

North Orange County Community College District
Citizens' Oversight Committee
June 1, 2016

APPROVED MINUTES

Roll Call: Present: Chuck Allen, Michael Cooper, Paul Jewell, Chris Meyer, Michael Miller, Leroy Mills, Mike Oates, Mark Pavlovich, Louis Raprager, Elena Reyes, Mark Saucedo, Phil Wendel. Absent: Andrew Carroll, Charlene Egizi

Other Employees/Guests Present: Stephen Blount, Brian Fahnestock, Desare Ferraro, Connie Lanzisera, Lorenze Legaspi, Mac McGinnis, Sandra Palmer, Valentina Purtell, Susan Rittel, Greg Schulz, Bob Simpson, Kai Stearns-Moore, Denise Steedman, William Steedman, Richard Storti, Fred Williams, Rick Williams

Call to Order: Chair Chris Meyer called the meeting to order at 4:00 p.m., led a round of introductions and Mike Oates led the Pledge of Allegiance to the Flag. Mr. Meyer announced that Chair Andrew Carroll resigned from the committee for personal reasons and said we will be looking for a vice chair.

Public Comments:

- A. William Steedman, Fullerton College neighbor, expressed his concern regarding construction of a stadium with funds from Measure J. As a voter, he supported Measure J for its expansion of veteran's center facilities and services.
- B. Denise Steedman, Fullerton College neighbor and employee, expressed her concern regarding the proposed stadium at FC. She is very much opposed to having a stadium so close to the neighborhood. She would prefer to see an updated Performing Arts Center that can accommodate persons with disabilities and can be easily evacuated in case of emergency.
- C. Connie Lanzisera, resident of Brea, also spoke out against the proposed football stadium stating that a football field was not mentioned in any of the campaign literature.

Chair Meyer asked if District staff would like to respond to these comments. Dr. Greg Schulz, Fullerton College President, shared that the stadium is not part of the Measure J plan and we are not spending any Measure J monies on it. Regarding the Performing Arts Center, it is our plan to spend funds but have not allocated specific dollars to that at this time. Dr. Schulz would like to continue this discussion with all interested persons after today's meeting to answer all questions.

March 2, 2016, Meeting Minutes: The March 2, 2016, meeting minutes were approved as submitted.

Measure X Update: Mr. Rick Williams shared that the Anaheim Campus is focused on the following three improvements:

- First floor tenant improvements, long term storage is out to bid, DSA approval, construction to begin at the end of July, 75-80-day project.
- Completion of the 7th floor build-out for SCE and ESL programs are in design development phase; we anticipate DSA submittal in a few months.

- Tenth floor build-out for the Vice Chancellor, Educational Services and Technology, offices and faculty training rooms is in design development. Construction will begin next year and completed with Measure X funds in 18-24 months.
- Mr. Fahnestock added that in the committee's packet is the one-page document noting funding changes.
 - The Remodel 700/900 Building project found on Page 67 of the Report had \$62,000.00 year-to-date (YTD) expenditures which is a difference of \$62,000.00 from the December report. This difference was for an FC Technology & Engineering Complex settlement.
 - The Anaheim Campus Build-Out project found on Page 58 of the Report had \$202,928.81 year-to-date (YTD) expenditures which is a difference of \$76,573.85 from the December report. This difference was for architectural planning fees related to the build-out of the 1st, 7th, and 10th floors; scanning phase 2; and the space saver storage system.
 - General Bond Building fund found on Page 59 of the Report had \$2,503.50 year-to-date (YTD) expenditures which is a difference of \$923.34 from the December report for Administration fee costs.

Measure J Update: Mr. Rick Williams stated that meetings at each campus are continuing in an effort to plan and prepare for projects. Each campus is in different phases with the EIR; underground utilities documentation kick-off meeting is this Friday at Fullerton College. EIR draft near completion; projected distribution early September; 2017 for Cypress College.

Ms. Susan Rittel, Cypress College Construction Manager, shared that architect interviews will be held at the end of June. The Construction-Manager-At-Risk (CMAR) delivery method was approved by the Board on May 24, 2016, and we are currently working on the contract. The RFP for the CMAR has gone out and is due June 23. We are in the process of discussing LEED certification for the building with the Board.

Mr. Rick Williams shared that negotiations have not progressed on the long-term lease on the transportation corridor and we are looking at an alternative space in the parking lot to the south of the Tech Ed II building to off-set the spaces lost from the SEM.

Committee Questions and Comments:

- Why are you not looking 20 years ahead for a parking structure? Mr. Fred Williams responded by stating that this parking is just a staff area to accommodate short term needs.
- What is there now or what is the intention for that to free up that space? Mr. Fred Williams shared that we are still planning on a new structure for the Veterans' Center and have just completed an update to the Educational Master Plan. We are focused on what we expect to do in the first ten years. We are making the Board aware of the overall planning at FC.

Dr. Richard Storti noted that the renovation of the 300-500 Business-Humanities Building project will move forward when the state bond passes. If the state bond does not pass, then the project does not have priority. Another early project is a parking structure to free-up other space for staging areas

during construction. Additionally, we have allocated \$130,000 to renovate the existing Veteran's Center. The plan to build/renovate is about 7-10 years out; however, our center is currently serving the veteran's needs.

Committee Questions and Comments:

- How many additional spaces in the structure at the Fieldhouse so how many additional spaces are you going to be adding? Dr. Storti responded that 800-1,000 spaces will be added.
- A Performing Arts Center is on the schedule to be built across the street where will parking be located? Dr. Storti said we do have the Plummer Parking structure which currently houses 400 parking spaces and it will be the primary source for parking.
- What kind of input from both campuses do you have from the veterans themselves? Member Louis Raprager spoke for Cypress College stating that since he is a veteran and a member of this committee that the college had included veterans in their decision.
- Regarding the EIR is it covering the next 25 years? Mr. Fred Williams stated that we are actually doing three separate EIR's one for each campus (Anaheim, Cypress, and Fullerton); at the current time we are only focusing on the first 10 years.

Status of Bond Issuance: Mr. Brian Fahnestock stated that the \$574,000,000 bonds will be divided into a number of series; the first series issue will be \$100,000,000. Mr. Fahnestock and Mr. Fred Williams met with the rating agencies and the District's rating was upgraded with S&P; the bonds will go to market tomorrow. The bonds will mature in 2040; no capital appreciation bonds are included.

Future Agenda Items: None.

Committee Member Comments: Chair Meyer noted the opportunity for members to discuss items on the agenda is now; if anybody has a comment please do so. There were no additional comments.

Future Meeting Dates: The next meeting will be September 7, 2016, in Room 105 at the Anaheim Campus.

Adjournment: There were no public comments and the meeting was adjourned at 4:46 p.m.