



City of
OAKLAND California

OAKLAND ARMY BASE
COMMUNITY JOBS
OVERSIGHT COMMISSION

MEETING AGENDA PACKET

DATE: FEBRUARY 20, 2020

TIME: 4:00 pm to 6 pm

LOCATION: **HEARING ROOM #2**
First Floor City Hall
#1 Frank Ogawa Plaza,
Oakland, CA 94612

✓ **Please check location.** *Room assignments are
subject to change.*

=

Office of the City Administrator,
Contracts & Compliance 250 Frank Ogawa Plaza Suite 3341.

Staff Contact:

D. Barnes, Director - dbarnes@oaklandca.gov (510-238-6270) or
M. Mayberry, mmayberry@oaklandca.gov (510-238-7324) or

AGENDA ITEM 3

MEETING AGENDA

February 20, 2020

**CITY OF OAKLAND
COMMUNITY JOBS OVERSIGHT COMMISSION
Thursday, February 20, 2020
4:00 p.m. – 6:00 p.m.
Oakland City Hall - Hearing Room 2**

Commissioners: Brian Beveridge (Vice Chairperson), Margaret Gordon, Megan Morodomi, Kate O’Hara (Chairperson), Len Turner, Doug Bloch, Larry Gallegos, Saabir Lockett

Commission Staff: Deborah Barnes, Director, Contracts and Compliance Division, City Administrator’s Office, Mary Mayberry, Administrative Services Manager, Joyce Guy, West Oakland Job Resource Center

City Attorney Staff: Julian Gross, Counsel to the City

MEETING AGENDA

AGENDA ITEM	PAGE	TYPE
1. Roll Call and Determination of Quorum		
2. Open Forum		
3. Review of Agenda	3	<i>Action</i>
4. Consideration of the Minutes for the meeting held on January 16, 2020	6	<i>Action</i>
5. Presentation by Good Eggs – Update on Progress Made in Hiring and Construction of the facility at the OAB	9	<i>Action</i>
6. Compliance Reports		<i>Informational</i>
A. Workforce Updates		
• Horizontal Construction Report– OGLC #3 Whiting Turner Potential Shortfalls	11	
• Vertical Construction by Craft Prologis - OGLC	13	
• Potential Shortfall Summary Status John Sutti & Assoc. (Good Eggs) OGLC #3 -Whiting Turner	16	

B. West Oakland Job Resource Center Updates

19

7. Meeting Adjournment

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

A member of the public may speak on any item appearing on the agenda. Speakers must complete a speaker's card prior to being recognized by the Chair. All speakers will be allotted a maximum of three minutes unless the Chairperson allocates additional time.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in the meeting of the Community Jobs Oversight Commission or its committees, please contact the Contracts and Compliance Division of the City Administrator's Office at (510) 238-3970. Notification two full business days prior to the meeting will enable the City of Oakland to make reasonable arrangements to ensure accessibility.

Should you have any questions or concerns regarding this agenda, or wish to review any addenda-related material, please contact the Contracts and Compliance Division of the City Administrator's Office at (510) 238-3970.

La reunión se levantará una vez finalizadas las actividades de la Comisión. Un miembro del público puede hablar sobre cualquier punto que aparezca en el orden del día. Los oradores deben completar la tarjeta de un orador antes de ser reconocidos por el Presidente. A todos los oradores se les asignará un máximo de tres minutos a menos que el Presidente asigne tiempo adicional. De conformidad con la Ley de Estadounidenses con Discapacidades, si necesita asistencia especial para participar en la reunión de la Comisión de Supervisión de Empleos de la Comunidad o sus comités, comuníquese con la División de Contratos y Cumplimiento de la Oficina al (510) 238-3970. La notificación dos días hábiles completos antes de la reunión permitirá a la ciudad de Oakland hacer arreglos razonables para garantizar la accesibilidad. Si tiene alguna pregunta o inquietud con respecto a esta agenda, o si desea revisar cualquier material relacionado con las adiciones, comuníquese con la División de Contratos y Cumplimiento de la Oficina del Administrador de la Ciudad al (510) 238-3970.

会议将在委员会工作结束后休会。公众可以就议程上的任何项目发言。发言者必须填写演讲证，才能得到主席的确认。除非主席分配更多的时间，否则所有发言者最多只能分配三分钟。根据《美国残疾人法案》，如果您需要特别协助参加社区工作监督委员会或其委员会会议，请联系市行政长官合同和合规部办公室：(510) 238-3970。通知在会议召开前两个完整工作日将使奥克兰市做出合理的安排，以确保无障碍。如果您对本议程有任何疑问或疑虑，或希望查阅任何与增编相关的材料，请致电 (510) 238-3970 与市行政长官办公室合同和合规部联系

4

AGENDA ITEM 4

Meeting Minutes

JANUARY 16, 2019

MEETING MINUTES

**CITY OF OAKLAND
COMMUNITY JOBS OVERSIGHT COMMISSION
Thursday January 16, 2020
4:00 p.m. – 6:00 p.m.
Oakland City Hall - Hearing Room 3**

In Attendance

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

MEETING AGENDA

Meeting called to order at 4:14 pm

- 1. Roll Call and Determination of Quorum** – quorum present at call to order
- 2. Acknowledgement of the late Commissioner Art Shanks, Executive Director of the Cypress Mandela Training Center.** Commissioners shared remembrances.
- 3. Open Forum** – No Speakers
- 4. Review of Agenda** – No changes noted.
- 5. Consideration of the Minutes for the meetings held on January 16, 2020**
Motion to Approve the Minutes from the January meeting
Move: Commissioner Brian Beveridge
Second: Commissioner Larry Gallegos.
Motion Carried
- 5. Update on California Waste Solutions** - Ms. Tasion Kwamilele from CWS along with Adam Carr and Cathy Rousseau from RPR Architects were in attendance to make a presentation to the Commission on progress of construction plans for the site at the OAB. Mr. Carr presented an overview of the site (copy of plan in agenda packet), pointing out proposed traffic patterns and parking. It is anticipated that

construction will begin in approximately one year. Mr. Carr and Ms. Rousseau answered questions from the Commissioners.

Commissioner Gordon: What are the long-term impacts of the traffic study? Who will warn drivers waiting to cross W. Grand to turn off their engines to mitigate the diesel emissions? What is the plan for electric charging station?

Ms. Kwamilele: All the trucks run on natural gas (CMV) Electric trucks do not exist yet, the technology is still in development. There is a charging station included in the plans (located near the rear of the building)

Commissioner Beveridge: Did EBMUD give details of their concern with truck traffic? They had concerns with Port trucks along Wake Avenue.

Ms. Kwamilele: EBMUD has been in conversations with CWS and plans include traffic mitigation as it relates to truck ingress and egress.

Chairperson O'Hara: What other approvals are still pending?

Ms. Kwamilele: DDA is still in negotiations (must be completed by October), we are in the final stages of the ENA; plans are to go to the CUP (Planning Commission) in March Once building permits are cleared (in Nov/Dec) then groundbreaking will be scheduled

Hiring/Jobs: Currently 50% of workforce are Oakland residents. There is an anticipated phase in of approximately 100 jobs.

Commissioner: Will there be a commitment to hire from the zip codes in the policy?

Ms. Kwamilele: They will utilize the WOJRC to reach their target. CWS is aware of the project specifications regarding hiring as per the OMSS and the Jobs Policy. They are working to achieve those goals.

7. Compliance Reports

A. Workforce Updates

Oakland Global Logistics Center #2 – Whiting Turner, Prime Contractor Project is complete. Potential penalties still exist as noted in the report. Contractor has submitted documents for staff's review to possibly offset the 50% resident shortfall. Total employee hours = 61,218.78 hrs., 20% Apprentice = 3,168.25 hours, Potential Liquidated damages = \$221,240.80 Contractor has reduced damages since last report.

Good Eggs – John Sutti & Associates – Prime Contractor Project is nearing completion. Good Eggs submitted some core hours for staff's review. No change from last report hours,

B. West Oakland Job Resource Center Update

23 attended orientation

20 interviews conducted

20 referred to services

1 referred to pre-apprenticeship

1 job placement

8. Meeting Adjournment – Meeting Adjourned at 5:11 pm

AGENDA ITEM 5

**PRESENTATION BY GOOD EGGS –
UPDATE ON PROGRESS MADE IN
HIRING AND CONSTRUCTION OF THE
FACILITY AT THE OAB**

AGENDA ITEM 6

I. Compliance Workforce Updates

Compliance Reports

Workforce Updates

- Horizontal Construction Report—
 - OGLC #3 Whiting Turner Potential Shortfalls
- Vertical Construction by Craft
 - Prologis - OGLC
- Potential Shortfall Summary Status
 - John Sutti & Assoc. (Good Eggs)
 - OGLC #3 -Whiting Turner

Horizontal Construction Report

Project: Oakland Army Base - Oakland Global Logistics Center #3
 Whiting Turner by Contractor - Potential Shortfalls
From 10/10/2016 to 9/1/2019

June 14, 2019 - October 1, 2019	Employee Hours	OAB Construction Policy				Liquidated Damages Hourly Rate	Combined Total of Potential Liquidated Damages
		50% Residential	20% Apprentice	25% Disadv.	Total Shortfall Hours		
1 By Contract							
1 Goodfellow Brothers	3,392.00	403.00	-	134.00	537.00	20.00	10,740.00
2 Hayward Baker	484.50	242.25	96.90	-	339.15	20.00	6,783.00
Total Employee Hours, Shortfall hours and Liquidated Damages	3,876.50	645.25	96.90	134.00	876.15	20.00	17,523.00
	100%	16.65%	2.50%	3.46%	22.60%	100%	100%

Horizontal Construction Report

Project: Oakland Army Base - Oakland Global Logistics Center #3
 Whitting Turner by Contractor - Potential Shortfalls
From 10/10/2016 **to** 9/1/2019

Revised 2/13/2020

June 14, 2019 - October 1, 2019		OAB Construction Policy				Total Shortfall Hours	Liquidated Damages Hourly Rate	Combined Total of Potential Liquidated Damages
		50% Residential	20% Apprentice	25% Disadv.				
By Contract	Employee Hours							
1 Goodfellow Brothers	3,392.00		-	134.00	134.00	20.00	2,680.00	
2 Hayward Baker	484.50	417.00		-	417.00	20.00	8,340.00	
Total Employee Hours, Shortfall hours and Liquidated Damages.	3,876.50	417.00	-	134.00	551.00	20.00	11,020.00	
	100%	10.76%	0.00%	3.46%	14.21%	100%	100%	

12

**OAKLAND ARMY BASE JOBS POLICY
WORKFORCE REPORT
OAKLAND ARMY BASE JOBS POLICY
WHITING TURNER**

**PROJECT NO. C470010 - PROLOGIS OAKLAND GLOBAL LOGISTICS CENTER #3 VERTICAL
BY CRAFT**

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)

Craft	Employee Hours	Core Hours	Adjusted Employee Hours	All Apprentice Hours	Oakland Hours	Oakland Apprentice Hours
Carpenter and Related Trades	1,650.00		1,650.00	481.00		
			100.00%	29.15%		
Cement Mason	214.00		214.00	30.00		
			100.00%	14.02%		
ELECTRICIAN	19.00		19.00	0.00		
			100.00%	0.00%		
FIELD SURVEYOR	111.50		111.50	32.50		
			100.00%	29.15%		
Laborer and Related Classifications	2,031.00		2,031.00	704.00	189.00	
			100.00%	34.66%	9.31%	
OPERATING ENGINEER (HEAVY & HIGHWAY WORK)	1,626.00		1,626.00	244.50	55.00	55.00
			100.00%	15.04%	3.38%	3.38%
PLUMBER	165.00		165.00	0.00	26.00	
			100.00%	0.00%	15.76%	
Teamster	30.00		30.00	0.00		
			100.00%	0.00%		
Grand Total:	5,846.50	0.00	5,846.50	1,492.00	270.00	55.00
		0.00%	100.00%	25.52%	4.62%	0.94%

13

OAKLAND ARMY BASE JOBS POLICY
WORKFORCE REPORT
OAKLAND ARMY BASE JOBS POLICY
WHITING TURNER
PROJECT NO. C470010 - PROLOGIS OAKLAND GLOBAL LOGISTICS CENTER #3 VERTICAL
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
BME ELECTRICAL CONSTRUCTION, INC.	ELECTRICIAN	19.00		19.00			
				100.00%			
	Subtotal:	19.00		19.00			
Concrete North, Inc.				100.00%			
	Carpenter and Related Trades	1,650.00		1,650.00	481.00		
				100.00%	29.15%		
	Cement Mason	214.00		214.00	30.00		
				100.00%	14.02%		
	Laborer and Related Classifications	828.00		828.00	56.00		
				100.00%	6.76%		
	Subtotal:	2,692.00		2,692.00	567.00		
				100.00%	21.06%		
Goodfellow Bros. California LLC				713.00	384.00	189.00	
	Laborer and Related Classifications	713.00		713.00	53.86%		
				100.00%	26.51%		
	Subtotal:	1,060.00		1,060.00	244.50	55.00	55.00
	OPERATING ENGINEER (HEAVY & HIGHWAY CONSTRUCTION)			100.00%	23.07%	5.19%	5.19%
	Subtotal:	1,773.00		1,773.00	628.50	244.00	55.00
				100.00%	35.45%	13.76%	3.10%
Griffin Soil	Operating Engineer (Heavy & Highway)	135.50		135.50			
				100.00%			
	Subtotal:	30.00		30.00			
	Teamster			100.00%			
	Subtotal:	165.50		165.50			
				100.00%			
KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC.				111.50	32.50		
	FIELD SURVEYOR	111.50		111.50	29.15%		
	Subtotal:	111.50		111.50	32.50		
				100.00%	29.15%		

OAKLAND ARMY BASE JOBS POLICY
 WORKFORCE REPORT
 OAKLAND ARMY BASE JOBS POLICY
 WHITING TURNER

PROJECT NO. C470010 - PROLOGIS OAKLAND GLOBAL LOGISTICS CENTER #3 VERTICAL
 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
Preston Pipelines, Inc.	Laborer and Related Classifications	490.00		490.00	264.00		
				100.00%	53.88%		
	Operating Engineer (Heavy & Highway)	430.50		430.50	0.00		
				100.00%	0.00%		
	Subtotal:	920.50		920.50	264.00		
				100.00%	28.68%		
Rountree Plumbing & Heating Inc.	PLUMBER	165.00		165.00		26.00	
				100.00%		15.76%	
	Subtotal:	165.00		165.00		26.00	
				100.00%		15.76%	
	Grand Total:	5,846.50	0.00	5,846.50	1,492.00	270.00	55.00
			0.00%	100.00%	25.52%	4.62%	0.94%

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

JOHN SUTTI & ASSOCIATES (PRIME CONTRACTOR)
 PROJECT NO. C470010 - GOOD EGGS

Contractor Name	Total Employee Hrs.	CORE HOURS	ADJUSTED EMPLOYEE	50%		20%		Total Shortfall	Hrly Wage	Potential Liquidated
				Residential	Annrenice	Annrenice	Annrenice			
Berkeley Cement	1,765.50	0.00	1,765.50	882.75	52.00			934.75	20.00	18,695.00
HA Bowen Electric	2,750.50	824.00	1,926.50	963.25				963.25	20.00	19,265.00
John Sutti & Associates	1,467.00	615.00	852.00	426.00				426.00	20.00	8,520.00
Kev Mechanical	3,050.75	1,810.00	1,240.75	620.13				620.13	20.00	12,402.60
Terra Life, Inc.	857.00		857.00	271.00	35.70			306.70	20.00	6,134.00
Total	9,890.75	3,249.00	6,641.75	3,163.13	87.70			3,250.83	20.00	\$65,016.60

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

JOHN SUTTI & ASSOCIATES (PRIME CONTRACTOR)
 PROJECT NO. C470010 - GOOD EGGS
 Revised 2/13/2020

Contractor Name	Total Employee Hrs.	CORE HOURS	ADJUSTED EMPLOYEE	50%		20%		Total Shortfall	Hrly Wage	Potential Liquidated
				Residential	Annrentice	Residential	Annrentice			
Berkeley Cement	1,765.50	1,464.00	301.50	186.50	48.00	234.50	20.00	4,690.00		
HA Bowen Electric	2,750.50	830.00	1,920.50	960.25		960.25	20.00	19,205.00		
John Sutti & Associates	1,467.00	615.00	852.00	426.00		426.00	20.00	8,520.00		
Kev Mechanical	3,050.75	1,810.00	1,240.75	620.13		620.13	20.00	12,402.60		
Terra Life, Inc.	857.00	328.50	528.50	106.00	35.70	141.70	20.00	2,834.00		
Total	9,890.75	5,047.50	4,843.25	2,298.88	83.70	2,382.58	20.00	\$47,651.60		

II. Report from the West Oakland Jobs Resource Center

West Oakland Job Resource Center Updates



To: Community Jobs Oversight Commission
Subject: January 2020 Narrative

From: Joyce Guy Date:
February 1, 2020

The West Oakland Job Resource Center staff facilitated a number of activities to promote Careers in Construction to Oakland residents for job opportunities in the City of Oakland and the greater impact zone.

This month's activities included:

Oakland Army Base Project: Staff provides assistance to contractors to meet local hire requirements by conducting verification of disadvantage worker for apprentices; processing Job Request & Referrals; and attending the weekly OAB-JV subcontractor meetings. WOJRC continues to support clients with transitional job placements while clients prepare for apprenticeship entrance exams. WOJRC continues to develop its organizational capacity to support the City and Port-side of the OAB warehouse operations.

Client Services & Outcomes: Clients Case Managed (77):

Job Placements (0), Referrals to Apprenticeship (4), Referrals to Pre-apprenticeship (28)

Outreach Highlights: Supported by the monthly newsletter/calendar which is distributed to over 250 local agencies and partners. WOJRC staff also attended/presented at the following events/meetings:

(1) PACT

Alameda County PLA and other construction projects: PLA administrator for County projects is actively supporting WOJRC as the preferred hiring source. The WOJRC attends East County Hall of Justice and County Wide quarterly compliance meetings, includes AC Transit BRT MOU, Brooklyn Basin, and MAPLA meetings.

Alternative Funding Campaign: WOJRC continues to seek alternative sources of funding. Planning for next year's Fall Fundraiser will commence in the new year.

Grants Awarded 2017 – 2020

California State WDB – Accelerator 6.0, Innovation Impact Network, awarded Dec 2017 (2-year)

California State WDB – Equity, Climate and Jobs, HRTF awarded Jan 2018 (19 mos.)

Port of Oakland OAB Seaport Job Policy award TBD, 2018 – 2023 (5-years)

First 5 Alameda County – Neighborhoods Ready for School (TBD Lincoln & WOJRC Partnership)

Bay Area Workforce Collaborative Grant 2018-2019 (TBD EBASE & WOJRC Partnership)

[1] MICHAEL ARMSTRONG

- Kevin COLBERT
- Mitchell Comeaux
- Larry Douglas
- TECLITE MBAYE
- Amah Essiet
- Monique French
- Michael Gresham
- Misgina Kibreab
- Raymond Maddox III
- Robyn Marino
- ALAN MENDEZ
- Phyllis Mills
- Ephrem Mirach
- Lawrence Pela
- Jamelia Perkins
- Khalif Webb
- Estelle Bartholomew
- Kenyatta Bolds
- Finus Cokes
- Harry Dawson
- Bobbie Grayson
- Dan Hopkins
- Terry Houston
- Pauline Jimenez
- Baxter Lipscomb
- Jontae Molden
- DeVance Saunders

[2] Laborers 304:

- 1. Caurice Ulmer
- 2. Jubrie Fortenberry

Painters & Tapers Local 3:

- 3. Johnny Garcia
- 4. Taylor Hammond

[3] Jazmine Spain



[4] Estelle Bartholomew
Phyllis Mills