

**Issue:**

Progress report on construction spending and approval of budget adjustments and new budgets.

**Superintendent's Recommendation:**

Accept progress report on construction spending for new construction and modernization projects and approve new and revised budgets.

**Analysis:**

The Proposition O bond program includes funding from numerous sources including: Proposition O, Proposition BB (funds remaining at the end of the Prop BB program), state bond funding for school construction, bond anticipation notes (BANs), QEIA, QZAB, interest and other various sources such as donations and grants. The total funding available as shown in the attached financial report is \$305,042,578.

The Mello-Roos (CFD) program tab includes projects with CFD funding that have been approved in previous Board reports. The total CFD funding available for the projects depicted is \$140,511,015. When multiple funding sources are shown the fund source is cited.

The attached financial report includes:

- Project Budget – both original and revised
- Project Expenditures
- Project Funding Sources
- Recommended Budget Adjustments and New Budgets

Proposition O budget adjustments are as follow:

- MOM budget decrease by \$589,237 added to Program Contingency
- BVH Track & Field budget decrease by \$74,232 added to Program Contingency
- HTH Track & Field budget decrease by \$93,632 added to Program Contingency

CFD program changes are as follow:

- ORH Drainage Improvement project was approved by the Board at the May 2013 meeting in the amount of \$250,000 is added to the M-1 Report.
- BVH Track & Field budget decrease by \$24,744 added to Program Contingency

**Fiscal Impact:**

The above action would allocate \$589,237 to Proposition O Program Contingency and \$24,744 to the CFD Program Contingency.



**PROPOSITION O - Projects**

Site	Prop O Bond Funding		State Funding		CURRENT FUNDING		Total Available Funding		Original Budget		Approved Revisions		Proposed Revisions This Month [5]		Revised Budget		Total Expenditures thru 8/31/13		ACTUAL COSTS		
	'A'	'A'	'B'	'B'	'C'	'C'	'E'	'E'	'F'	'F'	'G'	'G'	'H'	'H'	'I'	'I'	'J'	'J'	'K'	'K'	
<b>FIRST ROUND</b>																					
Chula Vista HS - Proj 1	\$ 24,519,408	\$ 8,789,813					\$ 33,309,221	\$ 27,519,408	\$ 1,505,844							\$ 29,025,252	\$ 28,978,873	\$ 46,379			
Chula Vista MS - Proj 1	\$ 8,649,707	\$ 850,731	\$ 2,242,398	BB			\$ 11,742,836	\$ 10,892,105	\$ 789,059							\$ 11,681,164	\$ 11,630,360	\$ 50,804			
Hilltop HS - Proj 1	\$ 19,741,358	\$ 11,382,634					\$ 31,123,992	\$ 19,741,358	\$ 4,161,668							\$ 23,903,026	\$ 23,542,257	\$ 360,769			
Montgomery HS - Proj 1	\$ 20,913,971	\$ 1,258,674					\$ 22,172,645	\$ 20,913,971	\$ 4,793,299							\$ 25,707,270	\$ 25,619,944	\$ 87,326			
Mar Vista HS - Proj 1	\$ 10,417,900	\$ 2,835,832					\$ 13,253,732	\$ 10,417,900	\$ (431,075)							\$ 9,986,825	\$ 9,533,664	\$ 453,161			
National City MS - Proj 1	\$ 16,191,703	\$ 1,588,448					\$ 17,780,151	\$ 16,191,703	\$ (3,017,880)							\$ 13,173,823	\$ 13,019,358	\$ 154,465			
National City MS - Proj 2	\$ 15,273,601	\$ -	\$ 14,267,734	BAN			\$ 29,541,335	\$ 15,273,601	\$ (22,573)							\$ 15,251,028	\$ 1,738,546	\$ 13,512,482			
Southwest HS - Proj 1	\$ 24,467,998	\$ 8,013,531					\$ 32,481,529	\$ 24,467,998	\$ (7,824,249)							\$ 16,643,749	\$ 15,985,741	\$ 658,008			
Southwest MS - Proj 1A	\$ 14,738,042	\$ 1,548,791	\$ 412,000	QEIA			\$ 16,698,833	\$ 14,738,042	\$ 2,409,518							\$ 17,147,560	\$ 14,784,455	\$ 2,363,105			
Sweetwater HS - Proj 1	\$ 25,086,312	\$ 25,391,414	\$ 12,000,000	BB			\$ 62,477,726	\$ 38,522,133	\$ 3,440,000							\$ 3,440,000	\$ 804,706	\$ 2,635,294			
Sweetwater HS Parking Lot									\$ 11,493,047							\$ 50,015,180	\$ 48,859,543	\$ 1,155,637			
									\$ 2,000,000							\$ 2,000,000	\$ 52,062	\$ 1,947,938			
<b>SIGNIFICANT ADDED PROJECTS</b>																					
Bonita Vista HS - HVAC upgrade			\$ 500,000	CFD			\$ 500,000	\$ 2,000,000								\$ 2,000,000	\$ 369	\$ 1,999,631			
Bonita Vista HS - Track & Field - Design only			\$ 125,000	CFD			\$ 125,000	\$ 500,000								\$ 425,758	\$ 114,876	\$ 310,882			
Castle Park HS - Title IX Improvements								\$ 1,200,000	\$ 475,000							\$ 1,700,000	\$ 1,560,462	\$ 139,538			
Chula Vista HS - ORG Relo Removal								\$ 1,100,000	\$ 702,351							\$ 1,802,351	\$ 448,391	\$ 1,353,960			
Hilltop HS - Track & Field - Design only								\$ 300,000	\$ 40,000							\$ 246,368	\$ 107,871	\$ 138,497			
Mar Vista HS - Proj 2								\$ 1,800,000								\$ 1,800,000	\$ 633	\$ 1,799,367			
Montgomery HS - Proj 2			\$ 23,000,000	BAN			\$ 23,000,000	\$ 2,000,000	\$ 21,000,000							\$ 23,000,000	\$ 1,679,138	\$ 21,320,862			
Montgomery MS - Proj 1			\$ 400,000	[2.1]			\$ 400,000	\$ 2,200,000	\$ (3,100,621)							\$ 25,929,799	\$ 23,765,068	\$ 2,164,731			
Sweetwater HS Synthetic Track and Field								\$ 2,200,000	\$ 919,492							\$ 3,119,492	\$ 2,037,056	\$ 1,082,436			
<b>SMALL and ADDED PROJECTS - See page 2</b>								\$ 4,072,351	\$ 396,000							\$ 4,468,351	\$ 736,200	\$ 3,732,151			
<b>COMPLETED PROJECTS - See page 2</b>								\$ 820,565	\$ (192,578)							\$ 627,987	\$ 627,987	\$ -			
<b>MISCELLANEOUS - See page 2</b>								\$ 18,862,158	\$ (1,631,233)							\$ 17,230,925	\$ 7,176,286	\$ 10,054,639			
Program Contingency			\$ 52,113,651	OZAB			\$ 2,113,651	\$ 3,000,000	\$ 984,559							\$ 4,716,660	\$ 232,803,846	\$ 4,716,660			
<b>TOTALS</b>	\$ 180,000,000	\$ 61,659,868	\$ 63,382,710				\$ 305,042,578	\$ 266,152,950	\$ 38,889,628							\$ 305,042,578	\$ 232,803,846	\$ 72,238,732			

**NOTES:**

[1] State funding includes \$4,435,821 in Career Technical Education Grants that were accounted for in Fund 35.

[2] Other Funding: BB=Prop BB, BAN=Estimated Bond Anticipation Notes, QEIA=Quality Education Investment Act, CFD=Mello-Roos CFD, OZAB, and [2.1]= funding from National City and the San Diego Chargers.

[3] Original Budget is the budget established at the beginning of the project, the final Lease/Leaseback guaranteed maximum price, interest earned, or funding received.

[4] Budget revisions approved by the Board.

[5] MOM P1, BYM & HTH Track & Field Budget reductions to contingency.

[6] Project Budget and Funding is from Interest.

[7] SOM P1B is broken out from P1 so DSA can closeout P1.

[8] SUH Parking Improvements is broken out from P1 so DSA can closeout P1.



**PROPOSITION O - Projects**

Site	CURRENT FUNDING			Total Available Funding	BUDGET			ACTUAL COSTS		
	Prop O Bond Funding [1]	State Funding [1]	Other Funding [2]		Original Budget [3]	Approved Revisions [4]	Proposed Revisions This Month [5]	Revised Budget	Total Expenditures thru 8/31/13	Remainder
	"A" "A"	"B" "B"	"C" "C"	"E" "E"="A+B+C"	"F" "F"	"G" "G"	"H" "H"="F-G"	"I" "I"	"J" "J"	
<b>SMALL and ADDED PROJECTS</b>										
Fire Alarm Upgrades at Various Sites				\$ -	\$ 2,662,351		\$ 2,662,351	\$ 364	\$ 2,661,987	
Granger Jr HS Clinic 2				\$ -	\$ 160,000		\$ 160,000	\$ 7,264	\$ 152,736	
MAAC Charter School				\$ -	\$ 250,000		\$ 250,000 [5]	\$ 51,305	\$ 198,695	
Montgomery HS Gym Structural Upgrades				\$ -	\$ 200,000		\$ 200,000	\$ -	\$ 200,000	
Mar Vista HS Title IX				\$ -	\$ 200,000	\$ 396,000	\$ 596,000	\$ 527,637	\$ 68,363	
Palomar HS Science				\$ -	\$ 100,000		\$ 100,000	\$ -	\$ 100,000	
Power Purchase Agreement				\$ -	\$ 500,000		\$ 500,000	\$ 149,630	\$ 350,370	
<b>TOTALS</b>	\$ -	\$ -	\$ -	\$ -	\$ 4,072,351	\$ 396,000	\$ 4,468,351	\$ 736,200	\$ 3,732,151	
<b>COMPLETED PROJECTS</b>										
Bonita Vista HS Bleachers		\$ 451,291	\$ 88	\$ 451,291	\$ 451,291	\$ (142,169)	\$ 309,122	\$ 309,122	\$ -	
Granger Jr HS Health Clinic		\$ 316,997	\$ 88	\$ 316,997	\$ 316,997	\$ (48,868)	\$ 268,129	\$ 268,129	\$ -	
Smartboards-CPH & MVM				\$ -	\$ 28,577	\$ (1,541)	\$ 27,036 [5]	\$ 27,036	\$ -	
Hilltop MS Science Design				\$ -	\$ 23,700		\$ 23,700 [5]	\$ 23,700	\$ -	
<b>TOTALS</b>	\$ -	\$ -	\$ -	\$ 768,288	\$ 820,565	\$ (192,578)	\$ 627,987	\$ 627,987	\$ -	
<b>MISCELLANEOUS</b>										
BAN Repayment				\$ -	\$ 3,500,000	\$ 2,887,406	\$ 638,7406	\$ 6,387,406	\$ 6,387,406	
iPad Initiative				\$ -	\$ 1,800,000	\$ -	\$ 1,800,000 [5]	\$ 1,800,000	\$ -	
Technology & Infrastructure				\$ -	\$ 1,500,000		\$ 1,500,000	\$ -	\$ 1,500,000	
Long Range Facilities Master Plan - Update				\$ -	\$ 300,000		\$ 300,000	\$ -	\$ 300,000	
Planning & Operations				\$ -	\$ 4,208,519	\$ 3,035,000	\$ 7,243,519	\$ 5,376,286	\$ 1,867,233	
SDG&E Rebates Received		\$ 174,551		\$ 174,551	\$ 174,551	\$ (174,551)	\$ -	\$ -	\$ -	
Interest Total		\$ 7,379,088		\$ 7,379,088	\$ 7,379,088	\$ (7,379,088)	\$ -	\$ -	\$ -	
<b>TOTALS</b>	\$ -	\$ -	\$ -	\$ 7,553,639	\$ 18,862,158	\$ (1,651,233)	\$ 17,230,925	\$ 7,176,286	\$ 10,054,639	

**NOTES:**

- (2) Other Funding: 88=Prop 88, BAN=Estimated Bond Anticipation Notes, QEIA=Quality Education Investment Act, CFD=Mello-Roos CFD, QZAB, and (2.1)=funding from National City and the San Diego Chargers.
- (5) MOM PA, BvW & HTH Track & Field Budget reductions to contingency.
- (6) Project Budget and Funding is from: Interest.

**Issue:**

Consultants for Construction Projects.

**Superintendent's Recommendation:**

Approve/ratify various consultant agreements and amendments.

**Analysis:**

The consultant items listed below are for various services required on construction projects such as architectural, testing, inspection, etc. In order to expedite the planning and construction process, staff may approve consultant agreements subject to ratification by the board (Board Agenda Item H-7 approved March 8, 2010, and Board Agenda Item M-9 approved March 12, 2012), and staff may approve contract amendments as long as amendments exceeding \$1,000.00 are ratified by the board (Resolution No. 4150 approved on July 23, 2012). Details for each contract and amendment are provided in the attachment.

**APPROVE or RATIFY NEW CONTRACTS**

Action	Project	Consultant	Services	Amount	Funding Source [1]	Page
Ratify	BVH HVAC	Construction Testing & Engineering, Inc.	Special Inspection (Welding)	\$2,162.00	\$1,621.50 Prop O/ \$540.50 Mello-Roos	1
Ratify	BVH HVAC	Ninyo & Moore	Special Testing (Abatement)	\$1,990.00	\$1,492.50 Prop O/ \$497.50 Mello-Roos	2
Approve	CVH & SOM Fire Alarm Upgrade	TTG Engineers	Electrical Engineer	\$42,900.00	Prop O	3
Ratify	HTH P1 Scoreboard	Blue Coast Consulting	IOR	\$1,920.00	Prop O	4
Ratify	HTH P1 Scoreboard	Construction Testing & Engineering Inc.	Special Inspection	\$656.00	Prop O	5
Ratify	HTH P1	Roesling Nakamura Terada Architects, Inc.	Architectural	\$6,500.00	Deferred Maintenance	6
Approve	HTH Retaining Wall	Burkett & Wong Engineers	Structural Engineering	\$7,500.00	Deferred Maintenance	7
Ratify	Structural Report OLH, ORH, SYH	Burkett & Wong Engineers	Structural Engineering	\$7,600.00	Mello Roos	8
Approve	Roofing Analysis – OLH, ORH, SYH	XPERA Group	Investigation Analysis & Expert Witness	\$30,000.00	Mello Roos	9
Approve	ORH Drainage	Blue Coast Consulting	IOR	\$7,680.00	Mello Roos	10
Approve	PPA Solar Project P2 at BVM, CVM, ELM, MVM, MOM, RDM	Norm Arnett dba DSA Inspections, Inc.	IOR	\$189,312.00	Prop O	11
Ratify	SUH Site Improvements	BergerABAM	Survey Services	\$3,635.00	Prop O	12

**APPROVE or RATIFY CONTRACT AMENDMENTS**

Action	Project	Consultant	Amd't No.	Services	Amd't Amount/New Total	Funding Source [1]	Page
Approve	BVH Track & Turf	NTD Architecture, Inc.	1	Architectural	(\$98,976.00)	Prop O	13
Approve	ORH Drainage	Nasland Engineering	1	Civil Engineering	\$6,800.00	Mello Roos	14
Approve	PPA Solar Project P1b & 2 at CPH, MVH, ORH, SUH, SYH	Norm Arnett dba DSA Inspections, Inc.	1	IOR	\$41,352.50	Prop O	15
Ratify	SOM P1B (Inc 1)	RNT Architects, Inc.	5	Architectural	\$15,104.00	Prop O	16

Note [1]: ASB= ASB Funds; GF= General Fund; Prop O= Bond program funds; /R= expense will be reimbursed; MR = Mello Roos funds.

**Fiscal Impact:**

Expenditure of \$266,135.50 from the following funds:  
 \$ 14,000.00 from Deferred Maintenance Funds  
 \$429,682.00 from Proposition O Funds  
 \$ 60,718.00 Mello Roos Fund

**BACKUP INFORMATION FOR CONSULTANT AGREEMENTS**

Site/Dept: Planning/Construction      Originator: Paul Woods

Name of Consultant: Construction Testing & Engineering, Inc.

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 09/16/13      Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Ratify contract with Construction Testing & Engineering, Inc., to provide geotechnical, materials testing and special inspection services for the Bonita Vista High School (BVH) HVAC Project.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Bonita Vista High School - HVAC	Professional Fees \$2,162.00
Total Fees:	\$2,162.00

Contracting with pre-qualified consultants for as-needed professional services through August 31, 2018, including Construction Testing & Engineering, Inc., was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Prop O & Mello-Roos Funds

Total Amount: \$2,162.00      Annual       One Time  (✓ one only)  
Includes Reimbursable Expenses

**BACKUP INFORMATION FOR CONSULTANT AGREEMENTS**

**Site/Dept:** Planning/Construction **Originator:** Paul Woods

**Name of Consultant:** Ninyo & Moore

**Category** (For Cabinet Secretary Use Only): Facilities

**Starting Date of Services:** 09/16/13 **Ending Date:** Until work is completed.

**(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)**

**Description (nature of services):**

Ratify contract with Ninyo & Moore to provide hazardous materials support services during the upcoming Thermal System Insulation (TSI) abatement project in a boiler room for the Bonita Vista High School (BVH) HVAC Project. This fee estimate is based on a review of the asbestos survey for the campus.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Bonita Vista High School - HVAC	Professional Fees \$1,990.00
Total Fees:	\$1,990.00

Contracting with pre-qualified consultants for as-needed professional services through August 31, 2018, including Ninyo & Moore, was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

**Cabinet Member Responsible:** Thomas Calhoun, Facilities

**Funding Source (e.g. Title I):** Prop O & Mello-Roos Funds

**Total Amount:** \$1,990.00 Annual  One Time  (✓ one only)  
**Includes Reimbursable Expenses**

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: TTG Engineers

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

Description (nature of services):

Approve contract with TTG Engineers to provide design services for Chula Vista High School (CVH) and Southwest Middle School (SOM) Fire Alarm Upgrade Project. The scope of work includes bidding assistance, construction assistance, and Division of the State Architect (DSA) close-out services.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Fire Alarm Upgrade	Professional Fees \$42,900.00
Total Fees:	\$42,900.00

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: \$42,900.00 Annual  One Time  (✓ one only)  
Includes Reimbursable Expenses



BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Blue Coast Consulting

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 09/27/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Ratify contract with Blue Coast Consulting to cover all required structural inspections, including foundations, reinforcing steel, gravity support systems, and associated electrical, plumbing, and mechanical components for the Division of the State Architect (DSA) Certification at Hilltop High School Project 1 - Scoreboard.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Hilltop High School - P1	Professional Fees \$1,920.00
Total Fees:	\$1,920.00

Contracting with pre-qualified consultants for as-needed professional services through August 31, 2018, including Blue Coast Consulting, was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: \$1,920.00 Annual  One Time  (✓ one only)  
Includes Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Construction Testing & Engineering, Inc.

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 09/27/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Ratify contract with Construction Testing & Engineering, Inc., to provide special inspection and testing services for the Division of the State Architect (DSA) Certification at Hilltop High School Project 1 - Scoreboard.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Hilltop High School - P1	Professional Fees \$656.00
Total Fees:	\$656.00

Contracting with pre-qualified consultants for as-needed professional services through August 31, 2018, including Construction Testing & Engineering, Inc., was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: \$656.00 Annual  One Time  (✓ one only)  
Includes Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Roesling Nakamura Terada Architects, Inc.

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 09/09/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Ratify new contract with Roesling Nakamura Terada Architects to provide architectural services for the Ramp Replacement at the Learning Center at Hilltop High School.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Hilltop High School - P1	Professional Fees \$6,500.00
Total Fees:	\$6,500.00

Contracting with pre-qualified consultants for as-needed professional services through August 2018, including Roesling Nakamura Terada Architects, was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Deferred Maintenance

Total Amount: \$6,500.00 Annual  One Time  (✓ one only)  
Includes Reimbursable Expenses

**BACKUP INFORMATION FOR CONSULTANT AGREEMENTS**

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Burkett & Wong Engineers

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Approve new contract with Burkett & Wong Engineers to provide structural engineering for replacement of site concrete masonry unit retaining walls and foundation at Hilltop High School.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Hilltop High School	Professional Fees \$7,500.00
Total Fees:	\$7,500.00

Contracting with pre-qualified consultants for as-needed professional services through August 2018, including Burkett & Wong Engineers, was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Deferred Maintenance

Total Amount: \$7,500.00 Annual  One Time  (✓ one only)  
Includes Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Burkett & Wong Engineers

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/04/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Ratify new contract with Burkett & Wong Engineers to review Structural Report written by Walter P. Moore, in relation to Standing Seam Metal Roof Systems at Olympian High, Otay Ranch High, and San Ysidro High Schools. This will include an individual report for each school, with recommendations for alternative retro fit options.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

Consultant Fees

Olympian High, Otay Ranch High, and San Ysidro High Schools  
\$7,600.00

Total Fees: \$7,600.00

Contracting with pre-qualified consultants for as-needed professional services through August 2018, including Burkett & Wong Engineers, was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Mello-Roos Funds

Total Amount: \$7,600.00 Annual  One Time  (✓ one only)  
Includes Reimbursable Expenses

**BACKUP INFORMATION FOR CONSULTANT AGREEMENTS**

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: XPERA Group

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Approve new contract with XPERA Group to provide investigation analysis and expert witness services pertaining to the standing-seam metal roofing systems at Olympian High School (OLH), Otay Ranch High School (ORH), and San Ysidro High School (SYH).

Staff is recommending the following not-to-exceed fees:

Metal Roofing Investigation and Analysis	Consultant Fees \$30,000.00
Total Fees:	\$30,000.00

Consultant fees to include reimbursable expenses.

XPERA Group was recommended to staff by legal counsel to assist in the investigation of the metal roofing systems at OLH, ORH, and SYH.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Mello-Roos Funds

---

Total Amount: \$30,000.00 Annual      One Time   √   (√ one only)  
Plus Reimbursable Expenses

**BACKUP INFORMATION FOR CONSULTANT AGREEMENTS**

Site/Dept: Planning/Construction      Originator: Paul Woods

Name of Consultant: Blue Coast Consulting

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13      Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

**Description (nature of services):**

Approve new contract with Blue Coast Consulting to provide DSA inspection services for the Otay Ranch High School (ORH) Drainage Project.

The scope of services will cover all required structural inspections, including foundations, reinforcing steel, gravity support systems, and associated electrical, plumbing, and mechanical components.

Based upon the scope of work required for services, staff is recommending the following not-to-exceed fees:

Otay Ranch High School	Professional Fees \$7,680.00
Total Fees:	\$7,680.00

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Mello-Roos Funds

Total Amount: \$7,680.00      Annual       One Time  (✓ one only)  
Plus Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Norm Arnett dba DSA Inspections, Inc.

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

Description (nature of services):

Approve new contract with Norm Arnett dba DSA Inspections, Inc., for the PPA Solar Projects, Phase 2; Canopy Structures at Bonita Vista Middle, Chula Vista Middle, EastLake Middle, and Rancho Del Rey Middle Schools; a Rooftop Structure at Montgomery Middle School, and a Ground Fixed Structure at Mar Vista Middle School.

The scope of work is to provide Division of the State Architect inspection services.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

	Consultant Fees
PPA Solar Project, Phase 2	\$189,312.00
Total Fees:	\$189,312.00

Contracting with pre-qualified consultants for as-needed professional services through August 2018, including Norm Arnett dba DSA Inspections, Inc., was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: \$189,312.00 Annual      One Time   √   (√ one only)  
Includes Reimbursable Expenses



BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: BergerABAM

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 9/23/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

Description (nature of services):

Ratify new contract with BergerABAM, to provide survey services for the Site Improvements - New Parking Project at Sweetwater High School. Staff is recommending the following not-to-exceed fees:

	Professional Fees
Sweetwater High School - Site Improvements - New Parking	\$3,335.00
Reimbursables	\$300.00
Total Fees:	\$3,635.00

Contracting with pre-qualified consultants for as-needed professional services through August 31, 2018, including BergerABAM, was approved by the board of trustees on August 19, 2013, Board Agenda Item N-6.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: \$3,635.00 Annual  One Time  (✓ one only)  
Plus Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: NTD Architecture, Inc.

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

Description (nature of services):

Approve Amendment No. 1 to the contract with NTD Architecture, Inc., for the Bonita Vista High School (BVH) Artificial Track and Turf Project.

Consultant to design the infrastructure for lights at Football Field. Bidding and construction administration fees are not needed until project is funded.

Architectural Fees

Original Fees	\$326,800.00
Decreased Fees - Amendment No. 1	(\$ 98,976.00)
Total Fees:	\$227,824.00

The original contract, in the amount of \$326,800.00, was approved by the board of trustees on April 15, 2013, Board Agenda Item M-2.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: (\$98,976) Annual  One Time  (√ one only)  
Includes Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Nasland Engineering

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

Description (nature of services):

Approve Amendment No. 1 to the contract with Nasland Engineering for the Otay Ranch High School (ORH) Drainage Project.

The additional scope of work is to prepare construction plans for intercepting the flow of water and delivering it to the existing gravity storm drain system.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

	Architectural Fees
Original Fees	\$31,200.00
Increased Fees - Amendment No. 1	\$ 6,800.00
Total Fees:	\$38,000.00

The original contract, in the amount of \$31,200.00, was approved by the board of trustees on May 13, 2013, Board Agenda Item M-2.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Mello-Roos Funds

Total Amount: \$6,800.00 Annual      One Time   √   (√ one only)  
Includes Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Norm Arnett dba DSA Inspections, Inc.

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/22/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

Description (nature of services):

Approve Amendment No. 1 to the contract with Norm Arnett dba DSA Inspections, Inc., for the PPA Solar Projects, Phase 1b & 2 at Castle Park High, Mar Vista High, Otay Ranch High, San Ysidro High, and Sweetwater High Schools. This additional work is due to unforeseen delays and unknown underground utility work for the Solar Projects.

The additional scope of work is to prepare construction plans for intercepting the flow of water and delivering it to the existing gravity storm drain system.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

	Architectural Fees
Original Fees	\$ 88,400.00
Increased Fees - Amendment No. 1	\$ 41,352.50
Total Fees:	\$129,752.50

The original contract, in the amount of \$88,400.00, was approved by the board of trustees on June 17, 2013, Board Agenda Item M-2.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: \$41,352.50 Annual      One Time   √   (√ one only)  
Includes Reimbursable Expenses

BACKUP INFORMATION FOR CONSULTANT AGREEMENTS

Site/Dept: Planning/Construction Originator: Paul Woods

Name of Consultant: Roesling Nakamura Terada Architects, Inc.

Category (For Cabinet Secretary Use Only): Facilities

Starting Date of Services: 10/01/13 Ending Date: Until work is completed.

(PLEASE CONFINE INFORMATION TO THE SPACE PROVIDED)

Description (nature of services):

Ratify Amendment No. 5 to the contract with Roesling Nakamura Terada Architects, Inc., to provide additional services for Southwest Middle School Project 1B (SOM Project 1B. The additional services include the addition of Smartboard Audio-Visual Design.

Based upon the scope of work required for the services, staff is recommending the following not-to-exceed fees:

	Professional Fees
Original Fees	\$329,329.00
Previous Amendments	\$32,089.00
Increased Fees - Amendment No. 5	\$15,104.00
Total Fees:	\$376,522.00

Contracting with pre-qualified consultants for as-needed professional services through June 30, 2013, including Roesling Nakamura Terada Architect, Inc., was approved by the board of trustees on March 12, 2012, Board Agenda Item M-9.

Cabinet Member Responsible: Thomas Calhoun, Facilities

Funding Source (e.g. Title I): Proposition O Funds

Total Amount: \$15,104.00 Annual  One Time  (✓ one only)  
Includes Reimbursable Expenses

**Issue:**

Change Orders for Construction Projects.

**Superintendent's Recommendation:**

Ratify Change Orders for Construction Projects.

**Analysis:**

On July 23, 2012, in order to provide timely responses to changes on construction projects, the board of trustees delegated limited change order authority to the superintendent, chief facilities executive, chief financial officer and director of planning and/or construction. Designated staff has reviewed and approved the changes and recommends ratification of the listed change orders. Charges for architectural revisions will be evaluated by staff for reimbursement by the appropriate party.

Site	Project	Contractor	Original Contract Amount	Change Order Number	Amount	Cumulative Change Order Percentage	Funding Source
CPH	Softball Dugouts	Fordyce Construction	\$505,617.00	2	\$16,936.00	7.23	Prop O
SOM	Casework Upgrades	GEM Industrial Electric, Inc.	\$89,000.00	2	\$981.09	1.09	Prop O
SUH	Sports Facility Improvements	Byrom-Davey, Inc	\$1,875,525.00	3	\$49,906.48	0.03	Prop O

**Fiscal Impact:**

Expenditure of \$67,823.57 from the Proposition O Fund.

**Change Order Summary**

Castle Park High School, Softball Dugouts

Fordyce Construction

Change Order No. 2

The changes in scope of this contract fall into the following categories:

<b>Category</b>	<b>Item Number</b>	<b>Total Amount</b>
Architectural Revisions	2	\$7,034.00
District-Initiated Improvements	1, 3, 4	\$9,902.00
Outside Agency Mandates	None	\$0.00
Unforeseen Conditions	None	\$0.00
<b>Total</b>		<b>\$16,936.00</b>

1. To provide labor and material to install screening to mid-level of the fence between the Girl's warm-up cages and the Varsity Baseball Field (Reference #PCO209). This was required to ensure that the facilities for female athletes are equal to those for male athletes. Increase to the contract in the amount of \$1,217.00.

2. To provide labor and material to remove grass on visitor's side of field and to install California Gold Decomposed Granite in this Area (Reference #PCO210). This work was required to address an issue with the drainage in the area. Increase to the contract in the amount of \$7,034.00.

3. To provide labor and material to install synthetic turf pads over decomposed granite at warm-up cages, as per owner request (Reference #PCO211). This was required to ensure that the facilities for female athletes are equal to those for male athletes. Increase to the contract in the amount of \$6,033.00.

4. To provide labor and material to install California Gold over new decomposed granite at pitching mound at Home and Away Dugouts (Reference #PCO212). This was required to ensure that the facilities for female athletes are equal to those for male athletes. Increase to the contract in the amount of \$2,652.00.

Expenditure of \$16,936.00, from the Proposition O Fund. This change order combined with all other change orders results in a 7.23 percent increase to the contract.

**Change Order Summary**

Southwest Middle School, Casework Upgrades

GEM Industrial Electric, Inc.

Change Order No. 2

The changes in scope of this contract fall into the following categories:

<b>Category</b>	<b>Item Number</b>	<b>Total Amount</b>
Architectural Revisions	None	\$0.00
District-Initiated Improvements	1	\$981.09
Outside Agency Mandates	None	\$0.00
Unforeseen Conditions	None	\$0.00
<b>Total</b>		<b>\$981.09</b>

1. To install new electrical outlet at the south working station (Reference #COR 2). Increase to the contract in the amount of \$981.09. This work was requested by site staff.

Expenditure of \$981.09, from the Proposition O Fund. This change order combined with all other change orders results in a 1.09 percent increase to the contract.



## Change Order Summary

Sweetwater High School, Sports Facility Improvements

Byrom-Davey, Inc.

Change Order No. 3

The changes in scope of this contract fall into the following categories:

<b>Category</b>	<b>Item Number</b>	<b>Total Amount</b>
Architectural Revisions	8	\$9,539.20
District-Initiated Improvements	1, 3, 4, 6, 10	\$29,740.96
Outside Agency Mandates		\$0.00
Unforeseen Conditions	2, 5, 7, 9	\$10,626.32
<b>Total</b>		<b>\$49,906.48</b>

1. Purchase and delivery of non-illuminated signs for scoreboard structure, including two top mount signs and one bottom mount sign. Increase to the contract in the amount of \$6,046.15.
2. Installation of a PVC sleeve around existing rotted GRC feeder and pour concrete collar to encapsulate the sleeve. Increase to the contract in the amount of \$375.42.
3. Installation of a four foot long retaining wall under the home bleachers. Increase to the contract in the amount of \$1,240.00.
4. Installation of a 20 foot long retaining wall to a 12" X 18" curb, under the home bleachers. Increase to the contract in the amount of \$3,600.00.
5. Installation of point of connection for the water supply to the booster pump for field wash water, to include 190 linear feet of three inch PVC pipe, removing existing backflow, and installing one new ball valve. This provides a credit for PCO #1, for relocating the water line to restroom, and addition for cost to perform work, due to change of alignment. Increase to the contract in the amount of \$2,718.22.
6. Increase I-beams and footings to accommodate additional signage on football scoreboard. Increase to the contract in the amount of \$2,837.81.
7. The assumed length of trenching and backfill was greater than actually needed to install the speaker conduit to the sports light poles, in two locations. Decrease to the contract in the amount of \$1,224.88.
8. Installation of four foot high chain link fence at the face of the home bleachers. Increase to the contract in the amount of \$9,539.20.
9. Costs for supervision and facility rentals, associated with the delay, due to turf contractor missing their scheduled installation of turf, by three weeks. Includes removal of temporary fence rental. Increase to the contract in the amount of \$8,757.56.
10. Removal and installation of asphalt paving on both sides of new driveway in southwest corner of the site, to include grading and removal of spoils. Lower the above ground water valve to below grade and placed in a box. Install fence fabric on existing framework for rolling gate and fence, excluding seal coat. Increase to the contract in the amount of \$16,017.00.

Expenditure of \$49,906.48 from the Proposition O Fund. This change order combined with all other change orders results in a .03 percent increase to the contract.

**Issue:**

Bid #12-2314-GP Chula Vista High - Baseball Backstop.

**Superintendent's Recommendation:**

Rescind Bid #12-2314-GP.

**Analysis:**

On August 23, 2013 and August 30, 2013, Bid #12-2314-GP was advertised. A job walk was held on September 4, 2013. Due to extensive changes to the bid documents it was necessary to cancel the scheduled bid opening as the new documents could not be issued in a timely fashion. This project will be re-bid and awarded at an upcoming meeting of the governing board.

**Fiscal Impact:**

\$492.00 to re-advertise the bid to be paid from budget no. 22-0000-X-0023-8571-6224-000-813 to be paid from the Proposition O Fund.

**Issue:**

Reimbursement travel expenditures for CBOC Chair.

**Superintendent's Recommendation:**

Ratify/Approve reimbursement to Citizens Bond Oversight Committee (CBOC) Chair Nick Marinovich to travel to Sacramento, for the CaLBOC Board of Directors Meeting, which was held May 9 and the future meeting to be held on November 15, 2013.

**Analysis:**

CaLBOC provides continued resources and best practice for Bond Oversight Committees throughout California. Having representation from the Sweetwater District provides increased benefit to our confirmed efforts to increase transparency for our Prop O Program.

**Fiscal Impact:**

Expenditure of \$548.97 and approximately \$500.00, to be paid from the general fund.

**Issue:**

District Asset Utilization Program will require designation of several properties as surplus once entitlements are received from the City of Chula Vista.

**Superintendent's Recommendation:**

That the Board establish a 7-11 Advisory Committee (*Education Code §17388 et. seq.*) to review District property for surplus and sale. Each Boardmember and the Superintendent will appoint one member with the seventh member coming from an established District committee as designated by the Board.

**Analysis:**

The District owns several non-school properties that will generate revenue for the purposes of relocating and consolidating District administrative offices and corporate yard. Currently the District operates out of a facility that is over 60 years old and has outlived its useful life. Maintenance and utility costs have increased due to the age and condition. The District also has several offices at L Street and Moss Street that could be more economically operated in a centralized District Office.

Corporate yard operations at the 5<sup>th</sup> Avenue site are split with L Street and could be consolidated into one location for efficiency of operation and space utilization. The industrial uses at 5<sup>th</sup> Avenue are out of character with the surrounding residential land use and the facilities are disjointed and in need of replacement.

The above action would allow the District to consider surplus property declarations for the four non-school properties; 3<sup>rd</sup> Avenue, 5<sup>th</sup> Avenue, Moss Street and L Street. This would generate revenue that could be used for a new District Office and Corporate Yard. The attached outline of the 7-11 Advisory Committee is provided for further clarification.

**Fiscal Impact:**

The establishment of the 7-11 Advisory Committee will allow the District to move forward with eventual sale of non-school properties and generate funds for District Office and Corporate Yard relocation.

## SCHOOL DISTRICT PROCEDURE FOR SALE OF SURPLUS PROPERTY

### I. Identifying Surplus Property

- A. Definition of Surplus Property (*Government Code § 54221(b)*).
1. Surplus property is defined as land owned by a school district that is determined to be no longer necessary for school district purposes.
  2. Applies to both the sale and lease of surplus property.
- B. 7-11 Advisory Committee (*Education Code §17388 et. seq.*)
1. Prior to selling district owned property, the governing board must appoint an advisory committee consisting of no less than 7 members and no more than 11 members in accordance with the criteria set forth in Education Code §17389. Members of the committee must be representative of each of the following:
    - a. Ethnic, age group, and socio-economic composition of the district
    - b. Business community (store owners, managers, supervisors)
    - c. Teachers
    - d. Landowners or renters with preference to be given to representatives of neighborhood associations.
    - e. Administrators
    - f. Parents of students
    - g. Persons with expertise in environmental impact, legal contracts, building codes, land use and planning.
  2. The 7-11 Advisory Committee has the duty of examining district enrollment, capacity and other data regarding school facilities needs and making recommendations to the governing board with respect to the identification of surplus property.
    - a. Must establish a priority list of surplus property and provide for community input.

### II. Declaring School District Property as Surplus

- A. Convene 7-11 Advisory Committee to examine the need for the existing school district property (*Education Code §17388*)
- B. The 7-11 Advisory Committee must make a recommendation to the governing board as to whether the property should be declared surplus (*Education Code §17388*).
- C. Upon recommendation by the 7-11 Advisory Committee, the governing board must adopt, at a regularly scheduled public meeting, a declaration of intention to sell surplus property by a 2/3 vote of all board members (*Education Code §17466*)

PDP

M-7 BKUP