



# ORANGE UNIFIED SCHOOL DISTRICT

## Measure S Bond Program

### March 2019 Monthly Progress Report



**PERIOD COVERED:**

March 1-31, 2019

**FISCAL YEAR**

FY 2018-2019

**PROGRESS REPORT NO.**

PR-021-1819-021

**PREPARED BY:**

**CUMMING**  
Building Value Through Expertise



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## 1.0 EXECUTIVE SUMMARY

### 1.1 Program Summary

#### DSA approval has been received as follows:

- (Completed) January 31, 2019 - Canyon HS Science Center (04-117300)
- (Completed) November 6, 2018 - El Modena HS Science Center (04-117098)
- (Completed) August 16, 2018 - Villa Park HS Science Center (04-117022)
- (Completed) July 12, 2018 - Orange HS Science Center (Increment # 2) (04-116859)
- (Completed) April 10, 2018 - Orange HS Increment # 1 (Satellite Kitchen) (04-116673.2)
- (Completed) March 1, 2018 - Orange HS Increment #1 (Infrastructure Upgrades, Move Relocatable Buildings, Bus Drop-Off, Restroom Renovation Project) (04-116673.1)
- (Completed) February 7, 2018 - Villa Park HS Interim Housing (DSA Application #04-116788)

#### Construction start and tentative scheduled starts, as follows:

- Tentative start set for May 2019 – Canyon HS Science Center
- (Construction Start) February 18, 2019 – Orange HS Science Center (Increment #2)
- (Construction Start) April 2, 2019 – El Modena HS Science Center
- (Construction Start) January 7, 2019 – Villa Park HS Science Center (both Interim Housing and Science Center)
- (Construction Start) June 15, 2018 – Orange HS Site Infrastructure (Increment #1)

### 1.2 Program Highlights/Key Milestones

#### March 14<sup>th</sup> Approved Board of Education Items

On March 14, 2019, the Board approved Change Order # 5 in the amount of: \$95,000.00, at Orange HS Increment # 1, for Swinerton Construction, this change order reflects; 9.91% of the 10% (\$596,542), and a revised contract amount of; \$6,556,431.

On March 14, 2019, the Board approved the contract amendment of the CMAS agreement with ACCO Engineered Systems, for Villa Park HS Interim Housing & Science Center, to cover the addition of a new 400A breaker to supply power from the existing switchgear, to power the interim housing modular units, in the amount of \$5,432.50.

On March 14, 2019, the Board approved contract Change Order # 1 in the amount of: \$2,806.00, at Villa Park HS Interim Housing & Science Center, for Angeles Contractor Inc. (ACI). This change order reflects; 0.12% of the 10% (\$2,399,700), and a revised contract amount of; \$23,999,806.



On March 14, 2019, the Board approved award of Beltmann Relocation Group in the amount of; \$4,640, at Villa Park HS Interim Housing & Science Center, to provide moving services to facilitate the temporary relocation of the Building 300 classrooms to nine (9) interim housing modular classrooms on April 2, 2019.

On March 14, 2019, the Board approved award of Bid No. S1819-005 El Modena High School Science Center, to the lowest responsive responsible bidder, Angeles Contractor, in the amount of \$25,818,000, whose bid is also within the estimated budget for this project. The following five (5) contractors submitted bids which were opened on March 4, 2019;

	<b>Bidder</b>	<b>Bid Total – Inclusive of Allowances</b>
<b>1</b>	Angeles Contractor	\$25,818,000
<b>2</b>	Amoroso Construction	\$26,337,000
<b>3</b>	Pinner Construction	\$27,458,000
<b>4</b>	P.H. Hagopian	\$27,849,000
<b>5</b>	Morillo Construction	\$28,746,000

On March 14, 2019, the Board approved award of ACCO Engineered Systems for Owner Furnished Contractor Installed (OFICI) Electrical System Equipment, using CMAS Agreement, for Canyon HS Science Center, in the amount of; \$159,985.61. This cost reflects a savings of \$26,398 (based on 16.5% overhead and profit offset).

**Program Budget Update**

The February 2019 Monthly Report was issued. The budgets are based upon the 95% Construction Documents Cost Estimates completed by the Construction Managers (updated from the Construction Cost Estimates based upon the Construction Document Designs).

**Program Schedule Update**

The February 2019 Monthly Report was issued. The program schedule is based upon the updated schedules completed by the Construction Managers using the various stages of Construction Documents progress.

**Phase II Update**

On 3/22/19, meet with Lionakis to discuss the Tier I and Tier II structural assessment results that are driving the decisions for this planning.

On 3/21/19, the next planning meeting was held with the design team and school staff and students for El Modena HS, with focus on the three options for design considerations. Superintendent Hansen was in attendance.

On 3/6/19, an executive steering committee meeting for Villa Park HS, was held at the district offices, regarding direction of the conceptual options and next steps.



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Awaiting proposal from gkkworks / Cannon Design Architect on the formulation of a “Basis of Design” package for use in the District meetings to finalize the Phase II design for Canyon High School.

**California Environmental Quality Act (CEQA) Compliance:**

Villa Park HS – Notice of Exemption (Board approved on 9/20/18).

Canyon HS – Notice of Exemption (Board approved on 7/26/18).

Orange HS – Notice of Exemption (Board approved on 3/8/18).

El Modena HS – Notice of Exemption (Board approved on 3/8/18).

**Procure Electrical System Equipment**

As of 3/29/2019, The order for the electrical equipment purchase for El Modena Science Center was placed with ACCO for delivery to their warehouse.

On 3/1/2019, the order for the electrical equipment purchase for Villa Park HS Interim Housing and Science Center was placed with ACCO for delivery to their warehouse.

**Citizens’ Oversight Committee (COC)**

On 2/20/19, Scott Harvey and David Rivera attended the COC meeting to answer any questions related to the Measure S Bond Program. The next meeting # 10 is scheduled for April 24, 2019 to be held at Orange High School.

*COC Meeting agendas, meeting minutes, reports, and additional information can be found at;*  
<https://www.orangeusd.org/measure-s/citizens-oversight-committee>

**Program Management Plan (PMP)**

As of 2/25/19, the PMP version 2 revisions was launch for the Measure S Bond teams, on Procore.

**Contractor Pre-Qualification**

Prequalification activity for El Modena HS Science Center pursuant to the current bid;

- 9 Prime Contractors are eligible to bid S1819-005 EMHS Sci Center – attended mandatory job walk and prequalified with audited financials and sufficient single bonding capacity.

As of 11/21/18, current contractor prequalification includes:

- 24 Prime/GC’s – 17 large Prime Contractors are included in this category and able to financially qualify and perform at the level required to bid the large projects at the high schools.
- There are currently 124 Mechanical / Electrical / Plumbing contractors’ (there were 36 MEP’s added during the Orange HS Science Center outreach for S1819-001).
- To date, two marketing efforts for Measure S Program projects included invitations to 382 contractors and 5 plan rooms. Refer to the reoccurring marketing of projects;



- Each project advertised for bidding will include extensive marketing efforts to maintain a large pool of qualified contractors able to bid Measure S Program projects.
- Projects are posted to American Reprographics Company (ARC) public plan room, which a large well-known plan room and heavily utilized by school districts for posting of bids.
- Project general information and a link to ARC is also posted on the District’s website, under the Measure S Program.

Prospective contractors continue to submit pre-qualification applications, which continue to be reviewed by the District and the Program Manager on a rolling basis.

**Project Achievements**

March 14, 2019, the Board approved, the Procurement of Owner Furnished Contractor Installed (OFICI) Electrical System Equipment for the Canyon HS STEM Building, using CMAS Agreement with ACCO Engineered Systems, in the amount of \$159,985.61.

March 14, 2019, the Board approved, the Amendment of the CMAS Agreement contract to ACCO Engineered Systems for the Owner Furnished Contractor Installed (OFICI) Electrical System Equipment at Villa Park HS IH & STEM Building, to cover the addition of a new 400A breaker to supply power from the existing switchgear to power the interim housing modular units, in the amount of \$5,432.50.

March 14, 2019, the Board approved, an Amendment of the Lease Agreement contract to Elite Modular Leasing & Sales, Inc., to supply nine (9) modular classrooms and one (1) modular restroom at Villa Park HS IH & STEM Building, to cover the addition of pilot cars needed for the delivery of the ten (10) modular units by trailer, from Elite Modular to the school site, as required by the City of Orange, in the amount of \$8,375.00.

March 14, 2019, the Board approved, an amendment to the contract with Angeles Contractor Inc., at Villa Park HS Interim Housing & Science Center; for Change Order # 1 in the amount of: \$2,806.00. This change order reflects; 0.12% of the 10% (\$2,399,700)

March 14, 2019, the Board approved, an amendment to the contract with Swinerton Construction at Orange HS Increment # 1; for Change Order # 5 in the amount of: \$95,000.00. This change order reflects; 9.91% of the 10% (\$596,542.40).

March 14, 2019, the Board approved the recommendation to award Bid No. S1819-005 El Modena High School Science Center to the lowest responsive responsible bidder, Angeles Contractor, in the amount of \$25,818,000, whose bid is also within the estimated budget for this project. Five (5) contractors submitted bids which were opened on March 4, 2019. Bidder Bid Total – Inclusive of Allowances;

1.	Angeles Contractor	\$25,818,000
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2.	Amoroso Construction	\$26,337,000
3.	Pinner Construction	\$27,458,000
4.	P.H. Hagopian	\$27,849,000
5.	Morillo Construction	\$28,746,000

March 14, 2019, the Board approved, a moving services contract to Beltmann Relocation Group for Villa Park HS Interim Housing & Science Center, to facilitate the temporary relocation of the Building 300 classrooms to nine (9) interim housing modular classrooms on April 2, 2019. The interim housing units have been installed on the south side of campus.

February 12, 2019, the Board approved, a contract award to Elite Modular Leasing & Sales, Inc., for the delivery, installation, lease, dismantle, and removal, and required related services, of a portable modular building to be used for an interim student food services location, at Canyon HS Science Center, in the amount of \$125,487 for a two (2) year lease term. An additional amount of \$18,823 (15%) is being added as contingency for a total cost of \$144,310, pursuant to the contract awarded by the Savanna School District.

January 31, 2019, Canyon HS STEM Building received DSA approval of plans (DSA Application #04-117300).

January 17, 2019, the Board approved, Orange HS Increment # 01; Change Order # 4 in the amount of: \$161,049.42. This change order is comprised of the following proposed change order's (PCO): 17, 18, 20, 21, 24, 26, and 33, reflecting; 8.31% of the 10% (\$596,542) change order contingency.

January 17, 2019, the Board approved, Orange HS Increment # 01; Change Order # 3 in the amount of: \$33,874.56. This change order is comprised of the following proposed change order's (PCO): 8, 9, and 12.

January 17, 2019, the Board approved, Orange HS Increment # 01; Change Order # 2 in the amount of: \$42,086.09. This change order is comprised of the following proposed change order's (PCO): 13, 14, 15, and 16.

January 7, 2019, a Notice to Proceed was to issued Pinner Construction Co. for Orange HS Science center (Increment # 2), reflecting a 02/18/19 start date.

January 7, 2019, the Girls (and Boys) restroom, Orange HS Increment # 1, building 500, was completed and turned over for School use.

### 1.3 Look Ahead (next 90 days)

#### Board of Education Agenda



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**April 18<sup>th</sup> Tentative Items:**

- Amend the CMAS Agreement contract to ACCO Engineered Systems for the Owner Furnished Contractor Installed (OFCl) Electrical System Equipment at El Modena HS STEM Building, upon review of the El Modena Science Center final DSA plans, it was determined by engineers that additional equipment is needed to meet the needs of the project. Specifically, three (3) current transformers were added at a cost of \$2,774.88 per unit for a total change to contract of \$9,959.85 (inclusive of shipping and tax).
  
- Amend the professional services contract to gkkworks / Cannon Design in order to complete the design of the interim food service facility, gkkworks/CANNON needs to initiate additional work for DSA submittal of the temporary facility due to Building Code and Health Department requirements. The firm submitted a fixed fee proposal to the District of \$24,120, plus estimated reimbursables in the amount of \$2,000, for a total of \$26,120.
  
- Amend the CMAS agreement contract with ACCO Engineered Systems, in order to meet the scheduling requirements of the project and get interim housing units energized in time for the relocation of classrooms, an additional 400 Amp circuit breaker is needed. The circuit breaker cost is \$361.93 (inclusive of tax and shipping).

**Program Wide**

Orange HS Increment # 1 – Process the final punch list work and paperwork for substantial completion and close out (Notice of Completion) of the project based on contract completion date.

El Modena HS Science Center – The construction trailers were delivered to site. We will start the weekly construction meetings on Monday's at 1:00pm.

- El Modena HS Science Center – The City of Orange Fire Water plan check comments to be reviewed by the Architect.

El Modena HS Science Center – A groundbreaking ceremony has been set for Saturday, April 13, 2019, at 10:00 a.m.

Orange HS Science Center - Issued construction directive's # 1 thru 7 with not-to-exceed (NTE) prices totaling \$229,818 for various descriptions of work.

Villa Park HS Interim Housing & Science Center – Angeles Contracting preparing to start the demolition of Building 300 on April 17, 2019.

Canyon HS Science Center – Anticipate the award of the responsive and responsible low bid general contractor for bid package S1819-006 for (DSA Application #04-117300), with bid close scheduled for April 18, 2019.





Canyon HS Science Center – Request for Proposal outreach to the IOR /LOR prequalified eligibility list to establish Inspector of Record and Lab of Record services prior to construction.

Canyon HS Science Center – Request for Proposal outreach to the IOR /LOR prequalified eligibility list to establish Inspector and Lab of Record services for.

Canyon HS Science Center – Conduct a Phase I hazardous material assessment for the upcoming building demolition areas for this project, with the successful proposer.

Canyon HS Science Center – Senior Executive Director to finalize Phase II, "Conceptual Design" pricing with gkkworks/Cannon Design, Architect and submit for Board approval to execute agreements and start design.

Canyon HS Science Center – Secure Architect / Engineer approval of the Owner Furnished / Contractor Installed (OFICI), electrical equipment list. Prepare the California Multiple Award Schedule (CMAS) contract to furnish this electrical equipment for Canyon HS.

Canyon HS Science Center – A groundbreaking ceremony has been set for Saturday, June 8, 2019, at 10:00 a.m.

Complete the Weekly Briefing, Monthly Program Status Reports and Weekly updates.