

**PERALTA COMMUNITY COLLEGE DISTRICT**  
**Board of Trustees Agenda Report**  
**For the Trustee Meeting Date of June 14, 2016**

**ITEM TITLE:**

Consider an Approval to Enter into a Contract Agreement for emergency repair work at the Laney College Student Center Kitchen with W.E. Lyons Construction, Co.

**SPECIFIC BOARD ACTION REQUESTED:**

Approval is requested to Enter into a Contract Agreement for emergency repair work at the Laney College Student Center Kitchen with W.E. Lyons Construction, Co. in the not to exceed amount of \$405,000.

**ITEM SUMMARY:**

The Alameda County Health Care Services Agency conducted an on-site evaluation of the Laney College Student Center Kitchen facilities and found a number of health code violations. A letter was issued to the college stating that these violations must be immediately addressed or the entire facility will be closed. The letter contained a list of thirteen distinct violations.

The District hired the Architectural firm Byrens Kim Design Works to compile this list of code violations and prepare plans and specifications for the work necessary to correct them.

Closure of the facility due to health code violations would discontinue the Culinary Arts teaching program at the college as well as preventing food services to the campus and impact an important revenue source.

The emergency work will take place this summer with an anticipated completion date of mid-August, in time for the scheduled fall semester classes.

Per the Public Contracting Code, the District may proceed with emergency work for the following reasons:

20113. (a) In an emergency when any repairs, alterations, work, or improvement is necessary to any facility of public schools to permit the continuance of existing school classes, or to avoid danger to life or property, the board may, by unanimous vote, with the approval of the county superintendent of schools, do either of the following:

(1) Make a contract in writing or otherwise on behalf of the district for the performance of labor and furnishing of materials or supplies for the purpose without advertising for or inviting bids.

We are seeking approval to proceed with this work accordingly.

The construction scope of work includes but is not limited to the following:

- Installing vinyl coated ceiling panels throughout.
- Installing new epoxy flooring throughout most of the facility.
- Providing integral flooring cove bases at restrooms and locker rooms.
- Remove all wooden shelving and replace with metal shelves.
- Install FRP (Fiberglass Reinforcement Panel) at most walls.
- Paint a majority of the existing walls.
- Resurface butcher block tables.
- Repair damaged walls throughout.
- Install new hand wash sink in food prep area.
- Removed textured ceiling in second floor food service room.
- Repair damaged cabinets at second floor food service area.
- Steam clean tile flooring within the facility and steam clean the exterior trash enclosure area.

**SOURCE OF FUNDS (AND FISCAL/BUDGETARY IMPACT):**

Measure A, approved by the voters in Peralta's constituency and authorized under in Resolution 05/06-45, Exhibit A-1, District-Wide, support services for the "acquisition, construction, repair, refurbishment, equipping, upgrading, and modernization of classrooms, campuses, buildings, facilities, and grounds throughout the District."

**BACKGROUND/ANALYSIS:**

The Alameda County Health Care Services Agency conducted an on-site evaluation of the Laney College Student Center Kitchen facilities and found a number of health code violations. A letter was issued to the college stating that these violations must be immediately addressed or the entire facility will be closed. The letter contained a list of thirteen distinct violations.

**DELIVERABLES AND SCOPE OF WORK:**

- The scope of work will be performed according to the design documents prepared by the Architect and the letter of code violations received from the Alameda County Health Care Services Agency.

**ANTICIPATED COMPLETION DATE:**

Campus Occupancy of facility – August 12, 2016. Final Document Completion – November 2016.

**ALTERNATIVES/OPTIONS:**

Not Applicable

**EVALUATION AND RECOMMENDED ACTION:**

Approval to Enter into a Contract Agreement for emergency repair work at the Laney College Student Center Kitchen with W.E. Lyons Construction, Co. in the not to exceed amount of \$405,000.

**OTHER DEPARTMENTS IMPACTED BY THIS ACTION (E.G. INFORMATION TECHNOLOGY):**

YES \_\_\_\_\_ No  X

**COMMENTS:**

No additional comments.

**WHO WILL BE PRESENTING THIS ITEM AT THE BOARD MEETING? Vice Chancellor Little**

(\*\*\*\*\*Board contract approval is subject to negotiation and execution by the Chancellor.)

**DOCUMENT PREPARED BY:**

Prepared by:  Ronald D. Little II  Date:  06/14/16   
Ron Little, Vice Chancellor for Finance and Administration

**DOCUMENT PRESENTED AND APPROVED BY:**

Presented and approved by:  Ronald D. Little II  Date:  06/14/16   
Ron Little, Vice Chancellor for Finance and Administration

**FINANCE DEPARTMENT REVIEW**

X  Finance review required \_\_\_\_\_ Finance review *not* required

If Finance review is required, determination is: \_\_\_\_\_ Approved \_\_\_\_\_ Not Approved

If not approved, please give reason: \_\_\_\_\_

Signature:  Ronald D. Little II  Date:  06/14/16   
Ron Little, Vice Chancellor for Finance and Administration

**GENERAL COUNSEL (Legality and Format/adherence to Education Codes):**

\_\_\_\_\_ Legal review required  x  Legal review *not* required

If Legal review is required, determination is: \_\_\_\_\_ Approved \_\_\_\_\_ Not Approved

Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
General Counsel

**CHANCELLOR'S OFFICE APPROVAL**

\_\_\_\_ Approved, and Place on Agenda

\_\_\_\_ Not Approved, but Place on Agenda

Signature: *Jowel Laguerre* \_\_\_\_\_ Date: \_\_\_\_\_  
Jowel C. Laguerre, Chancellor