

**REQUEST FOR QUALIFICATIONS
TO PROVIDE DESIGN-BUILD SERVICES**

FOR

**OAKLAND UNIFIED SCHOOL DISTRICT
SOLAR PHOTOVOLTAIC SYSTEMS PHASES 2 AND 3
AT VARIOUS SCHOOL SITES
PROJECT #24155**

**STATEMENTS OF QUALIFICATIONS
TO BE RECEIVED AT THE OFFICE OF:**

**OAKLAND UNIFIED SCHOOL DISTRICT
FACILITIES PLANNING & MANAGEMENT DEPARTMENT
955 HIGH STREET
OAKLAND, CA 94601
ATTN: KENYA CHATMAN**

NO LATER THAN:

NOVEMBER 21, 2024, 2:00 P.M.

REQUEST FOR QUALIFICATIONS TO PROVIDE DESIGN-BUILD SERVICES

RECEIPT OF STATEMENTS OF QUALIFICATIONS. One electronic copy will be received at the office of the:

OAKLAND UNIFIED SCHOOL DISTRICT
FACILITIES PLANNING & MANAGEMENT DEPARTMENT
955 HIGH STREET
OAKLAND, CA 94610

ATTN: JUANITA HUNTER
EMAIL: juanita.hunter@ousd.org
with a cc: to Kenya Chatman at kenya.chatman@ousd.org
and Colland Jang at colland.jang@ousd.org

NO LATER THAN NOVEMBER 21, 2024 @ 2:00 P.M.

BASIC SCOPE AND NEEDS OF THE CONTRACT: Pursuant to California Government Code sections 4217.10 et seq., the Oakland Unified School District seeks a design-build entity to produce final designs for, and construct solar photovoltaic systems (the “Contract”) at the various school sites (the “Project”). The Contract for the “Basic Scope” (Phase 2) will be constructed at four sites with DSA approved documents: Horace Mann Elementary School, Madison Park Academy, Oakland Academy of Knowledge, (formerly known as Howard), and Stonehurst Elementary School. “Additive Alternate Scope” (Phase 3) will be constructed at the following five sites. Two projects are in DSA backcheck for: Glenview Elementary School and Laurel CDC. One project will be ready for submission to DSA: Claremont Middle School. Design has not commenced for two sites: Fremont High School and Cole Campus. Assume that all projects, including those with DSA, approval, would be subject to design revisions. See Exhibit A for Description of Design-Build Scope.

As set forth herein, the design-build entity will be responsible for the final design and transmission of their final design of the Contract scope to the Division of the State Architect (“DSA”) including resubmissions and obtaining final DSA approval. No construction work shall be performed until the design-build entity receives written approval of the plans, as to the safety of design and construction, from the DSA.

DESIGN-BUILD ENTITY PREQUALIFICATION: From the design-build entities that submit statements of qualifications, the District will determine which entities shall be prequalified, or short-listed, for this Contract. **Only design-build entities that are short-listed pursuant to Education Code section 17250.25 will be issued the Request for Proposals and allowed to submit fee proposals.**

A design-build entity will not be eligible to be short-listed if the entity, or any consultant or contractor to the entity, participated in the preparation of this Request for Qualifications or the

Request for Proposals (including the District’s requirements for the design [the “Design Requirements”]) for the Contract.

Any statement of qualifications submitted for this Contract must use the template attached to this Request for Qualifications as Exhibit B (Proposal Form), and must be certified under penalty of perjury by the design-build entity and its general partners or joint venture members.

Editable version of Exhibit B (Proposal Form) can be found at the following link:
<https://drive.google.com/drive/folders/1W7Wu9RGMUh-WzcaM-uzIf-53AA8s53jN>

The following non-price-related factors will be considered by the District when evaluating qualifications: Technical design and construction expertise, acceptability of safety record, possession of valid design professional and contractor licenses (including a Class “B” and/or “C-10” California contractor license, licensed California architect and/or licensed California structural engineer).

LOCAL, SMALL LOCAL, AND SMALL LOCAL RESIDENT BUSINESS ENTERPRISE PROGRAM:

The District has waived the full requirements of the Local Business Utilization Policy for the Solar PV Project but request the proposing firm commit to achieving a 30% LBU participation. The District requests the proposing firm complete the Local Business Utilization Affirmation Worksheet (see Exhibit C) outlining the design-build entity’s approach.

For reference only: OUSD’s Local Business Utilization Policy (BP 7115) requires that there is a mandatory fifty percent (50%) LBU participation with a 25% or less Local Business (LBE) participation and a 25% or more Small Local or Small Local Resident Business (SLBE/SLRBE) participation.

For reference only: The full version of OUSD’s latest Local, Small Local and Small Local Resident Business Enterprise Program can be found at the following link:
<https://www.ousd.org/facilities-planning-management/opportunities/lbu-policy>

DEPARTMENT OF INDUSTRIAL RELATIONS (DIR) AND PROJECT LABOR AGREEMENT

Consultants whose scope of work subject to SB 854 (Public Work Reform) shall register and renew annually with the California Department of Industrial Relations (DIR). DIR shall administer and enforce minimum requirements for contractors bidding and working on public works projects for compliance with prevailing wages, maintaining workers’ compensation coverages, holding applicable licenses, verifying no delinquent unpaid or penalty assessments to any employee or enforcement agency, and confirming no federal or state debarments.

Consultants may also be subject to the District’s Project Agreement. The full version of OUSD’s latest Project Labor Agreement can be found at the following link:

<https://www.ousd.org/facilities-planning-management/opportunities/local-hiring/2021-project-labor-agreement-pla>

CONTRACT ADMINISTRATION: All questions relative to this Contract shall be directed to the following District representatives. No telephone calls will be accepted; email questions only:

Attn: Kenya Chatman, Executive Facilities Director
Email: kenya.chatman@ousd.org
Cc: Colland Jang, Facilities Procurement Manager
Email: colland.jang@ousd.org
Cc: Juanita Hunter, Specialist, Facilities Contracts and Bids
Email: juanita.hunter@ousd.org

EVALUATION OF PROPOSALS, AND SELECTION OF THE DESIGN-BUILD ENTITY:

Best value will be the methodology used to evaluate the proposals and select the design-build entity that will receive award of the Contract. The procedures for the evaluation of the proposals for best value may include requests for additional information or revisions to proposals, discussions, interviews, and negotiations. More detail about the best value process will be included in the Request for Proposals.

PROCUREMENT SCHEDULE FOR REQUEST FOR QUALIFICATIONS:

The schedule for selection of the design-build entity short-list will be as follows:

District to issue Request for Qualifications	October 31, 2024
Non-mandatory Pre-proposal Meeting (via Zoom)	November 7, 2024
Last day for design-build entities to submit questions	November 14, 2024
District to respond to questions via Addendum	November 18, 2024
Submission of Statements of Qualifications	November 21, 2024
District gives notice of its decision regarding short-list	December 2, 2024
District to issue Request for Proposals to short-listed firms	December 3, 2024

The District reserves the right to amend this schedule for any reason.

PRE-PROPOSAL MEETING VIA ZOOM LINK:

Meeting Host: Jean-Luc Keita at jean-luc.keita@ousd.org

Topic: OUSD Solar Photovoltaics Phase 2 & 3 Pre-Proposal Meeting

Time: Nov 7, 2024 02:00 PM Pacific Time (US and Canada) Join Zoom Meeting
<https://ousd.zoom.us/j/86121391898?pwd=t6UAYBM69ZMhDtryQnvT7Y7GcZqjFQ.1>

Meeting ID: 861 2139 1898

Passcode: 784101

One tap mobile +16469313860,,86121391898#,,, *784101# US
+16694449171,,86121391898#,,, *784101# US --- Dial by your location • +1 646 931 3860 US •
+1 669 444 9171 US • +1 669 900 9128 US (San Jose) • +1 689 278 1000 US • +1 719 359 4580
US • +1 253 205 0468 US • +1 253 215 8782 US (Tacoma) • +1 301 715 8592 US (Washington
DC) • +1 305 224 1968 US • +1 309 205 3325 US • +1 312 626 6799 US (Chicago) • +1 346 248
7799 US (Houston) • +1 360 209 5623 US • +1 386 347 5053 US • +1 507 473 4847 US • +1
564 217 2000 US • +1 646 558 8656 US (New York) Meeting ID: 861 2139 1898 Passcode:
784101 Find your local number: [https://ousd.zoom.us/u/kApR1JOWZ](https://ousd.zoom.us/j/86121391898?pwd=t6UAYBM69ZMhDtryQnvT7Y7GcZqjFQ.1)

DATED: October 31, 2024

**OAKLAND UNIFIED
SCHOOL DISTRICT**

Kenya Chatman
Executive Facilities Director

EXHIBIT A

DESCRIPTION OF DESIGN-BUILD SCOPE

Basic Scope: The Oakland Unified School District (OUSD) requests proposals for the installation and commissioning of approximately 500 kW-DC in solar photovoltaic (PV) canopies and arrays across four District-owned sites. OUSD seeks cost proposals for cash-purchase projects only. All designs have been approved by the Division of the State Architect (DSA), with a preferred construction timeline of Summer 2025. However, designs will be subject to revisions and will require resubmissions to DSA for reviews and approvals.

Additive Alternate Scope: The District also requests proposals for the design, permitting, installation, and commissioning of PV systems at an additional five District-owned sites. This Additive Alternate Scope includes approximately 750 kW-DC of total PV capacity. EV charging stations are planned for two of the sites.

Note: All nine sites have active NEM 2.0 interconnection applications submitted to PG&E, and projects must be completed before the April 2026 NEM 2.0 grandfathering deadline.

EXHIBIT B

STATEMENT OF QUALIFICATIONS **PROPOSAL FORM**

NAME OF COMPANY:

Click here to enter text.

PROPOSAL CONTACT:
(Name, Title, Phone, Email)

Click here to enter text.

1. Minimum Requirements

Failure to answer “Yes” to items (a) through (h) and “No” to items (i)- (l) of the following criteria and requirements as well as submit appropriate evidence thereof, may render your Proposal non-responsive for having failed to meet the Minimum Requirements.

a) Within the last five (5) years, has Proposer achieved commercial operation date (COD) for at least three (3) DSA-approved, solar photovoltaic (PV) projects of 200 kW-DC or larger?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
b) Does Proposer and all subcontractor(s) have sufficient bonding capacity for this Project as identified below? <ul style="list-style-type: none">• Equivalent to the construction portion of the Project.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
c) Does Proposer or proposing team hold a California Class B and/or C-10 license?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
d) Can Proposer meet and utilize installation contractor(s) who can meet the insurance requirements as identified below? <ul style="list-style-type: none">• \$2,000,000 per occurrence for Bodily Injury and Property Damage• \$2,000,000 General Aggregate – other than Products/Completed Operations• \$1,000,000 Products/Completed Operations Aggregate <i>Additional insurance requirements will be listed in the contract terms provided as part of the RFP.</i>	<input type="checkbox"/> Yes	<input type="checkbox"/> No
e) Is Proposer and Installation Contractor(s) Worker’s Compensation Experience Modification Rate (EMR) 1.25 or less?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
f) Has Proposer been in business in California under the present company or business name and license number for a minimum of two years?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
g) Is Proposer eligible to bid on or be awarded a public works contract, or perform as a subcontractor on a public works contract pursuant to either Labor Code section 1771.1 or Labor Code section 1777.7?	<input type="checkbox"/> Yes	<input type="checkbox"/> No

1. Minimum Requirements		
h) Are Proposer and all subcontractors registered with the California Department of Industrial Relations (DIR) and will hold a current DIR registration number from the time of contract award throughout the completion of installation?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
i) Has Proposer been, or does Proposer intend to utilize installation contractor(s) who have been, terminated for cause or defaulted on a project during the last ten (10) years?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
j) Has Proposer had, or does Proposer intend to utilize installation contractor(s) who have had, a professional or contractor's license revoked at any time in the last ten (10) years?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
k) Has Proposer, or any of its owners, officers, or partners, been found liable in a civil suit, or convicted/found guilty in a criminal action within the last ten (10) years, involving (a) the awarding of a contract of a government construction project, (b) the bidding or performance of a government contract, or (c) fraud, theft or any other act of dishonesty, including but not limited to the California False Claims Act, or Federal False Claims Act?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
l) Has CAL OSHA cited or assessed penalties against Proposer or Installation Contractor(s) for any "serious," "willful," or "repeat" violations of its safety or health regulations in the last five (5) years?	<input type="checkbox"/> Yes	<input type="checkbox"/> No

2. Firm Information	
Firm Name (not dba)	Click here to enter text.
Firm Address	Click here to enter text.
Firm Website	Click here to enter text.

List all litigation arising from any public or private projects on which your firm provided work within the past 5 years. State the issues in litigation, the status of litigation, names of parties, and outcome.

[Click here to enter text.](#)

3. Firm Financial Information

Proposer shall provide a copy of the last two (2) years of *reviewed* or *audited* financial statements of *prime proposing firm and financing partner* (if applicable) with accompanying notes and supplemental information.

A financial statement that is not either reviewed or audited is not acceptable. If proposing firm is private, audited financial statements may be attached separately and marked as indicated below:

*Proprietary – Not for Public Disclosure
Financial Statement of [Company]*

Please confirm that you have attached the financial information.

Click here to enter text.

4. Project Experience

Provide a list of at least three (3) solar PV projects over 200 kW-DC in size constructed in the past five (5) years. For each project listed, provide the following: Project Name, Project Description, System Size, Installation Type (Shade Structure, Carport, Roof-Mount, Ground-Mount), Contract Value, Completion Date, and Reference Contact (name, email, phone #).

Click here to enter text.

Click here to enter text.

Click here to enter text.

CERTIFICATION

Statements of Qualifications submitted by a corporation must be signed by (1) the chairman of the board, president or any vice president, and then (2) the secretary, assistant secretary, the chief financial officer or assistant treasurer. All persons signing must be authorized to bind the corporation in the matter. The name and title of each person signing and the legal name of the corporation (including the state of incorporation) shall also be typed or printed below the signature. Satisfactory evidence of the authority of each officer signing on behalf of a corporation shall be furnished with this certification.

Statements of Qualifications submitted by a partnership must furnish the full name of all partners and must be signed in the partnership name by a general partner with authority to bind the partnership in such matters. The name and title of the person signing and the name of the partnership shall also be typed or printed below the signature.

Statements of Qualifications submitted by a joint venture must furnish the full name of all members of the joint venture and must be signed by a representative of each member who has authority to bind the member in such matters. The name and title of the person signing and the name of the member shall also be typed or printed below the signature.

Each person signing below makes the following representations under penalty of perjury:

The submitter of the foregoing answers to the questionnaire has read the same and the matters stated therein are true of his or her own personal knowledge. This information is provided for the purpose of qualifying to submit a bid or proposal for the Contract, and any individual, company or other agency named herein is hereby authorized to supply the District with any information necessary to verify the prospective bidder's or proposer's statements. By signing below, the submitter and the design-build entity hereby grant permission to the District to contact any or all of the above listed persons or entities to confirm facts or otherwise investigate the above facts and issues.

The submitter understands that any statement which is proven to be false shall be grounds for immediate disqualification from proposing on the Contract. The submitter whose signature appears below represents and warrants that he or she has authority to bind the named contractor.

I, the undersigned, certify and declare that I have read all the foregoing answers and information in this Statements of Qualifications and know their contents. The matters stated in the Statements of Qualifications are true of my own knowledge and belief, except as to those matters stated on information and belief, and as to those matters I believe them to be true. I declare under penalty of perjury under the laws of the State of California, that the foregoing is correct.

Evidence of authority to bind corporation is attached.

Signature

Name

Title

Entity Name

Date

Signature

Name

Title

Entity Name

Date

Signature

Name

Title

Entity Name

Date

Signature

Name

Title

Entity Name

Date

(Add additional signature pages as necessary to comply with the directions above.)

EXHIBIT C

LOCAL BUSINESS UTILIZATION AFFIRMATION WORKSHEET

Design-Build Entity: _____

The Design-Build Entity affirms that it will commit to achieve OUSD's Local Business Utilization (LBU) goal of 30% participation. Included in our proposal is a detailed narrative and strategy describing how the DBE intends to meet or exceed the District's LBU goal of 30% participation.

The narrative shall describe previously implemented methods used for successful local business utilization and shall be inclusive of at least one relevant California K-12 DBE example.

The narrative shall include our LBU strategy, but not limited, to the following:

- Identified Joint-Venture partnership agreements at the prime and sub level
- An outline of small and local firms with planned partnership
- Areas and/or scopes that have been identified as carve out opportunities for small, local partners
- Other identified opportunities for local and small local utilization

The submitted narrative and strategy will be scored and awarded up to 5 additional points by the District's LBU Consultant.

For reference: Minimum Local Business Participation per District Policy can be found in the following link:

<https://www.ousd.org/facilities-planning-management/opportunities/lbu-policy>

Signature: _____

Date: ____ / ____ / 2024