

**RANCHO SANTIAGO COMMUNITY COLLEGE DISTRICT
2323 N. BROADWAY
SANTA ANA, CA 92706**

BOND OVERSIGHT COMMITTEE

**THURSDAY, MAY 22, 2008
DISTRICT BOARD ROOM**

MINUTES

Members Present: John Acosta
Chip Ahlswede
Paul Garcia
Lan Quoc Nguyen
Darin Woinarowicz

Members Absent: Gloria Alvarado
Linda Boone
Alex Flores

District Staff Present: Edward Hernandez, Chancellor
Peter Hardash, Vice Chancellor, Business/Fiscal
Bob Partridge, Assistant Vice Chancellor, Facility Planning
Darryl Odum, Director, District Construction and Support Services
Norman Fujimoto, Vice President, Santa Ana College
Juan Vazquez, President, Santiago Canyon College

1. Call to Order and Introductions

Mr. Woinarowicz called the meeting to order at 6:08 p.m.

2. Approval of Minutes – January 31, 2008

A motion was made, seconded and carried unanimously to approve the Bond Oversight Committee Minutes of the January 31, 2008.

3. Public Presentations

There were no public presentations.

4. Approval of the 2007 Bond Oversight Committee Annual Report to the Community

Mr. Hardash reviewed the 2007 Bond Oversight Committee Annual Report to the Community which features the 2007 and 2008 Bond Oversight Committees; the 2007 achievements; the completed projects list and the bond expenditures. A motion was made, seconded and carried unanimously to approve the 2007 Bond Oversight Committee Annual Report to the Community.

5. Report from the Chancellor

Dr. Hernandez thanked the committee for their time and dedication to the District.

Dr. Hernandez thanked Mr. Hardash and Ms. Weidner for the excellent work on the Bond Oversight Annual Report to the Community.

Dr. Hernandez thanked Mr. Partridge for his many years of service to the District. Mr. Partridge has agreed to continue working with the District as a consultant.

6. Bond Projects Update

Mr. Partridge reviewed bond projects as follows:

SANTA ANA COLLEGE

1. CHILD DEVELOPMENT CENTER:

- Fields Devereaux Architects hired and design was completed
- Location of new center has been changed to south of new science building
- Temporary consolidated facilities for child development are now located at the former church
- Plans were submitted to DSA in 2007 with expected approval in May 2008
- Construction to commence in Fall of 2008 with completion in approximately December 2009

2. COLLEGE AVENUE APARTMENTS/CHURCH – DEMOLITION:

- All apartments, old Child Development Center and most of the church were fully demolished in February 2006

3. DIGITAL MEDIA CENTER:

- Project completed and fully operational in the Summer of 2006

4. SAC PARKING LOT:

- Project completed in the Summer of 2006

5. INFRASTRUCTURE:
 - LPA (master plan architect) has finished with design work associated with this project which includes road work, parking lots, landscape upgrading, drainage and utility upgrades
 - Work will be done in phases, beginning with the complete closure (for public use) of College Avenue in late Summer, 2008
6. MEN'S/WOMEN'S LOCKER ROOMS:
 - Project completed and fully operational in April 2007
 - Renovation of portions of the existing gymnasium were completed in April, 2007, including a new weight lifting area and training room
 - Renovation of Building "E" (former Women's Locker Room) into a fitness assessment center was completed in August 2007
7. PARKING STRUCTURE:
 - Preliminary design of this facility by LPA was completed in 2006 utilizing input from a SAC user group
 - Shall accommodate 1,500 vehicles
 - Project submitted to DSA in December 2007 with DSA approval expected in late 2008
 - Construction of the parking structure to commence in early 2010, after completion of the Child Development Center and construction of the new soccer field
8. PUBLIC SAFETY INSTITUTE (SAC/O.C. Sheriff's Regional Training Academy):
 - Facility was completed and fully operational in June 2007
9. SCIENCE BUILDING:
 - Project was submitted to the State Chancellor's Office in 2007 for potential state funding. The Initial Project Proposal (IPP) for state funding was approved and the District will be completing a Final Project Proposal (FPP) in June 2008 for potential state funding in 2010-11.
10. RENOVATION OF 14 BUILDINGS:
 - Scope of work includes painting, carpeting, furniture, equipment, electrical/data upgrades and general renovation
 - This work has commenced with significant progress completed in the Library, Dunlap Hall, C Bldg. & D Buildings, and Administration Building
 - The next priority of buildings shall include the Hammond Hall renovation scheduled for commencement in late Fall 2009 with completion in Fall 2010
 - The exterior of the majority of buildings have been painted
 - Asbestos abatement has been completed at the Administration Building and renovation work was completed with re-occupancy in November 2007
11. MARQUEE:
 - Marquee installed and fully operational in September 2006
12. CLASSROOM BUILDING:
 - Preliminary design was completed with the assistance of a representative user group providing input

- Architect completed working drawings and submitted them to DSA in 2006. Project approved by DSA in Spring 2007
 - Building to provide 16 classrooms, just south of the SAC swimming pool
 - Construction commenced in December 2007 with expected completion in January 2009
 - Progress to date includes foundations, rough utilities and construction of the exterior walls up to the second floor
13. **SAC SOFTBALL FIELD:**
- LPA designed softball field with the assistance of a representative user group from the P.E./Athletics Dept.
 - Working drawings were completed and submitted to DSA in June 2006 and approved in early 2007
 - Project completed in April 2008.
14. **MAINTENANCE & OPERATIONS BUILDING:**
- Project fully designed and approved by DSA. Project was delayed pending the City of Santa Ana's approval of the closing of College Avenue
 - Project was bid and construction commenced in December 2007. Completion expected in January 2009
 - Progress to date includes foundations, rough utilities, and completion of most of the concrete block exterior walls
15. **CEC:**
- Facility Planning Office and LPA Architects have worked with CEC user groups to determine scope of work necessary to meet additional office and classroom needs
 - Minor renovation work was completed over the Spring and Summer of 2007
 - Due to age and general condition of existing modular buildings, it was decided to construct the same 16 classroom building that is under construction at SAC, at the CEC site. This decision provides for a permanent, long-life building at this site, yet saves significant dollars by re-use of existing plans.
 - New classroom building shall commence in the Fall of 2008 with completion in late 2009.

SANTIAGO CANYON COLLEGE

1. **INFRASTRUCTURE:**
- LPA (master plan architect) and related engineers designed the mass grading of site and utility backbone. Grading activity commenced in Spring 2006 and was completed at the end of August 2006.
 - Project scope included relocation of two (2) soccer fields and relocation of 31 portable buildings to areas that will allow for future construction of the science building and humanities building
 - Perimeter landscaping project to protect down slopes from erosion and provide aesthetic improvements to site was completed in late Fall 2007.
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2. **LEARNING RESOURCE CENTER (Library):**
- Project was fully completed and operational in Summer of 2006

3. MAINTENANCE & OPERATIONS BUILDING:
 - Project houses the maintenance and operations equipment and staff as well as warehouse storage and distribution
 - Building was fully designed with input from a SCC user group
 - Preliminary design and design development were completed in Spring 2006
 - Architect (LPA) developed the working drawings for submittal to DSA in October 2006 and project was approved by DSA in August 2007
 - Project was bid, contract awarded and construction commenced on May 6, 2008. Completion is expected in the Summer of 2009.

4. SCIENCE BUILDING:
 - Project obtained DSA approval in October 2006 and project was bid in early 2007
 - Bids exceeded budget and staff recommended both value engineering of the project as well as bidding of the project via the multi-prime alternative
 - Project re-bid with savings of about \$1.5 Million. Project under construction as of January 2008 with completion by July 2009.

5. MARQUEE:
 - Marquee installed and fully operational in September 2006.

6. HUMANITIES/SOCIAL SCIENCE BUILDING:
 - Preliminary design of this project began in April 2007
 - Project size and scope are now defined and the architect (LPA) worked with the SCC user group to formalize the schematic design
 - Building shall be approximately 53,000 assignable square feet (70,000 gross sq. ft.) in size
 - Working drawings for this project are in progress by LPA with submittal to DSA planned for Summer 2008
 - Construction would commence in the Spring of 2009

7. SOFTBALL FIELD:
 - Presently under construction with completion expected in June 2008

8. GYMNASIUM:
 - Project fully designed and submitted to DSA in December 2007 by project architect (Austin Co.)
 - Project utilized plans from Mater Dei High School for the majority of the building, thereby saving significant design and engineering costs in excess of \$500,000
 - Project will commence with construction in 2009 and be completed in 2010

9. ORANGE EDUCATION CENTER:
 - Renovation of an existing 90,000 sq. ft. commercial building into a high tech, learner-oriented facility for non-credit (continuing education) programs in the Orange area
 - Project completed and fully operational as of Fall 2005

7. Bond Budget Update

Mr. Hardash reviewed the bond budget update. As of May 15, 2008 Santa Ana College is 64% completed; Santiago Canyon College is 70% completed and the replacement of the telephone and computer networking system at the District Operations Center is 94% complete.

8. Santa Ana College Update

Mr. Fujimoto thanked Mr. Partridge for his commitment to the District.

Mr. Fujimoto informed the committee that enrollment at the campus continues to grow. Students, staff and faculty are thrilled with the progress of construction and remodeling on campus and are looking forward to a newer and improved campus when the fall semester begins.

9. Santiago Canyon College Update

Mr. Vazquez informed the committee that enrollment continues to grow.

Mr. Vazquez reviewed the bond budget. Some of the projects listed will not be completed with Measure E dollars due to the increase in construction costs. The college is meeting on a regular basis to discuss strategies on how to reach out to vendors and the community and its leaders to raise funds to build out the campus. Mr. Vazquez will keep this committee informed on its progress.

10. Comments from the Members

Mr. Woinarowicz congratulated the District staff on a job well done and thanked Mr. Partridge for his expertise and guidance through his many dedicated years with the District.

Mr. Acosta thanked Mr. Partridge for his many years of service to the District.

Mr. Alhswede thanked Mr. Partridge for his many great efforts to move the Measure E funds and projects in the right direction.

Mr. Nguyen also thanked Mr. Partridge for a job well done.

Mr. Garcia thanked Mr. Partridge and informed the committee that he continues to meet with students at Santiago Canyon College to keep them in the loop with construction progress and the goals and the difficulties the staff faces with the rising cost of construction.

11. Future Meetings

The next meeting is scheduled for Thursday, September 25, 2008 at 6:00 p.m. in the District Board Room.

12. Adjournment

A motion was made, seconded and passed to adjourn the meeting at 7:15 p.m.