

**NOTICE OF REQUEST FOR PROPOSALS AND QUALIFICATIONS
FOR LEASE-LEASEBACK CONTRACT**

Notice is hereby given that the Oak Grove School District (hereinafter referred to as “Owner”) will receive sealed proposals prior to the date and time stated below for the **Baldwin Modernization of Buildings A, B, and C lease-leaseback contract** (the “Contract”), as per the Request for Sealed Proposals and Qualifications (“RFPQ”), including exhibits, and any other Contract Documents, all of which may now be obtained from the District website <https://www.ogsd.net/departments/maintenance-modernization-operations-and-transportation/modernization>.

Proposals will be sealed and filed in Main Building at the reception desk at 6578 Santa Teresa Blvd, San Jose, California 95119, on May 15, 2026, before 10:00 a.m. on the clock designated by the Owner or its representative as the bid clock. No proposal will be accepted by the Owner after this time. Facsimile (FAX) copies of the proposal will not be accepted. Proposals may be opened immediately after the above deadline for submittal, or at a later time, within the Owner’s discretion.

The District reserves the right to add or deduct any of the alternate items in the proposal form (***Exhibit G***) after the lowest responsive and responsible lump sum proposal is determined. The lowest lump sum proposal shall be determined on the amount of the base proposal.

Mandatory pre-proposal will be held on May 5, 2026, at 3:30p.m., at Julia Baldwin Elementary School at 280 Martinvale Lane, San Jose, CA 95119. Contractors not attending one of the site visit/s will be disqualified from submitting proposals.

This Contract is subject to prequalification. See the RFPQ for details. Oak Grove School District has contracted Colbi Technologies to provide a web-based process for filling out and submitting your prequalification application using the Quality Bidders questionnaire; use the following link to complete the prequalification process https://www.qualitybidders.com/pages/how_it_works .

This Contract is not subject to the District’s Project Labor Agreement.

Public works projects shall be subject to compliance monitoring and enforcement by the Department of Industrial Relations. For all projects over Twenty-Five Thousand Dollars (\$25,000), a contractor or subcontractor shall not be qualified to submit a proposal or to be listed in a proposal subject to the requirements of Public Contract Code section 4104, or to enter into, or engage in the performance of, any contract of such public work, unless the contractor or subcontractor is currently registered and qualified under Labor Code section 1725.5 to perform public work (as defined by Division 2, Part 7, Chapter 1 (§§1720 et seq.) of the Labor Code).

As detailed in the Contract Documents, the successful proposing entity will be required to furnish a Payment (Labor and Material) Bond in the amount of one hundred percent (100%) of the Total Sublease Amount, and a Faithful Performance Bond in the amount of one hundred percent (100%) of the Total Sublease Amount.

The successful proposing entity will be allowed to substitute securities or establish an escrow in lieu of retainage, pursuant to Public Contract Code Section 22300, and as described in the Contract Documents.

The Owner will not consider or accept any proposals from contractors who are not licensed to do business in the State of California, in accordance with the California Public Contract Code, providing for the licensing of contractors. In accordance with Section 3300 of said Code, the proposing entity shall have a Class "B" license at the time of award and shall maintain that license in good standing through Contract Completion and all applicable warranty periods.

The Director of Industrial Relations of the State of California, in the manner provided by law, has ascertained the general prevailing rate of per diem wages and rate for legal holidays and overtime work. The Contractor must pay for any labor therein described or classified in an amount not less than the rates specified. Copies of the required rates are on file at the Owner's business office and are available to any interested party on request.

The successful contractor will have to comply with skilled and trained workforce requirements pursuant to Public Contract Code sections 2600 et seq. and Education Code section 17407.5.

Proposals must be accompanied by a proposal bond, cashier's check, or certified check for at least ten percent (10%) of the amount of the base proposal and made payable to the Owner, as detailed in the Contract Documents.

Owner, or its designee, has determined that certain materials, services, products or things designated by specific brand or trade name shall not be subject to Public Contract Code section 3400(a) in order that a field test or experiment may be made to determine the product's suitability for future use; in order to match other materials, services, products or things in use on a particular Owner public improvement either completed or in the course of completion; in order to obtain a necessary item that is only available from one source; and in order to respond to an emergency declared by Owner. These specific materials, services, products or things are identified in specifications.

Advertisement (Education Code §17406(a)(2)(B), & Public Contract Code §20112):

Newspaper of General Circulation Published in District (or If None, Circulated in County):

1st Publication Date April 28, 2026
(at least 5 days before mandatory bid walk; see above)

AND

2nd Publication Date (≥1 week after 1st publication, May 5, 2026
and at least 10 days before deadline for proposal)

AND

Trade Paper of General Circulation Published in County:

- Publication Date (at least 10 days before
deadline for proposal) April 28, 2026