

Consent Item D.2.6.
Prepared by Karl Christensen
July 21, 2009

Acceptance and Filing of the Costs of Issuance
Statement for 2009 General Obligation Bond
Anticipation Notes of the Santee School District

BACKGROUND:

On May 19, 2009, the Board of Education ("Board") of the Santee School District ("District") adopted Resolution #0809-39 authorizing the issuance and sale of the Santee School District General Obligation Bonds, 2009 General Obligation Bond Anticipation Notes ("Notes"), as supplemented by Resolution #0809-54, adopted on June 16, 2009. Within the provisions of these resolutions, and pursuant to the requirements of State law, the Board directed that, following the sale and delivery of the Notes (which occurred on July 9, 2009), that the Board would be presented with a statement of the final costs of issuing the Notes. A statement of the final costs of issuing the Notes was prepared in cooperation with the District's finance team. The statement of the final costs of issuing the Notes is attached for the Board to review, accept, and file.

RECOMMENDATION:

It is recommended that the Board of Education review, accept, and file the Costs of Issuance Statement for the Santee School District General Obligation Bonds, 2009 General Obligation Bond Anticipation Notes.

This recommendation supports the following District goals:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency

FISCAL IMPACT:

Santee School District General Obligation Bonds, 2009 General Obligation Bond Anticipation Notes were issued July 9, 2009 in the principal amount of \$11,500,000 with total costs of issuance of \$435,000. The fiscal impact for the Notes supports the \$128.8 million Capital Improvement Program.

STUDENT ACHIEVEMENT IMPACT:

The modernization/Capital Improvement Program plans will positively impact student learning environments.

Motion:		Second:		Vote:		Agenda Item D.2.6.
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\$11,500,000
2009 GENERAL OBLIGATION BOND ANTICIPATION NOTES
OF THE SANTEE SCHOOL DISTRICT
(San Diego County, California)

STATEMENT OF COSTS OF ISSUANCE

Principal Amount of the Bond Anticipation Notes: \$11,500,000

Party	Issuance Cost/Service	Amount
Piper Jaffray & Co.	Underwriter's Discount	\$172,500
Dolinka Group, LLC	Financial Consultant	76,000
California Financial Services	Program Manager	52,000
Bowie, Arneson, Wiles & Giannone	Bond Counsel	47,500
Bowie, Arneson, Wiles & Giannone	Bond Counsel Expenses	3,000
Bowie, Arneson, Wiles & Giannone	District Counsel Services	3,000
Orrick, Herrington & Sutcliffe LLP	Disclosure Counsel	40,000
Standard & Poor's	Rating Fee	16,000
U.S. Bank National Association	Trustee Services	5,500
Elabra	Printing	10,000
California Municipal Statistics	OS Statistics	1,175
Miscellaneous	Contingency	8,325

BACKGROUND:

The Facilities Committee is a Board Advisory Committee currently chaired by Christina Becker, the Director of Facilities and Modernization. The Committee is composed of community members, a facilities coordinator, a representative from the San Diego County Office of Education, Board members, Principals, technology staff, representatives from CSEA, SAA, and STA, and the Assistant Superintendent of Business Services. The Committee meets monthly from September through June of each year. The Board of Education's Charge to the Facilities Committee is:

- 1) Advise on the development of facilities planning application processes and timelines;
- 2) Recommend project funding priorities;
- 3) Receive and review facilities proposals from departments, program areas, and/or maintenance and operations;
- 4) Recommend representatives as consultants or advisors to serve on the District's Facilities Committee;
- 5) Recommend procedures and policies;
- 6) Review State reports and short/long-term facilities planning documents for compliance and make recommendations to ensure compliance; and
- 7) Work to develop and modernize District facilities to the fullest extent possible.

A specific outcome of the Committee is to develop an application to the State for the purpose of securing State modernization 60% matching funds totaling \$19.7 million. Since 2005, with the forming of the Committee, the specific outcomes have been met and exceeded. As of June 2009, the Santee School District submitted or plans to submit applications for State Grants totaling over \$50 million for new construction, modernization, facilities hardship, and joint use projects

Tonight, Christina Becker will present a report to the Board of Education on what the Committee has reviewed this year, what goals they have completed, and the future focus of the Committee.

RECOMMENDATION:

It is recommended that the Board of Education review the attached annual Facilities Committee Report. Any action taken is always at the discretion of the Board.

This recommendation supports the following District goals:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.

FISCAL IMPACT:

The Committee reviews Modernization topics which often involve millions of dollars. A specific outcome of the Committee is to develop an application to the State for the purpose of securing State modernization 60% matching funds. As of June 2009, the Santee School District has submitted or plans to submit applications for State Grants totaling over \$50 million for new construction, modernization, facilities hardship, and joint use projects

STUDENT ACHIEVEMENT IMPACT:

The Modernization/Capital Improvement Program plans will positively impact student learning environments.

Motion:		Second:		Vote:		Agenda Item E.3.1.
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Discussion and/or Action Item E.3.2.
 Prepared by Karl Christensen
 July 21, 2009

Approval/Ratification of Lease-Leaseback
 Contract Amendments #10 and #12
 (Chet F. Harritt, and Prospect Avenue) -
 Changes to Schedule and Scope

BACKGROUND:

On February 2, 2008, the Santee School District Board of Education adopted Resolution No. 0708-16, approving and authorizing the execution of a Site Lease, Sublease Agreement, and Lease-Leaseback Construction agreement between the District and Douglas E. Barnhart, Inc., in order to provide for the modernization of existing school facilities at nine school sites within the District (the "Project"). On April 1, 2008, the Board approved Amendment #1 for the Guaranteed Maximum Price (GMP) of the Cajon Park classroom addition. On June 3, 2008, the Board approved amendments numbers 2 thru 6 for the GMP for five school modernizations. On September 2, 2008, the Board approved Amendments 7 through 9 for the ten-classroom additions at Carlton Hills, Rio Seco, and Carlton Oaks schools.

Amendments 10 through 12 for school modernizations at Chet F. Harritt, Hill Creek, and Prospect Avenue schools, were approved May 2, 2009 and then later suspended and revised by changes to scope and schedules. The amendments will establish the final GMP options and include a five percent (5%) Owner's contingency within the GMP to be used with District approval, with the remainder reverting to the District at the end of the construction. The following table establishes the GMP for costs to date and infrastructure at Chet F. Harritt and Prospect Avenue schools to ratify the extended contract cost in the future if the Board decides to continue to complete phases over an extended schedule (*estimates provided for Hill Creek School with material and labor escalation not extended in GC costs).

Amendment	School	Project	Previous GMP	Cost to Date	Infrastructure GMP	Additional Phasing GC Costs	Total GMP If Extended Phase Schedule
#10	Chet F. Harritt	Modernization	\$6,306,990	\$262,368	\$981,031	\$394,155	\$6,966,513
#11	Hill Creek	Modernization	\$8,207,015	*\$301,564	None	*\$400,000	*\$8,600,000
#12	Prospect Avenue	Modernization	\$6,220,386	\$383,494	\$998,566	\$317,836	\$6,921,716
Totals			\$20,734,391.00	\$947,426	\$1,979,597	\$1,111,991	\$22,788,229

Tonight, administration will present to the Board of Education possible Phase II modernization projects scheduling options for Chet F. Harritt and Prospect Avenue schools to be initiated when additional State funding becomes available. Amendment 11 for Hillcreek School is being negotiated for final pricing and schedule changes and will be brought forth to the Board of Education at a future meeting. Administration and Barnhart-Heery, Inc. representatives will present an optional GANT construction schedule for Phase II schools and explain the cost impacts of such.

A copy of signed MOU's and Amendments numbers 10 and 12 to the Lease-Leaseback Agreement are available in the District's Business Services department for public review. Additionally, a copy will be available for public review at the Board of Education meeting to ratify.

RECOMMENDATION:

It is recommended that the Board of Education discuss and review projects and schedules for Phase II modernization projects at Hill Creek, Chet F. Harritt, and Prospect Avenue schools and review the cost impacts of extended construction schedules. It is also recommended that the Board of Education ratify the Memorandums of Understanding and Amendments 10 and 12 of the Lease-Leaseback contract. Amendment 11 for Hillcreek School is being negotiated for final pricing and schedule changes and the Board may opt to discuss future project phases; any action taken is always at the discretion of the Board.

This recommendation supports the following District goals:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.

FISCAL IMPACT:

The total cost impact for expenses to date is \$947,426. The cost of infrastructure is \$1,979,597. Additionally, the cost to extend construction over 16 months will be presented, and options of stopping and re-starting next summer's projects will also be available. These projects are part of the District's Capital Improvement Program (CIP). The CIP is \$128.8 million, and is funded from CIP funds, Prop R bond proceeds, and State modernization matching funds.

STUDENT ACHIEVEMENT IMPACT:

The Modernization/Capital Improvement Program plans will positively impact student learning environments.

Motion:		Second:		Vote:		Agenda Item E.3.2.
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Discussion and/or Action Item E.3.3.
Prepared by Karl Christensen
July 21, 2009

Discussion of Chet F. Harritt Ball Field
Project Options and Cost Impacts

BACKGROUND:

At the May 2, 2009 Board of Education Workshop, an update on the Chet F. Harritt School Ball Field project was presented and discussed. It included the Division of State Architect (DSA) submittal set of construction documents that went to bid for preliminary pricing under the Barnhart Inc. lease-leaseback contract. A preliminary guaranteed maximum price (PGMP) of bid values is attached. Trittipso Architects has completed and permitted the DSA plans necessary for the snack bar and restroom relocatables. An allowance of \$100,000 was included in the ball field project PGMP(attached).

The construction of the project hinged on the modernization of electrical services upgrades for the sports lighting load. This new electrical service is part of the modernization infrastructure construction and will be in place for the sports lights to be connected by August 2009. The construction of the ball field project was estimated to take 60 days and the grass establishment will commence thereafter in 60-90 days.

At its July 7, 2009 meeting, the Board of Education asked administration to look at possible phased project options and the extra costs that would entail from such options. Administration and Barnhart-Heery representatives will present alternative costs, options, and impacts of splitting the project into phases due to current budget constraints.

RECOMMENDATION:

It is recommended that the Board of Education discuss Chet F. Harritt Ball Field Project options and alternatives. Action is at the discretion of the Board.

This recommendation supports the following District goals:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.

FISCAL IMPACT:

The Chet F. Harritt Ball Field Project was a \$1.8 million award. Value engineering options could bring the award down to approximately \$1.3 to \$1.5 million. Re-design for the value engineering to reduce grading and electrical costs of such and phasing plans are approximately \$40,000 in engineering fees. The City of Santee contribution of \$260,000 with a District match contribution of \$290,000 could fund \$550,000 of improvements.

STUDENT ACHIEVEMENT IMPACT:

This is a fiscal item related to facilities. All fiscal resources impact student achievement.

Motion:		Second:		Vote:		Agenda Item E.3.3.
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Barnhart, Inc.
Project #9025

4/28/2009

SANTEE SCHOOL DISTRICT
PRELIMINARY GUARANTEED MAXIMUM PRICE (GMP)
COST SUMMARY
WITHOUT ALTERNATE #1

CHET HARRITT ATHLETIC FIELD RENOVATION				
	DESCRIPTION	BASE BID	TOTALS WITH ALTS	REMARKS
1	GRADING & DEMOLITION	\$163,700	\$163,700	
2	ASPHALT & STRIPING	23,875	\$23,875	
3	LANDSCAPE & IRRIGATION	\$270,173	\$270,173	
4	CONCRETE	\$458,800	\$458,800	
5	METALS	\$5,000	\$5,000	
6	ROUGH CARPENTRY	\$22,200	\$22,200	
7	SHEET METAL	\$14,368	\$14,368	
8	PAINT	\$5,000	\$5,000	
9	PLUMBING & UNDERGROUND UTILITIES	\$86,000	\$86,000	
10	ELECTRICAL & LOW VOLTAGE	\$285,000	\$285,000	
11	SURVEY	\$8,530	\$8,530	
12	LANDSCAPE/HARDSCAPE/CUT/PATCH/REPAIR	\$15,000	\$15,000	
13	MISC SCOPE NOT IN TRADE SCOPE	\$15,000	\$15,000	
14	TEMPORARY POWER & WATER	\$7,500	\$7,500	
15	OFFSITE GUARDRAILS	\$5,000	\$5,000	
16	TEMPORARY FENCE/SILT FENCE	\$5,000	\$5,000	
17	SNACK BAR ALLOWANCE	\$100,000	\$100,000	
18	SUBTOTAL CONSTRUCTION HARD COSTS	\$1,490,146	\$1,490,146	
19	CONTRACTORS CONTINGENCY 3.5%	\$52,155	\$52,155	
20	CONSTRUCTION COST W/ CONTRACTORS CONTINGENCY SUB TOTAL	\$1,542,301	\$1,542,301	
21	BUILDERS FEE, GENERAL CONDITIONS, BONDS, AND INSURANCE (10% OF CONST. COST)	\$154,230	\$154,230	
22	SUBTOTAL CONSTRUCTION COST WITH FEE, GC'S, BONDS, INSURANCE:	\$1,696,531	\$1,696,531	
23	COC INSURANCE - CONTRACTORS SHARE 1/3rd OF ACTUAL COC COST (of line 27)	TBD	TBD	NOT INCLUDED IN GMP
24	COC INSURANCE - SCHOOL DISTRICT SHARE 2/3rd OF ACTUAL COC COST (of line 27)	TBD	TBD	NOT INCLUDED IN GMP
25	SUBTOTAL GMP	\$1,696,531	\$1,696,531	
26	5% OWNER CONTINGENCY	\$84,827	\$84,827	
27	TOTAL GMP	\$1,781,358	\$1,781,358	

Consent Item D.3.1.
Prepared by Karl Christensen
July 7, 2009

Approval/Ratification of Final Contract Amount
for Rio Seco School and Carlton Oaks School
Modernization Projects

BACKGROUND:

Rio Seco School and Carlton Oaks School Modernization projects were completed and accepted at the April 21, 2009 Board meeting. A Notice of Completion was filed with the County Recorder's Office on May 6, 2009.

Administration has worked with Barnhart, Inc. to finalize all contract changes and cost claims to close out the projects. The awarded GMP with owner and shared contingencies was \$8,518,545 for the Rio Seco School Modernization project, and \$8,542,887 for the Carlton Oaks School Modernization project. The final contract price is \$8,052,721 at Rio Seco School and \$8,094,892 at Carlton Oaks School. Performance of the above projects will decrease the contract prices and credit back savings are in the amounts of \$472,579 for Rio Seco School Modernization project and \$466,839 for the Carlton Oaks School Modernization project which is a reduction of future expenditures. This Board agenda item is only to formalize the final contract amount for the construction completion of the modernization projects, and this final contract amount has been previously accounted for in the Capital Improvement Program budget.

RECOMMENDATION:

It is recommended that the Board of Education accept the final cost and all cost proposals and use of construction contingency and shared contingency distribution as attached.

This recommendation supports the following District goal:

- Provide facilities that optimize the learning environment for all students.
- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.

FISCAL IMPACT:

This Board agenda item is only to formalize the final contract amount for the construction completion of the modernization projects. A project savings of \$472,579 (Rio Seco) and \$466,839 (Carlton Oaks) has reduced the projected Capital Improvement Program budget by these amounts, and this final contract amount has been previously accounted for in the Capital Improvement Program budget.

STUDENT ACHIEVEMENT IMPACT:

This is a fiscal item related to facilities. All fiscal resources impact student achievement.

Motion:		Second:		Vote:		Agenda Item D.3.1.
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CONTRACT CHANGE ORDER #002 FIFTH AMENDMENT (PHASE ONE) LEASE-LEASEBACK AGREEMENT

Santee School District
9625 Cuyamaca Street
Santee, CA 92071

Date: May 18, 2009

RE: Rio Seco School Modernization
D.S.A. #: 04-108951
SWAP #: 05-2808

CHANGE ORDER REQUEST #: 073
BARNHART JOB #: 8026
BARNHART PCO #: 124

Sir/Madam:

We are forwarding for your review and approval, one (1) copy of our Change Order Request (COR) for the following:

- | | |
|---|-----------------------------|
| 1. CREDIT FOR REMAINING UN-USED OWNER'S CONTINGENCY. | <u><\$212,277.00></u> |
| 2. CREDIT FOR 67% REMAINING UN-USED SHARED CONTINGENCY: | <u><\$260,302.00></u> |

Performance of the above-defined work will **Decrease** the **Contract** price in the amount of <472,579> and will extend the contract completion date by 0 working days.

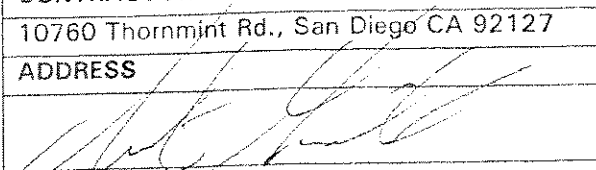
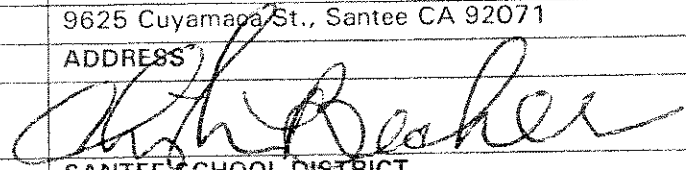
Stan Streit
Project Manager
Barnhart, inc.
A HEERY INTERNATIONAL COMPANY

Enclosure: Change Order Request Letter and related breakdown and backup.

Upon signing by the Owner, Architect, IOR and Contractor, the above noted Contract is hereby amended per this Change Order and the terms of the Agreement.

This change represents full and complete compensation for all cost, direct and indirect, associated with the work and time agreed herein, including but not limited to, all costs incurred for extended overhead, disruption or suspension of work, labor inefficiencies, and the change's impact on the unchanged work. Acceptance of this change order constitutes approval to fund these changes from the Owner's Contingency funds held by Douglas E. Barnhart, Inc.,

ORIGINAL AMENDMENT FIVE AMOUNT	\$8,518,545
PREVIOUS CHANGE ORDER AMOUNT	\$6,755
AMOUNT THIS CHANGE ORDER	< \$472,579 >
TOTAL CHANGE ORDER AMOUNT TO DATE	< \$465,824 >
<u>REVISED AMENDMENT FIVE AMOUNT</u>	<u>\$8,052,721</u>

BARNHART, INC.	Santee School District
CONTRACTOR	OWNER
10760 Thornmint Rd., San Diego CA 92127	9625 Cuyamaca St., Santee CA 92071
ADDRESS	ADDRESS
	
BY (ANTON GREENVILLE)	SANTEE SCHOOL DISTRICT
DATE 5/22/09	DATE 5/22/09

SPLIT CONTINGENCY EXPENDITURE DETAIL (33% / 67% Shared Savings)

o Seco School Modernization
 1/18/09

Subcontractor	Description	Log #	Sub #	CO	Days	Reason For Change	Executed Amount
Contingency Utilization							
am C	Additional Flatwork Replacement	67	2&5		0	e	-\$28,957
am C	Additional Concrete in Bldg E for Electrical	66	6		0	e	-\$15,226
isper	Unforeseen High Ceiling Drywall Demo	11	8		0	a	-\$6,400
ecision	Relocate Power/Data at E Exterior	63	21		0	d	-\$6,405
Savings / VE Additions to Contingency							
Multiple	Canopy Deletion at E	12	1		0	b	\$115,728
of Const	Revised Roofing Attachment	10	1		0	ve	\$20,000
Multiple	Electrical VE Package	18	18		0	ve	\$38,563
ady	VE-Delete Primer at Drywall	24	1		0	ve	\$6,900
ady	VE-Unfaced Insulation	30	1		0	ve	\$4,500
ady	VE-Denshield at Ceramic tile	31	1		0	ve	\$5,420
ady	VE-Reduced Thickness of ACT	32	1		0	ve	\$4,979

TOTAL EXECUTED	
INCREASE SPLIT CONTINGENCY	\$139,102
TOTAL SPLIT CONTINGENCY UTILIZATION EXECUTED & BILLABLE	\$ 62,326
1 ORIGINAL SPLIT CONTINGENCY	\$ 249,408
2 EXECUTED CHANGE ORDERS	\$ 139,102
3 CURRENT SPLIT CONTINGENCY (line 1 plus line 2)	\$ 388,510
4 SPLIT CONTINGENCY RETURN TO OWNER (67% of line 3)	\$ 260,302
5 CURRENT OWNER'S CONTINGENCY	\$ 212,277
6 FINAL DEDUCTIVE CHANGE ORDER REQUEST (line 4 plus line 5)	\$ (472,579)
7 REMAINING SHARED CONTINGENCY TO REMAIN WITH CONTRACTOR (line 3 less line 4)	\$ 128,208

OWNER CONTINGENCY EXPENDITURE DETAIL

Rio Seco School Modernization

05/18/09

Subcontractor	Description	Barnhart Log #	PCO #	Days	% Comp	Executed Amount	Reason for Change
Cuyamaca	Roof Sheathing Replacement at D	01	34	0	100%	\$3,674	a
Precision	Re-Feed Electrical Outlets-RFI #48	02	36	0	100%	\$11,520	d
Cuyamaca	Framing Repairs for Termite Damage	03	31	0	100%	\$947	a
Cuyamaca	Headouts for Gravity Vents-RFI #66	04	30	0	100%	\$4,106	d
Davis	New Gas Line to Oven	05	28	0	100%	\$605	d
Davis	Extend Roof Vents at Bldg A	06	27	0	100%	\$732	a
Davis	Extend Roof Vents at Bldg C	07	26	0	100%	\$564	a
Davis	Re-Route Water to Water Heater	08	22	0	100%	\$477	a
Casper	Ceiling Abatement at Bldg A Kitchen	09	17	0	100%	\$4,804	d
Multiple	Fire Service Revisions	13	3	0	100%	\$12,825	b
Lozano	New Casework at Admin Workroom-ASI #11	14	43	0	100%	\$12,421	d
Precision	Conduit For Future Solar-ASI #07	15	1	0	100%	\$9,821	b
A-1 Fire	Additional FS Work From DSA Comments	16	6	0	100%	\$13,600	c
Casper	Additional AC Removal For Elevation Coordination	17	16	0	100%	\$4,874	a
Multiple	Add View Window at VP Office	19	21	0	100%	\$2,086	b
Multiple	Tile Wainscott at Bldg A Drinking Fountain	20	23	0	100%	\$619	b
Frank & Sons	Grind & Overlay AC For Elevation Coordination	22	44	0	100%	\$6,228	a
Cool It	Replace Defective Walkin Condenser	23	45	0	100%	\$2,000	a
Brady	Change Hardware at Kindergarten	25	56	0	100%	\$228	b
Brady	Paint Amphitheater Walls	26	57	0	100%	\$283	d
Precision, BHI	SDG&E Delay From Haz Mat Pipe	27	73	0	100%	\$9,374	a
Precision	Bell System	28	59	0	100%	\$11,134	e
Precision	Clocks	29	58	0	100%	\$2,928	e
Brady	Add Partition Wall at IDF A4	33	51	0	100%	\$1,158	b
Brady	Repair Doors for Color Changes	34	64	0	100%	\$2,608	b
Brady	Additional FRP at Kitchen Counter	35	66	0	100%	\$359	b
Davis	Extend Roof Vents at Bldg B	36	7	0	100%	\$486	a
Precision	Additional Heat/Smoke Detector in A48	38	71	0	100%	\$1,226	d
Precision	Added Low Voltage Work at Additional Partition Wall	39	51A	0	100%	\$1,181	b
Precision	Provide Power to Irrigation Controller	40	74	0	100%	\$400	d
Precision	Additional Electrical at A	41	75	0	100%	\$6,125	d
Precision	Wire Condensing Unit	42	76	0	100%	\$814	d
Brady, A&S	Door Sweeps and Flooring Reducers	43	48	0	100%	\$1,386	a
Brady	Repair Ceilings in Locker Rooms	44	50	0	100%	\$515	b
Brady	Shadow Mold at Tack Panel	45	78	0	100%	\$363	a
Barnhart	Security Service	47	87	0	100%	\$12,143	b
A&S	Added Carpet at B10 & B20	48	88	0	100%	\$3,367	b
Brady	Insulation at E Exterior Walls	49	95	0	100%	\$1,883	b
Brady	Bulletin II Changes at E Interior	50	91	0	100%	\$11,855	b
Davis	Re-Route Roof Drain at LRC	51	96	0	100%	\$1,323	a
Brady	Add Ceiling Trim at E Skylights	52	97	0	100%	\$120	d
Brady	Keyed Cylinder Dogging at E	53	98	0	100%	\$486	b
Brady	Signage Revisions at E	54	99	0	100%	\$1,327	b
Team C	Precast CMU Wall Cap ILO Mortar Cap at E	55	100	0	100%	\$381	b
Precision	FA Revisions at Project Safe	56	101	0	100%	\$3,105	a
Minshew	5" TS Column at Bldg E Exterior	57	104	0	100%	\$1,102	d
Brady	Add Security at E Doors	58	105	0	100%	\$1,973	b
Cuyamaca	Broken Joist at B	59	77	0	100%	\$1,601	a
Casper	Unforeseen Hydronic UG Piping	60	106	0	100%	\$2,268	a
Cuya, Minsh	Structural Upgrade at Bldg E Existing GluLam	61	107	0	100%	\$1,290	a
Brady	Add Tack at B15 & B18	62	81	0	100%	\$3,100	b
Precision	Premium Time for Electrical Troubleshooting/Startup	64	112	0	100%	\$2,151	a
Lozano	Add Clips at E Display Case	65	114	0	100%	\$157	a

Cuyamaca	Shear Panel Replacement	68	15,33	0	100%	\$6,029	e
Brady	Credit Back for Overcharge on Bulletin #5	69	121	0	100%	-\$823	
Team c, D Bang	Add Bench, Buy Legs for district Stored Benches	70	119	0	100%	\$1,340	b
Davis	Trench Drain Piping, Survey	71	123	0	100%	\$4,384	a
Brady	Painting at Front Gate Revisions	72	108	0	100%	\$335	b

TOTAL OWNER CONTINGENCY EXECUTED & BILLABLE **\$193,368**
DECREASE OWNER'S CONTINGENCY

ORIGINAL OWNER'S CONTINGENCY **\$ 405,645**
EXECUTED CHANGE ORDERS **\$ 193,368**
CURRENT OWNER'S CONTINGENCY **\$ 212,277**

**CONTRACT CHANGE ORDER #003
SIXTH AMENDMENT (PHASE ONE & TWO) LEASE-LEASEBACK
AGREEMENT**

Santee School District
9625 Cuyamaca Street
Santee CA 92071

Date: May 19, 2009

RE:	Carlton Oaks School Modernization	CHANGE ORDER REQUEST #:	147
D.S.A. #:	04-108946	barnhart, inc. Job #:	8027
SWAP #:	05-2803	barnhart, inc. PCO #:	147

Sir/Madam:

Per the District's request, we are forwarding for your review and approval, one (1) copy of our Change Order Request (COR) for the following:

Final Change Order to the District for Remaining Contingencies as follows:

- | | |
|--|-------------|
| 1. Credit for Remaining Unused Owner Contingency: | <\$178,611> |
| 2. Credit for Remaining Unused Owner's Share (67%) of Contractor/Shared Contingency: | <\$288,228> |

Performance of the above-defined work will **decrease** the **Contract** in the amount of **\$466,839.00** and will extend the contract completion date by **0** working days.

Sincerely,

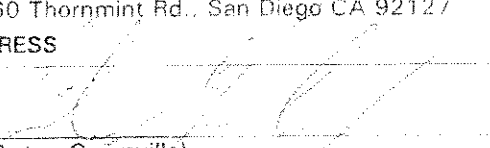

Andres Dolson
Asst. Project Manager
Barnhart, Inc
A HEERY INTERNATIONAL COMPANY

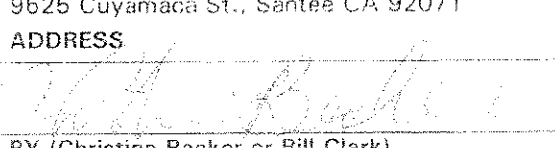
Enclosure: Owner & Contractor's Shared Contingency Logs.

Upon signing by the Owner and Contractor, the above noted Contract is hereby amended per this Change Order and the terms of the Agreement.

This change represents full and complete compensation for all cost, direct and indirect, associated with the work and time agreed herein, including but not limited to, all costs incurred for extended overhead, disruption or suspension of work, labor inefficiencies, and the change's impact on the unchanged work. Acceptance of this change order constitutes approval to fund these changes by decreasing the GMP Contract price with the Santee School District from funds held by Barnhart, Inc. from the Owner's & Contractor's Contingencies.

ORIGINAL AMENDMENT SIX AMOUNT	\$8,542,887
PREVIOUS CHANGE ORDER AMOUNT (GMP CO #1-2)	\$18,844
AMOUNT THIS CHANGE ORDER (GMP CO #3)	< \$466,839 >
TOTAL CHANGE ORDER AMOUNT	< \$447,995 >
REVISED FINAL AMENDMENT SIX AMOUNT	\$8,094,892

Barnhart, Inc., A Heery International Company
CONTRACTOR
10760 Thornmint Rd., San Diego CA 92127
ADDRESS

BY (Anton Greenville)
6/10/09
DATE

Santee School District
OWNER
9625 Cuyamaca St., Santee CA 92071
ADDRESS

BY (Christina Becker or Bill Clark)
6/10/09
DATE

Contract Risk Mitigation Memorandum
Receipt of Owner Contingency

POC #	Sub-contractor Elected Initial Contingency Amount	DEB Log	Owner CO#	Sub CO#	Description of Work	Reason for Change Order	Total Cost w/ Markup	Percent Complete	Billable Amount	Contingency Balance
1	Multiple		1		Repair Damaged Water Line South Side of Bldg E Unforeseen	(b) Unforeseen Conditions	\$1,443.00	100%	1,443	\$405,361.00
2	Multiple		2		Unforeseen Hydronic Piping Concrete Vault North of Bldg D	(a) Unforeseen Conditions	\$3,621.00	100%	3,621	\$401,740.00
3	Casper		3		Demo & Abatement of Ceiling in Servlog Kitchen at A14 in Building A	(d) Errors & Omission	\$4,801.00	100%	4,801	\$396,939.00
4	Casper		4		Unforeseen Plaster / Concrete like substance around perimeter of building stem walls	(a) Unforeseen Conditions	\$2,333.00	100%	2,333	\$394,606.00
5	Multiple		5		Ramp Demo and Replacement in front of building A (Spill 50/50 between Shared and Owner's Contingency)	(e) Scope Bust & (d)	\$5,567.00	100%	5,567	\$389,039.00
6	Alpha Mechanical		6		Unforeseen Asbestos Slion drain pipe in conflict with new fire line between buildings A & C	(a) Unforeseen Conditions	\$2,118.00	100%	2,118	\$386,921.00
9	Rocky Coast Framers		9		HVAC building A & D framing change RFI #66	(d) Errors & Omission	\$4,494.00	100%	4,494	\$382,427.00
10	Casper (Approved)		GMP #1		Unforeseen Building E water damage abatement (GMP CO#1) No change to Owner Contingency	(b) District Requested	\$11,844.00	0%	-	\$382,427.00
11	Rocky Coast Framers		11		Roof sheathing plywood removal & replacement increase to 2X8 stud size and blocking for roof relief vents RFI #60	(a) Unforeseen Conditions	\$10,673.00	100%	10,673	\$371,754.00
12	Rocky Coast Framers		12		Modify 6/54.2 to allow removal of 2 studs at shearwall penetrations RFI #74	(d) Errors & Omission	\$5,316.00	100%	5,316	\$366,438.00
13	Rocky Coast Framers		13		Extend wall between A4B and A16 RFI #71	(d) Errors & Omission	\$622.00	100%	622	\$365,816.00
14	Rocky Coast Framers		14		RFI #66 Relocate roof drain pipe at building C out of furred wall	(d) Errors & Omission	\$838.00	100%	838	\$365,078.00
17	Alpha Mechanical		17		Install gas piping for oven in kitchen per RFI #76	(d) Errors & Omission	\$1,446.00	100%	1,446	\$363,632.00
19	Alpha Mechanical		19		Replace ceiling joists with Notches, Spits, and toe nails in building A & D - unforeseen (REVISED)	(d) Errors & Omission	\$361.00	100%	361	\$363,271.00
20	Rocky Coast Framers		20		Add Window in Bldg C Admin Area per CCA #1 Ver. 2	(a) Unforeseen Conditions	\$6,423.00	100%	6,423	\$356,848.00
21	Multiple		21		Outlet/Receptacle Repairs to Power Panels Due to Unforeseen Conditions RFI #89	(b) District Requested	\$1,562.00	100%	1,562	\$355,286.00
22	Neal Electric		22		Unforeseen repair to existing outlets at amphitheater stage RFI #81	(a) Unforeseen Conditions	\$3,781.00	100%	3,781	\$351,505.00
24	Neal Electric		24		Re-Secure Kitchen Hood in Building A	(a) Unforeseen Conditions	\$1,157.00	100%	1,157	\$350,348.00
26	Alpha Mechanical		26		DSA Redline fire sprinkler design changes	(a) Unforeseen Conditions	\$1,463.00	100%	1,463	\$348,885.00
29	Multiple		29F		New water & sewer to new 10 classroom building ASI #7 (REVISED)	(c) The Division of State Architecture (DSA) Modifications	\$13,599.00	100%	13,599	\$335,286.00
31	Multiple (Approved)		GMP #2		Water, Sewer & Gas to Upper Level GMP CO #2 No Change to Owner Contingency	(b) District Requested	\$10,894.00	100%	10,894	\$324,402.00
37	Multiple		37		Bldg C Replacement Sewer Lines Through 4 Classrooms Saw, Break, & Remove 94x8x5" Concrete Flatwork at Front of School for New Utilities Trench	(b) District Requested	\$7,000.00	0%	-	\$324,402.00
38	Multiple		38		CCA #2 Ver. #2 Paint Color Changes	(a) Unforeseen Conditions	\$6,000.00	100%	6,000	\$318,402.00
40	Brady Co.		40		CCA #2 Ver. #2 Paint Color Changes for Tack Board	(a) Unforeseen Conditions	\$1,302.00	100%	1,302	\$317,100.00
45	Alpha Mechanical		45		CCA #2 Change FS Stub - Out from 4" to 6"	(b) District Requested	\$2,094.00	100%	2,094	\$315,006.00
46	Native Landscape		46		CCA #2 Change FS Stub - Out from 4" to 6"	(b) District Requested	\$1,203.00	100%	1,203	\$313,803.00
47	Native Landscape		47		CCA #2 Change FS Stub - Out from 4" to 6"	(b) District Requested	\$1,313.00	100%	1,313	\$312,490.00
48	Native Landscape		48		CCA #2 Change FS Stub - Out from 4" to 6"	(b) District Requested	\$1,716.00	100%	1,716	\$310,774.00
57	Casper/Barnhart		Shared		Remove Unforeseen Hairs Lit Ceiling from Bldg. D (Double Ceiling not Shown)	(a) Unforeseen Conditions	\$6,400.00	0%	-	\$304,374.00
49	A & S Flooring		49		ASI #12 VCT & Carpet Changes Rooms C24, C27, C44	(b) District Requested	\$9,424.00	100%	9,424	\$294,950.00
50	Team C		50		Playground Fencing Repair (Performed for Free/Goodwill)	(b) District Requested	\$0.00	100%	-	\$289,348.00
52	Alpha Mechanical		52		Add (2) 2" water regulators & (4) 4" Ball Valves to Rebuild PRV Station	(b) District Requested	\$1,588.00	100%	1,588	\$287,760.00
53	Neal Electric		53		MSB1-4 Feeders change in 500 MCM from 3/0 wire cable RFI #22	(b) District Requested	\$25,000.00	100%	25,000	\$262,760.00
54	Neal Electric		54		MSB1-2 Change to 500 MCM from 350 MCM per RFI #111. 750 MCM was provided free of charge.	(d) Errors & Omission	\$12,000.00	100%	12,000	\$250,760.00
55	Neal Electric		55		RFI #25, Light Poles Relocated	(d) Errors & Omission	\$586.00	100%	586	\$250,174.00
56	Neal Electric		56		Add new bell system related to RFI #18 & 15R1	(d) Errors & Omission	\$10,634.00	100%	10,634	\$239,540.00
59	Neal Electric		59		RFI #109R1 Circuits and Power for walk-in cooler condenser, phone drops, cash register outlet	(b) District Requested	\$2,600.00	100%	2,600	\$236,940.00
60	American Fence/Barnhart		Closed		Permanent fencing for SD&E Pad/Switchgear area (ROM) Does District want this?	(b) District Requested	\$0.00	0%	-	\$236,940.00
61	Neal Electric		61		RFI #66R1 Power & Data Feeds to Portable building, room 34	(b) District Requested	\$3,189.00	100%	3,189	\$233,751.00
62	Neal Electric		62		Power to (3) 120V kitchen fry fans per Steve Kutzman E-mail dated 8/23/08	(b) District Requested	\$3,111.00	100%	3,111	\$230,640.00
64	Brady Co.		64		Paint Amphitheater Walls	(b) District Requested	\$283.00	100%	283	\$230,357.00
69	Multiple		69		ASI #13 double entry gate revisions & Bulletin #5 Repair and Fill-In Center Post Holes in Concrete	(b) District Requested	\$573.00	100%	573	\$229,784.00
67	Alpha Mechanical		67		Add Cold Water Supply Connections for Drinking Fountains and Restrooms in Locker Rooms	(d) Errors & Omission	\$2,050.00	100%	2,050	\$227,734.00
71	Alpha Mechanical		71		Mount 3 Fly Fans in Bldg. A Kitchen Room ASI #16	(b) District Requested	\$703.00	100%	703	\$227,031.00
124.5	Brady Co.		124.5		ASI #1 Added Tack Panels in Rooms B10B & B12 Due to Color Changes	(b) District Requested	\$1,408.00	100%	1,408	\$225,623.00
76	Multiple		76		RFI #67/67R1 Patchwork to Relocate Gas Regulators to Roof at All Buildings Contrary to RFI Response (ROM)	(b) District Requested	\$977.00	100%	977	\$224,646.00
77	Brady Co.		77		Add Tack Panel for Walls in B15 & B16	(b) District Requested	\$1,871.00	100%	1,871	\$222,775.00
79	Neal Electric		79		Add Battery Operated Clocks	(b) District Requested	\$2,678.00	100%	2,678	\$220,097.00
80	Casper		80		Demo & Remove Lunch Shelter Trellis by Bldg. A	(b) District Requested	\$1,064.00	100%	1,064	\$219,033.00
85	Lozano Casework		85		ASI #11 Administrative Casework Changes & Additions	(b) District Requested	\$7,888.00	100%	7,888	\$211,145.00
90	Team C		90		Provide Blue Colored Benches	(b) District Requested	\$2,996.00	100%	2,996	\$208,149.00
91	Casper		Declined		Second Carpet Demo in Bldg. E (District self-performed using A&S)	(b) District Requested	\$0.00	0%	-	\$208,149.00
97	J&R Laboratories		Void		DSA Approved & stamped intercom 2 Plans	(c) The Division of State Architecture (DSA) Modifications	\$0.00	0%	-	\$208,149.00
100	Brady Co.		100		Install Threshold at A14 in Bldg. A per DSA ICR	(c) The Division of State Architecture (DSA) Modifications	\$451.00	100%	451	\$207,698.00
99	Team C		Declined		Add Bolts per RFI #117 Due to SD&E Requirements (SD&E to perform)	(b) District Requested	\$0.00	0%	-	\$207,698.00

Carlton Oaks School Modernization

Recap of Contractor Construction Shared Contingency

Item #	Sub-contractor Effected	PCO #	Owner CO#	Sub CO#	Description of Work	Cost of Work	Percent Complete	Billable Amount	Contingency Balance
	Initial Shared Contingency Amount								\$250,121.00
1	Multiple	7	7		VE: Electrical MSB1 relocation and change to Nema 3R (VE) & Temp. Fencing	(870,339.00)	100%	(70,000)	\$320,121.00
2	Neal Electric	23	23		VE: Delete Power to Closets - RFI #17 and 17R2	(8,198,300)	100%	(1,987)	\$322,106.00
3	Multiple	25	25		VE: Shop Drawings submittal cost for canopy deletions & cost savings ASI#3 (delete bid alternate #2)	15,113,412.00	100%	(113,418)	\$435,526.00
4	Brady Co.	33	33		VE: Revise Substrate for Ceramic Tile Walls RFI #61	(32,420.00)	100%	(5,420)	\$440,946.00
5	RLP Co.	34	34		VE: Change TPO Roofing System from fully adhered to mechanically attached	(811,187.60)	100%	(17,782)	\$458,726.00
6	Brady Co.	39	39		VE: Delete drywall primer RFI #62	(55,900.00)	100%	(6,900)	\$465,626.00
7	Brady Co.	41	41		VE: Substitute Armstrong line fissured #1729 for #1824 on ceiling tiles RFI #63	(84,979.00)	100%	(4,979)	\$470,607.00
8	A & S Flooring	44	44		VE: Change to 4" rubber base in lieu of rolled lengths	(3,500.00)	100%	(500)	\$471,107.00
9	Brady Co.	51	51		VE: Change to unfaced foil backed insulation RFI #64	(33,500.00)	100%	(3,500)	\$474,607.00
10	Multiple	5	5		Ramp Demo & Replacement in Front of Bldg. A (50% to Shared, 50% to Owner's Contingencies)	\$8,567.00	100%	5,567	\$469,040.00
11	Multiple	63	63		Bldg. A Girls' Restroom A11 Drain/Vent Clogged (Required Demo & Plaster Patch of Finished Work)	\$1,523.00	100%	1,523	\$467,517.00
12	Lozano	70	70		Move Reception Counter to Edge of Lightswitch Closer to the Door	\$157.00	100%	157	\$467,360.00
13	Team C	78	78		Add Concrete to Trianglie Corner Area at Front of School	\$1,288.00	100%	1,288	\$468,648.00
14	Brady Co.	94	Void		Rapidset EisenWall Plaster Used to Meet Summer Mod Schedule (Gift/Freebie to the District)	\$7,015.00	0%	-	\$468,648.00
15	Team C	95	95		Trench Widening Around Bldg. C (CB approved at \$9,345; will explain why it has to be \$9,695)	\$9,695.00	100%	9,696	\$458,377.00
16	Team C	112	112		Concrete Trench Patching (Sitewide)	\$14,152.00	100%	14,152	\$442,225.00
17	Rocky Coast Framers	16 & 72	16 & 72		Replace Wall Sheathing in Bldgs: A, B, C, & D (\$4,678 + \$1,351) Credit VE for Changing to 12x12 CD 54 Tile at Bldg. E (Add for Slate charged to 10 C.R. project)	\$6,029.00	100%	6,029	\$436,196.00
18	Inland Pacific Tile	144	144		Revise Landscaping per Bulletin #9. Originally designed landscaping was already installed. (Revised slightly lower pricing)	(8,366.00)	100%	(396)	\$436,592.00
19	Native Landscaping	142	See Owner		Remove Unforeseen Hard Lid Ceiling from Bldg. D (Double Ceiling not Shown)	\$1,000.00	0%	-	\$436,592.00
20	Casper/Barnhart	57	57			\$6,400.00	100%	6,400	\$430,192.00
21							0%	-	\$430,192.00
22							0%	-	\$430,192.00
23							0%	-	\$430,192.00
24							0%	-	\$430,192.00

Period Ending: May 2009
 Billing Number: Final
 Total Cost of Work Complete, Approved, & Billable: \$172,059.00
 Total Cost of Work Complete, Approved, & Billable Percentage Complete: \$160,071.00 / 100%
Remaining Contingency based on all APPROVED amounts: \$430,192.00
 Remaining Contingency based on ALL Amounts Above: \$422,177.00

Final Shared Contingency Amount Due to Barnhart: \$141,963.36
 Final Shared Contingency Amount Due to District: \$288,228.64

Consent Item D.3.2
 Prepared by Karl Christensen
 July 7, 2009

Authorization to File Notice of Completion Documents
 for 10-Classroom Addition Projects at Carlton Hills,
 Carlton Oaks, and Rio Seco Schools

BACKGROUND:

Notice of Completion documents to be filed with the County Recorder for the following contracts are listed below:

PROJECT	CONTRACT AMOUNT	CONTRACTOR
Phase 1 – Carlton Hills School 10-Classroom Addition	\$5,756,499	Barnhart-Heery, Inc.
Phase 1 – Carlton Oaks School 10-Classroom Addition	\$5,668,543	Barnhart-Heery, Inc
Phase 1 – Rio Seco School 10-Classroom Addition	\$5,591,066	Barnhart-Heery, Inc

RECOMMENDATION:

It is recommended that the Board of Education authorize the filing of the Notice of Completion documents for the completed projects as listed above.

This item supports the following District goal:

- Provide facilities that optimize the learning environment for all students.

FISCAL IMPACT:

The fiscal impact of the contracts listed above total \$17,016,108. The budget of the Capital Improvement Program is \$128.8 million for nine (9) school modernizations, and this cost was funded from CIP funds, Prop R bond proceeds, and State modernization matching funds.

STUDENT ACHIEVEMENT IMPACT:

Strong, positive relationships exist between overall building conditions, a positive learning environment, and student achievement.

Motion:		Second:		Vote:		Agenda Item D.3.2.
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Consent Item D.3.3.
Prepared by Karl Christensen
July 7, 2009

Approval of Hazardous Waste Disposal
Services with North State Environmental

BACKGROUND:

As fluorescent light bulbs and batteries are disposed of, the Maintenance and Operations department has been collecting what has accumulated over each year. Administration is recommending North State Environmental to remove and dispose of this annual accumulation of hazardous waste properly. Reduced rates are offered to the District through its property and liability group insurance coverage administered by Keenan and Associates.

RECOMMENDATION:

It is recommended the Board of Education approve North State Environmental for the proper disposal of hazardous waste materials accumulated annually by the District routine operations.

This recommendation supports the following District goal:

- Pursue actively the funding and resources to fulfill our mission and maintain fiscal solvency.
- Provide facilities that optimize the learning environment for all students.

FISCAL IMPACT:

The fiscal impact of approximately \$1,500 per year is to be paid from the Restricted Maintenance budget for the proper disposal of hazardous waste materials.

STUDENT ACHIEVEMENT IMPACT:

This is a fiscal item. All fiscal resources impact student achievement. This also creates a safe environment for the school once materials are removed.

Motion:		Second:		Vote:		Agenda Item D.3.3.
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Discussion and/or Action Item E.2.1. Update on Summer Infrastructure Projects
Prepared by Karl Christensen
July 7, 2009

BACKGROUND:

At the Board Workshop on June 22, 2009, the Board took action to move forward with the Infrastructure Projects at two of the three Phase II schools this summer, based on the BAN being issued and funds received in early to mid July. The priority schedule is Prospect Avenue (PRIDE Academy) as the first priority and Chet F. Harritt as the second priority. Chet F. Harritt was selected because the infrastructure must be in place before the relocation of the Pioneer ball fields can be implemented.

The Santee School District has received a grant through the City of Santee in the amount of \$260,000 toward the relocation of the Pioneer ball fields. Because of the delay in the capital improvement program due to deferrals of eligible state funds, there is concern by the District that these grant funds may be recalled. Providing infrastructure at Chet F. Harritt would expedite progress toward the ball field relocation and confirm the District's commitment to the community to relocate the ball fields.

Tonight, administration will provide a status update and timeline on the Infrastructure Projects.

RECOMMENDATION:

Administration will provide a status update to the Board of Education and a timeline for the Infrastructure Projects. Any action taken is at the discretion of the Board.

This item supports the following District goal:

- Provide facilities that optimize the learning environment for all students.

FISCAL IMPACT:

The fiscal impact is approximately \$2.5 million for the Infrastructure Projects at two of the three Phase II schools this summer, based on the BAN being issued and funds received in early to mid July.

STUDENT ACHIEVEMENT IMPACT:

Strong, positive relationships exist between overall building conditions, a positive learning environment, and student achievement.

Motion:		Second:		Vote:		Agenda Item E.2.1.
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BACKGROUND:

On November 7, 2006, citizens voted in favor of a bond (Proposition R) to modernize and improve Santee School District facilities. The amount of bond funding is \$60,000,000; however, this amount is part of the larger comprehensive modernization plan. The Committee's primary purpose is to inform the public at least annually in a written report regarding the expenditure of the Bond proceeds. Members may, but are not entitled to, serve for a maximum of two (2) consecutive terms. No member(s) may be a District employee, official, vendor, contractor, or consultant.

On March 5, 2007 the Board of Education appointed initial membership to the Independent Citizens' Oversight Committee (ICOC), and subsequently expanded the Committee to 11 members on March 20, 2007. Currently, there are 6 members on the ICOC.

The Santee School District ICOC has the following vacancies in its membership:

- One member who is active in a bona fide taxpayer association;
- One member who is active in a business organization representing the business community located within the District;
- One member shall have experience in school finance.

New Applications were due June 15, 2009. Requests for applicants were sent out to the San Diego Taxpayer's Association, the Santee Chamber of Commerce, and the Santee School District Budget Committee. Applications were also available via the District's website.

RECOMMENDATION:

It is recommended that the Board of Education appoint membership of the ICOC from the applications presented this evening.

This recommendation supports the following district goals:

- Provide facilities that optimize the learning environment for all students.
- Assure the highest level of educational achievement for all students.

FISCAL IMPACT:

The budget of the Capital Improvement Program is \$128.8 million for nine (9) school modernizations, funded from CIP funds, Prop R bond proceeds of \$60M, and State modernization matching funds.

STUDENT ACHIEVEMENT IMPACT:

This is a fiscal item. All fiscal resources impact student achievement.

Motion:		Second:		Vote:		Agenda Item E.2.2.
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