

STOCKTON UNIFIED SCHOOL DISTRICT

Resolution No. 17-45

Awarding Lease-Leaseback Contracts for the Kennedy Portable Replacement Project and the Montezuma Portable Replacement Project

WHEREAS, the Stockton Unified School District (“District”) desires to utilize the lease-leaseback delivery method for the construction of the Kennedy Portable Replacement Project and the Montezuma Portable Replacement Project (“Projects”); and

WHEREAS, pursuant to Education Code sections 17400 and 17406, school districts must award lease-leaseback contracts based on a competitive solicitation process to the proposer providing the best value to the district; and

WHEREAS, on November 14, 2017, the Board of Trustees (“Board”) approved Resolution No. 17-22 and adopted the procedures for evaluating qualifications of lease-leaseback contractors in accordance with Education Code sections 17400 and 17406; and

WHEREAS, a Request to Prequalify and for Statement of Qualifications for Preliminary and Construction Services (“RFQ”) in accordance with Education Code sections 17400 and 17406 was issued and a pool of qualified firms (“Pool”) was established; and

WHEREAS, on February 16, 2018 the District issued to the Pool a Request for Sealed Proposals for Construction Services to complete the Projects; and

WHEREAS, based upon the proposals submitted, it has been determined that the proposals of Roebbelen Contracting, Inc. provide the best value to the District for the Projects; and

WHEREAS, the Governing Board now determines it appropriate to award the Projects to Roebbelen Contracting, Inc., and authorizes staff to take all actions necessary for the completion of the associated Contracts and of the Projects as contemplated in the Contract Documents.

NOW, THEREFORE BE IT RESOLVED that the Governing Board does hereby determine and order as follows:

Section 1. Recitals. The above recitals are true and correct, and the Governing Board hereby so finds.

Section 2. Findings. The Governing Board hereby finds that all the terms and conditions necessary to award the Project have been met.

Section 3. Award. The Governing Board hereby approves the award of the Kennedy Portable Replacement Project and the Montezuma Portable Replacement Project to Roebbelen Contracting, Inc.

PASSED AND ADOPTED by the following vote of the members of the Governing Board of Stockton Unified School District, San Joaquin County, State of California, this 24th day of April, 2018.

AYES:            *Cecilia Mendez, Andrea Burrise, Kathleen Garcia, Lange P. Luntao,  
                         Maria Mendez, Steve Smith*

NOES:

ABSTAIN:

ABSENT:        *Angela Phillips*



---

Mr. Daniel Wright, Acting Superintendent/Secretary  
Board of Education, Stockton Unified School District,  
San Joaquin County, State of California

**CONFIDENTIAL**

Stockton Unified School District  
Two Portable Classroom Replacements, RFP #964  
Kennedy Elementary School  
Roebbelen Contracting, Inc.

**BID FORM**

TO: Stockton Unified School District  
944 Pinal Drive  
Stockton, CA 95205  
ATTN: Michelle Spragg

The undersigned hereby proposes and agrees to furnish any and all required labor, materials, equipment, transportation and services for **Kennedy Elementary School, Portable Replacements** for the Stockton Unified School District.

**BASE BID:** **\$12,605,257**

This proposal is based on the RFP Documents issued February 16, 2018 and we are in receipt of the following addenda:

- Kennedy ES Addendum #1 dated March 22, 2018
- Kennedy ES Addendum #2 dated March 26, 2018
- Kennedy ES Addendum #3 dated March 29, 2018

**ALTERNATES:** #1 Included in Final GMP Amount

**NOTE:**

1. Revised pricing based on both Kennedy ES & Montezuma ES being awarded to Roebbelen.
2. Value Engineering items discussed are noted as credits and will be treated as an Allowance. Once design is finalized, the allowances will be trued up and any difference in cost will be added to or subtracted from the contingency amount.
3. Contingency of 3% has been added to the GMP.
4. Financing allowance has been added for 10% of contract for 1 year at prime +2%. Fed Interest rates have been estimated and allowance will be trued up at start of finance term.

Signed: \_\_\_\_\_

  
Robert J. Krome, Executive Vice President  
Roebbelen Contracting, Inc.

California Contractors License #734124  
Department of Industrial Relations (DIR) Registration #1000001469  
Disabled Veteran Business Enterprise (DVBE) Certification #1012610



**LIST OF SUBCONTRACTORS**

Work Activity	Name	Location (City)	License #
Abatement	PALS	Stockton	700658
Sitework	Rock Morgan	Ione	775301
Landscape	Takehara	Sacramento	284554
Rebar	Camblin Steel	Rocklin	218839
Concrete	Big B Construction	Stockton	799357
Steel	SJ Steel	Stockton	275292
Casework	RR Laminates	Stockton	955544
Insulation	Coast	Sacramento	465440
Metal Roof	Tecta America	Rancho Cordova	864500
Built Up Roof	Waterproofing Associates	Mountain View	649862
Doors & Frame Install	Culbert	Rio Linda	802075
Fiberglass Panel	Collier	Sacramento	481944
Glass & Glazing	Montez Glass	Sacramento	688463
Lath & Plaster / Drywall	Karsyn	Fresno	710858
Painting	James L Harris	Auburn	745726

**LIST OF SUBCONTRACTORS**

Work Activity	Name	Location (City)	License #
Tile	DC Tile	Grass Valley	605586
Flooring	Universal	Sacramento	813425
Fire Suppression	Cen-Cal	Lodi	488547
Plumbing	Comfort Air	Stockton	85895
HVAC	Comfort Air	Stockton	85895
Electrical	Bockmon & Woody	Stockton	588308
Acoustical	Western Building Materials	Fresno	248608
Fencing	Pisor Fence	Citrus Heights	316128