

Yosemite Community College District

Measure E Citizens' Bond Oversight Committee Meeting Minutes

YCCD Board Room
April 4, 2007, 6:00 p.m.

Members Present: Donald Bunce, Nick Cretan, Michael Gianelli, Gary Hampton, Gary McKinsey, Luis Molina, Terry Plett, Betty Ann Prescott (arrived 6:10 p.m.), Richard S. York Jr., James West

Members Absent: David Geer, John Keiter, Debbie Paffendorf, Patrick Sweeney

Others Present: Brian Sinclair, Nick Stavrianoudakis, Teresa Scott, Mark Newton, Matt Kennedy, Mike Gianelli, Judy Lanchester, Tim Nesmith, Andrew Paffendorf, Graciela Molina (recorder)

1. Call to Order

Citizens' Bond Oversight Committee (CBOC) Meeting was called to order by Luis Molina at 6:00 p.m. in the YCCD Board Room.

2. Introduction of Members

CBOC members introduced themselves and the constituency group they represent.

3. Approval of Minutes of January 3, 2007 Meeting

The meeting minutes of January 3, 2007 were approved by the Citizens' Bond Oversight Committee. A motion was made by Michael Gianelli and seconded by Donald Bunce. The motion carried unanimously.

4. Comments from the Public

Brian Sinclair, MJC Professor, member of Measure E Coordinating Committee and various Measure E project committees, addressed the CBOC members regarding his concerns with Measure E. He reported that Faculty have been involved in the planning process, but expressed criticism with the process used to choose the pool of architects and bfgc as campus master planner. Mr. Sinclair understood that MJC would be receiving 3-4 master plans/major approaches; but MJC ended up receiving one major concept with various phases. In short, he sees that only having one plan is too much pressure and asked if there was a way for the Citizens' Bond Oversight Committee to assist. He opined that programs will not be served as currently projected and stated that there was no forum to get input or brainstorm. Chair Luis Molina stated that the oversight committee was established to ensure that monies are used appropriately; process, expenditures and direct decisions come down from the YCCD Board of Trustees. He could not provide direct comment to the public comment and deferred to staff. Richard York Jr. asked staff if things can be done to resolve the concerns. Gary Hampton requested that this information be agendaized at a future meeting; Chair Luis Molina stated that requests for discussion items be forwarded to the Chancellor's Office for placement on the agenda.

5. Annual Report Subcommittee Update

Chair Luis Molina reported that Richard York Jr. and Donald Bunce volunteered at the January CBOC meeting to serve on the annual report subcommittee. He stated that last year a design template was set; this year the committee will be charged with updating the information to reflect the activities completed this current year. Nick Stavrianoudakis was identified to assist CBOC members with this project. Terry Plett had an interest in assisting and volunteered to serve on the annual report subcommittee.

6. Measure E Bond Update

Mark Newton reported that the Board of Trustees has approved a modification for the Columbia College Measure E budget. Columbia College reviewed the needs of four projects (Child Development Center, Science Natural Resource Center, Madrone Project and Public Safety) and requested a modification of their Measure E budget. The Board of Trustees approved the transfer of funds into these four projects by moving funds from two other renovation projects. He further reported that the Columbia College Educational Master Plan has been completed; the document was presented at a college forum and to the Board of Trustees. This document is a basis needed to move forward on the Campus Master Plan (CMP). Work on the CMP began after the EMP was approved and currently at 50% completion.

Mark Newton reported on the current projects at **Modesto Junior College**: The *Auditorium Project* is approximately 25 % complete. *Ag Housing* moving forward in design phase. *Allied Health* is looking at their design and trying to bring back down to budget. **Columbia College**: Planning process is complete. He stated that the CMP for Columbia will be presented later in the meeting. The *Child Development Project* is in design phase, within budget and on schedule. The *Science Natural Resource Center* is in design phase and testing was run for geothermal design. They are looking into whether the building will run strictly on geothermal design or a hybrid design. The *Public Safety Center* is on schedule and the *Madrone Project* is ahead of schedule.

Mark Newton responded to questions from CBOC members. He reported that campus-wide projects are going through a California Environmental Quality Act (CEQA) process. CEQA evaluates the various aspects of a project and identifies any environmental impacts on the environment.

In response to an inquiry from Nick Cretan, Mark Newton explained that in the program evaluation of the Science Natural Resource Center and the Child Development Center and any reduction in the scope of the project would not make it worthwhile to achieve the project. Columbia College reviewed their options and decided to reallocate funding reserved for the renovations to Sequoia and Redbud in Phase III to these projects. Discussion ensued regarding anticipated growth and how this is reflected through the 20 year growth cycle of the Columbia College Master Plan. Chancellor Stan Hodges reported that discussion at Columbia College is taking place regarding the optimum size for the college. Mark Newton reported that the next logical question, once the size is reached, then looking to educational centers for additional growth.

a. Auditorium Update Presentation

At the request of the CBOC, Mark Newton provided an overview of the main YCCD website and navigated through the Measure E Bond website. He identified the various links of information that one can view, and reported that there are several resources available which include quarterly status reports. He maneuvered through the website to view current photos of the auditorium project. He encouraged members to peruse the site; if they run into any problems, Kitchell could be contacted for assistance. In response to a question regarding auditorium seats, Mark Newton reported the original seats that were in the auditorium prior to any renovation are being protected and will be reinstalled.

7. Measure E Quarterly Expense Report

Mark Newton provided an overview of the Measure E Quarterly Expense Report; first, he reviewed the layout of the report for the benefit of new members. As of February 27, 2007, Columbia College has a total expenditures amount of \$1.9 million, encumbered

amount of \$2.5 million, and an unencumbered balance of \$48 million. MJC's total expenditures amount of \$3.2 million, encumbered approximately \$17.4 million, and end with an unencumbered balance of just under \$2 million. Central Services has total expenditures at approximately \$17 million and a balance of about \$36.5 million with no current encumbrances. Program wide total expenditures amount of \$22.2 million dollars, encumbrances of \$21.2 million ending with a balance of approximately \$283 million. He reminded members that the YCCD Board of Trustees approve any changes to the Measure E budget. Mark Newton reported that the primary goal right now is to proceed forward with design planning process in an attempt to get as much money in the dirt as possible. Any project balances will be placed into the contingency accounts. Currently, Columbia College projects closeout on all projects and does not show any funds in college contingency. MJC is showing a college contingency of \$3.5 million. In response to a question regarding the Calaveras Center expenses and the status of purchase of property, he stated that the expenses are for fees paid to Kitchell as well as appraisals and such for the acquisition of property. He also noted that a proposal should be forthcoming from the adjacent property owners to the County Office of Education property. Discussion ensued regarding the Parking Structure. Two members, Gary Hampton and Donald Bunce, in particular expressed concern with the status of the Parking Structure project. Chief Gary Hampton, representing law enforcement, expressed concern with the expanding of facilities without providing adequate parking. His associates believe that planning is failed without addressing the parking issue, being that parking is already a public safety issue. Law Enforcement officials agreed to endorse the Measure E Bond, and requested to have a representative serve on the committee. He is willing to deliver another letter urging the YCCD Board of Trustees to make the parking issue a priority. Gary Hampton stated that the District cannot lose site that taxpayers, community, and students passed the Bond to serve the constituency of this county which is the student body. Mark Newton reported that a parking study was completed and that the project is currently in design phase and will be completed in 12-18 months. Donald Bunce stated that it has taken 4 years to get to the design phase. Mark Newton stated that both members make good points; the challenge he sees is that the parking structure does not have a constituency group like all other projects do. We need to remind ourselves that the constituency is our college population. Mark Newton reported that the architect has identified two sites for the Parking Structure and Kitchell is waiting for the committee to decide whether they will select a site or wait for the Facilities Master Plan to be completed to make their decision. Chair Luis Molina encouraged getting constituency groups together, rallying students, and interested parties to voice their concerns and most importantly address safety issues. Richard York reminded members that the CBOC's responsibility of expenditure oversight and would like to see the money spent.

8. 2007 Revisions to Program Master Plan (PMP)

Mark Newton reported that the Program Master Plan (PMP) is a document prepared by Kitchell; they issue updates to this document on an annual basis. This document was previously provided to committee members. He presented the revision for the 2007-08 planning year. One change was made to funding for Columbia College and the narrations have been updated specific to the scope of Phase I projects. He stated that all documents presented at today's meeting are available on-line.

9. Columbia College Campus Master Plan

Matt Kennedy provided an overview of the Columbia College Campus Master Plan (CMP). This document was previously provided to the committee members; he incorporated an electronic presentation to provide visual perspective of the design elements selected for Columbia College. The three parts/components to the Columbia

College CMP include the Campus Master Plan, Design Guidelines and supporting documents. He reported that LPA Sacramento, Inc., Planning Architectural Firm, and Brad Nelson, ASLA Principal Landscape Architect, were planning consultants on this project. He reported on the process used to complete the CMP. He orientated members to the Columbia Campus map and identified future building site locations. He provided an overview of the circulation plan and identified the look of the enhanced gathering areas. Matt Kennedy reviewed the design guidelines with committee members which included Site and Landscape Design Guidelines, Architectural Design Guidelines, Signage, Gateways, and Way-Finding, and Circulation Design Guidelines; he concluded by reporting that the ADA survey was also included into the program. Richard York recommended that Kitchell might consider coordinating with the County to tie into the existing trail systems and bike connections. Nick Cretan further recommended improvement to pedestrian trails and possibly connection to areas below Oak Pavilion down to Parrots Ferry and Sawmill Flat.

10. MJC Educational Master Plan

Mark Newton provided information regarding the MJC Educational Master Plan (EMP). He stated that each college has an EMP that defines program growth; MJC's existing plan needed a more focused document that addresses the educational programs that support students. He reported that MJC hired a consultant, Grace Mitchell, Chancellor Emeritus from Cuesta College, to lead the college in an effort to set educational master plan goals. There were three major goals identified in the final document. Recognizing that programming was strong but not centralized, one goal was to consolidate community education programs to one location. They also recognized that there needed to be a focus of programs from East to West in order to make West Campus successful therefore the recommendation was to move Science and Math programs to the West campus. The third goal was that MJC was successful due to its educational diversity and should not steer away from that diversity. Examples provided: The Ag Program is a nationally recognized program that identifies MJC, although the program does not generate many FTES; there is a growing need for Allied Health programs. Overall, the EMP developed large program goals on how education will be developed on MJC's East and West Campuses. The development began October 2006 and was completed in February 2007. Mark Newton reported that Kitchell was a witness to the process and waiting for it to be completed to continue with the process. In response to a question from Michael Gianelli, Mark Newton confirmed that the Facilities Master Plan (FMP) is dictated by the EMP. Further discussion ensued regarding the FMP and EMP. It was requested that staff provide CBOC members with a copy of MJC's EMP for review. Michael Gianelli noted that he is concerned regarding the tension between the Measure E Coordinating Committee, project subcommittees, and with the timeliness of the process. He stressed the need to get moving on projects and spending Measure E dollars. Interim Chancellor Stan Hodges reported that if the college, through its various committees, is unable to make decision regarding Measure E the YCCD Board of Trustees will begin making those decisions. Chair Molina stated that we all represent a particular constituency group and recommends that these groups voice their pleasure/displeasure at a Board of Trustee meetings. There is a need to hold the appropriate people accountable; CBOC as previously mentioned, is an oversight committee and cannot act on some of the issues brought to the meetings. Mark Newton reported that there is a meeting regular meeting of the Board of Trustees is being held next Wednesday and will report on the various concerns shared at this meeting. Richard York asked about future bids; Mark Newton reported that Child Development Center will be the next project that will go out to bid by the end of the year and Allied Health and Natural Resources project will go out to bid in about a year from now.

11. Election of Chairperson

Chair Luis Molina called for nominations for the position of CBOC chairperson; Vice-Chair Richard York Jr. was nominated by Nick Cretan and James West; seeing that no other members were nominated Richard York Jr. was elected the next CBOC Chairperson. This left a vacancy for the position of Vice-Chair; Michael Gianelli was nominated and elected to serve as the new CBOC Vice-Chair.

12. Comments from Committee Members

James West requested that new members be provided the opportunity to tour Measure E projects prior to CBOC meetings. Richard York Jr. recommended that the next new member orientation be videotaped which would allow new members to review the orientation video at their own leisure. He was also interested in continuing tours and moving the meetings around. Luis Molina reported that the next meeting date is July 3, 2007; he suggested moving the meeting to July 10, in light of the Independence Day holiday and committee members agreed. He stated that if a tour can be scheduled at Columbia College, the meeting location will change from what is listed on the meeting schedule. He thanked YCCD administration and staff, and Kitchell for their support during his term; he asked them to continue advocating for students. Committee members thanked Luis Molina and recognized him for his service on the CBOC.

It was reported that on April 9 and 10, Chancellor forums will take place at Modesto Junior College.

13. Adjournment

Nick Cretan made a motion to adjourn the meeting and it was seconded by Donald Bunce. The Citizens' Bond Oversight Committee meeting was adjourned at 7:00 p.m.

The next meeting of the Citizens' Bond Oversight Committee will be held on Thursday, July 10, 2007, at 6:00 p.m., in the Community Education Room, Manzanita Building at Columbia College. A tour for committee members is scheduled preceding the meeting at 5:00 p.m.