

LEGISLATIVE FILE


File ID No. 13-1199
Introduction Date 6-12-2013
Enactment No. 13-1125
Enactment Date 6-12-13
By _____

OAKLAND UNIFIED SCHOOL DISTRICT
Office of the Board of Education
June 12, 2013

To: Board of Education

From: Tony Smith, Ph.D., Superintendent
Timothy E. White, Associate Superintendent of Facilities Planning & Management, Buildings & Grounds and Custodial Services

Subject: **Authorizing and Approving the Project Budget Increase for the Madison Middle School Interim Housing Project in the amount of \$85,635.00, increasing the current amount from \$450,000.00 to \$535,635.00**



ACTION REQUESTED

Approval by the Board of Education of Resolution No. 1213-0162 - Authorizing and approving the Project Budget Increase for Madison Middle School Interim Housing Project in the amount of \$85,635.00, increasing the current amount from \$450,000.00 to \$535,635.00.

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. 1213-0162 - Authorizing and approving the Project Budget Increase for Madison Middle School Interim Housing Project in the amount of \$85,635.00, increasing the current amount from \$450,000.00 to \$535,635.00.

ATTACHMENTS

Resolution No. 1213-0162 - Authorizing and approving the Project Budget Increase for Madison Middle School Interim Housing Project in the amount of \$85,635.00, increasing the current amount from \$450,000.00 to \$535,635.00.

<u>SITE</u>	<u>MEASURES</u>	<u>PROJECT NUMBER</u>	<u>PROJECT BUDGET</u>	<u>PROJECT BUDGET INCREASE</u>	<u>TOTAL BUDGET</u>
Madison MS Interim Housing Project	County School Facilities Fund	13102	\$450,000.00	\$85,635.00	\$535,635.00

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

RESOLUTION NO. 1213-0162

**AUTHORIZING AND APPROVING
PROJECT BUDGET INCREASE FOR MADISON MIDDLE SCHOOL INTERIM
HOUSING 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 Project Budget Increase with an attached detailed explanation of the budget component costs; and

WHEREAS, authorization and approval of the Project Budget Increase, for the Madison Middle School Interim Housing Project installation project in the review of 100% CD's / Estimate of probable costs versus projected costs plus increased scope of work for the Fire Protection work related to the new Fire Prevention Bureau requirements confirm that the P.O. must be increased to cover expense of "shortfall" between Project Budget and Current Projected Project Costs. $(\$527,850 + \$450,000.00) = \$977,850.00 + 10\%$ additional contingency; 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 New Project Budget:

<u>SITE</u>	<u>MEASURES</u>	<u>PROJECT NUMBER</u>	<u>PROJECT BUDGET</u>	<u>PROJECT BUDGET INCREASE</u>	<u>TOTAL BUDGET</u>
Madison MS Interim Housing	County School Facilities Fund	13102	\$450,000.00	\$85,635.00	\$535,000.00

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

RESOLUTION NO. 1213-0162

**AUTHORIZING AND APPROVING
PROJECT BUDGET INCREASE FOR MADISON MIDDLE SCHOOL INTERIM
HOUSING PROJECT**

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NOW, THEREFORE, BE IT RESOLVED, that the Project Budget Increase for the Washington Elementary School Interim Housing Project in the amount stated herein for the purpose listed are hereby approved.

Passed by the following vote:

**AYES: Jody London, Christopher Dobbins, James Harris,
President David Kakishiba**

NOES: None

ABSTAINED: None

ABSENT: Roseann Torres and Vice President Jumoke Hinton Hodge

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 June 12, 2013.



Edgar Rakestraw, Jr.
Secretary, Board of Education

ATTACHMENT A Resolution 1213-0162

Madison Middle School Interim Housing

Project Number: 13102

Key Code: 2159003890

Project Description: In the review of 100% CD's / Estimate of probable costs versus projected costs plus increased scope of work for the Fire Protection work related to the new Fire Prevention Bureau. requirements

Budget Coc	Budget Description	Original Total	Project Budget	Total
4400	Cap Exp Over \$500 but unde	\$ -	\$ -	-
6105	Site Purchase	\$ -	\$ -	-
6112	Appraisals	\$ -	\$ -	-
6132	Escrow Costs	\$ -	\$ -	-
6145	Relocation Assistance	\$ -	\$ -	-
6150	Site Support Costs	\$ -	\$ -	-
6160	Surveying Costs	\$ -	\$ -	-
6170	Hazardous Waste	\$ -	\$ -	-
6175	Demolition	\$ -	\$ -	-
6180	Utility Hookup Fees	\$ -	\$ -	-
6190	Other Site Costs	\$ -	\$ -	-
6215	Architect/Engineering Costs	\$ 30,000.00	\$ -	30,000.00
6222	DSA Fees	\$ 4,000.00	\$ -	4,000.00
6232	CEDE Fees	\$ -	\$ -	-
6235	Inspections	\$ 10,000.00	\$ -	10,000.00
6242	Energy Analysis	\$ -	\$ -	-
6252	Preliminary Tests	\$ -	\$ -	-
6262	Other Planning Costs	\$ 1,500.00	\$ -	1,500.00
6265	Testing	\$ 4,500.00	\$ -	4,500.00
6271	Main Construction	\$ 400,000.00	\$ 77,850.00	477,850.00
6272	Construction Management	\$ -	\$ -	-
6274	Other Construction	\$ -	\$ -	-
6276	Moving Expenses	\$ -	\$ -	-
6278	Interim Housing	\$ -	\$ -	-
6299	Contingency (Budget Use Or	\$ -	\$ 7,785.00	7,785.00
6410	Furniture and Equipment	\$ -	\$ -	-
6414	Desktop Computers	\$ -	\$ -	-
6415	Network Equipment	\$ -	\$ -	-
6416	Printers	\$ -	\$ -	-
6417	Video Equipment	\$ -	\$ -	-
6418	Computer Servers	\$ -	\$ -	-
6420	Other Technology Equipment	\$ -	\$ -	-
	Totals	\$ 450,000.00	\$ 85,635.00	\$ 535,635.00

**OAKLAND UNIFIED SCHOOL DISTRICT
FACILITIES PLANNING AND MANAGEMENT DEVELOPMENT**

BUDGET INCREASE AUTHORIZATION FORM

FORM INITIATION DATE: May 1, 2013
 PROJECT NAME: Interim Housing - Madison MS
 PROJECT TYPE: Interim Housing
 FUNDING SOURCE: Fund 35
 PROJECT NUMBER: 13102
 SITE NUMBER: 215
 PROJECT MANAGER: Wil Newby

REASON FOR BUDGET INCREASE:

1213-0102

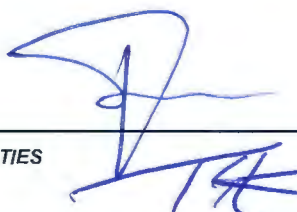
Review of 100% CD's / Estimate of Probable Costs versus Projected Costs + Increased scope of work for Fire Protection work related to the new Fire Prevention Bureau requirements confirm that the PO must be increased to cover expense of "shortfall" between Project Budget and Current Projected Project Costs. (\$527,850 - \$450,000) = \$77,850 + 10% additional contingency.

INITIAL PROJECT BUDGETS:

<small>(For Accounting Use Only)</small>	BUDGET		
BUDGET KEY CODE	OBJECT CODE:	DESCRIPTION	AMOUNT
<i>2159003890</i>	6271	Main Construction	\$ 77,850.00
	6299	Contingency (Budget Use Only)	\$ 7,785.00
		Subtotal	\$ 85,635.00

Original Budget \$ 450,000.00
 Budget Increase (# 1) \$ 85,635.00
 Revised Budget Amount \$ 535,635.00

AUTHORIZED SIGNATURES:


5/1/13

 DIRECTOR OF FACILITIES DATE

 ASSISTANT SUPERINTENDENT DATE

BOARD APPROVAL:

 CONTRACT ADMINISTRATOR

CC CONTRACT ADMINISTRATION
 ACCOUNTING
 GKK / McARTHUR

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

RECEIVED
5-6-2013

**OAKLAND UNIFIED SCHOOL DISTRICT
FACILITIES PLANNING AND MANAGEMENT DEVELOPMENT**

NEW PROJECT AUTHORIZATION FORM

*Fund 35
RESOURCE
7710*

FORM INITIATION DATE: December 7, 2012
 PROJECT NAME: Madison MS - Interim Housing Portables
 PROJECT TYPE: Interim Housing
 FUNDING SOURCE: Fund 35
 PROJECT NUMBER: 13102
 SITE NUMBER: 215
 PROJECT MANAGER: Wil Newby

DETAILED PROJECT DESCRIPTION:

1213.0062


The Madison Interim Housing installation project includes the installation of (2) two district owned portable classroom buildings. Each portable will include electrical/data/intercom/fire alarm/intrusion alarm. This budget includes cost for design, inspections, and construction associated with installation of the portables.

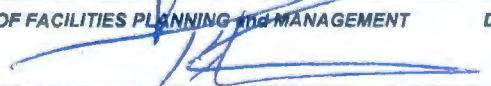
INITIAL PROJECT BUDGETS:

(For Accounting Use Only)

BUDGET KEY CODE	OBJECT CODE:	DESCRIPTION	AMOUNT
<i>2159003817</i>	6215	Architectural/Engineering	\$ 30,000.00
<i>890</i>	6222	DSA Fees	\$ 4,000.00
	6235	Inspector of Record	\$ 10,000.00
	6262	Other Planning Costs	\$ 1,500.00
	6265	Testing	\$ 4,500.00
	6271	Main Construction	\$ 400,000.00
TOTAL INITIAL BUDGET:			\$ 450,000.00

AUTHORIZED SIGNATURES:

 *12/10/12*

 DIRECTOR OF FACILITIES PLANNING AND MANAGEMENT DATE


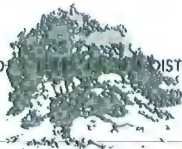
 ASSISTANT SUPERINTENDENT DATE

BOARD APPROVAL:

 CONTRACT ADMINISTRATOR DATE

CC CONTRACT ADMINISTRATION FOR SUBMITTAL TO BOARD
 ACCOUNTING FOR BUDGET LOADING
 GKK / McCARTHY FOR INPUT INTO PM DATABASE

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DESIGN AND CONSTRUCTION AUTHORIZATION

Project # 13102	Site # 215	School: James Madison Middle School	Address: 400 Capistrano Drive, Oakland, CA 94603
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Project Title:
Madison MS Interim Housing Portable Project

1 Project Description/ Justification:

Providing (2) two district owned portables that will be located in close proximity of the footprint of the new classroom building that will be constructed under a separate contract. These two portables will be placed on site to provide interim housing during the construction of the new building.

	GUIDELINE ESTIMATE	PRELIMINARY SCHEDULE
Construction	\$400,000	Scoping: 11/1/12 to 12/1/12
Consult. Fees	\$ _____	Design: 12/1/12 to 1/18/13
Owner's Misc.	\$50,000	Review: 1/19/13 to 2/19/13
Built-in Equip.	\$ _____	DSA/Bid: 3/20/13 to 4/20/13
Furniture & Equip.	\$ _____	Construction: 6/19/13 to 8/26/13
Contingency	\$ _____	Target Move-In: _____
Telecom	\$ _____	Closeout: 8/26/13 to 12/31/13
TOTAL:	\$450,000	

OUSD Facilities Director _____ Date _____	OUSD Asst. Superintendent _____ Date _____
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2 Project Scoping Revisions

	PROJECT ESTIMATE	PROJECT SCHEDULE
Construction	\$ _____	Scoping: _____ to _____
Consult. Fees	\$ _____	Design: _____ to _____
Owner's Misc.	\$ _____	Review: _____ to _____
Furniture & Equip.	\$ _____	DSA/Bid: _____ to _____
Contingency	\$ _____	Construction: _____ to _____
Telecom	\$ _____	Target Move-In: _____
TOTAL:	\$ _____	Closeout: _____ to _____

OUSD Facilities Director _____ Date _____	OUSD Asst. Superintendent _____ Date _____
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3 Project Construction Revisions

	PROJECT ESTIMATE	PROJECT SCHEDULE
Construction	\$ _____	Scoping: _____ to _____
Consult. Fees	\$ _____	Design: _____ to _____
Owner's Misc.	\$ _____	Review: _____ to _____
Furniture & Equip.	\$ _____	DSA/Bid: _____ to _____
Contingency	\$ _____	Construction: _____ to _____
Telecom	\$ _____	Target Move-In: _____
TOTAL:	\$ _____	Closeout: _____ to _____

OUSD Facilities Director _____ Date _____	OUSD Asst. Superintendent _____ Date _____
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Accounting Code _____	DCA No. _____
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PROJECT INFORMATION

MANAGED BY (Choose One)

FACILITIES DEVELOPMENT

- OUSD Project Mgr.
- Building & Grounds
- District Wide Projects

REGULATORY AGENCY

- DSA None
- Local

CONSTRUCTION BY

- OUSD Buildings & Grounds
- Outside Contractor

BUDGET CATEGORY

- Deferred Maint.
- G.O. Bond
- Expense
- Developer Fees
- Other _____

BUILDING TYPE

- School
- Child Develop.
- District Office
- Portables
- Other

DESIGN BY

- A/E
- Design/Build
- Other

PROJECT PURPOSE

- Safety Capacity
- Adequacy Functionality
- Aesthetics Other _____

BUDGET FUNDING:

BUDGET FUNDING:		REVISION	FINAL COSTS
Current Year: FY 12/13	\$75,000		
Other Year: FY 13/14	\$375,000	Current Year: \$ _____	Scoping \$ _____
Other Years	\$ _____	Other Year \$ _____	Construction \$ _____
			Const. Fees \$ _____
			Owner's Misc. \$ _____
TOTAL:	\$ _____	Other Years \$ _____	Built-In Equip. \$ _____
		TOTAL: \$ _____	TOTAL: \$ _____

PROJECTED COST FOR 2 SANKOFA PORTABLES

Date: October 24, 2012

Basis of Cost: Buckhalter Portables

No.	BREAKDOWN	BUCKHALTER (6 Portables)			SANKOFA (2)		
		Breakdown for 6 Units	OVERALL TOTAL	Cost/ Unit	Total Cost for 2 Units	Budget for 2 Units	Budget for 2 Units incl. Contingency
1	ARCHITECTURAL/ENGINEERING						
	Architect/Byren Kim	\$ 80,167.50					
	Subtotal		\$ 80,167.50	\$ 13,361.25	\$ 26,722.50	\$ 27,000.00	\$ 30,000.00
2	DSA FEES						
	DSA	\$ 7,201.01					
	Subtotal		\$ 7,201.01	\$ 1,200.17	\$ 2,400.34	\$ 2,500.00	\$ 4,000.00
3	INSPECTOR ON RECORD (IOR)						
	IOR	\$ 19,640.00					
	Subtotal		\$ 19,640.00	\$ 3,273.33	\$ 6,546.67	\$ 6,500.00	\$ 10,000.00
4	OTHER PLANNING COST						
	Other Planning Cost	\$ -					
	Subtotal		\$ -	\$ -	0	\$ 1,500.00	\$ 1,500.00
5	TESTING						
	Ninyo & Moore	\$ 14,835.00					
	Subtotal		\$ 14,835.00	\$ 2,472.50	\$ 4,945.00	\$ 5,000.00	\$ 5,500.00
6	PORTABLES						
	Bay Construction	\$ 524,000.00					
	Enviroplex	\$ 365,000.00					
	Simplex/Fire	\$ 4,480.00					
	SI-Enviroplex	\$ 19,000.00					
	Shade	\$ 17,128.13					
	SI-National Carport	\$ 225.00					
	Hardware	\$ 2,182.00					
	Subtotal		\$ 932,015.13	\$ 155,335.86	\$ 310,671.71	\$ 310,000.00	\$ 349,000.00
	TOTAL		\$ 1,053,858.64	\$ 175,643.11	\$ 351,286.21	\$ 352,500.00	\$ 400,000.00
	Contingency	15.00%				\$ 52,875.00	
	TOTAL					\$ 405,375.00	
				SAY		\$ 400,000.00	



OUSD Madison Middle School
 Housing Project
 100% Cost Projection

Interim

Job No. A13.01
 Date 3/6/2013

Division No.	Description of Work	Quantity	Unit	Unit Cost	Combined Installation Cost
02	DEMOLITION/SITE WORK				
02.1101	Sawcut/Remove A/C Paving for Trench	1	LS	\$3,000.00	\$3,000.00
02.1102	Remove Chainlink Fence	1	LS	\$2,000.00	\$2,000.00
02.1102	Remove Chainlink Gate	1	LS	\$600.00	\$600.00
02.1209	Remove existing resilient flooring	2,880	SF	\$2.00	\$5,760.00
02.1209	Remove existing base	373	LF	\$1.00	\$373.00
02.1301	Remove existing casework including 3 sinks	57	LF	\$110.00	\$6,270.00
02.1301	Remove existing shelf/coat rack	36	LF	\$50.00	\$1,800.00
02.1201	Remove existing accessories	6	EA	\$50.00	\$300.00
02.1210	Dump Charge	1	LS	\$1,500.00	\$1,500.00
02.5700	Plumbing and Electrical Trench	10	LF	\$200.00	\$2,000.00
02.6004	A/C Ramp Landing	1	LS	\$2,500.00	\$2,500.00
02.7001	8' High Decorative Metal Fence	455	LF	\$120.00	\$54,600.00
02.7001	8' High Chanlink Fence	80	LF	\$80.00	\$6,400.00
02.7001	8' High Decorative Metal Gates	40	LF	\$200.00	\$8,000.00
02.7001	8' High Chanlink Gate	1	LS	\$1,500.00	\$1,500.00
02.7001	Wood Fence between Portables	1	LS	\$600.00	\$600.00
02.7001	Modify Existing Chainlink Fence	1	SF	\$500.00	\$500.00
				DIV 02 Total	\$97,703.00
03	CONCRETE - Not Used				
04	MASONRY - Not Used				
05	METAL				

05.0000	Miscellaneous anchors and metal	1 LS	\$1,000.00	\$1,000.00
05 0000	Metal Gate Security Screen	1 LS	\$1,000.00	\$1,000.00
05 0000	Chain Link Gate Security Screen	1 LS	\$500.00	\$500.00

DIV 05 Total \$2,500.00

06 CARPENTRY

06.1000	Miscellaneous blocking and support	1 LS	\$1,000.00	\$1,000.00
06.2008	Interior Trim	9 EA	\$500.00	\$4,500.00

DIV 06 Total \$5,500.00

07 THERMAL & MOISTURE PROTECTION

07.9001	Sealant	1 LS	\$500.00	\$500.00
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DIV 07 Total \$500.00

08 DOORS, WINDOWS, & GLASS - Not Used

08.7000	Door Hardware- Panic Bar, Lever Hardware, Closer and Threshold	3 EA	\$2,500.00	\$7,500.00
08.7000	Gate Hardware- Lever Hardware, Hinges and Closer	2 EA	\$1,500.00	\$3,000.00

DIV 08 Total \$10,500.00

09 FINISHES

09.2007	1/4" Gypsum Wall Board Type, tape and texture	3,600 SF	\$2.50	\$9,000.00
09 5002	Replace 15% of Acoustical Ceiling Panels with New per Classroom	3 EA	\$750.00	\$2,250.00
09.7002	Linoleum Flooring	2,900 SF	\$8.00	\$23,200.00
09.7003	Rubber Base	380 LF	\$4.00	\$1,520.00
09.8002	Exterior Painting, Wood, prime + 2 coats: prep	4,700 SF	\$2.00	\$9,400.00
09.8002	Interior Painting, paint	3,400 SF	\$1.50	\$5,100.00

DIV 09 Total \$50,470.00

10 SPECIALTIES

10.1003	White Board, 8x4	3 EA	\$1,250.00	\$3,750.00
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10.1003	Tackboard, 8x4	3 EA	\$750.00	\$2,250.00
10.5005	Signage per building	3 EA	\$1,500.00	\$4,500.00
105008	Fire Extinguisher	3 EA	\$250.00	\$750.00
			DIV 10 Total	\$11,250.00
11	<i>EQUIPMENT - Not Used</i>			
12	<i>FURNISHING</i>			
12.1101	Blinds, Vertical	6 EA	\$350.00	\$2,100.00
12.3003	Cabinet, Base - 3 LF	1 EA	\$1,300.00	\$1,300.00
12.3003	Cabinet, Base with sink - 5 LF	3 EA	\$1,500.00	\$4,500.00
12.3003	Cabinet, Wall - 5 LF	3 EA	\$1,000.00	\$3,000.00
			DIV 12 Total	\$10,900.00
13	<i>SPECIAL CONSTRUCTION</i>			
13.0000	New Accessible Ramp	3 Allow	\$7,500	\$22,500.00
13.0000	Setting Portable on Site	3 Allow	\$7,500	\$22,500.00
			DIV 013 Total	\$45,000.00
15	<i>MECHANICAL</i>			
15 0000	Plumbing	<i>Allow</i>	\$8,000.00	\$8,000.00
			DIV 15 Total	\$8,000.00
16	<i>ELECTRICAL</i>			
16 0000	Electrical/Fire Alarm/Intrusion Alarm	<i>Allow</i>	\$100,000.00	\$100,000.00
			DIV 16 Total	\$100,000.00
	SUBTOTAL		<u>Hard Cost</u>	<u>\$342,323.00</u>
			<u>Contingency</u>	<u>10.00%</u>
				<u>\$34,232.30</u>

		<u>\$376,555.30</u>
<u>General Conditions</u>	<u>12.00%</u>	<u>\$45,186.64</u>
		<u>\$421,741.94</u>
<u>Profit & Overhead</u>	<u>12.00%</u>	<u>\$50,609.03</u>
<u>Construction Cost</u>		<u>\$472,350.97</u>
<u>SUBTOTAL</u>		

April 30, 2013

Wil Newby
Oakland Unified School District
955 High Street
Oakland, CA 94601

**RE: Proposed Amendment 1 – Madison Middle School Interim Housing Project
O.U.S.D. Project # 13102**

Proposal for Increased scope of work for Fire Protection Consultant work related to the new fire hydrant.

Dear Wil,


As we discussed, at our with the Oakland Fire Prevention Bureau the existing fire hydrant on Capistrano Way is more than 400 feet from the new portables so a new fire hydrant is required to be installed on the school site. A new fire hydrant was added to the scope of work. At the DSA over the counter review the Fire Life Safety reviewer indicated water flow calculations and pipe size must be provide for review before the he can approve the drawings. This amendment is for Fire Protection Consultant work.

Fire Protection Consultant \$1,500.00

Please amend our contract to add \$1,500.00

Original Contract Amount	\$35,200
Amendment No. 1 – Added Fire Protection Consultant work	\$1,500
TOTAL	\$36,700

Cordially,



Dong E Kim, AIA, LEED AP
President



Madison IH - Fire Prevention Bureau Review Comments

William Newby <william.newby@ousd.k12.ca.us>

Tue, Apr 9, 2013 at 4:52 PM

To: Tadashi Nakadegawa <Tadashi.Nakadegawa@ousd.k12.ca.us>

Cc: "C. Joseph Cavanagh" <jcavanagh@sgicm.com>

Tadashi -

As we discussed, the bureau said we need a fire hydrant on site since the new portables are more than 400 feet from the existing hydrant on Capistrano. There are no other fire hydrants closer to the portables. In lieu of a hydrant we are proposing to install a dry horizontal standpipe system but we need approval by the assistant fire marshal.

On 4/5, Byrens got the install of the new fire hydrant signed off (deferred approval) to have it for the DSA OTC review/approval this morning 4/9.

At the same time Byrens submitted to the Fire Prevention Bureau the drawing for a new dry horizontal standpipe system. Byrens can issue an addendum once they get approval for it if the district wants to go with this option. The cost for installing the fire hydrant is approx. \$54,000 and the dry standpipe system is approx. \$35,000. I have attached a plan showing both options.

Please confirm which option I should direct them to go with.

Thank you in advance for your attention to this matter.

-

Wil Newby | PROJECT MANAGER

OAKLAND UNIFIED SCHOOL DISTRICT

955 High Street | OAKLAND | CA 94601

510 532.2802 (O) | 510 535.7040 (F)

william.newby@ousd.k12.ca.us

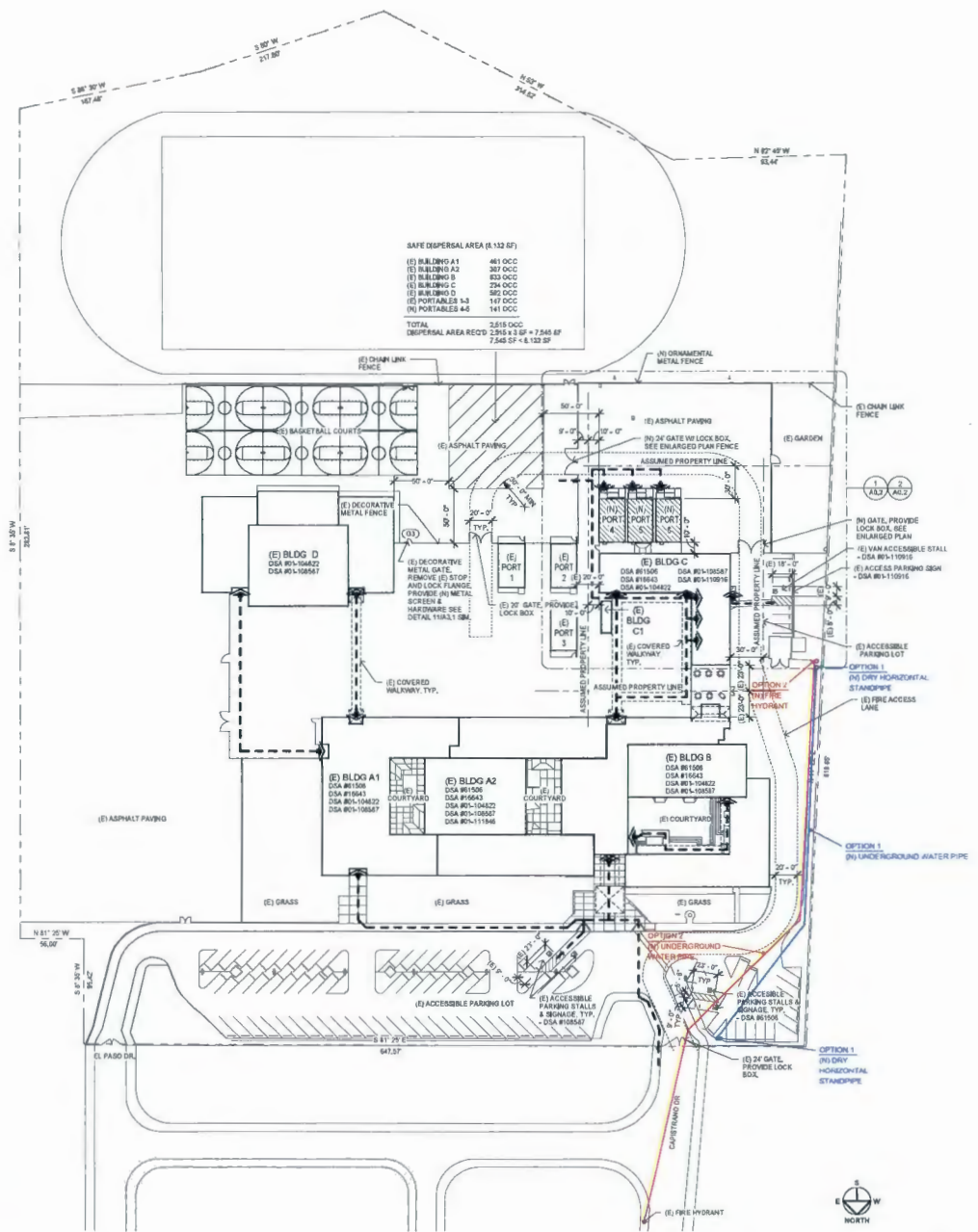
www.ousd.k12.ca.us

www.thrivingstudents.org



130401 Madison Portables_Site Plan.pdf

109K



LEGEND:

- PROPERTY LINE
- - - ASSUMED PROPERTY LINE
- ACCESSIBLE ENTRANCE
- ACCESSIBLE PATH OF TRAVEL
- (E) CONDITIONS, GRAY, TYP.
- (E) WORK, BLACK, TYP.
- AREA OF WORK
- SAFE DISPERSAL AREA

- ### ACCESSIBILITY NOTES:
1. PATH OF TRAVEL AS INDICATED IS A BARBER/FREE ACCESS WITHOUT ANY ABRUPT VERTICAL CHANGES EXCEPTING 1/2" REVELED AT 1:2 MAXIMUM SLOPE OR CHANGE IN LEVEL THAT EXCEEDS 1/4" VERTICAL MAXIMUM CROSS-SLOPE DOES NOT EXCEED 1% UNLESS OTHERWISE INDICATED. SURFACE IS DURABLE/STAIN. THE CONTRACTOR SHALL VERIFY THAT ALL SURFACES ON THE INDICATED PATH OF TRAVEL HAVE BEEN REMOVED, OR WILL BE REMOVED UNDER THIS PROJECT, AND PATH OF TRAVEL COMPLIES WITH CBC 11336.
 2. ALL BUILDINGS OR SITE ARE EXISTING. FIELD VERIFY DISTANCES NOTED BETWEEN BUILDINGS.
 3. WALKWAYS AND SIDEWALKS ALONG ACCESSIBLE PATH OF TRAVEL SHALL BE A MINIMUM 48" WIDE.

- ### LOCAL FIRE AUTHORITY REVIEW
- ACCESS ROAD AND GATE ENTRANCES ARE IN ACCORDANCE WITH TITLE 19, CALIFORNIA CODE OF REGULATIONS SUBCHAPTER 1, ARTICLE 3.05 (ACCESS ROAD) AND ARTICLE 3.15 (GATE ENTRANCES) TO SCHOOL SITES.
 - FIRE FLOW, FIRE HYDRANT LOCATION AND DISTRIBUTION ARE IN ACCORDANCE WITH THE CALIFORNIA FIRE CODE, APPENDIX B-AA (FIRE FLOW) AND APPENDIX B-B-B (FIRE HYDRANT LOCATIONS)

LOCAL FIRE AUTHORITY _____

ADDRESS _____

PHONE NUMBER _____

APPROVAL ISSUED BY _____

COMMENTS _____

DATE	3/27/23
BY	AK
CHECKED	DK
DATE	4/13/23
SHEET	A0.1
TOTAL SHEETS	2 OF 83

BYRENSKIN DESIGNWORKS
381 17TH STREET OAKLAND, CA 94612 510-453-3324
www.byrenskindesign.com

SITE PLAN
JAMES MADISON MIDDLE SCHOOL - INTERIM HOUSING PROJECT
402 LAURELWOOD DRIVE OAKLAND, CA 94612
PFL# 82248-020

SITE PLAN - NEW



1" = 65' 0"