

VENTURA COUNTY COMMUNITYCOLLEGE DISTRICT
Board Construction Subcommittee
September 27, 2004

Meeting Notes

PRESENT: Trustee Mary Anne Rooney, Trustee Bob Gonzales, Handel Evans, James Meznik, Mary Anne McNeil, Ken Bailey, Lydia Ledesma-Reese, Ray DiGuilio, Diane Stephens

CALL TO ORDER:

The meeting was called to order at 4:00 p.m.

PUBLIC COMMENTS ON AGENDA ITEMS:

None

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Old Business

New Business

Purchasing

1. **Award of Bid #245, HVAC upgrade in English/Photography/Foreign Language Building (F) at Ventura College**
This item seeks authorization to execute a contract with the lowest responsible bidder for the HVAC Upgrade in the F Building at Ventura College.
2. **Acceptance of Completion of Bid #235, Sealcoating of Parking Lots at Moorpark, Oxnard and Ventura Colleges**
This item seeks approval to accept the completion of Bid #235, the sealcoating of the parking lots at Moorpark, Oxnard and Ventura Colleges.

Capital Planning Design and Construction

1. **OC Classroom Building – Project Definition Report**
The project definition report for the Oxnard College classroom building has been revised, including updating the budget. The scope of the Performing Arts Classroom and Auditorium project has been reduced. Oxnard College plans to expand its multi-media program, as it relates to journalism, graphics, the movie industry, photography, etc. This is a \$22 million project, realizing an overall savings from the two projects of the Performing Arts Classroom and Auditorium and the Classroom Building of approximately \$10 million. Concerns expressed included having the option to divide the large classrooms, if needed; the affect of such large

classes on instructor loads, and how the State might view the added square footage vs. enrollment. Dr. Meznik asked for assurance that this building correlates to the Oxnard College Master Plan. Dr. Ledesma-Reese noted that the most current version of the project definition report will show some changes that were made within the last day or two, and that the correct version will be the one that she signs. (This item was pulled after the meeting.)

2. OC Classroom Building – Contract with GKK Architects

At the August 10 Board meeting, GKK Architects were approved for the Oxnard College Classroom project. This item presents the negotiated amount of their contract. (Because the Classroom Building PDR was pulled after the meeting, this related item was also pulled.)

3. OC Performing Arts Classroom and Auditorium – Project Definition Report

The cost for this project is split between State and Measure S funds. Although the amount of State funds is unknown at this time, it is anticipated to be approximately \$12 million. The project has been reduced in scope to eliminate certain things, such as rehearsal rooms, costume rooms, technical rooms, and wardrobe storage areas. Chancellor Meznik requested that Dr. Ledesma-Reese supply class enrollment figures for the Performing Arts Department.

4. MC Child Development Center – Payment of Ventura County Waterworks District Fees

This item presents mandatory fees in the amount of \$37,171 payable to the Ventura County Waterworks District for the Moorpark College Child Development Center. These fees must be paid prior to commencement of construction.

5. MC Child Development Center – Contract award to lowest bidder

This item seeks authorization to award the bid for the new Child Development Center at Moorpark College to the contractor submitting the lowest responsible bid. The name of the contractor and the amount of the contract will be reported to the Board at its November meeting.

6. MC Child Development Center – Amend Capital Projects Budget for release of construction funds

This item seeks approval to augment the budget to allow for the release of State construction funds. (This item was pulled after the meeting.)

- 7. MC LRTC – Contract with new Inspector of Record (Darrin Yarbrough)**
The Inspector of Record for the Moorpark College Learning Resource/Telecommunications Center has resigned. It is a State statutory requirement that the District retain the services of a certified inspector on all projects. This item seeks approval to execute a contract with Darrin Yarbrough as the new certified Inspector of Record.
- 8. VC Food Service Renovation – Contract with Austin Veum Robbins**
This item seeks approval to execute a contract with Austin Veum Robbins to provide architectural services of the design and renovation of the Food Service area at Ventura College. The amount of this contract is being negotiated and will be supplied prior to the Board meeting.
- 9. VC Theater “G” Building - Approval to execute a contract with HGA/Kulwiec for the Due Diligence Study**
This item seeks approval to execute a contract with HGA/Kulwiec to provide architectural services for the due diligence study of the Theater, Building “G” at Ventura College. The due diligence study will determine how best to enhance or upgrade the existing facility. The amount of this contract is being negotiated and will be supplied prior to the Board meeting.
- 10. VC “F” Building Renovation – Appointment of architect**
The Board Construction Subcommittee has scheduled interviews for this project on Thursday, October 7. The name of the recommended firm will be presented to the full Board after that.
- 10. Change order summary report**
This item presents FTR change order #21, which is a unilateral change order. Trustee Rooney asked that the Chancellor draft a plaque for the new LRC building, which should be substantially completed by the end of October.

Report on Measure S

- 1. General Oversight Report**

 - a. Report of Measure S Bond Expenditures (under \$25,000)**
The report of Measure S bond expenditures under \$25,000 was reviewed and discussed.
 - b. Hazardous Substance Plume at Oxnard College**
Mr. Evans reported on a problem emerging with an underground hazardous substance plume at Oxnard College. Discussions are

underway with the State Chancellor's Office to identify any hazardous materials funds that might be available for remedying this problem.

c. MC/LRTC

Negotiations are underway to facilitate the completion of this building.

d. Limoneira property/East Campus Center

Trustee Rooney asked for an update on the acquisition of the Limoneira property donation for the Ventura College East Campus Center.

Other

ADJOURNMENT

Meeting adjourned at 5:05 p.m.