



Yosemite Community
College District

MEASURE E - CITIZENS' BOND OVERSIGHT COMMITTEE

March 2, 2016 — 2:00 p.m.

Yosemite Community College District
YCCD – Board Room
2201 Blue Gum Avenue
Modesto, CA

MEETING AGENDA

2:00 p.m. OPEN SESSION

1. Call to Order
2. Comments from the Public
3. Committee Membership Update
4. ☆ Approval of Minutes of December 17, 2015 Meeting
5. ☆ Bond Update
6. ☆ YCCD Measure E Budgets and Schedules
7. ☆ Bond Quarterly Expenditure/Revenue Report
8. Comments from Committee Members
9. Adjournment

3:00 p.m. (approximately) CBOC Member Tour of Central Services Bond Project

☆ Denotes Attachment

ANNOUNCEMENTS

The next regular meeting of the Citizens' Bond Oversight Committee will be held on Thursday, June 1, 2016. Open session will begin at 2:00 p.m., in the Manzanita Conference Room, Columbia College, 11600 Columbia College Drive, Sonora, California. A tour of bond projects for CBOC members may precede the general meeting.

Yosemite Community College District

Measure E Citizens' Bond Oversight Committee Meeting Minutes

YCCD Board Room
December 17, 2015, 2 p.m.

Members Present: Barbara Frazer, Larry McElhaney, Matthew Rollicheck, Sherry Fowler, Paul Neumann, Tom Solomon, Joseph Aja

Members Absent: none

Others Present: Teresa Scott, Coni Chavez, Matt Kennedy, Sarah Schrader, Tina Teris, Fred Fowler, Graciela Molina (recorder)

1. Call to Order

Citizens' Bond Oversight Committee (CBOC) Meeting was called to order by Chair Larry McElhaney at 2:00 p.m. in the YCCD Board Room.

2. Comments from the Public

Mr. Fred Fowler expressed Merry Christmas wishes to all.

3. Committee Membership Update

Interim District Director of Public Affairs Coni Chavez announced that a CBOC application was received and a candidate will be moved forward to the Board of Trustees recommending their approval at their January Meeting.

4. Approval of Minutes of September 2, 2015 Meeting

A motion to approve the amended meeting Minutes of September 2, 2015, was made by Paul Neumann and seconded by Barbara Frazer. The motion carried with a vote of 7-0.

Ayes: 7 Barbara Frazer, Larry McElhaney, Matthew Rollicheck, Sherry Fowler,
Paul Neumann, Tom Solomon, Joseph Aja

Nays: 0 none

5. Proposed Meeting Schedule 2016-2017

CBOC Members as part of their agenda packet were provided an amended meeting schedule for 2016-2017. The December 2016 meeting was rescheduled to follow the YCCD Board meeting and presentation of the district audit.

A motion to accept the amended 2016 CBOC meeting schedule was made by Joseph Aja and seconded by Barbara Frazer. The motion carried with a vote of 7-0.

Ayes: 7 Barbara Frazer, Larry McElhaney, Matthew Rollicheck, Sherry Fowler,
Paul Neumann, Tom Solomon, Joseph Aja

Nays: 0 none

6. General Obligation Measure E Audit Reports

Teresa Scott introduced Tina Treis with the CPA auditing firm Crow Horwath, LLP who presented the Bond Measure E Audit Report. CBOC members were previously provided a copy of the Bond Measure E Audit Reports for review.

Ms. Tina Treis provided highlights for the two audit reports: Financial Statements and Performance Audit. **Financial Statements:** The report includes the independent auditor's report, provides an overview of the Financial Statements which included the Report on the Financial Statements, Management's Responsibility for the Financial Statements,

Auditors Responsibility and most important the Opinion. She reviewed the balance sheet listing assets, liabilities and fund balance. Also reviewed was the statement of revenues, expenditures, and change in fund balance. In addition, she also reported on the four pages of notes related to the financial statements. **Performance Audit:** Ms. Treis noted the objectives, scope, methodology, and conclusion of the Performance Audit. It was determined that YCCD expended bond funds according to projects developed by the Board and approved by the voters, which complies with Proposition 39 requirements.

In response to an inquiry regarding fees associated with bond firms and services, Teresa Scott reported that the bond firm fees (i.e. underwriter, legal and financial advisor's) are addressed up front of the refunding process.

7. CBOC Annual Report Committee

Interim District Director of Public Affairs Coni Chavez presented the final draft annual report. CBOC members previously received the report as part of their packet. Ms. Chavez thanked the annual report committee, and both YCCD and Kitchell staff for their input and feedback. She especially thanked Kimberly Carter in the Public Affairs Office for her work on the design of the annual report. A group member photo will be taken at the close of the meeting to update the report with a photo of current membership.

A motion to approve the annual report, as revised was made by Paul Neumann and seconded by Matthew Rolicheck. The motion carried with a vote of 7-0, all in favor.

Ayes: 7 Barbara Frazer, Larry McElhaney, Matthew Rolicheck, Sherry Fowler,
Paul Neumann, Tom Solomon, Joseph Aja

Nays: 0 none

Discussion ensued regarding the Oakdale Educational Site.

8. Bond Measure E Refinances

Executive Vice Chancellor Teresa Scott distributed to CBOC members information regarding the General Obligation Bond Refundings which detailed issuances, refunding, maturities and interest rates. YCCD had three series of bond issuances in 2005, 2008, and 2010. Interest rates dropped in 2012, which allowed a refunding of \$57.1 million saving taxpayers a net of \$4.5 million. In 2015, rates dropped again, the District refunded \$126 million saving a net \$12.5 million. Discussion ensued regarding Capital Outlay Bonds, the refinance process and its oversight was shared.

9. Bond Update

Kitchell representative Matt Kennedy provided the CBOC members with an update on the progress of the Measure E Bond projects (Columbia College: Roadways and Pathway, Renovation to Lower Manzanita, Juniper and Pinyon Buildings; the New District Office Building; and West Campus Roads – Phase 1) and a Summary Expenditure Report.

The presentations were previously given to the YCCD Board of Trustees in October, November and December respectively. **COLUMBIA COLLEGE- ROADWAYS PHASE I-III:** A review of CC Roadways and Pathways by phase was provided; all phases listed below included repairs to existing roadways and parking, new concrete walkways, and asphalt resurfacing. In addition, Phase I – Road to Symons field and Oak Pavilion parking included ADA upgrades to current accessible parking areas; construction completed in August 2013; total project budget \$825K. Phase II – Student Housing Roads and Parking, Road to Alder, and Madrone Road included ADA upgrades to current accessible parking areas and hillside stabilization; construction was completed August 2014. Total budget for this project \$1.6 million. Phase III – College Drive, Manzanita Road, Willow Road, Loop

Road and Staff Parking Lot was the most recent with completion August 2015. Phase III budget totaled \$1.47 million.

The presentation also included the modernization projects of existing buildings including Lower Manzanita, Juniper, and Pinyon. Each project includes renovation of interior space with new walls, finishes and technology infrastructure. **LOWER MANZANITA:** Renovation of the Culinary Arts and Auxiliary Service areas (food service and snack bar). **JUNIPER BUILDING:** Renovation for Multimedia lab, Distance Education, ITC and Entrepreneurship education. **PINYON BUILDING:** Renovation for CC Student Health Services program and will include two exam rooms, conference room and offices. Layout designs were provided for each of the modernization projects.

NEW DISTRICT OFFICE BUILDING: Construction is well under way, project budget \$21 million with construction to be completed September 2016. A photo series was shown of the steel erection that commenced September 22 and was completed October 12; in addition photos of the mechanical, electrical and plumbing roughing, concrete work, and metal framing photos were provided. CBOC members expressed interest in scheduling a tour of the new district building following the March meeting. **MJC WEST CAMPUS ROADS – PHASE 1:** This project is to create a loop around the west campus Phase 1 begins after the first of the year. Begin on the west side of the campus.

In addition, Matt Kennedy referenced the bond update provided in the agenda packet. **Modesto Junior College:** GVM Education Demonstration Center is complete. *East Campus Roads:* under construction. *West Campus Roads:* Project is in the Bidding Phase. **Columbia College:** The *Modernization of the Pinyon and Juniper Buildings* is in Design. Design of the *Culinary Arts* teaching kitchen and food service is underway. **Central Services:** Central Services Building (also known as District Office Building): under construction.

10. YCCD Measure E Budgets and Schedule

Matt Kennedy provided a presentation on the YCCD Budget and Schedule for CBOC members.

11. Bond Quarterly Expenditure/Revenue Report

CBOC members received the Quarterly Expenditure Report as part of their packet. As of June 30, 2015, MJC has total expenditures of \$200 million, encumbered just under \$1.3 million, and ends with an unencumbered balance of \$18 million. Columbia College has total expenditures of \$48 million, encumbered about \$474K, and an unencumbered balance of almost \$4 million. Central Services has total expenditures of \$57 million, encumbered about \$12.5 million, and an unencumbered balance of \$8.8 million. Overall, program-wide total expenditures are just under \$306 million, encumbrances total \$14.6 million, and an end with a balance of approximately \$30.5 million.

12. Comments from Committee Members

Paul Neumann, on behalf of his neighborhood residents, inquired about the new pathways east of the Student Services Building and the parking on College Avenue; in response Teresa Scott reported that neither the District nor Modesto Junior College were consulted with regard to the city's "road diet" on College Avenue.

13. Adjournment

A motion to adjourn the Citizens' Bond Oversight Committee meeting was made by Paul Neumann and seconded by Joseph Aja. The motion carried with a vote of 7-0.

Ayes: 7 Barbara Frazer, Larry McElhaney, Matthew Rollicheck, Sherry Fowler,
Paul Neumann, Tom Solomon, Joseph Aja

Nays: 0 none

The meeting adjourned at 3:05 p.m.

The next regular meeting of the Citizens' Bond Oversight Committee will be held on Wednesday, March 2, 2016. Open session will begin at 2 p.m., in the YCCD Board Room, Yosemite Community College District, 2201 Blue Gum Avenue, Modesto, California. A tour of bond projects for CBOC members may precede the general meeting.

Kitchell representative Mr. Mark Newton will provide the CBOC with an update on the progress of the Measure E Bond projects and the Quarterly Expenditure Report.

Modesto Junior College Projects: The *GVM Education Demonstration Center* is complete. *East Campus Roads* is complete. *West Campus Roads* is in the Bidding Phase.

Columbia College Projects: The *Modernization of the Pinyon Building* is in Design. *Culinary Arts Teaching Kitchen and Food Service* is also in Design.

Central Services: The *Central Services Building* (also known as District Office Building) is under construction.

Current Modesto Junior College Projects

PROJECT	STATUS	START CONSTRUCTION
Agriculture Storage Building	Programming Phase	TBD
Center for Advanced Technologies (North Hall/High Tech Center)	Complete	September 2013
Infrastructure Increment II	Complete	February 2011
Science Community Center and Great Valley Museum	Great Valley Museum Exhibit Correction List	July 2010
MJC East Campus Roads	Complete	May 2015
MJC West Campus Roads	Bidding Phase	February 2016
Painting East Campus	Design	TBD
Painting West Campus	Design	TBD
Science Outdoor Education	Programming Phase	TBD

Current Columbia College Projects

PROJECT	STATUS	START CONSTRUCTION
Manzanita Building	Complete	March 2014
Manzanita Lower Level Renovation	Design	August 2016
Pinyon Building Upgrade	Design	August 2016
Roads Phase III	Complete	May 2015
Secondary Effects (Tamarack)	Complete	November 2013
Sequoia Building	Complete	August 2013

Current Central Services Projects

PROJECT	STATUS	START CONSTRUCTION
Secondary Data Center	Commissioning	April 2013
Shipping and Receiving	Demolition Complete	August 2012
Central Services Building	Construction	April 2015

Definition of "Complete" for Facilities refers to "YCCD Occupancy".
 DSA= Division of State Architect.

**YCCD Measure E Bond
Expenditure Report
Fiscal Year 2015 - 2016**

Expenditure Report By College		Current Budget 9/30/15	Previous Fiscal Years (2004-2015) Expenditures	Current Fiscal Year (2015-2016) Expenditures	Total Expenditures as of 12/31/15	Encumbrances	Unencumbered Balance
Modesto Junior College¹							
15d	Ag-Animal Facilities	\$ 2,017,277.69	\$ 2,017,277.69	\$ -	\$ 2,017,277.69	\$ -	\$ -
15c	Ag-Modular Living Units	\$ 3,149,906.74	\$ 3,149,906.74	\$ -	\$ 3,149,906.74	\$ -	\$ -
15e	Ag-Multipurpose Pavilion	\$ 16,701,861.82	\$ 16,701,861.82	\$ -	\$ 16,701,861.82	\$ -	\$ -
	Ag-Storage Building	\$ 1,410,000.00	\$ 29.56	\$ 19.01	\$ 48.57	\$ -	\$ 1,409,951.43
16	Allied Health & Life Sciences Building	\$ 25,092,868.96	\$ 25,092,868.96	\$ -	\$ 25,092,868.96	\$ -	\$ -
	Art Building	\$ 579,379.00	\$ 579,379.00	\$ -	\$ 579,379.00	\$ -	\$ -
17	Auditorium Renovation/Addition	\$ 19,566,199.54	\$ 19,566,199.54	\$ -	\$ 19,566,199.54	\$ -	\$ -
	Campus Way Parking Lot	\$ 1,300,480.29	\$ 1,300,480.29	\$ -	\$ 1,300,480.29	\$ -	\$ -
	**East Campus - Roads & Pathways	\$ 1,339,000.00	\$ 398,586.18	\$ 807,938.25	\$ 1,206,524.43	\$ 50,171.71	\$ 82,303.86
8	Founders Hall	\$ 11,739,920.00	\$ 11,739,920.00	\$ -	\$ 11,739,920.00	\$ -	\$ -
	**GVM Education Demonstration Center	\$ 3,165,000.00	\$ 1,730,051.01	\$ 241,003.31	\$ 1,971,054.32	\$ 17,070.87	\$ 1,176,874.81
22	**High Technology Center	\$ 17,750,000.00	\$ 16,848,801.09	\$ 667,748.61	\$ 17,516,549.70	\$ 13,511.24	\$ 219,939.06
	**Interim Housing	\$ 3,000,000.00	\$ 2,715,531.56	\$ 43,812.79	\$ 2,759,344.35	\$ 3,810.50	\$ 236,845.15
23	Library & Learning Resources Center	\$ 9,072,710.62	\$ 9,072,710.62	\$ -	\$ 9,072,710.62	\$ -	\$ -
	**Loop Road	\$ 4,480,122.00	\$ 3,713,679.52	\$ 1,020.39	\$ 3,714,699.91	\$ 9,536.25	\$ 755,885.84
	Painting East	\$ 1,602,000.00	\$ 33.59	\$ 25,082.10	\$ 25,115.69	\$ 464.06	\$ 1,576,420.25
	Painting West	\$ 2,015,000.00	\$ 42.25	\$ 25,094.00	\$ 25,136.25	\$ 464.05	\$ 1,989,399.70
2	Parking Structure/Lot	\$ 3,828,528.73	\$ 3,828,528.73	\$ -	\$ 3,828,528.73	\$ -	\$ -
32	Patterson Educational Site	\$ 1,443,672.46	\$ 1,443,672.46	\$ -	\$ 1,443,672.46	\$ -	\$ -
27a	**Science Community Center	\$ 59,650,000.00	\$ 59,272,186.18	\$ 82,394.83	\$ 59,354,581.01	\$ 20,990.00	\$ 274,428.99
	Science Outdoor Ed	\$ 1,960,000.00	\$ 153.60	\$ 56.46	\$ 210.06	\$ -	\$ 1,959,789.94
28	Softball Complex	\$ 1,531,512.90	\$ 1,531,512.90	\$ -	\$ 1,531,512.90	\$ -	\$ -
	Student Center/Career Transfer	\$ 429,158.38	\$ 429,158.38	\$ -	\$ 429,158.38	\$ -	\$ -
14	Student Services Building	\$ 12,627,571.31	\$ 12,627,571.31	\$ -	\$ 12,627,571.31	\$ -	\$ -
31	Turlock Educational Site	\$ 1,091,363.25	\$ 1,088,575.85	\$ -	\$ 1,088,575.85	\$ -	\$ -
	**Utility Infrastructure	\$ 4,480,122.00	\$ 3,673,352.49	\$ 1,020.39	\$ 3,674,372.88	\$ 9,536.25	\$ 796,212.87
	West Campus Parking Lot	\$ 755,109.13	\$ 755,109.13	\$ -	\$ 755,109.13	\$ -	\$ -
	West Campus - Parking Area #1	\$ 2,040,000.00	\$ 25,937.10	\$ 51,767.79	\$ 77,704.89	\$ 173,333.72	\$ 1,788,961.39
	West Campus - Entry Road Area #2A	\$ 93,000.00	\$ 87,873.55	\$ 4,487.83	\$ 92,361.38	\$ -	\$ 638.62
	West Campus - Loop Road Area #3	\$ 663,000.00	\$ 60,486.26	\$ 36,092.60	\$ 96,578.86	\$ 53,283.11	\$ 513,138.03
	West Campus - Loop Road Area #4	\$ 476,000.00	\$ 49,776.36	\$ 25,259.14	\$ 75,035.50	\$ 31,885.31	\$ 369,079.19
	West Campus - Loop Road Area #5	\$ 2,778,000.00	\$ 41,674.74	\$ 63,277.37	\$ 104,952.11	\$ 150,250.62	\$ 2,522,797.27
	West Campus - Brink Entry Area #6	\$ 1,235,000.00	\$ 20,429.76	\$ 53,529.66	\$ 73,959.42	\$ 83,783.56	\$ 1,077,257.02
	College Contingency	\$ 1,046,235.18	\$ -	\$ -	\$ -	\$ -	\$ 1,049,024.00
	SUBTOTAL	\$ 220,110,000.00	\$ 199,563,358.22	\$ 2,129,604.53	\$ 201,692,962.75	\$ 618,091.25	\$ 17,798,947.42

**YCCD Measure E Bond
Expenditure Report
Fiscal Year 2015 - 2016**

Expenditure Report By College		Current Budget 9/30/15	Previous Fiscal Years (2004-2015) Expenditures	Current Fiscal Year (2015-2016) Expenditures	Total Expenditures as of 12/31/15	Encumbrances	Unencumbered Balance
Columbia College²							
34	Bus Service Loop/Disabled Parking Lot	\$ 678,895.49	\$ 678,895.49	\$ -	\$ 678,895.49	\$ -	\$ -
49	Calaveras Educational Site	\$ 1,230,750.71	\$ 1,230,750.71	\$ -	\$ 1,230,750.71	\$ -	\$ -
42	Child Development Center	\$ 8,902,268.85	\$ 8,902,268.85	\$ -	\$ 8,902,268.85	\$ -	\$ -
	Juniper Upgrade	\$ 673,449.00	\$ 14.12	\$ 32,949.66	\$ 32,963.78	\$ 35,058.94	\$ 605,426.28
39	Madrone Building	\$ 2,922,998.07	\$ 2,922,998.07	\$ -	\$ 2,922,998.07	\$ -	\$ -
40	**Manzanita Building	\$ 9,235,075.00	\$ 8,435,867.00	\$ 674,132.36	\$ 9,109,999.36	\$ 70,353.34	\$ 54,722.30
	Manzanita Lower Level Renovation	\$ 2,071,990.00	\$ 43.45	\$ 70,463.50	\$ 70,506.95	\$ 70,330.11	\$ 1,931,152.94
	**Manzanita Secondary Effects	\$ 325,000.00	\$ 218,413.72	\$ 51,158.15	\$ 269,571.87	\$ 10,092.90	\$ 45,335.23
52	Oakdale Educational Site	\$ 43,576.64	\$ 43,576.64	\$ -	\$ 43,576.64	\$ -	\$ -
	Pinyon Building Upgrade	\$ 329,327.00	\$ 6.90	\$ 21,043.33	\$ 21,050.23	\$ 19,178.34	\$ 289,098.43
36	Public Safety Center	\$ 2,105,553.18	\$ 2,105,553.18	\$ -	\$ 2,105,553.18	\$ -	\$ -
	Roadways Phase I	\$ 825,015.00	\$ 760,129.13	\$ -	\$ 760,129.13	\$ -	\$ -
	Roadways Phase II	\$ 1,648,337.00	\$ 1,462,956.97	\$ 37,035.02	\$ 1,499,991.99	\$ -	\$ 148,345.01
	**Roadways Phase III	\$ 1,477,411.00	\$ 615,935.44	\$ 586,126.51	\$ 1,202,061.95	\$ 58,964.99	\$ 216,384.06
45	Science & Natural Resources Building	\$ 17,743,350.42	\$ 17,743,350.42	\$ -	\$ 17,743,350.42	\$ -	\$ -
37	Secondary Access Road	\$ 520,163.48	\$ 520,163.48	\$ -	\$ 520,163.48	\$ -	\$ -
	**Sequoia Modernization	\$ 1,340,480.00	\$ 1,199,897.87	\$ 94,189.12	\$ 1,294,086.99	\$ 6,200.00	\$ 40,193.01
	Swing Space	\$ 125,000.00	\$ 124,426.11	\$ -	\$ 124,426.11	\$ -	\$ -
	College Contingency	\$ 296,359.16	\$ -	\$ -	\$ -	\$ -	\$ 361,818.00
	SUBTOTAL	\$ 52,495,000.00	\$ 46,965,247.55	\$ 1,567,097.65	\$ 48,532,345.20	\$ 270,178.62	\$ 3,692,475.26
Central Services³							
	Ag-Trailers	\$ 65,876.48	\$ 65,876.48	\$ -	\$ 65,876.48	\$ -	\$ -
	Art Building	\$ 600,000.00	\$ 586,393.46	\$ -	\$ 586,393.46	\$ -	\$ -
	Capital Outlay Debt Service	\$ 14,435,000.00	\$ 14,435,000.00	\$ -	\$ 14,435,000.00	\$ -	\$ -
50	Central Services Buildings	\$ 21,000,000.00	\$ 3,363,412.93	\$ 3,647,159.27	\$ 7,010,572.20	\$ 9,884,406.60	\$ 4,105,021.20
	Central Services Master Plan	\$ 82,500.00	\$ 82,500.00	\$ -	\$ 82,500.00	\$ -	\$ -
	DTSC	\$ 1,300,000.00	\$ 1,114,062.19	\$ 11,067.15	\$ 1,125,129.34	\$ 115,917.37	\$ 58,953.29
	Logistics Center	\$ 995,896.57	\$ 995,896.57	\$ -	\$ 995,896.57	\$ -	\$ -
	Patterson Planning	\$ 1,093,484.00	\$ 855,409.00	\$ -	\$ 855,409.00	\$ -	\$ -
	**Primary Data Center	\$ 8,000,000.00	\$ 7,160,459.87	\$ 173,263.61	\$ 7,333,723.48	\$ (0.13)	\$ 666,276.65
	Scheduled Maintenance	\$ 10,000,000.00	\$ 10,000,000.00	\$ -	\$ 10,000,000.00	\$ -	\$ -
	**Secondary Data Center	\$ 3,500,000.00	\$ 3,190,748.96	\$ 28,451.69	\$ 3,219,200.65	\$ 5,245.12	\$ 275,554.23
	**Shipping and Receiving	\$ 5,500,000.00	\$ 4,056,783.07	\$ 125,717.19	\$ 4,182,500.26	\$ 137.30	\$ 1,317,362.44
	Technology Infrastructure	\$ 10,000,000.00	\$ 9,847,929.60	\$ -	\$ 9,847,929.60	\$ -	\$ 152,070.40
	Central Services Contingency	\$ 1,996,242.95	\$ -	\$ -	\$ -	\$ -	\$ 2,247,925.00
	SUBTOTAL	\$ 78,569,000.00	\$ 55,754,472.13	\$ 3,985,658.91	\$ 59,740,131.04	\$ 10,005,706.26	\$ 8,823,163.21
	General Fund Program Wide	\$ -	\$ -	\$ -	\$ -	\$ 191,802.56	\$ (191,802.56)
	TOTAL PROJECT BUDGET	\$ 351,174,000.00	\$ 302,283,077.90	\$ 7,682,361.09	\$ 309,965,438.99	\$ 11,085,778.69	\$ 30,122,783.33

PROJECT CLOSED

**Construction Complete

¹Board Approved revised budget at April 2015 Meeting

²Board Approved revised budget at April 2015 Meeting

³Board Approved revised budget at October 2013 Meeting