

Facilities & Sustainability Minutes

Wednesday September 6, 2023 – 1:00 pm Zoom Meeting

Admin: Co-Chair: Marcos Rodriguez, Faculty Co-Chair: Pamela Kelley

Admin Reps: Calvin Yu, Kristin Rabe, Jim Coggins

Faculty Reps: Chris McCraw, Dinorah Medina, Chris Benker, Tim Heasley, Vic Posey, Mychael Phillips, Kevin Ruiz

Classified Reps: Juan Torres; Timothy Hernandez, Martha Gonzalez

Students Reps: Amanda

Attendees Role for 9/6/2023: Marcos Rodriguez, Kristin Rabe, Vic Posey, James Coggins, Pam Kelley, Chris McCraw, Martha Gonzalez, Mychael Phillips, Chris Benker & Bernadette Martinez (clerical support).

Absent Role for 9/6/2023: Kevin Ruiz, Juan Torres, Dinorah Medina & Tim Hernandez

****UNAPPROVED Facilities & Sustainability 9/6/2023 Meeting Minutes ** Call to order at 1:07pm**

I. Welcome to New Year

- No New Members to Announce
- Introduction of New Vice President of Finance – Calvin Yu

II. Approval of May Minutes – (Kelley)

- Minutes from current meeting(s) will be pending on website until they are approved.
- Tim McCraw motions to approve the minutes, Jim Coggins seconds
- Committee votes to approve. No opposition. No abstention

III. Approval of Agenda – (Kelley)

- James Coggins motions to approve the agenda, Vic Posey seconds
- Committee votes to approve. No opposition. No abstention

IV. Facilities and Sustainability Committee Charge – (Rodriguez)

- Committee received a copy of the Facilities and Sustainability Charge to review and they will meet at the next committee meeting to review for changes and vote to approve for fiscal year. Vic Posey inquired if there is a previous Facilities and Sustainability committee charge to compare with the current Facilities and Sustainability Committee charge. He also inquired if this is the same Facilities and Sustainability Committee charge as last year. Bernadette Martinez confirmed it is the same charge as last year.

V. Deferred Maintenance and Measure J – (Rodriguez)

- Monument signs at Bakersfield College are in the process of being repainted and restored.
- Humanities Building - The windows in this building have been replaced with the exception of rooms 32 – 40. The building was originally built in the 1950s and there was not a header system in these office windows. We have requested a construction change directive that has been recently approved. Pricing will be requested from the contractor to demo the old system and install the new windows. The timeline is 1 -2 months. The painting of the exterior

of this building has been completed and the restrooms have been remodeled with new tile, toilettes, sinks, etc.

- Language Arts Building – The roof for the building has been replaced with a PVC style roof and should prevent leaks for 30 years. During the time of this project all mechanical systems had to be removed. When re-installing the mechanical systems there were some leaks which required the replacement of 100 ceiling tiles and repair to any water damages. There are continued updates going on to the restrooms in this building along with the replacement of the windows which is pending DSA approval. The tentative timeline for this to be completed will be during winter break.
- Math and Science Building – Rooms 2, 5, 6, 15, 16, 17, 18, 24 & 26 are being updated. The Allied Health program is also expanding. They have had some nursing and phlebotomy programs being held at the Weil Institute and on the north side of campus. This expansion will enable them to have one location for these programs. The timeline for the completion of this project is mid-October. There was a delay on this project as there was a valve left opened in classroom 6 that caused flooding to the new SIM Lab, X-Ray Lab, and room 22. There was also a flea problem in the basement of this building which assisted in the delay of this project and is being resolved.
- Bakersfield College Veterans Plaza Ribbon Cutting – The ribbon cutting took place on August 31, 2023; it was a well-attended event with one of the dignity speaker Kevin McCarthy and other campus representatives and campus administration.
- Delano Campus – The new learning resource center has opened; it is a 2 story; 40,000 square foot building and the project cost was about 31.5 billion dollars. Phase II of this project will be general landscaping. There may be an additional parking lot with 50 spaces added in the future depending on funding. A monument sign will also be installed at the corner of Cecil Avenue and Timmons Drive. A sidewalk will be constructed back to the bus stop and landscaping will be done in the area where the modular buildings are currently located. The modular building will be removed. This should be completed by the end of the year.
- Arvin Campus – The Arvin Campus is currently under construction with an expected completion date in May 2024. The goal is to open the campus in August of 2024.
- Agriculture Science Building – The original bid for this project was several million dollars over budget. The team regrouped and re-bid will be done for this building. Also, on September 28, 2023 will be the re-bid for the Horticulture green houses on the east side of that venue. Questions arose about the timeline for construction of the Agriculture Building. When bids come in; if the bid amounts are where they need to be; it will then go to board approval. Then we will issue a notice to proceed and the contract will need to gather all paperwork needed. It will be a construction manage project by Columbo Construction at Risk. It may be mid to late November for construction to start. It will be a 27-month project. The green houses will be bid on separately. Questions were raised if the Swing Space/s will be put together prior to the building being removed. The Swing Space/s will be done prior to the removal of the building.

- **New Gym Building** – We are working with an Architect to provide tentative schematic designs to build either a two story or three-story building that would be adjacent on the north side of the warm up pool. Continued updates will be provided. The swimming pool buildings had some unforeseen conditions that would require improvements which would make it cost prohibitive. However, we will rerun power and data throughout the basement area where current swimming pool equipment is located. The power will be re-routed following the roadway around on the southwest corner of the swimming pool, and in front of the tennis courts to power the new gymnasium building. This will also power the new solar system. There is a tentative completion date for the gymnasium in December 2024. Questions were raised about a new swimming pool building being included under Measure J. The original plan was to modernize the North and South swimming pool buildings. However, there were unforeseen conditions with the column structures in the buildings. We received a red tag notice from the Division of State Architects, therefore, the project had to be discontinued until there is a final solution. A third-party structural engineer and DSA field/structural engineer also evaluated the buildings. They proposed to update the seismic requirements and fix the conditions which can be very costly. Therefore, we're evaluating this new swimming pool building as an option. Questions about how the swimming pool building was added under Measure J when it was originally listed under Measure J funds. Clarification was provided that the swimming pool building refers to a building for classes since the building they were going to revise was to be used for classrooms and office space. Continued clarification was added that it was part of the original Measure J project originally; however, when renovations started it was determined that the buildings costs were not feasible to add the classrooms under the gym project. The decision has been made to demolish the original building since it is too cost prohibitive to bring the whole building up to code.
- **Student Housing Project** – We are awaiting DSA approval. There were some changes with the State of California. We received a grant for 60.5 million dollars to construct a 5-story building, to hold 200 beds. However, the State of California changed some things with the grant and wanted Bakersfield College to float their own bond to pay for the project. The State of California allotted 15 community colleges this type of funding; unfortunately, because of budget constraints, they called back the funding. Several colleges have already broke ground for construction. The State Chancellor's office has been moving to find a solution for funding and there has been some legislation action. Two bills have been put forward; however, they have not passed yet.
- **Deferred Maintenance Funding** – Deferred Maintenance funding was originally estimated at 12 million dollars and was reduced to 2 million dollars. There are some funds left from the Covid Block Grant; around 10 million dollars between schedule maintenance and some work with instructional supplies. We will need around 8.5 million dollars. The State of California is in tight budget all around. We are lucky to have increased enrollment and a strong supportive community.
- **Solar Project** – The solar arrays are up in parking lot eight, south of the baseball field and part of parking lot 16; expected date for the connection of the array configuration is in October 2023. The system will be energized once the power and data scenario for the gymnasium project is set up. We received ESA approval and some equipment has been ordered and will be dated for March 2024 this will allow us to acclimate the air conditioning system for the new gym building. We will also add 750-Kilowatt battery storage system to

the solar grid. This will assist with shaping our demand of peak hours from 4:00 pm to 9:00 pm. Power generation from the solar project may start as early as next summer. Parking lot damages to parking lot eight caused by the solar project will be repaired and also re construct parking lot sixteen to include lighting. Questions were raised if parking will be an issue due to this construction. There will be a strategic plan regarding the parking lots.

- Measure J – Measure J Bond passed in November of 2016 and construction started in 2017; however, since then every year the cost of construction materials has gone up 15% - 20%. We finished the Education Master Plan at the end of Spring semester. We will also do a Facilities Master Plan that will go to the board for approval and that will refocus projects under Measure J.

VI. Work Order Report – (Coggins)

- Tradesman and Custodial work order reports were emailed to the committee. The work order reports consist of completed work orders, work orders in progress and new requests.

VII. New Business - (Open)

- No New Business

VIII. Adjournment – (Kelley)

Motion to adjourn by Jim Coggins

2nd was by Chris McCraw

Meeting adjourned at 2:03 pm