

# DRAFT MINUTES

## Facilities Committee Meeting



Wednesday April 15, 2009  
Location: Fremont Adult School  
2420 N Street – Room 121  
5:00 – 5:30 p.m., Site Tour  
5:30 – 6:30 p.m., Committee Meeting

### SCUSD Board Committee Members Present:

Patrick Kennedy, Board 2nd Vice President and Committee Chairman (Area 7)

#### 1 **Staff Support:**

|   |                                   |
|---|-----------------------------------|
| 2 Mellissa Truitt, Assistant Superintendent | Tom Barentson, Deputy Supt. / CFO |
| 3 Christopher Frappier, Project Manger III  | Dave Taxara, Project Manager III  |
| 4 JoAnn Sulli, Contracts Office Analyst     | Marcus Dawson, Fiscal Analyst     |
| 5 Chris Marshall, Committee Secretary       | Barry Evpak, Interim Director     |

#### 7 **Community Participants, City of Sacramento Staff and Contractors:**

|   |                               |
|---|-------------------------------|
| 8 Paul Hansen, Landmark Construction        | Sara Range, PMG               |
| 9 Doug Henning, PCM3                        | Jeff Jones, PCM3              |
| 10 Jeff Thrift, PCM3                        | Tera Masiel, PCM3             |
| 11 Olga Rodriguez, Parent & Retired Teacher | John Chwastyk, DC Architects  |
| 12 Karen Young, Community Member            | Tom Lee, SCUSD Consultant     |
| 13 Duane Wray, Regent Development           | Eric Mifkovic, HMR Architects |
| 14 Craig Rouse, PCM3                        | Scott Pullen, HMR Architects  |
| 15 Wayne Sjolund, PMG                       |                               |

#### 17 **I. SITE TOUR:**

##### 18 **1.0 Tour of Fremont Adult School by Principal John Miller**

19 Fremont Adult School serves 40 different nationalities consisting of high school and adult students  
20 working towards their GED, ESL, Citizenship, College or High School credits.

21 Current Modernization Project: Replacement of windows and air conditioning units.

#### 23 **II. WELCOME & INTRODUCTIONS:**

##### 24 **2.0 Welcome & Review of Minutes**

25 The meeting was called to order at 5:30 p.m., Board Chair, Patrick Kennedy present.  
26 The March 18, 2009 Minutes were not approved pending a quorum of the Committee.

#### 28 **III. CORE ITEMS:**

##### 29 **3.0 Facilities & Maintenance Budget Update:**

30 The Committee received information Review of Bond Fund Summary Report by Marcus Dawson. The  
31 \$6.6m reimbursement from the State for the Emergency Wall Repair at Sacramento Charter and \$5.4m  
32 spent to qualify the District for the Emergency Repair Program (ERP) funding for 177 District school site  
33 repair projects is still pending. The State Allocation Board will meet next week and release \$50m of the  
34 \$100m allocated for ERP projects this year, and to set the dates for the release of future ERP funds.

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2 **3.1 Modernization, Construction & Ongoing Projects Update:**

3 The Committee received information regarding Summer Projects, and ongoing modernization and  
4 construction projects from Jeff Thrift of PCM3, Duane Wray of Regent Development, and Wayne  
5 Sjolund of PMG.

6 **Highlights:**

7 **Sacramento Charter H.S.:** The newly completed West wing was open to staff and students upon  
8 their return from spring break. The portable buildings used for interim housing during the  
9 modernization at the site have been removed.

10 **Upcoming and pending projects:**

11 **John F. Kennedy Performing Arts Center:** Utilities are being installed and the project is on  
12 schedule.

13 **A. Warren McClaskey Roof:** Planned during the Summer of 2009.

14 **Fremont Window Replacement:** This project is under design review with the City of Sacramento.  
15 The District installed a test window which was approved with changes by City of Sacramento  
16 Preservation staff and the project is moving forward.

17 **Portable Project at Luther Burbank:** Fire hydrant water flow at Luther Burbank is under review by  
18 a civil engineer.

19 **The MET:** Electric service upgrade for a new distribution panel and underground work. The District  
20 is working on boring vs. trenching for electrical upgrade at the City of Sacramento's request.

21 **West Campus:** Review of fire/water loop project with the City of Sacramento Fire Department.

22 **School of Engineering and Sciences:** Buildings A & B exteriors are complete, the electrical is  
23 roughed in, and roofing systems are being installed to make the buildings water tight. The first story  
24 of the two story classrooms is framed. The Multi-Purpose Building E steel framing is up and is 40%  
25 complete as of the end of March.

26 **School of Engineering and Sciences Library:** The construction is 21% complete.

27 **Regent Development Donation:** Regent Development built the America's Choice High School; now  
28 known as the George Washington Carver Arts and Science School. Regent has agreed to donate the  
29 time and material to change out the signs and marquee.

30 **Bret Harte Elementary School:** The ERP fencing and concrete slab project is complete.

31 **Earl Warren Elementary School:** Site drainage is being addressed.

32 **Fruit Ridge Elementary School:** Fire hydrant issue with inadequate flow due to addition of a  
33 portable at the site to meet the needs of the Language Academy. A civil engineer has evaluated the  
34 fire hydrant line as it was installed, and determined that the line should meet the 1500 gallon per  
35 minute threshold, should the City be able to provide adequate water pressure.

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37 **IV. NEW & ONGOING DISCUSSIONS:**

38 **4.0 California Unity Center** Update by Mellissa Truitt

39 The non-profit Capital Unity Council will present to the SCUSD Board on April 16<sup>th</sup>, with an update on  
40 the development of the California Unity Center at the lot adjacent to the former SCUSD administration  
41 building at 16<sup>th</sup> & N.

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**4.1 Update:**

**RFQ:** The District is in the process of putting together five (5) RFQ's or Request for Qualifications for firms interested in working on the following projects:

1. Luther Burbank Sports Complex and Five High and Middle School Athletic Fields
2. ADA Transition Plan
3. Design Standards for Facility Improvements
4. School Site Condition Needs Assessment
5. John Still Middle School Landscaping
6. Education Specifications

Request for Qualifications (RFQ) will be posted on the District website, [www.scusd.edu](http://www.scusd.edu).

**Delta Shores:** New development in south Sacramento which plans to focus on commercial development first and later add residential housing.

**4.2 Future Facilities Committee Meeting Date:**

Wednesday, May 13, 2009 - George Washington Carver Art and Science Academy

Address: 10101 Systems Parkway

Note Revised Times:

School Site Tour: 4:30 p.m.

Meeting: 5:00 p.m.

**4.3 Open Floor Discussion**

There will be a free workshop sponsored by Lozano Smith at the Serna Center on the Building Information Model (BIM).

Monday, May 11, 2009

9:30 - 11:30 a.m.

The meeting adjourned at 6:15 p.m.

Respectfully submitted,

Chris Marshall