



Facilities Advisory Committee

Minutes
November 9, 2016
Meeting

Approved

ATTENDANCE (A = absent):

Committee Members			
✓	Ann-Marie Gabel	✓	Bob Maxell
✓	Richard Estacio	✓	Kim Hatch
A	Karen Kane	✓	Alicia Kruizenga
A	Emmanuel Ndoumna	✓	Shannon Trisler
✓	Tim Wootton		
Guests			
✓	Terrance DeGray	✓	Lexi Donovan
✓	Medhanie Ephrem		

NOTE TAKER: Janet Falcon

Welcome and Introductions (Ann-Marie)

- Ann-Marie welcomed everyone to the meeting and introductions were made.

Approval of the September 14, 2016 Minutes (Bob)

- The minutes of the September 14, 2016 meeting were approved as submitted.

Construction Update including Scheduled Maintenance & Campus Improvement Projects (Tim)

(Refer to "Construction Update Facilities Advisory Committee dated November 9, 2016 P/P Presentation" handout)

- **Scheduled Maintenance Projects**
 - Fiscal Year 2015/16 \$1,322,393 (State Funds Only)
 - Water conservation landscape projects \$1,291,882
 - Awarded design contract to HPI
 - PCC Southwest Campus Water Conservation Project (In design-Submit to DSA by end of December)
 - LAC South Campus Water Conservation Project (In design)
 - PCC Building HH & II Water Conservation Project (In design)
 - LAC Central Plant Cooling Tower Loop Conditioner \$30,511 (Finalizing pricing)
 - Fiscal Year 2015/16 \$2,313,000 (One Time Mandated Cost)
 - Complete roof replacement Buildings F, H, J, HH and JJ. Roof tile replacement for Building K.
 - Construction cost \$1,789,902
 - Contract awarded to Midwest Roofing
 - Construction commenced 10/14/16 at Building J
 - Paint exterior of Buildings O1 & O2 – Working with Contracts to set bid dates
 - Building Z HVAC replacement – Complete
 - Building D rain gutter repair – Complete

**Construction Update including Scheduled Maintenance & Campus Improvement Projects
(continued)**

Scheduled Maintenance Projects (continued)

- Fiscal Year 2016/17 \$2,846,905 (State Funds Only)
 - Certified Access Specialist Program (CASp)
 - Scope includes field survey of ADA deficiencies district-wide
 - CASp analysis completed at PCC Fall 2015
 - CASp analysis completed at LAC Fall 2016
 - District-wide project for ADA upgrades
 - Awarded design contract to Westberg and White
 - Consultant to prepare design documents to address deficiencies as identified in the CASp survey for the PCC campus
 - Upon completion of the LAC survey, District to procure design consultant to prepare design documents to address deficiencies that will be identified in the CASp survey for the LAC campus
 - Both projects will have to be approved by the Division of the State Architect (DSA)
 - Door Lockdown Project
 - Contract awarded to Montgomery Hardware August 2016
 - Retrofitting doors in Buildings A, C, D, L, T, V, AA, BB, DD, EE, GG and LL to allow for lockdown from within room
 - Work began this week
 - Anticipated construction completion Spring 2017
 - Alicia asked about buildings that are not listed above for the Door Lockdown Project. Tim responded the buildings that are listed have been targeted for this phase. The older buildings are much harder to retrofit the locks. The older buildings will be evaluated to see if the new locks will work on the doors. The lockdown locks will be a new standard for any new buildings on areas that have five or more people in the room.
- **District Wide Energy Projects**
 - Prop 39 Years 3 & 4 – 2015-17 Projects \$1,343,217
 - LED Lighting Retrofits, Buildings T, HH and O-2
 - Currently reviewing final design documents
 - Approximately 207,140 kWh/yr. in energy savings and \$30,263 in cost savings
 - Year 3 & Year 4 have been combined to fund retrofit projects

**Construction Update including Scheduled Maintenance & Campus Improvement Projects
(continued)**

- **Campus Improvement Projects – Fiscal Year 2015/16**
 - Facilities Advisory Committee approved on 9/2/15
 - Building Q – Paint Interior Hallways (Complete)
 - Building R – Paint Interior Hallways (Complete)
 - Building O-2 – Replace Carpet in all Hallways with VCT Tile (Complete)

 - Facilities Advisory Committee Approved on 11/18/15
 - Building O-2 – Replace 5 classroom Wall Talkers (Complete)
 - Building D – Install Reverse Osmosis Water Treatment System (Complete)
 - Building S (Stadium) – Repaired Press Box Windows (Complete)
 - Building L – HVAC modifications for Media Services (Complete)

 - Facilities Advisory Committee Approved on 2/17/16
 - Building Q – Athletics Student Success Center
 - Requisition submitted for furniture, computers and AV
 - Requisition submitted for minor tenant improvement
 - Work to commence Winter recess
 - Building Q – Motorize Bleachers (Complete)
 - Various Locations – New student outdoor & hallway seating and benches (On-going)

 - Alicia announced the Auxiliary approved a grant for benches and display cases for Building F. Tim and Medhanie will follow up with the appropriate personnel regarding codes and restrictions for the area.

 - Facilities Advisory Committee Approved on 4/13/16
 - Building K – Room 102 New furniture and carpet for classroom upgrades in conjunction with technology upgrade (\$25,000) (Complete)
 - Athletics Field – Hammer Throw Cage installation (\$28,000) (Getting AE Proposals)
 - This will be evaluated with Outdoor Kinesiology labs

 - Facility Advisory Committee Approved on 9/14/16
 - Building O-2 – IITS space improvements (\$320,000)
 - Awarded design contract to Westberg and White
 - Design to commence soon
 - Building L – Bookshelves relocation and space improvement (\$290,000)
 - Currently soliciting design firm

 - Facility Advisory Committee New Request 11/9/16
 - Building B – Lighting panel replacement (\$30,000) – 3 panels, 1 per floor
 - Installation of Dry wells (\$20,000) – total of 2 dry wells between the parking structure and Building T by the ATM machine.
 - Building D – Install new smoke detectors (\$70,000)

 - The Campus Improvement requests for November 9, 2016 were approved as submitted.

**Construction Update including Scheduled Maintenance & Campus Improvement Projects
(continued)**

- **Current Construction Projects**
 - **LAC Building D 1st and 2nd Floors – Science Labs (Measure E)**
 - MSP Architects – Design Firm, T.B. Penick & Sons awarded construction contract
 - Renovate 16,000 square feet of 1st floor and 2,573 square feet of 2nd floor for new Science Labs (Physiology, Diagnostic Medical Imaging, Allied Health, Medical Assisting and Anatomy)
 - Project started September 2016, estimated construction completion Fall 2017
 - Project is currently on schedule
 - Total project budget = \$14,169,853
 - **PCC Buildings QQ & RR – Electrical Program Relocation/Dyer Hall/Lifetime Learning Center Relocation (Measure E)**
 - HPI Architects – Design Firm, R.C. Construction awarded construction contract
 - Building QQ (24,454 GSF) renovated for 5 Electrical labs, 3 classrooms, 9 faculty offices, Lecture Hall and Lifetime Learning Center
 - Construction started April 2016, estimated construction completion Fall 2017
 - Expanding Horticulture area by 6,798 square feet
 - Moving all functions of Building FF to Building QQ
 - Currently working on setting structural steel and metal decking at Building QQ
 - Building RR (7,667 GSF) renovated for the Electrical program's robotics labs with 2 electrical labs, 1 electrical machinery room and 1 workroom
 - Currently working on exterior building sacking, exterior enclosures and fencing, demolition and new concrete slab and overhead MEP work, to include setting the Roof Top Unit for Building RR. Site work installation includes hydronic piping for hot and chilled water and storm water piping that ties into the existing storm water retention system in Parking Lot #7
 - Project is currently on schedule. Project is 40% complete
 - Total project budget = \$20,302,962
 - **District Wide Security Monitoring System (Measure E & LB)**
 - P2S Engineering – Design Firm, Pars Arvin awarded construction contract
 - Project started in October 2016, estimated construction completion Fall 2017
 - PCC will have approximately 200 cameras installed
 - Design plan covers all exterior building entrances and heavy use areas
 - Maintenance and support assessment addressed during the design process. New staff position created based on assessment
 - Long Beach Police can view cameras in an emergency
 - LAC will have approximately 400 cameras installed
 - Project is currently on schedule
 - Total project budget = \$10,000,000
 - Kim asked about the facial recognition vs. normal camera coverage. Ann-Marie said the facial recognition will have higher resolution cameras. Those cameras will be installed to show entrances/exits, parking lots, and other areas where facial recognition is needed.

Construction Update including Scheduled Maintenance & Campus Improvement Projects (continued)

- **Current Construction Projects (continued)**
 - PCC will be on the first phase followed by LAC.
 - Kim asked how the cameras will be installed. Terrance and Medhanie stated the cameras will be installed on new poles rather than installing them on existing light poles.
 - Terrance announced the Notice to Proceed should be issued November 2016.

- **Upcoming Construction Projects**
 - **LAC Building P – English Studies (Measure E & LB)**
 - Steinberg Architects – Design Firm, Public bid to determine contractor
 - Occupants will be moved to swing space in Buildings M and N
 - Project will address ADA, classrooms, offices and mechanical systems
 - Submitted design documents to DSA for review January 2016
 - DSA Approved project October 25, 2016. Currently in bid process.
 - Estimated construction start in Spring 2017, completion Fall 2018
 - Total project budget = \$8,670,713
 - Parking Lot A will be used for the laydown area for the contractors. The parking lot will be fenced off before the first of the Spring semester.
 - The contract is expected to be awarded at the January Board of Trustees meeting.

 - **LAC Building J – Auditorium (Measure E & LB)**
 - SVA Architects – Design Firm, Public bid to determine contractor
 - Renovate 37,878 GSF Auditorium, originally built in 1956
 - Adding 14,119 GSF onto northwest corner for additional classrooms, offices, storage and elevator
 - Upgrading structural, accessibility and fire/life safety to current codes
 - Submitted design documents to DSA for review October 2016, DSA approval expected Spring 2017
 - Construction start Summer 2017, construction completion Spring 2019
 - Total project budget = \$24,629,548

- **Current Design Projects**
 - **LAC Outdoor Kinesiology Labs (Measure E & LB)**
 - Design contract awarded to Westberg and White, Fall 2016
 - Design for renovation of outdoor kinesiology labs
 - Including softball field, soccer fields and tennis courts
 - Address ADA access issues, lighting and parking
 - Installation of artificial turf on some fields

 - Kim asked about crumb rubber issues specifically chemicals that may be in the rubber. Tim and Medhanie stated the Stadium project included studies concerning this issue. The studies confirmed the safety of the field.

Construction Update including Scheduled Maintenance & Campus Improvement Projects (continued)

- **Current Design Projects (continued)**
 - **LAC Building W – Aquatic Center (Measure E & LB)**
 - Construction of a new 50 meter x 25 yard pool
 - Scope includes construction of a support building of approximately 12,000 sq. ft. to provide showers, locker rooms, storage, pool equipment and office spaces

 - Alicia asked what our current pool size is. Tim replied it is 25 yards x 25 yards. Ann-Marie said the new pool will be a regulation sized pool for competitions.
 - Kim asked if we applied for the Southern California Edison car charger. Tim responded we have heard from our representative and said we have to buy the chargers. SCE would pay for the installation of no less than 10 meters. Kim encouraged some of the stations be installed near the classrooms that teach alternative transportation. Two chargers will be installed with new Building QQ; four chargers could be in the parking structure; and there could be chargers at Building Z. We are still evaluating the pros and cons before making a decision on whether to move forward with this as a project.

Project Prioritization List (Tim)

(Refer to “Project Prioritization List Updated November 2016” Bond Does Pass and Bond Doesn’t Pass handouts)

- California voters passed Bond Measure 51 to approve state funding for projects on the 2041 Facilities Master Plan. The Bond Measure will provide \$27 million for LBCC. Tim reviewed the “Bond Does Pass” report.
- Some projects have been moved up and some moved back because of the bond passage.
- The statewide bond includes funds for Buildings M/N and Building MM.
- Ann-Marie discussed the Governor’s state budget and the authorization to move forward with the plans. There is some concern the Governor may not give the authorization to issue the bonds.
- Alicia asked about Buildings M/N as swing space. Ann-Marie said that issue has been addressed in the plans.
- Shannon asked if this was just for facilities. Ann-Marie confirmed these funds are only for facilities.
- The Project Prioritization list for November 2016 was approved as submitted for “Bond Does Pass” including the changes in the timeline.

Building C & GG Survey Results (Ann-Marie)

(Refer to “Building C & GG Satisfaction Survey Results” handouts)

- Ann-Marie reviewed the surveys for Buildings C and GG.
- There were many comments regarding the temperature of Building C as being too cold. Facilities is currently looking at improving this issue. There were also comments about the screens covering the whiteboards. Ann-Marie will be meeting with Facilities to discuss the matter; however, it was noted that some faculty like the screen locations and that we may not be able to appease all people that use the facilities. There was also a comment about the noise level for chairs on the floors. Ann-Marie said chair glides will be installed on the chairs and will become a standard for chairs in classrooms.

Building C & GG Survey Results (continued)

- Building GG survey results didn't have a "theme" except for the concern EOPS and CalWorks requested to have separate space. The room/class directory was also discussed for Building GG.

Other (Bob)

- Alicia said the Deans have prioritized the Redevelopment list and will be coming to Facilities shortly with their requests.

Meeting adjourned at 2:45 pm.

Next Meeting – February 22, 2017
1:30 – 3:00 pm
PCC - TBD