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PIEDMONT UNIFIED SCHOOL DISTRICT Board of Education

SPECIAL MEETING

Wednesday, July 22, 2009
Open Session: 7:00 – 9:00 p.m.

Council Chambers
City of Piedmont, City Hall
120 Vista Avenue
Piedmont, CA 94611

AGENDA

At Special Board Meetings, members of the public may only comment on items shown on the agenda
(Government Code Section 54954.3(a))

The Board President may restrict the length of time for these comments (Government Code Section
54954.3(b))

- 7:00 p.m. I. CALL TO ORDER
A. Establishment of Quorum
B. Call to Order
C. Pledge of Allegiance

- 7:01 p.m. II. REVIEW AND ACTION ITEMS
A. *Approve Conditional Lease/Lease-Back Agreements and
Guaranteed Maximum Price (GMP) Between the District
and C. Overaa Construction Co. for the Seismic
Renovations at Piedmont High School (Library/Quad
Building and Student Center); and Fire Alarm Replacement
at Piedmont Middle School; and Authorize the
Superintendent to Execute the Agreements Pending
Approval by the Division of the State Architect (DSA)
(Assistant Superintendent Brady / Seismic Safety Bond Program
Manager David Burke)
In anticipation of DSA approval of the project prior to the next
regularly scheduled Board meeting on August 26, 2009, this
Special Meeting of July 22nd is to consider conditional approval of
the Lease-Leaseback agreements and the Preliminary
Guaranteed Maximum Price (GMP) for the project. Only
conditional approval can be granted by the Board at the July 22
meeting since the project will not yet be approved by DSA. Since

Pages 1-157

time is of the essence, the Superintendent is requesting authorization to execute the agreements following their approval by DSA as long as the GMP does not increase.

- B. *Approve Lease/Lease-Back Agreement and Guaranteed Maximum Price (GMP) Between the District and C. Overaa Construction Co. for the Seismic Renovations at the Ellen Driscoll Theater

Pages 158-284

(Assistant Superintendent Brady / Seismic Safety Bond Program Manager David Burke)

The Ellen Driscoll Playhouse is considered a separate project by DSA with a separate project tracking number from the Havens "Becker Design" project under contract to Webcor. The contract for the seismic upgrade must be approved separately from the Havens project. It is anticipated that the Guaranteed Maximum Price (GMP) for the project will be finalized prior to the next regularly scheduled Board Meeting on August 26, 2009. Since time is of the essence and the Program Manager and Construction Manager are confident that the final GMP will be very close to \$1.6 million, the Superintendent is requesting authorization to enter into the agreements and exercise approved Board authorization for contract changes up to \$100,000.

8:00 p.m.

- A. *Discuss Public Input Process and Decision Criteria for the New Havens Playfield in the "Becker Design", and Provide Direction to Staff

Pages 285-286

(Board President Gadbois)

The Board committed to a public process to talk about the issues of turf material, hours, and use of the field during non-school hours. Discussion will begin at this meeting.

8:45 p.m.

III. REVIEW AND DISCUSSION ITEM

- C. *Review Draft of Board Committee Assignments for 2009-10
(Board President Gadbois)

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The Board will review the various assignments, in anticipation of approval at the August 26, 2009 Board meeting.

9:00 p.m.

IV. ADJOURNMENT

Next *Regular* Board of Education Meeting:

Wednesday, August 26, 2009

7:00 p.m.

City Hall, Council Chambers, 120 Vista Avenue, Piedmont

Please be advised that any communication sent to the Board of Education is subject to the Freedom of Information Act and can be viewed by the public, unless it is of a confidential issue covered under the Brown Act.

Board Agenda Material

(in compliance with Senate Bill 343)

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The schedule of time for agenda issues is approximate

Special Board Meeting of
July 22, 2009