

WESTERN PLACER
UNIFIED SCHOOL DISTRICT

October 11th, 2016

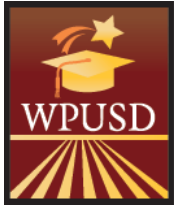
BOND OVERSIGHT COMMITTEE

2016 – 2017 School Year

**Mike Adell
Facilities Director**

B.O.C. Packet

1. Agenda
2. Minutes from May 2016 Meeting
3. Measure A Expenditures To Date Cover Page
4. Measure A MPN 001 Spreadsheet
5. Measure A MPN005 Spreadsheet
6. Measure A MPN008 Spreadsheet
7. Measure A MPN 000 Spreadsheet



**WESTERN PLACER
UNIFIED SCHOOL DISTRICT**

600 Sixth St, Suite 400, Lincoln CA 95648
Ph: 916-645-6350

Board of Trustees: Paul Long
Brian Haley
Paul Carras
Kris Wyatt
Damian Armitage

Superintendent: Scott Leaman

**Measure “A” Bond Oversight Committee
Tuesday October 11, 2016
5:30 PM
District Office, 1st Floor Community Meeting Room**

Agenda

- 1.0 *Welcome and Introductions*
- 2.0 *Approval of Meeting Minutes for May 11, 2016 Meeting*
- 3.0 *Project Updates/Presentation*
 - 3.1 *Lincoln High School Addition and Modernization*
 - 3.2 *Twelve Bridges High School Site*
- 4.0 *Project Expenditure Reports*
- 5.0 *Open Forum*
- 6.0 *Future Business*
 - *Next Meeting – Date/Location*
- 6.0 *Adjourn*

WESTERN PLACER UNIFIED SCHOOL DISTRICT

BOND OVERSIGHT COMMITTEE MEETING

First Floor Meeting Room
600 6th Street, Lincoln, CA 95648

Tuesday, May 11, 2016

MINUTES

CALL TO ORDER - President Jackie Lamb called the meeting to order at 5:35 p.m.

ROLL CALL - Committee Members Present: Jackie Lamb, David Fear, Ashley Indrieri, Kimberely Vinci, Keela Rodriguez, Judson Cline, and Carol Hunt
Committee Members Absent: Ed Rowan
Administrators Present: Michael Adell, and Hannah Ritchie

Welcome and Introductions

President Lamb welcomed everyone.

Approval of Meeting Minutes for February 9, 2016 Meeting

There was a motion to approve the minutes.

Motion: Keela Rodriguez

Ayes: Jackie Lamb, David Fear, Ashley Indrieri, Kimberely Vinci, Keela Rodriguez, and Carol Hunt

Second: Ashley Indrieri

Noes: None

Abstain: Judson Cline

Absent: Ed Rowan

Project Updates/Presentation

* Lincoln High School Addition and Modernization -

Michael Adell noted that they had submitted the plans for the Lincoln High School Modernization Project, which included the new building, the Quad, and relocation of 7 portables, to DSA at the end of November. When it was submitted they were told it would be a 6 week bin time. DSA did not start reviewing plans until mid March. The district received comments back from the state on access compliance at the end of April, and structural safety keeps getting pushed back. As of this date the district still has not heard back; will hopefully hear back by the end of the week.

The moving of the portables needs to happen this summer, so the district submitted that as a separate item to DSA. They have heard back on this part and was informed that there is a piece of property that belongs to the city that the district can not put anything on (according to DSA). The district has adjusted the placing of the portables to work around this issue.

Michael also noted that there is a new requirement that if you put down a building more than 1900 square feet, you have to put in drought tolerant landscaping. There will be another \$500.00 expense in the report because of this.

Once approved, the construction of the new building (which would take about a year) and the quad project will need to be done while school is in session. The stadium upgrades will be pushed off until summer 2017. Michael noted that when it gets approved, he can coordinate phasing, schedules, and look at budget numbers for construction costs. Construction costs have gone up so we may have less money budgeted for technology upgrades.

* Twelve Bridges High School Site-

Since last year, Michael has been working on getting the final 38 acres approved by the Department of Education, and getting it appraised and the environmental reports done. The district closed escrow on the 38 acres purchased from Sierra College. The district paid about \$4.2 million for the property, but had budgeted \$6 million. The district is finishing up with the Department of Education on getting the final 23 acres approved, and then will be putting forward a Request for Qualifications from the architectural firms. That is due May 20, 2016. We will add 2-3 architects to our existing pool. From that pool the district will send out an RFP. Jackie Lamb asked how much reorganizing of the infrastructure will there need to be? Michael noted that ten years ago they were looking at going with the topography of the land. Now, with the additional acreage, we will look at how they will be able to work with the land. David Fear inquired on the timeline; Michael noted that the district just closed escrow in April and RFPs are going out over the summer. They are looking at possibly having some concepts by September or October and will decide who they want to go forward with. Keela Rodriguez asked what the student population is that we have to get to at Lincoln High School so that we can build this. Michael noted that we are looking at getting to at least 2,000 students. The district could start Phase 1 with the remaining \$50 million of the Bond. They would start Phase 1 construction in probably 3 years, and be done in 5-6 years.

Michael noted that we have enough money for the first phase, and if there is a state bond then we will have the matching money. David Fear asked if with the matching funds, we would be on the same schedule and Michael noted that we would. Jackie Lamb asked what the back up demand is on those funds. She noted that there is generally a back log and its big. Dave Fear asked if there will be another bond measure for Lincoln elementary schools. Michael noted that they are hoping to do one in November.

Project Expenditure Reports

The committee looked over the Expenditure Reports. Keela Rodriguez asked if for the portable project, did the district budget for new ADA updates? Michael noted that it is included in the current budget. Jackie asked if there was anything else that the Bond Oversight Committee needed to know in going forward. Michael noted that there is nothing right now, but he can email us if there are any large updates on where we are with DSA. He suggested that we meet again in October. Judson Cline asked if they have already purchased furniture for the portables being relocated. Michael noted that they have already been ordered, otherwise they wouldn't be received until school starts.

Open Forum

June 21, 2016 at 7:00pm, will report to the school board. It was noted that the meeting may get moved up to the 7th.

Future Business

- **Next Meeting – Date/Location** Tuesday, September 13th at 5:30pm

Adjournment – 6:13 p.m.

Motion: David Fear

Second: Judson Cline

Ayes: Jackie Lamb, David Fear, Ashley Indrieri,
Judson Cline, Kimberely Vinci, Keela
Rodriguez, and Carol Hunt

Noes: None

Abstain: None

Absent: Ed Rowan

Jackie Lamb, President
WPUSD Bond Oversight Committee

Committee Approval Date

DRAFT

**Measure A Expenses To Date
October 11th, 2016**

Page		Master Project Number (MPN)	Total
1	Lincoln High School Addition and Modernization Project	001	\$834,816.66
2	Twelve Bridges High School	005	\$3,596,372.51
3	Lincoln High School Portable RELO	008	\$724,952.35
4	General Measure A	000	\$87,614.08
		Total To Date:	\$5,243,755.60

Measure A Expenditure Spreadsheet 1 of 4

MPN 001 Lincoln High School Addition and Modernization											
Req #	PO #	Req Date	Total Amt	Expensed	Encumbered	Requisitioner	Comment	Soft/Hard Cost	Status	Vendor	Completed
VR15-02384	PO15-02013	3/25/2015	729,250.00	438,409.54	290,840.46	Michael Adell	LHS Addition & Modernization Architect Fees	Soft Cost - A/E	Ready for Payment	LPA INC.	
VR16-00342	PO16-00290	7/16/2015	12,000.00	12,000.00	0.00	Michael Adell	LHS Additional & Modernization Surveying Services	Soft Cost - Report/Survey	Complete	WARREN CONSULT ENGINEERS INC	9/3/2015
VR16-00343	PO16-00291	7/16/2015	10,425.95	10,425.95	0.00	Michael Adell	LHS Addition Building Geotechnical Eng. & Geo Hazard Report	Soft Cost - Report/Survey	Complete	WALLACE-KUHL & ASSOCIATES	10/22/2015
VR16-00436	PO16-00364	7/31/2015	12,080.71	12,080.71	0.00	Michael Adell	LHS Landscape & Water Consumption Report Services	Soft Cost - A/E	Ready for Payment	LPA INC.	
VR16-01411		11/5/2015	63,000.00	63,000.00	0.00	Michael Adell	LHS DSA Plan Check Fees	Soft Cost - Agency Fees	Complete	DSA	11/10/2015
VR16-01412		11/5/2015	3,600.00	3,600.00	0.00	Michael Adell	LHS Geological Survey	Soft Cost - Agency Fees	Complete	The California Geological Survey	11/10/2015
VR16-02080	PO16-01654	2/10/2016	4,460.00	4,460.00	0.00	Michael Adell	Geotechnical Report for Turf and Track	Soft Cost - Report/Survey	Ready for Payment	WALLACE-KUHL & ASSOCIATES	
TOTAL			834,816.66	543,976.20	290,840.46						

Measure A Expenditure Spreadsheet Sheet 2 of 4
MPN 008 LHS Portable Relocation Project Resource

Req #	PO #	Req Date	Total Amt	Expensed	Encumbered	Requisitioner	Comment	Soft/Hard Cost	Status	Vendor	Completed
VR16-02185		2/25/2016	1,325.00	1,325.00	0.00	Mike Adell	LHS Portable Relo DSA Fees	Soft Cost - Agency Fees	Complete	DSA - DIVISION OF THE STATE ARCHITECT	3/3/2016
VR16-02212	PO16-01746	2/26/2016	2,400.00	2,400.00	0.00	Mike Adell	LHS Portable Relo Survey Boundary Line Review	Soft Cost - Report/Survey	Complete	WARREN CONSULT ENGINEERS INC	4/7/2016
VR16-02220	PO16-01750	2/29/2016	2,500.00	2,500.00	0.00	Mike Adell	LHS Portable Relo Topographical Survey	Soft Cost - Report/Survey	Complete	WARREN CONSULT ENGINEERS INC	4/7/2016
VR16-02410		3/23/2016	500.00	500.00	0.00	Mike Adell	LHS Portable Relo Additional Lndscp Fee	Soft Cost - Agency Fees	Complete	DSA - DIVISION OF THE STATE ARCHITECT	4/7/2016
VR16-02695	PO16-02145	4/19/2016	444.68	444.68	0	Mike Adell	Moving Supplies for Teachers (Boxes/Tape/Foam)	Soft Cost	Complete	LOWE'S	42579
VR16-02949	PO16-02345	5/12/2016	32.92	\$ 32.92	\$ -	Mike Adell	Moving Supplies for Teachers-Additional Tape/Foam	Soft Cost	Complete	LOWE'S	6/16/2016
VR17-00260	PO17-00230	6/17/2016	686,431.00	\$ 549,144.80	\$ 137,286.20	Mike Adell	008 Main Construction Costs	Hard Cost	Ready for Payment	BRCO CONSTRUCTION, INC.	
VR17-00266	PO17-00232	6/17/2016	2,496.00	\$ 2,496.00	\$ -	Mike Adell	MPN 008 Thermostats	Hard Cost	Complete	CLIMATE CONTROL INC	8/11/2016
VR17-00317	PO17-00274	6/29/2016	1,182.00	\$ 1,182.00	\$ -	Mike Adell	MPN 008 Ramp Inspection	Soft Cost	Complete	WALLACE-KUHL & ASSOCIATES	9/29/2016
VR17-00336	PO17-00289	7/1/2016	5,902.16	\$ 5,902.16	\$ -	Mike Adell	MPN 008 Projector Data Cabling	Hard Cost	Complete	PRECISION WEST TECHNOLOGIES	9/1/2016
VR17-00337	PO17-00290	7/1/2016	8,315.75	\$ 8,315.75	\$ -	Mike Adell	MPN 008 Projectors	Hard Cost	Complete	CDW GOVERNMENT INC	8/18/2016
VR16-03014		7/6/2016	2,100.00	\$ 2,100.00	\$ -	Evelyn Keaton	MPN 008 June IOR Inspection	Soft Cost	Complete	ALAN S BROOKS	7/21/2016
VR17-00428	PO17-00377	7/26/2016	1,680.87	\$ 1,680.87	\$ -	Evelyn Keaton	MPN 008 LHS Blinds	Hard Cost	Complete	ADD SOME CLASS	8/18/2016
VR17-00461	PO17-00401	7/28/2016	1,032.59	\$ 1,032.59	\$ -	Evelyn Keaton	LHS Wireless Clocks and Batteries	Hard Cost	Complete	ADD SOME CLASS	8/18/2016
VR17-00482		8/2/2016	2,250.00	\$ 2,250.00	\$ -	Evelyn Keaton	MPN 008 July IOR Inspection	Soft Cost	Complete	ALAN S BROOKS	8/4/2016
VR17-00530		8/8/2016	430.70	\$ -	\$ 430.70	Evelyn Keaton	MPN 008 Primus Keys	Hard Cost	Ready for Payment	ROY R. RADTKE - DBA APPROVED SAFE & LOCK	
VR17-00623	PO17-00511	8/16/2016	3,300.00	\$ 3,300.00	\$ -	Evelyn Keaton	008 Wiring from Security Alarm Panel	Hard Cost	Complete	S E TECHNOLOGIES	9/15/2016
VR17-00689		8/22/2016	119.46	\$ 119.46	\$ -	Evelyn Keaton	008 Portable Replacement US Flags and Holders	Hard Cost	Complete	ADD SOME CLASS	9/1/2016
VR17-00823		9/6/2016	1,950.00	\$ 1,950.00	\$ -	Evelyn Keaton	MPN 008 August IOR Inspection	Soft Cost	Complete	ALAN S BROOKS	9/15/2016
VR17-00860		9/8/2016	559.22	\$ 559.22	\$ -	Evelyn Keaton	008 Projector Screens	Hard Cost	Complete	CDW GOVERNMENT INC	9/15/2016
Total			724,952.35	587,235.45	137,716.90						

Measure A Expenditure Spreadsheet 3 of 4
MPN 005 Twelve Bridges High School Resource

Req #	PO #	Req Date	Total Amt	Expensed	Encumbered	Requisitioner	Comment	Soft Hard Co	Status	Vendor	Completed
VR16-01295	PO16-01041	10/23/2015	\$4,000.00	\$4,000.00	\$0.00	Michael Adell	TBHS Apprasial	Soft Cost - Report/Survey	Complete	Seevers Jordan Ziegenmeyer	12/3/2015
VR16-01723		12/17/2015	\$1,500.00	\$1,500.00	\$0.00	Michael Adell	TBHS Phase 1 Environmental Site Assessment	Soft Cost - Report/Survey	Complete	DTSC DEPARTMENT OF TOXIC	1/7/2016
VR16-01275	PO16-01040	10/22/2015	\$3,000.00	\$3,000.00	\$0.00	Michael Adell	TBHS Phase 1 Environmental Site Assessment for 23 acre	Soft Cost - Report/Survey	Complete	Padre Associates Inc.	12/17/2015
VR16-02412		3/24/2016	\$3,587,662.46	\$3,587,662.46	\$0.00	Carrie Carlson	TBHS Land Purchase	Hard Cost - Land Requisition	Complete	PLACER TITLE COMPANY	3/31/2016
VR16-02982		6/9/2016	210.05	210.05	0.00	Evelyn Keaton	Costs Incurred 1/2005 - 3/2016	Soft Cost - Report/Survey	Complete	DTSC DEPARTMENT OF TOXIC	6/16/2016
Total			\$3,596,372.51	\$3,596,372.51	\$0.00						

Measure A Expenditure Spreadsheet 4 of 4
MPN 000 General Measure A Resource

Req #	PO #	Req Date	Total Amt	Expensed	Encumbered	Requisitioner	Comment	Soft/Hard Cost	Status	Vendor	Completed
VR16-02384	PO16-00289	7/14/2015	12,891.98	12,891.98	0.00	Tsugu Furuyama	LHS Replacement Computers in Library	Hard Cost - F&E	Complete	CDW Government Inc	1/14/2016
VR16-00330	PO16-00283	7/14/2015	45,184.36	45,184.36	0.00	Tsugu Furuyama	LHS Comp Replacement Rm 5 Main Lab & Portables	Hard Cost - F&E	Complete	CDW Government Inc	10/15/2015
VR16-00513	PO16-00421	8/11/2015	841.40	841.40	0.00	Tsugu Furuyama	LHS - Adapters for Replacement Computers in Library	Hard Cost - F&E	Complete	CDW Government Inc	09/12/2015
VR16-01569	PO16-01216	12/1/2015	5,708.06	5,708.06	0.00	Audrey Kilpatrick	LHS Replacement Projectors, Printers, and Tech Equipment	Hard Cost - F&E	Complete	CDW Government Inc	1/28/2016
VR16-01762		1/5/2016	4,000.00	4,000.00	0.00	Mike Adell	Performance Audit of District Financial statements for Measure A	Soft Cost - Other Dist. Admin.	Complete	Crowe Horwath LLP	1/14/2016
VR16-02979		6/6/2016	1,600.00	1,600.00	0.00	Carrie Carlson	Auditing Services for 15-16	Soft Cost	Complete	Crowe Horwath LLP	6/16/2016
VR17-00314	PO17-00272	6/28/2016	9,068.00	9,068.00	0.00	Mike Adell	LHS 23 New EMS HVAC Thermostats	Hard Cost	Complete	Climate Control, Inc.	8/11/2016
			8,320.28	8,320.28	0.00	Payroll	Admin Salary 2015 through 2016	Soft Cost	Complete	WPUSD	9/30/2016
Total			87,614.08	87,614.08	0.00						