

**AGENDA
FACILITIES COMMITTEE**

**Friday, September 13, 2019 at 10:00 A.M.
Community Room, 138 S. Brandon Rd., Fallbrook CA 92028**

Committee Members: Bill Leach and Barbara Mroz
Executive Director: Rachel Mason
Staff Members: Linda Bannerman, Pam Knox
Bookkeeper: Wendy Lyon

1. Call to Order/Roll Call
2. Public Comments
3. Discussion Items
 - a. Update of status of Sidewalk project – Rachel
 - b. Update on bid process for Roofs – Rachel
 - c. Status of Use permit for 1636 E Mission property – Wendy
 - d. Update of renovations to Brandon/Admin bldg. – Rachel
 - e. Update of status of fire systems for Brandon and Mission properties – Linda/Rachel
 - f. Audio/Video System for Brandon/Admin bldg. – Rachel
 - g. Security gates at Brandon/Admin bldg. – Rachel
 - h. Plumbing at Brandon/Admin bldg. – Rachel
 - i. Update of status for Mission property landscaping
4. Adjournment

I certify that on September 12, 2019, I posted a copy of the foregoing agenda near the regular meeting place of the Board of Directors of Fallbrook Regional Health District, said time being at least 24 hours in advance of the meeting. The American with Disabilities Act provides that no qualified individual with a disability shall be excluded from participation in or denied the benefits of District business. If you need assistance to participate in this meeting, please contact the District office 24 hours prior to the meeting at 760-731-9187.



Board Secretary/Clerk

DISCUSSION ITEMS

Update of status of fire systems for
Brandon and Mission properties – Linda/Rachel



PHONE: (760) 598-4110

FAX: (760) 598-4107

FIRE ALARM SYSTEM PROPOSAL

DATE: September 2, 2019
TO: Fallbrook Regional Health District
Attn: Linda Bannerman
FROM: Michael Arguijo
PROJECT: **138 S. Brandon Rd., Fallbrook, CA 92028**
Fire Alarm System Replacement

Low Voltage Integrated Systems is pleased to quote the below fire alarm system equipment replacement for the above listed project. Proposal is based on a "one for one" replacement of existing obsolete fire alarm panel utilizing existing field devices and wiring. An add option to upgrade existing smoke detectors and pull stations for addressable is provided.

PROPOSAL INCLUDES

- Engineered fire alarm plans and city permits.
- Provide and install new addressable fire alarm control panel and cell dialer and connect to existing fire devices and wiring.
- Demo removal of fire equipment to be replaced.
- Final testing with City.
- One-year warranty on all new equipment and work performed by Low Voltage Integrated.
- As-built plans, O&M manuals and owner training at conclusion of installation.

PROPOSAL EXCLUSIONS

- Field device and wiring are existing and to be reused.
- Patching painting at main lobby fire panel.
- Fire watch during upgrade furnished by others.

Bill of Materials

<u>QTY</u>	<u>DESCRIPTION</u>
1	ENGINEERED FIRE PLANS & PERMITS
1	ADDRESSABLE FIRE ALARM PANEL W/ ZONE CARD
2	STANDBY BATTERIES
1	CELL FIRE DIALER
4	PULL STATION (CONNECTION TO EXISTING)
5	SMOKE DETECTOR (CONNECTION TO EXISTING)
1	WATERFLOW SWITCH (CONNECTION TO EXISTING)
1	TAMPER SWITCH (CONNECTION TO EXISTING)
LOT	HORN/STROBE (CONNECTION TO EXISTING)
1	SYSTEM PROGRAMMING
1	MISC HARDWARE
1	INSTALLATION LABOR
1	FINAL TEST WITH CITY

FIRE ALARM PROPOSAL PRICE: \$ 5,828.00

Add Option- Replace existing fire devices with addressable type. (Provides more specific alarm information)

<u>QTY</u>	<u>DESCRIPTION</u>
4	ADDRESSABLE PULL STATION
5	ADDRESSABLE SMOKE DETECTOR
1	ADDRESSABLE MODULE FOR WATERFLOW SWITCH
1	ADDRESSABLE MODULE TAMPER SWITCH

UPGRADE ADD OPTION: \$ 2,475.00

Low Voltage Integrated Systems, Inc.
1090 Joshua Way, Ste A • Vista, California 92081
FIRE • SECURITY • CCTV • ACCESS CONTROL • SOUND • MEDIA
LICENSE NO. C10, C16 #791832
email: info@sdvis.com



PHONE: (760) 598-4110

FAX: (760) 598-4107

ADDITIONAL TERMS AND CONDITIONS

TERMS:

This proposal is valid for 90 days. Terms of payment are net 30 on progressive invoice or pay application.

The services to be performed hereunder are solely the services set forth herein and in any attached Supplement(s), and Low Voltage Fire, Inc, dba Low Voltage Integrated Systems henceforth referred to as LVIS, does not assume any responsibility for nor is it obligated to examine or comment upon any system design, installation or adequacy or overall system performance or to perform any services to any equipment not specified.

ACCESS:

This Agreement is entered into on the basis that the above installations and the above equipment can be visited by LVIS service technicians and worked on without interference during normal working hours (or those hours called for under any Supplement(s) attached), and Customer hereby grants permission to LVIS to enter upon the premises and perform the services agreed to herein. Where it is necessary to remove obstacles to facilitate the inspection of equipment, the Customer will provide labor for removing such obstacles.

PARTS WARRANTY AND LIMITATIONS:

With regard to any Low Voltage Inc. manufactured parts under furnished by LVIS warrants all such parts against defects in material and workmanship for a period of one year from date of installation. LVIS' sole responsibility and Customer's exclusive remedy for breach of this Warranty is the repair or replacement of defective parts by LVIS or the return of that portion of the purchase price represented by such defective or non-conforming parts, and in no case shall LVIS liability under any remedy prescribed by law exceed purchase price. CUSTOMER AGREES THAT THERE ARE NO EXPRESSED OR IMPLIED WARRANTIES AS TO QUALITY OR MERCHANTABILITY OR THE FITNESS FOR ANY PARTICULAR PURPOSE OF SAID PARTS IN CONNECTION WITH THEIR FURNISHING OR USE OTHER THAN AS PROVIDED ABOVE. This warranty is void in case of parts abuse, abnormal usage, faulty installation or repair by unauthorized persons, connections to incompatible equipment, AND IN ANY EVENT LVIS SHALL HAVE NO LIABILITY FOR INCIDENTAL, CONTINGENT, OR CONSEQUENTIAL DAMAGES OF ANY KIND, INCLUDING LOST PROFITS, RESULTING FROM DEFECT IN ANY LVIS PARTS OR OTHERWISE. With regard to any parts manufactured by others furnished by LVIS hereunder, Customer agrees that LVIS makes no warranties or representations with respect thereto and LVIS sole obligation with respect thereto shall be to pass through to the Customer such other manufacturer's warranty to the extent such warranty is then available and transferable. In furnishing such parts or passing through such warranty to Customer, LVIS shall not be deemed to have made, adopted or guaranteed such other manufacturer's warranty.

LIMITATIONS OF LIABILITY:

It is understood that LVIS is not an insurer and that insurance may be obtained by Customer if any is desired by Customer and that the payments made hereunder to LVIS are based solely on value of the services rendered and that the scope of the liability undertaken and such payments are not related to the value of the above installation or any property located therein LVIS makes no warranty, express or implied, that the services furnished hereunder will avert or prevent occurrences, or the consequences therefrom, which the services are intended to prevent. Accordingly, Customer agrees that LVIS shall not be liable for any loss or damage, irrespective of origin, to person or to property, whether directly or indirectly caused by performance or non-performance of any obligations imposed by this agreement or by any negligent acts or omissions of LVIS its agents or employees, unless such loss, damage, or personal injury arises solely, directly and proximately from the negligent performance of such services by LVIS and in such event, it is expressly agreed that LVIS liability shall be limited to the amount of annual charge for the services to be rendered hereunder. Customer may obtain an expansion of this limitation on liability, if desired, by payment, pursuant to written agreement, of an increased annual rate which shall be negotiated between the parties upon the request of the Customer in writing prior to the effective date or any renewal date of this agreement.

GENERAL:

LVIS shall not be responsible for failure to render service hereunder due to unavailability of parts labor troubles, fire, flood and other causes beyond it's reasonable control. This agreement and any Supplement(s) attached constitute the entire agreement between LVIS and the Customer and no representation, promise, or statement not expressed herein shall be binding on LVIS. The terms and conditions herein shall prevail notwithstanding any variance with other terms and conditions of any order submitted by Customer with respect to any services hereunder. The effective date of this Agreement shall be the date on which the Agreement is executed by LVIS.

Low Voltage Integrated Systems, Inc.
1090 Joshua Way, Ste A • Vista, California 92081
FIRE • SECURITY • CCTV • ACCESS CONTROL • SOUND • MEDIA
LICENSE NO. C10, C16 #791832
email: [info @ sdlvis.com](mailto:info@sdlvis.com)

DISCUSSION ITEMS

Audio/Video System for Brandon/Admin bldg. – Rachel



Fallbrook Regional Health District - Conference/Training Room AV

Quote #003285 v1

Prepared for:

**Fallbrook Regional Health
District**

Rachel Mason
138 S. Brandon Rd. Fallbrook, CA
92028

Email: rmason@fallbrookhealth.org

Prepared by:

First Impulse

Jade Runnells
18 Goodyear
Ste. 125
Irvine, CA 92618

Bus: 949-548-8585
Fax: 949-548-8805

Email: jade@firstimpulse.com
Web: www.firstimpulse.com

DISCUSSION ITEMS

Security gates at Brandon/Admin bldg. – Rachel



11422 N. WOODSIDE AVE, SANTEE, CA 92071
 PHONE: 858-279-8442 * FAX: 858-279-2567
 TOLL FREE: 1-877-SDFENCE WWW.SANDIEGOFENCE.COM
 STATE LICENSE NO. 1014092

FENCE PROPOSAL
 CONTRACT #: RP - 2844
 DATE: 08/21/19

NAME	FALLBROOK REGIONAL HEALTH DISTRICT	PH #	(760) 731-9187
BILLING ADDRESS	138 S. BRANDON RD	ACCOUNTS PAYABLE PH #	
CITY / STATE	FALLBROOK, CA. 92028	E-MAIL	rmason@fallbrookhealth.org
JOB SITE ADDRESS	138 S. BRANDON RD	ACCOUNTS PAYABLE EMAIL	
CITY / STATE	FALLBROOK, CA. 92028	FAX	

FENCE SPECIFICATIONS

LF	HEIGHT	STYLE	COLOR
10'	8'	HEAVY SECURITY IRON FENCE & GATE	BLACK
4'	6'	HEAVY SECURITY IRON GATE	BLACK
4'		5/16" CHAIN	YELLOW

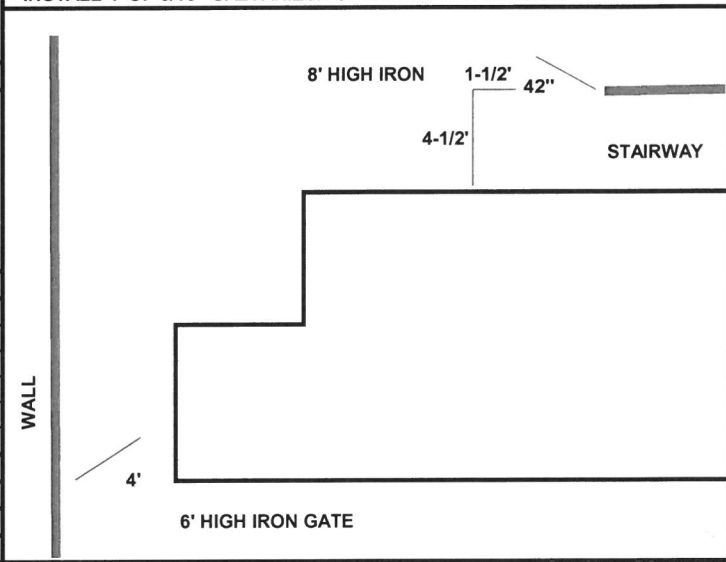
REMOVAL	POOL FENCE	
POST:	PT:	SW:
POST SIZE:	LINE:	TERMINAL: 2X2
RAILS	1-1/2"	
TOP CAP		
PICKETS	3/4"	X POINTED TOP
SIDING	INSIDE	OUTSIDE X
		ALTERNATE

GATES	WIDTH	HEIGHT	FRAME	TYPE
1	42"	x 8'	1-1/2"	SS
1	4'	x 6'	1 1/2"	SS
		x		
		x		
		x		
		x		

TOP OF FENCE	LEVEL	ROLLED	STRAIGHT WITH GRADE	X
			STEPPED	
POST SET IN:	WALL	CONCRETE FOOTINGS		
	ON PLATES	CORED INTO EXISTING CONCRETE		X

SURVEY STAKES VISIBLE: YES NO

REMARKS:
 > INSTALL 6 LINEAL FEET OF 8' HIGH PRE-GALVANIZED BLACK POWDER COATED HEAVY COMMERCIAL IRON FENCING W/POINTED PICKET TOPS
 > INSTALL (1) 42" WIDE GATE W/HYDRAULIC SELF-CLOSER / FREE EXIT PANIC BAR W/KEYED PULL ENTRY, KICK PLATE & EXPANDED METAL SCREENING
 > INSTALL (1) 48" WIDE X 6' HIGH PRE-GALVANIZED BLACK POWDER COATED HEAVY COMMERCIAL IRON GATE W/ DOUBLE CYLINDER DEADBOLT & PASSAGE HANDLE LATCH
 > INSTALL 4' OF 5/16" GALVANIZED CHAIN PAINTED YELLOW



TERMS: 10% DOWN / BALANCE UPON COMPLETION	PERMIT FEE: BY OWNER
PRICES ARE GOOD FOR 30 DAYS FROM DATE OF PROPOSAL	TOTAL CONTRACT: \$ 5,992.00
APPROXIMATE START DATE: 3-4 WKS	DOWN PAYMENT: \$ 599.20
APPROXIMATE COMPLETION DATE: 2 DAYS	BALANCE DUE: \$ 5,392.80
	TOTAL PRICE INCLUDES ALL SALES TAX

IF NOTICE TO PROCEED IS GIVEN AND JOB IS NOT READY WHEN CREW ARRIVES AT JOB SITE, OR IF INSTALLATION IS SUSPENDED AT THE OWNER'S REQUEST, THE COST OF LOST TIME AND TRAVEL TO RETURN TO COMPLETE THE JOB IS TO BE CHARGED TO THE OWNER.

LOCATION OF ALL WORK ON THE PROPERTY AND/ OR DAMAGE TO UNDERGROUND OBJECTS OR UTILITIES ARE THE RESPONSIBILITY OF OWNER. UNLESS SPECIFIED, QUOTATIONS DO NOT INCLUDE GRADING, BRUSHING OR JACKHAMMER WORK WHICH ARE CHARGED BY THE HOUR AS NEEDED. THIS PROPOSAL BECOMES A CONTRACT WHEN ACCEPTED BY BOTH PARTIES AND IS SUBJECT TO CANCELLATION ONLY AS STATED. INTEREST WILL BE CHARGED AT 1 1/2% PER MONTH ON PAST DUE ACCOUNTS. ANY COSTS OF COLLECTION, INCLUDING ATTORNEY FEES, WILL BE ADDED TO CONTRACT PRICE.

YOU, THE OWNER, HAVE A RIGHT TO REQUIRE THE CONTRACT TO HAVE A PERFORMANCE AND PAYMENT BOND OR FUND CONTROL AT YOUR EXPENSE.

BY: ROBB PATTON LIC: 84016SP ACCEPTED: _____ DATE: _____

YOU, THE BUYER, MAY CANCEL THIS TRANSACTION AT ANY TIME PRIOR TO MIDNIGHT OF THE THIRD BUSINESS DAY AFTER THE DATE OF THIS TRANSACTION. SEE THE ATTACHED NOTICE OF CANCELLATION FORM FOR AN EXPLANATION OF THIS RIGHT.

FENCE DIAGRAM

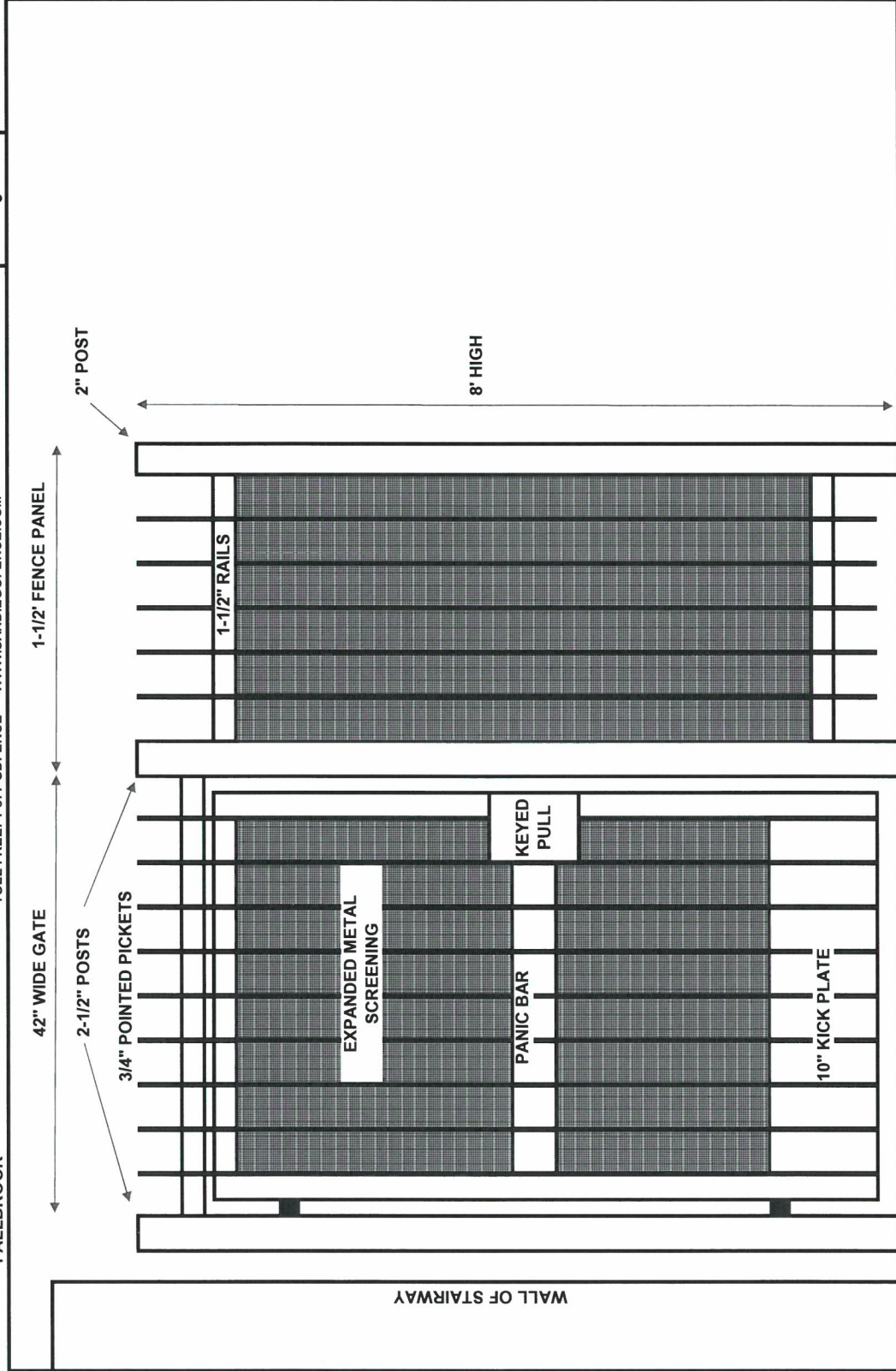
RP - 2844
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CONTRACT #:

SAN DIEGO FENCE COMPANY, INC.

11422 N. WOODSIDE AVE. SANTEE, CA. 92071
PHONE: 858-279-8442 * FAX: 858-279-2567
TOLL FREE: 1-877-SDFENCE WWW.SANDIEGOFENCE.COM

FALLBROOK REGIONAL HEALTH DISTRICT
138 S. BRANDON RD
FALLBROOK



DATED: 08/21/19

ACCEPTED: FALLBROOK REGIONAL HEALTH DISTRICT

WHEN COMPLETE RETURN TO:

11422 N WOODSIDE AVE
SANTEE, CA 92071
PHONE: 858-279-8442
FAX: 858-279-2567

THIS FORM MUST BE COMPLETED BEFORE JOB CAN BE STARTED

PRELIMINARY LIEN INFORMATION

CONSTRUCTION LENDER:

(NAME)

(ADDRESS)

(CITY, STATE & ZIP)

OWNER OR PUBLIC AGENCY:

(NAME)

(ADDRESS)

(CITY, STATE & ZIP)

ORIGINAL CONTRACTOR:

(NAME)

(ADDRESS)

(CITY, STATE & ZIP)

SUBCONTRACTOR:

(NAME)

(ADDRESS)

(CITY, STATE & ZIP)

SITE ADDRESS:

(NUMBER & STREET)

(CITY, STATE & ZIP)

COMPLETED BY:

(COMPANY NAME)

(PREPARERS NAME & TITLE)

DATED: _____

COMMERCIAL JOB INFORMATION SHEET

THIS FORM MUST BE COMPLETED & RETURNED TO SAN DIEGO FENCE COMPANY PRIOR TO PROJECT BEING SCHEDULED FOR INSTALLATION.

***UPON COMPLETION EMAIL TO: joann@sandiegofence.com

RP	2844
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CONTRACTOR NAME FALLBROOK REGIONAL HEALTH DISTRICT

BILLING ADDRESS: 138 S. BRANDON RD
FALLBROOK 92028

PROJECT NAME: _____

JOB LOCATION: 138 S. BRANDON RD

INSURANCE REQUIREMENTS _____

**ADDITIONAL INSUREDS _____

ACCOUNTING PHONE NUMBER: _____

ACCOUNTING EMAIL: _____

	YES	NO
PRELIM INFORMATION COMPLETED?	<input type="checkbox"/>	<input type="checkbox"/>

DAVIS BACON?

PREVAILING WAGE?

DIR REQUIRED?

IF YES, DIR NUMBER

AHA REQUIRED?

LCP TRACKER?

OCIP REQUIRED?

TEXTURA?