



Facilities Committee  
**MINUTES**  
September 18, 2017  
Student Services Building, Room 414, 3:15 PM

**Present:**

1. *Iris Ingram, Co-Chair, VPAS*
2. *Kevin Considine, Co-Chair*
3. *Aracely Aguiar, VPAA*
4. *Roberto Gonzales, VPSS*
5. *Matthew Robertson, WEC Chair*
6. *Parveneh Ghaforyfard, Academic Senate*
7. *Todd Matosic, Academic Senate*
8. *Barry Sloan, Teamsters*
9. *Kim Morera, Facilities Director*
10. *James Limbaugh, President*

**Guest:**

1. *Marcus Butler, CSIT*
2. *Manish Patel, CSIT*
3. *Cameron Iverson, Science Division*

**Resource:**

*Amin Salari, CPT*  
*Subhi Murad, CPT*  
*Kimberly Emerson, CPT*

**1. Call to Order/Approval of Agenda**

Iris Ingram, Committee Co-chair, called meeting to order at **3:26** p.m.

**2. Approval of March 20, 2017, April 17, 2017, May 15, 2017 meeting minutes**

Co-Chair Ingram brought up the idea of reviewing minutes by consensus rather than by quorum due to the attendance issues.

Minutes from **March 20, 2017** meeting adopted as written. Motion to adopt minutes made by Kim Morera, seconded by Matt Robertson.

Minutes from **April 17, 2017** meeting adopted as written. Motion to adopt minutes made by Kim Morera, seconded by Matt Robertson.

Minutes from **May 15, 2017** approved with changes.

**3. Bond Program Reports:**

**A. Campus Construction Program report (Amin Salari)**

Amin Salari, provided overview of the Plant Facilities Center with 40J-Storm water project. The physical security project is DSA approved. However, scope has been

reduced to Fire Alarm monitoring upgrade for budgetary reasons. The collaboration phase of the Technology Learning Center Package is complete and the notice to proceed with design was issued in June. There were concerns regarding the color schemes of the building. The 50% construction documents are being reviewed and the 100 % construction documents are expected early November.

Prof. Butler, CSIT Professor presented the concerns of the CSIT Division regarding the lack of wired data drops in all the general classrooms that will be located in the new TLC building. CSIT Division is advocating for wired data drops in all the TLC general classrooms for several reasons including cost effectiveness; flexibility to support current and future needs; and the inability of wireless networks to adequately support bandwidth requirements for applications. Prof. Butler mentioned that the cost of wiring the classrooms during the construction phase is lower based on his research. Prof. Matosic added that the Business Division also supports the idea of having the all classes wired instead of being wireless.

Co-Chair Ingram responded that TLC user groups met with CPM during the past 18 months and reviewed the IT infrastructure needs of the building. This group believes that the building is adequately wired and at this stage, it is too late to change the design of the building given that the design stage has been finalized. Furthermore, the board will not entertain change order at this stage and this issue should have been raised during the user group meetings. Majority of the feedback received during the user group meetings had to do with windows. Co-Chair Ingram, stressed that the project was thoroughly vetted based on the needs of the projects and believes that the current plan is sufficient based on the needs of the students.

Additionally, the electrical engineer that was hired reviewed the plan of the TLC did not raise any issue with the wireless data drop configuration. Co-Chair Considine, added that maybe a grant would cover the cost of wiring the classrooms down the line.

Amin Salari reported that the building user group value engineering comments have been incorporated by the architects for the Watson Center Package and the pre-qualification of bidders process is underway. Re-programming documents for the Energy Efficiency project is being finalized and if everything goes as planned the project will be awarded. Trans and Accessibility Improvements was sent to bid and is now in the award process. In response to VP Aguiar's question about the scope of this project, Subhi Murad mentioned that concrete ramp and new stairs are being installed to bring up to accessibility code.

The sound wall-dismantling project is on hold and under review by the LACCD legal department to address DSA concerns. The college has solicited bids from contractors in response to complaints from the Culver City residents. However, bids received were too high. The city attorney and the District General Counsel are reviewing the MOU to see if it can be modified. Demolition will be cheaper because it can be bundled with other projects per Amin.

#### **4. Operational Reports**

##### **A. Status of Local Projects (Kim Morera)**

Kim Morera reported that the gutter replacement project in the CDC has been completed. Fire extinguishers were replaced across campus and the gym floors are being sanded and restriped. Additionally over the summer, there was brush cutting around the slope and Culver City Motor Cars moved out of lot 7. Albert Vera Street

was paved and repaving of Lot 7 is pending. Job walk for a tree-trimming project is underway around the campus. In terms of 40J there is a presently funded LED retrofitting project around the FA building. The hope is to cast more light to increase the perception of safety. Additionally, flooring will be replaced in the PE complex and B7.

**B. Prioritized Facilities Requests**

Co-Chair Ingram, mentioned that most of the projects discussed by Kim Morera were prioritized out of the prioritization process. It takes longer to get facilities project completed.

**5. New Business**

**A. Master Plan Discussion / Future Campus Design**

CO-Chair Ingram discussed that last spring the BOT outlined a process for reviewing future projects under Measure CC. The campus met and the identified list of projects for Measure CC. This list was forwarded to the District. The District has also instructed the campus to undergo a facilities master plan process. The nine campuses were provided funding to start a facilities master plan process. This will be an update of the last master plan and not a new master plan. This discussion will be centered on what the campus should look like in 5 to 10 years. This will be parallel to the list sent to the BOT and will encompass what services will go into the new building. The CE, SC and HLRC will be eliminated for a new building. According to the Facilities Cost Index, (FCI) if the cost to renovate and refurbish exceeds 50% then it makes more sense rebuild from scratch. VP Aguiar noted that it would be beneficial to revisit the plans in the 2-year program analysis conducted by Peter Mitsakos as we begin the master plan process.

**B. Measure CC**

Construction of Measure CC Projects is likely not to begin for another 3 years in response to question from Barry Sloan. However, the master plan and programming must be conducted first.

**6. Adjourn**

Meeting adjourned at **4:36** p.m.