CODE SECTION 3400-3410</p>	
5.)	<p>Product Match/(2) In order to match other products in use on a particular public improvement either completed or in the course of completion. PUBLIC CONTRACT CODE SECTION 3400-3410</p>	
6.)	<p>Sole Source / (3) In order to obtain a necessary item that is only available from one source. PUBLIC CONTRACT CODE SECTION 3400-3410</p>	
7.)	<p>Emergency Repair / (4) (A) In order to respond to an emergency declared by a local agency, but only if the declaration is approved by a four-fifths vote of the governing board of the local agency issuing the invitation for bid or request for proposals. PUBLIC CONTRACT CODE SECTION 3400-3410 / See also: Public Contract Code Section 1102. "Emergency," as used in this code, means a sudden, unexpected occurrence that poses a clear and imminent danger, requiring immediate action to prevent or mitigate the loss or impairment of life, health, property, or essential public services.</p>	

Applied Remedial Services, Inc.

INVOICE

P.O. BOX 5086 Walnut Creek, CA 94596
Telephone (925) 943-7742, Fax (925) 943-7714

Project Name:	920 Campbell Street, Oakland, CA
Contact Name:	Mr. Wil Newby
Company:	Oakland Unified School District
Address:	955 High Street, Oakland CA 94601
Proposal:	October 26/2011 Proposal

Invoice #: 119-11-002
Date : 11/10/2011

Date	Activity Description	Number	Unit	Type	Unit Cost	Item Cost
11/3/11	Class II Soil Transport and Disposal at Recology Hay road Landfill at 6426 Hay Road-Vacaville, CA	1054812	26.3	Tons	\$ 45	1184.4
		1054817	23.0	Tons	\$ 45	1033.2
		1055114	21.9	Tons	\$ 45	986.4
		1055227	25.2	Tons	\$ 45	1132.2
		1055050	22.5	Tons	\$ 45	1010.7
		151023	20.0	Tons	\$ 45	900
		Off Haul Concrete Asphalt & Debris to the Dump	1	22.7	Tons	\$ 27
	Stand-By Time at Recology Hay Road Landfill	15	15.0	hrs	\$ 75	1125
11/3/11	Consolidate & Load Soil Onsite	2.0	Ea.	Exc/Bob	\$2,000	2000
	Mobilization of Equipment to the Site	2.0	Ea.	Exc/Bob	\$ 400	400
	Demobilization of Equipment from the Site	2.0	Ea.	Exc/Bob	\$ 400	400
	Cleanup Technician at the Site (Discounted Rate)	Tech.	8.0	hrs.	\$ 60	480
			1.0	1.0	Veh.	\$ 80
11/4/11	Deliver Class II AB Backfill Material for Backfill	Class II	5.0	Tons	\$ 62	310
	Delivery Transport Charge	Truck	2.5	Hrs.	\$90	225
	Compaction of Class II AB into Storm Drain Area	Lump	1.0	Each	\$ 100	100

Total: \$ 11,978

Terms: Net 30 Days

Michael Kara

Michael F. Kara
Manager, Remedial Services



Legend:

PM: Project Manager - Sub: Subcontractor - CH: Project Chemist -Tech: Hazardous Material Technician

VH: Haz-Haz. Waste Hauler - PT: Principal Toxicologist- Veh: Field Vehicle- Sub: Subcontracted Services- OVA: PID-Detector

Applied Remedial Services, Inc.

INVOICE

P.O. BOX 5086 Walnut Creek, CA 94596
Telephone (925) 943-7742, Fax (925) 943-7714

Project Name:	920 Campbell Street, Oakland, CA
Contact Name:	Mr. Wil Newby
Company:	Oakland Unified School District
Address:	955 High Street, Oakland CA 94601
Proposal:	October 26/2011 Proposal

Invoice #:	119-11-001
Date :	11/10/2011

Date	Activity Description	Labor Material Equip.	Unit	Type	Unit Cost	Item Cost
10/19/11	Collect Soil samples from the Stockpile at the Site	PM	2.0	hrs	\$ 140	\$ 280
		Veh.	0.5	day	\$ 100	\$ 50
	Plastic Containers	Mat.	4.0	ea.	\$ 1	\$ 4
	Nitrile Gloves	Mat.	1.0	ea.	\$ 1.0	\$ 1
10/20/11	Deliver samples to the laboratory	Tech	1.5	hrs	\$ 100	\$ 150
		Veh.	0.3	day	\$ 100	\$ 25
	Lab Fees					\$ 82
	Lab Fees					\$ 246
	Management Surcharge @ 20%					\$ 66
10/26/11	Draft Final Report of Findings	PM	3.0	hrs.	\$ 140	\$ 420
10/27/11	Draft Soil Characterization Form	PM	1.0	hrs.	\$ 140	\$ 140
	Draft Waste Profile Form for Class II Landfill	PM	1.5	hrs.	\$ 140	\$ 210
11/3/11	Contact with Client to arrange for Geotechnical Engineer to pass by Site and collect samples. Contact with Engineers to explain project and arrange for samples to be ready.	PM	1.0	hrs.	\$ 140	\$ 140
11/4/11	City of Oakland Permit Cost Plus 20% Management Cost					\$ 260
11/9/11	Visit City of Oakland Permitting Unit Office to Settle Permit	PM	1.3	hrs.	\$ 140	\$ 175
11/4/11	Contact Geotechnical Engineer and request analytical tests per Inspector's mandates. Contact Landfill & have a conference with approval chemist regarding Manifests. Contact drivers & explain procedures for completing doc.	PM	1.5	hrs.	\$ 140	\$ 210

Total: \$ 2,458

Terms: Net 30 Days

Michael Kara

Michael F. Kara
Manager, Remedial Services



Legend:

PM: Project Manager - Sub: Subcontractor - CH: Project Chemist -Tech: Hazardous Material Technician

VHaz-Haz. Waste Hauler - PT: Principal Toxicologist- Veh: Field Vehicle- Sub: Subcontracted Services- OVA: PID-Detector