



Minutes

Special Meeting of the Board of Trustees

October 20, 2008

ORDER OF BUSINESS

1. OPENING

1.01 CALL TO ORDER

The meeting was called to order by Mr. Fred Easter, Board President at 6:02 p.m. in the Board Room of the District Education Service Center, 501 South Santa Fe Avenue, Compton, CA 90221.

1.02 ROLL CALL

Micah Ali (Arrived at 6:03)
Fred Easter
Joel Estrada (Absent)
Emma Sharif
Marjorie Shipp
Mae Thomas (Absent)
Satra Zurita
Kaye E. Burnside
Zachary Hollinger
Student Board Member

1.03 PLEDGE OF ALLEGIANCE

Board Member Shipp led the Pledge of Allegiance to the Flag.

1.04 INVOCATION

Individual silent prayers

Board President Easter thanked the Board for arranging their schedule to attend the Special Meeting. He stated that the reason for the meeting was to address Emergency Repair Program (ERP) funded items. He stated, for the record, that the District has received approximately \$17 million in ERP funds and that approximately \$66 million plus is expected between now and the year 2010.

2. PUBLIC COMMENTS - AGENDA & NON AGENDA ITEMS

- **ADRIAN CLEVELAND, SEIU Local 99**
Stated that SEIU Local 99 has concerns about how the District has allowed Del Terra to monopolize the construction and bidding of these ERP jobs and the none involvement of minorities and union employees in the bidding of these jobs. She continued that SEIU Local 99 would like to see some type of apprentice program or student work program where students of the District are able to work with these companies.
- **WILLIAM KEMP**
Commented that he feels the same problem the District had with another contractor who controlled the whole contract is happening again. He continued that there are local contractors who are engaged in the bidding process but that they are not receiving the information in time enough to submit the information for the final bid - after the questioning and answering period.



NON-CONSENT AGENDA ITEMS

MOTION by MS. ZURITA, **SECOND** by MRS. SHIPP to approve the Consent Agenda (Section 3).

3. RECOMMENDATIONS

- 08/09-4063 3.01 **RECOMMENDATIONS FROM FACILITIES SERVICES**
Award of Contract (Bid No. 9004) - Commercial Roofing System
(Anderson, Bursch, Caldwell, Carver, Foster, Jefferson, King, Mayo and McKinley
Elementary Schools; Bunche, Enterprise and Willowbrook Middle Schools; and Dominguez
High School)
RECOMMENDATION: Approval to accept Bid No. 9004 and award contract to
Commercial Roofing System for roofing maintenance at Anderson, Bursch, Caldwell, Carver,
Foster, Jefferson, King, Mayo and McKinley Elementary Schools; Bunche, Enterprise and
Willowbrook Middle Schools; and Dominguez High School.
DATES: October 21, 2008 through January 30, 2009
FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$296,480.
- 08/09-4064 Award of Contract (Bid No. 9006) - Project Development Group dba Flagship PDG
(Compton High School)
RECOMMENDATION: Approval to accept Bid No. 9006 and award contract to Project
Development Group dba Flagship PDG for asbestos abatement of flooring & replacement of
VET flooring in Buildings X & Y.
DATES: October 21, 2008 through January 30, 2009
FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$48,989.

NON-CONSENT AGENDA ITEMS
(continued)

MOTION by MS. ZURITA, SECOND by MRS. SHIPP to approve the Consent Agenda (Section 3).
(continued)

3. RECOMMENDATIONS
(continued)

3.01 RECOMMENDATIONS FROM FACILITIES SERVICES
(CONTINUED)

08/09-4068

Award of Contract (Bid No. 9003) - The Nazerian Group
(King Elementary School)
RECOMMENDATION: Approval to accept Bid No. 9003 and award contract to The Nazerian Group for playfields, playgrounds fencing and paving at King Elementary School.
DATES: October 21, 2008 through January 30, 2009
FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$85,000.

08/09-4069

Award of Contract (Bid No. 9003) - Minako America Group dba Minco Construction
(Emerson Elementary School)
RECOMMENDATION: Approval to accept Bid No. 9003 and award contract to Minako America Group dba Minco Construction for playfields, playgrounds, fencing and paving at Emerson Elementary School.
DATES: October 21, 2008 through January 30, 2009
FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$27,000.

08/09-4070

Award of Contract (Bid No. 9003) - America West Landscape, Inc.
(McNair Elementary School)
RECOMMENDATION: Approval to accept Bid No. 9003 and award contract to America West Landscape, Inc. for playfields, playgrounds, fencing and paving at McNair Elementary School.
DATES: October 21, 2008 through December 4, 2008
FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$218,592.34.

08/09-4071

Award of Contract (Bid No. 9003) - Universal Asphalt Co., Inc.
(Kelly Elementary School)
RECOMMENDATION: Approval to accept Bid No. 9003 and award contract to Universal Asphalt Co., Inc. for playfields, playgrounds, fencing and paving at Kelly Elementary School.
DATES: October 21, 2008 through December 4, 2008
FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$336,660.

08/09-4072

(* AMENDED

Award of Contract (Bid No. 9003) - Green Giant Landscape, Inc.
(Bursch Elementary and Dominguez High School)
RECOMMENDATION: Approval to accept Bid No. 9003 and award contract to Green Giant Landscape, Inc. for playfields, playgrounds, fencing and paving at Bursch Elementary and Dominguez High Schools.
DATES: October 21, 2008 through December 4, 2008
FISCAL IMPACT: Emergency Repair Program Funds, in the amount of ~~\$349,093.~~ \$650,843.

NON-CONSENT AGENDA ITEMS

(continued)

MOTION by MS. ZURITA, SECOND by MRS. SHIPP to approve the Consent Agenda (Section 3).
(continued)

3. RECOMMENDATIONS

(continued)

3.01 RECOMMENDATIONS FROM FACILITIES SERVICES
(CONTINUED)

08/09-4073

Award of Contract (Bid No. 9003) - Palp, Inc. dba Excel Paving Company
(Dickison and Foster Elementary Schools and Enterprise Middle School)

RECOMMENDATION: Approval to accept Bid No. 9003 and award contract to Palp, Inc. dba Excel Paving for playfields, playgrounds, fencing and paving at Dickison and Foster Elementary Schools and Enterprise Middle School.

DATES: October 21, 2008 through December 4, 2008

FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$94,603.

08/09-4074

Award of Contract (Bid No. 9005) - The Nazerian Group
(Various School Sites)

RECOMMENDATION: Approval to accept Bid No. 9005 and award contract to The Nazerian Group for general construction at various school sites.

DATES: October 21, 2008 through December 4, 2008

FISCAL IMPACT: Emergency Repair Program Funds, in the amount of \$2,284,000.

Discussion - 08/09-4068 and 08/09-4069

Board Member Ali asked why aren't the bids amalgamated in the sense that the same work is being performed.

Superintendent Burnside asked Mr. David Azcarraga, Chief Facilities Officer, to respond.

Mr. Azcarraga, at the request of Superintendent Burnside, explained the bidding and awarding of bids for playgrounds are divided because the playgrounds differ from school to school; therefore, the bids are based on the needs of the particular school site.

Board Member Ali asked about some of the issues raised by the speakers. He stated that General Service Administration (GSA) for the Federal Government, utilizes several different procurement strategies in awarding bids. He asked if the District utilizes a similar mechanism, which would allow for local vendors to have an opportunity to bid on said projects.

Mr. Azcarraga responded that he did not have the answer, but added that identifying the old criteria and local participation is standard practice and something that every district has an option to include.

NON-CONSENT AGENDA ITEMS
(continued)

3. RECOMMENDATIONS
(continued)

Discussion - 08/09-4068 and 08/09-4069

Lisa Estrada, Project Manager for Del Terra, reported that there is a project stabilization agreement in a specifications book developed for the District.

Board Member Ali asked then why aren't any of the vendors local.

Ms. Estrada responded that either the vendors did not bid or were not the lowest bidder.

Board Member Ali stated that the fact that a bidder is local and they are providing an economic stimulus to the community by way of jobs or whatever the case may be, then the District should be more amenable.

Mr. Luis Rojas, President of Del Terra, explained that the District has to, by law, take the lowest responsive bidder. He continued that every district wants the ability to empower local businesses and bring tax dollars into the community, which is reason for the project stimulation agreement. However, the laws limit what one can and cannot do.

Board Member Ali stated the District has an obligation to actively solicit local vendor participation.

President Easter commented that this is a discussion that we have had in the past and that the Board needs to get involved and review District policies and set some expectations.

Board Member Zurita asked what kind of responses are received from RFP's and in what publications/locations are bids being advertised. She stated that she was also concerned that local businesses have an opportunity to do work in the District. Board Member Zurita stressed that "responsive" is the key word as it relates to bidding.

Board Member Shipp commented that in the past local vendors not being bondable was the problem.

Board Member Sharif asked if repairs to athletic fields can be funded from other money for which the District applied.

Board Member Ali inquired if any of this money will be utilized to renovate locker rooms.

Mr. Azcarraga responded that he will provide the Board with a report in the Friday Memo.

Board Member Ali continued that we should not allow any soccer playing or any other sports on any athletic field that has been renovated - irrigation system replaced and grass planted. He asked if consideration had been given to using a drip system instead of sprinkler irrigation.

Mr. Azcarraga responded that they are two separate applications, and he explained the difference.

Superintendent Burnside stated that Cabinet has discussed soccer fields, and that there is a great deal of concern regarding the use of the District's athletic fields. She stated that she would like for staff to provide the Board with information regarding the facilities use in a Friday Memo and then bring to the Board some of the issues and concerns that the District is facing relative thereto, for the Board's discussion and input.

NON-CONSENT AGENDA ITEMS

(continued)

3. RECOMMENDATIONS
(continued)

VOTE ON MOTION TO APPROVE THE CONSENT AGENDA

[Item Nos. 08/08-4063, 4064, 4068, 4069, 4070, 4071, 4072 (as amended), 4073 and 4074]

MOTION CARRIED

4. BOARD and SUPERINTENDENT'S DISCUSSION

- **DAVID AZCARRAGA, Chief Facilities Officer**
Commented that the Board needs to modify the Facilities Use Permit Policy to restrict the use of the athletic fields.
- **BOARD MEMBER ZURITA**
Asked that staff bring some recommendations to Board or put something in the Friday Memo about the policy as it relates to local or minority vendors who have the ability to get a bond, meet the minimum requirements, and are GFA certified

08/09-9008 5. ADJOURNMENT

MOTION by MR. ALI, SECOND by MRS. SHARIF to adjourn the Special Meeting of the Board of Trustees - the time being 6:36 p.m...

Approved:

Kaye E. Burnside, Ed.D.
Superintendent