

Adopted

HARTNELL COMMUNITY COLLEGE DISTRICT

BOND OVERSIGHT COMMITTEE MEETING

Minutes

March 14, 2007

PRESENT	Harry Gamotan, Chair Javier Aldape, Vice Chair David Medrano Donald Young
PRESENTERS	Damon Felice – Townsend Management, Inc.
GUESTS	none
CALL TO ORDER	The meeting was called to order at 3:04 p.m. by Chair Harry Gamotan.
ADOPTION OF AGENDA	By consensus , the agenda was adopted.
MINUTES	By consensus , the minutes of January 31, 2007 were approved.
PUBLIC COMMENT	Chair Gamotan called for public comments. No comments were made.
BOND OVERSIGHT COMMITTEE MEMBER COMMENTS	Chair Gamotan called for committee member comments. No comments were made.
INFORMATION ITEMS:	
Opening Comments	Dr. Valeau stated that the Bond Oversight Committee is transparent and well respected. He congratulated the Committee on a phenomenal job, and stated that their hard work shows a bright future for the college. Mr. Young expressed appreciation for Dr. Valeau’s ability to work with others, and stated that he has done a great job at Hartnell. On a side note, Dr. Valeau stated that the college would be undergoing its Accreditation Visit next week, the last of which was six years ago.

**Measure H and
Construction
Update/Discussion
And Measure H
Financial Report**

He noted that it is a regular process of self evaluation that each college goes through. Dr. Valeau stated that Hartnell has never been close to losing its accreditation and that it is a quality institution.

Mr. Felice distributed copies of the *Construction Update as of March 12, 2007* document, and stated that this is a narrative report instead of a budgetary report as there is not much going on dollar wise. The report included the following:

CALL Building

- There has been a lot of interest in the project.
- The bid documents were made available on March 6th.
- The bid date is set for April 17th.

Chair Gamotan asked if a bidders' conference would be held. Mr. Felice stated that one would be held, and this time it would be optional not mandatory. He stated that two optional walks have been scheduled for March 16th and 23rd and that, if requested, additional walks would be scheduled.

Mr. Aldape asked if the community had been notified. Mr. Felice stated that the Salinas Valley Builders' Exchange, McGraw Hill, and Blue Book had been notified, and that legal notices had been posted in The Salinas Californian. He stated that he has attended Chamber of Commerce meetings to inform the community, and has been in contact with the new CEO/Executive Director of the Salinas Valley Builders' Exchange.

Tennis Courts Restoration Project

- The tennis courts have been closed and no work has been done because of the weather.
- New lights, nets on all courts, and pay station were installed as of February 5th.
- The fence was installed and completed on February 9th.
- Court resurfacing work started on March 12th and should be completed by April 23rd.

Mr. Gamotan asked if any complains had come from the community regarding the closure. Mr. Felice stated that no complaints had been received. He stated that Palma High School uses the courts for classes and had been notified of the closure.

Performing Arts Building ADA Project

- Sigumura and Associates are currently working through the design and construction document phase of the project.

- Discussion between the user group and the architect is currently taking place and the hope is that the plans will be submitted to DSA by the end of March.
- The cost of the project is anticipated to be \$2 million

Northeast Landscaping Project

- A meeting was held with Bellinger Foster Steinmetz (BFS) Landscape Architectural firm who was selected as the designer for the project.
- A kick-off meeting with the user group, BFS, and TMI is scheduled for March 22nd.
- \$1.5 million is scheduled for the project. A portion of this budget will be used for the CALL Building and also for the College Center project.

Monument Sign and Campus Map / Directory Signs

- WR&D are putting together plans and specifications for this project.
- The plans were sent to DSA on March 8th and it should take 1-3 weeks for approval.
- Once we have approved plans we will go out to bid and the signs will be built.
- Cost will be approximately \$100,000 and will come from the Northeast Landscaping Project budget.

College Center Renovation/Remodel Project

- BFGC Architecture has been selected to perform the design services for this project.
- A kick-off meeting to start on the programming phase of the design with the user group, BFGC, and TMI is scheduled for March 15th.
- The budget is \$7.5 million with an anticipated construction cost of \$5 million.
- Landscaping will be done to ensure a gradual grade for ADA accessibility, and will be located on the south side of the building.

Mr. Dendy asked if ramps would be left for use by the Cafeteria. Mr. Felice stated that one ramp will be left on the north side of the building.

Mr. Dendy asked if the user group included student representatives. Mr. Felice stated that two students will be serving.

Chair Gamotan expressed concern that the same ADA standards in the

Library building would be adhered to in the CALL. Mr. Felice stated that they would be, and that the CALL would include a unisex bathroom for use by ADA students and their care givers.

PE Renovation Project

- Sigumura and Associates have been selected to perform the design services for this project.
- A kick-off meeting is scheduled for the week of March 19th.
- Sigumura is also doing projects at Monterey Peninsula College and Laney College.
- Sigumura will build a scale three model of the whole sports complex which will be used as a funding raising tool.
- It is a \$2.5 million project.

Chair Gamotan asked about the current track. Mr. Felice stated that the track and field, stands, and PA system would be in the first phase. The track will consist of field turf which is ground up tires to ensure less injuries and less maintenance.

Mr. Young asked if a stadium would be constructed and if it would be a problem for the community. Mr. Felice stated that a stadium was not in the original EIR however, if one were constructed, it could have 5,000 seats on one side. He noted that lighting should be no problem for the community with only a small number of games booked each year.

East Campus Building #1

- The state has approved the funds for the East Campus Technology Center.
- Currently the East Campus EIR is being prepared by others.
- The RFQ/P for the architect was available on March 7th.
- As of March 12th thirteen RFQ have been sent to prospective architectural firms.
- From those RFQs a short list of firms will be selected and interviewed. A decision will be made based on those interviews which are tentatively scheduled for April 30th.
- It is a 50/50 project, i.e., \$13+ million from the State and \$13+ million from the Bond.
- A land and utilities survey is being done.
- The process of finding an architect will take longer than other projects because of the size of the East Campus project.

Chair Gamotan stated that the Airport Commission had earlier suggested aviation and aeronautic classes at East Campus. Mr. Felice stated that the Technology Building will be 40,000 sq. ft. housing Vocational Technology, Nursing, Diesel Mechanic, Welding, etc.

courses and, that beyond the building, we don't know what will be on the 40+ acres at East Campus. Mr. Dendy suggested that a football stadium could be constructed. Chair Gamotan stated that the Airport Commission at one time had an individual approach them to construct an amphitheater.

By consensus, the Committee approved the report for forwarding to the Board of Trustees.

ACTION ITEMS

none

FUTURE AGENDA ITEMS

Committee Member Approval – Senior Citizens' Organization Representative

Chair Gamotan noted that interviews for the Senior Citizens' Organization Representative will be held on Wednesday, March 21, at 4:30 p.m. He stated that members of the sub committee include Don Young, Javier Aldape, Harry Gamotan, and Aaron Johnson, Board President.

NEXT MEETING

It was noted that the next meeting of the Bond Oversight Committee will be held on Wednesday, April 11, 2007, as needed.

ADJORNMENT

There being no further business, Chair Gamotan adjourned the meeting at 3:45 p.m.