



VISIONS
IN EDUCATION

VISIONS IN EDUCATION TENANT IMPROVEMENT PROJECT REQUEST FOR PROPOSAL RESPONSE, DUE 5/24/2024



SUBMITTED TO: VISIONS IN EDUCATION 5030 EL CAMINO AVE. CARMICHAEL, CA 95608

SUBMITTED BY: DAVID SOSNER, PRESIDENT, CREEKSIDE COMMERCIAL BUILDERS, INC.
3131 PEACKEPER WAY, STE 400 MCCLELLAN, CA 95652



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COVER LETTER





May 24, 2024

VISIONS IN EDUCATION

c/o Tom Tafoya, Michael Brubaker, and Kevin Wellsfry
5030 El Camino Ave
Carmichael, CA 95608

RE: VISIONS IN EDUCATION TENANT IMPROVEMENT PROJECT

To the selection committee:

Please find enclosed Creekside Commercial Builders Inc.'s (CCBI) response to Visions in Education's Request for Qualification regarding the Tenant Improvement project. We are pleased to submit our qualifications and look forward to building our relationship with Visions in Education by exhibiting our ability to adapt and excel in this everchanging industry.

Creekside Commercial Builders, Inc. is an established General Contractor serving the Sacramento region and beyond, holding class A and B contractors licenses. Founded in 2006 in Greenville, CA by David Sosner, the business has grown from commercial tenant improvements and ground-ups to large-scale modernizations, affordable, student, and senior housing, and tilt-ups in both the public and private sectors. CCBI is run by 30 skilled professionals in one office at McClellan Business Park. We have the experience and manpower to complete this project on time and within budget.

We will complete the scope of work of this job through a seamless construction sequence, which will benefit all team members. Our pre-construction team, led by Cody Sosner, is skilled at reviewing constructability to benefit value engineering and scheduling concerns. We have a robust subcontractor base in Northern California with experts in their respective fields to find the best price with sound expertise. The construction phase of the project will be lead by our Vice President of Construction, Ricky DesJarlais, a proven performer with identifying cost reduction opportunities while maintaining project timelines within established budgets and



916-783-8080



3131 PEACEKEEPER WAY, SUITE 400
MCCLELLAN, CA 95652



CA: 925942



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contracts. His expertise will be paramount throughout mobilization, phasing, and working in the cross-functional team to include the charter school, architect, and inspectors. Ricky will work closely with our Project Manager, Robert Romero, and Superintendent, Phil Raymond, who has thirteen years of experience working in K-12 schools, having built and remodeled several campuses in Elk Grove Unified.

We at Creekside Commercial Builders, Inc. would like to thank you for the opportunity to bid on this project. Creekside has been an established builder in this community for over 17 years. We have established ourselves as a Contractor who holds steadfast to our core values of Integrity, Adaptability and Transparency. It is our passion to build quality, add value, and make a difference in the community.

As a Contractor we like to seek projects that align with our vision of “Building Community,” and this is why we find this project so appealing. While projects like this do not come around often, Creekside is drawn to the opportunity of building this project for this client, because we know at the end of the day, we are improving the community and making a difference in people’s lives.

Again, we would like to thank you for this opportunity. It would be an honor to partner with the TEAM and bring your the Visions in Education Tenant Improvement project to life.

Thank you for your careful review of this proposal. We look forward to cultivating a strong business relationship between our two organizations.

Sincerely,

David Sosner, President
Creekside Commercial Builders, Inc.



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PRIOR RELEVANT EXPERIENCE



NORWOOD JR HIGH SCHOOL CAFETERIA

MCCLELLAN, CA

The project consists of an addition to an existing cafeteria building at Norwood Junior High School. This includes demolition of an existing shade structure, site preparation, a new foundation, a seismically separated steel-framed structure, and improvements to site concrete and landscaping. This is an active school site during construction and is a DSA approved

Reference: Lucas Vaughn | 916-747-2495 | lucas@greystonewest.com



TYPE: New, Public Works	OWNER: TRUSD	ARCHITECT: Harrington Design Architects
SQ FT: 8,000	VALUE: \$5.1 million	COMPLETED: May 2024

DIXON HS AG FACILITY, PHASE 2

DIXON, CA

Interior and exterior improvements at existing storage building to include two toilet rooms, handwashing stations, eyewash, custodial support space, and electrical power distribution. Interior improvements at existing barn to include a handwashing area, drinking fountain, and water distributions for care of animals.

Reference: Cathy Allen | 916-737-608 | cgkallen6@gmail.com



TYPE: Tenant Improvement	OWNER: Dixon Unified School District	ARCHITECT: Architechnica
SQ FT: 11,200	VALUE: \$410,658	COMPLETED: August 2023

GATEWAY COMMUNITY CHARTER SCHOOL

MCCLELLAN &
SACRAMENTO, CA

Projects included: a 20,200 SF interior tenant improvement for the construction of new classrooms, bathrooms, administrative offices, and a multipurpose room, exterior and site work to address significant abatement, accessibility and egress requirements, playground additions, renovation of an existing theater, addition of a restroom building, and conversion of a former Air Force bowling alley, chapel, and meeting hall into an entry lobby, office spaces, staff lounge classrooms, gymnasium, bathrooms, and accessory spaces.

Reference: Jerry Little | 916-286-5109 | jerry.little@gcccharters.org



TYPE: TI & Adaptive Reuse	OWNER: MBP	ARCHITECT: CH&D Architects
SQ FT: 20,200 +	VALUE: \$7.6 million	COMPLETED: 2010 - 2017

FLC RANCHO CORDOVA, PHASE 2.1

RANCHO CORDOVA, CA

This project includes the removal of existing septic tank, contaminated soil, installation of underground utilities, construction of Parking Lot extension, related off-site work and sewer line abandonment.

Reference: Charlie Uhlmeier | 916-856-3420 | uhlmeyc@losrios.edu

*Note: Project delayed due to unforeseen conditions and change in scope. Project is now complete and we have demobilized. We will remobilize for a short duration later this year to install the electrical switchgear, which had a long lead time.



TYPE: Tenant Improvement	OWNER: Los Rios CCD	ARCHITECT: Studio W Architects
SQ FT: 44,000	VALUE: \$2 million	COMPLETED: In Progress *See Note Above

CALIFORNIA STATE PARKS

MCCLELLAN, CA

This is a new construction, four-story mixed use project consisting of 65 units split between two buildings. This multi-family affordable housing project includes nearly 3,000 square foot of ground floor community serving retail with tuck under parking. Amenities include on-site property management, laundry rooms, private balconies, and a landscaped private internal courtyard for the residents.

Reference: Mark Alvarez | 916-580-9285 | malvarez@rmw.com



TYPE: Tenant Improvement	OWNER: MBP	ARCHITECT: CH&D Architects
SQ FT: 320,000	VALUE: \$19 million	COMPLETED: 2014

LTCC STUDENT HOUSING

LAKE TAHOE, CA

This project consists of a 2 story, 33 unit / 100 bed facility located at the southwest portion of the LTCC campus, overlooking trout creek. The facility includes reception, community activity spaces, study areas, laundry, vending, and student storage locker areas, plus a resident director's office/apartment. Site work includes access walkways/drives, turf areas, outdoor seating, landscape berms, parking, and a covered utilities structure with trash enclosure. A ramp/walkway connects student housing with the adjacent culinary arts building.

Reference: Russi Egan | 530-314-1679 | egan@ltcc.edu



TYPE: New, Student Housing	OWNER: Lake Tahoe Community College	ARCHITECT: JK Architecture & Engineering
NO. OF UNITS: 33 units / 100 beds	VALUE: \$30 million	TO BE COMPLETED: April 2025

Project Name	Completion	Location	Total Value	Owner Contact Information
Barrett Terrace (publicly funded project) 115 unit occupied rehab.	11/10/2023	Richmond, CA	\$26,908,697	Community Housing Development Corporation 1535 Fred Jackson Way, Suite A Richmond, CA 94801 510-412-9290
Morgan Hill Rehabs (publicly funded project) 39 unit adaptive reuse.	04/20/2023	Morgan Hill, CA	\$8,900,000	Eden Housing 22645 Grant St Hayward, CA 94541 530-902-3822 peter@plmak.com
Mill District (publicly funded project) 41 unit new multifamily build.	09/21/2023	Healdsburg, CA	\$17,911,490	Eden Housing 22645 Grant St Hayward, CA 94541 530-902-3822 peter@plmak.com
One Lake (publicly funded project) 190 unit new multifamily build.	10/17/2022	Fairfield, CA	\$52,872,360	Meta Housing 11150 West Olympic Blvd Suite 620 Los Angeles, CA 90064 530-902-3822 peter@plmak.com
Covered California (public project) Tenant improvement of Covered California call center.	09/25/2020	Fresno, CA	\$8,808,931	Zinkin Development LP 5 East River Park Place West Suite 203 Fresno, CA 93720 559-224-8100 dewayne@zinkinlaw.com
Merced Station 270 unit student housing facility.	03/01/2022	Merced, CA	\$63,050,033	Merced Station Matthew Duffield 2980 E Yosemite Ave and Lake Road Merced, CA 95340 248-778-7072

Project Name	Completion	Location	Total Value	Owner Contact Information
Beacon Villa Apartments 54 unit new multifamily build.	05/2023	Pittsburg, CA	\$23,060,291	Meta Housing 11150 West Olympic Blvd Suite 620 Los Angeles, CA 90064 530-902-3822 peter@plmak.com
Main Street and Roseville Apartments (publicly funded project) 65 unit new multifamily build.	03/25/2021	Roseville, CA	\$22,022,657	Meta Housing 11150 West Olympic Blvd Suite 620 Los Angeles, CA 90064 530-902-3822 peter@plmak.com
Merrill Gardens 121 unit new senior living facility.	10/18/2021	Brentwood, CA	\$42,000,000	Pillar Properties 1938 Fairview Ave E, STE 300 Seattle, WA 98102 206-450-1990 scotth@pillarproperties.com
Stanford Ranch Congregate Care Facility 110 unit memory care facility.	01/09/2019	Rocklin, CA	\$27,000,000	SR 96 EP Ventures, LLC 530-677-9100 epilegaa@pacbell.net



REFERENCES





MCCLELLAN BUSINESS PARK

ALAN HERSH

Executive Vice President

Mobile: 916.548.9684

Direct: 916.570.5337

Address: 3140 Peacekeeper Way

McClellan, California 95652

Email: ahersh@mcclellanpark.com

Website: www.mcclellanpark.com

WYLD—NORTHWEST CONFECTIONS

TYLER ELSON

Vice President of Business Development

Address: P.O. BOX 456 Clackamas, OR 97015

Telephone: 541.848.7239

Email: tyler@nwconfections.com

Website: www.wyldcanna.com

MOGAVERO ARCHITECTS

DAVID MOGAVERO

Principal

Main: 916.443-1033

Address: 1331 T Street

Sacramento, CA 95811

Website: www.mogaveroarchitects.com

WILLIAM HEZMALHALCH ARCHITECTS (WHA)

NATHANIEL SEBOK

Principal

Main: 949.622.8737

Address: 1201 J Street, Suite 200 (Office 325)

Sacramento, CA 95814

Email: nates@whainc.com

CALPO HOM & DONG ARCHITECTS

LOANGLE NEWSOME

Architect/Principle

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Address: 2120 20th Street Suite One

Sacramento, CA 95818

Email: loangle@chdarchitects.com

CUMMING GROUP

ROY BENGE

Project Manager

Construction Manager on LTCC Project

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Email: rbenge@cumming-group.com

SR-95

ERIK PILEGAARD

President

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Email: epilegaa@pacbell.net

P.L. MAK, INC.

PETE MUGNANI

Principal

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Email: peter@plmak.com

CALIFORNIA STATE PARKS AND RECREATION

JUDY TROCHA

Retired Project Manager

Direct: 530.409.3696

CALIFORNIA STATE DEPARTMENT OF GENERAL SERVICES

GARY MUNGUIA

Retired Project Manager: Design and Construction

Direct: 916.717.8364

GATEWAY CHARTER SCHOOL

JERRY LITTLE

Facilities and Operations Coordinator

Direct: 916.286.5109 x5109

Address: 5112 Arnold Ave, Suite A

McClellan, CA 95652



METHODS





As a General Contractor, Creekside Commercial Builders, Inc. (CCBI), has a pro-active, and strategic approach to ensure efficient project execution. This approach includes initiative-taking problem solving and mitigation, the meticulous development of project schedules, and creating a collaborative project environment executing seamless coordination with the Owner's, Owner vendors, and other key stakeholders. By leveraging our experienced project management, effective communication, and collaborative planning, CCBI aims to deliver projects on time, within budget, and exceeding our client's expectations.

i. Resolving Problems in the Field

In addressing field problems, CCBI emphasizes an initiative-taking and collaborative approach. Regular site inspections are conducted to identify potential issues early on, allowing for timely interventions and mitigations. Clear communication channels are established among project managers, subcontractors, and clients to ensure transparency and quick resolution of issues. Our responsive project teams are trained to address and resolve issues swiftly, minimizing any impact on the project timeline. Additionally, a detailed log of problems and their resolutions are maintained for future reference and lessons learned. CCBI also fosters a collaborative approach by involving all stakeholders in problem-solving discussions to ensure the most effective solutions are implemented. This comprehensive strategy ensures that field issues are managed efficiently, contributing to the overall success of the project.

- **Initiative-taking Identification:** Regular site inspections to identify potential issues early.
- **Communication Channels:** Establish clear communication lines among project managers, subcontractors, and clients.
- **Responsive Project Teams:** CCBI trains their project teams to address and resolve issues swiftly.
- **Documenting Solutions:** Maintain a log of problems and their resolutions for future reference.
- **Collaborative Approach:** Involve all stakeholders in problem-solving discussions to find the best solutions.

ii. Development of Project Schedule and Sequencing of Subcontractors

CCBI employs a meticulous approach to developing project schedules and sequencing subcontractors. CCBI employs a third-party scheduling consultant who works diligently with the project management team and trade contractors to plan the work. CCBI then works the plan, a comprehensive project schedule is created, detailing all phases and milestones to ensure clarity and direction. Subcontractor activities are carefully sequenced to facilitate smooth transitions between tasks, minimizing downtime and enhancing workflow efficiency.





Methods (continued...)

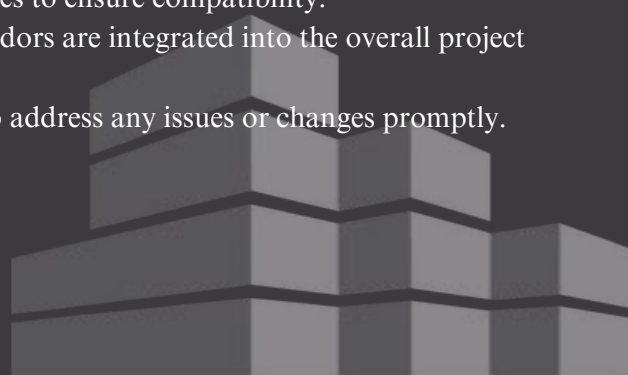
Resources are allocated efficiently to prevent delays and optimize productivity. The schedule is regularly updated to reflect progress, and any changes. This ensures the schedule remains accurate and relevant. Additionally, contingency plans are developed to address potential delays or disruptions, providing a robust framework to keep the project on track. This thorough planning and coordination ensure the timely and efficient completion of the project.

- **Detailed Planning:** Create a comprehensive project schedule outlining all phases and milestones.
 - **Subcontractor Coordination:** CCBI solicits Subcontractor input, and Sequences subcontractor activities to ensure smooth transitions between tasks.
 - **Resource Allocation:** With Subcontractor input, CCBI will resource load the Baseline Schedule to allocate resources efficiently and avoid delays.
 - **Regular Updates:** CCBI will update the schedule regularly to reflect progress and changes.
 - **Contingency Planning:** Develop contingency plans to address potential delays or disruptions.
- Methods (continued...)

iii. Working Alongside Owner's Vendors (i.e., Security, Technology)

CCBI emphasizes seamless collaboration with the Owner and Owner's vendors, such as those for security and technology. Regular integration meetings are held to coordinate efforts and ensure alignment. The scope of work for each vendor is clearly defined to prevent overlaps and gaps. Project schedules are aligned with vendor timelines to ensure compatibility and smooth workflow. Technical requirements from the vendors are integrated into the overall project plan, ensuring coherence and functionality. Open communication is maintained to promptly address any issues or changes, fostering a cooperative and efficient project environment. By adhering to these methods, CCBI ensures a well-organized, efficient, and collaborative construction process, leading to successful project outcomes and overall customer satisfaction.

- **Integration Meetings:** CCBI will hold regular coordination meetings with Owner, and Owner's vendors.
- **Clear Scope Definition:** Define the scope of work for each vendor to prevent overlaps and gaps.
- **Schedule Alignment:** Align project schedules with vendor timelines to ensure compatibility.
- **Technical Coordination:** Ensure technical requirements from vendors are integrated into the overall project plan with set milestones.
- **Open Communication:** Maintain open lines of communication to address any issues or changes promptly.

























SCHEDULE



ACTIVITY ID	ACTIVITY NAME	DUR	START	FINISH	2024							2025
												Jan
					Jul	Aug	Sep	Oct	Nov	Dec		
Visions In Education TI - RFP Schedule												
Milestones												
VIE-1000	Notice to Proceed	0	10-Jul-24*		10-Jul-24* ♦ Notice to Proceed							
VIE-1440	Substantial Completion	0		14-Nov-24	♦ 14-Nov-24, Substantial Completion							
VIE-1470	Final Completion	0		02-Dec-24*	♦ 02-Dec-24*, Final Completion							
Sitework and Demo												
VIE-1010	Mobilization	1	10-Jul-24	10-Jul-24	10-Jul-24 ⚠ 10-Jul-24, Mobilization							
VIE-1020	Demo & Abatement -	10	11-Jul-24	24-Jul-24	11-Jul-24 ⚠ 11-Jul-24, Demo & Abatement -							
VIE-1040	Existing Electrical & Power Identification -	5	25-Jul-24	31-Jul-24	25-Jul-24 ⚠ 25-Jul-24, Existing Electrical & Power Identification -							
Exterior / Storefront												
VIE-1100	Rear Entry Door	7	19-Aug-24	27-Aug-24	19-Aug-24 ⚠ 19-Aug-24, Rear Entry Door							
VIE-1140	Signage (R&R)	10	28-Aug-24	11-Sep-24	28-Aug-24 ⚠ 28-Aug-24, Signage (R&R)							
Rooftop												
VIE-1060	Existing Mechanical Duct Relocation	10	25-Jul-24	07-Aug-24	25-Jul-24 ⚠ 25-Jul-24, Existing Mechanical Duct Relocation							
VIE-1160	New VAV Units	10	03-Sep-24	16-Sep-24	03-Sep-24 ⚠ 03-Sep-24, New VAV Units							
Rough Interior Construction												
Rough Construction 2nd Floor												
VIE-1030	Frame New Walls - 2nd Floor	10	18-Jul-24	31-Jul-24	18-Jul-24 ⚠ 18-Jul-24, Frame New Walls - 2nd Floor							
VIE-1050	Existing Door Infill - 2nd Floor	2	01-Aug-24	02-Aug-24	01-Aug-24 ⚠ 01-Aug-24, Existing Door Infill - 2nd Floor							
VIE-1080	HVAC & Ducting - 2nd Floor	10	05-Aug-24	16-Aug-24	05-Aug-24 ⚠ 05-Aug-24, HVAC & Ducting - 2nd Floor							
VIE-1110	Electrical (Plugs, Wires, Lv) - 2nd Floor	10	19-Aug-24	30-Aug-24	19-Aug-24 ⚠ 19-Aug-24, Electrical (Plugs, Wires, Lv) - 2nd Floor							
VIE-1130	Frame & MEP Insoection - 2nd Floor	1	03-Sep-24	03-Sep-24	03-Sep-24 ⚠ 03-Sep-24, Frame & MEP Insoection - 2nd Floor							
Rough Construction 1st Floor												
VIE-1070	Frame New Walls - 1st Floor	10	01-Aug-24	14-Aug-24	01-Aug-24 ⚠ 01-Aug-24, Frame New Walls - 1st Floor							
VIE-1090	Existing Door Infill - 1st Floor	2	15-Aug-24	16-Aug-24	15-Aug-24 ⚠ 15-Aug-24, Existing Door Infill - 1st Floor							
VIE-1120	HVAC & Ducting - 1st Floor	10	19-Aug-24	30-Aug-24	19-Aug-24 ⚠ 19-Aug-24, HVAC & Ducting - 1st Floor							
VIE-1170	Electrical (Plugs, Wires, Lv) - 1st Floor	10	03-Sep-24	16-Sep-24	03-Sep-24 ⚠ 03-Sep-24, Electrical (Plugs, Wires, Lv) - 1st Floor							
VIE-1180	Frame & MEP Inspections - 1st Floor	1	17-Sep-24	17-Sep-24	17-Sep-24 ⚠ 17-Sep-24, Frame & MEP Inspections - 1st Floor							
Finish Interior Construction												
Finish Construction 2nd Floor												
VIE-1150	Drywall @ Walls & Ceilings - 2nd Floor	6	04-Sep-24	11-Sep-24	04-Sep-24 ⚠ 04-Sep-24, Drywall @ Walls & Ceilings - 2nd Floor							
VIE-1200	Tape & Texture - 2nd Floor	10	12-Sep-24	25-Sep-24	12-Sep-24 ⚠ 12-Sep-24, Tape & Texture - 2nd Floor							
VIE-1210	Doors & Hardware - 2nd Floor	3	26-Sep-24	30-Sep-24	26-Sep-24 ⚠ 26-Sep-24, Doors & Hardware - 2nd Floor							
VIE-1220	Paint - 2nd Floor	6	01-Oct-24	08-Oct-24	01-Oct-24 ⚠ 01-Oct-24, Paint - 2nd Floor							
VIE-1240	Epoxy Flooring - 2nd Floor	2	09-Oct-24	10-Oct-24	09-Oct-24 ⚠ 09-Oct-24, Epoxy Flooring - 2nd Floor							
VIE-1260	Casework - 2nd Floor	5	09-Oct-24	15-Oct-24	09-Oct-24 ⚠ 09-Oct-24, Casework - 2nd Floor							
VIE-1270	Electrical & Mechanical Trim-Out - 2nd Floor	5	09-Oct-24	15-Oct-24	09-Oct-24 ⚠ 09-Oct-24, Electrical & Mechanical Trim-Out - 2nd Floor							
VIE-1290	Carpet & Base - 2nd Floor	5	16-Oct-24	22-Oct-24	16-Oct-24 ⚠ 16-Oct-24, Carpet & Base - 2nd Floor							
VIE-1300	Tile Flooring - 2nd Floor	5	16-Oct-24	22-Oct-24	16-Oct-24 ⚠ 16-Oct-24, Tile Flooring - 2nd Floor							
VIE-1320	Final Clean - 2nd Floor	2	23-Oct-24	24-Oct-24	23-Oct-24 ⚠ 23-Oct-24, Final Clean - 2nd Floor							
VIE-1330	Owner Furnishings - 2nd Floor	2	25-Oct-24	28-Oct-24	25-Oct-24 ⚠ 25-Oct-24, Owner Furnishings - 2nd Floor							
VIE-1360	Creekside Walk & Punch Corrections - 2nd Floor	3	25-Oct-24	29-Oct-24	25-Oct-24 ⚠ 25-Oct-24, Creekside Walk & Punch Corrections - 2nd Floor							



-	ACTIVITY ID	ACTIVITY NAME	DUR	START	FINISH										
						2024								2025	
							Jul	Aug	Sep	Oct	Nov	Dec	Jan		
	VIE-1370	Owner Final Walk & Sign-Off - 2nd Floor	1	30-Oct-24	30-Oct-24	30-Oct-24  30-Oct-24, Owner Final Walk & Sign-Off - 2nd Floor									
	Finish Construction 1st Floor														
	VIE-1190	Drywall @ Walls & Ceilings - 1st Floor	6	18-Sep-24	25-Sep-24	18-Sep-24   25-Sep-24, Drywall @ Walls & Ceilings - 1st Floor									
	VIE-1230	Tape & Texture - 1st Floor	10	26-Sep-24	09-Oct-24	26-Sep-24   09-Oct-24, Tape & Texture - 1st Floor									
	VIE-1250	Doors & Hardware - 1st Floor	3	10-Oct-24	14-Oct-24	10-Oct-24  14-Oct-24, Doors & Hardware - 1st Floor									
	VIE-1280	Paint - 1st Floor	6	15-Oct-24	22-Oct-24	15-Oct-24  22-Oct-24, Paint - 1st Floor									
	VIE-1310	Epoxy Flooring - 1st Floor	2	23-Oct-24	24-Oct-24	23-Oct-24  24-Oct-24, Epoxy Flooring - 1st Floor									
	VIE-1340	Casework - 1st Floor	5	23-Oct-24	29-Oct-24	23-Oct-24  29-Oct-24, Casework - 1st Floor									
	VIE-1350	Electrical & Mechanical Trim-Out - 1st Floor	5	23-Oct-24	29-Oct-24	23-Oct-24  29-Oct-24, Electrical & Mechanical Trim-Out - 1st Floor									
	VIE-1380	Carpet & Base - 1st Floor	5	30-Oct-24	05-Nov-24	30-Oct-24  05-Nov-24, Carpet & Base - 1st Floor									
	VIE-1390	Tile Flooring - 1st Floor	5	30-Oct-24	05-Nov-24	30-Oct-24  05-Nov-24, Tile Flooring - 1st Floor									
	VIE-1400	Final Clean - 1st Floor	2	06-Nov-24	07-Nov-24	06-Nov-24  07-Nov-24, Final Clean - 1st Floor									
	VIE-1410	Owner Furnishings - 1st Floor	2	08-Nov-24	12-Nov-24	08-Nov-24  12-Nov-24, Owner Furnishings - 1st Floor									
	VIE-1420	Creekside Walk & Punch Corrections - 1st Floor	3	08-Nov-24	13-Nov-24	08-Nov-24  13-Nov-24, Creekside Walk & Punch Corrections - 1st Floor									
	VIE-1450	Owner Final Walk & Sign-Off - 1st Floor	1	14-Nov-24	14-Nov-24	14-Nov-24  14-Nov-24, Owner Final Walk & Sign-Off - 1st Floor									
	Commissioning and Closeout														
	VIE-1430	Commissioning & Final Inspections	10	30-Oct-24	13-Nov-24	30-Oct-24   13-Nov-24, Commissioning & Final Inspections									
	VIE-1460	Punch Corrections & Owner Acceptance	10	15-Nov-24	02-Dec-24	15-Nov-24   02-Dec-24, Punch Corrections & Owner Acceptance									



LICENSURE





CSLB Contractor's License

A and B Contractor's License

#925942

Issued: 12/09/2008

Expired: 12/31/2024

The license has never been revoked or suspended.

DIR Registration Number

1000007395

Issued: 1/28/2015

Expired: 06/30/2025

The license has never been revoked or suspended.





BID PACKAGE



BID FORM

Project Owner: Visions In Education
5030 El Camino Avenue, Carmichael, CA 95608

Project Location: Visions In Education
11931 Foundation Place, Gold River, CA 95670

Project Title: Visions In Education - Tenant Improvement Project

Project No: 24-01

Bidders wishing to bid for the above-referenced project ("Project") must submit their bids on this Bid Form. Only bids which are submitted on this Bid Form will be accepted. This entire Bid Form must be completed and delivered in the manner specified in the Notice Calling for Bids ("Notice") and in the corresponding document entitled "Information for Bidders" ("Information for Bidders"), each of which was issued by the Visions In Education ("Visions In Education") in connection with the Project. This Bid Form must be submitted to the "Place of Bid Receipt" and by the "Bid Submission Deadline" specified in the Notice. When submitting this Bid Form, the Bidder must include the other documents required by the Notice. Bidders should carefully review the Notice and the Information for Bidders when completing and submitting this Bid Form and related documents. Failure to properly submit and complete the entire Bid Form and all of the other documents as required by the Notice and the Information for Bidders may invalidate the bid and cause Visions In Education to reject the bid as non-responsive.

The name, address and other information identifying the bidder who is submitting this Bid Form ("Bidder") is as follows:

Name: Creekside Commercial Builders, Inc.

Type of Entity (check one): ☒ Corporation
☐ General partnership
☐ Limited partnership
☐ Limited liability partnership
☐ Limited liability company
☐ Individual
☐ Other (specify) _____

State in which Bidder was organized (if Bidder is an entity) or in which Bidder resides (if Bidder is an individual) (check one)

☒ California ☐ Other (specify): _____

Bidder's Street Address: 3131 Pearce Keeper Way, Suite 400
McClellan, CA 95652

Attention: Dave Sasner

Bidder's Mailing Address: 3131 Peacekeeper Way, Suite 400
McCullum, CA 95652

Attention: Dave Sasser

Bidder's Telephone Number: (914) 783 - 8080

Bidder's e-mail address: dave@creeksideinc.net

Bidder's California State Contractor's License Number: 925942

Class of Bidder's California State Contractor's License: A & B

Name under which Bidder does business (if different from Bidder's legal name)

1. **Submission of Bid.** The Bidder hereby submits this bid to Visions In Education and agrees to perform all work required by the "Agreement" (as that term is defined in the Information for Bidders) for the construction of the Project, at the Bid Price specified in Section 3 below and subject to all of the terms, conditions, representations and warranties set forth in this Bid Form.

2. **Base Bid Price.** As used in this Bid Form, the Bidder's "Bid Price" in words & numbers is:

One million, four hundred sixty-five DOLLARS and zero Cents (\$ 1,465,000.00)
thousand

2.1 **Visions In Education Allowance.** The Visions In Education will include an allowance of FIFTY THOUSAND DOLLARS (\$50,000) in the contract price to be used for any unforeseen conditions and/or building department changes.

3. **Representations of Bidder in Connection with Bid Price.** The Bidder hereby acknowledges, represents and warrants to Visions In Education that the Bidder's calculation of its Bid Price (including the Base Bid and any Alternate Bids, if applicable) has been based, among other things, on the following, all of which are true and correct:

3.1 **Familiarity with Project Documents.** The Bidder is familiar with all of the Project Documents, and the Bid Price (including the Base Bid and Alternate Bids, if applicable) and each line-item component comprising the same has to the extent deemed necessary by the Bidder been determined based on the Bidder's review of the Plans and Specifications and all other Project Documents.

3.2 **Familiarity with Local Conditions.** As to the work, which is to be done by or under the control of the successful bidder pursuant to the Project Documents, the Bidder is familiar with the local conditions affecting both the performance and the cost of that work at the place where the work is to be performed. The Bid Price (including the Base Bid and Alternate Bids, if applicable) and each line-item component comprising the same has to the extent deemed necessary by the Bidder

been determined based on the Bidder's visits to the Project site and the Bidder's familiarity with said conditions.

3.3 **Performance of Work.** The Bidder hereby proposes and agrees to be bound by all the terms and conditions of the Project Documents and agrees to perform, within the time stipulated, all of the general contractor's obligations and duties there under, including without limitation the obligations to furnish, provide and pay for any and all of the labor, materials, tools, expendables, equipment, facilities, utility and transportation services, applicable taxes, bonds, insurance policies, and incidental items necessary to perform the entire "**Agreement**" (as that term is defined in the Information for Bidders) and to complete in a good workmanlike manner all of the work required to build the Project in strict conformity with the Project Documents and with any legal requirements related to that performance and completion.

3.4 **Addenda.** The Bidder acknowledges receipt of all of the following Addenda issued by Visions In Education in connection with the Project which modify and are included as a part of the Project Documents:

Addendum No. 01 dated May 1, 2024;
Addendum No. 02 dated May 15, 2024;
Addendum No. 03 dated May 20, 2024;
Addendum No. _____ dated _____, 20____;

(Attach additional sheets if necessary to describe additional Addenda issued by Visions In Education)

4. **Visions In Education's Right to Reject Bid.** The Bidder understands that Visions In Education reserves the right to reject this bid for the reasons specified in the Notice, in the Information for Bidders, in this Bid Form, and as otherwise authorized by applicable law.

5. **Withdrawal of Bid.** The Bidder understands that it may withdraw this bid at any time prior to the "Date and Time of Bid Opening" identified in the Notice, but that it may not withdraw this bid at any time within ninety (90) days following the Date and Time of Bid Opening.

6. **Documents and Items Submitted with this Bid.** The following documents and items are hereby submitted to Visions In Education along with this Bid Form. The Bidder acknowledges that its failure to include any one or more of those documents and items may result in Visions In Education rejecting this bid as non-responsive.

6.1. **Bid Security.** The required bid security is attached. The Bidder understands and agrees that if Visions In Education accepts this bid and awards the contract for the Project to the Bidder, and if the Bidder thereafter fails or refuses to return executed copies of the Agreement and any or all other documents required from the Bidder under the Project Documents at the time and in the manner required by the Project Documents, then the bid security shall be forfeited to Visions In Education.

6.2 **Designation of Subcontractors.** The required list (or, if the Project involves alternate bids, lists) of proposed subcontractors is (are) attached hereto on the form prescribed by Visions In Education. The Bidder represents and warrants that such list(s) is (are) complete and that the Bidder will comply with the Subletting and Subcontracting Fair Practices Act (Public Contract Code Sections 4100 *et seq.*).

6.3 **Statement of Qualifications.** Provide (1) electronic copy in 8-1/2 x 11-inch format with font no less than 11 point and no more than twenty (20) single sided pages of the following:

(a) **Cover Letter** – letter of introduction signed by an authorized officer of the bidder with company name, address, telephone number, email address and identify who is authorized to speak for the bidder during the evaluation process.

(b) **Prior Relevant Experience/References** – Identify recent projects of similar construction scope that bidder has been involved with in the past five (5) years. Provide project name, description of work, start and finish dates for construction, project's construction value and reference name, telephone number and email address.

(c) **Methods** – describe the company approach to the following:

- Resolving problems that may be encountered in the field.
- Development of project schedule and sequencing of sub-contractors.
- Working alongside Owner's vendors (ie: Security, Technology)

(d) **Licensure** - Provide Contractor's Licenses held, License Classification, License Number, Date Issued, Expiration date and a statement as to whether the Contractor's license has been revoked or suspended in the last (5) years.

7. **Execution of Documents and Commencement of Work Following Award of Contract.**

If Visions In Education decides to accept this bid and award the contract for the Project to the Bidder, then within **ten (10) "Calendar Days"** (defined as days on which Visions In Education is opened for business) after Visions In Education delivers written notice of such acceptance and award to the Bidder, the Bidder will execute and deliver to Visions In Education the following documents:

- **Agreement**
- **Faithful Performance Bond**
- **Payment Bond**
- **Certificate of Insurance and Acord Certificate of Liability Insurance and Underlying of Excess Liability Policy with required endorsement**
- **Workers' Compensation Insurance Certificate**
- **Contractor's Certificate Regarding Non-Asbestos Containing Materials**
- **Drug Free Workplace Certification**
- **Fingerprinting Requirements / Contractor Certification**
- **All other Project Documents required by the Information to Bidders to be executed and delivered to Visions In Education at that time.**

The Bidder further agrees to commence the work required under the Agreement within one (1) day after Visions In Education delivers to the Bidder a **"Notice to Proceed"** with the Project, which notice shall be in such form and content as determined by Visions In Education unless otherwise specified in the Agreement. Visions In Education may, at its discretion, indicate in the Notice to Proceed a later date for the Bidder to commence the work required under the Agreement.

8. **Delivery of Notices to Bidder.** Written communications conveying acceptance of bid, requests for additional information or other correspondence should be mailed, delivered, faxed or e-mailed to the Bidder at the addresses set forth in Section 1 above.

9. **Principals of Bidder.** The name of all of the Bidder's shareholders, partners, members or other persons having an ownership interest in the Bidder or otherwise having an interest as principals in this bid or in the Bidder are as follows:

Dave Sosner

Elizabeth Sosner

(Attach additional sheets if necessary)

10. **Assignment of Rights.** In submitting this bid, the Bidder offers and agrees that if the bid is accepted, the Bidder will assign to Visions In Education all rights, title and interest in and to all causes of action the Bidder may have under Section 4 of the Clayton Act (15 U.S.C. Section 15) or under the Cartwright Act (Business & Professions Code Sections 16700 *et seq.*) arising from purchases of goods, materials, or services by the Bidder for sale to Visions In Education pursuant to the bid. Such assignment shall be made and become effective at the time Visions In Education tenders final payment under the Agreement, without further acknowledgement by the Bidder or Visions In Education.

11. **Bidder's License.** The Bidder hereby represents and warrants that (a) it has been issued a California State Contractor's License, (b) the number and class of that license are accurately set forth in Section 1 above, (c) the license is in full force and effect and will remain in full force and effect throughout the term of the Agreement, (d) the license entitles the Bidder to perform and otherwise provide the work required under the Agreement and the other Project Documents, and (e) any and all subcontractors to be employed or engaged by the Bidder will have appropriate licenses.

12. **Compliance with Immigration Reform and Control Act.** The Bidder hereby certifies that it is, and at all times during the term of the Agreement shall be, in full compliance with the provisions of the Federal Immigration Reform and Control Act of 1986 (Public Law 99-603) ("IRCA") in the hiring of its employees, and the Bidder shall indemnify, hold harmless and defend Visions In Education against any and all actions, proceedings, penalties or claims arising out of the Bidder's failure to comply strictly with the IRCA.

13. **Financial Information.** If requested by Visions In Education, the Bidder shall furnish financial statements (in addition to any which may be enclosed herewith), references, and other information required by Visions In Education sufficiently comprehensive to permit Visions In Education to appraise the Bidder's ability to perform the obligations required under the Agreement and the other Project Documents.

14. **Warranty Regarding Completion Date.** The Bidder hereby warrants that if Visions In Education awards the contract to the Bidder, the Bidder shall cause all work required under the Project Documents to be completed by the Completion Date identified in the Notice. Time is of the essence. The Bidder agrees that failure to complete said work by that Completion Date will result in the imposition of liquidated damages in the amounts specified in the Agreement.

15. **Change Orders.** All requests for information, requests for clarification, requests for interpretation, and proposed change orders must be submitted in the form(s) set forth in the Project Documents and must otherwise comply with the provisions of the General Conditions. The amount of allowable charges submitted pursuant to a change order shall be limited to the charges allowed under the General Conditions. Indirect, consequential and incidental costs, project management

costs, extended home office and field office overhead, administrative costs and profit and other charges not specifically authorized will not be allowed.

The undersigned hereby declares that all of the representations of this bid are made under penalty of perjury under the laws of the State of California.

 [Signatures on the following page]
Name of Bidder: _____

By: _____
(Signature of the person signing on behalf of Bidder, or printed name of corporation or other entity signing on behalf of Bidder)

Name: Dave Sosner
(Printed name here)

Title: President
(i.e., President, General Partner, etc.)

Date: 5/23/2024

BID BOND

Project Owner: Visions In Education
5030 El Camino Avenue, Carmichael, CA 95608

Project Location: Visions In Education
11931 Foundation Place, Gold River, CA 95670

Project Title: Visions In Education - Tenant Improvement Project

Project No: 24-01

KNOW ALL MEN BY THESE PRESENTS, that we Creekside Commercial Builders, Inc.
as Principal (hereinafter called the
"Principal") and HARCO NATIONAL INSURANCE COMPANY
as Surety, (hereinafter called the "Surety") are held and firmly bound unto the VISIONS IN
EDUCATION (hereinafter called "Visions In Education") in the penal sum of
ten percent of amount bid Dollars (\$ 10% of amount bid),

lawful money of the United States of America, for the payment of which sum well and truly to be
made, we bind ourselves, our heirs, executors, administrators, assigns, and successors, jointly
and severally, firmly by these presents. The condition of this obligation is such that whereas the
Principal has submitted the accompanying Bid dated MAY 23rd, 2024, for the construction of:

Visions In Education - Tenant Improvement Project

Bid Number: 24-01

NOW THEREFORE, if Visions In Education accepts the Principal's bid, and if within **seven (7) calendar days** (*i.e.* days on which Visions In Education is opened for business) thereafter the Principal enters into a written contract with Visions In Education in accordance with the bid as accepted, and if by no later than said **seventh (7th)** calendar day the Principal shall give the required bonds with good and sufficient sureties for the faithful performance and proper fulfillment of such contract, and for the prompt payment of labor and material furnished in connection with that contract, or in the event of the failure of the Principal to enter into such contract and to give such bonds, if the Principal shall pay to Visions In Education within ten (10) business days after Visions In Education's request the difference between the amount specified in the bid and the amount for which Visions In Education may in good faith contract with another party to perform the work covered by the bid, then the above obligation shall be void and of no effect, otherwise it shall remain in full force and effect. The full payment of the sum stated above shall be due immediately if Principal fails to execute the Contract as indicated herein.

Forfeiture of this bond shall not preclude Visions In Education from seeking any or all other remedies provided by law to cover losses sustained as a result of the Principal's failure to do any of the foregoing, and this bond shall not be a limitation on the Principal's liability therefore.

Upon Visions In Education's request, the Surety will provide Visions In Education with all of the documents specified in subdivision (a) of California Code of Civil Procedure Section 995.660.

If Visions In Education is required to initiate legal proceedings to recover on this bond, it may also recover (in addition to any other relief to which it may be entitled) all reasonable costs and expenses incurred in connection with those legal proceedings, including, without limitation, reasonable attorneys' fees, accountants' fees and experts' fees.

Unless otherwise required by law, no bidder may withdraw its bid for ninety (90) days after the date of the bid opening.

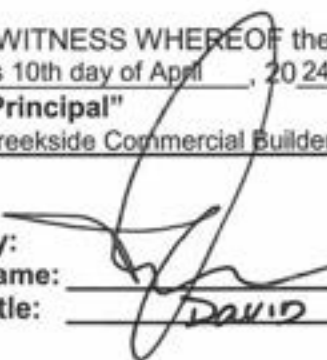
Any claims under this bond may be addressed to the Surety at the following address:

HARCO NATIONAL INSURANCE COMPANY
702 Oberlin Road,
Raleigh, NC 27605

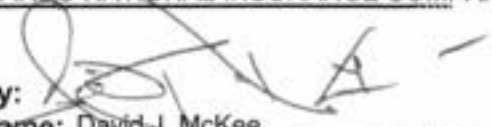
Attention: _____
Telephone No.: (1-866) 423 - 5929
Fax No.: () - -
E-mail Address: _____

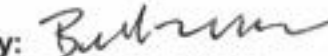
IN WITNESS WHEREOF the above-bounded parties have executed this instrument on this 10th day of April, 2024.

"Principal"
Creekside Commercial Builders, Inc.

By: 
Name: _____
Title: DAVID SOSNA, President

"Surety"
HARCO NATIONAL INSURANCE COMPANY

By: 
Name: David J. McKee
Title: Attorney-in-fact

By: 
Name: Brandon McKee
Title: Account Manager

Attach evidence (in the form of a Power of Attorney or some other evidence satisfactory to Visions In Education) that the Surety's signatory or signatories who have signed this bond on behalf of the Surety are authorized by the Surety to do so and to bind the Surety to the obligations set forth herein.

CALIFORNIA NOTARY ACKNOWLEDGEMENT (INDIVIDUAL)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of Arizona
County of Maricopa

On April 10th, 2024 before me, Ariela Santana, personally appeared David J. McKee, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

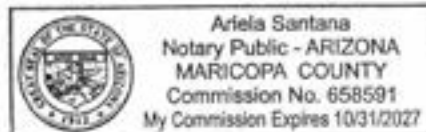
I certify under PENALTY OF PERJURY under the laws of the State of Arizona that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



POWER OF ATTORNEY
HARCO NATIONAL INSURANCE COMPANY
INTERNATIONAL FIDELITY INSURANCE COMPANY

Bond # Bid Bond

Member companies of IAT Insurance Group, Headquartered: 702 Oberlin Road, Raleigh, North Carolina 27605

KNOW ALL MEN BY THESE PRESENTS: That **HARCO NATIONAL INSURANCE COMPANY**, a corporation organized and existing under the laws of the State of Illinois, and **INTERNATIONAL FIDELITY INSURANCE COMPANY**, a corporation organized and existing under the laws of the State of New Jersey, and having their principal offices located respectively in the cities of Rolling Meadows, Illinois and Newark, New Jersey, do hereby constitute and appoint

PATRICK R. HEDGES, DAVID J. MCKEE, TED H. RARRICK, JOSEPH A. CLARKEN III, MELANIE ANKENY, JENNIFER CASTILLO

Phoenix, AZ

their true and lawful attorney(s)-in-fact to execute, seal and deliver for and on its behalf as surety, any and all bonds and undertakings, contracts of indemnity and other writings obligatory in the nature thereof, which are or may be allowed, required or permitted by law, statute, rule, regulation, contract or otherwise, and the execution of such instrument(s) in pursuance of these presents, shall be as binding upon the said **HARCO NATIONAL INSURANCE COMPANY** and **INTERNATIONAL FIDELITY INSURANCE COMPANY**, as fully and amply, to all intents and purposes, as if the same had been duly executed and acknowledged by their regularly elected officers at their principal offices.

This Power of Attorney is executed, and may be revoked, pursuant to and by authority of the By-Laws of **HARCO NATIONAL INSURANCE COMPANY** and **INTERNATIONAL FIDELITY INSURANCE COMPANY** and is granted under and by authority of the following resolution adopted by the Board of Directors of **INTERNATIONAL FIDELITY INSURANCE COMPANY** at a meeting duly held on the 13th day of December, 2018 and by the Board of Directors of **HARCO NATIONAL INSURANCE COMPANY** at a meeting held on the 13th day of December, 2018.

"RESOLVED, that (1) the Chief Executive Officer, President, Executive Vice President, Senior Vice President, Vice President, or Secretary of the Corporation shall have the power to appoint, and to revoke the appointments of, Attorneys-in-Fact or agents with power and authority as defined or limited in their respective powers of attorney, and to execute on behalf of the Corporation and affix the Corporation's seal thereto, bonds, undertakings, recognizances, contracts of indemnity and other written obligations in the nature thereof or related thereto; and (2) any such Officers of the Corporation may appoint and revoke the appointments of joint-control custodians, agents for acceptance of process, and Attorneys-in-fact with authority to execute waivers and consents on behalf of the Corporation; and (3) the signature of any such Officer of the Corporation and the Corporation's seal may be affixed by facsimile to any power of attorney or certification given for the execution of any bond, undertaking, recognizance, contract of indemnity or other written obligation in the nature thereof or related thereto, such signature and seals when so used whether heretofore or hereafter, being hereby adopted by the Corporation as the original signature of such officer and the original seal of the Corporation, to be valid and binding upon the Corporation with the same force and effect as though manually affixed."

IN WITNESS WHEREOF, **HARCO NATIONAL INSURANCE COMPANY** and **INTERNATIONAL FIDELITY INSURANCE COMPANY** have each executed and attested these presents on this 31st day of December, 2019



STATE OF NEW JERSEY
County of Essex

Kenneth Chapman
Executive Vice President, Harco National Insurance Company
and International Fidelity Insurance Company

STATE OF ILLINOIS
County of Cook



On this 31st day of December, 2019, before me came the individual who executed the preceding instrument, to me personally known, and, being by me duly sworn, said he is the therein described and authorized officer of **HARCO NATIONAL INSURANCE COMPANY** and **INTERNATIONAL FIDELITY INSURANCE COMPANY**; that the seals affixed to said instrument are the Corporate Seals of said Companies; that the said Corporate Seals and his signature were duly affixed by order of the Boards of Directors of said Companies.



IN TESTIMONY WHEREOF, I have hereunto set my hand affixed my Official Seal, at the City of Newark, New Jersey the day and year first above written.

Shirelle A. Outley a Notary Public of New Jersey
My Commission Expires April 4, 2023

CERTIFICATION

I, the undersigned officer of **HARCO NATIONAL INSURANCE COMPANY** and **INTERNATIONAL FIDELITY INSURANCE COMPANY** do hereby certify that I have compared the foregoing copy of the Power of Attorney and affidavit, and the copy of the Sections of the By-Laws of said Companies as set forth in said Power of Attorney, with the originals on file in the home office of said companies, and that the same are correct transcripts thereof, and of the whole of the said originals, and that the said Power of Attorney has not been revoked and is now in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand on this day, April 10, 2024

A02759

Irene Martins, Assistant Secretary

CALIFORNIA ACKNOWLEDGMENT

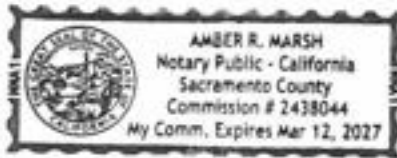
CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Sacramento }On 05/22/2024 before me, Amber R Marsh, Notary Public
Date Here Insert Name and Title of the Officerpersonally appeared David Sosner
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Place Notary Seal and/or Stamp Above

Signature: 

Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator☐ Other: _____

Signer is Representing: _____

NONCOLLUSION DECLARATION

TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID

Owner: Visions in Education

Project: Visions ⁱⁿ Education T1

The undersigned declares:

I am the President of Cruikshank Commercial Builders, Inc. the party making the foregoing bid.

The bid is not made in the interest of, or on behalf of, any undisclosed person, partnership, company, association, organization, or corporation. The bid is genuine and not collusive or sham. The bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham bid. The bidder has not directly or indirectly colluded, conspired, connived, or agreed with any bidder or anyone else to put in a sham bid, or to refrain from bidding. The bidder has not in any manner, directly or indirectly, sought by agreement, communication, or conference with anyone to fix the bid price of the bidder or any other bidder, or to fix any overhead, profit, or cost element of the bid price, or of that of any other bidder. All statements contained in the bid are true. The bidder has not, directly or indirectly, submitted his or her bid price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, to any corporation, partnership, company, association, organization, bid depository, or to any member or agent thereof, to effectuate a collusive or sham bid, and has not paid, and will not pay, any person or entity for such purpose.

Any person executing this declaration on behalf of a bidder that is a corporation, partnership, joint venture, limited liability company, limited liability partnership, or any other entity, hereby represents that he or she has full power to execute, and does execute, this declaration on behalf of the bidder.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on May 22, 2024 at McClellan [city], CA [state].

Signature

Dave Sosner

Print Name

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

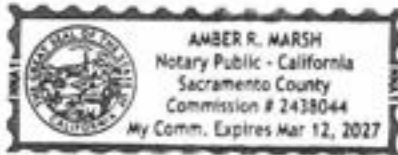
State of California

County of Sacramento }

On 05/22/2024 before me, Amber R. Marsh, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared David Sosner
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

[Signature]
 Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____

Name of Bidder: Creekside Commercial Builders, Inc.

Bid No: 24-01 Project Title: Visions in Education TI Location: Gold River, CA

This Designation Pertains to (Check one): ☒ Base Bid ☐ Alternate Bid No.

	Portion of Work to be Performed by Subcontractor	Name of Subcontractor	License No.	Location
1.	Acoustical Ceilings	Acoustical Engineers of California	443001	Rancho Cordova, CA
2.	Drywall	RJ Locicero Corp.	496012	Roseville, CA
3.	Cabinets & Countertops	CE Cabinet Installations, Inc.	1019862	Carmichael, CA
4.	Overhead Doors	CCD S Inc. dba Industrial Door Company	722434	Sacramento, CA
5.	Doors, Finish Carpentry, & Hardware	KC & S Construction Specialists, Inc.	1048604	Modesto, CA
6.	Demo	ACME Demo Corp dba ACME Construction	1048547	Roseville, CA
7.	Painting	DWS Painting, Inc.	833496	Grass Valley, CA
8.	Fire Alarm & Fire Sprinkler	Foothill Fire Protection, Inc.	783132	Loomis, CA
9.	Operable Partitions	PSI 3G Inc. dba Partition Specialists	921993	Novato, CA
10.	Signage	Motivational Systems, Inc.	482116	National City, CA
11.	Flooring	DFS Flooring LP	999044	Van Nuys, CA
12.	Epoxy	Pacific Decorative Concrete, Inc.	818796	Sacramento, CA
13.	Plumbing	Paradise Plumbing, Inc.	1100714	Novato, CA

Contractor: Creekside Commercial Builders, Inc.

By (Signature): [Signature]

Print Name: Dave Sosner

Title: President

Date: 5/23/2024

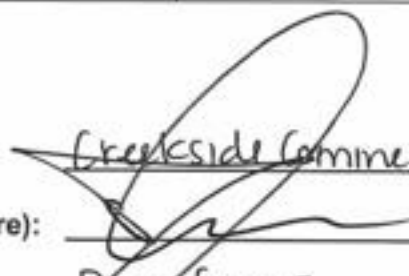
Name of Bidder: Creekside Commercial Builders, Inc.

Bid No: 24-01 Project Title: Visions in Education TI Location: Gold River, CA

This Designation Pertains to (Check one): ☒ Base Bid ☐ Alternate Bid No.

	Portion of Work to be Performed by Subcontractor	Name of Subcontractor	License No.	Location
14.	HVAC	Aircom Mechanical	494061	Milpitas, CA
15.	Structural Steel & Misc. Metals	Steel-Crete, Inc.	803951	Chico, CA
16.				
17.	Storefront	SJM Partners Inc. dba Martinez Glass	1058948	Sacramento, CA
18.	FRP	River City Plastics, Inc.	104436	Rocklin, CA
19.	Electrical	Rampart Enterprises, Inc.	694585	Sacramento, CA
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26.				

Contractor: Creekside Commercial Builders, Inc.

By (Signature): 

Print Name: Dave Josner

Title: President

Date: 5/23/2024