



FACILITIES SUBCOMMITTEE MEETING

Gilroy Unified School District – via Zoom teleconference

9 a.m. Friday, June 3, 2022

MEETING CALLED TO ORDER: 9:03 a.m.

PRESENT

Debbie Flores
Mark Good
Alvaro Meza

Anna O'Connor
James Pace
Linda Piceno

Kimberly Smith
Marissa Van Patten

1.

ITEM
<p>A. Time certain, 9:30 a.m.: Joe Vela, Aedis Architects</p> <p>MINUTES</p> <ul style="list-style-type: none"> • Aedis' contract is based on percentage of project budget. The project budget has increased from the project estimate so the fee increases.. • The fee increase is \$669,057, paid out of Measure E. • Next steps: This will go to the board for approval. <p>Proposal for the Maintenance, Operations and Transportation (MOTS) yard</p> <ul style="list-style-type: none"> • Plan A, estimated cost \$15,551,543 <ul style="list-style-type: none"> ○ Preschool: The district has extra portables that can be used for offices and classrooms. The program needs a parking lot for families. ○ The maintenance shop would remain. Fire lane needs to kept clear. ○ This plan includes space for an additional district storage building. ○ Transportation could go into a new building and I.T. into existing portables along the edge of the track area. ○ Room for 40-50 buses. • Plan B, estimated cost \$19,341,000 <ul style="list-style-type: none"> ○ Condensed preschool to a more square shape and maintained the current parking lot. ○ Includes district storage building. ○ Reduces GPS playing field. ○ More paving in this area drives up cost for this plan. ○ New building would house Transportation, Maintenance and I.T. Bus maintenance area would have better access to buses in this configuration. ○ Room for 50-plus buses. • \$16M in Measure E funds are expected to be left after current projects are done. • Linda would like the district would like to consider if any plan addresses any other needs the district should address. • James: If this \$16M is expected to be left, is this how the district wants it to be spent? Are the school sites need attention? • Alvaro asked Joe to draft a preliminary proposal that isolates just the preschool area for a cost estimate. • Dr. Flores: The preschool could potentially move somewhere else but she'd like to know where the preschool students live. Are they from this neighborhood? Alvaro will see if this data can be pulled from the demographers.

A. Approval of minutes: May 6, 2022

MINUTES

- Linda moved to approve. James seconded.
- All in favor.

2. FACILITIES & NEW CONSTRUCTION (MARISSA VAN PATTEN)

ITEM	SITE	VENDOR	COST	FUNDING SOURCE
A. Owner-furnished items	South Valley MS	EBRS / Belson/ Uline	\$21,229.14	Measure E
MINUTES <ul style="list-style-type: none"> • This is for items the district supplies for the modernization project. Items include appliances for employee lounge, trash cans for campus, etc. • Next steps: This will go to the board for approval. 				
B. Demolition of Vandal Watch trailer	Luigi ES	Randazzo Ent. Inc.	\$14,182	General Fund
MINUTES <ul style="list-style-type: none"> • The district now owns this trailer and it can be demolished. • Three bids received. • Next steps: This will go to the board for approval. 				
C. Lease agreement with Champions, Inc.	ADB/South County Annex, Rod Kelley ES, Luigi ES	Champions Inc.	N/A	N/A
MINUTES <ul style="list-style-type: none"> • The buildings at ADB are not in operation. They only operate in Luigi and Rod Kelley. Consolidate their programs in summer. • The buildings transfer to the district ownership on July 31, 2022. • Paul is working with KinderKare, the current parent organization, to document DSA certification at the three sites. These certifications are required if students are housed in these portables in the fall. • If KinderKare is not able to complete the certifications, Luigi ES principal has identified two classrooms that can house students while the certifications are being finalized. Champions would be able to use their existing spaces for storage during this process as well. • Next steps: This will go to the board for approval. 				
D. Aedis Architects fee increase	South Valley MS	Aedis Architects	\$669,057	Measure E
MINUTES				

<ul style="list-style-type: none"> See Item 1A for item discussion. 				
E. Inspector of Record services bids	Luigi ES	Jerome Zalinski	\$5,500	General Fund
<p>MINUTES</p> <ul style="list-style-type: none"> Mandated inspector for project. Next steps: This will go to the board for approval. 				
F. Commissioning agent	South Valley MS	Cypress Engineering	\$66,400	Measure E
<p>MINUTES</p> <ul style="list-style-type: none"> Mandated commissioning for the completion of buildings. Next steps: This will go to the board for approval. 				
G. Preliminary plan for Maintenance, Operations, Transportation (MOTS) yard	MOTS yard	Aedis	N/A	N/A
<p>MINUTES</p> <ul style="list-style-type: none"> See Item 1A for item discussion. 				

3. MAINTENANCE (DAN McAULIFFE)

ITEM	SITE	VENDOR	COST	FUNDING SOURCE
A. Animal pest exclusion	Glen View ES	ADM	\$5,290	RRM
B. Animal pest exclusion	El Roble ES	ADM	\$4,910	RRM
<p>MINUTES</p> <ul style="list-style-type: none"> This plan has been successful at other sites. The portables are sealed off at the base to prevent animals from getting under the buildings. These two items will go the board for approval. 				

4. SAFETY & SECURITY (AURELIO RODRIGUEZ)

ITEM	SITE	VENDOR	COST	FUNDING SOURCE
A. Security cameras	El Roble ES, Eliot ES, Glen View ES, Las Animas ES, Luigi ES, Rod Kelley ES, Rucker ES, Gilroy HS, Mt. Madonna HS, GECA	QoVo	\$619,373.95	Fund 35

MINUTES

- Three vendors bid on this project.
- The recommendation would go to with QoVo, which also submitted the lowest bid.
- Next steps: This will go to the board for approval.

B. Entry intercoms	All schools sites (including preschools)	QoVo	\$136,658.26	General Fund, Equipment replacement
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MINUTES

- This for all 14 schools and three preschools.
- Next steps: This will go to the board for approval.

5. INFORMATION TECHNOLOGY (MARIBEL GUIZAR)

ITEM	SITE	VENDOR	COST	FUNDING SOURCE
A. Wireless bridge from Maintenance to Transportation	MOTS yard	Converge One	\$26,078.35	Measure E

MINUTES

- The current network runs through the old I.T. building (which is being demolished).
- Maintenance and Transportation needs this wireless bridge to maintain service.
- This wireless option because trenches for a in-ground connect would be very expensive. This would also be flexible for future moves.
- Next steps: This will go to the board for approval.

NEXT MEETING: 9 A.M. FRIDAY, Aug. 5, 2022