



Approved 9/16/19

Facilities Committee
Meeting Minutes
 April 15, 2019
 3:30 PM
 SSB 414

Title/Role	Name	Present	Title/Role	Name	Present
1. VPAS, Co-chair	Iris Ingram		12. ASO	Leticia Sanchez-Perez	
2. Faculty Co-chair	Laura Peterson	x	13. ASO	Shyann Cox (alternate)	
3. Academic Senate	Cameron Iverson	x	14. ASO	Juderay Almario (alternate)	
5. Academic Senate	Todd Matosic		15. SEIU 721 Steward	Bruce Hicks	
Academic Senate	Parveneh Ghaforyfard	x	17. Resource	Carey Demas	x
6. AFT Classified Guild	Michael Tesfai		18. Resource	J.C. Saunders-Keurjian	
7. AFT Classified Guild	Cristi Lizares (alternate)		19. Resource	Doug Graham	x
8. AFT Faculty Guild	Matthew Robertson	x	20. Resource	Dave Bautista CPD	x
9. AFT Faculty Guild	Olga Shewfelt	x	21. Administration, President	James Limbaugh	x
10. AFT Faculty Guild	Rudy Triviso (alternate)		22. Administration, VPAA	Aracely Aguiar	
11. Plant Facilities Director	Kim Morera	x	23. Administration, VPSS	Roberto Gonzalez	

1) Call to Order/Approval of Agenda

Action

Meeting called to order at 3:29 p.m. by Co-chair Peterson.

2) Approval of meeting minutes:

Action

- a. **March 18, 2019 Minutes** - The minutes were approved as written.

3) Bond Program Reports:

a. Campus Construction Program Report (D. Bautista)

Information

Plant Facilities Center: We were hoping to occupy this building in April but it's been pushed back to May. The contractors are addressing the issues and it's going through the DSA approval process.

40J - Physical Security: We're continuing to install the fire alarm system throughout the campus. Testing will continue through to an expected completion date of May 2019.

TLC: Construction began in November 2018 with substantial completion expected in April 2019. As was discussed in our last meeting, we're currently looking for an alternate location for the bridge. The Design Build team is working on it and will present a new proposal by April 26th.

Watson Center: The project is going well. We had a large concrete pour last Saturday. There were over 180 trucks on campus with 1000 yards of concrete coming in and it was a success. One light sander was knocked down but it's being repaired. The project began in December 2018 and we're still projecting November 2019 for construction completion.



Energy Efficiency Project: The Project is currently in DSA approval. Due to the length of time it's been in the agency process, it may slip from the schedule. We're examining that slippage and trying to anticipate when we'll get approval.

Master Planning: We're in the design process. We're hoping to begin demolition in the fall and complete the project in three months.

Measure CC - HLRC Demo and Replacement: D. Graham just gave an update. We're hoping to begin the programming process in the fall of this year.

Door Lock Update – We're going to start the project in May. Before anything happens, we'll notify the campus as to which rooms will be impacted. Phase One is slated to begin May 12th and continue into the summer; it consists of 159 doors with the simplest hardware swaps. The schedule for Phase Two has not been established yet. Phase Two consists of more complex doors which may entire frames and the doors themselves replaced.

4) Operational Reports

a. Status of Local Projects (K. Morera)

Information

Concrete Sidewalk Repair Project - We jackhammered all the concrete, put down the rest of the asphalt in the parking lots this morning and we're completing the restriping.

LED Lights Project – The contractor, Baker Electric, ran conduit up and down both sets of stairwells in the GC and SSB buildings. We're going to change out the upper lights that fill with water every time it rains and install wall packs. We're just waiting on fixtures to come in; it should be finished by early June.

Water Sealing Project – We just kicked off this project in the FA building. The balcony/walkway over FA 106 will have to be jackhammered, then a new membrane placed and the whole thing resealed. They'll also reseal the cracks in the walls.

Aviation Complex Roof – We've just about finished the scope of work. The roof on ATA, ATB, and ATC will be replaced next spring.

Air Conditioning Project – We're installing AC in the PE and C1 buildings. It's in 90% design; I'm reviewing the documents now. We're taking chilled water from the Energy Efficiency Project and extending it into PE North, PE South, and the Gym. C1 will also be on the central plant. It should be completed by the end of next year.

Flooring Projects – We're installing a new floor in the PE 113 weight room. I just received quotes for new flooring in the B7 bathrooms which are heavily used during graduation. The baseball field restroom is getting closer to finishing the scope of work.



C. Iverson asked, with regards to the science building, who should faculty speak to regarding safety issues, waste disposal, fire extinguishers etc.? There may be a lot of institutional memory being lost with some of the younger faculty. K. Morera answered that the fire extinguishers are recertified every August. Departments can call facilities with any other questions or open a work ticket. C. Iverson will work with K. Morera to install fire extinguishers in the prep rooms.

5) New Business:

a. HLRC Building User Group Update (D. Graham)

Information

D. Graham presented the different site options for the HLRC replacement building and the feedback from the campus community thus far. The idea is to present this information to as many people as possible and all the shared governance committees. As this committee has seen this information before this will be an abbreviated presentation.

The new HLRC will be about 40,000 sq. ft. As a replacement project it must be 5% smaller than the current building. We looked at three different sites. Site A would be directly to the left of the existing HLRC. Site B is where the current HLRC building is located. Site C is just above the FA building, adjacent to the parking structure. Site A has a few advantages – it's close to the core of the campus, it's a link between the upper and lower campuses, it provides an edge to the quad, and it doesn't require swing space. Site B has all the benefits of the existing site but would need swing space for all the people currently working in the HLRC. Site C is close to the FA building and parking structure but it would be buried a bit. It'd be similar to the lower levels of MSA and MSB where we have hydrology issues with water coming down off the hillside, which is correctable, but not ideal. It's also not energizing the core of the campus. The other consideration is that long term, wherever we site the building, we're looking to improve the quality of the campus because we have storm water projects, ADA projects, utilities projects etc. The idea is to strengthen the main spine of the campus and connect the upper and lower parts of the campus.

Almost everyone has agreed that Site A is the preferred site. In addition to all the reasons mentioned before, one of the main benefits is, we'll have a greater pallet of land to work with once the bungalows and old HLRC are demolished. Site A could provide the opportunity for an enhanced and expanded graduation lawn which could serve a variety of purposes. And once HLRC comes down, there's an opportunity for another sort of quad space in the center of campus.

The next step involves the college community closing in on a recommendation. The architects also need to update the Facilities Master Plan because in the existing EIR (Environmental Impact Report) HLRC is



listed as a renovation project and needs to be designated a replacement project. The Landscape Master Plan needs to be updated as well to include the Storm Water Projects, ADA Projects, and Utility Projects and the post demolition site restoration.

L. Peterson added that Site A was pretty much unanimously chosen by all the committees including Academic Senate, WEC, and College Council. There will be a new round of B.U.G. meetings in the Fall, with a different cohort, to discuss what will go in the building. These will be more detailed discussions than what occurred this spring. C. Iverson asked if these discussions include the rebuilding of things that were removed, such as the greenhouse? Yes, per K. Morera, a new location has already been picked. L. Peterson added the continued B.U.G. meetings offer an opportunity for additional input from the campus community.

O. Shewfelt asked how many BUG meetings have taken place and if there were visual aids to help people conceptualize the new building site? President Limbaugh answered we've had two B.U.G. meetings, two Town Halls, and presentations to WEC, College Council, and Academic Senate. President Limbaugh will send a copy of the mock-ups created by Doug Graham. O. Shewfelt asked if anyone has discussed keeping the terrace view? L. Peterson answered, yes, maintaining the view has been discussed extensively.

Motion (Peterson/Iverson) – It is the recommendation of the Facilities Committee that the new HLRC be located on Site A as closely as practicable. This recommendation is in line with the other participatory governance bodies.

6) Next Meeting: The May meeting is canceled and we won't meet again until Fall 2019.

7) Adjournment

Action

The meeting adjourned at 4:11 p.m.