



Bond Program Overview & Contractor Outreach

August 22, 2022



MAAS

A Joint Venture

OUSD Bond Program Management Team



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<https://oceansideusdbond.maasco.com/>

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Oceanside Unified School District Bonds



The Oceanside Unified School District (OUSD) bond program is made up of two bonds:

- Proposition H – a \$195 million bond passed in 2008
- Measure W – a \$160 million bond passed in 2020

The bonds are providing for school facility and grounds improvements, enabling the district to build, repair and upgrade school facilities to provide high quality facilities for all Oceanside students.



OUSD and Bond Ideals



- OUSD encourages a fair and competitive process to procure contractor services needed for bond funded projects.
- OUSD is emphasizing openness and transparency as part of the procurement, bid and RFQ process.
- OUSD is committed to the District's educational priorities by supporting staff in procuring goods and services.
- OUSD is committed to the opportunity for inclusion of local contractors and suppliers, as well as small and historically underutilized businesses.
- Targeted businesses include:
 - Small/Historically Underutilized Businesses:
 - Small Business Enterprise
 - Disadvantaged Business Enterprise
 - Minority Business Enterprise
 - Woman Business Enterprise
 - Disabled Veteran Business Enterprise
 - North County Businesses – located within OUSD boundaries
 - Local Businesses – beyond OUSD boundaries but located within San Diego County

OUSD Purchasing Guidelines



- OUSD works within regulations to assure stakeholders that the District receives competitive pricing in the solicitation of goods and services.
- OUSD is subject to the California Uniform Public Construction Cost Accounting Act (CUPCAA) policies and procedures under Public Contract Code §22000 et seq.
 - Public works projects \$60,000 or less require proposal and contract.
 - Public works projects \$60,000 to \$200,000 may use Informal Bidding Process - require 2 proposals, contract, and Board approval.
 - Public works projects more than \$200,000 must use the Formal Bidding process, require Board approval.

OUSD Fiscal Services Website



www.oside.us/fiscal

Active bids are posted here. This includes bond bids, along with bids available for the OUSD Maintenance & Operations Department and the OUSD Facilities Department.

Required CUPCCAA Registration: Complete the online application to be placed on the District's Prequalified Contractors List. Must have current license and be subject to verification with the Contractors States License Board.

A screenshot of the OUSD Fiscal Services website. The header is dark blue with white navigation links: Home, Our District, Our Schools, Families & Community, Departments, Staff, Español, and Calendar. Below the header is the Oceanside Unified School District logo. To the right of the logo are links for "Translate" and "Staff Login". Below these are three dropdown menus: "District Website", "OUSD Schools", and "I want to...". A breadcrumb trail reads: Home > Departments > Fiscal Services > About Fiscal Services. The main content area is divided into two columns. The left column, titled "FISCAL SERVICES", contains a list of links: "About Fiscal Services", "Accounting", "Purchasing", "Bids" (circled in blue), "Contractor Agreements/Guidelines", "DIR Information", "CUPCCAA Registration" (circled in blue), and "Product & Pricing Information". The right column, titled "Fiscal Services", contains the text "Our Services" followed by a paragraph about the department's responsibilities, another paragraph about the team's commitment, and a section titled "Accounting" with a list of sub-links: "Accounts Receivable/Payable", "Associated Student Body", "Attendance", and "Budgeting". On the far right, there is a "LOCATION & HOURS" section with the address "2111 Mission Ave. Bldg. A Oceanside, CA 92058", phone and fax numbers, and hours of operation. At the bottom right, it says "Send invoices to invoices@oside.us". Two blue arrows point from the text boxes on the left to the "Bids" and "CUPCCAA Registration" links in the website screenshot.

OUSD Bond Construction Program Website



www.oceansideusdbond.maasco.com

Active and closed bond bids/RFPs are posted here. These are bids and RFP/RFPs that are being managed through the bond construction program.

This screenshot shows the homepage of the Oceanside USD Bond Program website. The navigation bar at the top includes links for "Bond Construction Program", "Projects", "Bond Oversight", "Procurement & Bids", "Bond Management Team", "Contact Us", and "News & Updates". The main header features the Oceanside Unified School District logo and a search icon. Below the header, the page is titled "Procurement & Bids" and "Active Bid and RFQ/P Notices". A link is provided for "Oceanside Unified School District Purchasing/Procurement". A list of recent notices is shown, including "RFP 2023-21-005P - PROPOSITION H/MEASURE W BOND ARCHITECTURAL SERVICES FOR JEFFERSON MIDDLE SCHOOL MODERNIZATION & NEW GYM/MULTI-PURPOSE ROOM PROJECT" and "RFQ 2023-01-006@ CalSHAPE Assessment and Implementation Consultant Services". A sidebar on the right contains the text "Please email invoices to usdb.invoices@maasco.com", a circled link for "Required CUPCCAA Registration", and the text "Board of Education Approved Pools".

Bond Construction Program Projects Bond Oversight Procurement & Bids Bond Management Team Contact Us News & Updates

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Home > Procurement & Bids

Procurement & Bids

Active Bid and RFQ/P Notices

Link: [Oceanside Unified School District Purchasing/Procurement](#)

[RFP 2023-21-005P - PROPOSITION H/MEASURE W BOND ARCHITECTURAL SERVICES FOR JEFFERSON MIDDLE SCHOOL MODERNIZATION & NEW GYM/MULTI-PURPOSE ROOM PROJECT](#)
(Board Approved Architect Pool Only)

[RFP 2023-21-005P Addendum 1](#)

[RFP 2023-21-005P Addendum 2](#)

[RFQ 2023-01-006@ CalSHAPE Assessment and Implementation Consultant Services](#)

[Notice of Request for Prequalification - Round 2 - Concrete & Paving](#)

[Request for Prequalification - Round 2 - Concrete & Paving](#)

Please email invoices to usdb.invoices@maasco.com

Required CUPCCAA Registration

Board of Education Approved Pools

This screenshot shows the "Proposition H - Home" page. The navigation bar at the top includes links for "Proposition H Home", "Projects", "Bond Oversight", "Procurement & Bids", "Bond Management Team", and "Contact Us". The main header features the Oceanside Unified School District logo and a large banner image with the text "Proposition H - Home". Below the banner, the page is titled "Welcome to the Oceanside USD Bond Program". A paragraph of text describes the bond measure approved on June 3, 2008, authorizing the district to issue up to \$195 million in general obligation bonds for school facility improvements. A sidebar on the right contains the text "Please email invoices to usdb.invoices@maasco.com", a circled link for "Required CUPCCAA Registration", and the text "Board of Education Approved Pools".

Proposition H Home Projects Bond Oversight Procurement & Bids Bond Management Team Contact Us

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Proposition H - Home

Photograph by Ashley Luis
Oceanside High School, Class: 003, Grade 9

Home

Welcome to the Oceanside USD Bond Program

On June 3, 2008, Oceanside voters approved a bond measure, [Proposition H](#), authorizing the Oceanside Unified School District to issue up to \$195 million in general obligation bonds for school facility improvements, enabling the district to complete the repairs and modernization effort established under the Proposition G bond construction program to provide high quality facilities for all Oceanside students.

OCEANSIDE LOCAL TRUST FUND
Proposed by the Board of Education

[Proposition H Home](#) [Proposition G Home](#) [Proposition F Home](#)

Please email invoices to usdb.invoices@maasco.com

Required CUPCCAA Registration

Board of Education Approved Pools

Required CUPCCAA Registration:
Complete the online application to be placed on the District's Prequalified Contractors List. Must have current license and be subject to verification with the Contractors States License Board.

San Luis Rey/Pablo Tac Elementary Modernization Summary



Building Improvements	Site Improvements
<ul style="list-style-type: none">• Complete modernization of all existing buildings: A, B, C, D, and all accessory and restroom spaces within permanent/original building construction• Complete modernization and new building addition to existing building E and all accessory, restrooms and food service spaces	<ul style="list-style-type: none">• Public site improvements:• School campus site improvements:• New modular buildings throughout, (13) classrooms and (1) restroom buildings• Shade canopy

Anticipated construction budget = \$19,000,000

San Luis Rey/Pablo Tac Elementary Modernization Prequalification



The OUSD Board of Education approved the modernization of San Luis Rey/Pablo Tac Elementary School.

A second round of prequalification is open now until **Friday, October 14, 2022, at 10:00am.**

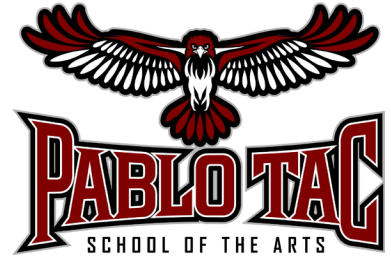
Prequalification packets are available on the OUSD Fiscal Services website

(www.oside.us/fiscal) or on the Bond Construction Program Website

(www.oceansideusbond.maasco.com).

Completed prequalification submissions and all supporting documents:

- ✓ Sealed envelope marked “Confidential”
- ✓ Mailed or delivered to Ricardo Morehead at the Oceanside Unified School District, Bond Construction Program Office, 2111 Mission Avenue, Building E, Oceanside, CA, 92058
- ✓ Due no later than **Friday, October 14, 2022, at 10:00am.**



San Luis Rey/Pablo Tac Elementary Modernization



The project was approved by DSA on July 18, 2022.

An addendum has been submitted to DSA and is awaiting approval.

Anticipated bid phase will start in late September 2022.

Bid documents will be posted on OUSD Fiscal Services website and Bond Construction Program website.

Bid Package #	Type of work	License requirement
SLR01*	Concrete & Paving	License B and/or G-8, C-12
SLR02*	Earthwork & Site Utilities	License B and/or G-8
SLR03*	General	License B
SLR04	Demo and Abatement	License B and/or G-21, G-22
SLR05*	Landscape & Irrigation	License B and/or G-27
SLR06*	Plumbing	License C-36
SLR07*	Mechanical	License C-20
SLR08*	Electrical	License C-10 and/or G-7, C-16
SLR09*	Roofing & Waterproofing	License B and/or G-39
SLR10*	Framing, Drywall, Stucco & Paint	License B and/or G-5, C-9, C-33, C-35
SLR11	Casework	License B and/or G-6
SLR12	Flooring	License B and/or G-15
SLR13	Food Service Equipment	License B and/or G-38 and D-34

* = bids require prequalification

San Luis Rey/Pablo Tac Elementary Modernization

Modernization and construction will take place in phases through a multiple-prime delivery method.

Phase 1: Winter 2022 – Spring 2023

Phase 2: Summer 2023

Phase 3: Fall 2023 – Spring 2024

Phase 4: Summer 2024



Reynolds Elementary School: Demolition and Replacement

- Demolition and rebuild of Reynolds Elementary School will consist of the following:
 - Demolition and rebuild of buildings
 - Required ADA upgrades
 - Required site infrastructure upgrades
 - Hardscape and landscape
 - Project interim housing
- Anticipated construction budget = \$36,000,000
- Architect has been selected – SVA Architects
- Currently in programming phase



Surfside Educational Academy: Modernization

- The modernization of Surfside Educational Academy will consist of the following:
 - Upgrades to existing buildings
 - Required ADA upgrades
 - Required site infrastructure upgrades
 - Hardscape and landscape
 - Replacement of modulares that have exceeded life expectancy
- Anticipated construction budget = \$19,000,000
- Architect has been selected – Morrissey Associates, Inc.
- Currently in programming phase



District Services Office: Modernization/New Build



- The modernization/new build of the OUSD District Office will consist of the following:
 - Demolition/new build/upgrades to existing buildings
 - Required ADA upgrades
 - Required site infrastructure upgrades
 - Hardscape and landscape
 - New Board Room
- Anticipated construction budget = \$19,000,000
- Architect has been selected – PBK-WLC
- Currently in programming phase



Laurel Elementary School: Site Improvements

- The site improvements for Laurel Elementary School will consist of the following:
 - Roof replacement on administration building and B-building
 - HVAC replacement on administration building and B-building
 - Playground equipment and surfacing replacement
 - Fabric shade structure(s)
- Anticipated project budget = \$2,200,000
- Architect will be selected September 6, 2022
- Currently in planning phase



Jefferson Middle School: Modernization & New Gym/MPR

- The modernization of Jefferson Middle School will consist of the following:
 - Various building modernization
 - Required ADA upgrades
 - Required site infrastructure upgrades
 - Project interim housing
 - Exterior improvements and upgrades with special attention to redeveloping a main entry
 - New construction of gym and multipurpose room with kitchen
- Anticipated construction budget = \$27,300,000
- Architect will be selected October 11, 2022
- Currently in planning phase



North Terrace School: Modernization

- The modernization/new build of the North Terrace School will consist of the following:
 - Modernization of existing permanent buildings
 - Replacement of modular buildings
 - Site improvements
 - Single entry onto campus
- Anticipated construction budget = \$51,000,000
- Architect will be selected October 11, 2022
- Currently in planning phase



Current Projects: Playgrounds and Shade Structures

Other projects funded by Measure W include:

Middle School Shade Structures

Anticipated construction budget = \$600,000

Chavez Middle School

Martin Luther King Middle School

Lincoln Middle School



Playground & Shade Structures – Coastal Sites

Anticipated construction budget = \$2,000,000

South Oceanside Elementary School

Palmquist Elementary School

Mission Elementary School

Stuart Mesa School

Santa Margarita School



Playground & Shade Structures – Valley Sites

Anticipated construction budget = \$1,600,000

Foussat Elementary School

Libby Elementary School

Del Rio Elementary School

Nichols Elementary School



Future Projects

Other projects to be funded by Measure W, and other funds, include the following:

Site	Projects
El Camino High School	Roof & HVAC replacement Shade Structure Track & Football Field
Ivey Ranch Elementary School	Roof & HVAC replacement Playground & Shade Structure
McAuliffe Elementary School	Roof & HVAC replacement Shade Structure
Oceanside High School	Roof & HVAC replacement Shade Structure Track & Football Field
Stuart Mesa School	Roof & HVAC replacement

Thank you!

Questions?

Please email Colette Leyva at cleyva@oside.us



A Joint Venture

www.oceansideusdbond.maasco.com

www.califcm.com

www.maasco.com