



## Board of Education Report

**ADOPTED BY BOARD**  
**NOVEMBER 19, 2024**

File #: Rep-062-24/25, Version: 1

Approval of Facilities Contracts Actions  
November 19, 2024  
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; approval of change orders; completion of contracts; award of informal contracts; award of architectural and engineering contracts; award of professional services amendment; extra services/amendments for architectural and engineering contracts and approve the proposed contract listed in Attachment B including hazardous materials and waste management services contracts and a Major Modernization Project contract at 32<sup>nd</sup> Street/USC Magnet School.

### 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 the immediate discontinuance of services. While non-ratification may be legally defensible, it will likely result in costly litigation over discontinued payments or if the District attempts to reclaim payments made to a vendor. District costs will likely increase as fewer 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 #444-17/18), which the Board exercised on May 8, 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.

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**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.

**Issues and Analysis:**

There are no policy implications on these agreements.

**Attachments:**

Attachment "A" - Ratification of Facilities Contracts Actions Awarded Under Delegated Authority

Attachment "B" - Approval of Facilities Contracts Actions Not Under Delegated Authority

**Linked Materials**

Previously adopted Board report(s) referenced:

- In the background [Board Report No. 048-13/14 <](https://drive.google.com/file/d/1q-FUsW7AXKe8h0A4KY-J3OVby30HueD6/view)  
<https://drive.google.com/file/d/1q-FUsW7AXKe8h0A4KY-J3OVby30HueD6/view>, dated November 12, 2013, Informative
- In the policy implications [Board Report No. 444-17/18 <](https://drive.google.com/file/d/16sRw7yPe-tScbr2wG8AMTWB9QSeiQazM/view)  
<https://drive.google.com/file/d/16sRw7yPe-tScbr2wG8AMTWB9QSeiQazM/view>, dated May 8, 2018.

**Informatives:**

Not Applicable.

**Submitted:**


10/22/24

<p><b>ADOPTED BY BOARD</b></p> <p><b>NOVEMBER 19, 2024</b></p>
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ADOPTED BY BOARD  
NOVEMBER 19, 2024

RESPECTFULLY SUBMITTED,


APPROVED BY:

  
ALBERTO M. CARVALHO  
Superintendent

  
PEDRO SALCIDO  
Deputy Superintendent,  
Business Services & Operations

REVIEWED BY:

APPROVED BY:

  
DEVORA NAVERA REED  
General Counsel


  
SUNG YON LEE  
Deputy Chief Business Officer  
Business Services and Operations

✓ Approved as to form.

REVIEWED BY:


APPROVED & PRESENTED BY:

  
NOLBERTO DELGADILLO  
Deputy Chief Business Officer, Finance

  
MATTHEW A. FRIEDMAN  
Interim Chief Procurement Officer  
Procurement Services Division

✓ Approved as to budget impact statement

REVIEWED BY:

  
KRISZTINA TOKES  
Chief Facilities Executive

✓ Approved as to facilities impact

## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ADVERTISED CONSTRUCTION CONTRACTS

**Item A**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Pinner Construction Company, Inc.</b>	2410098 / C4019	<u>San Pedro HS</u> Comprehensive Modernization Project - Distressed Concrete Repair Board Member: <u>Tanya Ortiz Franklin</u>	09/30/24 – Completion	\$7,598,000 Bond Funds (100%)

Ratification of formally competed best-value contract to repair distressed concrete columns at San Pedro High School as part of the Comprehensive Modernization Project authorized on December 8, 2015 ([Board Report No. 292-21/22](#)).

During improvements to Classroom Building #3 of the Comprehensive Modernization Project, spalled concrete and exposed reinforcing steel in the columns were discovered, prompting the investigation and confirmation of similar distressed conditions in Buildings #1 (Admin) and #6 (Home Econ), which share the same construction and age. Engineers were engaged to assess the cause of the issues, determine structural stabilization methods, define necessary repairs, and develop protective measures for the concrete elements in the crawl space, with the repair procedures and a cathodic protection system approved by the Division of the State Architect (DSA).

The project will provide for repair of crawl space distressed columns and degraded perimeter skirt walls in Buildings #1, #3, & #6. Repair will require creating access to crawl space and soil excavation, shoring of roof and concrete floor systems to transfer loads from distressed columns, removal of spalled concrete and damaged rebar, installation of new rebar, cathodic protection, reinstallation of concrete to restore column/wall integrity, and slurry backfill, and restoration of concrete floors and concrete walls by infilling access openings after distressed concrete repairs are completed. Pillar 4 of the Strategic Plan is supported by this action.

The contractor has worked with the District since 1989.

**Requester:**

Steve Boehm, Interim Director of Facilities Project Execution  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ADVERTISED CONSTRUCTION CONTRACTS

**Item B**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Best Contracting Services, Inc.</b>	2410161 / C7009	<u>Westside Global Awareness Magnet Roofing Project</u> Board Member: <u>Nick Melvojn</u>	10/09/24 – Completion	\$684,160 Bond Funds (100%)

Ratification of formally competed contract to deliver a roofing replacement project at Westside Global Awareness Magnet as authorized on May 10, 2022 ([Board Report No. 292-21/22](#)).

The project will provide approximately 14,000 square feet of new roofing at 11 buildings, including the installation of new gutters and downspouts. Pillar 4 of the Strategic Plan is supported by this action.

The contractor has worked with the District since 1989.

**Requester:**

Greg Garcia, Interim Director of Facilities Maintenance & Operations  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

**AWARD OF ADVERTISED CONSTRUCTION CONTRACTS NORTH REGION  
BUNDLE \$3,446,089**

**Item C**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>NTT Data Americas, Inc.</b>	2410164 C3995	Haddon Avenue ES	Various	\$161,578
	2410165 C3997	Canoga Park HS		\$320,666
	2410166 C4003	Parks LC		\$211,171
	2410167 C4005	Columbus Avenue ES		\$236,481
	2410168 C4006	Fulton College		\$574,836
	2410169 C4007	Preparatory		\$150,689
	2410170 C4010	Noble Avenue ES		\$167,275
	2410171 C4011	Blythe Street ES		\$417,753
	2410172 C4012	Mulholland MS		\$188,167
	2410173 C4015	Gridley Street ES		\$226,037
	2410174 C4016	Plummer ES		\$152,381
	2410175 C4017	San Fernando ES		\$179,395
	2410176 C4018	Aggeler HS		\$124,706
	2410177 C4021	Erwin ES		\$216,882
	2410178 C4022	Fair Avenue ES Liggett Street ES		\$118,072

Ratification of fifteen (15) formally competed best-value contracts to provide video surveillance and monitoring systems Districtwide per District specifications. Contractors will also provide IP enabled intrusion alarm systems per District specifications.

These services provide operational effectiveness and modernize infrastructure. Pillar 4 of the Strategic Plan is supported by this action.

**Contract Value: \$3,446,089** (Certificates of Participation 2023A Funds 100%)

**Requester:**

Soheil Katal, Chief Information Officer  
Information Technology Services

<p><b>ADOPTED BY BOARD</b> <b>NOVEMBER 19, 2024</b></p>
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ADVERTISED CONSTRUCTION CONTRACTS

**Item D**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>C&amp;P Construction Development, Inc. (SBE)</b>	2410184	<u>Canterbury ES</u> Underground Plumbing Board Member: <u>Kelly Gonez</u>	09/16/24 – Completion	\$3,290,000 Bond Funds (100%)

Ratification of formally competed best-value contract selected from six (6) bids received to deliver site improvements and underground plumbing at Canterbury ES as authorized on November 16, 2021 ([Board Report No. 112-21/22](#)).

The project will provide new underground water and sewer pipes serving the entire campus and a new water line at the heater room of the Kindergarten Building. Scope includes replacement of main irrigation piping, a new trash enclosure, and offsite sewer line connections. Pillar 4 of the Strategic Plan is supported by this action.

The contractor has worked with the District since 2002.

**Requester:**

Steve Boehm, Interim Director of Facilities Project Execution  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ADVERTISED CONSTRUCTION CONTRACTS

**Item E**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Empire Construction Service, Inc. (SBE)</b>	2410185 / C6791	<u>Bandini ES</u> Wall Structure Repair Board Member: <u>Tanya Ortiz</u> <u>Franklin</u>	10/10/24 – Completion	\$212,260 Restricted Routine Maintenance Funds (100%)

Ratification of formally competed contract selected from two (2) bids received to deliver a wall structure repair project at Bandini ES.

The project will repair retaining wall, pedestrian bridge, patching of spalling concrete and structural deterioration. Pillar 4 of the Strategic Plan is supported by this action.

The contractor is new to the District.

**Requester:**

Steve Boehm, Interim Director of Facilities Project Execution  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ADVERTISED CONSTRUCTION CONTRACTS

**Item F**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Reliable Monitoring Services, dba RMS Construction (SBE)</b>	2510002 / C4038	<u>Rosemont Avenue EEC Fire Alarm &amp; Restroom Upgrades Board Member: <u>Dr. Rocío Rivas</u></u>	10/09/24 – Completion	\$498,330 Bond Funds (100%)

Ratification of formally competed contract selected from four (4) bids received to deliver an accessible restroom and fire alarm system project at Rosemont Avenue EEC as authorized on November 14, 2017 ([Board Report No. 188-17/18](#)).

The project will upgrade the fire alarm and provide one (1) restroom that complies with the Americans with Disabilities Act (ADA). Pillar 4 of the Strategic Plan is supported by this action.

The contractor has worked with the District since 2023.

**Requester:**

Steve Boehm, Interim Director of Facilities Project Execution  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ADVERTISED CONSTRUCTION CONTRACTS

**Item G**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Reyes Electrical Contractor, Inc., dba Reyes Engineering Corp (SBE)</b>	2510008 / C6753	<u>95<sup>th</sup> Street ES</u> Critical Voluntary Barrier Removal Project Board Member: <u>Dr. George J. McKenna III</u>	10/07/24 – Completion	\$978,203 Bond Funds (100%)

Ratification of formally competed contract selected from six (6) bids received to deliver a barrier removal project at 95<sup>th</sup> Street ES as authorized on March 27, 2023 ([Board Report No. 183-22/23](#)).

The project will upgrade the following facilities to comply with the Americans with Disabilities Act (ADA) and improve program accessibility: one restroom, one concrete ramp, one existing ramp replacement with stairs, and one new stage lift with stage adapt. Pillar 4 of the Strategic Plan is supported by this action.

The contractor has worked with the District since 2008.

**Requester:**

Steve Boehm, Interim Director of Facilities Project Execution  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

**Item H****B. APPROVAL OF CHANGE ORDERS**September 2024 =  
\$5,675,952

		<u>QUANTITY</u>	<u>AMOUNT</u>
	i. New Construction contract change orders that do not individually exceed 10 percent for September 2024 (Average Transaction: \$24,238 Median Transaction: \$15,943)	45	\$1,262,446
	ii. New Construction contract credit change orders for September 2024:	4	<\$74,777>
	iii. Existing Facilities contract change orders that do not individually exceed 15 percent for September 2024 (Average Transaction: \$11,221; Median Transaction: \$5,669):	377	\$4,691,807
	iv. Existing Facilities contract credit change orders for September 2024:	23	<\$203,524>
	v. Existing Facilities contract change orders that individually exceed 15 percent (but do not exceed 25 percent) for September 2024, requiring 75 percent approval by the Board:	0	\$0
<b>C.</b>	<b>COMPLETION OF CONTRACTS – September 2024</b>	5	\$9,435,197
<b>D.</b>	<b>AWARD OF INFORMAL CONTRACTS (Not Exceeding \$114,500)</b>		
	A & B Letters for September 2024 (Average Transaction: \$24,276; Median Transaction: \$14,500)	18	\$436,960

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ARCHITECTURAL AND ENGINEERING CONTRACTS

**Item I**

<u>CONTRACTOR</u>	<u>IDENTIFI- CATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Harley Ellis Devereaux Corporation</b>	2420051/ C3901	<u>East Los Angeles Occupational Center Classroom Replacement Project</u> Board Member: <u>Dr. Rocío Rivas</u>	09/17/24 – closeout	\$178,947 Bond Funds (100%)

Ratification of design contract procured via RFQ R-24025, to provide architectural and engineering services for site and infrastructure analysis for the East Los Angeles Occupational Center Classroom Replacement Project as authorized on April 9, 2024 ([Board Report No. 242-23/24](#)). The project includes but is not limited to the construction of approximately 14 new classrooms including six general classrooms, four Career Technical Education (CTE) Classrooms with four associated lab spaces, and support spaces.

The four CTE programs supported by the new classrooms include Dental Assistant, Medical Assistant, Pharmacy Technician, and X-Ray/Radiologic Technician. The project scope includes: demolition of eight existing relocatable classroom buildings that include 11 classrooms, administrative spaces, and a Los Angeles Unified Personnel Commission satellite office; site improvements include resurfacing/restriping the existing parking lot, new marquee, associated utility upgrades, landscaping, and hardscaping; facilities improvements necessary for the relocation of the existing Los Angeles Unified Personnel Commission satellite office, which may include but is not limited to, office partitions, utility upgrades, signage, and furniture at a new location to be determined; requirements from the Americans with Disabilities Act (ADA), DSA, California Environmental Quality Act (CEQA), Department of Toxic Substances Control (DTSC), or other improvements to ensure compliance with local, state, and federal requirements.

The contractor has worked with the District since 2006.

These services provide operational effectiveness and modernize infrastructure. Pillar 4 of the Strategic Plan is supported by this action.

**Requester:**

Issam Dahdul, Director of Facilities Planning and Development  
Facilities Services Division

<b>ADOPTED BY BOARD</b> <b>NOVEMBER 19, 2024</b>
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

## AWARD OF ARCHITECTURAL AND ENGINEERING CONTRACTS

**Item J**

<u>CONTRACTOR</u>	<u>IDENTIFI- CATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Timothy Chan Young, dba Chan Young Architects, dba CY Architects (SBE)</b>	2520001/ C2750	<u>Palms MS</u> Classroom Upgrade Project Board Member: <u>Dr. George J. McKenna III</u>	09/03/24 – closeout	\$522,166 Bond Funds (100%)

Ratification of design contract procured via RFQ R-19012, to provide architectural and engineering services for site analysis, construction document development, construction documents, bidding/proposal and award, construction administration and closeout of the Palms Middle School Classroom Upgrade Project, as authorized on November 14, 2023 ([Board Report No. 111-23/24](#)). The project includes, but is not limited to, upgrades to classrooms including replacing damaged ceiling tiles, electrical upgrades, upgrades to technology, whiteboards, tack boards, window blinds, paint, and security locks.

The contractor has worked with the District since 2006 as a subconsultant. This is their first contract with the District as a prime architect.

These services provide operational effectiveness and modernize infrastructure. Pillar 4 of the Strategic Plan is supported by this action.

**Requester:**

Issam Dahdul, Director of Facilities Planning and Development  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

**Item K**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM</u>	<u>AMOUNT</u>
<b>Studio Plus Architecture Corp. (formerly TDM Architects, Inc.) (SBE)</b>	2520002/ C3906	<u>Sylmar Charter High School Major Modernization Project</u> Board Member: <u>Kelly Gonez</u>	09/12/24 – closeout	\$44,934 Bond Funds (100%)

Ratification of design contract procured via RFQ R-20014, to provide architectural and engineering services for site analysis, construction documents, bidding/proposal and award, construction administration and DSA certification for ADA work related to the Sylmar Academy Biotech Health & Engineering Magnet Medical Simulation Classroom Conversion Project, and required as part of the Sylmar Charter High School Major Modernization Project (Major Modernization Project), as authorized on November 15, 2022 ([Board Report No. 074-22/23](#)).

In order for the Major Modernization Project to obtain DSA approval, outstanding DSA applications for previous construction done at the site must all be DSA certified. To achieve DSA certification without negatively impacting the schedule for the Major Modernization Project, additional ADA improvements must be completed before the construction of the Major Modernization project can begin.

The contractor has worked with the District since 2013.

These services provide operational effectiveness and modernize infrastructure. Pillar 4 is supported by this action.

**Requester:**

Issam Dahdul, Director of Facilities Planning and Development  
Facilities Services Division

ADOPTED BY BOARD NOVEMBER 19, 2024
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**ATTACHMENT A**

**RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY**

**AWARD OF PROFESSIONAL SERVICES CONTRACT AMENDMENT**

**Item L**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>CONTRACT TERM INCLUDING THIS AMENDMENT</u>	<u>AMOUNT</u>
<b>Blankinship &amp; Associates, Inc.</b>	2490002.01/C413 2490002.02/C413	Integrated Pest Management Manual Update	09/15/23 – 07/31/25	\$5,000* General Funds (100%)

Ratification of amendments to increase capacity and exercise option year of a competed contract to develop an updated Integrated Pest Management (IPM) policy and procedures manual for the District.

The contractor has worked with the District since 2023. Pillar 4 of the Strategic Plan is supported by this action.

Initial Contract Value:	\$ 95,000
*Amendment No. 1	\$ 5,000
*Amendment No. 2	OY1

**Aggregate Contract Value: \$100,000**

**Requester:**

Greg Garcia, Interim Director of Facilities Maintenance & Operations  
Facilities Services Division

<p><b>ADOPTED BY BOARD</b> <b>NOVEMBER 19, 2024</b></p>
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## ATTACHMENT A

## RATIFICATION OF CONTRACTS AWARDED UNDER DELEGATED AUTHORITY

**EXTRA SERVICES / AMENDMENTS FOR ARCHITECTURAL AND ENGINEERING CONTRACTS**      **\$2,208,272**

**Item M**

CONTRACT NOS.	1520004/C1134; 1520004/C1134; 1620142/C3075; 1620142/C3075; 1620142/C3075; 1620142/C3075; 1620147/C3026; 1620147/C3026; 1620147/C3026; 1720048/C2869; 1720048/C2869; 1820004/C2871; 1820004/C2871; 1820004/C2871; 1820025/C2943; 1820025/C2943; 1820025/C2943; 1820026/C2873; 1820026/C2873; 1820027/C3078; 1820027/C3078; 1820027/C3078; 1820030/C540; 1820031/C803; 1820031/C803; 1920002/C24; 1920019/C625; 1920023/C1140; 1920023/C1140; 1920023/C1140; 1920023/C1140; 1920023/C1140; 1920023/C1140; 2020004/C2777; 2020012/C3085; 2120140/C2952; 2120140/C2952; 2120140/C2952; 2120145/C3001; 2120145/C3001; 2220018/C2788; 2220021/C2878; 2220022/C3053; 2320011/C3101; 2320005/C3099; 2420006/C2917; 2420006/C2917; 2320019/C2802; 2420010/C2847; 2420011/C2848; 2420014/C420; 2420017/C2853; 2420020/C2935; 2420018/C3126; 2420043/C3072
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Extra services are for design work that is not covered under the original Agreement. August and September Extra Services are listed at the following link: [BOE 062 Extra Services](#)

These services provide operational effectiveness and modernize infrastructure. Pillar 4 of the Strategic Plan is supported by this action.

<p><b>ADOPTED BY BOARD</b> <b>NOVEMBER 19, 2024</b></p>
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**ATTACHMENT B  
APPROVAL OF CONTRACTS NOT UNDER DELEGATED AUTHORITY**

**A. APPROVAL OF TECHNICAL SERVICES TASK ORDER CONTRACTS (PCC 20118.5-.9) \$9,000,000**

**Item N**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>CONTRACT TERM</u>	<u>NOT-TO-EXCEED AMOUNT</u>
<b>Advanced Chemical Transport, LLC LC (ACTenviro)</b>	2590012/C5223	12/01/24 – 11/30/27 plus two (2) one-year renewal options	\$9,000,000
<b>Ancon Marine (d/b/a Ancon Services) Clean Harbors Environmental Services, Inc.</b>	2590013/C5271		General Funds (85%) Bond Funds (15%)
	2590014/C5287		

Authorization to award three (3) formally competed task order contracts to provide hazardous materials and waste management services Districtwide procured via IFB R-25004. The authority to increase or decrease individual amounts for each contract is limited to \$3,000,000. Pillar 4 of the Strategic Plan is supported by this action.

**Requester:**

Carlos Torres, Director  
Office of Environmental Health and Safety

<p><b>ADOPTED BY BOARD</b> <b>NOVEMBER 19, 2024</b></p>
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**ATTACHMENT B  
APPROVAL OF CONTRACTS NOT UNDER DELEGATED AUTHORITY**

**B. APPROVAL OF ALTERNATIVE DESIGN-BUILD CONTRACT \$19,143,147**

**ITEM O**

<u>CONTRACTOR</u>	<u>IDENTIFICATION NO.</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
<b>Charles Pankow Builders, Ltd.</b>	2410159 / C7002	<u>32<sup>nd</sup> Street USC Magnet School</u> Major Modernization Project	\$19,143,147 Bond Funds (100%)

Board Member:  
Dr. George J. McKenna III

Authorization to award a formally competed contract selected from three proposals received, procured via Alternative Design-Build procurement method (Education Code Sections 17250.60-17250.69), for the Major Modernization Project at 32<sup>nd</sup> Street School/USC Magnet (Project). The Major Modernization Project will provide safe and updated school facilities that support 21<sup>st</sup> century teaching and learning for approximately 900 K-12<sup>th</sup> grade students. Pillar 4 of the Strategic Plan is supported by this action.

The proposed contract delivers Phase 1 of a multi-phased project delivery method and is consistent with the project redefinition previously approved by the Board of Education on November 14, 2023 (Board Report 073-23/24). Under Phase 1, the contract with Charles Pankow Builders, Ltd., in partnership with the architecture firm QDG Incorporated (dba QDG Architecture), will provide the design and pre-construction services for the Project. A contract amendment to provide Phase 2 of the work, which will include construction services based on a mutually agreed Guaranteed Maximum Price will be subsequently presented to the Board of Education for approval prior to the Project proceeding into construction.

Contractor is new to the District.

[Click here to view project scope, schedule, and budget](#)

**Contract Term:** Contract execution through DSA certification and closeout

**Contract Value:** \$19,143,147

**Requester:**

Issam Dahdul, Deputy Director of Asset Management  
Facilities Services Division

<b>ADOPTED BY BOARD</b>
<b>NOVEMBER 19, 2024</b>