

Approved

# HARTNELL COMMUNITY COLLEGE DISTRICT BOND OVERSIGHT COMMITTEE MEETING




Minutes

October 12, 2011

<b>PRESENT</b>	Anahi Alcibar Celia Perez Martinez Terry McHenry Michael Payne Bob Perkins Julie Tucker Bruce Adams
<b>NOT PRESENT</b>	
<b>PRESENTER</b>	Bob Perkins - BOC Annual Report Dr. Phoebe Helm -Hartnell College Joseph Reyes - Hartnell College Damon Felice – Felice Consulting Services
<b>GUESTS</b>	Sharon Alheit - Hartnell College
<b>CALL TO ORDER</b>	The meeting was called to order at 3:00 PM by Bob Perkins
<b>ADOPTION OF AGENDA</b>	Approved and adopted by consensus.
<b>MINUTES</b>	Minutes from August 17, 2011 meeting were approved
<b>PUBLIC COMMENT</b>	None
<b>BOC ANNUAL ORGANIZATIONAL MEETING</b>	Open nomination for for BOC Chair  Michael Payne nominates Bob Perkins for BOC Chair Motion to close and nominate Bob Perkins Approved and adopted by consensus.  Open nomination for BOC Vice Chair  Terry McHenry nominates Michael Payne for BOC Vice Chair Motion to close and nominate Michael Payne Approved and adopted by consensus
<b>BOND OVERSIGHT COMMITTEE MEMBER COMMENTS</b>	None

**INFORMATION  
ITEMS**

- a. Measure H and Construction Update/Discussion  
DAMON FELICE - Presenter  
Item 1. Campus Infrastructure II – (tying in gas, power, data)  
Currently cannot report results of bid that took place 10-11-11. There is possibly a mistake on current low bidder – under legal counsel review.  
Anticipating a November project start date – but it takes A LOT to shut down during school. Will likely use winter break to advantage as the campus will be shut down anyway. Priority: will do everything to protect district. Damon discussed “rain days” in it’s technical terms. It is more complex than it sounds.  
Item 2. Keyless Entry - Complete at College Center and CAT Building – still waiting to move forward on project at East Campus  
Item 3. CAB Energy Efficient Roof / CAB Boiler / Chiller - Ran into a stop-work situation. The As-Built used in planning were incorrect. The platform for the Boiler Chiller was shown as a concrete pad. When the project got underway, it revealed the pad was actually wood. DSA was ready to approve and move forward, but the development caused work to stop for further design changes and Board approval for additional funds to correct the situation. This development effected schedule, roof replacement progress, and more. The recent rain did not help matters as well. DSA had to approve the structural changes before construction could proceed.
- Q-Julie Tucker – Are there no inspections to catch situations like this?  
R-Damon Felice - We had old drawings from 1970. The routines in place at this point (post 1970) should eliminate anything like this from happening like this.  
Project was re-approved Aug 2011 by board – (missed on report)
- Item 4. TTB – Green construction building – building to be LEED certified – going to DSA in December – Should be back in Mar/Apr and maybe up for bidding by Jun/July.
- Q. Bruce Adams – LEED certification is not required, but college is pushing LEED – why?  
R. Damon Felice – Hartnell will have a Green Construction Courses in it – Costs up front are more, but lower in long run.
- Item 5 – PE Field House – NOT a LEED Certified Building Project – There is a major fund-raising element committed to this building (approx. \$770mil). It is close to a 50-50 ratio for bond funds. Will be nice building – local architect
- Item 6. Alisal Bus Turn-Around – Line 48 MST - will also help with adding LEED points. Project gets underway next week – small project should not take long to do.
- b. Measure H Financial Report  
DAMON FELICE – Spread sheet reference  
Q. Michael Payne – City Sidewalk Phase II – what are contingency funds – unforeseen items/issues?  
R. Damon Felice - Board gives approval ahead of time to allow for things you don’t expect.  
Q. Michael Payne – Need to know what these things are specifically. CAB roof mentioned – 50K to date – additional allowance approved to build the pad (simply wants definition / breakdown of what was spent)  
R. Bob Perkins – With the change orders that fall under contingency – wants to see on log (board items)  
R. Celia Perez Martinez – Please note CAB Boiler Chiller /Energy Efficient Roof – numbers are switched.

<b>FUTURE AGENDA ITEMS:</b>	   Future Agenda Items  Q. Michael Payne – Discuss Bond Interest – Presentation by Mary Zeeb, County Treasurer, needed to address the rate of interest being different for various funds? Wants to know rules and options of investing outside the agency. R. Julie Tucker – If we invite the County Treasurer should it be a joint session with Board? (make pitch to Dr. Helm) R. Bob Perkins - Bob to make inquiry to County Treasurer to do presentation on investment policy as it would relate to Bond Funds. He will also make contact to Dr. Helm for a special meeting Treasury oversight committees to be covered as a sub topic
<b>NEXT MEETING</b>	November 16, 2011 Special Meeting to Review Financial & Performance Audit
<b>ADJOURNMENT</b>	The meeting was adjourned at 4:04 P.M. by chair Bob Perkins