



**OAKLAND ARMY BASE
COMMUNITY JOBS
OVERSIGHT COMMISSION**

MEETING AGENDA PACKET

DATE: November 19, 2020

TIME: 4:00 pm

Please See the Agenda to Participate in the Meeting

Tele-Conference

Department of Workplace & Employment Standards
250 Frank Ogawa Plaza Suite 3341
Oakland, CA 94612

AGENDA ITEM 3

MEETING AGENDA

November 19, 2020

**CITY OF OAKLAND
COMMUNITY JOBS OVERSIGHT COMMISSION
Thursday, November 19, 2020
4:00 p.m. – 6:00 p.m.
Virtual Meeting via Zoom teleconferencing platform**

Pursuant to the Governor’s Executive Order N-29-20 all members of the Commission will join the meeting via phone/video conference and no teleconference locations are required.

The meeting will adjourn upon the completion of the Commission’s business.

PARTICIPATION GUIDELINES

You are invited to a Zoom webinar.

When: Nov 19, 2020 04:00 PM Pacific Time (US and Canada)

Topic: Oakland Army Base Community Jobs Oversight Commission

Please click the link below to join the webinar:

<https://zoom.us/j/91348374325?pwd=NkpqeUptdzZyWTNaNkk5V05rWVIvUT09>

Passcode: 416451

Or iPhone one-tap :

US: +16699009128,,91348374325#,,,,,0#,,416451# or
+13462487799,,91348374325#,,,,,0#,,416451#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 669 900 9128 or +1 346 248 7799 or +1 253 215 8782 or +1 646 558 8656
or +1 301 715 8592 or +1 312 626 6799

Webinar ID: 913 4837 4325

Passcode: 416451

International numbers available: <https://zoom.us/u/abil6EDyuw>

1. **To comment** by Zoom video conference, click the “Raise Your Hand” button when Public Comment is taken. Speakers will be unmuted, allowed to comment, and re-muted after their time expires.
2. To comment by phone, please call one of the above listed phone numbers. **“Raise Your Hand” by pressing “*9”** to speak when comment is taken. **To unmute and re-mute yourself press “*6”** during your allowed speaking time. Speakers will then be unmuted, allowed to comment, and re-muted after the time expires.

Should you have any questions or concerns regarding this agenda, or wish to review any agenda-related material, please contact the Department of Workplace & Employment Standards at (510) 238-3970.

ROLL CALL

Commissioners: Brian Beveridge (Vice Chairperson), Margaret Gordon, Megan Morodomi, Kate O'Hara (Chairperson), Len Turner, Saabir Lockett

Commission Staff: Deborah Barnes, Director, Department of Workplace & Employment Standards, Mary Mayberry, Board Secretary, Joyce Guy, West Oakland Job Resource Center

City Attorney representative

MEETING AGENDA

AGENDA ITEM	PAGE	TYPE
1. Roll Call and Determination of Quorum		
2. Open Forum		
3. Review of Agenda	4	<i>Action</i>
4. Consideration of the Minutes for the meeting held on October 15, 2020	6	<i>Action</i>
5. Informational Report from Good Eggs – Status of transition to OAB facility	9	<i>Informational</i>
6. Informational Report from Staff on Tracking Good Eggs? Compliance with Various Aspects of the OAB Jobs Policy	10	<i>Informational</i>
7. Compliance Reports		<i>Informational</i>
A. Workforce Updates	12	
B. West Oakland Job Resource Center Updates		
8. Meeting Adjournment		

AGENDA ITEM 4

Meeting Minutes

OCTOBER 15, 2020

MEETING MINUTES

CITY OF OAKLAND
COMMUNITY JOBS OVERSIGHT COMMISSION
Thursday, October 15, 2020
4:00 p.m. – 6:00 p.m.
Via Tele-Conference (Zoom)

In Attendance - Commissioners

Present	Excused	Absent
Brian Beveridge		
Margaret Gordon		
Megan Morodomi		
Kate O'Hara		
Len Turner		
Saabir Lockett		

In Attendance – Board Staff

Deborah Barnes	City of Oakland
Joyce Guy	WOJRC
Mary Mayberry	City of Oakland
Vivian Inman	City of Oakland
Jonothan Dumas	City of Oakland

MEETING AGENDA

Meeting called to order at 4:08 pm

- 1. Roll Call and Determination of Quorum** – quorum present at call to order
Commissioner O'Hara welcomed everyone back after the hiatus due to the COVID-19 Shelter-In-Place and the City's directive to suspend meetings for selected boards and commissions.
- 2. Open Forum** – No Speakers
- 3. Review of Agenda** – No changes noted.
- 4. Consideration of the Minutes for the meeting held on February 20, 2020**
Motion to Approve the Minutes from the February meeting
Move: Commissioner Morodomi
Second: Commissioner Turner
Motion Carried

5. Consideration of Ms. Mercedes Rodriguez for appointment of the West Oakland Jobs Resource Center Board.

Commissioner O'Hara brought the commission members up to date on how and why the CJOC is tasked with the opportunity to appoint a member of the WOJRC Board. Joyce Guy made brief remarks speaking to Ms. Rodriguez/s relationship with the WOJRC. Ms. Guy stated that Ms. Rodriguez maintains a close relationship with the organization and has been extremely helpful in its efforts. Commissioner Lockett also expressed his support of Ms. Rodriguez for appointment to the Board. He cited her dedication and strong support of the community. Commissioner Beveridge also strongly endorses Ms. Rodriguez for appointment to the Board in relation to her background in banking and her ability to understand the financial attributes of the WOJRC.

Motion to approve appointing Ms. Mercedes Rodriguez to the WOJRC Board (voice vote)

Moved: Commissioner Lockett

Second: Commissioner Turner

Motion Carried – 6 yeas

6. Compliance Reports

A. Workforce Updates

Potential Shortfall Report Whiting Turner – OGLC #2

Core Hours – 27,431.20

Total Shortfall Hours – 4,954.04

Potential Liquidated Damages - \$99,080.80

Vertical Construction Report by Craft Whiting Turner

Total Employee Hours – 42,350.09

Core Hours – 643.00 (1.52%)

Apprentice Hours – 11,870.82 (28.46%)

Oakland Apprentice Hours – 755.00 (1.81%)

B. WOJRC

Joyce Guy, Executive Director was unable to give a report on the work completed during the hiatus, as she lost her connection to the Webinar.

Commissioner O'Hara inquired about the location of collected penalty funds. Staff responded that a report to the City Council which speaks to the penalties collected to date would be forthcoming. Once the Finance Department has completed the report it will be shared with the Commissioners.

Commissioner Lockett asked whether there was a mitigation plan in place for hiring Oakland residents rather than paying the liquidated damages. Jonothan Dumas, with the City's DWES, stated that due to the current construction labor market trends, there are more than enough workers available to assume jobs on projects. There is no incentive for the contractors to go beyond the goals set by the Policy.

Commissioner Beveridge asked whether there is a “safe harbor” mechanism in place wherein contractors can achieve compliance with the Policy. Mr. Dumas responded in the affirmative a presented and overview of how that might be accomplished by the contractor. In the end, it is easier and more cost-effective for the contractor to pay the fines.

Commissioner Beveridge suggested that an alternative should be explored to discourage contractors from paying the liquidated damages – perhaps by increasing the rate used to calculate liquidated damages from \$20.00 per hour. Commissioner O’Hara added her support of such an initiative to increase job placements on projects. She also inquired of staff whether opportunities still existed where this could happen. Vivian Inman responded that the project (OLGC #2) is completed. They are awaiting reports from the contracts to reflect core and off-site hours. Building #3 is still underway.

Commissioner Beveridge requested as an agenda item for the next meeting a status report from Good Eggs on the progress made since their last report to the Commission in February. Commissioner O’Hara would like a report from City staff and WORJC on the process for collecting data and monitoring efforts to ensure Good Egg’s compliance with the Jobs Policy.

Commissioner Lockett asked if California Waste Solutions could be invited to report on its facility and transition to the OAB site. After a discussion, it was decided to hold the request for the December meeting, where both the City’s representative (Betsy Lake or her designee) and someone from CWS could be present.

7. Meeting Adjournment – Meeting Adjourned at 5:23 pm

AGENDA ITEM 5

INFORMATIONAL REPORT FROM GOOD EGGS
– STATUS OF TRANSITION TO OAB FACILITY

AGENDA ITEM 6

INFORMATIONAL REPORT FROM STAFF ON TRACKING
GOOD EGGS' COMPLIANCE WITH VARIOUS ASPECTS OF
THE OAB JOBS POLICY

AGENDA ITEM 7

- A. Workforce Updates

- B. Report from the West Oakland Jobs
Resource Center

**OAKLAND ARMY BASE JOBS POLICY
POTENTIAL SHORTFALLS REPORT
OAKLAND ARMY BASE JOBS POLICY**

WHITING TURNER

PROJECT NO. C470010 - OAKLAND LOGISTICS CENTER #2

Contractor Name	Total		ADJUSTED EMPLOYEE	50% Residential	20% Apprentice	Total		Hrly Wage	Potential Liquidated
	Employee	Core Hours				Shortfall	Shortfall		
Anning Johnson	286.00		286.00	0.00	57.20	57.20	20.00	1,144.00	
Aqua Proof	456.00	426.00	30.00		63.20	63.20	20.00	1,264.00	
BME Mechanical	5,975.50	2,450.00	3,525.50	37.75		37.75	20.00	755.00 ltr.	
Conco Pumping	156.50		156.50	78.25	31.30	109.55	20.00	2,191.00	
Concrete North	16,984.50	14,143.50	2,841.00	1,052.00		1,052.00	20.00	21,040.00 ltr.	
Creative Ceilings & Drywall	528.53	129.05	399.48	199.74		199.74	20.00	3,994.80	
Giampolini & Co., Inc.	3,241.00	2,585.50	655.50	143.50		143.50	20.00	2,870.00	
Golden Bay Fence Plus	944.00	422.00	522.00	90.00	17.80	107.80	20.00	2,156.00 ltr.	
Griffin Soil	121.50	0.00	121.50	60.75	24.30	85.05	20.00	1,701.00	
JD2, Inc.	1,446.50	137.50	1,309.00	0.00	126.30	126.30	20.00	2,526.00 ltr.	
North Bay Overhead	307.00	228.00	79.00	0.50	21.40	21.90	20.00	438.00 ltr.	
Northern California	279.75	279.75			55.95	55.95	20.00	1,119.00	
Panelized Structures	2,218.00	2,218.00			103.60	103.60	20.00	2,072.00 ltr.	
Parkwest Landscape	3,746.00	2,593.00	1,153.00		193.60	193.60	20.00	3,872.00 ltr.	
Paul W. Wolfe Co.	194.50	143.00	51.50	7.25	38.90	46.15	20.00	923.00	
Preston Pipelines	4,523.50		4,523.50		879.20	879.20	20.00	17,584.00 ltr.	
Trim Tech	41.00	16.40	24.60	41.00	16.40	57.40	20.00	1,148.00 ltr.	
Total	41,449.78	25,771.70	15,678.08	1,710.74	1,629.15	3,339.89	20.00	\$66,797.80	

Project Scope

This project includes construction of a new 232,000sf cold shell warehouse. The structure of the building consists of concrete spread footings, concrete tie-beams, SOG, concrete tilt-up panels, HSS columns and a wood panelized roof structure. The exterior of the building consists of painted concrete tilt panels, panel reveals, ACM metal panels, glass and glazing. Site improvements includes parking lot, landscaping, and site utilities.

Vertical Construction Report

Project: Oakland Army Base - Oakland Logistics Center # 3 - Whiting Turner

From: October 1, 2020 - November 1, 2020

By Contractor

Requirement 1 : 50% Craft by Craft to be worked by an Oakland Resident
 Requirement 2 : 20% Craft by Craft to be worked by an Apprentice (No Local Requirement)

Contractor Name	Craft	Employee Hours	Core Hours	Adjusted Employee Hours	All Apprentice Hours	Oakland Hours	Oakland Apprentice Hours
A & B PAINTING, INC.	PAINTER	1,624.00		1,624.00	457.00	0.00	
				100.00%	28.14%	0.00%	
	Subtotal:	1,624.00		1,624.00	457.00	0.00	
Anning Johnson	Drywall Installer / Lather (Carpenter)	56.00		56.00	28.14%	0.00%	56.00
				100.00%	100.00%	100.00%	100.00%
	Subtotal:	118.00		118.00	0.00	118.00	
Aqua Proof, Inc.	ROOFER	804.00		804.00	360.00	540.00	256.00
				100.00%	44.78%	67.16%	31.84%
	Subtotal:	804.00		804.00	360.00	540.00	256.00
Bay City Mechanical	SHEET METAL WORKER	1,342.00		1,342.00	74.00		
				100.00%	5.51%		
	Subtotal:	1,342.00		1,342.00	74.00		
BME ELECTRICAL CONSTRUCTION, INC.	ELECTRICIAN	2,187.00		2,187.00	975.00		
				100.00%	44.58%		
	Subtotal:	2,187.00		2,187.00	975.00		
CAMBLIN STEEL SERVICE INCORPORATED	Iron Worker	2,846.59	1,068.25	1,778.34	578.32	320.00	247.00
			37.53%	62.47%	32.52%	17.99%	13.89%
	Subtotal:	2,846.59	1,068.25	1,778.34	578.32	320.00	247.00
			37.53%	62.47%	32.52%	17.99%	13.89%

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Vertical Construction Report

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Contractor Name	Craft	Employee Hours	Core Hours	Adjusted Employee Hours	All Apprentice Hours	Oakland Hours	Oakland Apprentice Hours
Concrete North, Inc.	CARPENTER AND RELATED TRADES	4,706.50	1,978.00	2,728.50	1,370.50	40.00	
			42.03%	57.97%	50.23%	1.47%	
	Cement Mason	7,504.00	2,155.00	5,349.00	1,900.00		
	Laborer and Related Classifications	3,560.50	2,030.00	1,530.50	640.00		
	Subtotal:	15,771.00	6,163.00	9,608.00	3,910.50	40.00	
Courtney Inc.	ROOFER	1,532.50	39.08%	60.92%	40.70%	0.42%	
			57.01%	42.99%	41.82%		
	Subtotal:	1,532.50		100.00%	56.51%		
Decker Landscaping	PLUMBER	248.00		248.00	0.00		
				100.00%	866.00		
				100.00%	56.51%		
	Subtotal:	248.00		248.00	0.00		
General Hardware Installation LLC	Carpenter and Related Trades	67.50		67.50	27.50		
				100.00%	40.74%		
				100.00%	27.50		
	Subtotal:	67.50		67.50	40.74%		
Giampolini & Co., Inc.	Drywall Installer / Lather (Carpenter)	378.50	66.00	312.50	11.50	256.00	
			17.44%	82.56%	3.68%	81.92%	
	PAINTER	154.00	94.00	60.00	16.00	44.00	
			61.04%	38.96%	26.67%	73.33%	

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Vertical Construction Report

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By Contractor

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Contractor Name	Craft	Employee Hours	Core Hours	Adjusted Employee Hours	All Apprentice Hours	Oakland Hours	Oakland Apprentice Hours
	Subtotal:	532.50	160.00	372.50	27.50	300.00	
Goodfellow Bros. California LLC	Laborer and Related Classifications	3,371.00	30.05%	69.95%	7.38%	80.54%	0.00%
				3,371.00	1,238.50	2,147.00	1,222.50
	OPERATING ENGINEER (HEAVY & HIGHWAY WORK)			100.00%	36.74%	63.69%	36.27%
		3,532.50		3,532.50	750.00	357.00	191.50
	Subtotal:	6,903.50		100.00%	21.23%	10.11%	5.42%
Griffin Soil	Operating Engineer (Heavy & Highway work)	135.50		135.50	1,988.50	2,504.00	1,414.00
				100.00%	28.80%	36.27%	20.48%
	Teamster	30.00		30.00			
				100.00%			
	Subtotal:	165.50		165.50			
JD2, INC.	Iron Worker	2,016.00		2,016.00	620.00		
				100.00%	30.75%		
	Subtotal:	2,016.00		2,016.00	620.00		
KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC.	FIELD SURVEYOR	292.00		292.00	73.00		
				100.00%	25.00%		
	Subtotal:	292.00		292.00	73.00		
NORTH American Fence & Railing Inc.	Laborer and Related Classifications	568.00		568.00	25.00%		
				100.00%	25.00%		
				100.00%			

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Vertical Construction Report

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From: October 1, 2020 - November 1, 2020

By Contractor

Requirement 1 : 50% Craft by Craft to be worked by an Oakland Resident

Requirement 2 : 20% Craft by Craft to be worked by an Apprentice (No Local Requirement)

Contractor Name	Craft	Employee Hours	Core Hours	Adjusted Employee Hours	All Apprentice Hours	Oakland Hours	Oakland Apprentice Hours
	Subtotal:	568.00		568.00			
Panelized Structures, Inc.		1,913.00	861.00	1,052.00	282.00	432.00	210.00
			45.01%	54.99%	26.81%	41.06%	19.96%
	Subtotal:	1,913.00	861.00	1,052.00	282.00	432.00	210.00
Paragon Mechanical Inc.		113.00		113.00	26.50		
				100.00%	23.45%		
	Subtotal:	113.00		113.00	26.50		
PAUL W. WOLFF COMPANY		54.00		54.00			
				100.00%			
	Subtotal:	54.00		54.00			
Preston Pipelines, Inc.		1,743.00		1,743.00	812.00		
				100.00%	46.59%		
	Subtotal:	1,743.00		1,743.00	812.00		
RLH FIRE PROTECTION, INC.		1,148.50		1,148.50	537.50		
				100.00%	46.80%		
	Subtotal:	1,148.50		1,148.50	537.50		
Rountree Plumbing & Heating Inc.	PLUMBER	368.00		368.00		26.00	

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Vertical Construction Report

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Contractor Name	Craft	Employee Hours	Core Hours	Adjusted Employee Hours	All Apprentice Hours	Oakland Hours	Oakland Apprentice Hours
	Subtotal:	368.00		100.00%		7.07%	
SSEC, Inc - Selby Soil Erosion Control	Laborer and Related Classifications	34.00		34.00			
	Subtotal:	34.00		100.00%			
Striping Graphics	PARKING AND HIGHWAY IMPROVEMENT PAINTER	55.00		55.00			
	Subtotal:	55.00		100.00%			
U. S. Glass, Inc.	GLAZIER	1,310.00		1,310.00	768.50	161.50	161.50
	Subtotal:	1,310.00		100.00%	58.66%	12.33%	12.33%
	Subtotal:	1,310.00		100.00%	768.50	161.50	161.50
	Subtotal:	1,310.00		100.00%	58.66%	12.33%	12.33%
	Grand Total:	45,074.59	8,252.25	36,822.34	12,439.82	4,497.50	2,344.50
			18.31%	81.69%	33.78%	12.21%	6.37%