

Yosemite Community College District

Measure E Citizens' Bond Oversight Committee Meeting Minutes

Columbia College, Buckeye 3
July 1, 2009, 6:00 p.m.

Members Present: Verle Bartels, James Cherry, Nick Cretan, Gary McKinsey, Malerie Michael, Terry Plett, Patrick Sweeney

Members Absent: Tammy Firch, Billie Taylor, James West

Others Present: Roe Darnell, Matt Kennedy, Tim Nesmith, Mark Newton, Mike Perez, Teresa Scott, Nick Stavrianoudakis, Gary Whitfield, Del Hodges, Ron Martin, Joan Smith, Judy Lanchester, Michele Sweeney, Lacey Peterson, Graciela Molina (recorder)

1. Call to Order

Chair James West was unable to attend therefore, Vice Chair Terry Plett called the Citizens' Bond Oversight Committee (CBOC) Meeting to order at 6:06 p.m. in Buckeye 3.

2. Approval of Minutes April 1, 2009 Meeting

A motion was made to approve the minutes of the April 1, 2009 Citizens' Bond Oversight Committee meeting by Patrick Sweeney and seconded by James Cherry. The motion carried unanimously and minutes were approved.

3. Comments from the Public

Nick Cretan shared an email with CBOC members, unrelated to Bond Measure E. He expressed interest in working with the Chancellor and President Joan Smith regarding the possibilities of establishing a TV & Film Department at Columbia College. Mr. Cretan shared information on an upcoming film project and encouraged the support of CBOC members.

4. Committee Membership

Acting Chair Terry Plett officially accepted the appointment of his second term. Chancellor Roe Darnell reported that a CBOC application was received from Mr. Del Hodges to fill the Taxpayer's Association vacancy on the CBOC; Mr. Hodges is currently seeking membership with a local tax organization. Nick Stavrianoudakis reported that a vacancy still exists for the Columbia College Student category. Malerie Michael inquired with Columbia College student representatives about their interest in applying to serve on CBOC; a reoccurring concern was that meetings are held in Modesto. She inquired if CBOC members representing Tuolumne County would be open to ride-sharing with a Columbia College student representative by providing transportation to meetings held in Modesto. Nick Cretan stated that he would provide a ride-share, if needed.

5. Meeting Schedule

CBOC members were previously provided with a tentative meeting schedule for the 2010 calendar year; the meeting dates included: January 6, April 7, July 7, and October 6. A motion was made to approve the meeting schedule and the vote carried unanimously.

6. Bond Update

Modesto Junior College: Mark Newton reported that YCCD is in the final stages of the CEQA process for MJC West campus. *Allied Health* bid yesterday, June 30, twenty qualified bidders were identified for the project of which fifteen submitted bids; bidders have 48 hours to pull their bids from the pool. The lowest responsive bid received was for \$10.3million, a total of eight bids came in under \$11million. The *Parking Lot* is complete; the ribbon cutting is scheduled for July 21. The *Science Community Center & GVM* is expected to come out of

DSA in October and begin construction in December. **Columbia College:** *Child Development Center* is in construction; *Science and Natural Resources* project received DSA approval and is moving to the bidding phase, construction is scheduled to begin August 2009. The *Mahogany Building* construction is near completion. **Educational Sites:** Calaveras is in the property acquisition status. Property search continues for the *Oakdale* and *Turlock* facilities. The *Patterson Site* is out of DSA review and in negotiations for contract.

Chancellor Roe Darnell reported that Measure E funds are used for construction, operational funding is relied upon by the State. In response to an inquiry from Nick Cretan involving Measure E Bond project savings; Chancellor Darnell stated that funds cannot be transferred from Bond Measure E to general fund operational budgets for use in the operational cost of YCCD or the colleges. Any surplus bond funds can only be used as established in bond language for bond projects or infrastructure projects; each college has established an internal process to reallocate bond project savings. The District is currently researching renewable resource opportunities to reduce operational costs. Chancellor Darnell reported that YCCD has one final bond sale for Measure E; currently, there remains \$80 million in bonds left to issue. Executive Vice Chancellor Teresa Scott reported that originally YCCD was scheduled to go out for four issuances on the bond but recalculated figures to reduce to three issuances. In response to a question from Mr. Del Hodges, it was reported that YCCD will not go out to market now or even within the next several months for the bond issuance. Current projects will not see a current increase to the property rates even with the decline in assessed value.

Terry Plett thanked Mark Newton and Joan Smith for providing the tour to CBOC members.

7. Project Status Report

Mark Newton provided CBOC members with three presentations, previously provided to YCCD Board of Trustees.

MJC Ag Modular Housing Presentation

The *Ag Modular Housing* project will provide housing for MJC Agriculture students at West Campus; this project includes seven buildings each including a kitchen, living room, laundry room, two bathrooms and four bedrooms; parking and new landscaping are included in the project. A map was provided to identify the location and renderings of the site were shown. The project bid on March 25, 2009; the engineer estimated \$750,000 and the actual bid came in under budget at \$655,000, a savings of just under \$95,000. The target completion date is December 2009.

MJC Student Services Building Presentation

The new *Student Services* project will consolidate the existing Student Services programs within two main components: the renovation of the First Floor of the existing Morris Memorial Building and the addition of a new 2-story building on MJC East Campus located north of the Morris Building. The new Student Services Building will provide a one-stop-shop approach to student services by consolidating services and resources to one area. Two renderings were provided: the original design, and one after value engineering modifications. A value engineering session was held in March and it was determined that the building design incorporated "green technology" features that the building could be LEED Silver Certified for an additional \$100,000 in commissioning costs. Changes to the building after the value engineering modifications were mostly cosmetic to the elevation providing functionality as well as additional shade. The first floor will house registration, computer workstations and the welcome center; counseling will be available to students on the second floor of the building.

MJC East Campus Parking Lot Presentation

The MJC *East Campus Parking Lot* is located west of the MJC East Campus adjacent to the college across Tully Road. The parking lot consists of 455 total parking stalls providing a net increase of 250 parking stalls on East campus. The parking lot includes landscaping and is well lit. The cost of construction was \$1,127,775. The ribbon cutting ceremony is scheduled to take place on July 21, invitations are being printed and will be forthcoming.

8. Bond Quarterly Expenditure/Revenue Report

The quarterly expenditure/revenue was provided to CBOC members for their review. Mark Newton reported that across the state there is an increase to contractors concerns; YCCD is concerned with the financial stability of vendors and has had a long standing pre-qualification process for companies that want to do business with the District. The pre-qualification includes several criteria: financial stability, experience with projects of similar nature and size, and requests information related to any current litigation against the vendor. CBOC member Nick Cretan inquired if the District had encountered any problems with building departments within Tuolumne or Stanislaus counties. Mark Newton reported that interaction with municipalities is related to water and sewer; the State has control over each jurisdiction and Fire/Safety is deferred from the State to the local municipalities. Overall, YCCD has good working relationships with all entities.

9. Annual Report – Identify Subcommittee

A call for volunteers was made for the annual report subcommittee. Patrick Sweeney, Terry Plett and Gary McKinsey agreed to serve on this subcommittee. Nick Stavrianoudakis will coordinate with the group and gather content for the report, as directed within the next several months. A final draft will be presented to CBOC in October. Once finalized the report will be available online and distributed to newspapers, libraries and forwarded to local boards.

10. Comments from Committee Members

Terry Plett thanked everyone for being in attendance at the meeting; he thanked tour leaders for sharing the progress of the Bond Measure E. Patrick Sweeney thanked Terry Plett for facilitating a good meeting.

11. Adjournment

A motion to adjourn the meeting was made by Nick Cretan and seconded by Patrick Sweeney to adjourn the meeting. Passing unanimously the Citizens' Bond Oversight Committee meeting was adjourned at 6:55 p.m.

The next meeting of the Citizens' Bond Oversight Committee will be held on Wednesday, January 6, 2010, at 6:00 p.m., at Yosemite Community College District, Board Room.