

CITIZENS' BOND OVERSIGHT COMMITTEE
Riverside Community College District
Moreno Valley College
Humanities Building, Rm. 246
16130 Lasselle St., Moreno Valley, CA 92551
4 p.m. - February 20, 2013

AGENDA

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| I. Call to Order | Richard Chavez, <i>Chair</i> |
| II. Moreno Valley College Update
- Update on MVC Measure C projects
and College information | Dr. Sandra Mayo
<i>President</i> |
| III. Measure C Financial Update
- Review of bond expenditures and
financial commitments | Aaron Brown
<i>Assoc. Vice Chancellor, Finance</i> |
| IV. Measure C Projects Update
- Review of current status of project
commitments funded in part, or in
whole, by Measure C | Orin Williams
<i>Assoc. Vice Chancellor, Facilities
Planning & Development</i> |
| V. Other Business
- Information regarding Glazier Joint
Apprentice inquiry | Ruth Adams
<i>RCCD General Counsel</i> |
| VI. Business from Committee Members | |
| VII. Public Comment | |

MINUTES OF THE CITIZENS' BOND OVERSIGHT COMMITTEE MEETING

February 20, 2013

Moreno Valley College

Humanities Building, Rm. 234

16130 Lasselle St., Moreno Valley, CA 92551-2045

Chair Richard Chavez called the meeting to order at 4:05 pm.

Members Present

Mr. Richard Chavez (Chair)

Mr. David Barnhart

Mr. Nicolas Ferguson

Mr. Jeff Kraus

Mr. Robert Taylor

Members Absent

Ms. Allison Dale

Ms. Rikki Hix

Staff Present

Mr. Aaron Brown, Vice Chancellor, Business and Financial Services

Dr. Sandra Mayo, President, Moreno Valley College

Mr. Jim Parsons, Associate Vice Chancellor, Strategic Communications
& Relations

Ms. Ruth Adams, RCCD General Counsel

Mr. Bart Doering, Director of Construction (MVC)

Mr. John Baker, Interim Director, Construction (RCC)

Mr. Laurens Thurman, Consultant

Guests

Mrs. Sandra Ferguson

Approval of minutes – October 10, 2012

Not agendized; deferred until April 2013 meeting

Dr. Mayo briefed the CBOC on the scope and construction status of the Student Academic Services building, noting that while construction is expected to be completed by fall 2013, regular classes will not be held in the building until the winter 2014 session in order to allow for any construction, equipment, or operational delays. She discussed the new emergency phone system on campus, the network operations center, ongoing efforts to implement ADA features to meet code, and reported that improvements in the science laboratories will be undertaken over spring break. Dr. Mayo also reported on the College's intention to develop a new education master plan, prior to updating the campus's facilities plan; and, the Physician Assistant lab remodeling project, which is being bid again because of pricing.

MORENO VALLEY
COLLEGE UPDATE

Committee member Kraus asked about the remaining amount of Measure C funds allocated to MVC, and whether those funds would be enough to meet the College’s vision and projected needs. Dr. Mayo noted that the available dollars will not fund everything, that institutions are limited by regulations on when bond funds need to be expended, and that this was one of the reasons for the College to revise the facilities master plan after developing a more current education master plan.

Mr. Brown presented the current report on financial expenditures and commitments related to Measure C, noting a cash balance of \$8.2 million under the current bond issuance. Discussion also centered on Norco College’s fuel cell generator project, and Mr. Thurman cited 70% overall efficiency for the plant. Mr. Brown alerted the Committee to the fact that RCCD was undergoing a minor IRS audit related to the 2007 \$90 million Measure C bond issuance; IRS simply requesting more information. His office, in conjunction with bond counsel, responded to the IRS.

MEASURE C
FINANCIAL UPDATE

Mr. Doering presented the Project Commitments Report, reporting briefly on the completion of the Alumni House carriage house project. Mr. Thurmond gave an overview of Norco College projects including the future Center for Human Performance, the current status of monitoring wells on campus, secondary impacts projects, maintenance and warehousing, and the Network Operations Center. He also noted that design work was proceeding on the fuel cell project.

MEASURE C
PROJECT UPDATE

Committee Member Ferguson asked about the footprint of the fuel cell project. Answer: size of a small container, roughly 30’x10’x8’. Cost to the College will be \$2.1 million; expected savings are \$300,000 a year; electricity generated would cover 40% of the campus load on a normal day. Committee Member Kraus asked whether the Center for Human Performance project was “shovel ready.” Answer: Yes.

Mr. Baker discussed projects at RCC, noting that staff was discussing how best to improve security measures in place at RAC to prevent unauthorized use and ensure public safety. Planning is also underway for a Student Services and Administrative Building, reuse of Lovekin Field, and the RCC Police department building. He also talked about the Culinary Arts Academy project in downtown Riverside, which would include district offices on two floors. That project is expected to be complete in fall 2016—about the same time as the Coil School for the Arts.

Mr. Doering reported on the district-wide ADA transition/improvement plan, noting that MV and NC are in phase 1, with anticipated completion of that phase in April. RCC will be going out to bid. He also discussed

infrastructure issues related to the age of some of the RCC buildings and systems, including the power transformers, which will be upgraded to a 12kv system.

Committee Member Kraus asked about parking downtown (specifically the 100 parking spaces purchased in the city's parking structure) and whether it would be used for both the Coil School for the Arts and the Culinary Arts Academy/District Offices building. Answer: Yes, with additional planned parking associated with CSA.

Ms. Adams discussed an inquiry/complaint filed by the Southern California Glaziers and Glassworks Trust related to the use of apprentices from non-state approved programs. She reported that Padilla & Associates, the PLA administrators, had looked into the issue and made sure the situation was corrected and that appropriate apprentices were on the job site.

Mr. Kraus asked whether the District or PLA administrator was getting the information out to the subcontractors on the job site as a reminder. Answer: Yes, that was being done.

Committee Member Barnhart again requested that Facilities & Planning generate at least an annual report concerning project change orders. Mr. Doering will carry that request back to AVC Williams and ensure that a report is presented to the CBOC.

Committee Chair Chavez asked about two recent Board of Trustees agenda items related to the loan of Measure C funds to college projects/programs. Mr. Brown explained that the issue was one of timing; both projects concerned grants that required construction to happen in order for the grant work to be done, but that the grant funding was phased over multiple years. The loan of Measure C funds allows the colleges to complete the construction up front thereby allowing the program to serve students, with the grant guaranteeing reimbursement of those Measure C funds. Committee Members Barnhart and Taylor said it would be important for that information to be readily available so that no one misconstrued the use of Measure C funds.

Call for adjournment - (M/Taylor S/Ferguson)

ADJOURNMENT

Meeting was adjourned at 5:17 pm.