



## Board of Education Report

ADOPTED BY BOARD

APRIL 5, 2022

File #: Rep-236-21/22, Version: 1

### Approval of Facilities Contract Actions

April 5, 2022

### Procurement Services Division - Facilities Contracts

#### Action Proposed:

Ratify the Procurement Services Division (PSD) contract actions taken by Facilities Contracts under delegated authority as listed in Attachment "A" including: award of advertised construction contracts, award of job order contracts; award of job order contract amendments; approval of change orders; completion of contracts; award of informal contracts; award of architectural and engineering contract; award of professional/technical services contract amendment; extra services / amendments for architectural and engineering contracts.

#### Background:

Facilities Contracts staff prepares monthly reports for contract actions necessary for the execution of projects approved by the Board and contained in the FSD Strategic Execution Plan (SEP), and for the maintenance and operation of District facilities in accordance with District policies and Board-delegated authority. As described in the November 12, 2013 Board Report #048-13/14 Informative, detailed information is provided on the Facilities Services website.

#### Expected Outcomes:

Approval of these items will allow services provided by these contracts to proceed in support of FSD projects, District policies and goals, and the Board-approved FSD-SEP.

#### Board Options and Consequences:

The Board can approve all actions presented or postpone selected actions pending receipt of additional information. Non-ratification of actions awarded under delegated authority in Attachment "A" will result in costly litigation over discontinued payment or if the District attempts to reclaim payments made to a vendor. District costs will likely increase as few contractors compete for future procurements.

#### Policy Implications:

This action does not change District policy and conforms to California Education Code section 17604 that permits the Board of Education to delegate authority for Facilities Contracts (Board Report #333-17/18), which the board exercised on May 08, 2018.

#### Budget Impact:

The contract actions presented are within the budget authority previously approved by the Board. Unless indicated otherwise, all contract actions are Bond funded.

#### Student Impact:

The contract actions will help ensure that the students are provided with safe and healthy environments, and up-to-date facilities that promote learning.

**Equity Impact:**

Not Applicable

**ADOPTED BY BOARD****APRIL 5, 2022****Issues and Analysis:**

There are no policy implications on these agreements.

**Attachments:**

Attachment “A” - Ratification of Facilities Contract Actions Awarded Under Delegated Authority.

**Informatives:**

Informative - Item A - Rosemont ES  
Informative - Item B - Normandie ES  
Informative - Item C - WESM - Royal Construction  
Informative - Item D - Global Modular  
Informative - Item E - Sean Khan  
Informative - Item F - MJ Construction JOC Amendment  
Informative - Item G - Fredrick Towers JOC Amendment  
Informative - Item H - CO NOC Informal  
Informative - Item I - LPA Sports Fields Standards  
Informative - Item J - Chattel Amendment  
Informative - Item K - Extra Services  
Informative - Item K - Extra Services Attachment

**Submitted:**

03/18/22


ADOPTED BY BOARD

APRIL 5, 2022

RESPECTFULLY SUBMITTED,

APPROVED BY:

  
 ALBERTO M. CARVALHO  
 Superintendent

  
 MEGAN K. REILLY  
 Deputy Superintendent  
 Office of the Deputy Superintendent

REVIEWED BY:

APPROVED BY:


  
 DEVORA NAVERA REED  
 General Counsel

  
 JANICE SAWYER  
 Business Manager  
 Business Services and Operations

☒ Approved as to form.

REVIEWED BY:

APPROVED &amp; PRESENTED BY:

  
 TONY ATIENZA  
 Director, Budget Services and Financial Planning

  
 JUDITH REECE  
 Chief Procurement Officer  
 Procurement Services Division

☒ Approved as to budget impact statement.

REVIEWED BY:

  
 MARK HOVATTER  
 Chief Facilities Executive

☒ Approved as to facilities impact.

**ATTACHMENT A**  
**RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY**

**A. AWARD OF ADVERTISED CONSTRUCTION CONTRACTS** **\$10,006,800**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>SCHOOL / PROJECT</u>	<u>AMOUNT</u>
Beta Investments & Contracts, Inc. (SBE)	2110047 / 4400010193 <b>Item A</b> (Best Value)	<u>Rosemont Avenue ES</u> Seismic Retrofit & HVAC in Main Building Board Member: <u>Mónica García</u>  <b>Contract Term:</b> 02/01/22 through Division of State Architect (DSA) certification and close-out  Requester: <i>Greg Garcia, Director</i> <i>Project Execution</i> <i>Facilities Services Division</i>	\$3,812,800
NSA Construction Group, Inc. (SBE)	2210012 / 4400010262 <b>Item B</b> (Best Value)	<u>Normandie Avenue ES</u> Americans with Disability Act (ADA) Barrier Removal and Elevator Project Board Member: <u>Dr. George J. McKenna III</u>  <b>Contract Term:</b> 02/14/22 through DSA certification and close-out  Requester: <i>Greg Garcia, Director</i> <i>Project Execution</i> <i>Facilities Services Division</i>	\$2,969,000
Royal Construction & Builders, Inc. (SBE)	2210015 / 4400010267 <b>Item C</b> (Best Value)	<u>Westchester Enriched Sciences Magnet HS</u> Elevator with Connector Bridge Board Member: <u>Nick Melvoin</u>  <b>Contract Term:</b> 02/28/22 through DSA certification and close-out  Requester: <i>Greg Garcia, Director</i> <i>Project Execution</i> <i>Facilities Services Division</i>	\$3,225,000

**JOB ORDER CONTRACT AWARDS** **\$1,000,000**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>SCHOOL / PROJECT</u>	<u>AMOUNT</u>
Global Modular, Inc. (SBE)	R-22014 / 2230002 4400010306 <b>Item D</b>	Modular Relocation Contracting Services Board Member: <u>District-wide</u>  <b>Contract Term:</b> 03/02/22 through 03/01/23 Two (2) option years (OY) remaining  Requester: <i>Aaron Bridgewater, Director</i> <i>Asset Management</i> <i>Facilities Services Division</i>	\$500,000
Sean Khan Consulting Company, Inc. (SBE)	R-22014 / 2230003 4400010304 <b>Item E</b>	Modular Relocation Contracting Services Board Member: <u>District-wide</u>  <b>Contract Term:</b> 03/01/22 through 02/28/23 Two (2) option years (OY) remaining  Requester: <i>Aaron Bridgewater, Director</i> <i>Asset Management</i> <i>Facilities Services Division</i>	\$500,000

**ADOPTED BY BOARD**

**APRIL 5, 2022**

**ATTACHMENT A**  
**RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY**

**JOB ORDER CONTRACT AMENDMENTS****\$2,500,000**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>SCHOOL / PROJECT</u>	<u>AMOUNT</u>
MJ Construction Development, Inc. (SBE)	2030010 / 4400008452 (2030010.04) <b>Item F</b>	Amendment to increase contract capacity of a formally competed contract to provide general contracting services District-wide.  <b>Contract term including this amendment:</b> 05/22/20 through 05/21/22 One (1) option year (OY) remaining  Initial Contract Value: \$500,000 Amendment No. 1 Terms Revised Amendment No. 2 Terms Revised Amendment No. 3 Terms Revised OY1 *Amendment No. 4: \$1,000,000 <i>(Executed Date: 02/08/22)</i>  <b>Aggregate Contract Value: \$1,500,000</b>  Requester: <i>Greg Garcia, Director</i> <i>Project Execution</i> <i>Facilities Services Division</i>	\$1,000,000*
Fredrick Towers, Inc. (SBE)	2030013 / 4400008455 (2030013.08) <b>Item G</b>	Amendment to increase contract capacity of a formally competed contract to provide general contracting services District-wide.  <b>Contract term including this amendment:</b> 05/22/20 through 05/21/22 One (1) option year (OY) remaining  Initial Contract Value: \$500,000 Amendment No. 1 Terms Revised Amendment No. 2 \$3,000,000 Amendment No. 3 Terms Revised Amendment No. 4 \$1,500,000 Amendment No. 5 Terms Revised OY1 Amendment No. 6 \$1,000,000 Amendment No. 7 \$1,500,000 *Amendment No. 8: \$1,500,000 <i>(Executed Date: 01/24/22)</i>  <b>Aggregate Contract Value: \$9,000,000</b>  Requester: <i>Greg Garcia, Director</i> <i>Project Execution</i> <i>Facilities Services Division</i>	\$1,500,000*

\* Current Ratification

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APRIL 5, 2022

**ATTACHMENT A**  
**RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY**

**Item H**

<b>B. APPROVAL OF CHANGE ORDERS</b>		<b>\$5,439,848</b>
	<u>QUANTITY</u>	<u>AMOUNT</u>
i. New Construction contract change orders that do not individually exceed 10 percent for January & February 2022 (Average Transaction: \$39,028):	67	\$2,614,889
ii. New Construction contract credit change orders for January & February 2022:	4	<\$18,408>
iii. Existing Facilities contract change orders that do not individually exceed 15 percent for January & February 2022 (Average Transaction: \$11,493):	270	\$3,103,151
iv. Existing Facilities contract credit change orders for January & February 2022:	23	<\$259,784>
v. Existing Facilities contract change orders that individually exceed 15 percent (but do not exceed 25 percent) for January & February 2022, requiring 75 percent approval by the Board:	0	\$0

**C. COMPLETION OF CONTRACTS – January & February 2022** **38** **\$38,183,552**

<b>D. AWARD OF INFORMAL CONTRACTS (Not Exceeding \$99,100)</b>		<b>\$437,449</b>
	<u>QUANTITY</u>	<u>AMOUNT</u>
A & B Letters for January & February (Average Transaction: \$20,831)	21	\$437,449

**E. REJECTION OF BIDS**

<u>BID NO.</u>	<u>SCHOOL/PROJECT</u>	<u>REASON</u>
None		

**F. TERMINATION OF CONTRACTS FOR CONVENIENCE**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>SCHOOL / PROJECT</u>
None		

**G. ASSIGNMENT AND ASSUMPTION OF RIGHTS AND DELEGATION OF DUTIES – PROFESSIONAL / TASK ORDER SERVICES AGREEMENT**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
None			

**H. AWARD OF ARCHITECTURAL AND ENGINEERING CONTRACTS** **\$177,150**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>SCHOOL / PROJECT</u>	<u>AMOUNT</u>
LPA, Inc.	2220018 / 4400009832	Update to Sports Fields Standards Review and update the District's standards and guidelines for secondary sports facilities and fields. Board Member: <u>District-wide</u>	\$177,150

**Item I**

**Contract Term:** 01/25/22 through 12/31/22

Requester: *Aaron Bridgewater, Director*  
*Asset Management*  
*Facilities Services Division*

**I. AWARD OF ARCHITECTURAL AND ENGINEERING AMENDMENTS** **\$0**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
None			

**ADOPTED BY BOARD**

**APRIL 5, 2022**

**ATTACHMENT A**  
**RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY**

J. MEMORANDUM OF UNDERSTANDING				\$0
CONTRACTOR	IDENTIFICATION NO.	DESCRIPTION	AMOUNT	
None				
K. AWARD OF TECHNICAL SERVICES TASK ORDER CONTRACT				\$0
CONTRACTOR	IDENTIFICATION NO.	DESCRIPTION	AMOUNT	
None				
L. AWARD OF PROFESSIONAL/TECHNICAL SERVICES AMENDMENTS				\$20,000
CONTRACTOR	IDENTIFICATION NO.	DESCRIPTION	NOT-TO-EXCEED AMOUNT	
Chattel, Inc. (SBE)	2090028 / 4400008371 (2090028.02) Item J	Amendment to increase contract capacity to develop historical interpretive plan/history walk in support of the Roosevelt HS Comprehensive Modernization Project.  Contract term including this amendment: 11/25/20 through 12/31/22  Initial Contract Value: \$47,500 Amendment No. 1: Terms Revised *Amendment No. 2: \$20,000 (Executed Date:02/16/22)  Aggregate Contract Value: \$67,500  Requester: Aaron Bridgewater, Director Asset Management Facilities Services Division	\$20,000*	
* Current Ratification				
M. AWARD OF PROFESSIONAL SERVICES CONTRACTS				\$0
CONTRACTOR	IDENTIFICATION NO.	DESCRIPTION	NOT-TO-EXCEED AMOUNT	
None				
N. AWARD OF GOODS AND SERVICES CONTRACTS				\$0
CONTRACTOR	IDENTIFICATION NO.	DESCRIPTION	NOT-TO-EXCEED AMOUNT	
None				
O. EXTRA SERVICES /AMENDMENTS FOR ARCHITECTURAL AND ENGINEERING CONTRACTS				\$490,274
CONTRACT NOS.	1520055/4400003899; 1620141/4400004749; 1820027/4400006246; 1820031/4400006280; 1820031/4400006280; 1920019/4400007462; and 2020003/4400008020 Item K			
P. NO COST EXTRA SERVICES/AMENDMENTS FOR ARCHITECTURAL AND ENGINEERING CONTRACTS				\$0
None				
Q. ASSIGNMENT AND ASSUMPTION OF RIGHTS AND DELEGATION OF DUTIES – ARCHITECTURAL AND ENGINEERING AGREEMENT				
CONTRACTOR	IDENTIFICATION NO.	DESCRIPTION	AMOUNT	
None				

ADOPTED BY BOARD



INTEROFFICE CORRESPONDENCE  
 Los Angeles Unified School District  
 Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
 Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Gregory Garcia/Director of Project Execution  
 Facilities Services Division/Project Execution

**SUBJECT: SEISMIC RETROFIT & HEATING, VENTILATION, AND AIR  
 CONDITIONING IN MAIN BLDG.  
 SCHOOL: ROSEMONT ELEMENTARY SCHOOL  
 CONTRACTOR: BETA INVESTMENTS & CONTRACTS  
 CONTRACT NO: 4400010193  
 CONTRACT AMOUNT: \$3,812,800**

***Student Impact:***

These actions are consistent with the District's commitment to address unmet school facilities needs and provide students with a safe and healthy learning environment.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

This contract is to provide seismic retrofits at the Main Building with a total area of 19,000 square feet; install new Heating, Ventilation and Air Conditioning (HVAC) system, new roof, and ADA upgrades as required.

***Why is this necessary?***

This project will structurally improve the performance of the Main Building in the event of an Earthquake And upgrade an HVAC system that is beyond its lifespan which will provide more reliable heating and cooling to the Administration and Classrooms.

***Why do we need to do this now?***

This project has been approved by the Board of Education; the designs have been stamped by the Division of the State Architect (DSA) and is currently ready to move into construction.

***What would happen if this were not approved?***

It would delay the much-needed facility improvements at Rosemont Ave. Elementary School.

***What are the terms of the proposed agreement?***

This is a Best Value Contract Procurement that was formally competed and awarded to Beta Investments for \$3,812,800 and a duration of 578 days.

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APRIL 5, 2022



Members, Board of Education  
Alberto M. Carvalho, Superintendent

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March 17, 2022

If you have any questions or require additional information, please contact me at [gregory.garcia@lausd.net](mailto:gregory.garcia@lausd.net) or at (213) 760-3736.

c: Megan K. Reilly  
Pedro Salcido  
Devora Navera Reed  
Patricia Chambers  
Daniel Muñoz  
Amanda Wherritt  
Janice Sawyer  
Judith Reece

**ADOPTED BY BOARD**

**APRIL 5, 2022**

INTEROFFICE CORRESPONDENCE  
Los Angeles Unified School District  
Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Gregory Garcia/Director of Project Execution  
Facilities Services Division/Project Execution

**SUBJECT: AMERICANS WITH DISABILITY ACT (ADA) IMPROVEMENT  
ELEVATOR INSTALLATION  
SCHOOL: NORMANDIE ELEMENTARY SCHOOL  
CONTRACTOR: NSA CONSTRUCTION GROUP, INC.  
CONTRACT NO: 4400010262  
CONTRACT AMOUNT: \$2,969,000**

***Student Impact:***

The project will remove ADA barriers and provide program accessibility for students and qualified members of the community and ensure that all have an opportunity to access programs and activities at Normandie Elementary School.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

On October 10, 2017, the Board approved the Self-Evaluation and Transition Plan (Plan) under the Americans with Disabilities Act (ADA) to further District efforts to comply with ADA Title II program accessibility requirements (Board Report No. 124-17/18). The Plan outlined the District's proposed approach to providing program accessibility, which considers the characteristics of the District, student population, variety of educational programs, as well as the existing level of accessibility. The Plan established a specific approach and goals for achieving program accessibility through facility modifications and operational means across the District.

***Why is this necessary?***

This ADA Barrier Removal Project is part of the District's Board approved ADA Transition Plan and is needed to provide Program Accessibility at Normandie Elementary School.

***Why do we need to do this now?***

The Project has been approved by the Board of Education, designed by an Architect, and stamped by the Division of the State Architect and is ready for construction. Delays could risk escalation of construction prices.

***What would happen if this were not approved?***

This would delay much-needed capital ADA improvements at Normandie Elementary School.

***What are the terms of the proposed agreement?***

This is a Best Value Contract Procurement that was formally competed and awarded to NSA Construction Group, Inc. for \$2,969,000 and a duration of 365 days.

If you have any questions or require additional information, please contact me at gregory.garcia@lausd.net or at (213) 760-3736.

c: Megan K. Reilly  
Pedro Salcido  
Devora Navera Reed  
Patricia Chambers  
Daniel Muñoz  
Amanda Wherritt  
Janice Sawyer  
Judith Reece

**ADOPTED BY BOARD**

**APRIL 5, 2022**

INTEROFFICE CORRESPONDENCE  
 Los Angeles Unified School District  
 Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
 Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Gregory Garcia/Director of Project Execution  
 Facilities Services Division/Project Execution

**SUBJECT: AMERICANS WITH DISABILITY ACT (ADA) IMPROVEMENT  
 ELEVATOR WITH CONNECTOR BRIDGE INSTALLATION  
 SCHOOL: WESTCHESTER ENRICHED SCIENCES MAGNET HIGH  
 SCHOOL  
 CONTRACTOR: ROYAL CONSTRUCTION & BUILDERS, INC.  
 CONTRACT NO: 4400010267  
 CONTRACT AMOUNT: \$3,225,000**

***Student Impact:***

The project will remove barriers to program accessibility for students and qualified members of the community and ensure that all have an opportunity to access programs and activities at Westchester High School.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

On October 10, 2017, the Board approved the Self-Evaluation and Transition Plan (Plan) under the Americans with Disabilities Act (ADA) to further District efforts to comply with ADA Title II program accessibility requirements (Board Report No. 124-17/18). The Plan outlined the District's proposed approach to providing program accessibility, which considers the characteristics of the District, student population, variety of educational programs, as well as the existing level of accessibility. The Plan established a specific approach and goals for achieving program accessibility within eight years through facility modifications and operational means across the District.

***Why is this necessary?***

This ADA Barrier Removal Project is part of the District's Board approved ADA Transition Plan and needed to provide Program Accessibility at Westchester High School.

***Why do we need to do this now?***

The Project has been approved by the Board of Education, designed by an Architect, and stamped by the Division of the State Architect and is ready for construction. Delays could risk escalation of construction prices.

ADOPTED BY BOARD

APRIL 5, 2022

***What would happen if this were not approved?***

This would delay much-needed capital ADA improvements at Westchester High School.

***What are the terms of the proposed agreement?***

This is a Best Value Contract Procurement that was formally competed and awarded to Royal Construction & Builders for \$3,225,000 and a duration of 407 days.

If you have any questions or require additional information, please contact me at [gregory.garcia@lausd.net](mailto:gregory.garcia@lausd.net) or at (213) 760-3736.

c: Megan K. Reilly  
Pedro Salcido  
Devora Navera Reed  
Patricia Chambers  
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Janice Sawyer  
Judith Reece

**ADOPTED BY BOARD**

**APRIL 5, 2022**

ADOPTED BY BOARD

APRIL 5, 2022

Board of Education Report  
No.236-21/22  
Attachment A Item D\_\_  
For 04/05/22 Board Meeting

INTEROFFICE CORRESPONDENCE  
Los Angeles Unified School District  
Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Aaron Bridgewater, Director of Facilities Planning and Development.

**SUBJECT: CONTRACTOR NAMES: GLOBAL MODULAR, INC.**  
**CONTRACT NO.: 4400010306**  
**APPROVED CONTRACT CAPACITY AMOUNT: \$ 500,000 FOR**  
**ONE YEAR.**  
**SCHEDULE: CONTRACT TO RELOCATE AND INSTALL MODULAR**  
**BUILDINGS (DSA APPROVED).**

***Student Impact:***

The contract will allow Global Modular Inc. to provide leased modular buildings in support of approved capital modernization projects. The interim portable buildings are needed to provide students with operational classrooms while existing buildings are being modernized or replaced.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

The Facilities Services Division (Facilities) proposes that the Board of Education (Board) authorize a contract with Global Modular Inc. for the lease, installation and relocation of single-story modular classrooms which are approved by the Division of the State Architect (DSA). The contract will support the implementation of Board-approved construction, modernization, and repair/renovation projects at school sites where existing facilities will be taken out of service for construction activities. Project types that will utilize this contract, include, but are not limited to, comprehensive modernizations, classroom replacements, and critical repairs. By providing temporary buildings, staff and students can be relocated without interruption to instructional programs.

This is a capacity contract. Purchase orders will be issued as needed. Associated costs are included in the budget of capital facilities projects considered by the Bond Citizens' Oversight Committee and approved by the Board. RFQ R-22014 established a bench of qualified contracts for Modular Relocation Contracting Services on demand and an as-needed basis District-wide. Two (2) bid/proposals were received, and both were awarded contracts to provide services as needed by Asset Management District-wide. If this contract is utilized for emergency purposes, funding will need to be identified to support the associated purchase order(s).

***Why is this necessary?***

The District requires the use of classroom, sanitary, kitchen, chemistry labs buildings as interim housing to enable capital facilities modernization projects to proceed through the construction phase. Examples of Sites with comprehensive Modernization Projects requiring this interim facility include, but are not limited to Hamilton HS, Kennedy HS, Taft ES, and Lincoln HS.

***Why do we need to do this now?***

This contract will support the successful completion of capital facilities projects. Approval of the proposed contract will allow Los Angeles Unified to install interim single-story classrooms, food service, and sanitary buildings prior to construction activities commencing, thus eliminating any potential negative impact on instruction and school operations.

***What would happen if this were not approved?***

Construction projects that impact existing classrooms and restrooms cannot move forward until interim buildings are in place. If the contract is not approved, general construction contractors will be required to design and obtain DSA approval to construct or install temporary, interim buildings before construction could start. This would delay the start of construction on a specific project by eight to twelve months and significantly increase the construction schedule and cost to Los Angeles Unified.

***What are the terms of the proposed agreement?***

The contract is for an initial term of one year with a contract capacity of \$500,000.

***Is this a Single Source Contract? (If yes, explain why)***

No.

***Is this an after-the-fact Contract? (If yes, explain why)***

No.

If you have any questions or require additional information, please contact me at [aaron.bridgewater@lausd.net](mailto:aaron.bridgewater@lausd.net) or at (213) 248-2279.

c: Megan K. Reilly  
Pedro Salcido  
Devora Navera Reed  
Patricia Chambers  
Daniel Muñoz  
Amanda Wherritt  
Janice Sawyer  
Judith Reece

<b>ADOPTED BY BOARD</b> <b>APRIL 5, 2022</b>
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INTEROFFICE CORRESPONDENCE  
Los Angeles Unified School District  
Facilities Services Division**INFORMATIVE****TO:** Members, Board of Education  
Alberto M. Carvalho, Superintendent**DATE:** March 17, 2022**FROM:** Aaron Bridgewater, Director of Facilities Planning and Development.**SUBJECT: CONTRACTOR NAMES: SEAN KHAN CONSULTING CO. INC.  
CONTRACT NO.: 4400010304  
APPROVED CONTRACT CAPACITY AMOUNT: \$ 500,000 FOR  
ONE YEAR.  
SCHEDULE: CONTRACT TO RELOCATE AND INSTALL MODULAR  
BUILDINGS (DSA APPROVED)*****Student Impact:***

The contract will allow Sean Khan Consulting Co to relocate District owned portables to school campuses for use as interim classrooms or support facilities. The relocated portable buildings are needed to provide students with operational classrooms while existing buildings are being modernized or replaced.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

The scope of services for the contract includes the relocation of modular portable buildings from one District location to a campus with a construction modernization project. Relocation services are utilized when a District owned building is available and/or is a specialty classroom that is more economical to relocate versus lease.

This is a capacity contract. Purchase orders will be issued as needed. Associated costs are included in the budget of capital facilities projects considered by the Bond Citizens' Oversight Committee and approved by the Board. RFQ R-22014 established a bench of qualified contracts for Modular Relocation Contracting Services on demand and an as-needed basis District-wide. Two (2) bid/proposals were received, and both were awarded contracts to provide services as needed by Asset Management District-wide. If this contract is utilized for emergency purposes, funding will need to be identified to support the associated purchase order(s).

***Why is this necessary?***

The District requires the use of classroom, sanitary, kitchen, chemistry labs buildings as interim housing to enable capital facilities modernization projects to proceed through the construction phase. Sample of sites with comprehensive Modernization Projects requiring this interim facility include, but are not limited to Kennedy HS, Taft HS, and Lincoln HS.

***Why do we need to do this now?***

This contract will support the successful completion of capital facilities projects. Approval of the proposed contract will allow Los Angeles Unified to install interim single-story classrooms, food service, and sanitary buildings prior to construction activities commencing, thus eliminating any potential negative impact on instruction and school operations.

***What would happen if this were not approved?***

Construction projects that impact existing classrooms and restrooms cannot move forward until interim buildings are in place. If the contract is not approved, general construction contractors will be required to design and obtain DSA approval to construct or install temporary, interim buildings before construction could start. This would delay the start of construction on a specific project by eight to twelve months and significantly increase the construction schedule and cost to Los Angeles Unified.

***What are the terms of the proposed agreement?***

The contract is for an initial term of one year with a contract capacity of \$500,000.

***Is this a Single Source Contract? (If yes, explain why)***

No.

***Is this an after-the-fact Contract? (If yes, explain why)***

No.

If you have any questions or require additional information, please contact me at [aaron.bridgewater@lausd.net](mailto:aaron.bridgewater@lausd.net) or at (213) 248-2279.

c: Megan K. Reilly  
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ADOPTED BY BOARD

APRIL 5, 2022

INTEROFFICE CORRESPONDENCE  
Los Angeles Unified School District  
Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Gregory Garcia/Director of Project Execution  
Facilities Services Division/Project Execution

**SUBJECT: AMENDMENT TO INCREASE JOB ORDER CONTRACT FOR  
GENERAL CONTRACTING SERVICES DISTRICT-WIDE  
CONTRACTOR: MJ CONSTRUCTION DEVELOPMENT, INC.  
CONTRACT NO: 4400008452  
CONTRACT AMOUNT: \$1,000,000**

***Student Impact:***

This Job Order Contract is a capacity contract that enables Facilities to establish a bench of contractors to meet the much-needed repairs and improvements for students and staff throughout the District.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

Job Order Contracts (JOC) is a contracting method that allows the District to execute smaller contracts (under \$1,000,000) under a Specialized Master Contract that was competitively bid.

***Why is this necessary?***

JOC is one of the contracting tools that Facilities uses to quickly execute and complete smaller and less complex projects throughout the District.

***Why do we need to do this now?***

The initial contract of \$500,000 is close its capacity. This additional capacity of \$1,000,000 will allow Facilities to continue to issue Job Orders to MJ Construction to execute work.

***What would happen if this were not approved?***

Some repairs or modernizations would be delayed and a more time consuming or burdensome contracting process would have to be used for smaller projects.

***What are the terms of the proposed agreement?***

The proposed one-million-dollar Amendment is to increase the Contract Capacity to MJ Construction from \$500,000 to \$1,500,000 for General Contracting Services.

Members, Board of Education  
Alberto M. Carvalho, Superintendent

2

March 17, 2022

If you have any questions or require additional information, please contact me at Gregory.garcia@lausd.net or at (213) 760-3736.

c: Megan K. Reilly  
Pedro Salcido  
Devora Navera Reed  
Patricia Chambers  
Daniel Muñoz  
Amanda Wherritt  
Janice Sawyer  
Judith Reece

ADOPTED BY BOARD

APRIL 5, 2022

INTEROFFICE CORRESPONDENCE  
 Los Angeles Unified School District  
 Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
 Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Gregory Garcia/Director of Project Execution  
 Facilities Services Division/Project Execution

**SUBJECT: AMENDMENT TO INCREASE JOB ORDER CONTRACT FOR  
 GENERAL CONTRACTING SERVICES DISTRICT-WIDE  
 CONTRACTOR: FREDRICK TOWERS, INC.  
 CONTRACT NO: 4400008455  
 CONTRACT AMOUNT: \$1,500,000**

***Student Impact:***

This Job Order Contract is a capacity contract that enables Facilities to establish a bench of contractors to meet the much-needed repairs and improvements for students and staff throughout the District.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

Job Order Contracts (JOC) is a contracting method that allows the District to execute smaller contracts (under \$1,000,000) under a Specialized Master Contract that was competitively bid.

***Why is this necessary?***

JOC is one of the contracting tools that Facilities uses to quickly execute and complete smaller and less complex projects throughout the District.

***Why do we need to do this now?***

The current contract of \$7,500,000 is close its capacity. This additional capacity of \$1,500,000 will allow Facilities to continue to issue Job Orders to Fredrick Towers to execute work.

***What would happen if this were not approved?***

Some repairs or modernizations would be delayed and a more time consuming or burdensome contracting process would have to be used for smaller projects.

***What are the terms of the proposed agreement?***

The proposed \$1,500,000 Amendment is to increase the Contract Capacity to Fredrick Towers from \$7,500,000 to \$9,000,000 for General Contracting Services.

**ADOPTED BY BOARD**

**APRIL 5, 2022**

Members, Board of Education  
Alberto M. Carvalho, Superintendent

2

March 17, 2022

If you have any questions or require additional information, please contact me at Gregory.garcia@lausd.net or at (213) 760-3736.

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**ADOPTED BY BOARD**

**APRIL 5, 2022**

INTEROFFICE CORRESPONDENCE  
Los Angeles Unified School District  
Procurement Services Division

**INFORMATIVE****DATE:** March 17, 2022

**TO:** Members, Board of Education  
Alberto M. Carvalho, Superintendent

**FROM:** Judith Reece  
Chief Procurement Officer  
Procurement Services Division

**SUBJECT: APPROVAL OF CHANGE ORDERS, COMPLETION OF CONTRACTS,  
AWARD OF INFORMAL CONTRACTS**

***Student Impact:***

The below change orders and contracts directly support the schools/teachers ability to provide a safe and healthy learning environment to students at all grade levels district-wide. In addition these services ensure legal compliance with state and local regulations.

***Equity Impact:*** ☒ Not Applicable ☐ See attached

***Introduction:***

Board of Education has delegated to the Chief Procurement Officer the authority to execute and approve change orders, completion of contracts and informally bid contracts. The chart below lists the contract categories and total amounts for the months of January and February. The specific transactions can be found at the following link: <https://www.laschools.org/new-site/contracts/boe-contract-actions/>

**CHANGE ORDER, NOTICE OF COMPLETION, INFORMAL CONTRACTS**

CONTRACT CATEGORIES	QUANTITY JANUARY 1 TO FEBRUARY 28, 2022	CUMULATIVE AMOUNT
New Construction Change Orders	67	\$2,614,889
New Construction Credit Change Orders	4	<\$18,408>
Existing Facilities Change Orders	270	\$3,103,151
Existing Facilities Credit Change Orders	23	<\$259,784>
Completion of Contracts	38	\$38,183,552
Informal Contracts not exceeding \$99,100	21	\$437,449



Members, Board of Education  
Alberto M. Carvalho, Superintendent

2

March 17, 2022

If you have any questions, please do not hesitate to contact me.

c: Megan K. Reilly  
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Janice Sawyer  
Judith Reece

**ADOPTED BY BOARD**

**APRIL 5, 2022**

INTEROFFICE CORRESPONDENCE  
 Los Angeles Unified School District  
 Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
 Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Aaron Bridgewater, Director of Facilities Planning and Development

**SUBJECT:** **CONTRACTOR NAME:** LPA, INC.  
**CONTRACT NO.:** 2220018/4400009832  
**CONTRACT AMOUNT:** \$177,150  
**RATIFICATION OF AN ARCHITECTURAL AND ENGINEERING  
 CONTRACT TO UPDATE SPORTS FIELDS STANDARDS**

***Student Impact:***

The contract will allow LPA, Inc. to review and update Los Angeles Unified School District's (Los Angeles Unified) standards and guidelines for secondary (middle and high school) sports facilities and fields to ensure all athletic facility improvements are based on the latest design specifications which will enhance and provide the opportunity for students to safely engage in athletic and other events on the upgraded and modernized facilities.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

The scope of services for the contract includes review of current Los Angeles Unified standards for sports facilities and fields, prepare recommendations for updates based on current national secondary school guidelines, standards of other large school districts, and industry standards, research and evaluate specified and recommended products and assemblies for availability, durability, and maintainability, including meetings with manufacturer's representatives, and meet with Los Angeles Unified stakeholders to review findings and recommendations, including Interscholastic Athletics, Division of Instruction Physical Education, Office of Environmental Health and Safety (OEHS), and Facilities Services Division's Maintenance & Operations (M&O), Real Estate Civic Center Permit Office, and Facilities Partnerships and Joint Use Programs.

***Why is this necessary?***

Los Angeles Unified needs to continuously update specifications based on current national secondary school guidelines, standards of other large school districts, and industry standards.

**ADOPTED BY BOARD**

**APRIL 5, 2022**

***Why do we need to do this now?***

Pursuant to the Board Resolution, Modernization, Upgrade and Development of High School Athletic Facilities (Res-030-20/21), adopted on June 22, 2021, funding has been prioritized within the School Upgrade Program to modernize, upgrade, or develop new competitive high school athletic facilities in each Board District.

***What would happen if this were not approved?***

Projects to upgrade competitive athletic facilities will be undertaken using outdated standards and guidelines for secondary sport facilities and fields.

***What are the terms of the proposed agreement?***

The term of the contract will be approximately 11 months beginning January 25, 2022 and ending December 31, 2022 with a contract capacity of \$177,150, which will be funded with Bond Program funds. This contract was executed timely and is being reported as ratification under delegated authority and is not after the fact.

***Is this a Single Source Contract? (If yes, explain why)***

No

***Is this an after-the-fact Contract? (If yes, explain why)***

No

If you have any questions or require additional information, please contact me at [aaron.bridgewater@lausd.net](mailto:aaron.bridgewater@lausd.net) or at (213) 241-4894.

c: Megan K. Reilly  
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Patricia Chambers  
Daniel Muñoz  
Amanda Wherritt  
Janice Sawyer  
Judith Reece  
Mark Hovatter

ADOPTED BY BOARD

APRIL 5, 2022

ADOPTED BY BOARD

APRIL 5, 2022

Board of Education Report  
No. 236-21/22  
Attachment A Item J  
For April 5, 2022 Board Meeting

INTEROFFICE CORRESPONDENCE  
Los Angeles Unified School District  
Facilities Services Division

**INFORMATIVE**

**TO:** Members, Board of Education  
Alberto M. Carvalho, Superintendent

**DATE:** March 17, 2022

**FROM:** Aaron Bridgewater, Director  
Facilities Planning and Development

**SUBJECT:** **CONTRACTOR NAME:** Chattel, Inc.  
**CONTRACT NO.:** 2090028 / 4400008371 (2090028.02)  
**CONTRACT AMOUNT:** \$20,000  
**RATIFICATION OF A PROFESSIONAL/TECHNICAL SERVICES  
CONTRACT AMENDMENT**

***Student Impact:***

On February 9, 2021, the Board of Education ratified a formally competed goods and services contract for Chattel, Inc. to provide a historian/writer to develop an interpretive plan/history walk, in support of the Roosevelt High School Comprehensive Modernization Project (Project), which will provide students the opportunity to learn about the rich history of Roosevelt and the Boyle Heights community as they walk through and around campus.

***Equity Impact:***

☒ Not Applicable    ☐ See attached

***Introduction:***

Given the History Walk will display information regarding the important history of the school and the Boyle Heights Community, a community engagement process with various stakeholders was necessary to help inform the development of the History Walk. After initial outreach meetings with various stakeholders, Roosevelt High School teachers expressed the need for a more robust student engagement process than initially assumed. The expanded student engagement resulted in additional meetings, an extended project schedule, additional research, and the preparation of additional materials. The contract amendment includes additional costs associated with the extended project schedule and expanded student engagement.

***Why is this necessary?***

The Project's Environmental Impact Report included a mitigation measure requiring the development of an interpretive plan to communicate to students, faculty, alumni and the public, stories, information, and experiences pertinent to historic events that took place on the Roosevelt campus.

***Why do we need to do this now?***

The Project includes the development of a History Walk, consisting of murals, themed pylons, and event markers to commemorate the events, people, and places associated with Roosevelt, including the 1968 East LA Walkouts and the Chicano Civil Rights Movement in Los Angeles, the unique and rich multicultural history of Roosevelt and the Boyle Heights community, and other events and topics relatable to the community.

***What would happen if this were not approved?***

Without the services being provided by this contract, the Project would not comply with the requirement of the Environmental Impact Report to implement an interpretive plan to mitigate the impact to cultural resources.

***What are the terms of the proposed agreement?***

The amendment will increase the contract capacity by \$20,000 with an aggregate contract value of \$67,500 for a term of approximately two years beginning November 25, 2020 and ending on December 31, 2022. This contract was executed timely and is being reported as ratification under delegated authority and is not after the fact. The contract started 11/25/2020 but amendment no. 2 was executed 2/16/2022. This item was not completed until after the January 18 board meeting and not available by the February 8 board meeting deadlines. The contract will be funded from the Project budget with Bond Program funds.

***Is this a Single Source Contract? (If yes, explain why)***

No

***Is this an after-the-fact Contract? (If yes, explain why)***

No

If you have any questions or require additional information, please contact me at [aaron.bridgewater@lausd.net](mailto:aaron.bridgewater@lausd.net) or at (213) 241-4894.

c: Megan K. Reilly  
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Mark Hovatter

ADOPTED BY BOARD

APRIL 5, 2022

ADOPTED BY BOARD

APRIL 5, 2022

Board of Education Report  
No. 236-21/22  
Attachment A Item K  
For 04/05/22 Board Meeting

INTEROFFICE CORRESPONDENCE  
Los Angeles Unified School District  
Procurement Services Division

**INFORMATIVE****DATE:** March 17, 2022

**TO:** Members, Board of Education  
Alberto M. Carvalho, Superintendent

**FROM:** Judith Reece, Chief Procurement Officer  
Procurement Services Division

**SUBJECT: APPROVAL OF EXTRA SERVICES/AMENDMENTS FOR  
ARCHITECTURAL AND ENGINEERING AGREEMENTS**

***Student Impact:***

The below extra services contracts directly support the schools/teachers ability to provide a safe and healthy learning environment to students at all grade levels district-wide. In addition these services ensure legal compliance with state and local regulations.

***Equity Impact:***

☒ Not Applicable   ☐ See attached

***Introduction:***

The following listed architectural/engineering extra services fees are in accordance with the delegated authority to the Chief Procurement Officer approved by the Board of Education on May 8, 2018 (BOE#444 -17/18). The scope of work defined for each contract is over and above that covered under the original Agreement and/or previously approved Extra Services Agreements, the cost is fair, and reasonable compensation for the work required. The chart below lists the extra services categories and total amounts for the month of February.

**EXTRA SERVICES/AMENDMENTS FOR ARCHITECTURAL AND ENGINEERING  
CONTRACTS**

CONTRACT NOS.	QUANTITY	AMOUNT
1520055/4400003899; 1620141/4400004749; 1820027/4400006246; 1820031/4400006280; 1820031/4400006280; 1920019/4400007462; and 2020003/4400008020	7	\$490,274

If you have any questions, please do not hesitate to contact me.

Attachment: Supplementary Detail Report.

c: Megan K. Reilly  
Pedro Salcido  
Devora Navera Reed  
Patricia Chambers

Daniel Muñoz  
Amanda Wherritt  
Janice Sawyer  
Judith Reece

April 5, 2022 (Board Report No. 236-21/22)

## EXTRA SERVICES/AMENDMENT

#	Amount	Contract #	SAP #	Architect	School	Project Description	ES/AC Number	RFQ #	Effective Date	Expiration Date	Max Contract Value or Capacity after the Amendment	SAP Value Encumbered (Released)
1	\$ 7,318.00	1520055	44000003899	AC Martin Partners, Inc.	Colfax Charter ES	Classroom Addition - Meetings and site visits to determine scope & limits of work per City Inspector's requirements. Research existing elevations Provide structural engineering, drawings and calculations. Civil Engineer to prepare Grading exhibit for sidewalk reconstruction.	ES-22019	RFQ R-13019 Architectural Services In Support of Asset Management Branch	10/15/21	DSA Certification	\$ 3,391,405.71	\$ 3,391,405.71
2	\$ 122,144.70	1620141	4400004749	LPA, Inc.	San Pedro HS	Comprehensive Modernization - Woodshop-to-Visual Media Suite Conversion. Temporary staff parking lot at softball field; temporary lighting at "Construction Alley."	ES-22048	RFQ R-13019 Architectural Services In Support of Asset Management Branch	01/06/22	DSA Certification	\$ 14,872,308.87	\$14,872,308.87
3	\$ 23,293.58	1820027	4400006246	Nadel, Inc.	Delevan Drive ES	DOH Relocatable Classroom Replacement Project - Revisions to Construction Documents (DSA Submittal) to incorporate updates to the arboris report, landscape and tree disposition plan.	ES-22042	RFQ R-13019 Architectural Services In Support of Asset Management Branch	12/22/21	DSA Certification	\$ 2,503,382.33	2,503,382.33
4	\$ 126,724.43	1820031	4400006280	The Hill Partnership, Inc., dba HPI Architecture	Ivanhoe ES	Portable Replacement Project - Design of Phase 2 Interim Housing consisting of 3 classroom portables to be leased by LAUSD.	ES-22034	RFQ R-13019 Architectural Services In Support of Asset Management Branch	12/15/21	DSA Certification	\$ 2,114,719.24	\$ 2,235,969.41
5	\$ 121,250.17	1820031	4400006280	The Hill Partnership, Inc., dba HPI Architecture	Ivanhoe ES	Portable Replacement Project - Playground re-stripping	ES-22049	RFQ R-13019 Architectural Services In Support of Asset Management Branch	01/27/22	DSA Certification	\$ 2,235,969.41	\$ 2,235,969.41
6	\$ 9,974.00	1920019	4400007462	LPA, Inc.	Hamilton HS	Comprehensive Modernization - Cost estimating services for Building 2.	ES-22052	RFQ R-13019 Architectural Services In Support of Asset Management Branch	12/10/21	DSA Certification	\$12,495,188.22	\$12,495,188.22
7	\$ 79,569.05	2020003	4400008020	Cannon/Parkin, Inc. d/b/a Cannon Design	Venice HS	Seismic Mitigation Program - Provide phase 2 program documentation. Submit a draft report for review and then finalize and submit to DSA.	ES-22024	RFQ R-13019 Architectural Services In Support of Asset Management Branch	11/15/21	DSA Certification	\$ 103,732.99	\$ 103,732.99

\$ 490,273.93

ADOPTED BY BOARD

APRIL 5, 2022