

Knowland

CONSTRUCTION SERVICES

CALIFORNIA DIVISION OF STATE ARCHITECT



DSA INSPECTORS

OWNER REPRESENTATIVE

PROJECT MANAGEMENT

GENERAL CONTRACTORS

SPECIAL INSPECTORS

KNOWLAND CONSTRUCTION SERVICES.COM

(626) 786-4331

**Newport - Mesa Unified School District
Request for Qualifications #124-21
DSA Project Inspection Services
May 6, 2021**

**Newport-Mesa Unified School District
Request for Qualifications #124-21
DSA Project Inspection Services**

Knowland Construction Services Inc.

May 6, 2021

Corporate Address:
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Palos Verdes Drive, CA 90275

Field Office:
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Contact(s):
Christopher Knowland - President
(626) 786-4331
chrisk@knowlandinc.com

Jeff Kellogg - Executive Vice President
(562) 500-5333
jkellogg@knowlandinc.com



May 6, 2021

Newport-Mesa Unified School District
2985 Bear St., Bldg A
Costa Mesa, CA 92626
ATT: Jonathan Geiszler, Director of Purchasing & Warehouse

Subject: Request for Qualifications #124-21 DSA Inspection Services

Dear Mr. Geiszler,

Knowland Construction Services (KCS) is pleased to provide Newport Mesa Unified School District our Statement of Qualifications for DSA Project Inspection Services for future new construction and modernization projects. We have read the RFQ, addendums, and have a strong understanding of all project requirements. We do not have any exceptions to the contract requirements or terms of conditions listed in the RFQ. KCS has successfully provided project/construction management, DSA inspection, and quality control services on more than \$2 billion of high-profile projects in various school districts and college campuses.

KCS is a Women Owned / Minority / Small Business Enterprise with more than 30 years of service in the construction industry and a corporate office located in Manhattan Beach, CA. KCS currently has more than 60 DSA Inspectors working full-time on multiple projects in various school districts all over Southern California.

The projects at Newport-Mesa Unified School District will be managed and overseen by Chris Knowland, Rick Guaderrama, & Jeff Kellogg. Chris Knowland has a background in architecture, engineering, construction management, inspection, and has worked on projects up to \$1 billion in size. Rick Guaderrama has 25 years experience as a project manager and director of facilities managing more than \$700 million of bond construction programs at Placentia Yorba Linda Unified School District. Jeff Kellogg has more than 15 years experience as an educational and facilities master planner and was a former Board of Trustee President for Long Beach Community College District, serving on the Board for 16 years. KCS has proposed a variety of highly qualified DSA certified project inspectors (Class 1, Class 2, & Class 3), all capable of managing all inspection aspects of any complex project.

It is our philosophy to work with the entire project team to be forward-thinking and understand the entire construction process to prepare all contractors to meet the project requirements and standards of quality, schedule, budget, and close -out as determined by the District. We have also been instrumental in assisting many districts in minimizing litigation and improper contractor claims. KCS has never had a significant dispute with a client for whom we provided services.

KCS has a fully staffed office and cloud-based management system for all documentation to be reviewed and accessed by the entire project team. You may also review additional information about our company at KnowlandConstructionServices.com.

We look forward to working with Newport-Mesa Unified School District.

Sincerely

Chris Knowland

Chris Knowland
President

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3.1 BUSINESS PROFILE



3.1.1 BUSINESS PROFILE

Company:	Knowland Construction Services / Knowland Inc. *Corporation, Minority Owned Business, *Woman Owned Business, Small Business Enterprise
Organization Structure: (Key Personnel)	CFO: Diane Lujan Knowland - Legal, Finance and Insurance. President: Christopher Knowland - Oversee all daily operations including management of all projects, personnel, training, scheduling, contract negotiation, conflict resolution, client relations, project close-out. Executive VP: Jeff Kellogg - Operations, Marketing, & Business Development
Corporate Address:	33 Narcissa Drive. Rancho Palos Verdes, CA 90275
Website:	www.KnowlandConstructionServices.com / www.KnowlandInc.com
Field Offices:	2221 Highland Ave., Manhattan Beach, CA 90266
Main Contact:	Full Name: Chris Knowland Email: Chrisknowland@msn.com Office: (626) 786-4331 Fax: (424) 206-2516
Certifications:	KCS has on staff qualified architects, engineers, with several advanced degrees, all applicable licenses and certifications necessary to engage in a professional relationship with Newport-Mesa Unified School District. Chris Knowland is former President of the American Construction Inspectors Association - Los Angeles Chapter, is a member of CMAA, Lean Construction Institute, and is a licensed general building contractor. DIR# 1000013370 DSA Certificate I Class I #4339 Contractors License #B611190 EID# 20-4112757 State of California Business Number
Years in Business:	30 plus
Number of Employees / Inspectors:	60 plus

I declare under penalty of perjury that reasonable diligence has been used in preparation of this Request for Proposal and that information regarding the company structure, years in business, location of principal office and that the certification of individuals represented in this Request for Proposal are in good standard. I further certify that I am authorized to commit to the proposal submitted and KCS is legally licensed to conduct business in the state of California for the services described herein. We have read and fully understand the requirements of the RFP and certify that all information in this proposal is accurate and shall be valid for a period of at least 12 months.

Chris Knowland

May 6, 2021

Chris Knowland – President

Date

3.1.2 HISTORY OF FIRM

Knowland Construction Services has provided DSA inspection and construction management services on numerous, high-profile projects in various K-12 districts, community college districts, and public works agencies throughout Southern California. We have been involved in several delivery method approaches including Lease-Leaseback, Design-Bid-Build, Design-Build, CM at Risk, and CM Multi-prime. Some of the firm's current and recent projects include four new joint-use Performing Arts Centers including, Pasadena City College, San Juan Capistrano Performing Arts Center, El Dorado High School Performing Arts Center, and Arcadia High School Performing Arts Center. Additional significant projects include Chaffey College new Student Services Building, an \$85 million new College Preparatory Technical High School in Long Beach, a \$90 million joint new High School and Community College Continuing Education Center in Yorba Linda, a Monrovia High School \$72 million new Administration, Gymnasium and Science Building, a new \$38 million GTE Middle School, a new \$37 million Valadez Middle School, \$60 million new Science Building, Student Services Building and modernization at Arcadia High School and numerous projects in the \$1 million to \$20 million range. Additionally, KCS also provides Quality Control Services on several new projects in the \$30 million range and has worked at the Port of Los Angeles, and other public institutional and private sector projects.

KCS has a well-earned reputation working with both private and public sector clients. KCS can provide the administrative support and management oversight to ensure our KCS quality assurance inspectors and project/construction managers work as a team in the client's best interest and ensure a thorough project certification and close-out process. KCS has written numerous QA/QC plans, Testing Programs, and routinely performs Quality Control Services for contractors on large complex projects. KCS has written protocols for managing communications between contractors, IOR's, Special Inspectors, Testing Labs, CM's, and architects.



Our background in quality assurance inspection and construction management/contracting has provided us the knowledge base to assist the District in managing schedules, coordination of trade inspections, submittal reviews, reviewing changes in the construction documents, documenting potential litigation, minimizing claims, and close-out of projects.

KCS has inspected and managed more than \$3 billion of construction projects over the past 30 years. We respect the roles and concerns of all members of the project team. We have gained the trust of our clients which have lasted for as long as the duration of their bond programs and beyond. In several instances, Knowland Construction Services has taken over projects from other construction firms in a school district or public agency. We believe it is beneficial to provide an environment that is always cooperative and professional. We encourage you to contact several previous Client/Districts. KCS is proposing the following personnel to manage the inspection management and construction processes for Newport-Mesa Unified School District and guarantees that each proposed individual is well-qualified and possesses the necessary professional inspection and management experience to handle all new-construction and modernization projects throughout the District.

3.1.3 SENIOR STAFF EXPERIENCE

Christopher Knowland – Project Executive

BA- Liberal Arts - Whittier College - 1983

General Contractor B61110

DSA #4331

Chris has more than 30 years-experience in the construction industry and has worked as a hands-on carpenter through college. After college, Chris worked for Craddock Engineering as a project engineer on large civil projects located in Africa and the United Kingdom. After returning to the U.S. in 1988, Chris worked for several large developers and obtained his contractor's license, and pursued building restaurants, commercial buildings and other residential projects. In 1995 Chris started working as a construction manager, performing pre-construction services and running multi-prime delivery of K-12 projects for Osborn Architects, which includes numerous projects for San Marino Unified School District and La Canada Unified School District. Chris still provides consulting services for Osborn Architects more than 20 years later. Chris obtained his credentials from the California Division of State Architect to assist him in working with problematic inspectors on his projects. After receiving his DSA certificate, Chris formed Knowland Construction Services to provide quality consulting, construction management, and DSA inspector services for numerous clients. Chris has extensive knowledge of construction methodology including scheduling, constructability, estimating, contract negotiations, and mediation of disputes. Chris has participated in various construction programs for more than 50 school Districts, and more than 1,000 DSA applications. Chris is the former President of the Los Angeles Chapter of the American Construction Inspectors Association. KCS has never been removed from a project and KCS have never lost a contract where we have worked previously. KCS manages a payroll in excess of \$600,000.00 each month.

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Chris Knowland

President

www.KnowlandInc.com

Rick Guaderrama – Project Manager

MS – Architecture – Cal Poly Pomona 1996

BS – Liberal Arts – Cal Poly Pomona 1991

Rick worked as a mason's tender during college, gaining hands-on construction experience in the construction trades. Rick worked as a Project Manager and Assistant Director of Facilities until he was named Director of Construction for Placentia Yorba Linda USD, being promoted to Executive Director of Facilities in 2007. Rick managed more than \$700 million of projects, utilizing numerous delivery methods, and running one of the most efficient building programs in Southern California. Rick retired from PYLUSD in 2018. Rick and Chris worked extremely well together, and Rick joined Knowland Construction Services, after working together for more than 15 years as a KCS client. Rick is one of the hardest working, most knowledgeable individuals in the construction industry with a hands-on, owner's perspective. Rick brings a wealth of knowledge of Program Management, Construction Management, and Facilities Management and Planning. Rick will be a Project Manager for Newport Mesa USD if Knowland Construction Services is awarded a contract.

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Rick Guaderrama

Project Manager

www.KnowlandInc.com

Jeff Kellogg – Vice President Operations**BS- Political Science – University of Oregon****Real Estate Broker License**

Jeff started out working for his family company, Kellogg Drilling Contractors, in 1977 working as a rough neck, tool pusher, and eventually Vice President of Operations. In the early 80's, Jeff installed one of the oil derricks we recently removed from Beverly Hills High School in preparation for their current construction program. Jeff soon earned his Real Estate Brokers license because Drilling Contractors are required to have one in order to negotiate mineral rights. Jeff joined MAAS Companies in 2006, performing comprehensive services for higher education including developing facilities master plans, program management and project management at the community college level. Jeff was elected to the Board of Trustees for Long Beach City College in 2002, serving until 2018, and serving as President of the Board for five terms, and managing the procurement of bond programs in excess of \$1 billion dollars. Jeff was elected to the Long Beach City Council in 1988 and served until 2000. He also served as Vice Mayor for two terms. Jeff was also the Chairman of the Governing Board for the Alameda Corridor Transportation Authority, overseeing a \$2.1 billion public works project. Jeff brings extensive knowledge in Program Management, managing bond programs, and construction management. Knowland Construction Services has been working with Jeff at Long Beach Community College District for nearly 10 years, and Jeff joined Knowland Construction Services in 2019.

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CONSTRUCTION SERVICES**Jeff Kellogg****Vice President**www.KnowlandInc.com

3.2 EXPERIENCE



3.2.1 FIRM'S EXPERIENCE: DSA INSPECTION MANAGEMENT PROCESS

Knowland Construction Services has over 30 years of extensive K-12 Project Inspection/Inspector of Record experience in both New Construction and Modernization projects. Knowland Construction Services has significant experience in managing complex inspection service programs for DSA projects. Most importantly, KCS has managed quality assurance inspection services on numerous theatres and performing arts complexes.

DSA INSPECTION CARD PROCESS

The DSA 152 Project Inspection Manual and Inspection Card process was developed by DSA and specifically Chet Widom, the California State Architect, in 2013. The DSA 152 Manual and Inspection Card is intended to provide a process of incremental inspection approvals like residential construction. In addition, the DSA 152 Manual and Inspection Card is intended to ensure that all inspections occur contemporaneously. The DSA Inspection Card process is like a concurrent certification that ensures DSA 103 Testing and Inspection requirements are met, serves as a PI interim report and a reminder list of items still to be completed. The DSA 152 process also renamed the inspectors from Inspector of Record (IOR) to Project Inspector (PI). DSA has also implemented a central information depository of record form requirements named the DSA Box. All inspectors must upload documents that are required during the construction process leading to final close-out. The primary purpose is that inspections occur prior to covering of the work and the timely receipt of required documents is implemented.

In parallel to the DSA 152 manual and inspection cards, DSA also developed PR 13-01 Construction Oversight Process to specify the roles and responsibilities of all parties involved in the construction process including the Architect of Record (AOR), PI, Contractors, School District, Laboratory of Record (LOR) and their Special Inspectors (SI), and Geotechnical Engineer of Record. The Project Inspector is administratively supervised by the owners authorized representative and receives technical direction from the Architect of Record and DSA Field Engineer. The PI ensures that all inspections and tests required by the contract documents are completed, and the PI is required to certify that the project is completed in accordance with the documents. The Project Inspector must be certified by DSA to provide services for K-14 schools.

The intent of PR 13-01 is to provide a required, prescribed method for compliance with regulations, communication, and documentation of status of construction inspections and material testing. PR 13-01 defines the inspection

card process, roles and responsibilities including PI duties, the use of the DSA 152 Inspection Card Manual and as a Testing and Inspection reference tool for Inspectors.



At KCS we believe that the construction process really should begin in the design stages with field knowledge of the work being designed. Knowland Construction Services has extensive field experience and can work with districts at the various stages of design with practical experience of implementation and constructability. The pre-construction process should begin with a thorough constructability review of the system components and requirements of inspection. The procedures outlined in PR 13-01 describe the necessary process requirements to ensure that all DSA approved documents are provided and installed to the documents developed by the professional in charge and approved by DSA. In addition, PR 13-01 describes the process of documenting changes to the plans using Construction Change Documents (CCD). There are two different types of documents: CCD A and CCD B. CCD A affects those areas of scope identified by the AOR that affect the three main areas of DSA approved documents: Structural, Fire/Life Safety and Access Compliance (ADA). CCD A's must be approved by DSA prior to commencement of changes to work. CCD B's describe changes that do not affect structural, fire/life safety and accessibility (i.e., carpet, color of casework, and finishes) and do not have to be submitted to DSA for change approval. Managing changes to the documents is critical for understanding impacts to the schedule and ensuring detailed information is available for post-construction as-builts. Procedurally each separate building on the project must have its own card and the site work should have its own separate inspection card. Finally, the intent of PR 13-01 and the DSA 152 Manual is to ensure necessary tests and inspections occur and documents received and are in the job file prior to approving (signing off) each applicable block and section of each inspection card. Inspection Card

blocks cannot be signed off until the following occur:

- Completed work complies with DSA approved construction documents.
- All necessary testing and inspections are complete.
- All relevant DSA Field Trip Notes are resolved.
- All necessary documents are received by the PI

Contractors may be prohibited from proceeding to additional work without sign off. In addition, if Contractor proceeds to cover up work prior to sign off, a Stop Work Order may be issued by DSA.

Knowland Construction Services has developed a Project Inspection Request form for contractors to submit for required inspections. The form is intended to require contractors to meet the notice requirements for inspection but also to require that work be ready for inspection. The inspection request also protects the owner regarding proper preparation of the work requested and that all preparatory and follow on work is ready for subsequent activity. KCS also realizes that construction activities are fluid and may require instances when proper requests may not be met, however every inspection will have a form describing the work inspected, status of work and evaluation of completeness per the DSA documents regardless of a formal request for inspection is provided.

Knowland Construction Services employs various methodologies for ensuring work is completed in a continuous process prior to final card block sign off. Incremental sign off the work is documented via plans and photos to document the progressive nature of construction. Our inspector will cloud applicable areas inspected to the applicable sheet of the DSA approved documents. We will make sure that a progressive process of identification is noted on the plan area of the work being inspected. In addition, if inspection is not installed properly KCS will initially notify the contractor verbally and reschedule for re-inspect and follow up with written notifications to team members.



Deviations to the plans are a serious issue that could lead to a Stop Work Order and delays to the project completion. At Knowland Construction Services we understand the importance to document all deviations as

early as possible to resolve conflicts and issues. The Architect of Record will be brought into deviation issue as early as possible in the process to ensure communications are kept up to date on all inspection issues. In addition, if cooperation is not apparent forthcoming from the Contractor, the DSA Field Engineer will be notified of the non-compliant actions. KCS will take a progressive approach towards deviations that is focused mandatory communication to all parties. On the issues of deviations, time is of the essence.

DSA Stop Work and Order to Comply requirements are prescribed in DSA IR A-13. IR A-13 describes a Stop Work Order and Order to comply pertains to:

- Construction proceeding without DSA approved documents
- Construction proceeds without a DSA certified project inspector specifically approved by DSA for the project.
- Stop Work to stop/correct work that is non-compliant and ensure that work is not concealed prior to approvals.

A-13 is very descriptive of the process required for issuing a Stop Work Order on a project. At Knowland Construction Services, we understand that this process is to be avoided whenever possible. However, if required, our goal is to ensure all documentation is in place for notices of deviation, photographic and plan descriptions, notifications to the AOR, construction administrators and the DSA Field Engineer. Further, KCS process will document fully all conditions of deviation and proposed corrective plans by the design professional are implemented correctly and documentation is communicated to all affected parties.

COORDINATION OF THE DUTIES OF PROJECT INSPECTOR

The Project Inspector shall administer duties per the DSA 152 Manual and per the DSA 152 Inspection Card as determined by the AOR. The AOR and PI shall ensure that Administrative Requirements Responsibilities of DSA PR 13-01 are monitored and followed. Knowland Construction Services will ensure coordination with the owner's representative and AOR on monthly basis to review the KCS company School District PI Performance Checklist to ensure proper Job-File Record keeping and DSA Drop Box project information monitoring follows PR-13-01 requirements. The PI and AOR shall be responsible for monitoring that the Geotechnical Engineer, Special Inspectors (SI) and Lab of Record (LOR) Daily reports, Verified Reports and Final Verified Reports are filed with DSA.

For Knowland Construction Services, the Inspectors Duties also include the following:

- Be familiar with the plans and specifications and the general contractor's plan of operations and construction and changes to the plan of

operations and construction.

- Personally observe, check and measure items placed in the construction for compliance to the contract documents, technical instructions from the Architect of Record and directives from the Owners authorized representative.
- Supervise and/or perform on-site testing and ensure that all required field and off-site tests are performed by the Laboratory of Record (LOR), the contractor or the Architect of Record as specified in the contract documents. Check and report all failed tests to the project manager, the Owners authorized representative, the contractor, and the Architect of Record and request instructions regarding resolution. Assist the project manager in checking billings from the testing laboratories to see that billings reflect only tests actually performed and requested, and that unit rates match personnel used and tests performed. Ensure that the **DSA 156: Commencement/Completion of Work**
- **Notification** is utilized throughout the course of the project for all major installations and milestones as indicated in the Critical Path Schedule.
- Provide notice of any work started prior to shop drawing final approval from Architect of Record.
- Inspect all materials immediately upon their delivery to the site to ensure that they comply with the specifications and approved submittals and shop drawings, and are in good condition, new, undamaged, etc. For items or work that is non-compliant identify in writing a **DSA 154 Notice Deviation** in consultation with Architect of Record and DSA Field Engineer.
- Receive samples which are required to be furnished at the job site; record date received and from whom, notify Architect of Record of their readiness for examination, record Architect of Record's approval or rejection; and maintain custody of approved samples. Confer with Architect of Record to identify mock-up samples required; determine where and how mock-ups are executed, and ensure adherence to design specifications and documents.
- Record the Architect of Record's and design consultant's verbal instructions during field supervision trips, in the Project Inspector's daily diary for that day or on a field instruction report. Whenever contacting a consultant directly, the inspector shall review the situation with the Architect of Record before issuing instructions. Should there be any question by the PI as to the consultant's instruction, he shall consult the

Architect of Record whose decision shall govern. Record and provide copies of the DSA Field Engineer site visit's and notify the AOR, project manager, Contractor and OAR regarding content of visit and issues requiring resolution.

- Assist in relaying instructions from the Owners authorized representative and the Architect of Record to the contractor and in relaying problems from the contractor to the Architect of Record and Owners authorized representative for solution. Actively assist in securing decisions and clarification from the Architect of Record in a timely manner.
- Monitor Architect of Record submittal log to assure all submittals are approved in a timely manner (this includes resubmittals). Identify long lead submittals and critical path impacted submittal issues.
- Review the contractor's work on the required record drawings weekly to ensure that they are accurately marked up as required. Report any non-compliance at project meetings.
- Check the contractor's estimate of work completed for partial payments based on the approved cost breakdown.
- Monitor progress schedule to reflect work completed vs. actual time. Verify durations and resources have not been revised unless approved by the school district. If revised must submit new baseline revision for review.
- Advise the project manager, the Owners authorized representative, and the Architect of Record of circumstances surrounding requested changes in the work.
- Maintain a daily diary describing the general work performed, noting problems, rejections, and unusual events. The diary should be completed daily, and factually. The diary should reflect the contractor's activities each day and include weather conditions and personnel working. The diary shall be signed in ink below the last entry; if the diary is electronic in form, print out each day's diary, sign in ink below last entry, and maintain signed copy to file. Fill out and transmit to the Owners authorized representative a report of injury whenever there is an accident. Provide a weekly report on the form provided (utilizing form "Project Daily Status Report". The daily/weekly reports shall be reconciled.
- Assist the owners authorized representative, the project manager, and the Architect of Record in the final inspection and project acceptance

phase.

- Upon completion of the project, review with the project manager and the Architect of Record any and all guarantees, keying, operating instruction, completion of final punch list items, etc., that are called for in the project documents. Confirm that these are received before certifying the completion of the work in writing.
- Execute the Certification of Completion form, at completion of construction, that the project was constructed in accordance with the project documents.
- Complete and transmit the **Project Closeout Checklist** to the Owners authorized representative.
- Enforce the restrictions particular to the project as identified in the special conditions and Division I requirements.
- Report to the Owners authorized representative and the project manager poor performance or any acts prejudicial to the Board of Education interests. This report shall be in writing, verifying a telephone call to the Owners authorized representative whenever such conditions may come to inspector's attention.
- Ensure that Special Inspectors (SI) and Lab of Record (LOR) Inspectors prepare detailed daily inspection reports outlining the work inspected and provide the project inspector a copy of the reports within one day of the day the inspections were performed (Per PR 13-01).
- Immediately submit reports of materials or work not conforming to the requirements of the DSA-approved construction documents. These reports shall be submitted to DSA, the architect, structural engineer, project inspector and the school district (Per PR 13-01).
- Submit daily special inspection reports in a timely manner such that construction is not delayed and not to exceed seven days from the date the special inspections were performed. The reports are to be submitted to the architect, structural engineer, and the school district. As a convenience, and if agreed upon by involved parties, the special inspection reports may be submitted electronically as identified in Section 4 of this procedure and within 14 days of completion of the SI work (Per PR 13-01).

Conduct of the Project Inspector (PI)

The Project Inspector (PI) in the conduct of his/her duties, must:

- Maintain an effective working relationship with the contractor, the Architect of Record, the campus, and the project manager, so as to safeguard the interest of the Board of Education;
- Be tactful, firm, and fair in his/her insistence to the adherence of the intent of the contract documents.
- Review and inspect work and materials in a timely manner so as to avoid, as much as possible, disruption to the schedule or work already in place;
- Rely on the Architect of Record to solve technical problems during construction;
- Exert extreme care that verbal and written communications to the contractor cannot be misinterpreted as changes in the scope of the work, or a change in the contract amount, unless the communication has the written approval of the Owners authorized representative.



3.2.2 PROJECT LISTING

Knowland Construction Services has successfully provided DSA inspection services on more than 1,000 DSA school sites that include both new construction and modernization projects. Additionally, KCS provides general contracting and development for private projects. KCS staff include construction managers, project managers, DSA inspectors, architects and numerous individuals with multiple advanced degrees. Our success is due to our passion for construction and our unique ability to seek and retain qualified construction professionals in the industry. KCS is familiar with all relevant government agencies, public works regulations, OPSC, DSA, DGS, DTSC, public utilities, fire marshalls, and Division of State Architect Field Engineers and San Diego Management Staff.

3.2.2 PROJECT EXPERIENCE:

Anaheim Union High School District

2017- Present

REFERENCES:

Tim Holcombe – Deputy Superintendent.
(Now with Newport Mesa)

Patty Neely – Director of Facilities
neely_p@auhsd.us

Dale Junior High School

Project Cost: \$39 million

Project Description:

This specific project included a new library, gymnasium, classroom buildings, and modernization of classroom buildings.

Knowland Construction Services has provided project management, DSA inspection, survey, constructability, project close-out and staff augmentation for more than \$300 million of projects, including new construction, modernization, infrastructure, ADA upgrades and maintenance projects.



South Orange County Community College District

2018- Present

Saddleback College Stadium Project

REFERENCES:

Mary Opel – District Representative (949)433-5045 | mopel@socccd.edu

Geoff Doorn – Architect (310)947-2904 | gdoorn@steinberghart.com

Saddleback College Stadium Project

Project Cost: \$55 million

Project Description:

Project consists of construction of Saddleback College's complex for football, soccer and track & field with over 8,000 seats, a (9) lane running track, (2) football practice fields, a turf soccer field, thrower park, concession stand, private event rooms, storage facilities, modern press box, athletic team meeting rooms, state-of-the-art score board and sound system with integrate Wi-Fi technology and full ADA compliance.



Capistrano Unified School District

2018

REFERENCES:

John Forney – Executive Director of Construction 949 289-3902

Estancia K-8 – New School

Project Cost: \$29 million

Project Description:

This specific project included a ground up new elementary school on a 14 acre site, as well as a new \$8 million new joint use park and gymnasium for Rancho Mission Viejo.

Knowland Construction Services and CJK Construction Management have provided full service construction management, project management, DSA inspection, constructability, project close-out and staff augmentation for more than \$150 million of projects, including new construction, modernization, infrastructure, ADA upgrades and maintenance projects.



San Bernardino Community College District

2019

REFERENCES:

Hussain Agah – Director of Facilities (951) 505-4405

Valley College Athletic Complex

Project Cost: \$78 million

Project Description:

Project consists of construction of a new state of the art Athletic Complex. KCS was awarded a construction management contract as well as DSA inspection contract for the \$441 million bond program which included the athletic complex.



Beverly Hills Unified School District

2019 - Present

REFERENCES:

Don Blake – Bond Manager 760 445-9864
Robert Uribe – WLC Architects 909 938-6535

El Rodeo Elementary School

Project Cost: \$92 million

Project Description:

Project consists of construction of a new state of the art Athletic Complex. KCS was awarded a construction management contract as well as DSA inspection contract for the \$441 million bond program which included the athletic complex.



Antelope Valley Community College District

2012 – 2018

REFERENCES:

Ron Benedetti – Director of Facilities
(661) 429-4102

Student Services Complex

Project Cost: \$ 54 million

Project Description:

Project consists of construction of a new 2 story structural steel building utilizing multiple prime delivery. KCS was awarded a contracts for multiple projects on the main campus in excess of \$200 million. KCS provided DSA inspection and project close-out for various projects in the District.



Arcadia Unified School District

2004 – 2018

REFERENCES:

Jim Leahy - Director of Facilities
(626) 808-7777

Arcadia High School

Project Cost: \$140 million

Project Description:

Project consists of construction of a new Performing Arts Building, Student Services Building, Science Building, Media Center, new Stadium and classroom modernizations. KCS provided Project Management and DSA inspection for various projects throughout the District.



Los Alamitos Unified School District

2017 – Present

REFERENCES:

CJ Knowland - Director of Facilities
(714) 794-7006

Los Alamitos High School

Project Cost: \$48 million

Project Description:

Project consists of construction of a new 3 story STEM building. KCS has provided DSA inspection and project management services for multiple projects around the District for 15 years.



San Marino Unified School District

2016 – Present

REFERENCES:

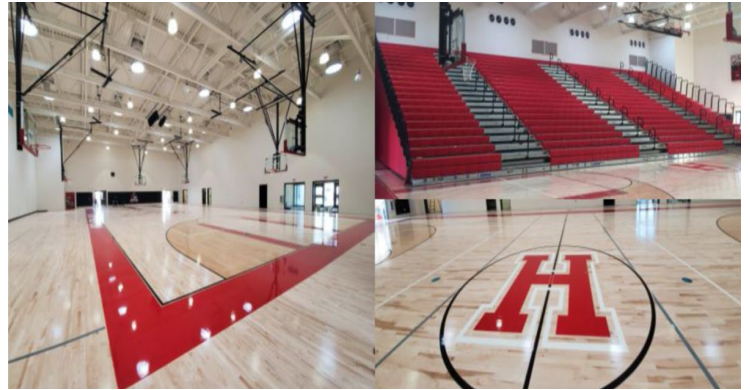
Jim Leahy – District Bond Manager
(626) 808-7777

Huntington Middle School

Project Cost: \$14 million

Project Description:

Project consists of construction of a new gymnasium and multi-purpose building. Chris Knowland performed construction management and DSA inspection for various projects. Projects were primarily multi-prime delivery.



Saugus School District

2018 – Present

REFERENCES:

Lori Rubenstein – District Project Manager
(661) 343-2509

Skyblue Mesa Elementary School

Project Cost: \$12 million

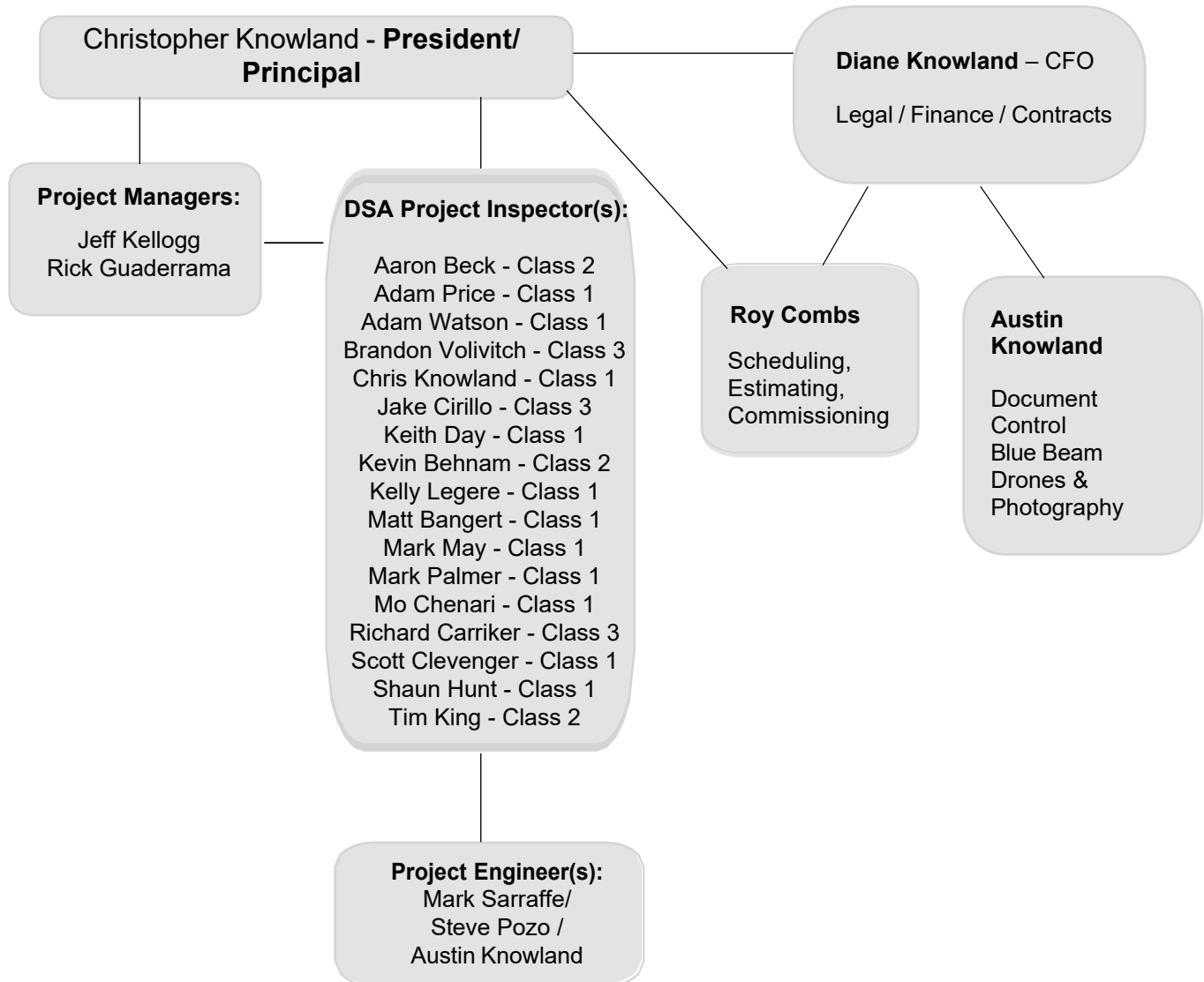
Project Description:

Project consists of construction of a new library building, as well site infrastructure. KCS is providing project management and DSA inspection for numerous projects throughout the District.



3.2.3 PROJECT TEAM & RESUMES

Newport-Mesa Unified School District:



3.2.3 PROJECT TEAM

Christopher Knowland- President / Principal

Certificates: DSA Class 1 #4339 / ICC structural steel/ welding/ DSA Masonry/ LCI / CMAA / B611190 General Contractor. Chris has more than 25 years in Construction Management, Engineering, Architecture, Development and Inspection. Chris will focus on quality control, client relations, overseeing all project schedules, change order negotiations, quality control issues, and project close-out.

Jeff Kellogg / Rick Guaderrama – Sr. Project Manager(s)

Jeff will provide continuous periodic over-site of all projects and be available for board meetings, outreach, planning functions, and assistance as required. Jeff has worked on projects with KCS for more than 8 years. Rick has a masters degree in architecture and is one of the most knowledgeable project managers in the industry. Rick will be in charge of all preconstruction services and day to day accountability for all projects. Rick understands all aspects of program management, and how to run an efficient construction program. Rick's trade background is masonry. Rick has worked on projects with KCS for more than 14 years.

Aaron Beck / Adam Price / Adam Watson / Brandon Volivitch / Chris Knowland / Jake Cirillo / Keith Day / Kelly Legere / Kevin Behnam / Matt Bangert / Mark May / Mark Palmer / Mo Chenari / Richard Carriker / Scott Clevenger / Shaun Hunt / Tim King - DSA Project Inspector(s)

All proposed PIs have previously worked with KCS on past projects and have proven their professionalism as IORs. DSA Project Inspectors are responsible to evaluate plans and specifications for construction projects to ensure conformance with DSA regulations. PIs are responsible for overseeing, reviewing and conducting inspections throughout all construction phases of each project. All proposed IORs are DSA certified and will be assigned to inspect the work completed, compare it to the approved plans for compliance, and issue an inspection report daily to verify the all construction is within the minimum safety standards for every project.

Roy Combs – Schedules / Constructability / MEP

Roy has worked with KCS off and on for more than 20 years. Roy Combs is one of the most knowledgeable hands-on individuals in the industry when it comes to scheduling, plumbing, and mechanical systems.

Mark Sarraffe / Steve Pozo / Austin Knowland - Project Engineer(s)

A KCS Project Engineer maintains project schedule by monitoring project progress, coordinating activities, and resolving problems on the project site. Project Engineers also assist the IOR in reviewing the design, specifications, plan schedule changes, and ensure proper documentation of all construction processes are being recorded throughout the entire project duration.

Aaron Beck

DSA Class 2 Project Inspector #5927

PROFILE:

Mr. Beck is a seasoned construction professional with more than 15 years-experience in the construction industry as a Project Inspector & General Contractor. Aaron possesses extensive knowledge and experience working with DSA regulations, standards, and procedures for K-12 project in various school districts all over Southern California. Aaron's background as a General Contractor, gives him capability of successfully managing and performing throughout all phases of construction.

CERTIFICATIONS / LICENSES:

DSA Class 2 Project Inspector #5927

WORK EXPERIENCE:

2018 -Present | DSA Class II Project Inspector – Anaheim Unified High School District - Knowland Construction Services

Anaheim Union High School District. Cypress High School. Project Cost: \$13.5 million. Provide DSA inspections to the alterations of existing student parking lot, quad, utilities and pool/deck.

2018-2019 – DSA Class II Project Inspector -

2016 – 2018 | DSA Class II Project Inspector - Knowland Construction Services

Anaheim Union High School District. Responsible for inspections on modernizations, infrastructure and ADA upgrades. Further work included shade structure solar projects.

Ves Ninov – Project Manager 714 863-0624 ninov,v@gmail.com

September 2014 – March 2016 | Foreman)- General Contractor, Construct 1 Corp

DSA #04-111332; Project – Hill E.S.; Cost \$2,674,710. Alterations to the entire school. Wood framing, HVAC upgrades.

June 2015 – September 2015 | Superintendent - General Contractor, Construct 1 Corp.

DSA #04-114163 ; Project – Emery E.S.; Cost \$887,588, Alterations to 7 classroom buildings.

March 2015 – June 2015 | Superintendent - General Contractor, Construct 1 Corp. DSA #04-112079; Project – Clairemont H.S.; Cost \$6,254,192, New Academy of Business Technology building.

December 2014 – March 2015 | Foreman - General Contractor, Construct 1 Corp

DSA #03-115226; Project – Long Beach Community College; Cost \$6,206,967, Modernization of the 3 story Nursing & Health.

June 2014 – December 2014 | Superintendent - Contractor, Construct 1 Corp.

CM, Bernard's Construction, DSA #03-112959

March 2011 – February 2012 – General Contractor, ASR Constructors Inc. (Superintendent)

(No longer in business)

Project – Riverside County Flood Control; Cost \$2,300,000, new 20,000 sf facility.

August 2010 – March 2011 | Superintendent - Contractor, ASR Constructors Inc. (Superintendent) CM, Bernard's Construction, DSA #04-109120; Project – Chaffey Community College; Cost \$2,500,000, All concrete for a 2 story moment frame building and site improvements.

July 2010 – January 2011 | Superintendent - Contractor, ASR Constructors Inc.

DSA #04-108952; Project – Del Norte E.S.; Cost \$950,000, New 4,000 sf wood frame building and CMU mechanical enclose/retaining wall.

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Aaron Beck

DSA Inspector

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REFERENCES: *Available upon request

Adam Price

DSA Class 1 Project Inspector #5210

PROFLE:

Mr. Price has over 15 years construction experience and has been involved in a variety of projects which include, educational facilities, industrial parks, underground parking structures, commercial/retail buildings, residential, and water/power generation plants. Mr. Price is proficient in plan reading, interpreting specifications, and have solid knowledge of construction techniques and application of appropriate building codes. As a result of his experience, Mr. Price understands the importance of scheduling, monitoring of project budgets, project safety, and team partnering for conflict resolution. Mr. Price also has strong communication skills and believes in having an open dialog with team members is the key to a successful project.

EDUCATION:

High School Graduate, Brea Canyon High School
Riverside Community College

CERTIFICATIONS:

DSA Class I Project Inspector, DSA. # 5210

ICC Commercial Building Inspector I.C.C # 5053282

Certified Reinforced Concrete Special Inspector, I.C.C. # 5053282-49

Certified Special Inspector Structural Masonry, I.C.C. # 5053282-84

A.C.I. Certified Field Testing Technician Grade I

Spray Applied Fireproofing Special Inspector, I.C.C. # 5053282

WORK EXPERIENCE: 2004 – Present

Temecula Valley Unified School District, Rancho Elementary School

DSA #04-118998 & 04-119104 Major modernization of existing elementary school including the addition of three new buildings and one addition to the administration building. Site work includes a new segmented retaining wall for a bus drop off area.

Temecula Valley School District Vail Elementary

DSA # 04-116811, \$14 million-dollar budget.

Construction of two new type V one- and two-story buildings. Also includes modernization of existing buildings and site upgrades. Architect, MGPA Fred Gualda. Construction Manager, Neff Ruben Mero.

Desert Sands Unified New Elementary School # 7,

DSA # 04-115397, \$25 million-dollar budget. Construction of new type V elementary school. Project includes 3 single story fully sprinklered wood frame buildings, site work, new infrastructure and street improvements. Architect, LPA Inc, Steve Key. Construction manager Bernard's, Sarah Johnson.

Crafton Hills College LADM Renovation,

DSA # A04-113303, \$9million dollar budget. Renovation of existing learning and administration buildings. Project consisted of a 3 story poured in place concrete building. All building components were completely removed down to base structure. Structural enhancements for seismic were installed along with all new utilities and interior partition walls. Architect : PMSM, Martin Hartmann (805) 963-1955. PM Kitchell/Brj, Brooke Duncan (909) 740-6869

REFERENCES :

Janet Dixon -Director of Facilities Development
Temecula Valley Unified School District
Email: jdixon@tvusd.us Phone: (951) 506-7914

Patrick Cisneros- Director, Facilities
Desert Sands Unified School District
Email: patrick.cisneros@desertsands.

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Adam Price

DSA Inspector

www.KnowlandInc.com

Adam Watson

DSA Class 1 Project Inspector #5135

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CONSTRUCTION SERVICES



Adam Watson

DSA Inspector

www.KnowlandInc.com

PROFILE:

Mr. Adam Watson has over 20 years-experience in the construction of large ground-up and modernizations. for DSA and OSHPD. Adam has worked on numerous projects in the \$20 - \$200 million range. Adam is one of our best inspectors known for his ability to work well with people, his hands-on knowledge of the construction process, have a strong work ethic, and a common-sense ability for finding solutions to issues which arise on projects.

EDUCATION /CERTIFICATIONS:

DSA Class I Project Inspector #5135

College of Oceaneering, Welding Technology, San Pedro, CA

Seminars: DSA School Construction - Structural / Life / Safety /DSA Masonry / AWS Welding / ICC Fireproofing / Radiographic Testing II / Magnetic Particle II / Liquid Penetrant II / Ultrasonic II / Soils Compaction, Grading & Nuclear Density Testing / Concrete

WORK EXPERIENCE:

2019 - Present | Knowland Construction Services, Long Beach City College

Kinesiology & Aquatic Center #03-119628. Responsible for the inspections on a new \$40 million 2-story Aquatic Center, Swimming Pool, (2) Fabric Shade Structures, (2) Scoreboards, Outdoor bleachers, playground/fields, and site improvements. Softball Buildings, Baseball Turf Field & Backstops, Scoreboard.

2015 – 2018 — Knowland Construction Service, Capistrano USD / Fullerton College

Project Inspector. Responsible for inspections on a new middle school, infrastructure, structural and MEP projects at various locations.

2014 – 2015 — Knowland Construction Service, Los Angeles Community College District,

Project Inspector. Responsible for project inspections on a new \$22 million athletic facility consisting of a gymnasium, classroom buildings and site facilities.

2013 – 2014 — Knowland Construction Service, Hawthorne High School

Project Inspector. Responsible for project inspections on a \$38 million new construction project (phase I) consisting of RBBF structural steel system, glass curtain wall, and scrim. Project included soil remediation utilizing stone piles and a lime cap treatment. WLC Architects

2011- 2012 — Knowland Construction Service, El Dorado Performing Arts Center

Project Inspector. New \$13 million ground up performing arts center. MVE Architects.

2010 – 2011 — Knowland Construction Service, YLHS Aquatic Center

Focused on the Stadium and locker buildings as an Project Inspector. New \$15 million concrete stadium and aquatic center. WLC Architects.

2008 – 2010 — Knowland Construction Service, Yorba Linda High School

Project Inspector. New \$72 million ground up high school on 64 acres, including ball fields, tennis courts, retaining walls and Musco Lighting.. WLC Architects.

REFERENCES:

DJ Otarodi – LAUSD Inspection Services — (949) 633- 5925

Blaine Yoder – Project Manager Telecu — (760) 801- 3849

Rick Guaderrama – Director of Construction PYLUSD — (714) 296- 7252

Brandon Volivitch

DSA Class 3 Project Inspector # 6095

EXPERIENCE:

Brandon has more than 5 years-experience as a tradesman, site manager, and DSA inspector on education projects. He also has excellent communication skills, administrative skills, and understands DSA Box and reporting procedures. Mr. Volivitch has been with the Knowland Construction Services team for over a year working on various projects.

LICENSES/CERTIFICATIONS:

DSA Certified Class 3 Inspector #6095. Procore construction software, Raken Construction Software, Microsoft Word, Excel, and Powerpoint. GoogleDrive and Docs. Quickbooks desktop and online cloud version.

WORK EXPERIENCE:

Fullerton Joint Union High School District, Fullerton High School Elevator Addition #04-117308
May -November 2020

IOR
Inspected excavation, mat foundation, erection of steel HSS, concrete, underground utilities, disconnects, modular elevator towers, rated walls, fire alarm, low voltage communication, handrails, signage, accessibility, site work.

Tustin USD, Solar Structure Projects/Site Improvements

#04-118866

December 2019-July 2020

Assistant IOR

Inspected footing excavation, rebar cage placement, erection of steel HSS, caisson footing, photovoltaic panels, underground boring, transformer, disconnects.

Rancho Santiago CCD, Santa Ana College, Science Center #04-115788

Assistant IOR

February 2019-Current

Three story Science Building with laboratories, classrooms, lecture spaces, study spaces, offices, and greenhouse. Construction Type II-B. Inspected Framing, rated walls, light standard footings, fire sprinkler, fire alarm, grading, flatwork, drywall, windows, curtain walls, greenhouse, finish work, ADA casework, ADA ramps, UL firestopping systems, rough MEPs, lab exhaust, lab waste, compressed air, pure water, t-grid, shaft enclosures, rated stairway construction, elevator, underground utilities, data, fiber, chill pipe system, greenhouse.

Huntington Beach City School District

July 2019- Dec 2019

#04-118030, 04-117605, 04-117604, 04-117608, 04-117607, 04-117606

IOR

Site Security Fencing. Inspected footing depths, footing placements, gate attachments, knox box, ADA access.

Oak View Elementary School #04-110177

June 2014-August

Project Manager

ADA upgrades, Inspected underground utilities; trench/backfill, gas, telecomm, power, sewer, fire lines, and storm drains. Framing, footing, portables, fire alarm, grading, drywall, CMU, shade structure, and finish work

Oak Middle School #04-112514

Site Construction Manager

April 2013-June 2014

Complete modernization of the school and new sports field. Oversaw all construction aspects of the project including: Underground utilities, trench/backfill, gas, telecommunication, power, sewer, fire lines, and storm drains. Framing, footings, portables, fire alarm, grading, drywall, CMU, shade structure, and finish work.

Hopkinson Elementary #04-111339

Site Construction Manager

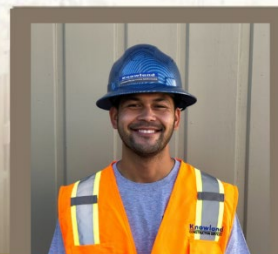
June 2012 – April 2013

Complete modernization of the gym and main locker rooms for the high school. Oversaw all construction aspects of the project including: Underground utilities, trench/backfill, gas, telecommunication, power, sewer, fire lines, and storm drains. Framing, footings, portables, fire alarm, grading, drywall, CMU, and finish work.

REFERENCES:

Steve Jaime, Class 1 Inspector (562)715-1251
Gustavo Alvarado, Architect HGA (310)557-7619
Michael Henning, Architect BCA (949)774-2903

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Brandon Volivitch

DSA Inspector

www.KnowlandInc.com

Chris Knowland

President of Knowland Inc.

PROFILE: With more than 25 years' experience in construction, engineering, architecture and inspection. Project experience ranges from large refinery turnarounds, civil projects And DSA projects up to \$100 million. Experienced in running and inspecting multiple prime, Lease-Leaseback, Design Build IPD, CM at Risk and Agency Contracts. Knowledge of Lean Construction, short interval production scheduling and pull planning. Experienced in the development of testing and inspection programs, and 4 phase quality control plans. Knowledge of Title 24, Education Code, DSA regulations

EDUCATION:

Whitter College / Bachelor of Art in Liberal Arts

American Construction Inspectors Association – L.A. Chapter Member –

Lean Construction Institute / CMAA

General Building Contractor / Journeyman Carpenter

SEMINARS / CEERTIFCATIONS / SKILLS:

DSA School Construction - Structural / Life / Safety / DSA Masonry / Welding / Soils Compaction, Grading & Nuclear Density Testing / Structural Concrete / OSHPD / Lean Construction / CETA Methane Gas Vapor Mitigation certified / Precast Concrete Certified / ICF Insulated Concrete Forms / Compaction Grouting / Rock Piles / SWPPP / Cal Green /CHIPS / MS Office / Prologue / Procore / Bluebeam / Submittal Exchange / DSA Legacy Certification

WORK EXPERIENCE:

2014 – Present — Knowland Construction Service, Present BHUSD /CVUSD /Oceanwide

Project Manager. Responsible as an owner representative on a new \$1 billion 49 story tower at Central Figueroa, Los Angeles. Duties include review of work in progress, applications for payment, and development of a monthly summary report for the owner and investors.

2011 – 2013 — Knowland Construction Service, Various Community College & K-12 District \$600 mill.

Project Manager. Responsible for managing 50 inspectors and assisting various Districts in their construction programs by assisting in set-up, constructability, RFQ development, project close-out, litigation mitigation, and trouble-shooting issues during construction programs.

2006 – 2011 — Knowland Construction Service, Yorba Linda USD \$400 million.

Project Manager / DSA Inspector. Perform inspections on a new \$72 million new 64 acre high school project and man- age numerous other inspectors on other projects within the District.

2005 — 2006 Knowland Construction Service, Port of Los Angeles \$7 million Class I

QA/QC – DSA Inspector. Responsible for coordination of all inspection and testing for a 4 story concrete structure. At CM's / Architect request, performed value engineering resulting in a savings of over \$300K for the project.

REFERENCES:

Darcie Gumbayan – LPA Architects (949) 701- 4117

Robert Uribe – WLC Architects (909) 987- 0909

Rick Guaderrama – Director of Facilities PYLUSD (714) 296- 7252

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Chris Knowland

President

www.KnowlandInc.com

Jake Cirillo

DSA Class 3 Project Inspector #6620

PROFILE:

Mr. Cirillo is an well-experienced Project Inspector who specializes in public, k-12 and commercial projects as a project inspector with over 8 years in the construction field and 5 years as a special inspector. Jake has good communication skills and is a professional member certified by the DSA, ICC and ACI.

LICENSES / CERTIFICATIONS:

DSA Class 3 Project Inspector No.6620

ICC California Commercial Electrical Inspector
ICC California Commercial Mechanical Inspector
ICC Prestressed Concrete Inspector
ICC Reinforced Concrete Inspector
ICC Commercial Building Inspector
ICC Fireproofing Inspector
ICC Structural Steel and Bolting Inspector
ICC Commercial Building Inspector
ACI Concrete Field Testing Technician Grade-I

ACI Adhesive Anchor Installation Inspector
L.A. City Inspector Concrete Inspector
A. City Inspector Drilled in Anchors

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Jake Cirillo

DSA Inspector
www.KnowlandInc.com

WORK EXPERIENCE:

June 2020 to Current - Knowland Construction Services - ABC Unified School District, Anaheim Union High School District.

DSA Class 3 Project Inspector. A#03-120481, #03-120482, #03-120483, #03-120484, #03-120485, #03-120486. Additions and Alterations to 1 Administrative Building, Restroom Building, Fire Alarm Upgrades.

June 2019 to January 2020 Assistant Inspector - Fountain Valley, CA

Assistant Inspector:

Courreges Elementary School DSA No. 04-116586 \$5.8 million

Cox Elementary School DSA No. 04-117589 \$5.0 million

Fulton Middle School DSA No.04-117590 \$6.75 million

Tamura Elementary School DSA No. 04-04-17588 \$4.2 million. Modernization and HVAC replacement of 29 buildings at 4 campuses. Duties included all site work, underground activities, soil stabilization, concrete, wood frame and all mechanical, electrical, plumbing, HVAC systems, ADA work. Doors, windows, flooring, paint, cabinets, finishes, T-Bar ceilings, and fire alarm systems. Administrative and management work as Title 24, including filing systems (RFI logs, submittals, etc.). Submitted daily and semi-monthly reports, attended pre-construction and weekly meetings.

November 2018- 2019 - Special Inspector - Koury Engineering - Los Angeles, CA

Case Hotel \$55 million

Seismic upgrade and modernization of 13 story 148 guest room hotel. Provided continuous special inspection of reinforced concrete, drilled in anchors, structural masonry.

October 2016 – November 2018 - Special Inspector- Koury Engineering - Long Beach, CA AMLI

Park Broadway \$100 million

222 unit apartment building. Provided continuous inspection of post tension concrete, reinforced concrete, structural masonry and wood framing.

May 2015 to October 2016 – Special Inspector - Koury Engineering - Irvine, CA

Blizzard Parking Structure \$29 million

5 level, 214,000 sq.ft parking structure - Provided continuous inspection of post tension concrete, reinforced concrete and structural masonry.

REFERENCES:

Chris Bailey- DSA Class 2 project inspector 1 (760)927-6264

Eddie Pasache- DSA Class 2 project inspector 1 (310) 367-9106

Captain Garrett Pierce- United States Marine Corps Naval Aviator (949) 257-7126

Keith Day

DSA Class 1 Project Inspector #2615

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DSA Inspector
www.KnowlandInc.com

PROFILE: Keith has more than 30 years-experience working on large institutional and commercial building projects with the focus of experience on community college projects. Keith has more than 10 years-experience working with NOCCD on design/build projects. Keith gets along well with contractors and licensed professionals, and clients have provided excellent reviews of Keith and consistently ask him to work on additional projects when possible. Keith has excellent communication skills, administrative skills and computer skills.

EDUCATION / CERTIFICATIONS:

- **DSA Class 1 Project Inspector #2615**
- El Camino College – Construction Management
- NOCCD – Project Management Certificate
- Coastline CCD – Masonry / NEC / Fire Life Safety
- Fullerton College – Plumbing Code Enforcement

WORK EXPERIENCE:

2017 – Present Knowland Construction Services, LBCCD / Sweetwater Unified School District

Project Inspector. Responsible for the inspection of a modernization and addition of a Performing Arts Center, including structural steel and curtain wall systems. Further work included a \$50 million District wide HVAC project at multiple sites.

2015 – 2016 Knowland Construction Services, Cypress Community College

Project Inspector. Responsible for providing DSA Project Inspections on a Thermal Expansion Storage Tank project, including new central plant and infrastructure. Further work included new air handlers, boilers and electrical systems and associated structures.

2007 – 2014 Knowland Construction Services, Fullerton Community College

Project Inspector. Responsible for a new Technology and Engineering Complex, a new 3 story science building, new central kitchen, new administration building and classroom buildings. Further duties included inspection of various modernizations, ADA upgrades and infrastructure projects. Projects includes concrete, structural steel and curtainwall building elements. Further duties include modernization of additional structures.

2004 – 2007 Knowland Construction Services, Cypress Community College

Project Inspector. Responsible for project inspections on a new Administration building and a new Student Activities Center. Further work included a new 2 story Library and Learning Resource Center.

2002 – 2002 Knowland Construction Services, Fullerton Community College

Project Inspector. Provided inspection on a new 2 story library building.

2000 – 2001 Knowland Construction Services, North Orange County Community College District

Project Inspector. Responsible for project inspections on a modernization of a 10 story building and site work.

REFERENCES:

Lucian Runge - R2A Architecture –	714 435-0380
Tamara Badkerhanian – BSE Engineering	858 279-2000
Ivan Thomas - P2S Engineering	562 497-2999

Kelly Legere

DSA Class 2 Project Inspector #6115

WORK EXPERIENCE:

2019- Present Knowland Construction Services, South Orange County Community College District, Saddleback College

Project Inspector. A#04-118811; #04-119249; Responsible for inspections for the construction of a Warehouse Canopy, 1-racking system, (1) T-connector road, parking lot, Safety netting at Baseball field..

2016 – Present Knowland Construction Services, Saddle Back College / Capistrano USD.

Project Inspector. Responsible for inspections on modernizations, HVAC, roofing and ADA projects.

2009 Inspector of Record for Chino Valley Unified School District – Levi Dickey Elementary A# 109190 – **Modernization** of entire school, new t-bar grid system, fire alarm system and devices, FAC Panel, casework in all classrooms, paint, carpet, electrical, flooring, all restrooms brought to ADA code, new plumbing and fixtures, new ADA drop-off area, new CMU trash enclosure and can wash, new asphalt parking lot and light standards.

2007 ~ 2009 Inspector of Record for Chino Valley Unified School District – Chino High

A# 107025 Modernization of entire school, installation of six portable classrooms and two portable restrooms on concrete foundation, complete new fire alarm system and devices throughout, carpet, paint, flooring, seven restroom brought to ADA code with new finishes. In administration building, new walls added, framing, electrical and plumbing.

2006 ~ 2007 Inspector of Record for Chino Valley Unified School District

- **Ramona Junior High** A# 107687 – **Modernization** of entire school, new ADA drop-off area, t-bar ceiling, flooring, tack wall, fire alarm system, doors and hardware, new ADA concrete approach for each classroom.

- **Marshall Elementary** A# 107685 – **Modernization** of 12 classrooms, two restrooms brought to ADA code, new ceramic tile flooring, electrical, tack wall, carpet, door in-fill, door and hardware, refurbish of case work.

- **Newman Elementary** A# 107686 – Complete **modernization** of 10 classrooms, three restrooms brought to ADA code, new electrical, wall in-fill, case work, doors, hardware, carpet and VCT flooring.

- **Los Serranos Elementary** A# 107684 - Two-story **modernization** of entire school - new ADA bathroom upgrades, fire alarm system and data, tack wall, t-bar ceiling system, carpet and case work throughout entire school. New concrete ADA ramp upper to lower campus.

2005 ~ 2006 Inspector of Record at Baldwin Park Unified School District. Baldwin Park High Athletic Stadium
- Installation of new synthetic grass and track, concrete ADA bleachers and CMU Press Box.

2004 ~ 2005 Assistant Inspector of Record for new multi purpose buildings of the following: **Woodcrest Elementary, Richman Elementary, Pacific Drive Elementary** in Fullerton Unified School District.

Construction of CMU wall, wood frame & glue lamb construction, TJI joist roof framing & steel post. Square footage 4,000 per MPR.

REFERENCES:

Mark Kemp, Charmichel Kemp Architects 626-357-9880

Greg Stachura, Chino Unified Valley School District, Construction Coordinator 909-628-1201 x1450

Kelvin Okino, Bernards Construction Management, Orange County Project Executive 714-446-0673

Rich Gandt , Edge Development, Construction Manager, 619-247-2579

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Kelly Legere

DSA Inspector
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Kevin Behnam

DSA Class 2 Project Inspector #2218

PROFILE:

Mr. Behnam has over 25 years-experience in construction as an Owners Representative, Architect, and DSA Inspector. Kevin's possesses extensive experience in various modernization, new construction, modular, specialty buildings, site work, infrastructure, HVAC, and ADA projects. Kevin's knowledge of DSA close-out procedures has been proven to be useful asset to the construction process at every project..

EDUCATION / CERTIFICATION:

University of Oklahoma – Bachelor of Architecture, 1983

DSA Project Inspector– Class II #2218

DSA Regulations and Procedures Seminar

WORK EXPERIENCE: (9 years with Knowland Construction Services)

2017 – Present | Project Inspector - Knowland Construction Services

Stevenson Elementary, Barton Elementary and Lindsey Middle School .H.V.A.C. and Fire Alarm Upgrade.

2016 – Present - Project Inspector - Knowland Construction Services

LBUSD /Alvord Unified School District / Los Alamitos School District.

Project Inspector. Responsible for 4 HVAC upgrade projects at separate sites in Long Beach. Further work includes multi-prime modernization projects at Alvord USD, a campus wide fire alarm project at Los Alamitos High School, playgrounds and ADA improvements at Rossmore and Hopkinson Elementary School.

2008 - 2015 | Project Inspector - Knowland Construction Services

Irvine Unified School District.

Project Inspector. Responsible for DSA inspections on various projects throughout the District. Woodbridge High School, \$7 million swimming pool and aquatic center.

Lakeside Middle School, \$4.5 million addition and modernization of several buildings.

Eastshore Elementary School, \$3.5 million modernization including MEP, Fire Alarm, ADA, roofing and finishes.

Irvine High School, \$1.4 million modernization of classrooms and locker rooms.

2003 - 2007 | Project Inspector - Knowland Construction Services

Newport Mesa Unified School District.

Project Inspector. Responsible for project inspections on several small modernizations, modular building and infrastructure projects:

Sonora High School, \$3.2 million modernization.

Pomona Elementary School, \$4 million modernization.

Paularino Elementary School, \$3.5 million modernization.

Killybrooke Elementary School, \$3 million modernization.

2002 - 2003 Beverly Hills Unified School District.

Project Inspector. Responsible for inspections on a \$5,5 million modernization.

OTHER EXPERIENCE

Worked as an Owner Representative for the Irvine Company, consisting of estimating, scheduling, project management, correspondence and general management of construction programs.

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Kevin Behnam

DSA Inspector

www.KnowlandInc.com

DSA Project Inspector #6218

PROFILE: Mr. May is a seasoned Project Inspector with over 30 years of experience in the construction industry. Mark possesses an extensive background working on various multi-million-dollar, K-12, institutional, and commercial development projects. Mark also holds on-site management experience for new-construction, modernizations and remediation projects, with the capabilities to coordinate, monitor, update and maintain the construction process to schedule. Mark is excellent in communication skills with clients and other trade professionals.

CERTIFICATIONS / LICENSES:

- **DSA Class 1 Project Inspector #6218**

WORK EXPERIENCE:

2020 – Present | DSA Class 1 Project Inspector -Knowland Construction Services

Long Beach Unified School District | Responsible for inspections on a performing arts center, library and associated site work at Jordan High School. Project included concrete, structural steel, framing, MEP, finishes, acoustical clouds, ramps, storefront windows and associated work.

2018 -2020 | Project Superintendent - Balfour Beatty, Newport Beach, CA

Site Supervision of Multi-million-dollar Public Works projects. Interface with school district superintendent, principals, subcontractors, architects, inspectors and other trade professionals. Compose and update 3-week look ahead schedules. Site safety-coordinator. Conducting weekly subcontractor and site safety meetings. Quality control. Projects Include:

- Magruder Middle School, Torrance, CA - New Construction.**
- Torrance, West High School, Torrance, CA - New Construction and modernization.**
- Manhattan Beach Schools, Manhattan Beach, CA - New Construction and modernization.**
- Calle Mayor Middle School, Torrance, CA – New Construction.**

2017 -2018 | Project Superintendent - Icon West Inc., Los Angeles, CA

Site Supervision of Public Works project of \$30M+. Supervision of field personnel and trade professionals. Quality control. Site safety Coordinator. Project includes:

- Long Beach Renaissance High School For The Arts, Long Beach, CA - New Construction and modernization.**

2016 – 2017 | Project Superintendent – Angeles Contractor Inc. City of Industry, CA

Supervision of daily field operations on Public Works and commercial projects with budgets of \$8.5M to \$20M+. Compose and update 3-week look ahead schedules. Daily reports. Interface directly with PM, architect, and inspectors. Site safety coordinator. Project includes:

- Temple City High School, Temple City, CA - New Construction.**
- CGV Theaters, Buena Park, CA - New Construction and tenant improvement.**

2015 -2016 | Project Superintendent - Glen Mar Construction Inc., Clackamas, OR

Management of daily field operations on \$3M+ Public Works Federal project. Compose and update 3-week look ahead schedules. Prepared and distribute daily reports. Site safety coordinator. Performed regular job site observations to provide direction for all general contractor personnel. Conduct weekly subcontractor and site safety meetings. Project includes:

- Los Angeles National Cemetery, Los Angeles, CA - Civil Modernization: New parking lot, new roads and curbs, irrigation and landscaping.**

2005 -2009 | Project Manager / Superintendent - GC Builders, Rancho Cucamonga, CA

Project Management/Field Supervision of Public Works and commercial projects with budgets of \$23M+. Compose and update 3-week look ahead schedules. Delegate and supervise self- performance teams as required. Negotiate monthly pay applications. Site safety-coordinator.



Mark May

Project Inspector

www.KnowlandInc.com

REFERENCES: *Available upon request

Mark Palmer

DSA Project Inspector #5978

CERTIFICATIONS:

- Division of the State Architect, **Class 1 Project Inspector**, License No. 5978 Exp. Date 3/8/2021
- Office of Statewide Planning & Development, Level A. No. 10550 Exp. Date 3/31/2021
- I.C.B.O Building Inspector No. 46355
- I.C.B.O Structural Steel Welding and Bolting No. 32698
- Certified Medical Gas Inspector, Piping Industry Progress and Education Examination Board
- Level 1 Ultrasonic technician
- A.W.S C.W.I Welding Inspector
- Special Inspector for Concrete, Pre-stressed Concrete and Structural Masonry

WORK EXPERIENCE:

6/2020 - Current | Inspector of Record - Knowland Construction Services

Anaheim Union High School District - Magnolia High School Site Improvements

Alterations to 1-Tennis Courts and Site Improvements, 1-Science Building B (restroom), 2-Classroom Buildings A-1 & A-2 (restrooms); Construction of 4-Shade Structures, 1-Stage/Plaza Area; Relocation of 2-Classroom Buildings R1 & R2 (Relocatable)

10/2019 - June 2020 | Inspector of Record - Knowland Construction Services

Long Beach Community College District - Pacific Coast Campus Building P2 PS Parking Structure 03-119691

Construction of 1- (3)-story Parking Structure and Site Improvements. These Improvements Provided All Necessary Utilities Including a Sanitary Sewer Lift Station with Force Main.

6/2017 - November 2019 - | Inspector of Record - Knowland Construction Services

San Marcos Unified School District - Alvin Dunn K-8 School 04-115855, 04-116200 & 04-116805

Construction of 1-Classroom Building B, 1-Shade Structure. Alterations to 1-Site Improvement; Construction of 1-Administration/Classroom Building A, 1-Shade Structure 20'X 42' . Construction of 1-Multi-purpose/Gymnasium Building, 1-Soccer Field, 1-Bus Drop-off, 2-Shade Structures (20'x42', PC#02-113840). Project Cost: \$44,736,452.00

10/25/16- December 2017 - | Inspector of Record - Knowland Construction Services

United States Postal Services- Los Angeles Department of Water and Power – Hecate Development Services – Feed in Tariff Program -

Inspect all Facets of Municipal Inspections from Foundations through Certificate of Occupancy for 11.709MW PHOTOVOLTAIC SYSTEM INSTALLATION AT 7001 S. CENTRAL AVENUE – LOS ANGELES, CA 90052.

9/15/16- December 2017 | Inspector of Record - Kaiser National Inspection Services Inc. - Compass Inspection Consultants, Inc.

Project Scope: Office of Statewide Health Planning and Development (OSHDP) Inspector of Record (IOR) A-10550 for Kaiser Los Angeles Medical Center 4867 Sunset Boulevard Los Angeles CA 90027

6/06/16 - 8/29/2016 - AndersonPenna Partners / Advanced Special Inspection, Inc.

City of San Juan Capistrano - Development Services - Building and Safety Services - Inspect all Facets of Municipal Inspections from Foundations through Certificate of Occupancy for Hospitality, Light Industrial, Commercial and Residential Facilities.

2/22/2016 - 4/9/2016 - Knowland Construction Services

William S. Hart Union High School District, New Theater Application No. 03-114803

Saugus High School Auditorium constructability review, plan review, code compliance review, specifications conflict and structural concrete, structural concrete masonry unit, HVAC and electrical meeting agendas.

10/19/15- 2/12/2016 - AndersonPenna Partners / Advanced Special Inspection, Inc.

Project Scope: County of San Diego - Department of Planning & Development Services -- Building Division - Inspect all Facets of Municipal Inspections from Foundations through Certificate of Occupancy for Commercial and Residential Facilities.

05/15/2015 - 10/19/2015 - Willdan Engineering

University of California, Irvine Campus Housing Authority

47 Single Family Residences, 13 X 8 Multi Unit and 4 X 4 Multi Unit Residential Facilities.

REFERENCES:

*Available upon request.

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Mark Palmer

DSA Inspector

www.KnowlandInc.com

DSA Project Inspector #5014

PROFILE:

Mr. Bangert is a well-seasoned Project Inspector with over 30 years of experience in the construction industry. Matt possesses the necessary communication, collaboration, and leadership skills needed to accurately inspect every project. Matt has successfully demonstrated his ability to assist K-12 and Community College districts in achieving certification on a variety of their construction projects.

CERTIFICATION / LICENSES:

- **Division of State Architect Class 1 Inspector (DSA) #5041**
- Building & Accessibility Plans Examiner, Commercial Combination / Building / Electrical / Fire / Plumbing / Mechanical/Accessibility Inspector (ICC)
- CA Building Plans Examiner, Commercial & Residential Building / Combination / Electrical/ Mechanical/Plumbing Inspector (California)
- Building Plans Examiner, Fire / Building / Plumbing / Mechanical/Electrical/Combination Inspector (ICBO)
- Office of State Health Planning and Development Hospital Inspector (OSHDP)

EDUCATION:

- B.S. Industrial/ Construction Management, California Polytechnic State University at San Luis Obispo
- M.A., Industrial and Technical Studies, California Polytechnic State University at San Luis Obispo

- Plumbing & Mechanical Inspector (IAPMO)
- Registered Construction Inspector (ACIA)
- Concrete Field Technician (ACA)
- Licensed Contractor (CA)
- Structural Welding (AWS)
- Fire Inspector II (ICC)



WORK EXPERIENCE:

December 2019-Present | Project Inspector - Orange Unified School District

Project Cost: \$42 million. Provided inspection services for a new 2-story Science Center, 42,000-square foot new campus electrical yard service.

September 2018 – July 2019 | Project Inspector – Anaheim City's School Solar Projects

Project Cost: \$5.2 million. Provided inspection services for a new 34-solar structures at 9 campus sites throughout county.

September 2017 – February 2019 | Project Inspector - Tustin Unified School

Project Cost: \$9 million. Provided inspection services for a new 32-solar structures at 7 campus sites.

May 2017 – June 2019 | Project Inspector - Magnolia Elem. School District & Energy Upgrades

Project Cost: \$5 million. Provided inspection services for a new 18-solar structures at 11 campus sites; Along with sustainable energy lighting retrofit and upgrade, new HVAC replacements, new transformer upgrades.

May 2016 – April 2017 | Project Inspector - Tustin Unified School District

Pioneer Middle School - **DSA#04-114787** - Project Cost: \$4.5 million. Provided inspection services for additions and alterations to gymnasium.

2015 – 2016 | Assistant Project Inspector - Long Beach Unified School District

DSA 03-115308 - Project Cost: \$60 million -Facilitating inspection activities on 4 new Multi-Purpose 2-story buildings consisting of 31 classrooms, Science laboratories, a Gymnasium, Cafeteria, covered amphitheater, and an onsite Electrical/ Mechanical Power plant. In addition, Inspector's role includes the sport stadium and related all site and offsite improvement. Construction Type-IIIA, fully sprinkled 2hour rating. Structures framing consisted of Buckling Restrained Brace structural steel, Side Plate moment connections, Architecturally Exposed Structural Steel, structural steel roof beams and trusses, walls constructed of concrete masonry units and/or concrete reinforced, along with light gauge metal infill stud walls.

2015 | Project Inspector - San Bernardino City Unified School District

Project Cost: \$25,000 – Provided inspection services for a Smart Building Security, Fire, Mechanical and Electrical Modernization for existing campus facilities. **Security Modernization for 21 campuses and Police Department. Project Cost: \$1.5 million**

2013-2016 | Project Inspector - Crafton Hills Community College, Yucaipa, CA.

New Physical Education Expansion - DSA 04-112640 - Project Cost: \$5.5 million

2012-2013 | Project Inspector - Centinela Valley Union High School District, Hawthorne,

DSA 03-114125 – Project Cost: \$40 million - Provided inspection services for a new High School Administration and Education Buildings, Campus Modernization

2011 – 2012 | Project Inspector - Santa Monica-Malibu Unified School District

DSA 03-113966, 113970,113962,113968,113963 – Project Cost: \$1.5 million - New Solar Project throughout 8 Campuses

REFERENCES: *Available upon request

Mo Chenari

DSA Class 1 Project Inspector #5656

PROFILE:

Mr. Chenari is a certified Department of State Architect (DSA) inspector with 24 years of experience in the construction industry as a general construction inspector. Mo's experience as a structural metal inspector and a quality assurance manager, along with his management experience plus the ability to multi-task efficiently without losing accuracy or quality, makes Mo an ideal inspector. His extensive knowledge in inspection, architectural and construction management gives him a well-rounded view of the process of construction from different perspectives. It enhances the capability to allow construction to be built per the codes and standards of the state of California.

EDUCATION

Associate of Art/Building Construction Inspection/ Coastline Community College.
Associate of Science/ Architecture/ Beline Institute of Technology.
Building Construction Management California State University of Long Beach.

PROFESSIONAL REGISTRATIONS / CERTIFICATIONS

Certified School Inspector DSA Class-1
Structural Metal Inspector/American Construction Inspector's Association
Certified ISO trainer/ISO 9002 Procedures

WORK EXPERIENCE:

Buena Park Unified School District

Buena Park Junior High School Music Building. **A#04-118663** (\$3,500,000)

Irvine Unified School District

Woodbridge High School Performing Arts. **A# 04-116646** (\$27,000,000)
Heritage K-8 Middle School. **A# 04-115920** (\$50,000,000)
Portola High School. **A# 04-113246** (\$160,000,000)
Portola Spring Elementary School. **A# 04-113247** (\$25,000,000)
PA 40 (Cypress Village) Elementary School. **A# 04-112662** (\$27,000,000)

Westminster School District

Warner Middle School Modernization and New Construction. **A# 04-111692** (\$18,000,000)

Huntington Beach Union High School District

Huntington Beach High School Athletic Field. **A# 04-111056** (\$2,500,000)
Huntington Beach High School Modernization "Measure C" **A# 04-107932** (\$33,000,000)
Huntington Beach High School Modernization of Auditorium and Performing Arts Addition. **A# 04-108033** (\$9,000,000)

Paramount Unified School District

Hollydale Elementary School Modernization/Expansion **A# 03-103666 & 03-104271** (\$7,000,000)
Los Cerritos Elementary School Modernization/Expansion **A# 03-103725 & 03-104280** (\$7,000,000)

Brea Oinda Unified School District

Arovista Elementary School Modernization- **A# 04-102657** (\$2,000,000)
Mariposa Elementary School Modernization- **A# 04-102678** (\$2,000,000)
Laurel Elementary School Modernization- **A# 04-102681** (\$2,000,000)
Brea J. High School Expansion -**A# 04-105113** (\$1,500,000)
Imperial Middle School- Modernization **A# 04-101792** (\$3,500,000)
Los Positas Elementary School- Modernization **A# 04-101792** (\$2,000,000)
Portable Classrooms **A# 04-102437** (\$1,500,000)

REFERENCES:

Michael Pasqual (858)-583-5977 DSA Field Engineer ; Scott Uyeda (858)-449-5346 DSA Field Engineer

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Mo Chenari

DSA Inspector
www.KnowlandInc.com

Richard Carriker

DSA Class 3 Project Inspector #4466

PROFILE:

Mr. Carriker holds over 22 years- experience in the construction industry as an electrician and DSA inspector. Richard is experienced in various modernizations, modular, site work, infrastructure, HVAC, and ADA project for K-12 school districts. Richard also possesses extensive knowledge of DSA close-out procedures.

EDUCATION / CERTIFICATION:

DSA – Class III #4466

DSA Regulations and Procedures Seminar

ACIA – School Inspectors

Low Voltage Certification #310239

WORK EXPERIENCE:

2016 – Present | Project Inspector - Rancho Santiago Community College / Anaheim Elementary School District. Knowland Construction Services.

Project Inspector. Responsible for inspections on site projects, and a \$30 million central plant and Prop 39 LED projects.

2007 – 2016 | Project Inspector- Long Beach Unified / SVVUSD / RUSD / Beverly Hills USD / LBUSD Knowland Construction Services.

Project Inspector. Roosevelt Middle School – LBUSD. Responsible for inspections on a new middle school project at Long Beach as an assistant inspector, a new \$33 million school in Beverly Hills, Rorimer Elementary School, consisting of modernization infrastructure, and site work. Further work includes acting exclusively performing DSA Close-out Services for several districts.

Project Inspector | Glendora Unified School District-Knowland Construction Services.

Project Inspector. Responsible for DSA inspections on a \$12 million modernization, including new infrastructure, MEP, ADA, door and hardware, fire alarms, canopies, roofing, and finishes.

Project Inspector |Lompoc Unified School District - Knowland Construction Services.

Project Inspector. Responsible for project inspections on several small modernizations, modular building and infrastructure projects.

Project Inspector | PYLUSD - Knowland Construction Services.

Project included type V construction, new underground waste systems, gas and water, new electrical, HVAC and all finishes. Further work includes close-out, modular buildings, ADA and finishes.

Project Inspector | Valadez Middle School - Knowland Construction Services.

Assistant Inspector. Responsible for assisting a Class I inspector on a 37 million dollar new school construction project.

2003 – 2007 Newport Mesa Unified School District, McCarthy Construction Management

REFERENCES:

Robert Jole – PM Balfour Beatty – 714 262-3530

rjole@balfourbeattyus.com

Scott Baxter – Glendora Director of Facilities –

sbaxter@glendora.k12.ca.us

Bob Lathrop – PM Erikson Hall – Rowland Unified (760)579-2636

Matt Schoneman – PM, Linik – Santa Ana College – 562 980-2849

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RICHARD CARRIKER
DSA Inspector
www.KnowlandInc.com

Scott Clevenger

DSA Class 1 Project Inspector #5542

PROFILE:

Mr. Clevenger has over 20 years experience in all phases of general construction and inspection of institutional construction with emphasis on modernizations and new construction projects. Scott has taken on a variety of construction projects that include K-12 and Community College projects consisting of new construction, modernizations, and specialized projects. Scott also holds excellent communication skills, computer skills, and collaborates well with others.

EDUCATION / CERTIFICATION:

DSA Class I #5542

Contractor License #879932

Computer Skills / Digital Camera

Excellent Communication Skills

WORK EXPERIENCE:

2011 – Present, Knowland Construction Services - Project Inspector.

Long Beach Community College. Inspections on a central plant upgrade.

Lennox School District. Responsible for inspections on approximately \$30 million of new construction consisting of 3 new 2 story structural steel classroom building projects and 1 new wood frame building project.

Long Beach Unified School District. Inspections on a fire alarm project at Marshall Middle School.

Long Beach Community College. Inspections on a \$11 million security project on several campuses.

City of Costa Mesa. Responsible for inspections on a new \$9 million fire station.

Anaheim Elementary School District. Project Inspector. Responsible for inspecting non-bond projects.

Los Alamitos Unified School District. Project Inspector. Responsible for inspections on more than 5 large modernizations including HVAC upgrades, fire alarm, technology, ADA and room finishes. Further projects included an addition and modernization to a District maintenance facility.

Anaheim Union High School District. Project Inspector. Responsible for fast-track inspections on a modernization and upgrade of modular buildings to a ROP trade classroom building consisting of dental training stations and standard classroom modernizations.

Long Beach Unified. Project Inspector. Responsible for inspection of demolition of entire school site and installation of new underground infrastructure for a new high school. Included setting of modular buildings, and liaison with water company, gas company and electrical utilities.

2010 – 2011 Project Inspector.

Irvine Unified. Responsible for inspections on modernizations on Woodbridge High School and PA 40 Middle School for IUSD.

PREVIOUS EXPERIENCE:

Contractor / Superintendent, Foreman, Tradesman. Experienced in all aspects of construction specializing in rough and finish carpentry, including stairs. Projects included new ground up construction and remodels of commercial and institutional projects.

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SCOTT CLEVANGER
DSA Inspector
www.KnowlandInc.com

Shaun Hunt

DSA Class 1 Project Inspector #5661

PROFILE:

Mr. Hunt is a licensed DSA Class 1 inspector with over 15 years the inspection industry, and with 26 total years of hands-on construction and management experience in all phases of construction, alteration and improvement projects, Mr. Hunt is a seasoned and skillful construction professional with extensive knowledge in ensuring compliance with plans, specifications, and contract documents in accordance with applicable codes and District standards.

PROFESSIONAL CERTIFICATIONS and SKILLS

- Certified Class 1 DSA Project Inspector #5661 (2003)
- California General Contractors License B

WORK EXPERIENCE:

2019– Present | Project Inspector - Knowland Construction Services

Saddleback College A# 04-116754; \$54 million. Construction of a new athletic stadium.

2018 -2019 | Project Inspector - Long Beach Community College District / Long Beach Unified School District (\$1 million); Responsible for two HVAC upgrade projects and a sitework project.

2016 - 2017 | Project Inspector -Corona Norco Unified School District 951-736-5181

Adams Elementary School. A#115100 File 33-9, \$14,500,000. Project Description: Type: V Additions to 1-Administration/Classroom Building 100; Alterations to 1-Administration/Classroom Building 100; Construction of 1-Classroom/Library Building 300, 1-Grading/Utilities, 1-Parking Lot, 3-Shade Structures, 1-Multi-purpose Building 200, 1-Marquee Sign.

2015- 2016 Jurupa Unified School District 951-232-2701

Stone Avenue Elementary School Application #114016 File #33-19; \$1,250,000; Project Description Type II. Construction of 1-Elevator Building (PC#02-111990), 1-2-story Classroom Building (Relocatable, PC#04-112136), 3-Modular Ramps (PC#04-113886); Relocation of 3-Relocatable Classroom Buildings R1 & R2 (A#04-107761) R3 (A#04-102195)

2014- 2015 | Project Inspector - Anaheim City School District

Benito Juarez Elementary School Application #112806 File #30-2; \$1,250,000; Project Description Type: V. Rehabilitation of 1-Administration / Kindergarten Building 'A' (A#25223; A#04-106549), 1-Classroom / Library Building 'B' (A#25223; A#04-106549), 1-Classroom Building 'C' (A#25223; A#04-106549)

2012-2014 | Project Inspector -Garden Grove Unified School District

Simmons Elementary School; \$3,586,258; Project Description Type:V; Alterations to 1-Admin. Bldg A (A#18541), 5-Classroom Bldgs C, D, E and E (A#18541), G (A#21112), 1-Multi-purpose Bldg B (A#18541), 7-Classroom Bldgs (Relocatable) GR, H, I, J, K, L and M (Fire Alarm Upgrade only).

Garden Park Elementary School; # 04-111451 & 04-111296, File # 30-13; \$1,970,836; Project Description Type: V. Alterations to 5-Classroom Bldgs. A-C (A#21018), E & F (A#23276), 1-Admin. Bldg D (A#21018), 1-Multi-purpose Bldg G (A#29783).

REFERENCES:

Mary Opel – Saddleback College (949)-433-5045

Geoff Doorn – (310) 947-2904 gdoorn@steinberghart.com

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Shaun Hunt

DSA Inspector
www.KnowlandInc.com

Tim King

DSA Class 2 Project Inspector #5821

PROFILE:

Mr. King has more than 30 years experience as a tradesman, superintendent, construction manager and DSA inspector on various K-12 education projects. Mr. King has excellent communication skills, administrative skills, and understands DSA Box and reporting procedures. Tim has worked for Knowland Construction Services for 9 years, completing dozens of projects over that time period.

EDUCATION / CERTIFICATION

DSA – Class II #5821 Project Inspector DSA Regulations and Procedures
Seminar General Contractor License #797921 ACIA – School Inspectors

WORK EXPERIENCE:

2020 - Present Riverside Unified School District #04-118403, Monroe Elementary School Modernization, Madison Elementary School Modernization & New Construction, #04-117805

Responsible for the DSA inspections of \$14.1 million Administration Building Alteration, Multi-Purpose Building Addition, 5 Classroom Buildings B,C,D, E, K, including re-roofing, interior paint, ACT grid replacement, construction of 1 Lunch Shelter structure, and 1 shade structure.

2010 – 2016 San Bernardino Community College / Arcadia Unified School District, 03 -11296 / Rialto USD / Various Building and Solar Projects. Knowland Construction Services. Project Inspector.

Responsible for inspections on a \$58 million dollar athletic facility, a \$7 modernization and an administration building expansion project. Further duties during this time include a new the installation of eight classroom building for Anahiem Union High School District, and a parking lot infrastructure project for SBVCCD.

2009 Mark Keppel High School 03-110389, Alhambra Unified School District. Asst. IOR. Responsible for the new construction of a gym, MPR, lunch shelters, library and kitchen project. Further duties included modular buildings and site work.

2005 – 2009 Glendora Unified, Stanton Elementary School Knowland Construction Services. Project Inspector. Responsible for inspections on a \$13 million dollar modernization, including new infrastructure, MEP, ADA, door and hardware, fire alarms, canopies, roofing, and finishes.

Katella High School, AUHSD Knowland Construction Services Project Inspector – Katella High School. Responsible for a fast track modular buildings and a \$15 million dollar modernization, including the complete gutting and conversion of a classroom building to new science, kitchen and library, and administration buildings. Project included type V construction, new underground waste systems, gas and water, new electrical, HVAC and all finishes.

JFK High School , AUHSD Knowland Construction Services Project Inspector. Responsible for a modular building project on concrete foundations and site infrastructure.

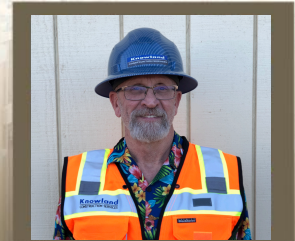
Sycamore Junior High School, AUHSD Knowland Construction Services Project Inspector. Responsible for a modular building project on concrete foundations.

REFERENCES

Mike Miller – Arcadia Unified School District (626) 821-1435 mikemiller@ausd.net Ralph Figueroa – Anaheim Union High School District (714) 999-5456

Gary Attridge – McCarthy (949) 500-2625 gattridge@mccarthy.com

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TIM KING

DSA Inspector
www.KnowlandInc.com

Mark Sarraffe

Project Engineer

PROFILE:

Mr. Sarraffe has substantial experience in the construction industry ranging from groundbreaking to substantial completion in new construction, seismic retrofits, and modernizations of public schools. Experienced in plan reading, DSA documents, Bluebeam, Submittal Exchange, and Procore. Competent in California Building Code, fire life safety, and access compliance.

EDUCATION:

UCLA Construction Management Extension Program
OSHA 10 # 36-006108991
ICC Structural Steel and Welding Special Inspector S2 #8935281
ACI Concrete Field Grade Technician 1: # 01636175
ICC Structural Steel and Bolting Special Inspector S1 #8935281
Construction Technology Certificate, Fullerton College 2018

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Mark Sarraffe

Project Engineer

www.KnowlandInc.com

WORK EXPERIENCE:

January 2019 - Present | Project Engineer - Knowland Construction Services

Quality Assurance / Quality Control Engineer; Project Engineer.

DSA # 03-120378 Beverly High School Package 8 Site \$510,000 DLR Architects, ProWest Constructors new ramps, stairs, underground utilities

DSA # 03-119770 Beverly Hills High School B2/B3 Tower HVAC Relocation \$175,000 DLR Architects, ProWest Constructors new HVAC units and associated utilities

DSA # 03-118503 Beverly Hills High School Package 7 Mini Site \$2.4 million DLR Architects, ProWest Constructors alterations to partial site accessibility upgrades

DSA # 03-118472 Beverly Hills High School B4 Modernization \$16.9 million DLR Architects, ProWest Constructors mandatory seismic retrofit to Salters Theater Building

DSA # 03-118303 Beverly Hills High School B3 Modernization \$14.7 million DLR Architects, ProWest Constructors mandatory seismic retrofit to Peters Auditorium Building

DSA # 03-116437 Beverly Hills High School Building B1/B2 Modernization \$50 million DLR Architects, ProWest Constructors mandatory seismic retrofit to 3 buildings library, admin, and classrooms

DSA # 04-116538 S A Moffett Modernization \$6 million BCA Architects, ConstructOne voluntary seismic retrofit to administration/classrooms building, 2 parking lots

DSA # 04-117419 Valencia Gym A/C Installation \$744,000 Studio Plus Architects, New Dynasty HVAC upgrade to gymnasium building

DSA # 04-118311 Glenview Relocatable Restroom \$434,000 Studio Plus Architects, New Dimension new construction of a relocatable toilet building

DSA # 04-117533 Glenview Relocatable Classrooms \$692,000 Studio Plus Architects, New Dimension, new construction of 2 relocatable classroom buildings

DSA # 04-115687 Fred Kelly Stadium Modernization \$20 million new construction of 3 toilet buildings, 2 team buildings, 2 concession buildings, 1 elevator building, 1 press box, 7 shade structures, 2 bleachers, 1 scoreboard, 1 field, 6 stadium light poles

May 2017 - January 2019 | Project Engineer - Knowland Construction Services

Project Engineer.

DSA # 04-117399 Capistrano Valley High School Solar Power Project \$1.6 million 4 S.t.e.I. Engineering, REC Solar alteration to one administrative/classroom building and new construction of 7 solar panel structures

DSA # 04-117289 San Juan Hills High School Solar Power Project \$1.5 million 4 S.t.e.I. Engineering, REC Solar construction of 7 solar panel structures

DSA # 04-115197 Esencia K-8 \$29 million HMC Architects, Straub Construction, new construction of 5 shade structures, 2 parking lots, 2 play structures, multipurpose building, 6 classroom buildings

June 2015 – May 2017 | Santa Fe Plumbing

Plumber.

Commercial plumbing both new construction and remodels primarily for Smart & Final, Sprouts Farmers Market, and 99 Ranch Market. Performed layout, excavation rough-in and setting finish for wet and dry utilities. Operate mini-excavator and skid steer loader.

REFERENCES:

Ryan Carter - ABC Unified School District - Bond Program Manager - (949) 245-8265

Daniel Clem - TELACU Construction Management - Director - (714) 656-7315

Adam Watson - AWIndustries - Vice President - (562) 307-1771

Steven Pozo

Project Engineer

PROFILE:

Mr. Pozo is a proactive, Project Engineer with an electrical background experience working on multiple, large, and complex DSA projects for K-12 districts. Steve possesses excellent knowledge in DSA procedures, DSA Box, and holds the necessary problem-solving, public-speaking, interpersonal, and communications skills needed to perform effectively on every project. Steve's ability to collaborate efficiently in a team environment have proven to benefit and maintain the project's schedule & organization throughout the entire construction process.

EDUCATION:

Masters of Business Administration (MBA) 2019-2020

Marymount California University, Rancho Palos Verdes, CA

Bachelor of Arts in Business Management (BA) 2015-2019

Marymount California University, Rancho Palos Verdes, CA

Associate of Arts Degree (AA) 2015-2016

Los Angeles Harbor College, Wilmington, CA

WORK EXPERIENCE:

07/2019 – Present Project Engineer, Knowland Construction Services

Ethel Dwyer Middle School, Agnes Smith Elementary, Huntington Beach, CA

DSA #04-118147, #04-118150, #04-118146, #04-118147

Assist DSA Inspectors of Record and Construction Management Teams for (4) DSA projects within HBCSD ranging from \$500,000 to \$20,000,000. Involving the construction of new classroom buildings, gymnasiums, STEM labs, classroom modernizations, and shade structures. Responsibilities include plan reading, submittal review, Request for Information (RFI's), and DSA documents such as CCD's, Addendums, and Deferred Approvals. Scheduling special inspection labs, coordinate layout of existing utilities, verify materials, and that work is completed to the approved plans, specifications, shop drawings, and submittals. Fluent in construction terminology and document management consisting of Procore and Submittal Exchange, and Newforma. Competent in all aspects of school construction, specifically structural, fire life safety, and access compliant.

07/2018 – 06/2019 Marketing Director, Office of Student Life

Marymount California University, RPV, CA

Plan and organize bi-weekly events to build community and enhance the quality of life of our students. Design posters, flyers, for specific student events to be promoted all around campus. Participate in weekly meetings and collaborate with colleagues to execute tasks and brainstorm new student events. Utilize social media, including Instagram and Twitter, to market events and enhance awareness of student programs and events

08/2013 – 06/2019 Electrical Apprentice/Office Management

Horst K. Electric, Harbor City, CA

Verified and identified hours and wages of employees into QuickBooks on a weekly basis.

Utilize Excel spreadsheet to organize and fill in job orders, scheduling jobs and employees, and creating invoices. Charted and arranged electrical materials for specific jobs

Examine and oversee electrical blueprints and take note of what is needed for each specific job

Perform physical tasks such as to pull wire, make correct wire connections, installing light fixtures, outlets, hooking up and installing electrical panel.

REFERENCES:

Kimberly Hernandez - (Head of MCU Student Life) (310) 910-6667

Horst Kelterborn (Owner): (310) 534-4911 Horstk@horstkelectric.com

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Steven Pozo

Project Engineer

www.KnowlandInc.com

Austin Knowland

Project Engineer

PROFILE: Austin is a Project Engineer with experience on DSA projects including the construction of a \$40 million new classroom building, a museum remodel, a planetarium remodel, shade structures / seismic upgrades, solar projects, fire alarm projects and typical modernizations. Austen has hands-on experience working as a general tradesman, and is a certified concrete inspector. Austen has excellent communication, computer and administration skills, and understands DSA Box.

EDUCATION /CERTIFICATIONS:

- BA Business Management @ Marymount California University
- ACI Concrete Technician Level I course / Epoxy Inspection

WORK EXPERIENCE:

2018 – Present | Project Engineer - Huntington Beach Elementary School District / Chaffey College Responsibilities include but not limited to management of all project documentation for HawesElementary School and Kettler Education Center. Site Pavilion construction project, a Planetarium and Museum. Performed man counts, attended safety meetings, wrote daily reports, managed special inspectors, wrote RFIs, Change Orders, updated as-builts and coordinated with contractors.

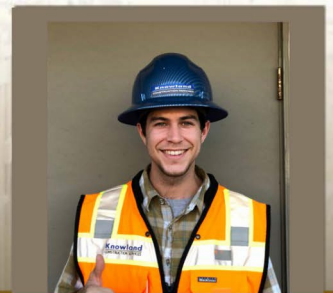
2017 – 2018 | Project Engineer - Santa Monica-Malibu Unified School District Fire Alarm Project. Responsibilities include but not limited to writing daily reports, man counts, DSA Box, posting plans (RFI's, As-builts, CCD's, and Bulletins), document filing, report processing, reviewing submittals. Project includes fire alarm at 2 campuses and complete renovations including windows, mechanical, finishes and ADA.

2013 – 2017 Construction Laborer
Laborer / Carpenter / PM – Responsible for hands on labor for many trades including carpentry, concrete, structural steel, epoxy anchors, demo and misc. construction primarily on residential projects. Managed sub contractors and maintained job sites.

REFERENCES:

Dave Payte:	(805) 404 – 2146	DSA Inspector SM-MUSD
Clifford Wadsworth:	(714) 713 – 1819	Site Superintendent, USS CAL BUILDERS
Riccardo Perea:	(213) 393 – 3632	Construction Manager, SM-MUSD

Knowland
CONSTRUCTION SERVICES



Austin Knowland

Project Engineer

www.KnowlandInc.com

3.2.4 PUBLIC WORKS REQUIREMENTS

Knowland Construction Services is familiar with State of California requirements embodied in the actions and regulations of the State Allocation Board and Office of Public School Construction, California Department of Education, Division of the State Architect, Department of Toxic Substance Control and other State and Local Agencies. Very briefly they include:

State of Allocation and Office of Public School Construction (SAB/OPSC): KCS is very familiar with the requirements and regulations of OPSC. Our staff is familiar with the basis of state funding of facilities including the 3 Lists' associated with tracking submission and approvals of funding applications. Most importantly, KCS understands the Grant Agreement requirements including tracking expenditures (DLOPE), proper procurement of professional services, Department of Industrial Relations contractor registration and prequalification mandates, local matching fund stipulations, and routine restricted maintenance account requirements. All of these components are critical for the final independent audit requirements for final grant approval.

California Department of Education: KCS has ensured that projects meet the State of California design standards embodied by CDE design and site standards including classroom square footage requirements, service/off site requirements, and architectural space standards for different grade levels. KCS is familiar with CDE standards as a part of the Grant Agreement requirements. KCS has been involved in various Career Technical Education programs that have been implemented at the high school level as well as feeder STEM programs at the middle school level.

Division of the State Architect (DSA): DSA is the primary State Agency granted the police powers of the state to oversee the approval and construction process for structural, fire/life/safety and access compliance. DSA construction oversight is embodied in numerous Interpretive Regulations (IR), Bulletins (BU) and Procedures (PR) that are available for design professionals, inspectors, and school districts. PR-13-01 is of particular importance for the construction process for its stipulations regarding the various report requirements for the different entities such as Project Inspector (PI), Geotechnical Engineer of Record, Laboratory of Record and Special Inspection requirements. KCS is familiar with the various testing labs and their dispatchers and field technicians. KCS manages close out of DSA projects continuously throughout the project.



However, we believe that close out begins at pre-construction (e.g., ensuring submittal and inspection milestones are determined in the scheduling requirements) and matures throughout the construction schedule. KCS has developed numerous proprietary checklists to ensure continuous tracking of close out documents.

Department of Toxic Substance Control (DTSC): KCS is familiar with DTSC requirements for the import (and sometimes export) and testing of soils for schools. Staff at KCS has been involved with contaminated sites and are familiar with the reporting requirements and even long-term monitoring of the remediation plans for sites. We have worked with various consultants including Mission Geoscience and similar firms. Such services should be completed prior to construction to ensure work is not impacted.

Other Local Agencies: KCS has worked with other local agencies such as water districts and cities regarding right of way impacts during grading operations and construction operations. KCS is familiar with Government Code Section 53097 and its impact to SWPPP and interaction with SWRCB regulations and impacts and with regulations for Construction Permits and implementation during construction activities. KCS understands the importance of upcoming regulations for school districts regarding Water Quality Management planning.

In addition, KCS is intimately familiar with the bidding requirements of Public Contract Code, Education Code (LLB Best Value) and RFP requirements for maintenance, deferred maintenance, and construction services contracts. In addition, we have worked with Energy Service Agreements for Prop 39 type projects.

3.3 SUB CONSULTANTS

Knowland Construction Services may utilize subconsultants for schedule updates or areas of specific interest such as fenestration consultants, CASP, special inspection, or areas where KCS employees may not have the expertise. KCS provides healthcare, matching 401K, continuing education, and provides in-house training to our own personnel. KCS maintains a fully staffed office with a library of technical expertise.

Based on information provided in the RFQ, the only potential consultant KCS may require is Roy Combs. Roy Combs has worked with KCS for more than 20 years. Roy is an excellent scheduler, a licensed contractor, and knows plumbing and mechanical as well as anybody in the industry. Chris Knowland and Roy Combs worked for the same construction management firm in the 1990's and work well together.



3.4 REFERENCES



3.4 REFERENCES

Beverly Hills Unified School District \$400 million

2018 – Present

Knowland Construction Services has provided construction management as well as DSA inspection services for various projects at BHUSD since 2013. Current projects at Beverly Hills High School include a historical renovation and seismic upgrade of buildings B1, B2 (\$65 million), and the (\$100 million) Salter's Theater and Peters Auditorium seismic and historical upgrade projects. These projects involve installation of micro piles, spall repair of structural concrete utilizing GRFP reinforcement on columns, walls, and ceilings, and the repair of existing architectural details on the building. Other projects include El Rodeo Elementary School which is going through a \$92 million seismic and historical renovation, Horace Mann Middle School which was a \$90 million new construction project and historical renovation. Project delivery is lease-leaseback and Design Bid Build.



REFERENCES:

Robert Uribe – WLC Architects – 909 938- 6535

robert@wlc-architects.com

Don Blake – District Bond Manager 760 445-9864

dblake@bhusd.org

Dan Polen – Pro-West LLB Contractor 916 747-8133

dpolen@prowestconstructors.com

Placentia Yorba Linda Unified School District \$600 million

2018-2019

Knowland Construction Services has provided project management as well as DSA inspection services for various projects at PYLUSD since 2005. A representative project includes the El Dorado Performing Arts Center. KCS provided project management, site utility surveys, constructability, change order analysis, and DSA inspection. Other significant projects include \$100 million new Yorba Linda High School, numerous modernizations, stadiums, shade structure, and infrastructure projects. KCS worked with the Director of Facilities for 15 years, and Rick Guaderrama now works for KCS.



REFERENCES:

Robert Uribe – WLC Architects – 909 938- 6535

robert@wlc-architects.com

Rick Guaderrama – Director of Facilities 562 293-6268

rickquad@verizon.net

Dan Polen – Pro-West LLB Contractor 916 747-8133

dpolen@prowestconstructors.com

Arcadia Unified School District

\$240 million

2017

Knowland Construction Services has provided project management as well as DSA inspection services for various projects at Arcadia Unified School District. KCS provided Project Management Services for the \$20 million Performing Arts Center in Arcadia. The project was a Lease-Leaseback delivery with McCarthy as the general contractor. Project had 750 seats, as well as numerous classrooms, choir rooms, and class rooms. The Performing Arts Center was part of a larger program consisting of a new STEM Classroom, Student Services Building, Stadium, and modernization of the entire campus. Overall budget was in excess of \$100 million,



REFERENCES:

Jim Leahy – Director of Facilities – 626 808-7777 james.leahy72@gmail.com
Darcey Gumbayan – LPA Architects 949 701-4117 dgumbayan@lpainc.com
Christine Aragon – CBO – 562 940-6200 (Now at Downey USD)

Other Nearby Reference Contacts:

Anaheim Union High School District

Leah Jason - Construction Services Administrator AUHSD (714)747-8021 | jason_l@auhsd.us
Patty Neely, District Director of Construction AUHSD (714)999-3505 | neely_p@auhsd.us

Anaheim Elementary School District

Joel Schrader - Senior Project Manager AESD (562)754-8293 |

Fullerton Joint Union High School District

Alex Kang - Construction Project Manager, FJUHS (714)732-4668 | akang@fjuhsd.org

Huntington Beach City School District

Pam Ogdon - Administrative Assistant to the Superintendent HBCSD (714)964-888 ext. 2051 | pogdon@hbcusd.us

South Orange County Community College District

Mary Opel, PE Director Facilities Planning, SOCCCD (949)433-5045 | mopel@socccd.edu
Nawar Al Juburi, Senior project Manager, SOCCCD (949)348-6129 | naljubri@socccd.edu

3.5 LEGAL ISSUES



3.5 LEGAL ISSUES

Knowland Construction Services has never been named in a lawsuit by a Client, District, Architect, Construction Manager, Contractor or its agents. Knowland Construction Services is not aware of any pending litigation. Knowland Construction Services has never been terminated from a project. There has never been a judgement or settlement against Knowland Construction Services from any service provider, employee, subconsultant or other vendor. There has never been an insurance claim made by Knowland Construction Services, or against Knowland Construction Services. KCS has never had a significant dispute with a client and has long term relationships with most of the people we work with; we have been inspectors for several districts for more than 10 years.

3.5.1.1 KCS or any of it's principles are not aware of any pending litigation or threatened litigation that would affect our performance at Newport-Mesa Unified School District.

3.5.1.2 KCS or any of it's principles have never had a settlement or a judgment within the last 5 years.

3.5.1.3 KCS or any of it's principles have never has a contract terminated for cause by any public agency, nor has encountered any judgment, settlement, or arbitration award valued at \$5,000 or greater relating to civil action judgment, settlement, arbitration award, or administrative action for any individual licensee, as required to be reported by the State of California.

Knowland also maintains \$4 million General Liability, \$2 million Professional Liability from Cornerstone Specialty Insurance Services (Acord) and all other insurances as required. KCS maintains a \$1 million workers compensation policy from State Fund, \$2 million sexual molestation insurance, and commercial auto from Mercury Casualty Company.

FEE PROPOSAL



Knowland Construction Services, Inc.

Los Angeles Orange County Inland Empire San Diego

SCHEDULE OF FEES

<u>PROJECT INSPECTORS</u>	<u>HOURLY RATE</u>
SR. DSA Class I	\$103.00
DSA Class I	\$92.00
SR. DSA Class II	\$88.00
DSA Class II	\$78.00
SR. DSA Class III	\$80.00
DSA Class III	\$74.00
DSA Asst./ Project Engineer	\$72.00

Overtime shall be either "comp-time", straight time for the first 48 hours, or per the local operator's union for work beyond 48 hours per week.

Knowland Construction Services is flexible and willing to negotiate all rates with the District. Depending on the timing of the project, KCS may be able to reduce the rates quoted above, however, the quoted rates are a good representation of what we believe reflect the current market conditions. KCS can provide monthly fixed amount fees and alternative methods of billing when agreed to by a District.

<u>OTHER SERVICES</u>	<u>HOURLY RATE</u>
Constructability	\$88.00
Project Close-out Services	Negotiated Fee
Sr. Project Manager	\$128.00
Construction Manager	\$110.00
Superintendent	\$98.00
Project Engineer	\$68.00
Drone Video Photography	\$78.00
Blue Beam Project Engineer	\$85.00

Fees include laptop computers, printers, digital cameras, office furniture. District to supply office and utility hook-ups unless agreed in writing. KCS can provide our own trailers if required at a reimbursable cost from the District. KCS can provide all levels of CM staff Augmentation if requested.

ADDITIONAL INFORMATION

Quoted Rates include all required insurances: Liability, Workers Compensation, Auto and other insurances as required by the State and District Contract. Standard Documentation includes Daily Reports, Semi-monthly Reports, Digital Photography, and documentation shown in KCS's Proposal for Inspector Services. A 3% rate multiplier shall take affect January 1st of each year after the start of the project to accommodate inflation. KCS does not anticipate any standard reimbursable costs.

3.6 ATTACHMENT FORMS B-H



ATTACHMENT B

CERTIFICATION – REQUEST FOR QUALIFICATIONS

I certify that I have read and received a complete set of documents regarding the attached **Request for Qualifications (RFQ) # 124-21 – DSA INSPECTION SERVICES** and the instructions for submitting an RFQ. I further certify that I must submit three (3) proposal copies, plus a complete copy on flash drive, of the firm's Proposal in response to this request and that I am authorized to commit the firm to the proposal submitted.

Chris Knowland

Signature

President

Title

33 Narcissa Drive, Rancho Palos Verdes CA 90725

Address

626-786-4331

Telephone

May 6, 2021

Date

Chris Knowland

Typed or Printed Name

Knowland Construction Services

Company

33 Narcissa Dr. Rancho Palos Verdes CA 90725

Address

424-206-2516

Fax

If you are bidding as a corporation,
please provide your corporate seal
here:



ATTACHMENT C

STATEMENT OF EXPERIENCE AND FINANCIAL CONDITION

Company Name: Knowland Construction Services

(Check One): x Corporation Partnership Sole Proprietorship

Address: 33 Narcissa Dr. Rancho Palos Verdes, CA 90725

Telephone/FAX#: 424-206-2516

Date and State of Formation/Incorporation: _____

Is the company authorized to do business in California? Yes

Basis of Authorization: x California Corporation California Business License
 California Engineering License Other (specify)

Identify the California office to be used for this contract if organization is located/headquartered outside of California:

Address: 2221 Highland Ave. Manhattan Beach CA 90622

FINANCIAL INFORMATION

State the company's California and total revenues for 2017, 2018, 2019:

	<u>2017</u>	<u>2018</u>	<u>2019</u>
California:	<u>\$10,800,000.00</u>	<u>\$11,600,000.0</u>	<u>\$12,000,000.00</u>
Total:	<u>\$10,800,000.00</u>	<u>\$11,600,000.0</u>	<u>\$12,000,000.00</u>

Identify the largest project, in dollars, which your company has initiated or completed within the past five (5) years:

Jordan High School - LBUSD. \$156 million phased project approximately
70% complete. 5 year project duration.

ATTACHMENT D

ANSWER THE FOLLOWING QUESTIONS

1. Is the company or its owners connected with other companies as a subsidiary, parent, affiliate, or holding company? ____ Yes x No If yes, explain on a separate, signed sheet.
2. Does the company have an ongoing relationship or affiliation with an equipment manufacturer? ____ Yes x No If yes, explain on a separate, signed sheet.
3. Has the company (or any owner) ever defaulted on a contract forcing a surety to suffer a loss? ____ Yes x No If yes, explain on a separate, signed sheet.
4. In the past five (5) years, has the company had any project with disputed amounts more than \$50,000 or a project which was terminated by the owner, owner's representative or other contracting party and which required completion by another party? ____ Yes x No
If yes, explain on a separate, signed sheet. State the project name, location, owner/contact person, telephone number, contract value, disputed amount, date and reason for termination/dispute.
5. Has the company, an affiliate company, or any owner ever declared bankruptcy or been in receivership? ____ Yes x No If yes, explain on a separate, signed sheet.
6. Has the company ever had an arbitration on contracts in the past five (5) years? ____ Yes
x No If yes, explain on a separate, signed sheet. State the project name, location, owner/contact person, telephone number, contract value, disputed amount, a brief description and final resolution.
7. Does the company have any outstanding liens or stop notices for labor and/or materials filed against any contracts which have been done or are being done by the company? ____ Yes
x No If yes, explain on a separate, signed sheet. State the project name, location, owner/contact person, telephone number, amount of dispute, and brief description of the situation.

THE UNDERSIGNED DECLARES UNDER PENALTY OF PERJURY THAT ALL OF THE INFORMATION SUBMITTED WITH THIS PROPOSAL IS TRUE AND CORRECT.

SIGNATURE:

Chris Knowland

NAME:

Chris Knowland

TITLE:

President

ATTACHMENT E

PROJECT REFERENCE FORM

Provide information for the past five (5) years for contracts that your firm has completed, or has in progress, which most closely represents the services requested in this RFQ. Provide the following information:

1. Project title and location
2. Name, address, and phone number of contact person
3. Nature of firm's responsibility
4. Type of contract (performance, direct cost, etc.)
5. Contract amounts
6. Start Date
7. Current status

For one of the above projects, provide a cost breakdown of the following project components: technical analysis, design and implementation, project management, monitoring, training, educational programs, maintenance (if any), and budgeting.

At Placentia-Yorba Linda USD, the primary construction project was the Performing Arts Center at El Dorado. The Performing Arts Center (PAC) is a 640 seat facility with a fly loft and control booth, entry lobby, ticket booth, changing facilities and backstage area. The state of the art facility contains catwalks, acoustic clouds, sound system and lighting systems to accommodate multiple theatre, orchestra, choral, musical and instrumental uses. The PAC project was a part of a larger program that required relocation of modular buildings, additional tennis courts, and additional parking. The project also included the removal of historic trees.

Project Delivery Type:	Lease Leaseback (competitive)
Overall Program/Project costs:	\$18 million
Performing Arts Center:	\$12 million
Architectural fees:	\$1.5 million (approx.)
Project management fees:	\$1.1 million
Technical analysis:	Part of architectural fees
CEQA analysis:	\$35,000 (The Planning Center)
Maintenance Costs	User Fees Pays for Maintenance Costs
Training Fees:	All training conducted by District Theatre Supervisor
Budgeting:	Fiscal budgeting accomplished in house in Facilities Dept.
Educational Programs:	District school site performing arts programs (K-12)
FF and E:	
Classroom furniture modulares:	\$60,000
Performing Arts:	\$200,000 (control board, microphones, music stands, chairs etc.)
Historic tree removal:	\$6,000

ATTACHMENT E

PROJECT REFERENCE FORM

Provide information for the past five (5) years for contracts that your firm has completed, or has in progress, which most closely represents the services requested in this RFQ. Provide the following information:

1. Project title and location
2. Name, address, and phone number of contact person
3. Nature of firm's responsibility
4. Type of contract (performance, direct cost, etc.)
5. Contract amounts
6. Start Date
7. Current status

For one of the above projects, provide a cost breakdown of the following project components: technical analysis, design and implementation, project management, monitoring, training, educational programs, maintenance (if any), and budgeting.

Arcadia Unified School District

Arcadia High School Performing Arts Center. 180 Campus Dr., Arcadia, CA 91006

Director of Facilities - Jim Leahy (626) 808-7777

james.leahy72@gmail.com

Architect - LPA Architects - Darcie Gumbayan (949) 701-4117

dgumbayan@lpainc.com

KCS was originally brought in to replace the original contracted inspection firm which had a dispute with the District. After performing DSA Inspections on more than twenty other projects at different sites, KCS was asked to act as the Project Manager for the District's new \$20 million Performing Arts Center. KCS worked with the District in the development of the RFQ for an LLB contractor, including interviewing and selecting contractors. KCS performed constructibility review of the plans and specifications; managed submittals, monitored the schedule; documented meeting minutes and coordination meetings; evaluated and negotiated contingencies and change orders; approved pay applications; maintained litigation management documentation; scheduled inspections for the IOR and Testing Lab; performed quality control review; performed punchlist; owners manuals and warranties, close-out documentation. Software included Procore, Bluebeam and Bim. KCS fees were billed on hourly rates with the project contracted at approximately \$713,856.00. Primary KCS personnel included Chris Knowland, Dave Koenig (also worked at Anaheim Union), and Dan Alberico. KCS has worked with Dan Alberico for more than 15 years. The project utilized Lean Construction Techniques, pull planning, and off-site panelized construction of various components including mechanical systems. The Performing Arts Center was one of the most successful projects in the District's bond program. Other project deliveries were managed by McCarthy- Gary Attridge (949) 500-2625.

ATTACHMENT F

NEWPORT MESA UNIFIED SCHOOL DISTRICT

REQUEST FOR PROPOSALS AND STATEMENT OF QUALIFICATIONS FOR DSA INSPECTION SERVICES

STATEMENT OF NON-CONFLICT OF INTEREST

The undersigned, on behalf of the consulting firm set forth below (the “Consultant”), does hereby certify and warrant that, if selected, the Consultant while performing the consulting services required by the Request for Qualification, shall do so as an independent contractor and not as an officer, agent or employee of the Newport Mesa Unified School District (“the District”). The undersigned further certifies and warrants that: (1) no officer or agent of the Consultant has been an employee, officer or agent of the District within the past two (2) years; (2) the Consultant has not been a source of income to pay any employee or officer of the District within the past twelve (12) months; (3) no officer, employee or agent of the District has exercised any executive, supervisory or other similar functions in connection with the Consultant Agreement or shall become directly or indirectly interested financially in the Consultant Agreement; and (4) the Consultant shall receive no compensation and shall repay the District for any compensation received by the Consultant under the Consultant Agreement should the Consultant aid, abet or knowingly participate in violation of this statement.

Signature	<u>Chris Knowland</u>
Printed Name	<u>Chris Knowland</u>
Title	<u>President</u>
Date	<u>May 6, 2021</u>

ATTACHMENT G

FIRM PROPOSAL / OFFER FORM

This Proposal/Offer Form must be duly executed and submitted with any proposal/offer to NMUSD.

The Offeror hereby agrees that its proposal/offer is subject to all RFQ # 124-21 provisions, terms and conditions, attachments, exhibits, amendments and other applicable materials which are attached or incorporated by reference. Offeror hereby agrees to promptly enter into an agreement in substantial accordance with such RFQ provisions, terms and conditions, and secure a performance bond within five (5) days of the Districts intent to award the contract.

The Offeror hereby agrees that its attached proposal/offer of which this is part, is a firm and irrevocable offer and valid for acceptance by NMUSD for the period sixty (60) days after closing. The Offeror hereby agrees that if its proposal/offer is accepted by NMUSD that it shall provide all of the services in accordance with the RFQ, as it may be amended.

Name of Person Duly Authorized to Execute this Proposal/Offer: Chris Knowland

Duly Authorized Signature: Chris Knowland

Title: President

Date of this Proposal/Offer: May 6, 2021

Offeror Name: Knowland Construction Services

Offeror Address: 33 Narcissa Drive, Rancho Palos Verdes CA 90725

Offeror Telephone: 626-786-4331

Offeror Email: chrisk@knowlandinc.com

NEWPORT MESA UNIFIED
SCHOOL DISTRICT
2985 Bear St., Bldg. A
Costa Mesa, California 92626
(714) 424-5063

NONCOLLUSION
DECLARATION
Public Contract Code § 7106

Any person executing this declaration on behalf of a submitter that is a corporation, partnership, joint venture, limited liability company, limited liability partnership, or any other entity, hereby represents that he or she has full power to execute, and does execute, this declaration on behalf of the submitter.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on the following date:

Date: May 6, 2021

Proper Name of Submitter: Christopher Knowland

City, State: Los Angeles, CA,

Signature: Chris Knowland

Print Name: Chris Knowland

Title: President

NEWPORT MESA UNIFIED SCHOOL DISTRICT
DSA INSPECTION SERVICES
RFQ EVALUATION

Evaluation of Firms: All responses will be scored using this evaluation sheet. A minimum score of 80% is required to qualify for the 2nd round of evaluation which includes review by a panel. Up to 10 additional points may be awarded in the second round based on subjective determination of the Firm's ability to carry out the required work. NMUSD will select the top-rated firms to be awarded the contracts for these services.

Instructions: Fill-in a response for each question in Sections 1-4 below. Each correlates to a required element in the RFQ Response Format.

Firm: Knowland Construction Services

1. Location/Accessibility	Write in:	Max.
a. Firm's location - Write in city and county of headquarters or local office, whichever is closest to the District	<i>Manhattan Beach / Orange County</i>	5
2. Past Performance	Write in:	Max. Pts.
a. Identify the Firm's number of years' experience in providing services for K-12	<i>25 years</i>	5
b. Project listing - Identify the number of K-12 projects the Firm has worked on within last 3 years.	<i>Approx. 500</i>	5
b. Project listing - Identify the number of Theater projects the Firm has worked on within last 5 years.	<i>Approx. 5</i>	5
d. Industry experience - Circle the type of projects the Project Team has worked on within the last 3 years (circle all that apply)	<div style="display: flex; justify-content: space-around;"> <div>K-12</div> <div>Community College</div> <div>Charter/Private School</div> <div>Non-School District</div> <div>Other Project Types</div> </div>	5
e. Identify the Firm's number of employees	<i>Approx. 60 IORs</i>	5
f. Identify DSA 180 for the proposed inspectors past (3) projects	<i>DSA 180 has been removed from DSA since March 2021.</i>	5
3. Claims, Lawsuits, Arbitrations	Write in:	Max. Pts.
a. Identify the number allegations against the firm or any employee for any violations of law	<i>0</i>	5
b. Identify the number of settlements or judgments involving such actions within the last five (5) years	<i>0</i>	5
4. Record of Past Performance	Write in:	Max. Pts.
a. Identify the number of client references from a K-12 school district included in the Response (0-3)	<i>8</i>	5

*I hereby certify that the above information is true and correct to the best of my knowledge.
By signing below, I further acknowledge that should any of the information I provide be found to be false,
the Firm's Response shall be considered nonresponsive and ineligible for consideration.*

<u>Chris Knowland</u> Printed Name	<u>Chris Knowland</u> Signature	<u>May 6, 2021</u> Date
---------------------------------------	------------------------------------	----------------------------