

VENTURA COUNTY COMMUNITY COLLEGE DISTRICT
Board Construction Subcommittee
November 22, 2004

Meeting Notes

PRESENT: Trustee Mary Anne Rooney, Chancellor Meznek, Handel Evans, Les Dickey, Sue Johnson, Mary Anne McNeil, Terry Cobos, Ray Di Giulio, Ken Bailey, Tom Kimberling, Dick Jones, Michael Boulton, Steve Tobias

CALL TO ORDER:

The meeting was called to order at 3:00 p.m.

PUBLIC COMMENTS ON AGENDA ITEMS:

None

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Old Business

New Business

Purchasing

1. **Rejection of Bid #228: Ventura College Re-Roofing Project**
This item seeks approval to reject all bids for Bid 228, a reproofing project at Ventura College. Only two bids were received and both exceeded the available funding.

Capital Planning Design and Construction

1. **2005-06 Scheduled Maintenance/Special Repairs Project Priority List**
This item presents for approval the 2005-06 Scheduled Maintenance/Special Repairs Program 5 year plan that is due to the State Chancellor's Office on December 15. Even though the State does not fund individual scheduled maintenance projects any longer, it still requires that the projects be reported as a district-wide prioritized list.
2. **Resolution for Labor Compliance Program**
As mandated by law (Assembly Bill 1506), any project that received construction funding under Proposition 47 and/or Proposition 55 must implement a labor compliance program. The Moorpark College Child Development Center project falls into this category. Since the Board is responsible for ensuring that prevailing wages are paid on this project, this item presents for approval a resolution to adopt a labor compliance program, which will be monitored by the Department of Industrial

Relations. It was noted that labor compliance programs may be used on other projects, as well.

3. Labor Compliance Consulting Services Contract

Mr. Dickey reported that seven firms responded to a published Request for Qualifications for Labor Compliance Consulting Services. Two firms are being recommended for consideration by the Board: Golden State Labor Compliance and CS & Associates. Both have excellent references and either firm would be acceptable. Trustee Rooney will review the handouts and paperwork and make a recommendation, so that the cost may be negotiated with the recommended firm before the Board meeting.

4. Moorpark College Warehouse – Approval of Design Drawings

Dick Jones, Project Manager, JCM Group, presented the final design drawings for the maintenance and operations warehouse at Moorpark College. Add alternates have been included in this project, if there are funds available.

5. Moorpark College Library Renovation – Increase to Carde-Ten Architectural Contract

After review of the Final Project Proposal, findings indicated that there were a number of issues that needed to be addressed and corrected (the HVAC system, structural issues, additional restrooms). These are costs associated with the overall project. This item presents for approval an increase to the architect's contract to cover the additional planning and design services required for this project.

6. Moorpark College Learning Resource/Telecommunications Center Schedule Analysis - JCM Contract

The Learning Resource/Telecommunications Center at Moorpark College was originally scheduled for completion in June of 2004; however, delays in the project and issues with the contractor have postponed that completion until sometime in the spring of 2005. There is a need to analyze the contractor's schedule to identify the District's position in dealing with Bernards Bros. This item presents for approval a contract with JCM Group to perform a review and analysis of that contract.

7. Oxnard College Student Services Building – Increase to Nadel-JSA Architectural Contract

The initial concept for housing the administrative function of the campus was to move those services into the CSSC building. However, after further review and considerable study and for many logical reasons, it was determined that the administrative function should be placed in the Student Services Building instead. This item increases the contract with

Nadel-JSA Architects for additional programming, planning and design services in connection with the construction of this new building.

- 8. Oxnard College Warehouse – Approval of Design Drawings**
Mr. Boulton described the new warehouse at Oxnard College, noting that the building now meets with the master plan guidelines for the campus. The existing M&O building will remain. Construction on this project, funded by both State and bond money, will begin in late spring/early summer of 2005.
- 9. Ventura College Buildings D and CR Remodel – Approval to Proceed to Bid**
This remodeling project is a secondary effect of the original LRC project at Ventura College. This item requests approval to proceed to bid.
- 10. Ventura College Athletic Field Renovation – Approval of Design Drawings**
Mr. Tobias described the athletic field upgrade project, which includes a new all-weather playing surface, bleachers, and lighting. He noted that the budget for the entire project is \$8.4M, but it is difficult to determine what the final cost will be until it goes to bid.
- 11. Ventura College Athletic Field Renovation – Field Lighting Contract with Taft Electric**
Mr. Tobias described the field lighting project for the athletic fields at Ventura College and reported that Taft Electric was the lowest responsible bidder for this job. This item requests approval to execute a contract with Taft Electric.
- 12. Ventura College Athletic Field Renovation – Exterior Bleachers Contract with All Star Bleachers**
The exterior bleachers are part of the athletic field upgrade at Ventura College. Mr. Tobias described this project, noting that All Star Bleachers was the lowest responsible bidder. Mr. Studt added that this firm has a good reputation and has completed projects at several local high schools with excellent results.
- 13. Ventura College Athletic Field Renovation – Synthetic Turf Contract with Empire & Associates**
Empire & Associates, Inc. is the preferred vendor for the synthetic turf system on the athletic field at Ventura College. This turf was bid off the CMAS contract (California Multiple Award Schedule) with the State of California. The need for the campus to establish a fund to prepare for the replacement of this item sometime in the future was expressed.

14. Change Order Summary Report

Ambiguous language in the Berry Engineering contract (VC Parking Lot) caused an unjustified expense to the general. Change order #5 refunds the contractor for this expense.

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. Ventura College Learning Resource Center

Mr. Evans reported that Sharon Suarez, Esq. will be at the next Board meeting's closed session to discuss pending litigation involving FTR International.

c. Moorpark College Child Development Center

Sharon Suarez is also revising the general conditions in the specifications for this project so that it can be re-bid. The OCIP insurance requirements will be removed. It is anticipated that this project will go out to bid next week and the name of the lowest bidder will be presented to the January Board for approval.

d. Ventura College Math/Science Building - Waste Pipe Problem

Sharon Suarez, Esq. will be at the next Board meeting's closed session to discuss pending litigation regarding this issue.

e. Project Priority Lists for Each Campus

Project priority lists are presently being prepared by individual campuses for presentation to the Chancellor.

Other

NEXT MEETING: Tuesday, January 4 at 5:00 p.m. in the DSC conference room.

ADJOURNMENT

Meeting adjourned at 5:20 p.m.