

Board Office Use: Legislative File Info.	
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Introduction Date	06-24-2026
Enactment Number	
Enactment Date	



OAKLAND UNIFIED SCHOOL DISTRICT
Community Schools, Thriving Students

Memo

To Board of Education

From Denise Gail Saddler, Ed.D., Interim Superintendent
Preston Thomas, Chief Systems and Services Officer
Pranita Ranbhise, Executive Director, Facilities Planning & Management

Board Meeting Date June 24, 2026

Subject Master Agreement for General Services - Sandis Civil Engineers Surveyors and Planners - Land Surveying Services at Various School Sites– Division of Facilities Planning and Management

Action Requested Approval by the Board of Education of a **Master Agreement for General Services** by and between the **District** and **Sandis Civil Engineers Surveyors and Planners Oakland, CA**, for the latter to provide land surveying services at various school sites, in the not-to-exceed amount of \$0. The agreement shall commence on June 25, 2026 with an anticipated end date of June 30, 2028.

Discussion Consultant was selected (a) based on demonstrated competence and professional qualifications (Government Code §4526), and (b) using a fair, competitive RFP selection process (Government Code §§4529.10 et seq.)

LBP (Local Business Participation Percentage) 100%

Recommendation Approval by the Board of Education of a Master Agreement for General Services by and between the District and Sandis Civil Engineers Surveyors and Planners Oakland, CA, for the latter to provide land surveying services at various school sites, in the not-to-exceed amount of \$0. The agreement shall commence on June 25, 2026 with an anticipated end date of June 30, 2028.

Fiscal Impact All Funds:

- 01 General Fund;
- 14 Deferred Maintenance
- 21 Building Fund
- 25 Developer Fees
- 35 County Schools Facilities
- 40 Special Reserve for Capital Outlay Projects

Attachments

- Justification Form
- Agreement, including Exhibits
- Certificate of Insurance
- Routing Form



CONTRACT JUSTIFICATION FORM

This Form Shall Be Submitted to the Board Office With Every Agenda Contract.

Legislative File ID No. 23-1432

Department: Facilities Planning and Management

Vendor Name: Sandis Civil Engineers, Surveyors, and Planners

Project Name: Land Surveying Services at Various School Sites Project No.: 25116

Contract Term: Intended Start: June 25, 2026

Intended End: June 30, 2028

Total Cost Over Contract Term: \$0.00

Approved by: Preston Thomas

Is Vendor a local Oakland Business or has it met the requirements of the

Local Business Policy? Yes (No if Unchecked)

How was this contractor or vendor selected?

Consultant was selected through an RFP process, using a competitive process consistent with Government Code §§4526-4528 (Education Code §17070.50).

Summarize the services or supplies this contractor or vendor will be providing.

Provide land surveying services at various school sites.

Was this contract competitively bid? Check box for "Yes" (If "No," leave box unchecked)

If "No," please answer the following questions:

1) How did you determine the price is competitive?

[Empty box for answer]

2) Please check the competitive bidding exception relied upon:

Construction Contract:

- Price is at or under UPCCAA threshold of \$75,000 (as of 1/1/25)
- CMAS contract [may only include “incidental work or service”] (Public Contract Code §§10101(a) and 10298(a)) – *contact legal counsel to discuss if applicable*
- Emergency contract (Public Contract Code §§22035 and 22050) – *contact legal counsel to discuss if applicable*
- No advantage to bidding (including sole source) – *contact legal counsel to discuss if applicable*
- Completion contract – *contact legal counsel to discuss if applicable*
- Lease-leaseback contract RFP process – *contact legal counsel to discuss if applicable*
- Design-build contract RFQ/RFP process – *contact legal counsel to discuss if applicable*
- Energy service contract – *contact legal counsel to discuss if applicable*
- Other: _____ – *contact legal counsel to discuss if applicable*

Consultant Contract:

- Architect, engineer, construction project manager, land surveyor, or environmental services – selected (a) based on demonstrated competence and professional qualifications (Government Code §4526), **and** (b) using a fair, competitive RFP selection process (Government Code §§4529.10 et seq.)
- Architect or engineer *when state funds being used* – selected (a) based on demonstrated competence and professional qualifications (Government Code §4526), (b) using a fair, competitive RFP selection process (Government Code §§4529.10 et seq.), **and** (c) using a competitive process consistent with Government Code §§4526-4528 (Education Code §17070.50)
- Other professional or specially trained services or advice – no bidding or RFP required (Public Contract Code §20111(d) and Government Code §53060) – *contact legal counsel to discuss if applicable*
- For services other than above, the cost of services is \$114,800 or less (as of 1/1/25)
- No advantage to bidding (including sole source) – *contact legal counsel to discuss if applicable*

Purchasing Contract:

- Price is at or under bid threshold of \$114,800 (as of 1/1/25)
- Certain instructional materials (Public Contract Code §20118.3)
- Data processing systems and supporting software – choose one of three lowest bidders (Public Contract Code §20118.1)

- Electronic equipment – competitive negotiation (Public Contract Code §20118.2) – *contact legal counsel to discuss if applicable*
- CMAS contract [may only include “incidental work or service”] (Public Contract Code §§10101(a) and 10298(a)) – *contact legal counsel to discuss if applicable*
- Piggyback contract for purchase of personal property (Public Contract Code §20118) – *contact legal counsel to discuss if applicable*
- Supplies for emergency construction contract (Public Contract Code §§22035 and 22050) – *contact legal counsel to discuss if applicable*
- No advantage to bidding (including sole source) – *contact legal counsel to discuss if applicable*
- Other: _____

Maintenance Contract:

- Price is at or under bid threshold of \$114,800 (as of 1/1/25)
- No advantage to bidding (including sole source) – *contact legal counsel to discuss*
- Other: _____

3) Explain in detail the facts that support the applicability of the exception marked above:

- Consultant was selected through an RFP process, using a competitive process consistent with Government Code §§4526-4528 (Education Code §17070.50).

**OAKLAND UNIFIED SCHOOL DISTRICT
MASTER AGREEMENT FOR GENERAL SERVICES**

This Master Agreement for General Services (“Agreement”) is made and entered into effective **June 25, 2026** (the “Effective Date”), by and between the Oakland Unified School District (“District”) and **Sandis Civil Engineers Surveyors and Planners** (“Contractor” and together with District, the “Parties”).

1. **Contractor Services.** Contractor agrees to provide land surveying services for the District from time to time pursuant to written project assignments executed by the Parties substantially in the form attached hereto as *Exhibit A* (each, a “Project Assignment”). Each Project Assignment shall identify the applicable services to be performed by Contractor (the “Services”), the applicable compensation, schedule, deliverables, and any project specific requirements. Contractor shall perform the Services (a) in accordance with the terms and subject to the conditions set out in the Project Assignment and this Agreement; (b) using personnel of required skills, experience, and qualifications; (c) in a timely, workmanlike, and professional manner; (d) in accordance with the highest professional standards in Contractor’s field; and (e) to the reasonable satisfaction of the District. Notwithstanding anything to the contrary, nothing in this Agreement shall be construed to prevent the District from itself performing services or from acquiring services from other providers that are similar to or identical to the Services. The Services are to be provided for any project described in an executed Project Assignment amendment (“Project”). This Agreement may be amended from time to time to include additional Services.

2. **Contractor Qualifications.** Contractor represents and warrants to District that Contractor, and all of Contractor’s employees, agents or volunteers (the “Contractor Parties”), have in effect and shall maintain in full force throughout the Term of this Agreement all licenses, credentials, permits and any other qualifications required by law to perform the Services and to fully and faithfully satisfy all of the terms set forth in this Agreement. Contractor and any Contractor Parties performing Services shall be competent to perform those Services.

3. **Term.** The term of this Agreement shall begin on **June 25, 2026**, and shall end on **June 30, 2028** (“Term”), except as otherwise stated in Section 4 below, and Contractor shall complete the Services within the Term. District may extend the Term for up to three (3) additional one-year periods by providing written notice to Contractor. Written notice by the District Superintendent or designee shall be sufficient to stop further performance of the Services by Contractor or the Contractor Parties. In the event of early termination, Contractor shall be paid for satisfactory Services performed to the date of termination. Upon payment by District, District shall be under no further obligation to Contractor, monetarily or otherwise, and District may proceed with the work in any manner District deems proper.

4. **Termination.** District may terminate this Agreement at any time by giving thirty (30) days advance written notice to Contractor. Notwithstanding the foregoing, District may terminate this Agreement at any time by giving written notice to Contractor if (1) Contractor materially breaches any of the terms of this Agreement; (2) any act or omission of Contractor or the Contractor Parties exposes District to potential liability or may cause an increase in District’s insurance premiums; (3) Contractor is adjudged a bankrupt; (4) Contractor makes a general assignment for the benefit of creditors; (5) a receiver is appointed because of Contractor’s insolvency; or (6) Contractor or Contractor Parties fail to

comply with or make material representations as to the fingerprinting, criminal background check, and/or tuberculosis certification sections of this Agreement. Such termination shall be effective immediately upon Contractor's receipt of the notice.

5. **Payment of Fees for Services.** In consideration of the Services to be performed under this Agreement, District shall pay Contractor for Services satisfactorily rendered pursuant to this Agreement in the amounts stated in any executed Project Assignment. Unless otherwise indicated in a Project Assignment, the Fees shall be payable in monthly installments. Contractor shall provide monthly invoice of the Fees to District for Services rendered accompanied by documentation reasonably requested by District evidencing all charges, and District shall pay the undisputed amounts of such invoices within sixty (60) days of receipt of the invoice. Contractor shall not submit its invoices to District more frequently than monthly. Any disputed invoiced amount which cannot be resolved in good faith between the Parties within fifteen (15) business days shall be resolved in accordance with the dispute resolution section of this Agreement.

The Fees shall cover and include all sales and use taxes, duties, and charges of any kind imposed by any federal, state, or local governmental authority on amounts payable by Contractor and/or District under this Agreement, and in no event shall District be required to pay any additional amount to Contractor in connection with such taxes, duties, and charges, or any taxes imposed on, or regarding, Contractor's income, revenues, gross receipts, personnel, or real or personal property or other assets.

5.1 **Reimbursement for Certain Expenses.** Expenses will not be charged for Contractor's performance of these Services, with the exception of any listed in any executed Project Assignment.

6. **Indemnity.** Contractor shall defend, indemnify, and hold harmless District and its agents, representatives, officers, consultants, employees, Board of Trustees, members of the Board of Trustees (collectively, the "District Parties"), from and against any and all claims, demands, liabilities, damages, losses, suits and actions, and expenses (including, but not limited to attorney fees and costs including fees of consultants) of any kind, nature and description (collectively, the "Claims") directly or indirectly arising out of, connected with, or resulting from any act, error, omission, negligence, or willful misconduct of Contractor, the Contractor Parties or their respective agents, subcontractors, employees, material or equipment suppliers, invitees, or licensees in the performance of or failure to perform Contractor's obligations under this Agreement, including, but not limited to Contractor's or the Contractor Parties' use of the site, Contractor's or the Contractor Parties' performance of the Services, Contractor's or the Contractor Parties' breach of any of the representations or warranties contained in this Agreement, or for injury to or death of persons or damage to property or delay or damage to the District or the District Parties. Such obligation shall not be construed to negate, abridge, or reduce other rights or obligations of indemnity, which would otherwise exist as to a party, person, or entity described in this paragraph. The indemnification provided for in this Section 6 includes, without limitation to the foregoing, claims that may be made against District by any taxing authority asserting that an employer-employee relationship exists by reason of this Agreement, and any claims made against District alleging civil rights violations by Contractor or Contractor Parties under the California Fair Employment and Housing Act ("FEHA").

7. **Equipment and Materials.** Contractor at its sole cost and expense shall provide and furnish all tools, labor, materials, equipment, transportation services and any other items (collectively,

“Equipment”) which are required or necessary to perform the Services in a manner which is consistent with generally accepted standards of the profession for similar services. Notwithstanding the foregoing, District shall not be responsible for any damages to persons or property as a result of the use, misuse or failure of any Equipment used by Contractor or the Contractor Parties, even if such Equipment is furnished, rented or loaned to Contractor or the Contractor Parties by District. Furthermore, District may reject any Equipment or workmanship that does not conform to the requirements of this Agreement and Contractor must then promptly remedy or replace it at no additional cost to District and subject to District’s reasonable satisfaction.

8. **Insurance.** Without in any way limiting Contractor’s liability, or indemnification obligations set forth in Section 6 above, Contractor shall secure and maintain throughout the Term of this Agreement the following insurance: (i) comprehensive general liability insurance with limits of not less than \$1,000,000 each occurrence and \$2,000,000 in the aggregate; (ii) commercial automobile liability insurance with limits not less than \$1,000,000 each occurrence and \$2,000,000 in the aggregate; (iii) worker’s compensation insurance as required by Labor Code section 3200, *et seq.*; and (iv) professional liability insurance covering errors and omissions in the amount of \$1,000,000 per occurrence. Neither Contractor nor any of the Contractor Parties shall commence performing any portion of the Services until all required insurance has been obtained and certificates indicating the required coverages have been delivered to and approved by District. All insurance policies shall include an endorsement stating that District and District Parties are named additional insureds. All of the policies shall be amended to provide that the insurance shall not be suspended, voided, canceled, reduced in coverage or in limits except after thirty (30) days’ prior written notice has been given to District. If such a notice is not given or even if District receives a notice, District may, at its sole option, terminate this Agreement. All insurance policies shall include an endorsement stating that it is primary to any insurance or self-insurance maintained by District and shall waive all rights of subrogation against District and/or the District Parties. A copy of the declarations page of Contractor’s insurance policies shall be attached to this Agreement as proof of insurance.

9. **Independent Contractor Status.** The Parties agree that Contractor is free from the control and direction of District in connection with Contractor’s performance of the Services. Contractor is hereby retained to provide the specified Services for District, which are outside the usual course of District’s business. Contractor certifies that it is customarily engaged in an independently established trade, occupation, or business to provide the Services required by this Agreement. Contractor understands and agrees that Contractor and the Contractor Parties shall not be considered officers, employees, agents, partners, or joint venturers of District, and are not entitled to benefits of any kind or nature normally provided to employees of District and/or to which District’s employees are normally entitled.

10. **Taxes.** All payments made by District to Contractor pursuant to this Agreement shall be reported to the applicable federal and state taxing authorities as required. Unless required by law, District will not withhold any money from fees payable to Contractor, including FICA (social security), state or federal unemployment insurance contributions, or state or federal income tax or disability insurance. If applicable, Contractor shall assume full responsibility for payment of all federal, state and local taxes or contributions, including unemployment insurance, social security and income taxes with respect to Contractor and the Contractor Parties and otherwise in connection with this Agreement.

11. **Fingerprinting/Criminal Background Investigation Certification.** Contractor and the

Contractor Parties shall at all times comply with the fingerprinting and criminal background investigation requirements of the California Education Code (“Education Code”) section 45125.1. Before performing any Services, Contractor shall execute and return the District’s Fingerprinting Notice and Acknowledgement form and the required certification (see *Exhibit B*).

Contractor further agrees and acknowledges that if at any time during the Term of this Agreement Contractor learns or becomes aware of additional information which differs in any way from the information learned or provided pursuant to Section 45125.1, or Contractor or Contractor Parties add personnel who will provide Services under this Agreement, Contractor shall immediately notify District and prohibit any new personnel from interacting with District students until the fingerprinting and background check requirements have been satisfied and District determines whether any interaction is permissible.

12. **Reserved.**

13. **Confidential Information.** All District information disclosed to Contractor during the course of performance of services under this Agreement shall be treated as confidential and shall not be disclosed to any other persons or parties excepts as authorized by District or required by law. Contractor shall maintain the confidentiality of, and protect from unauthorized disclosure, any and all individual student information received from the District, including but not limited to student names and other identifying information. Contractor shall not use such student information for any purpose other than carrying out the obligations under this Agreement. Upon termination of this Agreement, Contractor shall turn over to District all educational records related to the Services provided to any District student pursuant to this Agreement.

14. **Assignment/Successors and Assigns.** Contractor shall not assign or transfer by operation of law or otherwise any or all of its rights, burdens, duties or obligations under this Agreement without the prior written consent of District. Subject to the foregoing, this Agreement shall be binding on the heirs, executors, administrators, successors, and assigns of the respective Parties.

15. **Severability.** If any provision of this Agreement shall be held invalid or unenforceable by a court of competent jurisdiction, such holding shall not invalidate or render unenforceable any other provision of this Agreement.

16. **Amendments.** The terms of this Agreement shall not be waived, altered, modified, supplemented or amended in any manner whatsoever except by written agreement signed by both Parties and approved by the District’s governing board.

17. **Governing Law.** This Agreement shall be governed by and construed in accordance with the laws of the State of California, excluding its choice of law rules. Any action or proceeding seeking any relief under or with respect to this Agreement shall be brought solely in the Superior Court of the State of California for the County of Alameda, subject to transfer of venue under applicable State law, provided that nothing in this Agreement shall constitute a waiver of immunity to suit by the District.

18. **Written Notice.** Written notice shall be deemed to have been duly served if delivered in person to Contractor at the address located next to the party signatures below, or if delivered at or sent by

registered or certified or overnight mail to the last business address known to the person who sends the notice.

19. **Compliance with Law.** Each and every provision of law and clause required by law to be inserted into this Agreement shall be deemed to be inserted herein and this Agreement shall be read and enforced as though it were included therein. Contractor shall comply with all applicable federal, state, and local laws, rules, regulations and ordinances, including but not limited to fingerprinting under Education Code section 45125.1 and confidentiality of records. Contractor agrees that it shall comply with all legal requirements for the performance of duties under this Agreement and that failure to do so shall constitute material breach.

20. **Non-Discrimination.** There shall be no unlawful discrimination in the contracting of persons under this Agreement because of race, color, national origin, age, ancestry, religion, sex, or sexual orientation of such persons.

21. **Attorneys' Fees.** If a party to this Agreement commences a legal action against the other party to enforce a provision of this Agreement or seek damages related to the services provided under this Agreement, the prevailing party in the legal action will be entitled to recover from the other party all of its reasonable litigation expense, costs, and fees actually incurred, including reasonable attorneys' and experts' fees.

22. **Liability of District.** Notwithstanding anything stated herein to the contrary, District shall not be liable for any special, consequential, indirect or incidental damages, including but not limited to lost profits in connection with this Agreement.

23. **Time.** Time is of the essence for performance of the Services under this Agreement.

24. **Waiver.** No delay or omission by either Party in exercising any right under this Agreement shall operate as a waiver of that or any other right and no single or partial exercise of any right shall preclude either Party from any or further exercise of any right or remedy.

25. **Reports.** Contractor shall maintain complete and accurate records with respect to the Services rendered and the costs incurred under this Agreement, including records with respect to any payments to employees and subcontractors. All such records shall be prepared in accordance with generally accepted accounting procedures. Upon request, Contractor shall make such records available to District for the purpose of auditing and copying such records for a period of five years from the date of final payment under this Agreement.

26. **Ownership of Documents.** All plans, studies, drawings, calculations, reports, specifications, estimates, and other documents or any other works of authorship fixed in any tangible medium of expression, including but not limited to physical drawings, data magnetically or otherwise recorded on computer disks, or other writings prepared or caused to be prepared by the Contractor under this Agreement ("Documents") shall be and shall remain the property of the District for all purposes, not only as they relate or may relate to the Services but as they relate or may relate to any other project. Contractor will provide the District with a complete set of Documents, and will retain, on the District's behalf, the originals or reproducible copies of all Documents, however stored, in the Contractor's files

for a period of no less than fifteen (15) years. Contractor shall promptly make available to District any original documents it has retained under this Agreement upon request by the District.

27. **Licensing of Intellectual Property.** This Agreement creates a non-exclusive and perpetual license for the District to copy, use, modify, reuse or sublicense any and all copyrights, designs and other intellectual property embodied in the Documents (“Intellectual Property”) not only as they relate or may relate to the Services but as they relate or may relate to other projects. The Contractor shall require any and all subcontractors and subconsultants to agree in writing that the District is granted a similar non-exclusive and perpetual license for the Intellectual Property of such subcontractors or consultants that they provided to Contractor as part of the Services. The compensation for the Services includes compensation not only for any such use of the Intellectual Property in connection with the Services, but also for any re-use of the Intellectual Property by the District in relation to other projects. Contractor represents and warrants that Contractor has the legal right to license the Intellectual Property that Contractor, its subcontractors, or its subconsultants prepare or cause to be prepared under this Agreement.

28. **Entire Agreement.** This Agreement is intended by the Parties as the final expression of their agreement with respect to such terms as are included herein and as the complete and exclusive statement of its terms and may not be contradicted by evidence of any prior agreement or of a contemporaneous oral agreement, nor explained or supplemented by evidence of consistent additional terms. Any terms and conditions contained in Contractor’s proposal, other than those defining the scope of work and price, shall be of no force and effect.

29. **Ambiguity.** The Parties to this Agreement, and each of them, hereby represent that the language contained herein is to be construed as jointly proposed and jointly accepted, and in the event of any subsequent determination of ambiguity, all Parties shall be treated as equally responsible for such ambiguity.

30. **Execution of Other Documents.** The Parties to this Agreement shall cooperate fully in the execution of any and all other documents and in the completion of any additional actions that may be necessary or appropriate to give full force and effect to the terms and intent of this Agreement.

31. **Execution in Counterparts.** This Agreement may be executed in counterparts such that the signatures may appear on separate signature pages. A copy, facsimile, or an original, with all signatures appended together, shall be deemed a fully executed agreement.

32. **Warranty of Authority.** The persons who have signed this Agreement warrant that they are legally authorized to do so on behalf of the respective parties, and by their signatures to bind the respective parties to this Agreement.

33. **Mediation.** A party to this Agreement shall, as a condition precedent to initiating any litigation against the other party, demand mediation of any dispute. The parties shall endeavor to include any third party claimant in the mediation. The parties shall select a mediator and schedule the mediation within thirty (30) days of the initial demand for mediation. If the parties cannot agree on a mediator, the mediator shall be appointed by JAMS. The parties to the mediation, including the parties to this Agreement, shall pay equal shares of the mediator’s fees. Each party shall bear its own attorney’s fees related to the mediation.

34. **Forms.** Prior to performing any Services, Contractor shall prepare, execute, and submit all forms that may be required by law for this Agreement, including but not limited to disabled veteran business enterprises (“DVBE”) certification (Education Code §17076.11) and an Iran Contract Act certification (Public Contract Code §2204). If a form is necessary, Contractor shall use the District’s versions of these forms, which the District shall make available upon request.

35. **Sanctions in Response to Russian Aggression.** The District requires Contractor to comply with the Governor’s March 4, 2022, Executive Order N-6-22 (“Order”) relating to any existing sanctions imposed by the United States government and the State of California in response to Russia’s actions in Ukraine, including additional requirements for contracts of \$5 million or more. Failure to comply may result in the termination of the Contract.

36. **Reserved.**

37. **Conflict of Interest.** Contractor warrants that neither Contractor nor any of its employees, agents, or subcontractors has an actual or potential conflict of interest with the District in respect to the Services to be performed under this Agreement for the District. None of such individuals shall, during this term of this Agreement, acquire any interest which conflicts, or could potentially conflict, in any manner with the interests of the District.

38. **Notice to Proceed; Progress; Completion.** Upon execution of this Agreement by the parties and approval of it by the District’s governing board, District shall give Contractor written notice to proceed with the Services. Such notice may authorize Contractor to render all of the Services contemplated herein, or such portions or phases as may be directed by the District. In the latter event, District shall, in its sole discretion, issue subsequent notices from time to time regarding further portions or phases of the Services. Upon receipt of such notices, Contractor shall diligently proceed with the Services authorized and complete it within the agreed time period.

39. **California Residency.** Contractor *is* a resident of the State of California.

Address for District Notices:

Address for Contractor Notices:

OUSD Facilities Planning and Management 955 High Street Oakland, CA 94601	Sandis Civil Engineers, Surveyors and Planners 636 9 th Street Oakland, CA 94607
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DISTRICT:

Oakland Unified School District

Jennifer Brouhard, President,
Board of Education


Denise Gail Saddler, Interim Superintendent &
Secretary of the Board of Education



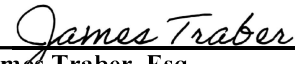
[Preston Thomas \(May 28, 2026 20:17:05 PDT\)](#)
Preston Thomas, Chief Systems & Services Officer

CONTRACTOR:

Sandis

By: 
Name: Laura Cabral
Title: Vice President
Date: 05/27/26

Approval as to form:

 Date: 5/27/2026

James Traber, Esq.
Facilities Counsel

EXHIBIT A

FORM OF AMENDMENT FOR PROJECT ASSIGNMENT

Pursuant to the Master Agreement for General Services (“Master Agreement”) between the Oakland Unified School District (“District”) and [REDACTED] (“Contractor”) effective [REDACTED], 20 [REDACTED] (“Agreement”), the District and Contractor agree to amend the Master Agreement to add services for the [REDACTED] project (the “Project”).

1. **Services.** The terms of the Master Agreement are incorporated into, and govern, this amendment and apply to the Project except as may be provided otherwise by this amendment. Contractor shall perform the services selected under Section 1(a) for the Project in accordance with the terms and conditions of the Agreement and this Project Assignment (the “Services”) and as further described in Contractor’s proposal attached hereto and incorporated herein as **Exhibit 1**. The Services shall include all labor, materials, supervision, equipment, and incidentals necessary to fully and properly perform the Services, and shall be completed (a) in accordance with the terms of this Agreement; (b) with the degree of skill, care, and diligence normally exercised by professionals in the same field; and (c) to the reasonable satisfaction of the District. All surveys provided under this Project Assignment must be prepared and signed by a California Registered Land Surveyor. The District retains the right to self-perform or to contract with others for services similar or identical to those provided under this Agreement. Any terms and conditions contained in Contractor’s proposal, other than those defining the scope of work and price, shall be of no force and effect.

a. Scope of Services.

1. **Record Boundary Survey.** Consultant shall gather boundary and monument information from previous surveys as well as from City and County records. Consultant shall review title report provided by the District to confirm the boundary and easements.
2. **Field Topographic Survey.** The mapping shall include but not limited to:
 - 2.1 Mapping of school properties shall extend out to the face of curbs opposite the District property for all streets surrounding the site.
 - 2.2 Building footprints of existing structures with building corner spot elevations.
 - 2.3 Building entry spot elevations; each side of entry(ies) at exterior, finish floor at interior and corner spot elevations at a point 5 feet from face of building entry(ies).
 - 2.4 Spot elevations at top and bottom landing of each side of exterior stairways and corner spot elevations at landing 5 feet from top and bottom nosing of stair (if applicable).
 - 2.5 Surveys will be required to have accurate locations of all utilities above and below grade.
 - 2.6 Identify locations of all utilities by type (i.e., power, gas, sanitary, storm, sewer, telephone, domestic water, irrigation, telecommunication, etc.).

- 2.7 Acquire the depth of all gravity utility systems.
- 2.8 Locate surface and underground utility manhole, vault, transformer, switchgear, cleanouts, etc.
- 2.9 Identify utility box locations and show all underground pull boxes.
- 2.10 Locate main point of entry for communication utilities.

3. **Utility Locating.** Consultant shall collect existing utility maps from controlling agencies. Consultant shall retain a utility locating service to trace, mark and record known utilities within the site.

4. **Base Map Preparation.** Base Maps shall be at a scale of 1"=20' using AutoCAD. Ground surface shall be illustrated using 1-foot contours and spot elevations to the nearest 0.01 foot. The map shall indicate constructed features and trees as well as boundary and easement information. Contractor shall provide both CAD and PDF versions to the District upon completion.

Other Services

Additional Services specifically described below and approved by the Parties:

[Insert any additional Services...]

2. **Compensation and Fee Schedule**

For Services satisfactorily performed, and based on invoices properly documented and submitted, Contractor shall be compensated in an amount not to exceed _____ Dollars and ___/100 (\$ _____), which represents Contractor's estimate of the maximum total cost of Services for the Project, based on its fee stated in its proposal as shown in *Exhibit 1*. If contractor's proposal includes hourly rates it shall bill at such rates against the total not to exceed amount. The foregoing not to exceed amount shall, if noted in the proposal, include contingency compensation in the event that more time and costs may be necessary to complete the services. Such contingency shall only be used at the District's consent if Contractor demonstrates additional costs due to additional work directed by the District beyond the scope of Services or a significant delay in the Project's completion date requiring extended services. Any unused contingency amount shall be retained by the District.

Reimbursables. Contractor's total reimbursement for reimbursable expenses shall not exceed the amount indicated on Contractor's proposal which is Contractor's estimate of the maximum total cost of Reimbursable Expenses on Project. If no such amount is indicated, no reimbursement shall be due.

3. This Project Assignment, together with the Agreement and incorporated documents expressly identified herein, constitutes the entire agreement of the Parties relating to the Project described herein.

[Signatures on following page]

DISTRICT:

Oakland Unified School District

Jennifer Brouhard, President,
Board of Education

Denise Saddler, Interim Superintendent & Secretary
of the Board of Education

Preston Thomas, Chief Systems & Services Officer

Approval as to form:

James Traber, Esq.
Facilities Counsel

CONTRACTOR:

Sandis

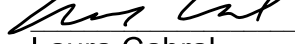
By: 
Name: Laura Cabral
Title: Vice President
Date: May 27, 2026

EXHIBIT B

Fingerprinting Notice and Acknowledgement Form

FINGERPRINTING NOTICE AND ACKNOWLEDGEMENT
FOR ALL CONTRACTS EXCEPT WHEN CONSTRUCTION EXCEPTION IS MET
(Education Code Section 45125.1)

Other than business entities performing construction, reconstruction, rehabilitation, or repair who have complied with Education Code section 45125.2, business entities entering into contracts with the District must comply with Education Code sections 45125.1. Such entities are responsible for ensuring full compliance with the law and should therefore review all applicable statutes and regulations. The following information is provided simply to assist such entities with compliance with the law:

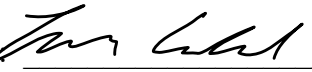
1. You (as a business entity) shall ensure that each of your employees who interacts with pupils outside of the immediate supervision and control of the pupil's parent or guardian or a school employee has a valid criminal records summary as described in Education Code section 44237. (Education Code §45125.1(a).) You shall do the same for any other employees as directed by the District. (Education Code §45125.1(c).) When you perform the criminal background check, you shall immediately provide any subsequent arrest and conviction information it receives to the District pursuant to the subsequent arrest service. (Education Code §45125.1(a).)
2. You shall not permit an employee to interact with pupils until the Department of Justice has ascertained that the employee has not been convicted of a felony as defined in Education Code section 45122.1. (Education Code §45125.1(e).) See the lists of violent and serious felonies in *Attachment A* to this Notice.
3. Prior to performing any work or services under your contract with the District, and prior to being present on District property or being within the vicinity of District pupils, you shall certify in writing to the District under the penalty of perjury that neither the employer nor any of its employees who are required to submit fingerprints, and who may interact with pupils, have been convicted of a felony as defined in Education Code section 45122.1, and that you are in full compliance with Education Code section 45125.1. (Education Code §45125.1(f).) For this certification, you shall use the form in *Attachment B* to this Notice.
4. If you are providing the above services in an emergency or exceptional situation, you are not required to comply with Education Code section 45125.1, above. An "emergency or exceptional" situation is one in which pupil health or safety is endangered or when repairs are needed to make a facility safe and habitable. The District shall determine whether an emergency or exceptional situation exists. (Education Code §45125.1(b).)
5. If you are an individual operating as a sole proprietor of a business entity, you are considered an employee of that entity for purposes of Education Code section 45125.1, and the District shall prepare and submit your fingerprints to the Department of Justice as described in Education Code section 45125.1(a).

(Education Code §45125.1(h).)

I, as Vice President *[insert "owner" or officer title]* of Sandis
[insert name of business entity], have read the foregoing and agree that Sandis
[insert name of business entity] will comply with the requirements of Education
Code §45125.1 as applicable, including submission of the certificate mentioned above.

Dated: 05/27/26

Name: Laura Cabral

Signature: 

Title: Vice President

ATTACHMENT A

Violent and Serious Felonies

Under Education Code sections 45122.1 and 45125.1, no employee of a contractor or subcontractor who has been convicted of or has criminal proceedings pending for a violent or serious felony may come into contact with any student. A violent felony is any felony listed in subdivision (c) of Section 667.5 of the Penal Code. Those felonies are presently defined as:

- (1) Murder or voluntary manslaughter.
- (2) Mayhem.
- (3) Rape as defined in paragraph (2) or (6) of subdivision (a) of Section 261 or paragraph (1) or (4) of subdivision (a) of Section 262.
- (4) Sodomy as defined in subdivision (c) or (d) of Section 286.
- (5) Oral copulation as defined in subdivision (c) or (d) of Section 288a.
- (6) Lewd or lascivious act as defined in subdivision (a) or (b) of Section 288.
- (7) Any felony punishable by death or imprisonment in the state prison for life.
- (8) Any felony in which the defendant inflicts great bodily injury on any person other than an accomplice which has been charged and proved as provided for in Section 12022.7, 12022.8, or 12022.9 on or after July 1, 1977, or as specified prior to July 1, 1977, in Sections 213, 264, and 461, or any felony in which the defendant uses a firearm which use has been charged and proved as provided in subdivision (a) of Section 12022.3, or Section 12022.5 or 12022.55.
- (9) Any robbery.
- (10) Arson, in violation of subdivision (a) or (b) of Section 451.
- (11) Sexual penetration as defined in subdivision (a) or (j) of Section 289.
- (12) Attempted murder.
- (13) A violation of Section 18745, 18750, or 18755.
- (14) Kidnapping.
- (15) Assault with the intent to commit a specified felony, in violation of

Section 220.

- (16) Continuous sexual abuse of a child, in violation of Section 288.5.
- (17) Carjacking, as defined in subdivision (a) of Section 215.
- (18) Rape, spousal rape, or sexual penetration, in concert, in violation of Section 264.1.
- (19) Extortion, as defined in Section 518, which would constitute a felony violation of Section 186.22 of the Penal Code.
- (20) Threats to victims or witnesses, as defined in Section 136.1, which would constitute a felony violation of Section 186.22 of the Penal Code.
- (21) Any burglary of the first degree, as defined in subdivision (a) of Section 460, wherein it is charged and proved that another person, other than an accomplice, was present in the residence during the commission of the burglary.
- (22) Any violation of Section 12022.53.
- (23) A violation of subdivision (b) or (c) of Section 11418.

A serious felony is any felony listed in subdivision (c) Section 1192.7 of the Penal Code. Those felonies are presently defined as:

- (1) Murder or voluntary manslaughter; (2) Mayhem; (3) Rape; (4) Sodomy by force, violence, duress, menace, threat of great bodily injury, or fear of immediate and unlawful bodily injury on the victim or another person; (5) Oral copulation by force, violence, duress, menace, threat of great bodily injury, or fear of immediate and unlawful bodily injury on the victim or another person; (6) Lewd or lascivious act on a child under the age of 14 years; (7) Any felony punishable by death or imprisonment in the state prison for life; (8) Any felony in which the defendant personally inflicts great bodily injury on any person, other than an accomplice, or any felony in which the defendant personally uses a firearm; (9) Attempted murder; (10) Assault with intent to commit rape, or robbery; (11) Assault with a deadly weapon or instrument on a peace officer; (12) Assault by a life prisoner on a non-inmate; (13) Assault with a deadly weapon by an inmate; (14) Arson; (15) Exploding a destructive device or any explosive with intent to injure; (16) Exploding a destructive device or any explosive causing bodily injury, great bodily injury, or mayhem; (17) Exploding a destructive device or any explosive with intent to murder; (18) Any burglary of the first degree; (19) Robbery or bank robbery; (20) Kidnapping; (21) Holding of a hostage by a person confined in a state prison; (22) Attempt to commit a felony punishable by death or imprisonment in the state prison for life; (23) Any felony in which the defendant personally used a dangerous or deadly weapon; (24) Selling, furnishing, administering, giving, or offering to sell, furnish, administer, or give to a minor any heroin, cocaine, phencyclidine (PCP), or any methamphetamine-related drug,

as described in paragraph (2) of subdivision (d) of Section 11055 of the Health and Safety Code, or any of the precursors of methamphetamines, as described in subparagraph (A) of paragraph (1) of subdivision (f) of Section 11055 or subdivision (a) of Section 11100 of the Health and Safety Code; (25) Any violation of subdivision (a) of Section 289 where the act is accomplished against the victim's will by force, violence, duress, menace, or fear of immediate and unlawful bodily injury on the victim or another person; (26) Grand theft involving a firearm; (27) carjacking; (28) any felony offense, which would also constitute a felony violation of Section 186.22; (29) assault with the intent to commit mayhem, rape, sodomy, or oral copulation, in violation of Section 220; (30) throwing acid or flammable substances, in violation of Section 244; (31) assault with a deadly weapon, firearm, machine gun, assault weapon, or semiautomatic firearm or assault on a peace officer or firefighter, in violation of Section 245; (32) assault with a deadly weapon against a public transit employee, custodial officer, or school employee, in violation of Sections 245.2, 245.3, or 245.5; (33) discharge of a firearm at an inhabited dwelling, vehicle, or aircraft, in violation of Section 246; (34) commission of rape or sexual penetration in concert with another person, in violation of Section 264.1; (35) continuous sexual abuse of a child, in violation of Section 288.5; (36) shooting from a vehicle, in violation of subdivision (c) or (d) of Section 26100; (37) intimidation of victims or witnesses, in violation of Section 136.1; (38) criminal threats, in violation of Section 422; (39) any attempt to commit a crime listed in this subdivision other than an assault; (40) any violation of Section 12022.53; (41) a violation of subdivision (b) or (c) of Section 11418; and (42) any conspiracy to commit an offense described in this subdivision.

ATTACHMENT B

Form for Certification of Lack of Felony Convictions

Note: This form must be submitted by the owner, or an officer, of the contracting entity before it may commence any work or services, and before it may be present on District property or be within the vicinity of District pupils.


Entity Name: Sandis
Date of Entity's Contract with District: May 27, 2026
Scope of Entity's Contract with District: Land Surveying

I, Laura Cabral [insert name], am the Vice President [insert "owner" or officer title] for Sandis [insert name of business entity] ("Entity"), which entered a contract on May 27, 2026, 20 , with the District for Land Surveying.

I certify that (1) pursuant to Education Code section 45125.1(f), neither the Entity, nor any of its employees who are required to submit fingerprints and who may interact with pupils, have been convicted of a felony as defined in Education Code section 45122.1; and (2) the Entity is in full compliance with Education Code section 45125.1, including but not limited to each employee who will interact with a pupil outside of the immediate supervision and control of the pupil's parent or guardian having a valid criminal background check as described in Education Code section 44237.

I declare under penalty of perjury that the foregoing is true and correct to the best of my knowledge.

Date: May 27, 2026

Signature: 
Typed Name: Laura Cabral
Title: Vice President
Entity: Sandis



OAKLAND
CAMPBELL
SANTA CRUZ
MODESTO
ROSEVILLE
SPOKANE



STATEMENT OF QUALIFICATIONS

APRIL 30, 2026

Oakland Unified School District
RFQ for Land Surveying Services at Various School Sites
Project #25116

Sandis Civil Engineers Surveyors Planners
636 9th Street, Oakland, CA 94607

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April 30, 2026

Oakland Unified School District
Preston Thomas, Chief Systems and Services Officer
Department of Facilities Planning and Management
955 High Street, Oakland, CA 94601

RE: Oakland Unified School District RFQ for Land Surveying Services at Various School Sites, Project #25116

Dear Preston,

Sandis Civil Engineers Surveyors Planners (Sandis) is pleased to submit our Statement of Qualifications for the Oakland Unified School District (District) RFQ for Land Surveying Services at Various School Sites, Project #25116.

Sandis Experience Sandis has provided similar land surveying and utility locating services for local K-12 districts, including a significant number of projects with the Oakland Unified School District. We understand the unique needs of K-12 school districts, and work with district staff and stakeholders to achieve project goals. In the past five years alone, Sandis has provided an array of services to 26 District campuses. A few of Sandis' recent survey and utility locating projects with the District include, but are not limited to, East Oakland Pride, Garfield Elementary, Harriett Tubman CDC, Highland CDC, Oakland Academy of Knowledge, and many more.

26 District Campuses	24 Survey Task Orders	23 Utility Locating Task Orders
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Sandis + Oakland Unified School District stats since 2021.

Sandis Personnel With decades of experience providing surveying services to school districts, we are confident we can provide the District with excellent surveying and utility locating services. Our leadership team, **Principal-in-Charge Laura Cabral, PLS, Sr. Project Manager of Survey Chris Cinteau, PLS, and Project Manager of Utility Locating Felipe Vera, PLS,** have worked with the District on previous projects and are deeply familiar with the campuses, staff and District operations. As a team, we are committed to open channels of communication and will work to respond to the District within 24 hours.

We will bring our decades of survey industry experience to every project, and work to deliver the highest quality surveying services. Our previous work with the District will help inform our services under this contract. Our familiarity with the District, its processes, and its school sites, will allow us to begin work without delay. We are eager to continue our working relationship with the District by providing Land Surveying Services at Various School Sites.

Sandis received a copy of the District's Agreement attached as EXHIBIT A to the RFQ. Sandis has reviewed the indemnity provisions in EXHIBIT A and insurance requirements contained in the Agreement. If given the opportunity to contract with the District, Sandis has no objections to the use of the Agreement.

Additionally, Sandis certifies that no official or employee of the District, nor any business entity in which an official of the District has an interest, has been employed or retained to solicit or assist in the procuring of the resulting contract(s), nor that any such person will be employed in the performance of any/all contract(s) without immediate divulgence of this fact to the District.

Sandis acknowledges receipt of Addendum No. 1 issued on April 25, 2026.

We take pride in the work we do, and in providing outstanding surveying services for educational facilities. As Vice President, I, Laura Cabral, PLS, am legally authorized to contractually bind Sandis. Thank you in advance for your consideration. I assure you, we are the team for this project.

Thank you,

Laura Cabral, PLS
Vice President, Principal-in-Charge
Cell 408.564.3181 | Fax: 408.636.0999 | lcabral@sandis.net
636 9th Street, Oakland, CA 94607

Chris Cinteau, PLS
Sr. Project Manager
Cell: 209.603.6757 | Fax: 408.636.0999 | ccinteau@sandis.net
636 9th Street, Oakland, CA 94607

Legal Name

Sandis Civil Engineers
Surveyors Planners

Office

636 9th Street
Oakland, CA 94607
P: 510.873.8866
F: 510.873.8868
www.sandis.net

Additional Offices

Campbell, CA
Modesto, CA
Santa Cruz, CA
Roseville, CA
Spokane, WA

Primary Contact

Chris Cintean, PLS
Sr. Project Manager
209.603.6757
ccintean@sandis.net

Firm Type

California Corporation

Year Established

1965

Years in Business

60

Number of Employees

140

Sandis' In-House Services

Surveying and Mapping
Utility Locating
Construction Staking
Civil Engineering
Traffic Engineering
3D Laser Scanning
QSP/QSD
Planning

FIRM BACKGROUND AND SERVICES

Sandis is a professional services firm specializing in land surveying, civil engineering, traffic engineering, stormwater management, QSP/D, utility locating, 3D laser scanning, construction staking, and planning. Established in Northern California in 1965, Sandis is a California Corporation comprised of 140 employees. Sandis' expertise is expansive. We service public and private clients in the academic, civic, public works, hospitality, healthcare, justice, corporate, and commercial sectors. Sandis' designs achieve economic, social and ecological sustainability.

CAPACITY AND RESOURCES

Our capacity to flexibly manage intense workloads and fast turnarounds is unrivaled. Sandis has a diverse team of professional engineers, exceptional office support staff and managers, and 14 locally dispatched survey crews. The team presented in this proposal is a highly experienced group of individuals who are well-versed with projects of a similar size and complexity. We are dedicated to supporting the project throughout the contract period. Our internal project management processes and software keep projects on track and on budget, facilitating a high-quality product.

SENIOR OFFICIALS

Sandis is led by a dedicated and experienced team, each with decades of experience in the engineering and surveying industry. Sandis' senior officials include the following:

Name	Role
Jeff Setera, PE, QSD/P, LEED AP	President, Principal
Laura Cabral, PLS	Vice President, Principal
Bruce Chu	Business Development
Chad Browning, PE, QSD/P, LEED AP	Vice President of Operations
Nate Dickinson, PE, QSD/P	Associate Principal, Director of Engineering
Mike Kuykendall, PE, QSD/P, LEED AP	Associate Principal, Director of Engineering
Ron Sanzo, PE, TE, PTOE	Associate Principal, Director of Engineering
David Angers	Associate Principal, Director of Survey

KEY PERSONNEL

Sandis' key personnel leading this contract are all California Licensed Surveyors with years of educational campus facility projects. Our key personnel include:

Name	Role	Licenses
Laura Cabral, PLS	Principal-in-Charge, QA/QC	PLS California #7756
Chris Cintean, PLS	Sr. Project Manager, Survey	PLS California #8941
Felipe Vera, PLS	Project Manager, Utility Locating	PLS California #8600
Alexi Rosichan, PLS	Sr. Project Surveyor	PLS California #9965

Additional information regarding the qualifications and relevant experience of Sandis' key personnel can be found in the resumes included in the Appendix.

COMMITMENT TO COMMUNICATION AND SUCCESSFUL TASK MANAGEMENT

Successful projects start with clear communication and teamwork. Sandis' project management approach emphasizes responsiveness, transparency, and coordination. Our team commits to responding to District communications within 24 hours, and we are dedicated to maintaining open channels of communication throughout each project phase.

We are proud of our established relationship with the District and our understanding of its unique operational needs. Our team will continue to build on this foundation, working closely with District administration and facilities staff to develop project scopes, confirm deliverables, and set priorities and milestones.

STAFFING CAPACITY AND RESOURCES

Sandis maintains offices throughout Northern California, including Oakland, Campbell, and Modesto, allowing our teams to respond quickly to project needs. With 14 surveying field crews and a fully equipped utility locating department, Sandis has the capacity to mobilize immediately and manage multiple school site improvement projects concurrently and without delay.

Our field crews are supported by a network of California licensed Professional Land Surveyors, mapping technicians, and CAD specialists who are experienced with campus environments, modernization programs, and active K-12 facilities. This internal structure allows Sandis to scale staffing efficiently based on project size and schedule while maintaining consistent quality and communication. To further enhance coordination, Sandis utilizes LiquidPlanner, a cloud-based project management tool that provides real-time visibility into project progress, resource allocation, and deadlines. This platform enables proactive scheduling, efficient task tracking, and immediate response to District priorities.

Sandis delivers precise, timely, and reliable results for every assignment. Our team is fully equipped with the staffing depth, resources, and experience necessary to perform comprehensive site surveys, mapping, and utility locating services for the Oakland Unified School District.

SCHEDULE MANAGEMENT

Sandis applies a structured project management system that emphasizes early task definition, resource allocation, and quality control. Each project begins with a clear scope, confirmation, and schedule review led by Sr. Project Manager Chris Cintean, PLS and Principal-in-Charge Laura Cabral, PLS. Tasks and milestones are logged and tracked through internal project management tools to ensure accountability and on-time delivery. This software puts all of our engineering and survey operations into a single database. We can review the progress on any project, down to the task level of detail.

Our project teams work in the software all day long, updating progress, adding more detail to the work plans and updating completed documents (calculations, reports, plans, maps). This allows project managers to maintain a high level of understanding on where a project is in its life cycle, allowing teams to ramp up or begin work on multiple and concurrent projects with the right-sized team and resources.

Quality Assurance is performed on every project through Sandis' established QA/QC procedures, which are tailored to each client's standards. Principal-in-Charge Laura Cabral, PLS and Sr. Project Manager Chris Cintean, PLS oversee contract management, staffing assignments, and adherence to schedule and budget goals. This structured approach supports concurrent management of multiple task orders while maintaining the flexibility to adapt to District needs.

HANDLING PROJECT DELAYS

With decades of experience serving educational facilities across Northern California, Sandis understands the processes and challenges that may affect a project schedule. Our approach is to identify potential obstacles early, coordinate proactively with the relevant agencies and stakeholders, and keep the District informed at every step. When unforeseen delays occur, we immediately communicate impacts and mitigation options—ensuring transparency, maintaining progress, and safeguarding project quality.

RECENT K-12 PROJECTS

Sandis has over six decades of experience in the surveying industry and has successfully completed hundreds of surveying projects for K-12 clients including the Oakland Unified School District, the Santa Clara Unified School District, the Berkeley Unified School District, and more. The following table features a non-exhaustive list of Sandis' recent K-12 projects.

School District	Recent K-12 Project Experience	
Oakland	Manzanita Community School	Topographic Survey, Utility Locating
	Bella Vista Elementary School	Topographic Survey, Utility Locating
	Piedmont Elementary School	Topographic Survey, Utility Locating
	Bridges Academy	Topographic Survey, Utility Locating
	Stonehurst Elementary School	Topographic Survey, Utility Locating
	Reach Academy	Topographic Survey, Utility Locating
	Highland CDC	Topographic Survey, Utility Locating
	Jefferson ECE	Topographic Survey, Utility Locating
	Oakland Academy of Knowledge	Topographic Survey, Utility Locating
	Harriet Tubman CDC	Topographic Survey, Utility Locating
	Castlemont High School Field	Construction Staking, QSD/P
	Garfield Elementary	Record and Boundary Surveying, Utility Locating
	Global Family Elementary	Topographic Survey
	Sequoia Elementary	Topographic Survey, Utility Locating
	Rudsdale High School	Topographic Survey, Utility Locating
	East Oakland Pride	Record and Boundary Surveying, Utility Locating
	Laurel CDC	Record Boundary Survey, Topographic Survey, Base Map, Utility Locating
	Thornhill Elementary	Topographic Survey, Construction Documentation/Admin
	Melrose Leadership Academy	Record Boundary and Topographic Survey
	Kaiser Elementary	Record Boundary, Topographic Survey, Utility Locating
Santa Clara	Wilcox High School	Topographic Survey, Utility Locating, Civil Engineering
	Agnews Campus & Zanker Road	Surveying, Civil Engineering, Traffic Engineering
	Peterson Middle School	Surveying, Utility Locating
	Patrick Henry School Site	Topographic & Boundary Survey, Record of Survey, Utility Locating
	Santa Clara High School	Supplemental Topographic Survey
	Buscher Middle School	Utility Locating
	Wilson School	Utility Locating
Berkeley	Franklin Preschool	ADA Topographic Survey, Boundary Survey
	Sylvia Mendez Elementary School	ADA Topographic Survey, Boundary Survey
	Berkeley High School Parking Lot	ADA Topographic Survey, Boundary Survey, Utility Locating

OAKLAND UNIFIED SCHOOL DISTRICT MODERNIZATION PROJECTS (2023 - 2024)

Under multiple contracts from 2023 to 2024, Sandis provided the Oakland Unified School District with land surveying and utility locating services for modernization projects on several campuses.

In 2023, Sandis provided topographic surveying and mechanical utility locating for the following modernization projects:

Manzanita Community School

Campus-yard and landscape upgrades accommodated new outdoor learning/play zones as part of the District's site improvement initiative.

Bella Vista Elementary School

Site improvement work supported modernization of campus outdoor infrastructure and recreation spaces under the District's multi-site-improvement program.

Piedmont Avenue Elementary School

Site improvements included upgrades to play surfaces, pathways, and utility infrastructure as part of the District's modernization efforts.

Client Reference

Muhanad Amous

Oakland Unified School District
955 High Street, Oakland, CA 94601
408.613.5703
Muhanad.amous@ousd.org

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cintean, PLS *Sr. Project Manager*

Total Contract Amount \$53,878



Piedmont Avenue Elementary School

In 2024, Sandis provided topographic surveying and utility locating services for modernization projects at the following school campuses:

Bridges Academy

The project included upgrades to outdoor play areas and creation of a new nature-exploration zone as part of the District's Living Schoolyards initiative.

Stonehurst Elementary

Phase II site improvements introduced new outdoor classrooms, play surfaces, pathways, and drainage infrastructure as part of the campus modernization program.

Reach Academy

Improvements at REACH Academy included playground upgrades, new safety surfacing, and landscape and irrigation enhancements to support a more engaging outdoor environment.

Client Reference

Jonah Ortega, Project Engineer
Oakland Unified School District
955 High Street
Oakland, CA 94601
510.449.3388
jonah.ortega@ousd.org

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cintean, PLS *Sr. Project Manager*

Total Contract Amount \$43,780



Bridges Academy

In 2024, Sandis also provided topographic surveying and mechanical utility locating for the following campus projects:

Harriet Tubman Child Development

Center A campus-wide playground revitalization featuring updated nature-play elements, new surfacing, drainage and irrigation improvements as part of the District's site-improvement program.

Jefferson ECE

A play-area upgrade on the campus with removal of old structures, installation of new play surface and landscape amenities, supporting the early-education environment.

Oakland Academy of Knowledge

Outdoor campus enhancements including new play zones, pathway and surface improvements, aligned with the District's modernization of TK-5 facilities.

Highland Child Development Center

A preschool site improvement project incorporating upgraded outdoor learning/play spaces, new surfacing and planting, supporting the campus's modernization goals.

Client Reference

Tanisha L Bacon, Project Engineer
Cordoba Corporation,
Oakland Unified School District
955 High Street Oakland, CA 94601,
949.685.0348, tanisha.bacon@ousd.org

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cintean, PLS *Sr. Project Manager*

Total Contract Amount \$55,550

OAKLAND UNIFIED SCHOOL DISTRICT PROJECTS

INTERNATIONAL COMMUNITY SCHOOL AND OAKLAND HIGH SCHOOL FIELD REPLACEMENTS (2025 - Ongoing)

Project Scope Sandis is providing aerial surveys for turf field replacement projects at Oakland Unified School District's International Community School and Oakland High School. For these projects, additional ground elevations and surveys are needed to capture detailed areas associated with the path of travel and other hardscape, including the finish surface of the field edge and track/hardscape around the entire perimeter, and ground surveys at parking areas and for the path of travel to the field.

Client Reference

Mark Baginski, Principal, Verde Design, Inc.
2455 The Alameda, Santa Clara, CA 95050
mark@verdedesigninc.com, 408.823.1514

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cinteau, PLS *Sr. Project Manager*

Total Contract Amount \$31,400

EAST OAKLAND PRIDE (2023 - 2024)

Project Scope This project included the replacement of all of the asphalt at the site and included a new drop-off and pick-up area for students. The project also included the addition of new green spaces and gardens, new sports courts and other play yards beautification enhancements for the school.

Sandis provided a record boundary and topographic survey, utility locating, and construction staking services for this project.

Client Reference

Shivani More, Project Manager,
Oakland Unified School District Department of
Facilities Planning and Management,
shivani.more@ousd.org

Sandis Project Managers

Laura Cabral, PLS *Principal-in-Charge*
Chris Cinteau, PLS *Sr. Project Manager*

Total Contract Amount \$55,050 (survey and UL),
\$30,530 (construction staking)

CALVIN SIMMONS TURF FIELD REPLACEMENT (2025 - Ongoing)



Project Scope The project involves initial investigation and surveying work essential for future turf field replacement. Sandis is providing surveying services to establish a detailed map of the site's surface features and surroundings. Sandis is performing aerial survey and conventional survey to gather utility information. Sandis is also providing underground utility locating.

Client Reference **Patrick Healy**, Associate Project Manager,
Verde Design, Inc., 2455 The Alameda, Santa Clara, CA 95050
pat@verdedesigninc.com, 408.838.6361

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cinteau, PLS *Sr. Project Manager*

Total Contract Amount \$24,550

GARFIELD ELEMENTARY SCHOOL MODERNIZATION (2023 - Ongoing)



Project Scope This project includes the renovation of the school to create new 21st-century learning environments. The project will also focus on the improvement of earthquake safety standards, HVAC, and campus accessibility. Sandis is providing surveying and utility locating services.

Client Reference **John Esposito**, Project Manager, Oakland Unified School District, john.esposito@ousd.org

Sandis Project Managers

Laura Cabral, PLS *Principal-in-Charge*
Chris Cinteau, PLS *Sr. Project Manager*

Total Contract Amount \$49,335

OAKLAND UNIFIED SCHOOL DISTRICT MEASURE Y BOND PROJECTS



MELROSE ACADEMY (2022 - 2025)

This project was part of Sandis' As-Needed Surveying Services contract with the District and was completed under the Measure Y Bond projects.

The community's vision developed through participatory design was to replace the vast asphalt expanses with gardens, fruit trees, outdoor classrooms, vegetated swales, nature play areas, a grass field, and a significant number of shade trees.

The school campus renovation created shaded green space and an accessible path of travel. Work included construction of new ADA ramps, ADA modifications, turf field, shade structure, and new landscaping ADA modifications including new handrails, new signage, and restroom modifications. Sandis provided Record Boundary and Topographic Surveys for the project. Mapping school properties, footprints of existing structures with corner spot elevations, building entry spot elevations and determining spot elevations at top and bottom landing of each side of exterior stairways. Sandis also provided underground utility locating services.

Sandis worked with the project architect to provide surveying, site assessment, and schematic design services.

Client Reference

Nicole Wells, Project Manager
Oakland Unified School District Facilities
955 High Street, Oakland, CA 94601
510.535.2726, Nicole.Wells@ousd.org

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cintean, PLS Sr. *Sr. Project Manager*

Total Contract Amount \$32,470



LAUREL CDC REPLACEMENT PROJECT (2021 - 2023)

This project was part of Sandis' As-Needed Surveying Services contract with the District and was completed under the Measure Y Bond projects.

This project was part of the planned improvements for Various Measure Y Bond Program School Sites. The Laurel Child Development Center Replacement project included the demolition of an existing single-story modular building (approximately 7,400 SF) and associated play areas. The project goal was to construct a new single-story building that provides equivalent spacing and includes 5 preschool classrooms, administrative offices, kitchen, and ancillary spaces. Sandis provided surveying and utility locating services for the following site improvements:

- Underground Utilities
- Retaining Walls
- Play Structures
- Landscaping
- Hardscape
- Bioswale
- Artificial Turf Playfield
- Public Right-of-Way Improvements

Client Reference

Mary Ledezma, Project Manager
Facilities Planning & Management
Oakland Unified School District
955 High Street, Oakland, CA 94601
510.535.7055, mary.ledezma@ousd.org

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cintean, PLS Sr. *Sr. Project Manager*

Total Contract Amount \$90,255

SANTA CLARA UNIFIED SCHOOL DISTRICT MEASURE H BOND PROJECTS

PATRICK HENRY SCHOOL SITE IMPROVEMENTS (2019 - 2023)

Project Scope This project is part of a Master Services agreement with SCUSD, and one of the Measure H Bond projects. The District aims to build a new elementary school for Laurelwood Elementary on the Patrick Henry Campus and new fields at Peterson Middle School.

Sandis surveyed the Patrick Henry School site and surrounding streets for design purposes. The survey team provided field and office work to produce a topographic survey for the project and provided a boundary survey to determine the location of existing parcel lines based upon available maps and deeds on file with the County public records. Sandis also provided underground utility locating services for this project.

Client Reference

Larry Adams, Bond Projects Director
Santa Clara Unified School District, 1889 Lawrence Road, Santa Clara, CA 95051, 408.423.2001, ladams@scusd.net

Total Contract Amount \$90,255

WILCOX HIGH TENNIS COURT REPLACEMENT (2023 - 2024)

Project Scope This project was part of a Master Services agreement with the Santa Clara Unified School District and Measure H Bond projects. The aim of the project was to replace a total of six tennis courts with the addition of a brand-new seventh court. Other planned renovations include upgrades to concession area and visitors bleachers.

Sandis provided field work, office calculations, and drafting to produce supplemental topographic surveys of the courts and surrounding areas. Sandis also provided utility locating services, identifying and marking sub-surface utilities.

Client Reference

Larry Adams, Bond Projects Director
Santa Clara Unified School District, 1889 Lawrence Road, Santa Clara, CA 95051, 408.423.2001, ladams@scusd.net

Total Contract Amount \$52,900

BERKELEY UNIFIED SCHOOL DISTRICT SURVEYING AND MEASURE G BOND PROJECTS

AS-NEEDED SURVEYING SERVICES (2021 - Ongoing)

Project Scope Sandis is providing the Berkeley Unified School District with as-needed surveying services. As part of a multi-year contract, Sandis performed surveys on a number of different sites throughout the district. Survey work includes topographic, boundary, and ADA surveys.

Sandis provided surveying and utility locating for site improvements at the following sites: Franklin Preschool, Hopkins Preschool, Sylvia Mendez Elementary School, Malcolm X Elementary School, MLK Jr. Middle School Tennis Court, 1130 Oxford Elementary, Berkeley Adult School, and Longfellow Middle School.

Client Reference

John Calise, Executive Director of Facilities
Berkeley Unified School District, 2020 Bonar St, Berkeley, CA 94702, 510.644.6066, Capitalprojects@berkeley.net

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cintean, PLS Sr. *Project Manager*

Total Contract Amount \$175,051

MEASURE G BOND PROJECT BERKELEY HIGH SCHOOL NEW PARKING LOT (2021 - 2022)

Project Scope Berkeley High School is located in a high-traffic area, with limited access to space and parking options. The Berkeley Unified School District has been working to increase access to parking for facility staff. The current proposed project consists of the construction of a 3-story parking structure with a rooftop tennis court. The project falls under Measure G, a \$380 million school construction bond that passed in November 2020.

This project falls under Sandis' as-needed survey contract with the District. Sandis is providing preliminary ADA topographic surveys, boundary surveys, and underground utility locating for the site.

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*
Chris Cintean, PLS Sr. *Project Manager*

Total Contract Amount \$10,966

SAN FRANCISCO UNIFIED SCHOOL DISTRICT 801 & 834 TOLAND STREET

(2024 - Ongoing)



The San Francisco Unified School District (SFUSD) is conducting a feasibility study related to the redesign/reconstruction of the existing 801 & 834 Toland shops and warehouse facilities. The purpose of this project is to integrate new Student Nutrition Services programming including central kitchen, cold food storage, docking and associated support services. The project design team engaged Sandis for Phase 1 site surveys for both sites to help guide and confirm future design decisions for the planning of the new warehouse construction. Sandis is providing topographic and boundary surveys as well as underground utility locating.

Client Reference

Anatasha Craigie

Project Manager

San Francisco Unified School District

135 Van Ness Avenue, Room 207

San Francisco, CA 94102

415.518.8597

craigiea@sfusd.edu

Sandis Project Manager

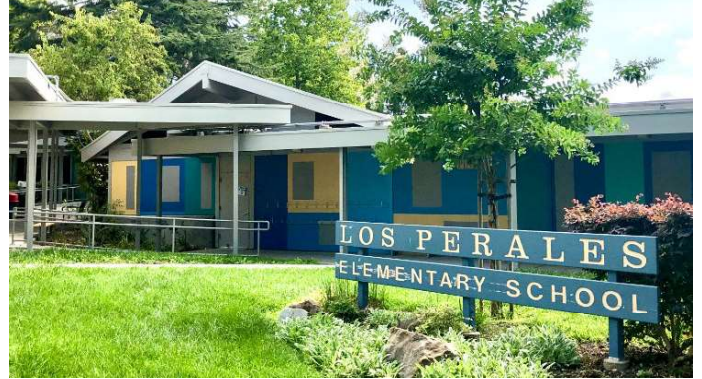
Laura Cabral, PLS *Principal-in-Charge*

Chris Cintean, PLS *Sr. Project Manager*

Total Contract Amount \$52,500

MORAGA SCHOOL DISTRICT MODERNIZATION ON-CALL LAND SURVEYING SERVICES

(2024 - Ongoing)



Funded by Measure D, a \$52 million bond, the Moraga School District is undertaking a comprehensive modernization program to enhance educational facilities, improve infrastructure, and upgrade safety and accessibility across all elementary and middle schools. Sandis is supporting the District through an on-call land surveying contract, providing record boundary and topographic surveys as well as underground utility locating services. Our work spans multiple campuses, including Camino Pablo Elementary, Donald Rheem Elementary, Los Perales Elementary, and Joaquin Moraga Intermediate, helping the District create safe, accessible, and modern learning environments for its students.

Client Reference

Brett McFadden

Bond Manager

Moraga School District

1540 School Street

Moraga, CA 94556

831.539.9610

brett@dagk12.com

Sandis Project Manager

Laura Cabral, PLS *Principal-in-Charge*

Chris Cintean, PLS *Sr. Project Manager*

Total Contract Amount \$218,350

LITIGATION

Sandis has not been involved in any litigation in the past 5 years.

APPENDIX



LAURA CABRAL, PLS

PRINCIPAL-IN-CHARGE

About

Laura has over 38 years of surveying experience and has been actively involved in hundreds of on-call surveying contracts for K-12, community college, and university clients. This experience includes extensive involvement in K-12 bond and modernization projects. As a land surveyor with extensive topographic surveying knowledge in the K-12 and public education sector, Laura's experience coupled with her ability to effectively manage quick response survey requests, make her an invaluable asset to this team. As Principal-in-Charge, Laura will lead the team in delivering quality services on each task order.

Relevant Experience

Oakland Unified School District (OUSD) As-Needed Surveying Oakland, CA

Principal-in-Charge. Sandis is providing surveying services for a number of District projects. Laura is providing technical oversight for Sandis' surveying services and ensuring deliverables are of the highest quality for the District.

OUSD Melrose Leadership Academy Oakland, CA

Principal-in-Charge. Sandis provided Record Boundary and Topographic Surveys for the project. Mapping school properties, footprints of existing structures with corner spot elevations, building entry spot elevations and determining spot elevations at top and bottom landing of each side of exterior stairways. Sandis also provided underground utility locating.

Moraga School District School Modernization Project Moraga, CA

Principal-in-Charge. Sandis is currently providing record boundary and topographic surveying services for the Moraga Schools Modernization Project. Sandis is providing surveying for Camino Pablo, Donald Rheem, Los Perales, and Joaquin Moraga Intermediate schools.

Santa Clara Unified School District (SCUSD) As-Needed Surveying Santa Clara, CA

Principal-in-Charge. Sandis is providing surveying services for a number of sites throughout Santa Clara. Projects include upgrades to the Wilcox High School, new construction at the Patrick Henry School site, and Agnews campus off-site upgrades. Laura is working with the District to ensure Sandis' deliverables are of the highest quality.

San Francisco Unified School District (SFUSD) Measure J Bond Projects

San Francisco, CA | **Principal-in-Charge.** Sandis is providing extensive construction staking services for a number of sites throughout the District. As Principal-in-Charge, Laura serves as the liaison between Sandis and the District, ensuring Sandis meets all deliverables on-time and within budget.

SFUSD Willie Brown Middle School San Francisco, CA

Principal-in-Charge. Sandis provided surveying and engineering services for the Willie Brown Middle School. Services included design development, DSA review and approval services, construction administration and a supplemental topographic survey. Laura led the survey team for all survey related deliverables.



38 Years of Experience

38 Years with Sandis

Professional Land Surveyor

California #7756

Additional Relevant Experience

Castilleja School Underground Parking Garage Palo Alto, CA

Principal-in-Charge. Sandis is providing surveying, utility locating, QSD/P and civil engineering services for the construction of an underground parking garage to help alleviate traffic from steadily increased enrollment.

Andrew Hill High School New Classroom Building San Jose, CA

Principal-in-Charge. Sandis provided construction staking services for a building addition to the campus.

SFUSD Hillcrest Elementary School

San Francisco, CA

Principal-in-Charge. Sandis provided surveying services for Hillcrest Elementary School including a topographic survey, boundary survey, and utilities survey.

City of Burlingame Map Review Services and Acting City Surveyor

Burlingame, CA

Principal-in-Charge. Sandis is providing map review services and acting as City Surveyor on an as-needed basis.

CHRIS CINTEAN, PLS

SR. PROJECT MANAGER, SURVEY

About

Chris has 23 years of experience in land surveying and has worked with both the public and private sectors. Chris' expertise is enhanced by his wealth of experience in the preparation of boundary and topographic surveys. Chris has extensive experience providing surveying services to K-12 school districts, including Oakland Unified School District. He will serve as the Sr. Project Manager for the contract and lead the day-to-day project requirements.

Relevant Experience

Oakland Unified School District (OUSD) School Modernization Projects Oakland, CA

Sr. Project Manager. Sandis is providing topographic surveying and utility locating for a number of school facilities that are in the process of modernization. School sites include Jefferson Elementary, Highland CDC, Oakland Academy of Knowledge, and Harriet Tubman CDC.

OUSD Melrose Leadership Academy Oakland, CA

Sr. Project Manager. Sandis provided Record Boundary and Topographic Surveys for the project. This project included the mapping of school properties, footprints of existing structures with corner spot elevations, building entry spot elevations and determining spot elevations at top and bottom landing of each side of exterior stairways. Sandis also provided underground utility locating services. Chris is also working with the project architect to provide surveying, site assessment, and schematic design services.

OUSD Sequoia Elementary School Oakland, CA

Sr. Project Manager. Sandis is providing surveying and utility locating services for the school. Chris serves as the Sr. Project Manager for this contract with OUSD and is providing project management and coordination.

OUSD Garfield Elementary School Modernization Oakland, CA

Sr. Project Manager. Sandis is providing surveying and utility locating services in preparation for modernization projects at Garfield Elementary School. The survey scope includes a record boundary and topographic survey and underground utility locating. Chris is providing project management and overseeing survey services.

OUSD East Oakland Pride Oakland, CA

Sr. Project Manager. Sandis provided surveying and utility locating services for site improvements at East Oakland Pride. Improvements included the addition of new green spaces and gardens, new sports courts, and other play yards beautification enhancements.

Santa Clara Unified School District (SCUSD) As-Needed Surveying Santa Clara, CA

Sr. Project Manager. Sandis is providing surveying services for a number of sites throughout Santa Clara. Projects include upgrades to the Wilcox High School, new construction at the Patrick Henry School site, and Agnews campus off-site upgrades. Chris works closely with the District to ensure Sandis' services are performed on time and within budget.



23 Years of Experience

11 Years with Sandis

Associates of Art

San Joaquin Delta College and San Jose Evergreen Valley College

Professional Land Surveyor

California #8941

Additional Relevant Experience

Moraga School District School Modernization Project Moraga, CA

Sr. Project Manager. Sandis is currently providing record boundary and topographic surveying services for the Moraga Schools Modernization Project. Sandis is providing surveying for Camino Pablo, Donald Rheem, Los Perales, and Joaquin Moraga Intermediate schools.

Carlmont High School Redwood City, CA

Sr. Project Manager. Sandis provided as-needed surveying services for the City's Sewer Replacement Project. Topographic surveys; underground utility locating.

San Francisco Unified School District (SFUSD) Hillcrest Elementary School

San Francisco, CA

Sr. Project Manager. Sandis provided surveying services for Hillcrest Elementary School including a topographic survey, boundary survey, and utilities survey.

FELIPE VERA, PLS

PROJECT MANAGER, UTILITY LOCATING

About

Felipe brings more than 33 years of land surveying and utility locating expertise to his role as Project Manager. He has managed surveying efforts for some of the Bay Area's most high-profile projects, including Apple Campus, Moffett Towers, Sunnyvale Town Center, and Earthquake Stadium in San Jose. At Sandis, Felipe leverages his extensive local experience to lead surveying, construction staking, and utility locating projects. He coordinates closely with the survey and UL field crews, ensuring that the Sandis team delivers the highest level of precision and reliability to our clients.

Relevant Experience

Oakland Unified School District (OUSD) Roosevelt Middle School Modernization

Oakland, CA | **Project Manager.** Sandis provided construction staking services for the Roosevelt Middle School Modernization project. Construction staking services included finish grade sawcut, building and restroom layout, calculations and management, and stormdrain, sanitary sewer and water services.

OUSD Coliseum College Prep Academy Oakland, CA

Project Manager, Utility Locating. The District is investing in the transformation of Coliseum College Prep Academy to expand learning opportunities and provide modernized facilities for its students. Sandis is providing comprehensive land surveying services to support design and construction. Services include record boundary and topographic surveying as well as underground utility locating, ensuring accurate site data for design integration, utility coordination, and long-term infrastructure planning.

OUSD Skyline High School Sports Field Lighting Replacement Oakland, CA

Project Manager, Utility Locating. Sandis is providing utility locating services, base map preparation, record boundary, and field topographic surveying services for Skyline High School. The District intends to replace the sport field's lighting to increase visibility at night. The objective of the land survey is to perform limited site mapping and underground utility locations to support the installation of new field lights.

OUSD Garfield Elementary School Modernization Oakland, CA

Project Manager, Utility Locating. Sandis is providing surveying and utility locating services in preparation for modernization projects at Garfield Elementary School. The survey scope includes a record boundary and topographic survey and underground utility locating

Cox Academy Elementary School Modernization Oakland, CA

Project Manager. Sandis is providing construction staking services for the Cox Academy Elementary School Modernization project. Construction staking services include control verification, GPS control, stormdrain and water, electric and gas, sawcut, finish grade, Building D structural layout, calculations and management, and stormwater management.



33 Years of Experience

2 Years with Sandis

B.S. Geomatic Engineering

Fresno State University

Professional Land Surveyor

California #8600

Relevant Experience Continued

Livermore High School Softball Field

Livermore, CA | **Project Manager, Survey and Utility Locating.**

Sandis provided utility locating and construction staking services for the softball field at Livermore High School. Construction staking services included control verification and benchmarks, stormdrain and bioretention, GPS control, finish grade site, tension post/dugout layout, fence, and calculations and management.

Santa Clara Unified School District

As-Needed Surveying Santa Clara, CA
Project Manager, Utility Locating.

Sandis is providing surveying and utility locating services for a number of sites throughout the SCUSD.

Vista del Lago High School Pool

Renovation Folsom, CA

Project Manager. Sandis is providing construction staking services for the pool renovation at Vista del Lago High School. As Project Manager, Felipe is overseeing Sandis' services and providing project management and coordination.

ALEXI ROSICHAN, PLS

SR. PROJECT SURVEYOR

About

Alexi offers over 11 years of land surveying experience. He has managed projects and overseen multiple field crews from initial research through final deliverables. His experience includes boundary, topographic, ALTA/NSPS, construction, and flood certification surveys, along with GPS/Geodetic operations and grid-to-ground computations. Alexi values collaboration and has worked with engineers, planners, and local agencies across seven counties to resolve site challenges and deliver high-quality deliverables on time and within budget.

Relevant Experience

San Francisco Unified School District (SFUSD) Jefferson Early Education School Phase 1 & 2 San Francisco, CA

Sr. Project Surveyor. Sandis is providing topographic and utility surveying services to the San Francisco Unified School District at Jefferson Early Education School. This project consists of two phases. Phase 1 consists of a topographic survey including a basemap survey and an underground utility investigation. Phase 2 consists of updating the topographic survey and utility investigation after the architect's design scope is defined.

SFUSD Balboa High School Modernization Project San Francisco, CA

Sr. Project Surveyor. Balboa High School is undergoing a major modernization including seismic upgrades, new roofing, and a renovated garden with the students being relocated to another campus during renovations. To support modernization efforts, Alexi is providing topographic and basemap surveying for the project.

Los Altos School District (LASD) San Antonio Campus Site Investigation

Los Altos, CA | **Sr. Project Surveyor.** Sandis is providing survey, utility locating, and construction staking services for the LASD San Antonio Campus. Services included control verification, site boundary, site element, and underground utility locating. As Sr. Project Surveyor, Alexi is responsible for drafting the topographic boundary survey and for plan reviews.

Edna Maguire Elementary School Mill Valley, CA

Sr. Project Surveyor. Sandis is providing surveying services for the Edna Maguire Elementary School. Services include a topographic survey, boundary survey, and underground utility locating. Alexi is involved in the drafting and reviewing the surveys as well as performing plan reviews.

City of Ceres On-Call Surveying Services Ceres, CA

Sr. Project Surveyor. Sandis is supporting the City of Ceres by providing on-call land surveying and acting city surveyor services for signing and approving maps. Services include staff augmentation and technical review of parcel maps, final maps, lot mergers, lot line adjustments, plat maps, and legal descriptions for compliance with the Subdivision Map Act, City Subdivision Ordinance, and professional surveying standards.



11 Years of Experience

1 Year with Sandis

B.S. Physical Anthropology

University of California, Santa Cruz

Professional Land Surveyor

California #9965

Relevant Experience Continued

City of Burlingame Map Review Services Burlingame, CA

Sr. Project Surveyor. As part of Sandis' on-call contract with the City of Burlingame, Sandis is providing map review services for a private development project at 1113-1115 Paloma Avenue. Services include technical review of survey and subdivision mapping documents for consistency with City standards, Subdivision Map Act requirements, and applicable local ordinances, supporting the City's planning and entitlement review process.

401 Broadway Oakland, CA

Sr. Project Surveyor. Sandis is providing engineering and surveying for an affordable and market rate housing development with some commercial space being developed by Related and EBALDC in Oakland. Alexi is assisting with the topographic and boundary survey for the project.

**STANDARD HOURLY CHARGE RATES**

Enforced: January 1, 2026 through December 31, 2028

ENGINEERING SERVICES / QSD & QSP SERVICES		2026	2027	2028
Project Specialist/Clerical		\$110	\$114	\$118
Computer/ Engineer Technician	Level I	\$115	\$119	\$123
	Level II	\$125	\$129	\$134
	Level III	\$140	\$145	\$150
Sr. Engineer Technician		\$155	\$160	\$166
SWPPP Field Technician	Level I	\$120	\$124	\$129
	Level II	\$130	\$135	\$139
	Level III	\$145	\$150	\$155
Field Technician Supervisor		\$165	\$171	\$177
Design Engineer	Level I	\$140	\$145	\$150
	Level II	\$150	\$155	\$161
	Level III	\$160	\$166	\$171
Project Engineer/Traffic Engineer	Level I	\$180	\$186	\$193
	Level II	\$190	\$197	\$204
	Level III	\$200	\$207	\$214
Senior Engineer	Level I	\$230	\$238	\$246
Engineering Project Manager	Level I	\$220	\$228	\$236
Engineering Project Manager	Level II	\$265	\$274	\$284
Associate Principal/Sr. Project Manager/Sr. Traffic Engineer		\$315	\$326	\$337
Principal		\$400	\$414	\$428
Forensic Review/Analysis/Claim Support		\$500	\$518	\$536

SURVEYING SERVICES / HIGH DEFINITION SCANNING / 3D MODELING SERVICES

Computer/Surveying/Scanning Technician	Level I	\$115	\$119	\$123
	Level II	\$125	\$129	\$134
	Level III	\$135	\$140	\$145
Project Surveyor/Scanning Specialist	Level I	\$145	\$150	\$155
	Level II	\$165	\$171	\$177
	Level III	\$185	\$191	\$198
Survey/Utility Locating Project Manager	Level I	\$220	\$228	\$236
Survey/Utility Locating Project Manager	Level II	\$265	\$274	\$284
Senior Field Survey Supervisor/AISC/Manager		\$315	\$326	\$337
Utility Locating Services - Prevailing Rates - 1-Person Crew		\$225	\$233	\$241
Utility Locating Services - Prevailing Rates - 2-Person Crew		\$365	\$378	\$391
Utility Locating Services - Non-Prevailing Rates - 1-Person Crew		\$205	\$212	\$220
Utility Locating Services - Non-Prevailing Rates - 2-Person Crew		\$340	\$352	\$364
1-Person Survey Crew		\$235	\$243	\$252
2-Person Survey Crew		\$380	\$393	\$407
2-Person Survey Crew with Apprentice		\$535	\$554	\$573
3-Person Survey Crew		\$575	\$595	\$616
Union Field Surveyor Official Travel		\$90	\$93	\$96

REIMBURSABLE COSTS: Printing, monuments, materials, outside services and consultants, courier/delivery services, express/overnight mail, travel/per diem, agency fees advanced, etc., at cost plus 10%.

OVERTIME: All overtime charges are invoiced on the basis of one and one-half times the above rates. Double time invoiced at two times above rates.

ESCALATION: Escalation for future years shall be at a minimum of 3.5% increase per year.

Sandis at its sole discretion may utilize its subsidiaries to perform the services presented in this proposal.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
3/25/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Cavignac 451 A Street, Suite 1800 San Diego CA 92101	CONTACT NAME: Certificate Department PHONE (A/C, No, Ext): 619-234-6848 FAX (A/C, No): 619-234-8601 E-MAIL ADDRESS: certificates@cavignac.com	
	INSURER(S) AFFORDING COVERAGE NAIC #	
INSURED Sandis Civil Engineers Surveyors Planners 3007 Douglas Boulevard, Suite 105 Roseville, CA 95020	SANDCIV-01	INSURER A: Beazley America Insurance Company, Inc.
		INSURER B: Liberty Mutual Fire Ins Co
		INSURER C: The First Liberty Insurance Corporation 33588
		INSURER D: Liberty Insurance Corporation 42404
		INSURER E: INSURER F:

COVERAGES **CERTIFICATE NUMBER:** 2063834662 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
B	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> Cross Liab. Inc. <input checked="" type="checkbox"/> XCU Included GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:			TB2Z91482050026	3/3/2026	3/3/2027	EACH OCCURRENCE	\$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 1,000,000
							MED EXP (Any one person)	\$ 15,000
							PERSONAL & ADV INJURY	\$ 1,000,000
							GENERAL AGGREGATE	\$ 2,000,000
							PRODUCTS - COMP/OP AGG	\$ 2,000,000
								\$
C	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY <input type="checkbox"/> AUTOS ONLY			AS6Z91482050016	3/3/2026	3/3/2027	COMBINED SINGLE LIMIT (Ea accident)	\$ 1,000,000
							BODILY INJURY (Per person)	\$
							BODILY INJURY (Per accident)	\$
							PROPERTY DAMAGE (Per accident)	\$
								\$
D	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input checked="" type="checkbox"/> RETENTION \$ 0			TH7Z91482050056	3/3/2026	3/3/2027	EACH OCCURRENCE	\$ 5,000,000
							AGGREGATE	\$ 5,000,000
								\$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below			WC2Z91482050036	3/3/2026	3/3/2027	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT	\$ 1,000,000
							E.L. DISEASE - EA EMPLOYEE	\$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	\$ 1,000,000
B	Business Personal Property			YW2Z91482050046	3/3/2026	3/3/2027	Limit	\$1,705,000
A	Professional Liability			C36AB6260301	3/3/2026	3/3/2027	Each Claim	\$5,000,000
							Aggregate	\$7,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
 For Informational Purposes Only. Excess/Umbrella policy follows form over underlying policies: General Liability, Auto Liability & Employers Liability (additional insured and waiver of subrogation apply when afforded on underlying policies). Professional Liability - Claims made form, defense costs included within limit. Property - Special form, replacement cost.

CERTIFICATE HOLDER

CANCELLATION

Specimen Certificate	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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ACORD 25 (2016/03)

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Department of Facilities Planning and Management



OAKLAND UNIFIED
SCHOOL DISTRICT

Community Schools, Thriving Students

EXHIBIT "C"

LOCAL BUSINESS UTILIZATION AFFIRMATION WORKSHEET

Firm or Team: Sandis Civil Engineers Surveyors Planners

Our Firm or Team affirms that it will achieve OUSD's minimum Local Business Utilization (LBU) requirements. Included in our Statement of Qualifications is a detailed narrative and strategy describing how the Firm or Team intends to meet or exceed the District's LBU requirements.

The narrative shall describe previously implemented methods used for successful local business utilization and shall be inclusive of at least three (3) project relevant California K-12 examples.

The narrative includes our LBU strategy, but not limited, to the following:

- **Category 1:** An outline of small and local firms (by professional service discipline) with planned partnership/JV Partnership
- **Category 2:** Other identified opportunities for local and small local utilization; Expressed Plan/Strategies to Increase LBP
- **Category 3:** Areas and/or scopes that have been identified as carve out opportunities for small, local partners
- **Category 4:** Relevant California K-12 project examples
- **Category 5:** Previously implemented methods used for successful Local Business Utilization

We understand that the submitted narrative and strategy will be scored and awarded up to 5 additional points by the District's LBU Consultant for incorporation into the SOQ evaluations.

Minimum Local Business Participation per District Policy can be found in the following link:

<https://www.ousd.org/facilities-planning-management/opportunities/lbu-policy>

Signature: 

Date: 4 / 30 / 2025

LOCAL BUSINESS UTILIZATION NARRATIVE

Sandis understands and affirms that we will achieve the District's Local Business Utilization (LBU) requirements. Sandis is a certified Local Business Enterprise (LBE) with the City of Oakland and a certified Small Business Enterprise (SBE) with the Port of Oakland. With these certifications, Sandis achieves the District's LBU requirements. Proof of certifications can be found on the following two pages.

Category 1 - Category 3: These categories are not applicable to Sandis as Sandis is an Oakland LBE and achieves the District's LBU. While Sandis plans to perform the scope of services in-house, we confirm that should we require any teaming partners or sub-consultants, we will utilize an Oakland certified LBE and/or SBE.

Category 4: Sandis has held many contracts with the Oakland Unified School District in which our team achieved the District's LBU requirements. A few examples of Sandis' relevant K-12 experience includes, but is not limited to:

Project	Client	Scope
Oakland Unified School District Schools Modernization (2023)	Oakland Unified School District	Sandis provided surveying and utility locating services to the Oakland Unified School District for modernization projects across several campuses. Sandis provided topographic surveying and utility locating services for Manzanita Community School, Bella Vista Elementary School, and Piedmont Elementary School.
Oakland Unified School District Schools Modernization (2024)	Oakland Unified School District	Sandis provided surveying and utility locating services to the Oakland Unified School District for modernization projects across several campuses. Sandis provided topographic surveying and utility locating services for Bridge Academy, Stonehurst Elementary School, Reach Academy, Highland CDC, Jefferson ECE, Oakland Academy of Knowledge, and Harriet Tubman CDC.
Coliseum College Preparatory Academy Expansion	Oakland Unified School District	Sandis is providing surveying services to the Oakland Unified School District for the Coliseum College Preparatory Academy Expansion Project. Sandis' services include a record boundary and topographic survey and utility locating services.

Category 5: As a City of Oakland certified LBE and Port of Oakland certified SBE, Sandis has previously achieved the District's LBU requirements without the addition of teaming partners or sub-consultants. For the District's proposed Land Surveying Services for Various School Sites Project, Sandis will similarly rely on our certifications to successfully achieve the LBU. Our local team of surveyors and utility locators are fully equipped to cover the District's scope of services in-house. The Sandis team is deeply familiar with the Oakland Unified School District, its staff, its many campuses, and District operations. As such, we will lean on our history of experience with the District to satisfy all project goals throughout this contract.

CITY OF OAKLAND



DALZIEL BUILDING • 250 FRANK H. OGAWA PLAZA, SUITE 3341 • OAKLAND, CALIFORNIA 94612

Department of Workplace and Employment Standards

(510) 238-3970
 FAX (510) 238-3363
 TDD (510) 238-2007

October 1, 2025

Mike Kuykendall
 Sandis Civil Engineers Surveyors Planners
 636 9th Street
 Oakland, CA 94607

RE: Certification as a Local Business Enterprise (LBE) with the City of Oakland's Local and Small Local Business Enterprise Program

Greetings Mike:

Congratulations! We are pleased to inform you that Sandis Civil Engineers Surveyors Planners has been certified as a Local Business Enterprise (LBE) by the Department of Workplace and Employment Standards. The City of Oakland has established the L/SLBE Program in order to provide greater economic opportunities for its residents and businesses, to stimulate economic development, and to strengthen the Oakland economy.

This Local Business Enterprise (LBE) certification is valid until September 30, 2027. After two years, your business is required to apply for recertification in order to remain certified with the City of Oakland provided your business continues to meet the eligibility criteria set forth in the City of Oakland's Local and Small Local Business Enterprise Program. Please review the L/SLBE Program (<https://cao-94612.s3.us-west-2.amazonaws.com/documents/City-of-Oakland-Local-Small-Local-Business-Program-10-2-2024.pdf>) to ensure your business maintains compliance with the program.

Sandis Civil Engineers Surveyors Planners will be listed in the City of Oakland's Directory of Local and Small Local Business Enterprises (L/SLBE) in the specialty area (s) **listed below**. The Directory can be accessed via the internet at <https://oaklandca.diversitycompliance.com/>.

The following table lists the North American Industry Classification System (NAICS) Code (s) and description(s) that have been assigned to your company in accordance with the service(s) your firm render(s).

NAICS: SPECIALTY DESCRIPTION

NAICS 541330: ENGINEERING SERVICES

NAICS 541370: SURVEYING AND MAPPING (EXCEPT GEOPHYSICAL) SERVICES

If you have any questions regarding your L/SLBE certification you may email the City of Oakland at certification@oaklandca.gov or call (510) 238-3970.

Sincerely,
 Certification Unit
 Department of Workplace and Employment Standards



DIVISION OF FACILITIES PLANNING AND MANAGEMENT ROUTING FORM

Project Information

Project Name	Land Surveying Services at Various School Sites	Site	918
Services cannot be provided until the contract is awarded by the Board or is entered by the Superintendent pursuant to authority delegated by the Board.			
Attachment Checklist	<input checked="" type="checkbox"/> Proof of general liability insurance, including certificates and endorsements, if contract is over \$15,000 <input checked="" type="checkbox"/> Workers compensation insurance certification, unless vendor is a sole provider		

Contractor Information

Contractor Name	Sandis Civil Engineering Surveyors & Planners	Agency's Contact	Laura Cabral		
OUSD Vendor ID #	003768	Title	Vice President		
Street Address	636 9 th Street	City	Oakland	State	CA
		Zip	94607		
Telephone	510-873-8866	Policy Expires			
Contractor History	Previously been an OUSD contractor? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		Worked as an OUSD employee? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
OUSD Project #	25116				

Term of Original/Amended Contract

Date Work Will Begin (i.e., effective date of contract)	06-25-2026	Date Work Will End By (not more than 5 years from start date; for construction contracts, enter planned completion date)	06-30-2028
		New Date of Contract End (If Any)	

Compensation/Revised Compensation

If New Contract, Total Contract Price (Lump Sum)	\$	If New Contract, Total Contract Price (Not To Exceed)	\$0.0
Pay Rate Per Hour (If Hourly)	\$	If Amendment, Change in Price	\$
Other Expenses		Requisition Number	

Budget Information


If you are planning to multi-fund a contract using LEP funds, please contact the State and Federal Office before completing requisition.

Resource #	Funding Source	Org Key	Object Code	Amount
TBD	01 Gen Fund; 14 Deferred Maintenance 21 Building Fund 25 Developer Fees 35 County Schools Facilities 40 Special Reserve for Capital Outlay Projects		TBD	\$0.0

Approval and Routing (in order of approval steps)

Services cannot be provided before the contract is fully approved and a Purchase Order is issued. Signing this document affirms that to your knowledge services were not provided before a PO was issued.

	Division Head	Phone	510-535-7038	Fax	510-535-7082
1.	Executive Director, Facilities Planning and Management				
	Signature <i>Pranita Ranbhise</i>	Date Approved	05/29/2026		
	General Counsel, Department of Facilities Planning and Management				
2.	Signature <i>James Traber</i>	Date Approved	5/27/26		
	Chief Systems & Service Officer, Facilities Planning and Management				

3.	Signature	Date Approved	
	Chief Financial Officer 		
4.	Signature Preston Thomas (May 28, 2026 20:17:05 PDT)	Date Approved	05/28/2026
	President, Board of Education		
5.	Signature	Date Approved	