Request for Proposal

Program and Construction Management Services for Construction of Measures J and K Improvement Projects
NOTICE OF REQUEST FOR PROPOSALS

NOTICE IS HEREBY GIVEN that the River Delta Unified School District ("District"), in accordance with Government Code section 4525 et seq. and Education Code section 17070.98, is currently seeking proposals from qualified firms for program and construction management services for construction of Measure J and Measure K Improvement Projects (the "Project"). The full scope of the work for the Project is set forth in the Request for Proposals ("RFP") which is posted on the District’s website at www.riverdelta.org and is on file with the District Office located at 445 Montezuma Street Rio Vista, California 94571.

Practice that result in unlawful activity including, but not limited to, rebates, kickbacks, or other unlawful consideration are prohibited in the proposal and selection process. Government agency employees shall not participate in the selection process if there is a relationship with a person or business entity seeking the program and construction management contract.

The District reserves the right to accept or reject any or all proposals, and to waive any irregularities or informalities in any proposal or in the RFP process. If the selected proposer refuses or fails to execute the tendered contract, the District may award the contract to the proposer with the second highest evaluation if the District deems it to be in its best interest. The District reserves the right to contract for services in the manner that most benefits the District, including awarding more than one contract if desired.

Proposals must be received no later than 3:00 p.m. on Tuesday, March 30, 2021, at the office of:

River Delta Unified School District
445 Montezuma Street
Rio Vista, California 94571
Attn: Superintendent’s Office

For more information, contact District Office, (707) 374-1700
REQUEST FOR PROPOSALS FOR PROGRAM AND CONSTRUCTION MANAGEMENT SERVICES

Relating to Measure J and Measure K Improvement Projects

River Delta Unified School District
445 Montezuma Street
Rio Vista, Ca. 94571
(707) 374-1700

RFP Issued: March 2, 2021
Responses Due Date: March 30, 2021
BACKGROUND AND PURPOSE

On November 3, 2020, voters in River Delta Unified School District’s (the “District”) School Facilities Improvement District #1 and School Facilities Improvement District #2 approved Measure J and Measure K respectively. Approval of the two measures authorized the sale of general obligation bonds in the amount of $45.7 million for Measure J and $14.6 million for Measure K.

Pursuant to California Government Code §§ 4525 et seq. and 53060, the District desires to engage a single entity to provide program and construction management services in the planning, design, and construction of certain District projects along with support to the District’s staff for the construction repair and modernization projects noted above, as more particularly described in Exhibit “A” attached hereto. The selected firm will not perform any design, inspections, or construction work as a general contractor or subcontractor and shall not be allowed to self-perform any trade work nor contract with affiliates to perform such work. The contracted scope of work shall be negotiated with the selected firm based on the services proposed by the firm and/or required by the District. The firm’s in-house staff may provide the services, by joint venturing or by assembling a team of sub-consultants.

The District is requesting proposals to provide comprehensive program and construction management services for Measure J and Measure K Projects (hereinafter “Program” or “Project”), as more particularly described in Exhibit “A” attached hereto (“List of Projects”). The District will select the program and construction management firm that is the most qualified to meet or exceed the District’s design, budget, and schedule requirements at the lowest cost and highest quality.

TERM

The contract entered into per this Request for Proposals (“RFP”) will be for the term specified in the agreement with the District.

CONTRACT

The selected firm will be expected to execute an agreement in the form included herein as Exhibit “B.” Although an interested firm may propose changes to the agreement, unless otherwise agreed to by the District, the firm agrees and understands that the existing terms and conditions of the agreement will be binding upon the firm. Any proposed changes to the agreement must be submitted with the proposal. The award of the contract is subject to approval of the Board of Trustee (“Board”).

FULL OPPORTUNITY AND NONDISCRIMINATION

The District hereby affirmatively ensures that Disadvantaged Business Enterprises, Small Local Business Enterprises, Small Emerging Local Business Enterprises, and Disabled Veterans Business Enterprises shall be afforded full opportunity to submit proposals in response to this RFP, and no respondent to this RFP will be discriminated against on the basis of race, color, gender,
sexual orientation, political affiliation, age, ancestry, religion, marital status, national origin, medical condition, or disability during the evaluation process leading to the award of the contract.

GENERAL CONDITIONS

1. If the proposal is made by an individual, it shall be signed by such individual, including the full name and address of the individual. If the proposal is made by a firm, it shall be signed by a principal of the firm with authorization to bind the firm by contract.

2. All costs associated with the preparation of the firm’s proposal will be solely the responsibility of the interested firm.

3. Submission of a proposal constitutes agreement by the proposer to each and all of the terms, conditions, provisions, and requirements set forth and contemplated in this RFP and any attached documents.

4. The firm submitting a proposal agrees that all documentation and information in any proposal or addendum that has not been clearly and specifically designated as proprietary information shall become the property of the District, may be returned only at the District’s option, and may be subject to disclosure under the terms of the Freedom of Information and Protection of Privacy Act and/or Public Records Act. Since the District will not be responsible for any interpretation of the provisions of these acts, no confidential information should be included in the proposal. Furthermore, the District will have no liability to the respondent or any other party as a result of any public disclosure of any proposal.

5. The successful firm and its officers, directors, employees, agents, and representatives will be expected to adhere to all District policies, procedures, and regulations.

6. The proposal submitted by the interested firms shall be irrevocable for a period of sixty (60) days from the official closing date for the receipt of proposals.

7. No personal contact shall be made with members of the District’s Governing Board (“Board”). Any contact will constitute grounds for disqualification from consideration.

8. No official or employee of the District, nor any business entity in which an official or employee of the District has an interest, shall be employed or retained by respondent to solicit or assist in the procuring of the contract.

9. The District reserves the right to waive any informalities or irregularities in proposals received in response to this RFP. The District retains the sole discretion to determine issues of compliance and whether a respondent is responsive, responsible, and qualified.

10. The District reserves the right to accept or reject all proposals. The District makes no representation that participation in this RFP process will lead to an award of a contract or any consideration whatsoever. The District also reserves the right to accept a proposal and enter into an agreement as a result of the initial proposals received, or, alternatively, it may elect to conduct interviews or request presentations from firms that are within an acceptable competitive range, as determined by the District.
11. The District reserves the right to withdraw, at its discretion, this RFP at any time and shall not be liable for any expense, cost, loss, or damage incurred or suffered by any interested firm as a result of such withdrawal.

12. The contents of the proposal of the successful firm will become contractual obligations. Failure of the successful firm to accept those obligations in a subsequent contractual agreement may result in cancellation of the award.

13. The manager will be required to use his/her own office, personnel, and facilities for the performance of the contract.

14. Any contract resulting from this RFP is subject to appropriation of funds by the Board for each fiscal year of service.

15. Proposals submitted become the property of the District and may be reviewed and evaluated by any persons at the discretion of the District.

The District reserves the right to use any or all ideas presented. Selection or rejection of the proposal does not affect this right.

**SCOPE OF WORK**

The firm selected pursuant to this RFP shall be properly licensed in the State of California, qualified and experienced in performing each of the following duties:

a. Assist the District with overall management, coordination and administration of the Project, interface with District staff of various departments and representatives of outside organizations.

b. Review bond projects with each school to define and confirm projects and to refine the project scope with District staff and design architects.

c. Recommend in coordination with design architects and District staff the contract delivery method to be used for Project.

d. Prepare schedules and sequence construction work for each Project at each school with design architects and District staff.

e. Prepare and present status reports to the District, the independent Citizens’ Bond Oversight Committee and Board of Trustees, as applicable.

f. Review current budget information and assist the District in refining its overall Program budget, including fees, permits, etc. Assist the District in revising budgets to reflect actual expenditures and to reallocate available funds as necessary. Assist the District in maintaining all necessary records for the annual bond audit.

g. Use standard accounting methods to tabulate, compile and check correctness of all expenditures associated with the Program based on information provided by the District.
h. Develop simplified approval and billing procedures acceptable to the District.

i. Develop and provide training to District staff or other contractors on Program related functions and procedures.

j. Working with District staff, encourage successful contractors to bid on other projects; identify/confirm problem contractors; and position district to avoid using problem contractors on future projects.

k. Assist the District in identifying lines of authority, organization and communication to effectively manage the facilities program. Assist the District in evaluating and revising current procedures and developing new procedures as necessary.

l. Recommend software for use in coordinating and maintaining schedules that document the sequence and time frame for each project and/or bid package in the Measure J and Measure K Programs.

m. Assist the District with the development of and implementation of a Business Outreach Program, with specific strategies to attract and increase participation of Local (“L”), Small (“S”), Emerging (“E”) and Disabled Veterans Business Enterprise (“DVBE”) firms.

n. Assist District staff with the development of a process that provides cost control and timely, accurate measurement and reporting of expenditures. Prepare periodic summaries of Program expenditures for District review. Maintain current status of all obligations, commitments and expenses against the Measure J and Measure K Programs. Maintain current status of revenue available for the Program.

o. Assist the District in identifying, recruiting, and selecting, architects, and other specialty consultants.

p. Assist the District in validating results of project constructability reviews.

q. Coordination of architects, inspectors, and general contractors in the timely and cost effective resolution of all issues.

r. Assist the District in the management, supervision, oversight and evaluation of performance of the separately hired architectural/engineering firms.

s. Assist the District in the management, supervision, oversight, and evaluation of performance of the separately hired specialty consultants.

t. Monitor the Projects’ schedules, cost and quality.

u. Route and process RFIs and submittals.

v. Review and negotiate potential change orders.
w. Review and process payment applications.

Serve as the District’s representative on-site.

FULL OPPORTUNITY AND NONDISCRIMINATION

The District hereby affirmatively ensures that Disadvantaged Business Enterprises, Small Local Business Enterprises, Small Emerging Local Business Enterprises, and Disabled Veterans Business Enterprises shall be afforded full opportunity to submit proposals in response to this RFP, and no respondent to this RFP will be discriminated against on the basis of race, color, gender, sexual orientation, political affiliation, age, ancestry, religion, marital status, national origin, medical condition, or disability during the evaluation process leading to the award of the contract.

MANDATORY PRESUBMITTAL CONFERENCE

A mandatory pre-submittal conference will be held on **Tuesday, March 9, 2021 at 3:00 p.m.** at the **River Delta Unified School District Office**. At the conference, District representatives will provide information and answer questions regarding this RFP, the Project, and the Scope of Work. Any management firm that fails to attend the entire pre-submittal conference shall be ineligible to respond to this RFP.

DEADLINE FOR PROPOSALS

An original and two (2) hard copies of the proposal, including any required attachments thereto, as well as one (1) electronic copy of the proposal in PDF format on a compact disc or flash drive, must be received by the District on or before **3:00 p.m. on Tuesday, March 30, 2021**. No proposals will be accepted after this time and date. No faxed or emailed proposals will be accepted. Proposals must be submitted to:

**River Delta Unified School District**
**445 Montezuma Street**
**Rio Vista, CA 94571**

REGISTRATION/QUESTIONS

A firm that intends to submit a proposal under this RFP must register with the District by submitting the Registration Form attached hereto as Exhibit “C” to the address below. In order for such firm to receive answers to questions or addendums, the District must receive the Registration Form NO LATER than **4:00 p.m. on Friday, March 12, 2021**. Any proposal in response to this RFP received from a firm that has not timely submitted a completed Registration Form shall be deemed nonresponsive and shall be returned to the proposer unopened.

All questions pertaining to this RFP must be submitted in writing and must be received NO LATER than **4:00 p.m. on Tuesday, March 16, 2021**. Should questions raised by a firm
necessitate an Addendum to this RFP, each registered firm will be provided with such Addendum. Direct questions to:

Ken Gaston, kgaston@rdusd.org

The District will not be responsible for any oral or other unofficial interpretation of any element of the RFP or its related documentation.

ADDENDUM/WITHDRAWL/EXTENSION

A firm that has submitted a proposal may submit an addendum to such proposal at any time up to the official closing date for the receipt of proposals. The last submission shall supersede and invalidate all previous submissions by that firm as it applies to this RFP. No oral or telephonic addendums or modifications will be considered.

A firm may withdraw its proposal at any time up to the official closing date for the receipt of proposals. The withdrawal shall be in writing, bearing the signature of the person who submitted the proposal.

Extensions of time to prepare a proposal will not be authorized.

PROPOSALS

Proposals must include the following information:

1. Firm’s name, address, telephone number, fax number, website address, Federal ID Number, and California DIR Registration Number.
2. Firm’s principal contact and his/her contact information.
3. Firm’s federal tax identification number.
4. Firm’s license or registration number.
5. Firm overview, including no less than the following information:
   a. Brief history of the firm, including number of years in business.
   b. Date the firm was established under the current name.
   c. Type of ownership or legal structure of the firm, including incorporation or registration information.
   d. Location of office where the firm’s personnel will complete the design and manage the District’s Project.
   e. Number of employees in the firm’s office, including architects, designers, specification writers, draftsmen, engineers, clerical, and other support staff.
6. Staffing and Personnel:
a. Total number of staff broken down by type of work (principals, architects, engineers, other specialists, draft persons, office staff, business development staff, etc.).

b. Provide resumes for all principals, project manager, and key personnel proposed for the District’s Project, including their license numbers and length of association with the firm. The District expects that the proposed Project team shall remain intact through the duration of the Project. If a team member must be replaced, the District reserves the right to approve that team member’s replacement.

c. For those staff members to be committed to the District’s Project, describe all similar projects completed with the firm or while they were employed by other firms. Provide information such as photographs, floor plans, program summaries, and cost per square foot.

7. List of partners and consultants proposed for the District’s Project, if any.

8. Firm’s project history within the last five (5) years, including District/entity name; name of contact person; project name; beginning and end dates of project; original budget, bid amount, and final amount at close-out; and number of RFI’s and change orders:
   a. Educational projects.
   b. Other projects.

9. Current projects, including school construction projects in progress and status of completion.

10. Explanation of how the firm will achieve the schedule goals for the District’s Project.

11. List of, at minimum, three (3) references, including name, address, and telephone number of persons who can attest to the firm’s performance on relevant projects.

12. Fee proposal, methodology for calculating the firm’s fee for program and construction management services, and current fee schedule, including list of basic and additional services provided by the firm.

13. Description of the following:
   a. Experience with the Division of the State Architect (“DSA”), Office of Public School Construction, State Allocation Board, and Department of General Services, including knowledge of procedures and experience with preparation of required documentation for submittal to such agencies.
   b. Knowledge of K-12 construction in California, including understanding and knowledge of Field Act requirements.
   c. Any K-12 construction projects that have not been closed out by the DSA.
   d. Experience with and approach to energy efficiency and water conservation, as well as sustainable design and LEED, in the context of similar facilities.
   e. Experience with and approach to designing safety upgrades for schools or similar facilities.
   f. Experience in different construction delivery methods.
g. Experience with and approach to value engineering and other construction cost reduction measures.

h. Experience in working/coordination with pre-construction services consultant as part of lease-leaseback delivery method.

i. Description of budgeting, cost, and quality control methods.

j. Experience in and approach to construction administration.

k. Approach for renovation projects vs. new construction.

l. How the firm shares information with the Project team throughout the life of the Project.

m. The firm’s change order history, including the firm’s approach to problems and change orders.

14. Specific firm procedures for addressing the following:
   a. Disputes and claims involving contractors and subcontractors.
   b. Provision of estimates of change order items.

15. Firm’s approach to estimating the probable construction cost of a project, including:
   a. Methodology used.
   b. Contingencies used.
   c. Standard estimating manuals used as reference.
   d. Experience of estimator.
   e. Accuracy of estimates.
   f. The firm’s willingness to commit to the estimate provided.
   g. History of cost estimates versus actual bid amount on three (3) school projects awarded in the last five (5) years.

16. Completed Additional Information Form included herein as Exhibit “D” and completed and executed Criminal Records Check Certification included herein as Exhibit “E”.

17. Any information not listed above, but that the firm considers useful for the evaluation committee to consider.

INSURANCE

1. The firm selected shall maintain in full force and effect, during the entire term of the contract, the insurance described below. Firms that fail to provide required insurance information during the selection and negotiation process may be eliminated.
   a. Workers’ Compensation, with Employer’s Liability limit of not less than $1,000,000 per accident.
   b. Commercial General Liability Insurance with limits of not less than $1,000,000 per occurrence and $2,000,000 in aggregate, including coverage for contractual
liability, personal injury, property damage, personal/advertising, independent contractors, products, and completed operations.

c. Comprehensive or Business Automobile Liability Insurance with a combined single limit of not less than $1,000,000 per occurrence for bodily injury and property damage, including coverage for owned, non-owned, and hired automobiles.

d. Professional Liability Insurance with limits of not less than $1,000,000 per occurrence for errors or omissions arising out of professional services performed under the contract.

2. The Commercial General Liability Insurance and Comprehensive or Business Automobile Liability Insurance policies shall be endorsed to include the District and its officers, agents, employees, and representatives as additional insureds.

3. The policies shall be primary insurance to any other insurance available to the District with respect to any claims arising out of the contract. The insurance shall apply separately to each insured against whom a claim is brought.

4. All policies shall be endorsed to provide thirty (30) days advance written notice to the District of cancellation, non-renewal, or reduction in coverage.

5. Certificates of insurance in the form and with insurers satisfactory to the District, evidencing all coverage above, shall be furnished to the District during the selection and negotiation process.

EVALUATION CRITERIA

An evaluation committee, consisting of designated consultants and other District personnel, will select the firm to be used by the District. All proposals will be evaluated based on the following criteria:

1. Experience, qualifications, and resources.
2. Fee competitiveness.
3. Staff capacity, depth, and workload.
4. Nature and quality of the firm’s completed work.
5. Ability to meet budgets and timelines established by the District.
6. Ability to address each the needs of the District.
7. Ability to provide superior support in construction and multiple project coordination.
8. Understanding of the District’s educational goals, objectives, and management methods.
9. Professional excellence and demonstrated competence.
10. Training and experience of key personnel.
11. Reliability and continuity of the firm.
12. References.
13. Location of the firm’s offices.
14. Interview/presentation (if required), which shall be made by the same personnel who will be assigned to the Project.
15. If applicable, visual presentation of firm’s concept for integrating new facilities on existing school.
16. Other considerations deemed relevant by the District.

EVALUATION PROCESS

The evaluation of proposals will be conducted in three phases. Phase I will evaluate proposals in terms of the ability to satisfy the requirements outlined in the RFP. Firms considered by the District to be most qualified will be placed on a list for further evaluation. Phase II may include interviews and/or presentations, contract fee negotiation, and District investigations extending beyond contacting identified references. If the District determines to interview one or more short-listed firms, such interviews will be held on Monday, April 5, 2021 between the hours of 8:00 AM – 3:30 PM, at the 445 Montezuma Street, Rio Vista, CA 94571. Phase III will consist of the final selection and approval by the Board.
EXHIBIT “A”

LIST OF PROJECTS

Potential projects include the following:

**Measure J**

**Infrastructure and Systems**

- Repair/replace/upgrade drinking water systems to ensure safe drinking water. These systems may include additional wells and well filtration systems.

- Install and/or replace/repair/upgrading fire water systems. These systems may include fire hydrants, backflow prevention systems, double decker valves, fire sprinklers, and appurtenant infrastructure.

- Install/update/replace/repair fire and life safety systems as required by current codes and/or the Division of the State Architect. These systems could include, but are not be limited to: Ansul systems; door hardware; fire suppression systems; remove unrated space; upgrade existing spaces for fire safety; kitchen and kitchen equipment upgrades, etc.

- Replace/repair/upgrading electrical systems to current standards.

- Install and/or replace/repair/upgrading equipment and technology systems necessary for student learning, efficient operations, increased capacity and/or processing speed. These systems may include but are not limited to wiring for computer systems and internet.

- Replace/repair/upgrading heating, air conditioning, and ventilation systems with new energy efficient systems.

- Replace/repair/upgrading emergency power systems.

- Install and/or replace/repair/upgrading security systems. These systems may include fencing, gates, video surveillance cameras, security alarms, security bars, door hardware, blackout curtains, and other security measures.

- Replace/repair/upgrading interior and exterior lighting systems and controls.

- Replace/repair/upgrading public address, intercom, clock, bell, telephone and/or VOIP systems.

- Install updated energy management systems, to promote energy efficiency and cost reduction.
Building and Grounds

- Replace/repair/upgrade roof and roof drainage systems including but not limited to eliminating leaky roofs. Replace damaged areas due to dry rot.

- Repair/replace/upgrade deteriorating sewer and gas lines.

- Upgrade seismic, structural, and fire-life safety systems.

- Constructions of science laboratories.

- Replace/repair/upgrade plumbing systems, including repair/removal/replacement of boiler systems.

- Upgrade student and staff restrooms to current standards including accessibility.

- Install/update/replace/repair American Disability Act systems as required by current codes and/or the Division of the State Architect. These systems could include, but are not limited to: accessible ramps to portable classrooms; detectable warning surface on paving edge; install/repair handrails; install/replace signage; install curb ramps; install accessible doors; install/repair accessible restrooms, for both students and staff; install/repair accessible drinking fountains; install/repair site asphalt and/or concrete for path of travel, parking and accessibility; field improvements related to restrooms, accessibility and viewing, etc.

- Replace/repair/upgrade security/surveillance systems, add additional systems where needed.

- Upgrade of classrooms and facilities at any School District school site within SFID No. 1 boundaries.

- Repair/replace/upgrade/remove portable classrooms.

- Improve and upgrade school sites through necessary site work including but not limited to; excavation and/or grading, removal of obsolete portable classrooms and other outdated systems, installation of landscaping, and construction and paving of pathways.

- Repair/replace/upgrade window and flashing systems.

- Repair/replace/upgrade stucco and siding.

- Replace/repair/upgrade/construct library, multi-purpose, cafeteria, gymnasium, athletic, field, classroom, office and support spaces, and/or computer lab facilities.

- Repaint/upgrade interior finishes

- Repaint building exteriors.
• Replace/repair/upgrade flooring systems.
• Asbestos, mold, and lead abatement or encapsulation.
• Upgrade and improve scope in the flood plain to protect existing and new facilities.

Parking, Emergency Vehicle and Access Roads, Asphalt Hardcourts

• Replace/repair/upgrade asphalt paving, including correction of drainage problems. Replace asphalt systems site-wide as necessary.
• Repair/upgrade and/or expand school site parking, roadways, grounds and other infrastructure such as utility systems, including installing exterior lighting, repairing pathways, walkways, ADA access ramps and related landscaping

Play Fields, Sports Facilities, and Play Structures

• Replace/repair/upgrade/improve safety of physical education, sports facilities, and play structures and fall zone surfacing.
• Replace/repair/upgrade athletic and recreation fields/courts and hardscape areas, including automating irrigation systems.
• Replace/repair/upgrade athletic facilities such as press box and bleachers.

Measure K

Infrastructure and Systems

• Repair/replace/upgrade drinking water systems to ensure safe drinking water. These systems may include additional wells and filtration systems.
• Install and/or replace/repair/upgrade fire water systems. These systems include fire hydrants, backflow prevention systems, double decker valves, fire sprinklers, and appurtenant infrastructure.
• Install/update/replace/repair fire and life safety systems as required by current codes and/or the Division of the State Architect. These systems could include, but are not be limited to: Ansul systems; door hardware; fire suppression systems; remove unrated space; upgrade existing spaces for fire safety; kitchen and kitchen equipment upgrades, etc.
• Install and/or replace/repair/upgrade security systems. These systems may include fencing, gates, video surveillance cameras, security alarms, security bars, door hardware, blackout curtains, and other security measures.
• Replace/repair/upgrade electrical systems to current standards.
• Install and/or replace/repair/upgrade equipment and technology systems necessary for student learning, efficient operations, increased capacity and/or processing speed. These systems may include but are not limited to wiring for computers and internet.

• Replace/repair/upgrade heating, air conditioning, and ventilation systems with new energy efficient systems.

• Replace/repair/upgrade emergency power systems.

• Replace/repair/upgrade interior and exterior lighting systems and controls.
• Replace/repair/upgrade public address, intercom, clock, bell, telephone and/or VOIP systems.

• Install updated energy management systems, to promote energy efficiency and cost reduction.

**Building and Grounds**

• Replace/repair/upgrade roof and roof drainage systems including but not limited to eliminating leaky roofs. Replace damaged areas due to dry rot.

• Repair/replace/upgrade deteriorating sewer and gas lines.

• Upgrade seismic, structural, and fire-life safety systems.

• Replace/repair/upgrade plumbing systems, including but not limited to repair/removal/replacement of boiler systems and septic systems.

• Upgrade student and staff restrooms to current standards including accessibility.

• Asbestos, mold, and lead abatement or encapsulation.

• Install/update/replace/repair American Disability Act systems as required by current codes and/or the Division of the State Architect. These systems could include, but are not limited to: accessible ramps to portable classrooms; detectable warning surface on paving edge; install/repair handrails; install/replace signage; install curb ramps; install accessible doors; install/repair accessible restrooms, for both students and staff; install/repair accessible drinking fountains; install/repair site asphalt and/or concrete for path of travel, parking and accessibility; field improvements related to restrooms, accessibility and viewing, etc.

• Replace/repair/upgrade security/surveillance systems, add additional systems where needed.

• Upgrade of classrooms and facilities at any School District school site within SFID No. 2 Boundaries.

• Repair/replace/upgrade/remove portable classrooms.
• Improve and upgrade school sites through necessary site work including but not limited to; excavation and/or grading, removal of obsolete portable classrooms and other outdated systems, installation of landscaping, and construction and paving of pathways.

• Repair/replace/upgrade window and flashing systems.

• Repair/replace/upgrade stucco and siding.

• Replace/repair/upgrade/construct library, multi-purpose, cafeteria, gymnasium, athletic, field, classroom, office and support spaces, and/or computer lab facilities.

• Repaint/upgrade interior finishes.

• Repaint building exteriors.

• Replace/repair/upgrade flooring systems.

• Upgrade and improve scope in the flood plain to protect existing and new facilities.

**Parking, Emergency Vehicle and Access Roads, Asphalt Hardcourts**

• Replace/repair/upgrade asphalt paving, including correction of drainage problems. Replace asphalt systems site-wide as necessary.

• Repair/upgrade and/or expand school site parking, roadways, grounds and other infrastructure such as utility systems, including installing exterior lighting, repairing pathways, walkways, ADA access ramps and related landscaping.

**Play Fields, Sports Facilities, and Play Structures**

• Replace/repair/upgrade/ improve safety of physical education, sports facilities, and play structures.

• Replace/repair/upgrade fields and hardscape areas, including automating irrigation systems.
EXHIBIT “B”

FORM OF AGREEMENT

[Insert Behind Exhibit]
EXHIBIT “C”

REGISTRATION FORM

MEASURE J AND MEASURE K IMPROVEMENT PROJECTS

The management firm listed below intends to submit a proposal, by the specified date and time, in response to the RFP for program and construction management services issued by the River Delta Unified School District.

Firm Name: ____________________________________________

Contact Person: ________________________________________

Address: _____________________________________________

_________________________________________________________________

Phone Number: __________________________________________

Fax Number: ____________________________________________
EXHIBIT “D”

ADDITIONAL INFORMATION

In order to be considered, the following questions must be answered in full. If a question is not applicable to your firm, please indicate by the use of “N/A” in the answer blank.

1. Has your firm previously provided contract services for similar relevant projects?
   _______ Yes _______ No

2. Will the assigned personnel have current experience in the planning and design of public school facilities in California?
   _______ Yes _______ No

3. In the past five (5) years, has the firm or any of the firm’s principals been involved in litigation or arbitration of any kind involving questions relating to similar services, particularly involving a school or community college district?
   _______ Yes _______ No

   If yes, provide details, including the name of the other party:


4. In the past five (5) years, has the firm or any of the firm’s principals had a services agreement terminated for default?
   _______ Yes _______ No

   If yes, provide details, including the name of the other party:


5. Is your firm or its owners, principals, or managers involved in, or aware of, any pending litigation regarding professional misconduct, bad faith, discrimination, sexual harassment, etc.?
   _______ Yes _______ No

   If yes, provide details:


6. Is your firm or its owners, principals, or managers involved in, or aware of, any pending disciplinary action and/or investigation against any of them conducted by any local, state, or federal agency?

If yes, provide details:
EXHIBIT “E”
CRIMINAL RECORDS CHECK CERTIFICATION
(Fingerprinting Requirements)

FIRM ’S CERTIFICATION

With respect to the contract dated ______________, 2021 by and between River Delta Unified School District (“District”) and ______________________________ (“Firm”) for the provision of construction management services, Firm hereby certifies to the District’s Governing Board that it has completed the criminal background check requirements of Education Code section 45125.1 and that none of its employees that may come in contact with District pupils have been convicted of a violent felony listed in Penal Code section 667.5(c) or a serious felony listed in Penal Code section 1192.7(c).

______________________________ __________________
Firm’s Representative Date

FIRM’S EXEMPTION

Pursuant to Education Code section 45125.1, the River Delta Unified School District (“District”) has determined that ____________________ (“Firm”) is exempt from the criminal background check certification requirements for the contract dated ______________, 2021 by and between the District and Firm because:

[ ] The Firm’s employees will have limited contact with District students during the course of the contract; or

[ ] Emergency or exceptional circumstances exist.

______________________________ __________________
District Official Date