

## Buildings QQ and RR Grand Opening at the Pacific Coast Campus – October 4, 2017



Pictured above: Elizabeth McCann, Executive Director LBCC Foundation; Dr. Reagan F. Romali, Superintendent/President; Vivian Malaalu, Board Member; Scott Fraser, Professor; Sunny Zia, Board Vice President; Jeff Kellogg, Board President; Dr. Virginia Baxter, Board Member; Doug Otto, Board Member; and Ann-Marie Gabel, Executive Vice President of Finance, Facilities, and Technology Services.

Long Beach Community  
College District

2017  
Citizens'  
Oversight  
Committee  
Annual Report

January 29, 2018

## Message from Superintendent-President Reagan Romali

by Dr. Reagan F. Romali



On behalf of the Long Beach City College Citizens' Bond Oversight Committee, the Long Beach Community College District, and our Board of Trustees, I am

proud to present the 2017 Citizens' Oversight Committee Annual Report to the community.

Here are some highlights from the year:

- We have almost completed the installation of nearly 600 cameras to improve security on both campuses.
- Renovation began on Building P, one of LBCC's oldest buildings, to upgrade it with modern classrooms and structural improvements.
- We celebrated the opening of the QQ and RR Buildings at the Pacific Coast Campus. These buildings,

which feature state-of-the-art classrooms and specialized labs, now house our Electrical Technology Program and Lifetime Learning Center.

- The LBCC Auditorium, originally built in 1956, is being upgraded to provide an improved facility to showcase our talented students in Performing Arts.
- Energy efficiency and green technology continue to be a priority at LBCC. Multiple water conservation efforts, a Central Plant Optimization project, LED lighting and solar generator retrofits will keep us on the path of reducing our carbon footprint.

As always, we are committed to transparency in all aspects of our bond finance reporting. This report is part of that commitment. We encourage our community members to visit [lbcc.edu](http://lbcc.edu) for more information and planning documents such as the 2041 Facilities Master Plan.

The efforts detailed in this report would not have been possible without the voters of Long Beach, Lakewood, Signal Hill, and Avalon, and their support of Long Beach City College through Measure E and Measure LB. We are thankful for your ongoing support and commitment to the success of our students.

Sincerely,  
Dr. Reagan F. Romali  
Superintendent-President  
Long Beach Community College District

Celebrating 90 Years



**Board of Trustees**

Jeffrey A. Kellogg, President  
 Sunny Zia, Vice President  
 Dr. Virginia L. Baxter  
 Vivian Malauulu  
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**Citizens' Oversight Committee****Through June 30, 2017**

Elaine McDaniel, Chairperson  
 David See, Secretary  
 Randy Gordon  
 Jon Gotz, Vice Chairperson  
 Eric Berg  
 Stella Ursua  
 Sharon Diggs-Jackson  
 Joan Greenwood  
 Erick Mazariegos,  
 ASB President

**Effective July 1, 2017**

Elaine McDaniel, Chairperson  
 David See, Vice Chairperson  
 Randy Gordon  
 Aaron Moore  
 Eric Berg  
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 Sharon Diggs-Jackson  
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**Executive Vice President,  
Finance, Facilities and  
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Ann-Marie Gabel

**Representing**

Community At Large  
 Bona-Fide Tax Payers Association  
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 Support Organization for the College  
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 Community At Large  
 Community At Large  
 Community At Large  
 Associated Student Body

The Citizens' Oversight Committee (COC) met on January 30 and August 21, 2017. In between those meetings, quarterly reports were sent to the COC in April and November 2017. At each meeting we reviewed all four quarterly expenditure reports and noted that all expenditures were for projects that appeared on the ballots as approved by the voters. The Committee also reviewed and relies on annual financial and performance audit reports.

## Message from the Committee Chair

by Elaine McDaniel



I am very proud to present the 2017 Annual Report on behalf of the Citizens' Oversight Committee (COC). This report is just one of the requirements under Proposition 39 and is being presented to the Long Beach Community College District Board of Trustees and the community. The report summarizes the accomplishments made during the 2017 calendar year using funds provided through the Measure E and Measure LB Bond Programs.

The support of our community is very important to us and the students we serve. During the course of the year, we have been monitoring the projects as listed in the 2041 Facilities Master Plan. Projects in the plan are being funded by Measure E and Measure LB and will be able to serve the students and community for many years into the future.

The completed projects this year include the District Wide Security Monitoring System for both campuses and the Buildings QQ and RR project at the Pacific Coast Campus (PCC).

The Committee is charged with reviewing the fiscal health of the accounts and the audit of the financial records. Once again, I am happy to report the annual audit has been received with no audit findings and the program is in full compliance with all requirements.

The COC meets twice during the calendar year to review both completed and proposed projects. We welcome the community to attend. Meeting information can be found at [www.lbcc.edu/post/coc-committee-meetings](http://www.lbcc.edu/post/coc-committee-meetings). The Committee's duty is to ensure that the funds raised through Measure E and Measure LB are spent wisely and monitored continually. This program is for the benefit of both the College and the community.

Respectfully submitted,  
 Elaine McDaniel, COC Chairperson



# Completed Construction Projects

## Major Projects Completed - Measures E & LB Prior to 2017

- LAC Parking Structure in Lot J



- LAC Bookstore Building I



- PCC Buildings DD & EE - Classrooms



- Building A Retrofit at LAC - Student Services



- PCC Building CC Fitness Center



- LAC Storm Water Compliance Project - Front Quad



- LAC and PCC Central Plants

- PCC Buildings AA & BB - Administration and Classrooms



- PCC Child Development Center

- LAC Building V Math & Culinary Arts



- LAC Storm Water Compliance Project - Central Quad



- PCC Building GG - Student Services



- LAC Building C - Nursing Program



# Completed Construction Project & Information

## Completed Construction Project in 2017

- PCC Buildings QQ & RR - Electrical Program, Dyer Hall, Lifetime Learning Center



**Building QQ** is a new building with over 24,000 sq. ft. There are 5 electrical labs, 3 classrooms, and 9 faculty offices. The well-designed facility also includes Dyer Hall for large lecture classes and events, as well as the Lifetime Learning Center.



**Building RR** is the renovation of over 7,000 sq. ft. for the electrical program's robotics labs with 2 electrical labs, 1 electrical machinery room, and 1 workroom. This project contains a work yard for students to learn about and work on solar panels.



**Horticulture** also received improvements with this project with an expansion of almost 7,000 sq. ft.

Horticulture classes as well as small events can be held in the beautiful surroundings.



## Awards

Long Beach City College was honored in 2017 with three awards for energy efficiency. LBCC was named the Green School of the Year by Green Education, Inc. and received recognition for Building GG's Silver Leadership in Energy and Environmental Design (LEED) certification by the U.S. Green Building Council's Los Angeles Chapter.

In November 2017, LBCC was awarded with the Community College Energy Award at the Green California Schools and Community Colleges Summit and Exposition, organized by Green Technology. The project recognized was the HVAC Zone and Fan Static Pressure Reset project for refurbishing and upgrading the cooling systems at both campuses. This project, funded by the California Clean Energy Jobs Act (Proposition 39), resulted in an annual reduction of 713,000 kilowatt-hours of electricity, thereby saving the District \$90,000 annually in energy costs.

Pictured: Medhanie Ephrem, Deputy Director of Planning and Construction and Ann-Marie Gabel, Executive Vice President of Finance, Facilities and Technology Services.





## Current Construction Projects

Current construction projects for LBCC include the District Wide Security Monitoring System, which is in its final stages; Building D which is progressing after a delay resulting from an issue with the contractor; and English Studies in Building P.

### *Building P – LAC*



One of the oldest buildings on the Liberal Arts Campus is Building P for English Studies. This project is addressing accessibility, classrooms, and offices as well as mechanical, electrical, and plumbing upgrades for over 16,000 sq. ft. The building will keep its classic design with a beautiful courtyard and stage for poetry reading and other small events. Estimated completion is scheduled for Fall 2018.

### *Building D – LAC*



This project required working with Western Surety Company to acquire a new contractor this year. The Science Labs on the 1<sup>st</sup> and parts of the 2<sup>nd</sup> floors in Building D will be renovated. Physiology, Diagnostic Medical Imaging, Allied Health, Medical Assisting, and Anatomy will have a total of over 18,000 square feet of renovated space. Estimated completion is set for Fall 2018.

### *District Wide Security Monitoring System*



The District Wide Security Monitoring System project began in October 2016 and is nearing completion. Approximately 400 cameras at LAC and approximately 200 cameras at PCC are being configured for the Video Management System. The Long Beach Police Department will be able to view the cameras in the event of an emergency.

# Upcoming Construction Projects

Major projects for 2018 will be occurring on both campuses. LAC will begin construction on Building J, complete the design process for Building M, and begin work on the Kinesiology Labs and Aquatic Center. Projects for PCC include a new parking structure and renovation for a portion of Building MM. Our Facilities Department and Bond Management Team will lead the projects. The projects and their status are reported to the Facilities Advisory Committee and the Citizens' Oversight Committee during the year.



## LAC Building J Auditorium Renovation

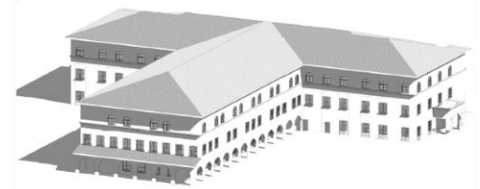
Fences surrounding Building J will be up soon for the renovation of the Auditorium. The project will include almost 38,000 sq. ft. of upgrades for structural, accessibility, and fire/life/safety. Additionally, 14,000 sq. ft. will be added to the northwest corner for classrooms, offices, storage, and an elevator. Construction is scheduled to start January 2018.

## PCC Parking Structure

PCC will receive a well-deserved parking structure in the future. The project will be a Design-Build delivery method and include solar panels on the top floor. The structure is planned to serve 500-600 vehicles for student and staff needs. Construction is anticipated to begin Fall 2019.



## FUTURE PROJECTS



## LAC Building M - Language Arts, Foreign Language, and Computer & Office Studies

This project will be the first partially State-funded project utilizing the Design-Build delivery method and will replace Buildings M and N at LAC. It will be a new 3-story building of nearly 82,000 sq. ft. to include classrooms and offices.



## PCC Building MM

Another partially State-funded project, this design will renovate the west wing of the current Building MM, which houses the HVAC and Carpentry departments. Construction is anticipated to start Fall 2019.

## Inspection of College Facilities and Grounds Where Bond Proceeds Are Being Spent

Construction, modernization, and renovation projects for which the Long Beach Community College District residents voted for in the 2008 Measure E Bond and 2016 Measure LB Bond that were realized in 2017 included the following: Groundbreaking for Building P and Ribbon Cutting for Buildings QQ & RR.

**Groundbreaking Ceremony for LAC Building P English Studies March 8, 2017**



Pictured above: Dr. Terri Long, Former Vice President of Academic Affairs; Lori Woods, City of Signal Hill Councilmember; Vivian Malauulu, Board Member; Sunny Zia, Board Vice President; Dr. Virginia Baxter, Board Member; Jeff Kellogg, Board President; Ann-Marie Gabel, Executive Vice President of Finance, Facilities, and Technology Services; and Lee Douglas, Dean of School of Language Arts and Communication.

**Ribbon Cutting Ceremony for PCC Buildings QQ and RR Electrical Technology Program & Lifetime Learning Center October 4, 2017**

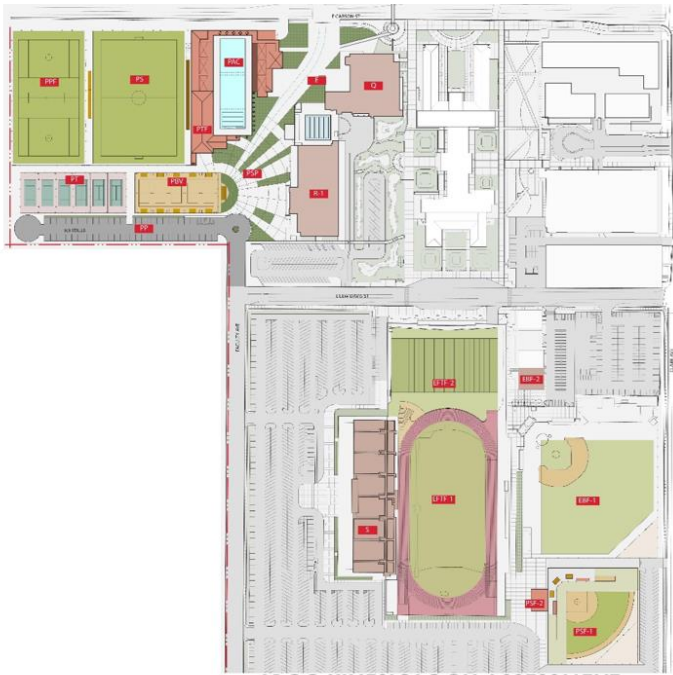


Pictured above: Elizabeth McCann, Executive Director of LBCC Foundation; Dr. Reagan F. Romali, Superintendent/President; Vivian Malauulu, Board Member; Sunny Zia, Board Vice President; Scott Fraser, Professor; Jeff Kellogg, Board President; Dr. Virginia Baxter, Board Member; Doug Otto, Board Member; and Ann-Marie Gabel, Executive Vice President of Finance, Facilities, and Technology Services.

# Upcoming Construction Projects & Campus Maps

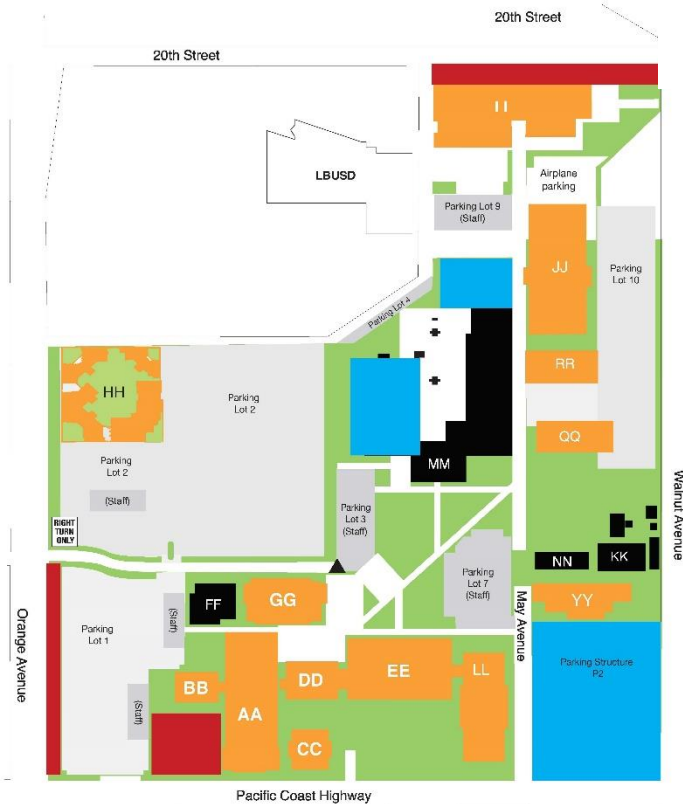
## LAC Kinesiology Labs and Aquatic Center

Two projects have been combined into one to address the outdoor kinesiology labs as a whole. The project will include a softball field, soccer fields, sand volleyball courts, tennis courts, and associated support facilities and infrastructure. The design also includes construction of a new Aquatic Center, which includes a 50 meter pool and support building of approximately 15,000 sq. ft. to provide showers, locker rooms, storage, pool equipment, and office spaces. Construction is anticipated to start Spring 2019.



Liberal Arts Campus

Pacific Coast Campus





**Measure E - 2008**

On February 5, 2008, voters residing in the District were asked: “to qualify for State matching funds that will better prepare Long Beach college students for high demand jobs, shall Long Beach Community College District renovate science, nursing, police, and firefighting classrooms, upgrade classroom technology and high-tech training labs; repair aging roofs, electrical, plumbing, heating, and ventilation; and upgrade/construct/equip/acquire classrooms, facilities, sites; by issuing \$440 million in bonds, at legal rates, with citizens oversight, mandatory audits, and all funds staying local to improve Long Beach City College facilities?” The voters overwhelmingly approved the measure with a 73.22% pass rate.

**Measure LB - 2016**

On June 7, 2016, voters residing in the District were asked: “to prepare students/veterans for jobs/universities by: building/upgrading classrooms/laboratories, for health services, small businesses, police, firefighting, technology/other careers; improving deteriorating gas/electrical/sewer lines/leaky roofs, earthquake safety, security and repairing/constructing/acquiring facilities, fields and equipment, shall Long Beach Community College District issue \$850,000,000 in bonds at legal rates, requiring citizens’ oversight, independent audits, no money for administrators’ salaries/pensions, with funds used locally?” The voters approved the measure with a 64.48% pass rate.

**Citizens’ Oversight Committee Charge**

It is the charge of the Citizens’ Oversight Committee (COC) to monitor the expenditures of the Measure E 2008 and LB 2016 Bond funds and report to the public on the District’s compliance with Proposition 39. Part of the committee’s role is to: 1) inform the public concerning the District’s expenditure of bond proceeds; 2) review quarterly expenditure reports produced by the District to ensure that (a) bond proceeds are expended only for the purposes set forth in the respective ballot measure and (b) no bond proceeds are used for any teacher or administrative salaries or other operating expenses of the District; and 3) present to the Board, in a public session, an annual written report. As part of this function, the committee is to receive and review copies of the District’s annual independent performance audit and annual independent financial audit of the bond construction fund.

**Receive and Review the Annual Independent Performance Audit**

The audit firm of Vicenti, Lloyd, & Stutzman, LLP presented its performance audit findings for Fiscal Year Ended June 30, 2016, to the COC at its meeting of January 30, 2017. The Performance Audit for Fiscal Year Ended June 30, 2016, was received by the COC unanimously.

The audit firm of CliftonLarsonAllen, LLP conducted the Performance Audit for Fiscal Year Ended June 30, 2017. The performance audit team evaluated the Long Beach Community College District’s (District) Measure E and Measure LB Bond Program expenditures against 2008 Measure E, 2016 Measure LB,

and Proposition 39 requirements. The audit team tested expenditures during the period July 1, 2016, through June 30, 2017, for compliance with Bond Program objectives.

The audit team conducted its audit in accordance with Government Auditing Standards issued by the Comptroller General of the United States and reported that the audit found no discrepancies in the use of expenditures for approved Bond Fund purposes. In addition, there were no audit findings observed. The audit will be presented to the COC on January 29, 2018. To view the complete audit reports, please visit the District’s COC webpage at: [www.lbcc.edu/citizens-oversight-committee](http://www.lbcc.edu/citizens-oversight-committee).

**Receive and Review the Annual Independent Financial Audit as it Relates to the Bond Funds**

Vicenti, Lloyd, & Stutzman, LLP presented its Financial Audit findings for Fiscal Year Ended June 30, 2016, to the COC at its January 30, 2017, meeting. The Financial Audit for Proposition 39 General Obligation Bonds, Measure E Bond, and Measure LB Bond for the Year Ended June 30, 2016, was received by the COC unanimously.

	<i>Total Expenditures</i>	<i>Expenditures Tested</i>	<i>Percent Tested</i>
<i>2008 Measure E Bond 7/1/16 – 6/30/17</i>	<i>\$24,009,850</i>	<i>\$13,625,622</i>	<i>57%</i>
<i>2016 Measure LB 7/1/16 – 6/30/17</i>	<i>\$4,124,086</i>	<i>\$2,014,719</i>	<i>49%</i>

The financial audit firm of CliftonLarsonAllen, LLP conducted the Financial Audit for Proposition 39 General Obligation Bonds for the 2008 Measure E and 2016 Measure LB Bonds for the Year Ended June 30, 2017. The financial audit team conducted its audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards, issued by the Comptroller General of the United States.

“In regard to the audits of the 2008 Measure E and 2016 Measure LB Bonds for the Year Ended June 30, 2017, it is the opinion of the financial audit team that the financial statements present fairly, in all material respects, the respective financial position of the Bond Construction Funds of the District as of June 30, 2017, and the respective changes in financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America.”

There were no findings or questioned costs related to Bond Construction Fund financial statements, and the District received an unmodified audit opinion, the highest opinion possible. The audit will be presented to the COC on January 29, 2018. To view the complete audit reports, please visit the District’s COC page at: [www.lbcc.edu/citizens-oversight-committee](http://www.lbcc.edu/citizens-oversight-committee).