

Berryessa Union School District
BOND OVERSIGHT COMMITTEE MEETING

AGENDA

Wednesday, September 26, 2001

7:30 p.m.

Berryessa Union School District Office
1376 Piedmont Road, San Jose, CA 95132

I. CALL TO ORDER AND ROLL CALL

II. AGENDA ITEMS

Items to be added or deleted according to G.C. 54954.2

III. CONSENT AGENDA

APPROVAL OF AGENDA

APPROVAL OF MINUTES *The Committee will review the minutes of the April 25 and August 29, 2001 Meeting for any adjustments and adoption.*

PUBLIC COMMENTS

BOARD CONSIDERATION

ACTION

IV. COMMENTS FROM THE PUBLIC ON ITEMS NOT ON THE AGENDA

V. REPORTS

A. Staff Reports

1. Financial Information

The Committee will review the financial information.

PUBLIC COMMENTS

COMMITTEE CONSIDERATION

INFO

2. Ruskin Roof Replacement

Review of Board Agenda Item.

PUBLIC COMMENTS

COMMITTEE CONSIDERATION

INFO

BOARD OF TRUSTEES

Nicholas Chernoff

Liz Chew

Francine Davis

Linda Hermann

Rudy Nasol

3. **Update on Restrooms**
A Staff report will be given on the status of the restrooms.
PUBLIC COMMENTS
COMMITTEE CONSIDERATION **INFO/ACTION**

 4. **Status of Modernization Projects**
A Staff report will be given on the status of each of the current projects.
PUBLIC COMMENTS
COMMITTEE CONSIDERATION **INFO/ACTION**

 5. **District Landscaping**
A Staff report will be given on the status of the project.
PUBLIC COMMENTS
COMMITTEE CONSIDERATION **INFO/ACTION**

 6. **Update Piedmont Exterior Painting**
Discussion and committee consideration.
PUBLIC COMMENTS
COMMITTEE CONSIDERATION **INFO/ACTION**

 7. **Other**
PUBLIC COMMENTS
COMMITTEE CONSIDERATION **INFO/ACTION**
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VI. ADJOURNMENT

**BOND OVERSIGHT COMMITTEE MINUTES
WEDNESDAY, AUGUST 29, 2001
DISTRICT OFFICE BOARD ROOM**

CALL TO ORDER AND ROLL CALL: The meeting was called to order at 7:35 p.m. Members of the Committee in attendance: Susan Cassens, Ken Cook, Robert Garcia, William Hughes, Sharon Morales, Cory Barfield, Mary Larson, Dale Osborn, Pete Franz, Sharon Morales. District staff in attendance: Gerry Harge, Pam Dayhoff, June Rono, Margaret Galvin. Guests: Renee Braun, Julie Holifield, Lee Salin, Rose Wood-Delgado, Bruce Field, John & Janet Power, Diane Burkeen, Carol Gallegos, Diane Imbesi, Michelle Do, Ted Galvin.

APPROVAL OF AGENDA & MINUTES: Susan Cassens made a motion to move Item 5, Status of Modernization Projects, to the beginning of the agenda. The agenda was then unanimously approved. Susan stated that there was not a quorum to approve the April minutes.

STATUS OF MODERNIZATION PROJECTS: June Rono distributed the August 2001 Oplink and stated we were distributing this special issue to cover the events during the summer. June stated the schools would remain safe and clean but is not satisfied with the construction progress. Piedmont is close to 100% completed and Toyon should be completed in 8 to 9 months. Toyon was scheduled to take 18 months but is now way ahead of schedule.

Laneview, Northwood, Noble, and Ruskin, continue to have design issues. The priorities are the multi, library and the bathrooms and we are concentrating on them. The contractor submitted a claim in October for extended overhead. The District has started the negotiation process with the general contractor. June gave the status of negotiations with the architect, The Steinberg Group, and the general contractor, GenCon. We now have a new contract, a new price and time schedule. Liquidated damages can be imposed if the contractor goes beyond the date scheduled for completion. All four schools should be finished by July-September 2002. The district will pursue cost recovery to cover the extra costs of the delay from any parties that have caused delaying the project. The contractors have bonds and the architects have errors & omissions insurance which the district will pursue. The amount of recovery will be determined at the end of the project. The Committee requested copies of the construction schedules. The schools get a copy of Oplink and also updated schedules.

Guests stated the focus at the schools should be on the curriculum and not on modernization. Mr. Rono stated that the principals should not be taken out of the picture because they are involved and need to be aware of what is going on. It was stated that plan checks should have been done and that demolition should not have continued when the plans were not complete. It was explained that the proper procedure was taken in obtaining the state's approval and that it is time consuming. The parents wanted accountability for ownership and reasons for delays. Mr. Rono stated that the District is in consultation with legal counsel to protect the interest of the District.

Susan Cassens stated that a special meeting be held for Northwood concerns so that particular items could be addressed. The parents asked if a member of the Board of Trustees could be invited to the next meeting.

A member of the committee stated that the Northwood School principal has not communicated with the teachers/parents. The District needs to make sure information is going out to all of the community.

STAFF REPORTS - FINANCIAL INFORMATION: Julie Holifield distributed the "Noble Project Financial Snapshot", and the budget summary dated 8/27/01. Pete Franz requested that the committee be made aware of change orders.

RUSKIN ROOF REPLACEMENT: June Rono stated that the District is working with the architect and mechanical engineers to remove the air conditioning conduits, etc. at Ruskin. The mechanical ductwork is really falling apart and it needs to be removed. The project may be expanded to include the HVAC. The bid package is not finalized because the District is still waiting for the consultant to come up with the best plan. The project should go out to bid in January or February. There were \$18 million bonds sold. A ballpark estimate for this project is \$1 million, not including design cost and the cost of a new HVAC system.

UPDATE ON RESTROOMS: The restroom project plans have been submitted to the state architects' office. It is estimated the project will go out to bid in December 2001 or January 2002. Coordination with principals/teachers on how to phase the project needs to be done.

BERRYESSA YOUTH CENTER: Pam Dayhoff stated this item should be removed from the Bond Oversight Committee because bond money is not being used for this project.

DISTRICT LANDSCAPING: Pam Dayhoff reported the Board declared surplus all of the Flickinger site and a portion of the Mabury site. The District needs to take the two sites and leverage them so they work for the District. The Board will have another work study session. An idea was to sell Flickinger, which is worth \$1 million/acre. The city is interested in Mabury for a joint-use project involving Penitencia Creek Park. The District needs to create a revenue stream.

PIEDMONT EXTERIOR PAINTING: Pam Dayhoff stated several people approached her because Piedmont has high visibility and it looks the same as it did when modernization started. Pam stated we have \$110 million bond money and recommended the District use \$50,000 to paint the school. A motion was passed to paint the exterior of Piedmont (there was one abstention).

The next meeting is scheduled for Wednesday, September 26, 2001, at 7:30 p.m. in the District Office Boardroom.

The meeting adjourned at 9:05 p.m.

Geraldine M. Harge
Superintendent



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San Jose, CA 95132-2427

Phone: (408) 923-1800
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September 21, 2001

Re: Construction at Laneview, Noble, Northwood, and Ruskin

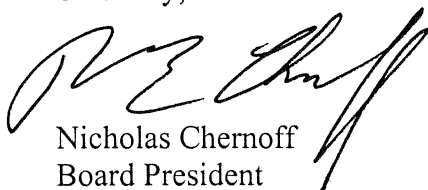
To: Staff, Parents and Community

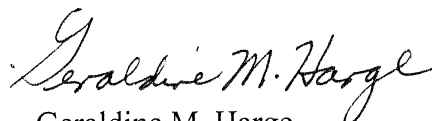
The District shares the concerns of the community regarding the performance of the contractor on the Laneview, Noble, Northwood and Ruskin projects. The District, like so many parents and community members that have voiced their concerns, is not satisfied with the contractor's performance.

The District has made every effort to resolve project issues, including issues caused by certain design changes earlier this year. The District and the contractor recently reached a "fresh start" agreement that resolved all past issues and permitted the contractor to focus its efforts on completing the project. Unfortunately, the contractor has still not changed its performance.

The District has advised the contractor that it will not accept continued unsatisfactory performance. The District intends to enforce its contract. The District will take the steps necessary to complete the projects in a timely manner.

Sincerely,


Nicholas Chernoff
Board President


Geraldine M. Harge
Superintendent

BOARD OF TRUSTEES
Francine Davis

Nicholas Chernoff

Liz Chew

Linda Hermann

Rudy Nasol