

CITIZENS' BOND OVERSIGHT COMMITTEE

Riverside Community College District
Executive Conference Room #309
3801 Market Street, Riverside, CA 92501
3 pm – February 4, 2020

ORDER OF BUSINESS

Pledge of Allegiance

Anyone who wishes to make a presentation to the Committee on an agenda item is requested to please fill out a "REQUEST TO ADDRESS THE COMMITTEE" card, available from the Administrative Assistant. Please make sure that the correct spelling of your name and address to maintain proper records. Comments should be limited to three (3) minutes or less. (This time limit will be doubled for members of the public utilizing a translator to ensure the non-English speaker receives the same opportunity to directly address the Committee, unless simultaneous translation equipment is used.)

Anyone who requires a disability-related modification or accommodation in order to participate in any meeting should contact the Vice Chancellor's Office at (951) 222-8211 and speak to an Administrative Assistant as far in advance of the meeting as possible. Any public records relating to an open session agenda item that is distributed within 72 hours prior to the meeting is available for public inspection at the Riverside Community College District Vice Chancellor's Office, 2nd Floor, 3801 Market Street, Riverside, California, 92501 or online at

<https://www.rccd.edu/admin/iaed/Pages/index.aspx>.

I. Call to Order

II. Approval of Minutes

Minutes from July 17, 2019

Recommended Action: Approval of July 17, 2019 minutes

III. Approval of Annual Report

Recommended Action: Approval Annual Report

IV. A. Measure C Financial Update

Report on Proposition 39 Funding Financial
and Performance Audit and Letter

Information Only

B. Project Commitments Summary Report

Series A, Series B, Series A Refunding,
Series 2007 C, Series 2010 D, Series 2015 E

Information Only

C. Capital Program Executive Summary Report (CPES)

Information Only

- V. A. Measure C Projects Update
 - Board Reports – September 2019 through December 2019 Using Measure C funding
 - Information Only*

- VI. Business from Committee Members
 - A. Resignation S. Standerfer
 - B. Measure C ballot language
 - C. 2003 Facilities Master Plan
 - D. Board of Trustees Measure C recap

VII. Public Comments

VIII. Adjourn

Minutes of the Measure C Citizens' Bond Oversight Committee Meeting
Riverside Community College District
Executive Conference Room #309
3801 Market Street, Riverside, CA 92501
4 p.m. – July 18, 2019

Members Present:

Clark DuPont
Jason Hunter
Jeanette Hazelwood
James Cuevas

Staff/Guests:

Wolde-Ab Isaac, *Chancellor*
Aaron Brown, *Vice Chancellor, Business and Financial Services*
Majd Askar, *Director, Business Services*
Rebecca Goldware, *Vice Chancellor, Institutional Advancement and Economic Development*
Hussain Agah, *Associate Vice Chancellor, Facilities Planning & Development*
Marisa Yeager, *Director, Government Relations*

Call to Order: 4:06 pm

Approval of from

January minutes are approved
April minutes are approved with 1 abstention

Measure C Financial Updates - Madj

Q: Cuevas – \$213 thousand that has been approved, how is it allocated and does it go back to the board.

A: Majd: Projection of what the cost in the next 5 years, along with the additional \$50 thousand

A: Aaron: No, this does not go back to the board for approval.

Q: Hunter – Proposed future projects, see a total commitment of 98 million but only 30 million is left how does that reconcile?

A: Aaron: An adjustment list needs to be created because not all items are going to be committed out of Measure C, these are picked up from the 5-year capital construction plan. There will need to be commitment of local funding. Money will need to come from a future bond or some other source, or not at all.

Q: Hunter – When will the bond money be expended?

A: Aaron – 5 year spend out

Q: Cuevas - When the last dollar is spent, what happens to the committee?

A: Aaron – A final report will be completed and the committee will disband?

Q: Hunter: Is there a limit of how long you have to spend the money?

A: Aaron there is no limit

Q: Hunter: How much total does the district know of the 40 million is committed

A: Aaron – 8.3 million is not committed

Q: Hunter – Did the district get everything they wanted done with the money?

A: Aaron – No, not everything has been completed.

Hunter would like a match up report on what has been voted on in 2004 and what has been completed to take out to the community committees he attends.

Hunter would like an At-A-Glance report of everything that has been completed.

Q: Hunter – How long have we used the project consultant, how many years do we bid out?

A: Agah – 12 years

Q: Hunter – How do you contain cost?

A: Aaron RFP to find out best source, better project and software

Q: Hunter – Is there a policy that has to go back to the RFP?

A: Aaron – No policy.

Q: Hunter - Do you have to choose the lowest bid?

A: Majd – No

Q: Hunter - What is the difference between K-12/district?

A: Majd – Qualifications

Q: Hunter – Does the board have to approve?

A: Aaron – Yes, the board has to approve the project.

Q: Hunter – Does the board approve RFP's

A: Aaron – Yes, the board approves

Board Reports – Hussain

Q: Hunter – At Norco college it was said the district turned down money from Cervantes.

A: Rebeccah – Not everything was in order.

Business from Committee Members

Cuevas – Termed out

Public Comment

None

Adjourn – 5:04

RIVERSIDE COMMUNITY COLLEGE DISTRICT

RIVERSIDE COUNTY

**REPORT ON PROPOSITION 39 FUNDING
FINANCIAL AND PERFORMANCE AUDITS**

June 30, 2019



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CONSULTING

RIVERSIDE COMMUNITY COLLEGE DISTRICT

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June 30, 2019

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**FINANCIAL AUDIT OF THE GENERAL OBLIGATION BOND FUNDED CAPITAL
OUTLAY PROJECTS**



INDEPENDENT AUDITORS' REPORT

The Board of Trustees
The Measure C Citizens' Bond Oversight Committee
Riverside Community College District

Report on the Financial Statements

We have audited the accompanying financial statements of the General Obligation Bond Funded Capital Outlay Projects of the Riverside Community College District (the District) as of and for the year ended June 30, 2019, and the related notes to the financial statements, as listed in the table of contents.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditors' Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

The Board of Trustees
The Measure C Citizens' Bond Oversight Committee
Riverside Community College District

Opinion

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the General Obligation Bond Funded Capital Outlay Projects of the District as of June 30, 2019, and the change in financial position thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Emphasis of Matter

As discussed in Note 1, the financial statements present fairly only the General Obligation Bond Funded Capital Outlay Projects and do not purport to, and do not, present fairly the financial position of the District as of June 30, 2019 or the change in its financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America. Our opinion is not modified with respect to this matter.

Other Information

Our audit of the General Obligation Bond Funded Capital Outlay Projects of the District was conducted for the purpose of forming an opinion on the financial statements referred to above. The supplementary schedule is presented for purposes of additional analysis and is not a required part of the financial statements. The supplementary schedule, is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the financial statements. Such information has been subjected to the auditing procedures applied in the audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplementary schedule, is fairly stated in all material respects in relation to the financial statements.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated October 9, 2019 on our consideration of the District's internal control over the General Obligation Bond Funded Capital Outlay Projects financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control over the General Obligation Bond Funded Capital Outlay Projects financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over the General Obligation Bond Funded Capital Outlay Projects financial reporting and compliance.



CliftonLarsonAllen LLP
Glendora, California
October 9, 2019

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**BALANCE SHEET
June 30, 2019**

Assets

Cash in county treasury	\$ 4,476,066
Accounts receivable	33,031
Due from other funds	3,506
Total Assets	\$ 4,512,603

Liabilities and Fund Balance

Liabilities

Accounts payable	\$ 27,227
Due to other funds	2,864
Total Liabilities	30,091

Fund Balance

Restricted	4,482,512
Total Fund Balance	4,482,512
Total Liabilities and Fund Balance	\$ 4,512,603

See the accompanying notes to the financial statements

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
For the Fiscal Year Ended June 30, 2019**

Revenues	
Interest income	\$ 127,288
Other local revenue	(103,234)
Total Revenues	<u>24,054</u>
Expenditures	
Salaries	69,103
Benefits	38,286
Supplies	65
Other services	561,047
Capital outlay	1,402,711
Total Expenditures	<u>2,071,212</u>
Net change in fund balance	(2,047,158)
Fund Balance at Beginning of Year	<u>6,529,670</u>
Fund Balance at End of Year	<u><u>\$ 4,482,512</u></u>

See the accompanying notes to the financial statements

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2019**

NOTE 1: SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Accounting Policies

The accompanying financial statements have been prepared in conformity with generally accepted accounting principles as prescribed by the Governmental Accounting Standards Board and *Audits of State and Local Governmental Units* issued by the American Institute of Certified Public Accountants.

Financial Reporting Entity

These financial statements are not intended to present fairly the financial position and results of operations of the District in compliance with accounting principles generally accepted in the United States of America.

Fund Structure

The Statement of Revenues, Expenditures and Change in Fund Balance is a statement of financial activities of the General Obligation Bond Funded Capital Outlay Projects related to the current reporting period. Fund expenditures frequently include amounts for land, buildings, equipment, retirement of indebtedness, transfers to other funds, etc. Consequently, these statements do not purport to present the result of operations or the net income or loss for the period as would a statement of income for a profit-type organization.

Basis of Accounting

The General Obligation Bond Funded Capital Outlay Projects is maintained on the modified accrual basis of accounting. As such, revenues are recognized when they become susceptible to accrual, which is to say, when they become both measurable and available to finance expenditures of the current period. Expenditures are recognized in the accounting period in which the liability is incurred (when goods are received or services rendered).

Cash in the county treasury is recorded at cost, which approximates fair value, in accordance with the requirements of GASB Statement No. 31.

Fund Balance Classification

In accordance with GASB Statement No. 54, *Fund Balance Reporting and Governmental Fund Type Definitions*, the governmental fund financial statements present fund balance classifications that comprise a hierarchy based on the extent to which the District is bound to honor constraints on the specific purposes for which amounts can be spent. Amounts for which constraints have been placed on the use of the resources either (a) externally imposed by creditors, grantors,

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2019**

NOTE 1: SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

contributors, or laws or regulations of other governments, or (b) imposed by law through constitutional provisions or enabling legislation are considered restricted. The fund balance of the General Obligation Bond Funded Capital Outlay Projects is therefore classified as restricted.

Capital Assets and Long-Term Debt

The accounting and reporting treatment applied to the capital assets and long-term liabilities associated with the General Obligation Bond Funded Capital Outlay Projects are determined by its measurement focus. The General Obligation Bond Funded Capital Outlay Projects is accounted for on a spending or “financial flow” measurement focus. This means that only current assets and current liabilities are generally included on the balance sheet. The reported fund balance is considered a measure of “available spendable resources”. Thus, the capital assets and long-term liabilities associated with the General Obligation Bond Funded Capital Outlay Projects are accounted for in the basic financial statements of the District.

Estimates

The preparation of the financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the amounts reported in the financial statements and accompanying notes. Actual results may differ from those estimates.

NOTE 2: DEPOSITS – CASH IN COUNTY TREASURY

In accordance with Education Code Section 84000, the District maintains substantially all of its cash in the Riverside County Treasury as part of the common investment pool. These pooled funds are carried at amortized cost which approximates fair value. The fair value is 100.41% of the District’s deposits for the General Obligation Bond Funded Capital Outlay Projects in this pool as of June 30, 2019, as provided by the County Treasurer.

The county is authorized to deposit cash and invest excess funds by California Government Code Sections 53534, 53601, 53635, and 53648. The county is restricted to invest in time deposits, U.S. government securities, state registered warrants, notes or bonds, State Treasurer’s investment pool, bankers’ acceptances, commercial paper, negotiable certificates of deposit, and repurchase or reverse repurchase agreements. The funds maintained by the county are either secured by federal depository insurance or are collateralized. The county investment pool is not required to be rated. Interest earned is deposited quarterly into participating funds. Any investment losses are proportionately shared by all funds in the pool.

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2019**

NOTE 2: DEPOSITS – CASH IN COUNTY TREASURY

The county investment pool is not registered as an investment company with the Securities and Exchange Commission (SEC) nor is it an SEC Rule 2a7-like pool. California Government Code statutes and the County Board of Supervisors set forth the various investment policies that the County Treasurer follows. The method used to determine the value of the participant's equity withdrawn is based on the book value, which is amortized costs, of the participant's percentage participation on the date of such withdrawals.

The pool sponsor's annual financial report may be obtained from the County of Riverside Treasurer-Tax Collector Capital Markets, 4080 Lemon Street, 4th Floor, Riverside, CA 92502.

NOTE 3: BONDED DEBT

On March 2, 2004, the voters of Riverside Community College District approved Measure C, a \$350 million bond measure designed to provide funds to improve facilities and safety at the Moreno Valley, Norco, and Riverside City Colleges.

Series D and D-1

In October 2010, the District issued General Obligation Bonds, Series D and D-1 in the amount of \$109,999,278. These bonds consisted of \$7,699,278 tax-exempt Series D bonds and \$102,300,000 in federally taxable Build America Bonds Series D-1. The Build America Bonds program was created by the American Recovery and Reinvestment Act to assist state and local governments in financing capital projects at lower borrowing costs and to stimulate the economy and create jobs.

The District elected to treat the Series D-1 bonds as "Build America Bonds" under Section 54AA of the Tax Code, and the Series D-1 Bonds be "qualified bonds" under Section 54AA(g)(2) of the Tax Code which make the District eligible for a cash subsidy payment from the United States Treasury equal to 35% of the interest payable on the Series D-1 Bonds. The District will deposit the cash subsidy payments with the County to be credited to the Debt Service Fund for the Series D-1 Bonds. Cash subsidy payments are expected to be received contemporaneously with each interest payment date.

Refunding

In May 2014, the District issued General Obligation Refunding Bonds, Series A (Tax Exempt) in the amount of \$29,130,000 to advance refund all or a portion of the outstanding principal amount of the District's General Obligation Series A Bonds, 2005 Refunding Bonds and General Obligation Series C Bonds and to pay costs of issuance associated with the Bonds. General Obligation Refunding Bonds, Series B (Federally Taxable) in the amount of \$43,960,000 were

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2019**

NOTE 3: BONDED DEBT

also issued to advance refund a portion of the outstanding principal amount of the District's 2005 Refunding Bonds and to pay costs of issuance associated with the Bonds.

Series E and Refunding

In July 2015, the District issued General Obligation Bonds, Series E in the amount of \$45,004,145 to finance the repair, acquisition, construction, and equipping of certain district facilities, and to pay all legal, financial, and contingent costs in connection with the issuance of the Bonds. General Obligation Refunding Bonds were also issued in the amount of \$43,920,000 to advance refund the outstanding principal amount of the District's General Obligation Series C Bonds, and to pay costs of issuance associated with the Bonds.

The outstanding general obligation bonded debt of the District at June 30, 2019 is:

General Obligation Bonds	Date of Issue	Original Maturity Date	Interest Rate %	Amount of Original Issue	Outstanding July 1, 2018	Issued	Redeemed	Outstanding June 30, 2019
2010 Series D	10/27/2010	8/1/2025	2.36-5.53	\$ 7,699,278	\$ 6,841,194	\$	\$ 394,266	\$ 6,446,928
2010 Series D-1	10/27/2010	8/1/2040	6.97-7.02	102,300,000	102,300,000			102,300,000
2014 Tax Exempt Refunding	5/29/2014	8/1/2027	2.00-5.00	29,130,000	27,835,000		465,000	27,370,000
2014 Taxable Refunding	5/29/2014	8/1/2024	0.40-3.61	43,960,000	35,455,000		3,935,000	31,520,000
2015 Series E	7/1/2015	8/1/2039	3.81-5.05	45,004,145	41,149,145			41,149,145
2015 Refunding	7/1/2015	8/1/2032	2.00-5.00	43,920,000	42,785,000		100,000	42,685,000
Total				<u>\$ 272,013,423</u>	<u>\$ 256,365,339</u>	<u>\$ -</u>	<u>\$ 4,894,266</u>	<u>\$ 251,471,073</u>

The annual debt service requirements to maturity for general obligation bonds are as follows:

<u>Year Ending June 30,</u>	<u>Principal</u>	<u>Interest</u>
2020	\$ 5,295,056	\$ 13,067,432
2021	5,813,846	13,082,058
2022	6,680,859	12,506,165
2023	7,232,769	12,629,696
2024	7,812,942	12,739,740
2025-2029	47,349,410	58,638,040
2030-2034	62,209,240	53,417,213
2035-2039	75,894,081	58,598,691
2040-2041	33,182,870	11,970,251
Total	<u>\$ 251,471,073</u>	<u>\$ 246,649,286</u>

Capital appreciation bonds were issued as part of the 2010 Series D and 2015 Series E issuances. Prior to their applicable maturity dates, each capital appreciation bond will accrete interest on the principal component, with all interest accruing through the applicable maturity date and payable only upon maturity or prior payment of the principal component. Accreted interest accrued has been reflected in the long term debt balance on the District's general purpose financial statements.

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**NOTES TO THE FINANCIAL STATEMENTS
For the Fiscal Year Ended June 30, 2019**

NOTE 4: COMMITMENTS AND CONTINGENCIES

Purchase Commitments

As of June 30, 2019 the District was committed under various capital expenditure purchase agreements for bond projects totaling approximately \$2,010,000.



**INDEPENDENT AUDITORS' REPORT ON INTERNAL CONTROL
OVER FINANCIAL REPORTING AND ON COMPLIANCE
AND OTHER MATTERS BASED ON AN AUDIT
OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE
WITH GOVERNMENT AUDITING STANDARDS**

The Board of Trustees
The Measure C Citizens' Bond Oversight Committee
Riverside Community College District
Riverside, California

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, the General Obligation Bond Funded Capital Outlay Projects financial statements of the Riverside Community College District (the District), as of and for the year ended June 30, 2019, and the related notes to the financial statements, which collectively comprise the District's General Obligation Bond Funded Capital Outlay Projects financial statements, and have issued our report thereon dated October 9, 2019.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect and correct misstatements on a timely basis. A material weakness is a deficiency or a combination of deficiencies in internal control such that there is a reasonable possibility that a material misstatement of the financial statements will not be prevented or detected and corrected on a timely basis. A significant deficiency is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

**INDEPENDENT AUDITORS' REPORT ON INTERNAL CONTROL
OVER FINANCIAL REPORTING AND ON COMPLIANCE
AND OTHER MATTERS BASED ON AN AUDIT
OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE
WITH *GOVERNMENT AUDITING STANDARDS***

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of non-compliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

CliftonLarsonAllen LLP

CliftonLarsonAllen LLP
Glendora, California
October 9, 2019

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**SCHEDULE OF FINDINGS AND RESPONSES
June 30, 2019**

There were no findings related to the financial audit of the General Obligation Bond Funded Capital Outlay Projects for the year ended June 30, 2019. In addition, there were no findings related to the financial audit of the General Obligation Bond Funded Capital Outlay Projects for the year ended June 30, 2018.

**PERFORMANCE AUDIT OF THE GENERAL OBLIGATION BOND FUNDED
CAPITAL OUTLAY PROJECTS**



INDEPENDENT AUDITORS' REPORT

The Board of Trustees
The Measure C Citizens' Bond Oversight Committee
Riverside Community College District

We have conducted a performance audit of the Riverside Community College District (the District) Measure C General Obligation Bond funds for the year ended June 30, 2019.

We conducted our performance audit in accordance with generally accepted *Government Auditing Standards*. Those standards require that we plan and perform the audit to obtain sufficient, appropriate evidence to provide a reasonable basis for our findings and conclusions based on our audit objectives. We believe that the evidence obtained provides a reasonable basis for our findings and conclusions based on our audit objectives.

Our audit was limited to the objectives listed on page 16 of this report which includes determining the District's compliance with the performance requirements for the Proposition 39 Measure C General Obligation Bond funds under the applicable provisions of Section 1(b)(3)(C) of Article XIII A of the California Constitution. Management is responsible for the District's compliance with those requirements.

Solely to assist us in planning and performing our performance audit, we obtained an understanding of the internal control of the District to determine if internal controls were adequate to help ensure the District's compliance with the requirements of Proposition 39, as specified by Section 1(b)(3)(C) of Article XIII A of the California Constitution. Accordingly, we do not express any assurance on internal control.

The results of our tests indicated that, in all significant respects, the District expended Measure C General Obligation Bond funds for the fiscal year ended June 30, 2019, only for the specific projects developed by the District's Board of Trustees, and approved by the voters in accordance with the requirements of Proposition 39, as specified by Section 1(b)(3)(C) of Article XIII A of the California Constitution.

CliftonLarsonAllen LLP

CliftonLarsonAllen LLP
Glendora, California
October 9, 2019

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**PROPOSITION 39 PERFORMANCE AUDIT
June 30, 2019**

BACKGROUND INFORMATION

In November 2000, the voters of the State of California approved Proposition 39 authorizing the issuance of general obligation bonds by California public school districts and community colleges under certain circumstances and subject to certain conditions.

On March 2, 2004, the voters of Riverside Community College District approved Measure C, a \$350 million bond measure designed to provide funds to improve facilities and safety at the Moreno Valley, Norco, and Riverside campuses.

Pursuant to the requirements of Proposition 39, and related state legislation, the Board of Trustees of the District established a Citizens' Bond Oversight Committee and appointed its members. The principal purpose of the Citizens' Bond Oversight Committee, as set out in state law, is to inform the public as to the expenditures of the proceeds of the bonds issued pursuant to the Measure C bond authorization. The Citizens' Bond Oversight Committee is required to issue at least one report annually as to its activities and findings.

Section 1(b)(3)(C) of Article XIII A of the California Constitution requires the District to conduct an annual independent performance audit to ensure that the proceeds of the bonds deposited into the General Obligation Bond Funded Capital Outlay Projects – Measure C Bond Program have been expended only for the authorized bond projects.

OBJECTIVES

The objectives of our performance audit were to:

- Determine the expenditures charged to the District Measure C General Obligation Bond Funded Capital Outlay Projects.
- Determine whether expenditures charged to the Measure C General Obligation Bond Funded Capital Outlay Projects have been made in accordance with the bond project list approved by the voters through the approval of Measure C in March 2004.

SCOPE OF THE AUDIT

The scope of our performance audit covered the fiscal period from July 1, 2018 to June 30, 2019. The propriety of expenditures for capital projects and maintenance projects funded through other state or local funding sources, other than the proceeds of the bonds, were not included within the scope of our audit. Expenditures incurred subsequent to June 30, 2019, were not reviewed or included within the scope of our audit or in this report.

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**PROPOSITION 39 PERFORMANCE AUDIT
June 30, 2019**

PROCEDURES PERFORMED

- We identified the expenditures and projects charged to the general obligation bond proceeds by obtaining the general ledger and project listing.
- We selected a judgmental sample of expenditures for supplies, services and capital outlay considering all projects for the year ended June 30, 2019. Our sample included 35 transactions totaling \$1,841,707.
 - We reviewed the actual invoices and supporting documentation to determine that expenditures charged to projects were:
 - Supported by invoices with evidence of proper approval and documentation of receipt of goods or services;
 - Supported by proper bid documentation, as applicable;
 - Were properly expended on the authorized bond projects as listed on the voter-approved bond project list.
- We selected the complete population of salaries and benefits for the year ended June 30, 2019. Our sample of expenditures for salaries and benefits included \$107,389 in payroll expenses.
 - We reviewed the payroll register and job description to determine that the amounts expended on salaries and benefits were only to the extent employees perform work associated with the Measure C bond projects as allowable per Opinion 04-110 issued on November 9, 2004 by the State of California Attorney General.

CONCLUSION

The results of our tests indicated that, in all significant respects, the District has properly accounted for the expenditures of the funds held in the General Obligation Bond Funded Capital Outlay Projects – Measure C Bond Program and that such expenditures were made on authorized bond projects.

SUPPLEMENTARY INFORMATION

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**PROPOSITION 39 PERFORMANCE AUDIT
BOND PROJECT SUMMARY**

June 30, 2019

The District has identified the following projects to be funded with proceeds from the general obligation bonds. The District incurred costs of \$396,883,575 through June 30, 2019 for these construction projects. Capital outlay and other financing expenditures were as follows:

	BUDGET	TOTAL PROJECT COSTS THROUGH June 30, 2018*	FY 18-19 ACTUAL COSTS	TOTAL PROJECT COSTS THROUGH June 30, 2019
Phase I - Parking Structure - Riverside	\$ 20,940,662	\$ 20,940,662	\$ -	\$ 20,940,662
Wheelock PE Complex/Athletic Field - Riverside	4,516,435	4,516,435	-	4,516,435
Swing Space - Riverside	4,273,734	4,273,733	-	4,273,733
Quad Modernization - Riverside	9,171,807	9,171,807	-	9,171,807
RCCD System Office Purchase	2,629,981	2,629,981	-	2,629,981
MLK Renovation - Riverside	1,010,614	1,010,614	-	1,010,614
Bridge Space - Riverside	1,175,132	1,175,132	-	1,175,132
Industrial Technology Facility Project - Norco	9,715,350	9,715,349	-	9,715,349
Computer/Network/ System Upgrades - District Wide	1,002,052	1,002,052	-	1,002,052
Phone and Voicemail Upgrades - District Wide	349,000	349,000	-	349,000
Scheduled Maintenance - Historic - District Wide	1,403,045	1,403,045	-	1,403,045
Nursing/Sciences Building - Riverside	16,347,203	16,347,203	-	16,347,203
Student/Academic Services Facility Project - Moreno Valley	5,939,817	5,917,791	22,026	5,939,817
Wheelock PE Complex Gymnasium Retrofit - Phase I & II - Riverside	13,204,882	13,204,882	-	13,204,882
Feasibility / Planning / Management / Staffing	7,793,992	6,223,072	155,469	6,378,541
Stokoe Innovative Learning Center - Riverside	7,399,505	7,399,506	-	7,399,506
ECS Secondary Effects - Moreno Valley	286,227	286,227	-	286,227
Room Renovations - Norco	100,019	100,019	-	100,019
Food Services Remodel - Riverside	987,705	987,705	-	987,705
Food Services Remodel - Moreno Valley	2,649,606	2,649,607	-	2,649,607
Infrastructure Projects - District Wide	484,414	484,414	-	484,414
Hot Water Loop System & Boiler Repl. - Moreno Valley	869,848	869,848	-	869,848
Emergency Phone Project - District Wide	379,717	379,717	-	379,717
Utility Retrofit Project - District Wide	6,181,188	6,181,189	-	6,181,189
Modular Redistribution Norco/MoVal/BC/Riv	8,425,862	8,425,862	-	8,425,862
ECS Building Upgrade Project - Moreno Valley/Norco	389,561	389,561	-	389,561
PBX Building - Riverside	428,119	428,119	-	428,119
PBX / NOC / M & O Facility - Norco	11,277,010	11,336,910	-	11,336,910
PBX / NOC / M & O Facility - Moreno Valley	2,931,707	2,898,843	32,863	2,931,706
Life Science / Physical Science Reconstruction - Riverside	208,000	207,914	-	207,914
Center for Student Success - Norco	15,633,873	15,633,873	-	15,633,873
Long Range Master Plan - District Wide	1,439,077	1,439,077	-	1,439,077
Logic Domain - Capital Project Management System	213,375	199,988	11,475	211,463
Aquatics Center - Riverside	10,874,233	10,874,233	-	10,874,233
Soccer Field / Artificial Turf - Norco	3,879,314	3,879,314	-	3,879,314
Learning Gateway Building - Moreno Valley	4,984,261	4,984,261	-	4,984,261
Bradshaw Building Electrical Project - Riverside	366,353	366,353	-	366,353
Quad Basement Remodel Project - Riverside	352,941	352,941	-	352,941
Black Box Theatre Remodel Project - Riverside	10,955	10,955	-	10,955
Technology Building A Remodel Project - Riverside	11,375	11,375	-	11,375
Center for Health, Wellness, and Kinesiology Phase I - Norco	86,500	86,500	-	86,500
Health Science Center - Moreno Valley	164,971	164,971	-	164,971
ADA Transition Plan - District Wide	6,046,162	6,046,162	-	6,046,162
March Dental Education Center - Moreno Valley	9,877,088	9,873,529	3,558	9,877,087
Secondary Effects Project - Norco	16,028,180	16,028,180	-	16,028,180
Utility Infrastructure Project - District Wide	6,232,049	6,232,049	-	6,232,049

See independent auditors' report

**RIVERSIDE COMMUNITY COLLEGE DISTRICT
GENERAL OBLIGATION BOND FUNDED CAPITAL OUTLAY PROJECTS**

**PROPOSITION 39 PERFORMANCE AUDIT
BOND PROJECT SUMMARY
June 30, 2019**

	BUDGET	TOTAL PROJECT COSTS THROUGH June 30, 2018*	FY 18-19 ACTUAL COSTS	TOTAL PROJECT COSTS THROUGH June 30, 2019
Safety and Site Improvement Project - Norco	967,442	967,442	-	967,442
Safety and Site Improvement Project - Moreno Valley	719,827	719,827	-	719,827
Administrative Move to Humanities Bldg - Moreno Valley	25,990	25,990	-	25,990
Science Laboratories Remodel Project - Moreno Valley	302,804	302,804	-	302,804
Ben Clark Public Safety Training Center - Center Status - Moreno Valley	13,084,500	64,954	-	64,954
Interim Parking Lease - Riverside	177,023	177,023	-	177,023
Center for Human Performance - Moreno Valley	112,009	112,009	-	112,009
Cosmetology Building - Riverside	142,500	142,500	-	142,500
Alumni Carriage House Restoration Project	122,270	122,270	-	122,270
IT Upgrade (including audit) - District Wide	6,000,000	5,272,203	36,370	5,308,573
Culinary Arts / District Office Building - District	33,596,018	32,345,197	49,958	32,395,155
Parking Structure Fall Deterrent - Riverside	7,576	7,576	-	7,576
Nursing Portables - Moreno Valley	705,338	705,338	-	705,338
Central Plant Boiler Replacement - Norco	161,847	161,847	-	161,847
DSA Project Closures - District Wide	7,290	7,290	-	7,290
Scheduled Maintenance - New - District Wide	2,860,000	2,652,532	-	2,652,532
Electronic Contract Document Storage - District Wide	-	-	-	-
2014 - 2015 IPP/FPP District	-	-	-	-
Program Contingency	1,995,618	-	-	-
Program Reserve	1,448,965	-	-	-
District Design Standards	345,032	345,031	-	345,031
Library Learning Center - Moreno Valley	143,000	142,914	-	142,914
Student Services Building - Riverside	22,301,844	21,700,923	590,314	22,291,237
Lovekin Parking/Tennis Project - Riverside	4,351,724	4,351,724	-	4,351,724
Food Services "grab-n-go" Facility Project - Riverside	81,372	81,372	-	81,372
Master Plan Updates - District Wide	1,632,800	1,061,633	501,559	1,563,192
Swing Space - Market Street Properties	737,303	737,303	-	737,303
Groundwater Monitoring Wells - Norco	211,149	211,148	-	211,148
Emergency Phone Project - Moreno Valley	341,582	341,582	-	341,582
Self-Generation Incentive Program - Norco	3,110,000	2,969,451	-	2,969,451
Physicians Assistant Laboratory Remodel - Moreno Valley	49,191	49,191	-	49,191
Visual & Performing Arts Center - Norco	114,000	114,000	-	114,000
Audio Visual Upgrade and Lighting Project - Moreno Valley	134,457	134,457	-	134,457
Mechanical Upgrade Project - Moreno Valley	660,245	660,245	-	660,245
Cellular Repeater Booster System - Riverside	18,879	18,879	-	18,879
Student Services Project - Moreno Valley	19,000,000	-	667,621	667,621
Greenhouse - Riverside	500,000	-	-	-
Elevator Modernization & Fire Alarm System Upgrade - Moreno Valley	1,000,000	-	-	-
Coil School for the Arts - Riverside	24,280,001	25,736,075	-	25,736,075
Coil School for the Arts - Parking Structure	1,456,076	-	-	-
Total Capital Outlay	<u>361,578,573</u>	<u>319,532,690</u>	<u>2,071,213</u>	<u>321,603,903</u>
Series A Refunding Escrow	57,686,474	57,686,474	-	57,686,474
COPS Payoffs	11,582,875	11,582,873	-	11,582,875
Costs of issuance	2,839,859	3,026,475	-	3,026,475
Debt service	1,926,402	2,835,612	-	2,835,612
Election costs	98,238	98,236	-	98,236
Total Other Financing Uses	<u>74,133,848</u>	<u>75,229,670</u>	<u>-</u>	<u>75,229,672</u>
TOTALS	<u>\$ 435,712,421</u>	<u>\$ 394,762,360</u>	<u>\$ 2,071,213</u>	<u>\$ 396,833,575</u>

*Total project costs through June 30, 2018 were decreased by \$910,480 based on reconciliations of project costs.

See independent auditors' report

October 9, 2019

The Board of Trustees
The Measure C Citizens' Bond Oversight Committee
Riverside Community College District
Riverside, California

We have audited the financial statements of the General Obligation Bond Funded Capital Outlay Projects of Riverside Community College District for the year ended June 30, 2019. Professional standards require that we provide you with information about our responsibilities under generally accepted auditing standards and *Government Auditing Standards*, as well as certain information related to the planned scope and timing of our audit. Professional standards also require that we communicate to you the following information related to our audit.

Qualitative Aspects of Accounting Practices

Accounting policies

Management is responsible for the selection and use of appropriate accounting policies. The significant accounting policies used by the District are described in Note 1 to the financial statements. No new accounting policies were adopted and the application of existing policies was not changed during the year. We noted no transactions entered into by the District during the year for which there is a lack of authoritative guidance or consensus. All significant transactions have been recognized in the financial statements in the proper period.

Accounting estimates

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ significantly from those expected. The most sensitive estimates affecting the financial statements were accruals of receivables and liabilities. We evaluated that these estimates are reasonable in relation to the financial statements taken as a whole.

Financial statement disclosures

Certain financial statement disclosures are particularly sensitive because of their significance to financial statement users. There were no particularly sensitive financial statement disclosures. The financial statement disclosures are neutral, consistent, and clear.

Difficulties Encountered in Performing the Audit

We encountered no significant difficulties in dealing with management in performing and completing our financial and performance audits.

Corrected and Uncorrected Misstatements

Professional standards require us to accumulate all misstatements identified during the audit, other than those that are clearly trivial, and communicate them to the appropriate level of management. Management did not identify and we did not notify them of any uncorrected financial statement misstatements

Disagreement with Management

For purposes of this letter, a disagreement with management is a financial accounting, reporting, or auditing matter, whether or not resolved to our satisfaction, that could be significant to the financial statements or the audit report. We are pleased to report that no such disagreements arose during the course of our audit

Management Representations

We have requested certain representations from management that are included in the management representation letter dated October 9, 2019.

Management Consultations with Other Independent Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters, similar to obtaining a “second opinion” on certain situations. If a consultation involves application of an accounting principle to the financial statements or a determination of the type of auditor’s opinion that may be expressed on those statements, our professional standards require the consulting accountant to check with us to determine that the consultant has all the relevant facts. To our knowledge, there were no such consultations with other accountants related to the General Obligation Bond Funded Capital Outlay Projects.

Significant Issues Discussed with Management Prior to Engagement

We generally discuss a variety of matters, including the application of accounting principles and auditing standards, with management each year prior to retention as the District’s auditors. However, these

discussions occurred in the normal course of our professional relationship and our responses were not a condition to our retention.

Restriction on Use

This information is intended solely for the information and use of the Board of Trustees, Measure C Citizens' Bond Oversight Committee, and management of the District and is not intended to be, and should not be used, by anyone other than these specified parties.

Closing

We will be pleased to respond to any questions you have about the foregoing. If you would like any information or would like to discuss any of the matters raised, please do not hesitate to contact Renee Graves at (626) 857-7300. We appreciate the opportunity to continue to be of service to Riverside Community College District.

A handwritten signature in cursive script that reads "CliftonLarsonAllen LLP".

CliftonLarsonAllen LLP
Glendora, California

FACILITIES PLANNING AND DEVELOPMENT
MEASURE C CURRENT/FUTURE PROJECT SUMMARY STATUS UPDATES (January 24, 2020)

PROJECT	STATUS
Riverside City College	
RCC 5-Year Capital Construction Plan with State Life Science/Physical Science Reconstruction Project	Final Project Proposal (FPP) is approved by the State Chancellor Office and expected to be funded in 2020/2021 fiscal year. Revised FPP budget received from the State is \$35,201,000 (State: \$27,356,000, Measure C: \$6,100,536 and other college resource: \$1,744,464).
Greenhouse Building Project	The project is at the Division of State Architects (DSA) stage. The Architect is in the process of responding to the back-check comments and coordinating the design with the greenhouse manufacturer. Upon DSA approval, project will proceed with bidding.
Facilities Master Plan (FMP) Update	College has reengaged planning architect, Gensler, to supplement the FMP with facilities programming requirements, buildings sizes and project budgets. Three high level programming meetings were concluded and final deliverable to be reviewed by the end of January 2020.
Moreno Valley College	
Facilities Master Plan (FMP) Update	College presented 2019 FMP update to the Board of Trustees in June 11, 2019 and received approval. The final report with full narrative will be complete by the end of February 2020.
Student Service Welcome Center Project	The project is at Division of State Architects (DSA) stage. The Architect is in the process of responding to the back-check comments. DSA approved drawings are expected by end of January 2020.
Ben Clark Training Center (Phase I)	The BCTC (Phase 1) Education Center Building is in the design development stage. The Architect is meeting regularly with District/College to develop and meet the college programmatic requirements.
Elevator Modernization & Fire Alarms Upgrades	Project was bid and notice of award (NOA) has been issued to the contractor.
Norco College	
Facilities Master Plan (FMP) Update	College presented 2019 FMP update to the Board of Trustees in June 11, 2019 and received approval with modification. The final report with full narrative will be complete by the end of February 2020.

**FACILITIES PLANNING AND DEVELOPMENT
MEASURE C CURRENT/FUTURE PROJECT SUMMARY STATUS UPDATES (January 24, 2020)**

Riverside Community College District
Measure C - Project Commitments Summary
Series A, Series B, Series A Refunding, Series 2007 C, Series 2010 D, Series 2015 E
as of December 31, 2019

Measure C Authorization

Voter Approved Measure C Authorization - March 2004		\$ 350,000,000
Issuances Series 2004 A through Series 2019 F		(349,496,823)
Remaining Measure C Authorization		<u>\$ 503,177</u>

Measure C - Cash on Hand

\$ 43,598,092

Proceeds/Income

Issuance Proceeds

Series 2004 A through Series 2019 F		\$ 349,496,823
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Issuance Premiums

Series 2004 A through Series 2019 F		14,230,564
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Interest Income

FY 2004-2005 through FY 2019-2020		13,472,532
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Other Income

Energy Rebates - FY 2006-2007 through FY 2017-2018	\$	645,219	
Aquatics Project Donations		6,709,056	
Municipal Derivatives Settlement		2,816	
Self Generation incentive Program Funds (Fuel Cell)		<u>404,441</u>	
Total Other Income			<u>7,761,532</u>

Total Proceeds/Income		<u>\$ 384,961,451</u>
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Project Commitments / Proposed Projects

Completed Projects	\$	285,942,284	
In-Progress Projects		<u>90,628,290</u>	
Program Reserve / Contingency		<u>3,104,583</u>	
Total Project Commitments			<u>379,675,157</u>

FY 2019-2020 Contingency Account		<u>\$ 5,286,294</u>
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**Riverside Community College District
Measure C - Project Commitments Summary Combined
as of December 31, 2019**

Project	Project Funding Source								
	Board Approved Initial Measure C Project Budget	Subsequent Approved Budget Adjustments	Current Board Approved Measure C Project Budget	Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total	Estimated Project Budget	Actual Measure C Expenditures thru 12/31/19
Completed									
Certificates of Participation (1993 & 2001) - Refunding	\$ 12,492,085	\$ -	\$ 12,492,085	\$ -	\$ 12,492,085	\$ -	\$ 12,492,085	\$ 12,492,085	\$ 12,492,085
GO Bond Issuance Related Expenditures	1,751,434	3,113,065	4,864,499	-	\$ 4,864,499	-	4,864,499	\$ 4,864,499	\$ 4,864,499
Bridge Space - Riverside	1,162,367	12,765	1,175,132	-	\$ 1,175,132	-	1,175,132	\$ 1,175,132	\$ 1,175,132
Phone and Voicemail Upgrades - District Wide	349,000	-	349,000	-	\$ 349,000	-	349,000	\$ 349,000	\$ 349,000
Computer/Network/ System Upgrades - District Wide	33,384	968,668	1,002,052	-	\$ 1,002,052	-	1,002,052	\$ 1,002,052	\$ 1,002,052
MLK Renovation - Riverside	1,252,000	(241,386)	1,010,614	-	\$ 1,010,614	6,999,477 ^a	8,010,091	\$ 1,010,614	\$ 1,010,614
Room Renovations - Norco	100,019	-	100,019	-	\$ 100,019	-	100,019	\$ 100,019	\$ 100,019
Swing Space - Riverside	208,625	4,065,109	4,273,734	-	\$ 4,273,734	-	4,273,734	\$ 4,273,734	\$ 4,273,734
Wheelock PE Complex/Athletic Field - Riverside	4,760,000	(243,565)	4,516,435	-	\$ 4,516,435	-	4,516,435	\$ 4,516,435	\$ 4,516,435
Phase I - Parking Structure - Riverside	9,000	20,931,662	20,940,662	-	\$ 20,940,662	-	20,940,662	\$ 20,940,662	\$ 20,940,662
ECS Secondary Effects - Moreno Valley	19,000	267,227	286,227	-	\$ 286,227	-	286,227	\$ 286,227	\$ 286,227
RCCD System Office Purchase	2,534,429	95,552	2,629,981	-	\$ 2,629,981	-	2,629,981	\$ 2,629,981	\$ 2,629,981
Emergency Phone Project - District Wide	379,717	-	379,717	-	\$ 379,717	-	379,717	\$ 379,717	\$ 379,717
Lovekin Parking/Tennis Project - Riverside	4,475,000	(123,276)	4,351,724	-	\$ 4,351,724	-	4,351,724	\$ 4,351,724	\$ 4,351,724
Food Services "grab-n'-go" Facility Project - Riverside	1,600,000	(1,518,628)	81,372	-	\$ 81,372	-	81,372	\$ 81,372	\$ 81,372
PBX Building - Riverside	500,000	(71,881)	428,119	-	\$ 428,119	-	428,119	\$ 428,119	\$ 428,119
Long Range Master Plan - District Wide	1,460,384	(21,307)	1,439,077	-	\$ 1,439,077	-	1,439,077	\$ 1,439,077	\$ 1,439,077
Hot Water Loop System & Boiler Repl. - Moreno Valley	50,000	819,848	869,848	-	\$ 869,848	-	869,848	\$ 869,848	\$ 869,848
Logic Domain - Capital Project Management System	96,000	117,375	213,375	51,000.00	\$ 264,375	-	264,375	\$ 211,462	\$ 211,462
Infrastructure Projects - District Wide	153,700	330,714	484,414	-	\$ 484,414	-	484,414	\$ 484,414	\$ 484,414
Utility Retrofit Project - District Wide	3,274,248	2,906,940	6,181,188	-	\$ 6,181,188	-	6,181,188	\$ 6,181,188	\$ 6,181,188
Stokoe Innovative Learning Center - Riverside	17,500	7,382,005	7,399,505	-	\$ 7,399,505	2,444,632 ^a	9,844,137	\$ 7,399,505	\$ 7,399,505
Bradshaw Building Electrical Project - Riverside	500,000	(133,647)	366,353	-	\$ 366,353	-	366,353	\$ 366,353	\$ 366,353
Food Services Remodel - Riverside	583,070	404,635	987,705	-	\$ 987,705	-	987,705	\$ 987,705	\$ 987,705
Food Services Remodel - Moreno Valley	1,956,615	692,991	2,649,606	-	\$ 2,649,606	28,000	2,677,606	\$ 2,649,606	\$ 2,649,606

Riverside Community College District
Measure C - Project Commitments Summary Combined
as of December 31, 2019

Project	Project Funding Source								
	Board Approved Initial Measure C Project Budget	Subsequent Approved Budget Adjustments	Current Board Approved Measure C Project Budget	Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget	Actual Measure C Expenditures thru 12/31/19	
Quad Modernization - Riverside	5,162,368	4,009,439	1	9,171,807	-	\$ 9,171,807	12,554,000 ^a	21,725,807	\$ 9,171,807
ECS Building Upgrade Project - Moreno Valley/Norco	625,327	(235,766)	2	389,561	-	\$ 389,561	-	389,561	\$ 389,561
Modular Redistribution Projects (All campuses and BCTC)	2,161,812	6,264,050	1	8,425,862	-	\$ 8,425,862	-	8,425,862	\$ 8,425,862
Industrial Technology Facility Project - Norco	10,147,826	(432,476)	2	9,715,350	-	\$ 9,715,350	18,990,000 ^a	28,705,350	\$ 9,715,350
Scheduled Maintenance - Historic - District Wide	322,000	1,081,045		1,403,045	-	\$ 1,403,045	2,515,182 ^s	3,918,227	\$ 1,403,045
Soccer Field / Artificial Turf - Norco	285,000	3,594,314	2	3,879,314	-	\$ 3,879,314	-	3,879,314	\$ 3,879,314
Safety and Site Improvement Project - Norco	1,700,000	(732,558)	2	967,442	-	\$ 967,442	-	967,442	\$ 967,442
Safety and Site Improvement Project - Moreno Valley	900,000	(180,173)	2	719,827	-	\$ 719,827	200,000	919,827	\$ 719,827
Administrative Move to Humanities Bldg - Moreno Valley	50,000	(24,010)	2	25,990	-	\$ 25,990	-	25,990	\$ 25,990
Center for Student Success - Norco	11,042,820	4,591,053	³ / ₂	15,633,873	-	\$ 15,633,873	-	15,633,873	\$ 15,633,873
Aquatics Center - Riverside	5,000,000	5,874,233	00	10,874,233	-	\$ 10,874,233	^d	10,874,233	\$ 10,874,233
Central Plant Boiler Replacement - Norco	50,700	111,147	1	161,847	-	\$ 161,847	-	161,847	\$ 161,847
Parking Structure Fall Deterrent - Riverside	20,300	(12,724)	2	7,576	-	\$ 7,576	-	7,576	\$ 7,576
Nursing Portables - Moreno Valley	1,300,694	(595,356)	2	705,338	-	\$ 705,338	-	705,338	\$ 705,338
Interim Parking Lease - Riverside	260,000	(82,977)	2	177,023	-	\$ 177,023	-	177,023	\$ 177,023
Technology Building A Remodel Project - Riverside	935,000	(923,625)	2	11,375	-	\$ 11,375	-	11,375	\$ 11,375
Learning Gateway Building - Moreno Valley	31,800,000	(26,815,739)	2	4,984,261	-	\$ 4,984,261	-	4,984,261	\$ 4,984,261
Black Box Theatre Remodel Project - Riverside	761,750	(750,795)	2	10,955	-	\$ 10,955	-	10,955	\$ 10,955
DSA Project Closures - District Wide	75,000	(67,710)		7,290	-	\$ 7,290	-	7,290	\$ 7,290
Quad Basement Remodel Project - Riverside	467,500	(114,559)		352,941	-	\$ 352,941	-	352,941	\$ 352,941
March Dental Education Center - Moreno Valley	500,000	9,377,088	1	9,877,088	-	\$ 9,877,088	-	9,877,088	\$ 9,877,088
PBX / NOC / M & O Facility - Norco	13,890,543	(2,613,533)	2	11,277,010	-	\$ 11,277,010	-	11,277,010	\$ 11,277,010
Secondary Effects Project - Norco	1,100,000	14,928,180	1	16,028,180	-	\$ 16,028,180	-	16,028,180	\$ 16,028,180
2010 IPP / FPP - District	350,000	(350,000)	³ / ₂	-	-	\$ -	-	-	\$ -
Nursing/Sciences Building - Riverside	35,336	16,311,867	2	16,347,203	-	\$ 16,347,203	45,439,400 ^a _p	61,786,603	\$ 16,347,203

**Riverside Community College District
Measure C - Project Commitments Summary Combined
as of December 31, 2019**

Project	Project Funding Source							
	Board Approved Initial Measure C Project Budget	Subsequent Approved Budget Adjustments	Current Board Approved Measure C Project Budget	Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget	Actual Measure C Expenditures thru 12/31/19
Utility Infrastructure Project - District Wide	500,000	5,732,049 ³	6,232,049	-	\$ 6,232,049	-	6,232,049	\$ 6,232,049
Audio Visual Upgrade and Lighting Project - Moreno Valley	200,000	(65,543)	134,457	-	\$ 134,457	-	134,457	\$ 134,457
Emergency Phone Project - Moreno Valley	450,000	(108,418)	341,582	-	\$ 341,582	-	341,582	\$ 341,582
Mechanical Upgrade Project - Moreno Valley	875,000	(214,755)	660,245	-	\$ 660,245	-	660,245	\$ 660,245
Physicians Assistant Laboratory Remodel - Moreno Valley	120,000	(70,809)	49,191	-	\$ 49,191	-	49,191	\$ 49,191
Science Laboratories Remodel Project - Moreno Valley	500,000	(197,196)	302,804	-	\$ 302,804	-	302,804	\$ 302,804
Coil School for the Arts - Riverside	16,180,000	8,100,001	24,280,001	-	\$ 24,280,001	13,660,934 ^{la}	37,940,935	\$ 25,736,077
Coil School for the Arts - Parking Structure - Riverside	1,456,076	-	1,456,076	-	\$ 1,456,076	3,151,924 ^r	4,608,000	\$ -
Wheelock PE Complex Gymnasium Retrofit - Phase I & II - Riverside	194,546	13,010,336 ¹	13,204,882	-	\$ 13,204,882	9,165,000 ^{ap}	22,369,882	\$ 13,204,882
Groundwater Monitoring Wells - Norco	100,000	111,149	211,149	-	\$ 211,149	16,696	227,845	\$ 211,149
PBX / NOC / M & O Facility - Moreno Valley	3,024,082	(92,375)	2,931,707	-	\$ 2,931,707	-	2,931,707	\$ 2,931,707
Student/Academic Services Facility Project - Moreno Valley	43,336	5,896,481	5,939,817	-	\$ 5,939,817	14,036,000 ^p	19,975,817	\$ 5,939,817
Swing Space - Market Street Properties	484,500	252,803	737,303	-	\$ 737,303	-	737,303	\$ 737,303
ADA Transition Plan - District Wide	481,780	5,564,382	6,046,162	-	\$ 6,046,162	-	6,046,162	\$ 6,046,162
Cellular Repeater Booster System - Riverside	25,000	(6,121)	18,879	-	\$ 18,879	-	18,879	\$ 18,879
Student Services Building - Riverside	31,858,000	(9,556,156) ³	22,301,844	-	22,301,844	-	22,301,844	\$ 22,291,234
Electronic Contract Document Storage - District Wide	50,000	(50,000)	-	-	-	-	-	\$ -
District Design Standards	35,000	310,032 ¹	345,032	-	345,032	-	345,032	\$ 345,031
Alumni Carriage House Restoration Project	130,000	(7,730)	122,270	-	\$ 122,270	-	122,270	\$ 122,270
Total Completed Projects	\$ 185,368,873	\$ 100,573,411	\$ 285,942,284	\$ 51,000.00	\$ 285,993,284	\$ 129,201,245	\$ 415,194,529	\$ 285,929,760

Riverside Community College District
Measure C - Project Commitments Summary Combined
as of December 31, 2019

Project	Project Funding Source								
	Board Approved Initial Measure C Project Budget	Subsequent Approved Budget Adjustments	Current Board Approved Measure C Project Budget	Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget	Actual Measure C Expenditures thru 12/31/19	
In-Progress or Initial Phase									
Life Science / Physical Science Reconstruction - Riverside	\$ 32,500	\$ 175,500	\$ 208,000	\$ -	\$ 208,000	\$ - ^p	\$ 208,000	\$ 207,914	
Feasibility / Planning / Management / Staffing	7,793,992	-	7,793,992	1,619,425	9,413,417	-	9,413,417	\$ 6,437,363	
Center for Human Performance - Norco	83,000	3,500	86,500	-	86,500	- ^p	86,500	\$ 86,500	
Health Science Center - Moreno Valley	94,271	70,700	164,971	-	164,971	-	164,971	\$ 164,971	
Ben Clark Training Center Education Center Building - Moreno Valley	84,500	13,000,000	13,084,500	-	13,084,500	-	13,084,500	\$ 110,001	
Center for Human Performance - Moreno Valley	30,000	82,009	112,009	-	112,009	- ^p	112,009	\$ 112,009	
Cosmetology Building - Riverside	20,000	122,500	142,500	-	142,500	- ^p	142,500	\$ 142,500	
IT Upgrade (including audit) - District Wide	6,000,000	- ³	6,000,000	-	6,000,000	-	6,000,000	\$ 5,308,573	
Scheduled Maintenance - New - District Wide	840,000	2,020,000	2,860,000	-	2,860,000	313,550	3,173,550	\$ 2,652,532	
Culinary Arts / District Office Building - District	23,043,996	10,552,022 ³ ₁	33,596,018	-	33,596,018	1,624,757 ^r _h	35,220,775	\$ 33,327,627	
Library Learning Center - Moreno Valley	127,000	16,000	143,000	-	143,000	-	143,000	\$ 142,914	
Master Plan Updates - District Wide	2,032,800	-	2,032,800	-	2,032,800	-	2,032,800	\$ 1,721,842	
Self-Generation Incentive Program - Norco	10,000	3,100,000	3,110,000	-	3,110,000	- ^t	3,110,000	\$ 3,084,801	
Multimedia and Arts Center (MAC) - Norco	114,000	-	114,000	-	114,000	-	114,000	\$ 114,000	
Student Services Welcome Center Project - Moreno Valley	11,000,000	8,000,000	19,000,000	-	19,000,000	-	19,000,000	\$ 882,487	
Greenhouse Building - Riverside	500,000	-	500,000	-	500,000	-	500,000	\$ 35,025	
Elevators Mod/Fire Alarm System Repair/Upgrade MV	651,789	348,211	1,000,000	-	1,000,000	-	1,000,000	\$ -	
Ben Clark Training Center Corrections Platform - MV	680,000	-	680,000	-	680,000	2,740,000	3,420,000	\$ -	
Total In-Progress or Initial Phase Projects	\$ 53,137,848	\$ 37,490,442	\$ 90,628,290	\$ 1,619,425	\$ 92,247,715	\$ 4,678,307	\$ 96,926,022	\$ 54,531,059	
Program Reserve/Contingency									
Program Contingency - District Wide	10,000,000	(8,344,382) ³	1,655,618	-	-	-	-	-	
Program Reserve - District Wide	24,000,000	(22,551,035) ³	1,448,965	-	-	-	-	-	
Total Program Reserve/Contingency	\$ 34,000,000	\$ (30,895,417)	\$ 3,104,583	\$ -	\$ -	\$ -	\$ -	\$ -	
Total Projects	\$ 272,506,721	\$ 107,168,436	\$ 379,675,157	\$ 1,670,425	\$ 378,240,999	\$ 133,879,552	\$ 512,120,551	\$ 340,460,819	

Riverside Community College District
 Measure C - Project Commitments Summary Combined
 as of December 31, 2019

Project	Project Funding Source								Actual Measure C Expenditures thru 12/31/19
	Board Approved Initial Measure C Project Budget	Subsequent Approved Budget Adjustments	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget		
Five Year Capital Construction Plan									
MAC Secondary Effects - Norco	\$ -	\$ -	\$ -	\$ 200,000	\$ 200,000	\$ -	\$ 200,000		
Life Science / Physical Science Remodel - Riverside	-	-	-	6,883,000.00	6,883,000	21,775,000	28,658,000		
Cosmetology Building - Riverside	-	-	-	1,896,000.00	1,896,000	21,515,000	23,411,000		
Multimedia and Arts Center (MAC) - Norco	-	-	-	1,498,000.00	1,498,000	67,959,000	69,457,000		
Center for Human Performance and Kinesiology - Norco	-	-	-	13,261,000.00	13,261,000	13,295,000	26,556,000		
Library Learning Center (LLC) - Moreno Valley	-	-	-	27,572,000.00	27,572,000	27,572,000	55,144,000		
Biological & Physical Science Building - Moreno Valley	-	-	-	17,318,000.00	17,318,000	17,318,000	34,636,000		
Kinesiology and Athletics Building - Moreno Valley	-	-	-	15,507,000.00	15,507,000	15,507,000	31,014,000		
Visual/Performing Arts Center - Moreno Valley	-	-	-	12,675,000.00	12,675,000	12,675,000	25,350,000		
MLK Renovation - Riverside	-	-	-	1,896,000.00	1,896,000	17,133,000	19,029,000		
Total 5 Yr Cap Constr Plan	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 98,706,000</u>	<u>\$ 98,706,000</u>	<u>\$ 214,749,000</u>	<u>\$ 313,455,000</u>		
a Actual State Construction Act Funding									
d Private donations									
la LaSierra Funding									
p Projected State Construction Act Funding									
r Redevelopment Funding									
s Actual State Scheduled Maintenance Funding Requiring District Match									
t SGIP Grant Incentives									
h Riverside Community Hospital									
1 Change Order(s) / Scope Change / Additional Phases									
2 Project Budget Savings									
3 Reallocated to Specific Project									

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget		
District Allocation			<u>\$ 21,824,614</u>				
Completed							
Certificates of Participation (1993 & 2001) - Refunding	\$ 737,033	\$ -	\$ 737,033	\$ -	\$ 737,033	\$ 737,033	\$ 737,033
GO Bond Issuance Related Expenditures	287,005	-	287,005	-	287,005	\$ 287,005	\$ 287,005
Phone and Voicemail Upgrades - District Wide	20,589	-	20,589	-	20,589	\$ 20,589	\$ 20,589
Computer/Network/System Upgrades - District Wide	59,121	-	59,121	-	59,121	\$ 59,121	\$ 59,121
RCCD System Office Purchase	2,629,981	-	2,629,981	-	2,629,981	\$ 2,629,981	\$ 2,629,981
Emergency Phone Project - District Wide	10,000	-	10,000	-	10,000	\$ 10,000	\$ 10,000
Logic Domain - Capital Project Management System	12,589	3,009	15,598	-	15,598	\$ 12,476	\$ 12,476
Infrastructure Projects - District Wide	28,580	-	28,580	-	28,580	\$ 28,580	\$ 28,580
DSA Project Closures - District Wide	7,290	-	7,290	-	7,290	\$ 7,290	\$ 7,290
2010 IPP/FPP - District - 5.9%	-	-	-	-	-	\$ -	\$ -
Swing Space - Market Street Properties	737,303	-	737,303	-	737,303	\$ 737,303	\$ 737,303
Electronic Contract Document Storage - District Wide	-	-	-	-	-	\$ -	\$ -
Alumni Carriage House Restoration Project	122,270	-	122,270	-	122,270	\$ 122,270	\$ 122,270
Total District Completed Projects	<u>\$ 4,651,761</u>	<u>\$ 3,009</u>	<u>\$ 4,654,770</u>	<u>\$ -</u>	<u>\$ 4,654,770</u>	<u>\$ 4,651,649</u>	<u>\$ 4,651,649</u>
In-Progress or Initial Phase							
Feasibility/Planning/Management/Staffing	\$ 459,846	\$ 95,546	\$ 555,392	\$ -	\$ 555,392	\$ 379,804	\$ 379,804
Scheduled Maintenance New Allocation - District Wide	7,443	-	7,443	-	7,443	\$ 7,443	\$ 7,443
Culinary Arts/District Office Building - District - 50%	16,607,009	-	16,607,009	812,378	17,419,387	\$ 16,663,813	\$ 16,663,813
Total District In-Progress or Initial Phase Projects	<u>\$ 17,074,298</u>	<u>\$ 95,546</u>	<u>\$ 17,169,844</u>	<u>\$ 812,378</u>	<u>\$ 17,982,222</u>	<u>\$ 17,051,060</u>	<u>\$ 17,051,060</u>
Total All District Projects	<u><u>\$ 21,726,059</u></u>	<u><u>\$ 98,555</u></u>	<u><u>\$ 21,824,614</u></u>	<u><u>\$ 812,378</u></u>	<u><u>\$ 22,636,992</u></u>	<u><u>\$ 21,702,709</u></u>	<u><u>\$ 21,702,709</u></u>
Total Remaining District Allocation			<u><u>\$ -</u></u>				

Five Year Capital Construction Plan

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Budget	Project	Actual and Projected State/Other Funding	Total Estimated Project Budget	
	\$ -	\$ -	\$ -		\$ -	\$ -	
Total District 5 Yr Capital Construction Plan	\$ -	\$ -	\$ -		\$ -	\$ -	

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget		
			<u>\$ 192,889,293</u>				
<u>Completed</u>							
Certificates of Participation (1993 & 2001) - Refunding	\$ 6,583,329	\$ -	\$ 6,583,329	\$ -	\$ 6,583,329	\$ 6,583,329	\$ 6,583,329
GO Bond Issuance Related Expenditures	2,563,592	-	2,563,592	-	2,563,592	\$ 2,563,591	\$ 2,563,591
Phone and Voicemail Upgrades - District Wide	183,925	-	183,925	-	183,925	\$ 183,925	\$ 183,925
Computer/Network/System Upgrades - District Wide	528,081	-	528,081	-	528,081	\$ 528,081	\$ 528,081
Emergency Phone Project - District Wide	178,626	-	178,626	-	178,626	\$ 178,626	\$ 178,626
Long Range Master Plan - District Wide	786,422	-	786,422	-	786,422	\$ 786,422	\$ 786,422
Logic Domain - Capital Project Management System	112,449	26,877	139,326	-	139,326	\$ 111,441	\$ 111,441
Infrastructure Projects - District Wide	255,287	-	255,287	-	255,287	\$ 255,286	\$ 255,286
Utility Retrofit Project - District Wide	3,205,284	-	3,205,284	-	3,205,284	\$ 3,205,284	\$ 3,205,284
Modular Redistribution Project - Riverside	2,376,458	-	2,376,458	-	2,376,458	\$ 2,376,458	\$ 2,376,458
Bridge Space - Riverside	1,175,132	-	1,175,132	-	1,175,132	\$ 1,175,132	\$ 1,175,132
MLK Renovation - Riverside	1,010,614	-	1,010,614	6,999,477 a	8,010,091	\$ 1,010,614	\$ 1,010,614
Swing Space - Riverside	4,273,734	-	4,273,734	-	4,273,734	\$ 4,273,734	\$ 4,273,734
Wheelock PE Complex/Athletic Field - Riverside	4,516,435	-	4,516,435	-	4,516,435	\$ 4,516,435	\$ 4,516,435
Phase I - Parking Structure - Riverside	20,940,662	-	20,940,662	-	20,940,662	\$ 20,940,662	\$ 20,940,662
PBX Building - Riverside	428,119	-	428,119	-	428,119	\$ 428,119	\$ 428,119
Stokoe Innovative Learning Center - Riverside	7,399,505	-	7,399,505	2,444,632 a	9,844,137	\$ 7,399,505	\$ 7,399,505
Quad Modernization - Riverside	9,171,807	-	9,171,807	12,554,000 a	21,725,807	\$ 9,171,807	\$ 9,171,807
Bradshaw Building Electrical Project - Riverside	366,353	-	366,353	-	366,353	\$ 366,353	\$ 366,353
Food Services Remodel - Riverside	987,705	-	987,705	-	987,705	\$ 987,705	\$ 987,705
Scheduled Maintenance - Historic - District Wide	870,873	-	870,873	1,516,571	2,387,444	\$ 870,873	\$ 870,873
Black Box Theatre Remodel Project - Riverside	10,955	-	10,955	-	10,955	\$ 10,955	\$ 10,955
Food Services "grab-n-go" Facility Project - Riverside	81,372	-	81,372	-	81,372	\$ 81,372	\$ 81,372
Lovekin Parking/Tennis Project - Riverside	4,351,724	-	4,351,724	-	4,351,724	\$ 4,351,724	\$ 4,351,724
Technology Building A Remodel Project - Riverside	11,375	-	11,375	-	11,375	\$ 11,375	\$ 11,375

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget		
Aquatics Center - Riverside	10,874,233	-	10,874,233	-	10,874,233	\$	10,874,233
Interim Parking Lease - Riverside	177,023	-	177,023	-	177,023	\$	177,023
Parking Structure Fall Deterrent - Riverside	7,576	-	7,576	-	7,576	\$	7,576
Quad Basement Remodel Project - Riverside	352,941	-	352,941	-	352,941	\$	352,941
2010 IPP/FPP - District - 52.7%	-	-	-	-	-	\$	-
Coil School for the Arts - Riverside	24,280,001	-	24,280,001	13,660,934	37,940,935	\$	25,736,077
Coil School for the Arts - Parking Structure - Riverside	1,456,076	-	1,456,076	3,151,924	4,608,000	\$	-
Wheelock PE Complex Gymnasium Retrofit - Phase II - Riverside	13,204,882	-	13,204,882	9,165,000	22,369,882	\$	13,204,882
Cellular Repeater Booster System - Riverside	18,879	-	18,879	-	18,879	\$	18,879
Student Services Building - Riverside	22,301,844	-	22,301,844	-	22,301,844	\$	22,291,234
Electronic Contract Document Storage - District Wide	-	-	-	-	-	\$	-
Nursing/Sciences Building - Riverside	16,347,203	-	16,347,203	45,439,400	61,786,603	\$	16,347,203
Total Riverside Completed Projects	\$ 161,390,476	\$ 26,877	\$ 161,417,353	\$ 94,931,938	\$ 256,349,291	\$	\$ 161,378,856
<u>In-Progress or Initial Phase</u>							
Feasibility/Planning/Management/Staffing	\$ 4,107,434	\$ 853,437	\$ 4,960,871	\$ -	\$ 4,960,871	\$	\$ 3,392,490
Life Science/Physical Science Reconstruction - Riverside	208,000	-	208,000	-	208,000	\$	207,914
Cosmetology Building - Riverside	142,500	-	142,500	-	142,500	\$	142,500
Scheduled Maintenance New Allocation - District Wide	1,593,997	-	1,593,997	168,690	1,762,687	\$	1,457,986
Culinary Arts/District Office Building - Riverside - 50%	16,989,009	-	16,989,009	812,379	17,801,388	\$	\$ 16,663,813
Greenhouse Building - Riverside	500,000	-	500,000	-	500,000	\$	\$ 35,025
Master Plan Updates - District Wide	977,000	-	977,000	-	977,000	\$	\$ 662,923
Total Riverside In-Progress or Initial Phase Projects	\$ 24,517,940	\$ 853,437	\$ 25,371,377	\$ 981,069	\$ 26,352,446	\$	\$ 22,562,651
Total All Riverside Projects	\$ 185,908,416	\$ 880,314	\$ 186,788,730	\$ 95,913,007	\$ 282,701,737	\$	\$ 183,941,507
Total Remaining Riverside Allocation			\$ 6,100,563				

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source					Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Budget	Project Budget	Actual and Projected State/Other Funding	
<u>Five Year Capital Construction Plan</u>						
MLK Renovation	\$ -	\$ 1,896,000	\$ 1,896,000		\$ 17,133,000	\$ 19,029,000
Cosmetology Building	-	1,896,000	1,896,000		21,515,000	23,411,000
Life Science / Physical Science Remodel	-	6,883,000	6,883,000		21,775,000	28,658,000
Total Riverside 5 Yr Capital Construction Plan	\$ -	\$ 10,675,000	\$ 10,675,000		\$ 60,423,000	\$ 71,098,000

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Budget	Project	Actual and Projected State/Other Funding	Total Estimated Project Budget	
			<u>\$ 69,691,302</u>				
<u>Completed</u>							
Certificates of Participation (1993 & 2001) - Refunding	\$ 2,535,893	\$ -	\$ 2,535,893		\$ -	\$ 2,535,893	\$ 2,535,893
GO Bond Issuance Related Expenditures	987,493	-	987,493		-	987,493	\$ 987,493
Phone and Voicemail Upgrades - District Wide	70,847	-	70,847		-	70,847	\$ 70,847
Computer/Network/System Upgrades - District Wide	203,417	-	203,417		-	203,417	\$ 203,417
Emergency Phone Project - District Wide	102,773	-	102,773		-	102,773	\$ 102,773
Long Range Master Plan - District Wide	362,670	-	362,670		-	362,670	\$ 362,670
Logic Domain - Capital Project Management System	43,315	10,353	53,668		-	53,668	\$ 42,927
Infrastructure Projects - District Wide	98,336	-	98,336		-	98,336	\$ 98,336
Utility Retrofit Project - District Wide	1,587,401	-	1,587,401		-	1,587,401	\$ 1,587,401
Modular Redistribution Projects (All campuses and BCTC)	2,109,572	-	2,109,572		-	2,109,572	\$ 2,109,573
Room Renovations - Norco	100,019	-	100,019		-	100,019	\$ 100,019
ECS Building Upgrade Project - Moreno Valley / Norco	137,265	-	137,265		-	137,265	\$ 137,266
Industrial Technology Facility Project - Norco	9,715,350	-	9,715,350		18,990,000 a	28,705,350	\$ 9,715,350
Scheduled Maintenance - Historic - District Wide	180,850	-	180,850		362,942	543,792	\$ 180,850
Soccer Field/Artificial Turf - Norco	3,879,314	-	3,879,314		-	3,879,314	\$ 3,879,314
Safety and Site Improvement Project - Norco	967,442	-	967,442		-	967,442	\$ 967,442
Center for Student Success - Norco	15,633,873	-	15,633,873		-	15,633,873	\$ 15,633,873
PBX/Network Operations Centers - Norco	11,277,010	-	11,277,010		-	11,277,010	\$ 11,277,010
Secondary Effects Project - Norco	16,028,180	-	16,028,180		-	16,028,180	\$ 16,028,180
2010 IPP/FPP - District - 20.3%	-	-	-		-	-	\$ -
Groundwater Monitoring Wells - Norco	211,149	-	211,149		16,696	227,845	\$ 211,149
Electronic Contract Document Storage - District Wide	-	-	-		-	-	\$ -
Central Plant Boiler Replacement - Norco	161,847	-	161,847		-	161,847	\$ 161,847
Total Norco Completed Projects	\$ 66,394,016	\$ 10,353	\$ 66,404,369		\$ 19,369,638	\$ 85,774,007	\$ 66,393,630

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget		
<u>In-Progress or Initial Phase</u>							
Feasibility/Planning/Management/Staffing	\$ 1,582,180	\$ 328,743	\$ 1,910,923	\$ -	\$ 1,910,923	\$ 1,306,785	
Center for Human Performance - Norco	86,500	-	86,500	- p	86,500	\$ 86,500	
Scheduled Maintenance New Allocation - District Wide	617,840	-	617,840	72,430	690,270	\$ 583,642	
Self-Generation Incentive Program - Norco	3,110,000	-	3,110,000	- t	3,110,000	\$ 3,084,801	
Master Plan Updates - District Wide	178,300	-	178,300	-	178,300	\$ 175,914	
Multimedia and Arts Center (MAC) - Norco	114,000	-	114,000	-	114,000	\$ 114,000	
Total Norco In-Progress or Initial Phase Projects	\$ 5,688,820	\$ 328,743	\$ 6,017,563	\$ 72,430	\$ 6,089,993	\$ 5,351,642	
Total All Norco Projects	\$ 72,082,836	\$ 339,096	\$ 72,421,932	\$ 19,442,068	\$ 91,864,000	\$ 71,745,272	
Total Remaining Norco Allocation			\$ (2,730,630)				
<u>Five Year Capital Construction Plan</u>							
MAC Secondary Effects	\$ -	\$ 200,000	\$ 200,000	\$ -	\$ 200,000		
Center for Human Performance and Kinesiology	-	13,261,000	13,261,000	13,295,000	26,556,000		
Multimedia and Arts Center (MAC) - Norco	-	1,498,000	1,498,000	67,959,000	69,457,000		
Total Norco 5 Yr Capital Construction Plan	\$ -	\$ 14,959,000	\$ 14,959,000	\$ 81,254,000	\$ 96,213,000		

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Budget	Project	Actual and Projected State/Other Funding	Total Estimated Project Budget	
			\$ 78,688,175				
Completed							
Certificates of Participation (1993 & 2001) - Refunding	\$ 2,635,830	\$ -	\$ 2,635,830		\$ -	\$ 2,635,830	\$ 2,635,830
GO Bond Issuance Related Expenditures	1,026,409	-	1,026,409		-	1,026,409	\$ 1,026,409
Phone and Voicemail Upgrades - District Wide	73,639	-	73,639		-	73,639	\$ 73,639
Computer/Network/System Upgrades - District Wide	211,433	-	211,433		-	211,433	\$ 211,433
Emergency Phone Project - District Wide	88,318	-	88,318		-	88,318	\$ 88,318
Long Range Master Plan - District Wide	289,985	-	289,985		-	289,985	\$ 289,985
Logic Domain - Capital Project Management System	45,022	10,761	55,783		-	55,783	\$ 44,619
Infrastructure Projects - District Wide	102,211	-	102,211		-	102,211	\$ 102,211
Utility Retrofit Project - District Wide	1,388,503	-	1,388,503		-	1,388,503	\$ 1,388,503
Modular Redistribution Projects (All campuses and BCTC)	3,939,832	-	3,939,832		-	3,939,832	\$ 3,939,831
ECS Secondary Effects - Moreno Valley	286,227	-	286,227		-	286,227	\$ 286,227
Hot Water Loop System & Boiler Replacement - Moreno Valley	869,848	-	869,848		-	869,848	\$ 869,848
ECS Building Upgrade Project - Moreno Valley / Norco	252,296	-	252,296		-	252,296	\$ 252,296
Scheduled Maintenance - Historic - District Wide	351,322	-	351,322		635,669	986,991	\$ 351,322
Safety and Site Improvement Project - Moreno Valley	719,827	-	719,827		200,000	919,827	\$ 719,827
Administrative Move to Humanities Bldg - Moreno Valley	25,990	-	25,990		-	25,990	\$ 25,990
Food Services Remodel - Moreno Valley	2,649,606	-	2,649,606		28,000	2,677,606	\$ 2,649,606
Nursing Portables - Moreno Valley	705,338	-	705,338		-	705,338	\$ 705,338
Learning Gateway Building - Moreno Valley	4,984,261	-	4,984,261		-	4,984,261	\$ 4,984,261
Audio Visual Upgrade and Lighting Project - Moreno Valley	134,457	-	134,457		-	134,457	\$ 134,457
Emergency Phones Project - Moreno Valley	341,582	-	341,582		-	341,582	\$ 341,582
Mechanical Upgrade Project - Moreno Valley	660,245	-	660,245		-	660,245	\$ 660,245
Physicians Assistant Laboratory Remodel - Moreno Valley	49,191	-	49,191		-	49,191	\$ 49,191
Science Laboratories Remodel Project - Moreno Valley	302,804	-	302,804		-	302,804	\$ 302,804

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget		
Student/Academic Services Facility Project - Moreno Valley	5,939,817	-	5,939,817	14,036,000	p	19,975,817	\$ 5,939,817
2010 IPP/FPP - District - 21.1%	-	-	-	-		-	\$ -
PBX/Network Operations Centers - Moreno Valley	2,931,707	-	2,931,707	-		2,931,707	\$ 2,931,707
Electronic Contract Document Storage - District Wide	-	-	-	-		-	\$ -
March Dental Education Center - Moreno Valley	9,877,088	-	9,877,088	-		9,877,088	\$ 9,877,088
Total Moreno Valley Completed Projects	\$ 40,882,788	\$ 10,761	\$ 40,893,549	\$ 14,899,669		\$ 55,793,218	\$ 40,882,384
<u>In-Progress or Initial Phase</u>							
Feasibility/Planning/Management/Staffing	\$ 1,644,532	\$ 341,699	\$ 1,986,231	\$ -		\$ 1,986,231	\$ 1,358,284
Health Science Center - Moreno Valley	164,971	-	164,971	-	p	164,971	\$ 164,971
Ben Clark Training Center Education Center Building - Moreno Valley	13,084,500	-	13,084,500	-	p	13,084,500	\$ 110,001
Center for Human Performance - Moreno Valley	112,009	-	112,009	-	p	112,009	\$ 112,009
Scheduled Maintenance New Allocation - District Wide	640,720	-	640,720	72,430		713,150	\$ 603,462
Library Learning Center - Moreno Valley	143,000	-	143,000	-		143,000	\$ 142,914
Student Services Welcome Center Project - Moreno Valley	19,000,000	-	19,000,000	-		19,000,000	\$ 882,487
Elevators Modernization/Fire Alarm System Repair/Upgrade - MV	1,000,000	-	1,000,000	-		1,000,000	\$ -
Ben Clark Center Corrections Platform - MV	680,000	-	680,000	2,740,000		3,420,000	\$ -
Master Plan Updates - District Wide	877,500	-	877,500	-		877,500	\$ 883,005
Total Moreno Valley In-Progress or Initial Phase Projects	\$ 37,347,232	\$ 341,699	\$ 37,688,931	\$ 2,812,430		\$ 40,501,361	\$ 4,257,133
Total All Moreno Valley Projects	\$ 78,230,020	\$ 352,460	\$ 78,582,480	\$ 17,712,099		\$ 96,294,579	\$ 45,139,517
Total Remaining Moreno Valley Allocation			\$ 105,695				

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source					Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget	
<u>Five Year Capital Construction Plan</u>						
Library Learning Center (LLC)	\$ -	\$ 27,572,000	\$ 27,572,000	\$ 27,572,000	\$ 55,144,000	
Biological & Physical Science Building	-	17,318,000	17,318,000	17,318,000	34,636,000	
Kinesiology and Athletics Building	-	15,507,000	15,507,000	15,507,000	31,014,000	
Visual/Performing Arts Center	-	12,675,000	12,675,000	12,675,000	25,350,000	
Total Moreno Valley 5 Yr Capital Construction Plan	<u>\$ -</u>	<u>\$ 73,072,000</u>	<u>\$ 73,072,000</u>	<u>\$ 73,072,000</u>	<u>\$ 146,144,000</u>	

**Riverside Community College District
Measure C - Project Commitments Summary
as of December 31, 2019**

Project	Project Funding Source						Actual Measure C Expenditures thru 12/31/19
	Current Board Approved Measure C Project Budget	Estimated Additional Measure C Budget Requirements	Total Estimated Measure C Project Budget	Actual and Projected State/Other Funding	Total Estimated Project Budget		
Centrally Controlled Allocation			\$ 22,376,266				
Completed							
Utility Infrastructure and IT Upgrade Project - District Wide	\$ 6,232,049	\$ -	\$ 6,232,049	\$ -	\$ 6,232,049	\$ 6,232,049	
District Design Standards	345,032	-	345,032	-	345,032	\$ 345,031	
ADA Transition Plan - District Wide	6,046,162	-	6,046,162	-	6,046,162	\$ 6,046,162	
Total Centrally Controlled Completed Projects	\$ 12,623,243	\$ -	\$ 12,623,243	\$ -	\$ 12,623,243	\$ 12,623,242	
In-Progress or Initial Phase							
IT Upgrade (including audit) - District Wide	\$ 6,000,000	\$ -	\$ 6,000,000	\$ -	\$ 6,000,000	\$ 5,308,573	
Program Contingency - District Wide	1,655,618	-	-	-	-	\$ -	
Program Reserve - District Wide	1,448,965	-	-	-	-	\$ -	
Total Centrally Controlled In-Progress or Initial Phase Projects	\$ 9,104,583	\$ -	\$ 6,000,000	\$ -	6,000,000	\$ 5,308,573	
Total All Centrally Controlled Projects	\$ 21,727,826	\$ -	\$ 18,623,243	\$ -	\$ 18,623,243	\$ 17,931,815	
Total Remaining Centrally Controlled Allocation			\$ 3,753,023				
Total Completed Projects All Sites	\$ 285,942,284	\$ 51,000	\$ 285,993,284	\$ 129,201,245	\$ 415,194,529	\$ 285,929,761	
Total In-Progress or Initial Phase Projects All Sites	\$ 93,732,873	\$ 1,619,425	\$ 92,247,715	\$ 4,678,307	\$ 96,926,022	\$ 54,531,059	
Total Projects All Sites	\$ 379,675,157	\$ 1,670,425	\$ 378,240,999	\$ 133,879,552	\$ 512,120,551	\$ 340,460,820	
Total Remaining Allocations			\$ 7,228,651				

- a Actual State Construction Act Funding
- d Private donations
- la LaSeirra Funding
- p Projected State Construction Act Funding
- r Redevelopment Funding
- s Actual State Scheduled Maintenance Funding Requiring District Match
- t SGIP Grant Incentives
- h Riverside Community Hospital

Board of Trustees Regular Meeting (VI.M)

Meeting	September 17, 2019
Agenda Item	Grants, Contracts and Agreements (VI.M)
Subject	Grants, Contracts & Agreements Agreement Amendment No. 2 with Gensler for the Riverside City College Facilities Master Plan Update
College/District	Riverside City College
Funding	Measure C
Recommended Action	Recommend approving Agreement Amendment No. 2 for additional scope of services for the Riverside City College Facilities Master Plan update with Gensler and approve the allocation of \$400,000 from Measure C.

Background Narrative:

On January 16, 2018, the Board of Trustees approved the allocation of \$500,000 from Measure C funds and the agreement with Gensler for the Facilities Master Plan update. On September 17, 2018, the college requested an amendment to the original agreement for added scope of services including printed boards for renderings, PDF images for Riverside City College use, and a high quality physical model for display. The fee requested for Agreement Amendment No. 1 was \$65,000 and paid for from the college's available one-time general funds.

At this time the college is requesting approval for the Agreement Amendment No. 2 for \$400,000 with Gensler for the Riverside City College's Facilities Master Plan to develop conceptual design drawings and conceptual budget estimates for the following Phase I and Phase II projects:

1) Visual Art and Performing Arts Complex; 2) Business and CIS; 3) Student Engagement Center-STEM; 4) Advanced Tech-Central Plant; 5) Parking Structure and Police; 6) Stadium Complex, Athletics Fields and Athletic/Band Facilities (including Cutter Pool and new facility); 7) Kinesiology; 8) Cosmetology; 9) Facilities/EOC Support Operations; 10) Student Center/Union; 11) Campus-wide Infrastructure

Prepared By: Gregory Anderson, President (RCC)

Chip West, Vice President, Business Services (RCC)

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

Hussain Agah, Associate Vice Chancellor, Facilities Planning & Development

SECOND (2) AMENDMENT TO AGREEMENT
BETWEEN
RIVERSIDE COMMUNITY COLLEGE DISTRICT
AND
GENSLER
(Riverside City College Facilities Master Plan)

This document amends the original agreement between the Riverside Community College District and Gensler, which was originally approved by the Board of Trustees on January 16, 2018.

The agreement is hereby amended as follows:

Additional compensation of this amended agreement shall not exceed \$400,000, including reimbursable expenses bringing the total agreement to \$965,000. The term of this agreement shall be from the original agreement date of January 17, 2018 to the completion of the project.

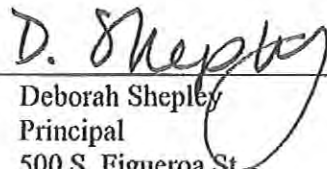
Payments and final payment shall coincide with original agreement.

Additional scope of work shall be provided in Exhibit I, attached.


All other terms and conditions of the original agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have executed this Amendment as of the date written below.

GENSLER

By: 
Deborah Shepley
Principal
500 S. Figueroa St.
Los Angeles, CA 90071

RIVERSIDE COMMUNITY COLLEGE
DISTRICT

By: 
Aaron S. Brown
Vice Chancellor
Business and Financial Services

Date: 9/10/19

Date: 9-24-19

Exhibit I

Project:

Scope of Work:

500 S Figueroa Street
Los Angeles CA 90071
USA

Tel 213.327.3600
Fax 213.327.3601



August 23, 2019

Chip West
Vice President Administrative Services
Riverside City College
4800 Magnolia Avenue
Riverside, CA 92506

Chip.West@rcc.edu

Subject: Riverside City College
Conceptual Design Services

Dear Chip:

M. Arthur Gensler Jr. & Associates, Inc. ("Gensler") is pleased to present our proposal for providing conceptual design services to Riverside City College. We propose to collaborate with your college leadership to provide the services outlined below.

Based on our discussion, we have developed a proposed scope of work to develop conceptual design concepts for the following projects:

- Visual Art and Performing Arts Complex
- Business and CIS
- Student Engagement Center-STEM
- Advanced Tech-Central Plant
- Parking Structure and Police
- Stadium Complex, Athletics Fields and Athletic/Band Facilities (including Cutter Pool and new facility)
- Kinesiology
- Cosmetology
- Facilities/EOC Support Operations
- Student Center/Union
- Campus-wide Infrastructure

A. SCOPE OF WORK

A summary of the proposed activities to take place for each of these projects, including proposed meetings with outline agendas, is described below:

1. Coordinate with college leadership to confirm user groups, collect relevant information and schedule all meetings

User Group Meetings # 1

- *Review FMP recommendations*



- *Discuss project vision and goals*
 - *Confirm building functions*
 - *Discuss program synergies*
2. Develop draft building program
 3. Identify site opportunities
- User Group Meetings # 2*
- *Review site opportunities*
 - *Review draft building program*
 - *Explore adjacencies*
4. Finalize outline building program
 5. Develop conceptual blocking and stacking diagrams

- User Group Meeting # 3*
- *Review final building program*
 - *Review and validate conceptual blocking and stacking diagrams*
6. Finalize design drawings
 7. Complete rough order of magnitude project costs
 8. Coordinate with college leadership to finalize

B. DELIVERABLES

The scope of work will include the following deliverables for each project:

- User Group Meeting Notes
- Outline building program and space requirements (area and adjacencies)
- Outline description of MEP system associated with the Applied Tech Central Plant
- Outline description of campus Infrastructure upgrades
- Conceptual Design Drawings for buildings and associated site area (includes blocking and stacking diagrams with 3-dimensional representation)
- Rough Order of Magnitude Project Cost identified by building

C. ASSUMPTIONS

The scope of work includes the following assumptions:

- All meetings to be coordinated and scheduled by College
- Number of Meetings
 - User Group Meetings – 3 per project
 - College Leadership Meetings – up to 5
- Consultants
 - Our design team includes the following specialty consultants:
 - Landscape Architects
 - MEP Engineers – campus wide infrastructure
 - Civil Engineers - campus wide systems and building tie-in
 - Parking Engineers - parking structure criteria
 - Cost Estimator – ROM project budgets



D. COMPENSATION

Gensler's proposed fee for the services described above is a fixed fee of \$400,000 (four hundred thousand dollars), including reimbursable expenses.

E. SCHEDULE

Our team is prepared to begin work immediately upon approval of our contract. Project is expected to be completed, with deliverables finalized in January 2020.

Chip, we look forward to continuing our partnership with RCC and providing these additional design services. If you have any questions, or would like to discuss our proposal in more detail, I can be reached on my mobile line at 949.648.4496.

Sincerely,

A handwritten signature in black ink that reads "Deborah Shepley". The signature is written in a cursive style with a large, looping 'y' at the end.

Deborah Shepley, AIA, LEED® AP
Principal
Director, Higher Education
Gensler

Board of Trustees Regular Meeting (VI.U)

Meeting	November 19, 2019
Agenda Item	Other Items (VI.U)
Subject	Other Items MVC Student Services Welcome Center CEQA Initial Study and Mitigated Negative Declaration
College/District	Moreno Valley College
Funding	Measure C
Recommended Action	Recommend approving the Initial Study and Mitigated Negative Declaration (IS/MND), Mitigation Monitoring and Reporting Program (MMRP), for the Moreno Valley College Student Services Welcome Center Project.

Background Narrative:

On August 21, 2018, the Board of Trustees approved the Moreno Valley College Student Services Welcome Center project, which consists of new construction and development of a 17,500 square foot building located on the southwestern portion of the Moreno Valley College campus, south of the Science and Technologies Building and west of the Student Activity Center. No buildings would need to be demolished to construct the project. The new construction project is determined to comply with California Environmental Quality Act (CEQA) regulations, which includes Initial Study/Mitigated Negative Declaration (IS/MND).

RCCD hired Dudek to prepare an Initial Study/Mitigated Negative Declaration (IS/MND) to analyze the project's potential environmental effects in accordance with the California Environmental Quality Act (CEQA). Dudek analyzed all resource areas in Appendix G of the CEQA Guidelines and determined that the project would not result in a significant impact on the environment.

Included in the IS/MND is the compliance with Assembly Bills 52. RCCD consulted with several Native American Tribes pursuant to Assembly Bill 52 to address potential impacts to tribal cultural resources. The IS/MND was circulated for a 30-day public review period from June 5, 2019 to July 5, 2019. During the public review period, several comments were received and responded to by RCCD; however, no comments were received pertaining to the environmental analysis provided within the IS/MND.

Upon completion of the CEQA document, the findings indicate that all potentially significant impacts can be mitigated to less than significant levels with implementation of mitigation. Mitigation measures were included in the IS/MND for cultural resources (archaeological resources), geology and soils (paleontological resources), noise, and tribal cultural resources. These mitigation measures are outlined in the project's MMRP, provided as Appendix G to the IS/MND.

Staff recommends that the Board approve the Initial Study and Mitigated Negative Declaration (IS/MND) and Mitigation Monitoring and Reporting Program (MMRP), for the New Student Service Welcome Center Project. Once the project's IS/MND is adopted, a Notice of Determination will be filed with the County Clerk.

Prepared By: Robin Steinback, President (Moreno Valley College)
Dyrell Foster, Vice President, Student Services (Moreno Valley College)
Nathaniel Jones, Vice President, Business Services (Moreno Valley College)
Aaron S. Brown, Vice Chancellor, Business and Financial Services

Hussain Agah, Associate Vice Chancellor, Facilities Planning & Development

Bart Doering, Facilities Development Director

Board of Trustees Regular Meeting (VI.F)

Meeting	December 10, 2019
Agenda Item	Bid Awards (VI.F)
Subject	Bid Awards Professional Services Agreement for Capital Planning Services with ALMA Strategies
College/District	District
Funding	Measure C Funds
Recommended Action	Recommend approving the Professional Services Agreement for Capital Planning Services for the California Community College Chancellor's Office (CCCCO) Submittals with ALMA Strategies for the not to exceed amount of \$110,000.

Background Narrative:

To participate in the State Capital Outlay Program, Riverside Community College District (RCCD) is required to comply with the California Community College Chancellor's Office (CCCCO) annual facilities planning submittals including: Space Inventory (SI), Five Year Capital Outlay Plan (5YCOP), Initial Project Proposals (IPPs), and Final Project Proposals (FPPs). It is critical for the District to engage a facilities planning consultant for CCCCCO capital planning services to maximize state capital outlay funds, and to provide successful capital project outcomes in accordance with the State guidelines.

On November 6, 2019, the District issued a Request for Qualifications and Proposals (RFQ/P) to identify qualified firms to provide capital planning services for the CCCCCO submittals. On November 22, 2019, the District received three (3) RFQ/Ps. On November 26 and 27, 2019, the District and College evaluation committee reviewed the statement of qualifications, interviewed the three (3) firms, and evaluated the fee proposals. The committee determined that ALMA Strategies was the most qualified and responsive to the RFQ/P.

The committee recommends the selection of ALMA Strategies for the capital planning services for the State Chancellor Office submittals in the amount not to exceed \$110,000. The term of the agreement is December 11, 2019 to December 10, 2020, with four annual renewal options.

Prepared By: Aaron S. Brown, Vice Chancellor, Business and Financial Services
Hussain Agah, Associate Vice Chancellor, Facilities Planning and Development
Mehran Mohtasham, Director, Capital Planning
Bart Doering, Director, Facilities Development
Majd S. Askar, Director, Business Services
Nathaniel Jones III, Vice President, Business Services (MVC)
Michael Collins, Vice President, Business Services (NC)
Chip West, Vice President, Business Services (RCC)

AGREEMENT BETWEEN
RIVERSIDE COMMUNITY COLLEGE DISTRICT

And

ALMA STRATEGIES

THIS AGREEMENT is made and entered into on the **11th** day of **December, 2019**, by and between **ALMA STRATEGIES** hereinafter referred to as “**Consultant**” and **RIVERSIDE COMMUNITY COLLEGE DISTRICT**, hereinafter referred to as the “**District.**”

The parties hereto mutually agree as follows:

1. Scope of services: Reference Exhibit I, attached.
2. The services outlined in Exhibit I will primarily be conducted at Consultant’s office(s), and on site at **Riverside Community College District**.
3. The services rendered by the Consultant are subject to review by the Vice Chancellor, Business and Financial Services or her designee.
4. The term of this agreement shall be from **December 11, 2019**, to the estimated completion date of **December 10, 2020**, with the provision that the Vice Chancellor, Business and Financial Services may extend the date without a formal amendment to this agreement with the consent of the Consultant.
5. Payment in consideration of this agreement shall not exceed **\$110,000** including reimbursable expenses. Invoice for services will be submitted every month for the portion of services completed on a percentage basis. Payments will be made as authorized by the Vice Chancellor, Business and Financial Services, and delivered by U.S. Mail. The final payment shall not be paid until all of the services, specified in Exhibit I, have been satisfactorily completed, as determined by the Vice Chancellor, Business and Financial Services.
6. All data prepared by Consultant hereunder specific only to this project, such as plans, drawings, tracings, quantities, specifications, proposals, sketches, magnetic media, computer software or other programming, diagrams, and calculations shall become the property of District upon completion of the Services and Scope of Work described in this Agreement, except that the Consultant shall have the right to retain copies of all such data for Consultant records. District shall not be limited in any way in its use of such data at any time provided that any such use which is not within the purposes intended by this Agreement shall be at District’s sole risk, and provided further, that Consultant shall be indemnified and defended against any damages resulting from such use. In the event the Consultant,

following the termination of this Agreement, desires to use any such data, Consultant shall make the request in writing through the office of the Vice Chancellor, Business and Financial Services, who will obtain approval from the Board of Trustees before releasing the information requested.

7. All ideas, memoranda, specifications, plans, manufacturing procedures, drawings, descriptions, written information, and other materials submitted to Consultant in connection with this Agreement shall be held in a strictly confidential manner by Consultant. Such materials shall not, without the written consent of District, be used by Consultant for any purpose other than the performance of the Services or Scope of Work hereunder, nor shall such materials be disclosed to any person or entity not connected with the performance of the Services or Scope of Work hereunder.
8. Consultant shall indemnify and hold the District, its Trustees, officers, agents, employees and independent contractors or consultants free and harmless from any claim of damage, liability, injury, death, expense or loss whatsoever based upon any adjudicated negligence, recklessness, or willful misconduct of Consultant, its employees, agents or assigns, arising out of, pertaining to, or relating to the performance of Consultant services under this Agreement. Consultant shall defend, at its expense, including without limitation, attorneys fees (attorney to be selected by District), District, its Trustees, officers, agents, employees and independent contractors or consultants, in any legal actions based upon such actual negligence, recklessness or willful misconduct and only in proportion thereto. The obligations to indemnify and hold District free and harmless herein shall survive until any and all claims, actions and causes of action with respect to any and all such actual negligence, recklessness or willful misconduct are fully and finally barred by the applicable statute of limitations.
9. District shall indemnify and hold Consultant, its officers, agents, and employees free and harmless from any claim of damage, liability, injury, death, expense or loss whatsoever based upon any adjudicated negligence, recklessness, or willful misconduct of the District, its employees, agents, independent contractors, consultants or assigns, arising out of, pertaining to or relating to the District's actions in the matter of this contract and District shall defend, at its expense, including without limitation, attorney fees (attorney to be selected by Consultant), Consultant, its officers and employees in any legal actions based upon such actual negligence, recklessness, or willful misconduct and only in proportion thereto. The obligations to indemnify and hold Consultant free and harmless herein shall survive until any and all claims, actions and causes of action with respect to any and all such actual negligent acts are fully and finally barred by the applicable statute of limitations.
10. Consultant shall procure and maintain insurance coverage as follows:

Comprehensive general liability insurance coverage that shall protect District from claims for damages for personal injury, including, but not limited to, accidental or wrongful death, as well as from claims for property damage, which may arise from Consultant's activities as well as District's activities under this contract, in the amount of \$1,000,000 per person and \$3,000,000 per occurrence;

Professional liability/errors and omission insurance in the amount of \$1,000,000; and

Workers' Compensation insurance in accordance with the laws of the State of California.

Such insurance shall name District as an additional insured with respect to this agreement and the obligations of District hereunder. Contractor shall provide District with the required Certificate of Insurance within 10 days of signing this Agreement.

11. District may terminate this Agreement for convenience at any time upon written notice to Consultant, in which case District will pay Consultant in full for all services performed and all expenses incurred under this Agreement up to and including the effective date of termination. In ascertaining the services actually rendered to the date of termination, consideration will be given to both completed Work and Work in progress, whether delivered to District or in the possession of the Consultant, and to authorize Reimbursable Expenses. No other compensation will be payable for anticipated profit on unperformed services.
12. Consultant shall not discriminate against any person in the provision of services, or employment of persons on the basis of ethnic group identification, national origin, religion, age, gender, gender identity, gender expression, race or ethnicity, color, ancestry, genetic information, sexual orientation, physical or mental disability, pregnancy, or any characteristic listed or defined in Section 11135 of the Government Code or any characteristic that is contained in the prohibition of hate crimes set forth in subdivision (1) of Section 422.6 of the California Penal Code, or any other status protected by law. Contractor understands that harassment of any student or employee of Riverside Community College District with regard to ethnic group identification, national origin, religion, age, gender, gender identity, gender expression, race or ethnicity, color, ancestry, genetic information, sexual orientation, physical or mental disability, pregnancy, or any characteristic listed or defined in Section 11135 of the Government Code or any characteristic that is contained in the prohibition of hate crimes set forth in subdivision (1) of Section 422.6 of the California Penal Code, or any other status protected by law is strictly prohibited.
13. Consultant is an independent contractor and no employer-employee relationship exists between Consultant and District. Any and all local, state or federal taxes

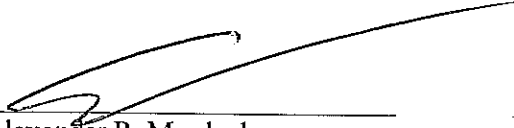
that would be associated with the payment under this Agreement is to be paid solely by Consultant.

14. Neither this Agreement, nor any duties or obligations under this Agreement may be assigned by either party without the prior written consent of the other party.
15. The parties acknowledge that no representations, inducements, promises, or agreements, orally or otherwise, have been made by anyone acting on behalf of either party, which is not stated herein. Any other agreement or statement of promises, not contained in this Agreement, shall not be valid or binding. Any modification of this Agreement will be effective only if it is in writing and signed by the party to be charged.
16. This Agreement will be governed by and construed in accordance with the laws of the State of California.

IN WITNESS WHEREOF, the parties hereto have executed this agreement on the day and year first above written.

ALMA Strategies

Riverside Community College District



Alexander R. Murdoch
Manager
1303 J Street, Suite 500
Sacramento, CA 95814

Aaron S. Brown
Vice Chancellor
Business and Financial Services

Date: 12/17/19

Date: _____

Cover Letter

November 22, 2019

Mr. Hussain Agah
Associate Vice Chancellor, Facilities Planning & Development
Riverside Community College District
3801 Market Street
Riverside, CA 92501

Mr. Agah,

ALMA Strategies is pleased to present this Statement of Qualifications/Proposal for professional consulting services regarding capital outlay planning/space utilization services for the Riverside Community College District (RCCD). Our client-service focus and community college planning experience will contribute to the success of your planning for the future.

Our team has successfully provided capital outlay planning services for over 25 California community college districts. Our staff brings over a combined 40 years of unparalleled experience to the Riverside Community College District resulting in informed data driven planning services with an efficient approach resulting in added value.

Understanding of Potential Scope of Services: Capital outlay planning typically includes the following core services: review of the existing Five-Year Construction Plan and Space Inventory, updates to the annual Five-Year Construction Plan and Space Inventory, development of Initial Project Proposals (IPPs) and Final Project Proposals (FPPs), and analysis of reporting requirements for State funded capital outlay projects. Also, the capital outlay planning will include specialized services that are tailored to meet the needs of RCCD, including space utilization analysis to inform updates made to the Space Inventory.

A preliminary review of FUSION will provide our team with knowledge of space within existing buildings on campus, current and future capital construction projects, and help identify areas that may need special attention to during the planning process. The District's Space Inventory is the foundation for facilities planning information and must be accurate to ensure meaningful planning results. The District's Five Year Construction Plan is responsible for tracking future capital construction activities and calculating capacity load ratio. Maintaining balanced capacity load ratios is vital for receiving State capital outlay funding. Space utilization is a tool to understand efficiencies in instructional room usage, both by hourly utilization and weekly student contact hour (WSCH) generation.

ALMA Strategies is not only knowledgeable in the elements required for successful facilities planning, but our experiences allow us to establish operating efficiencies for superior execution of deliverables



Firm Profile

and services. We are committed to: providing an experience of inclusive planning with input and collaboration from the District/College; producing superior deliverables on schedule and within budget; and delivering an unmatched level of responsiveness and communication.

Sincerely,

A handwritten signature in black ink, appearing to read "Shaun Blaylock".

Shaun Blaylock Psy.D., Principal-In-Charge
ALMA Strategies

Proposed Fee Structure & Rate Schedule

Proposed Fee

ALMA Strategies proposes the following fees for Capital Outlay Planning Services:

Riverside Community College District – Capital Outlay & Planning Services	
Space Inventory	\$20K
District Five Year Capital Outlay Plan	\$22K
Initial Project Proposal	\$0K
Final Project Proposal	\$25K
Space Utilization Review and Recommendations	TBD
TIME AND MATERIALS (T&M)	\$67K

Assumptions:

- A. No other consultants are included in this proposal, but may be provided at an additional cost

Task Description	Hours	NTE Fee	Each	Comments
a. Space Inventory	133	\$20K	1	Review, Analysis, State Chancellor's Office
b. 5-Year Update	147	\$22K	1	Review, Analysis, State Eligibility
c. IPPs				
New IPP		Incl		Included/No Charge
IPP Resubmitted		Incl		Included/No Charge
d. FPPs				
New FPP	267	\$20K		Excluding Architecture
FPP Resubmit	50	\$5K		Excluding Architecture
e. Reimbursables	125	\$18,750		Includes Cap. Outlay Training, additional Revisions, 5 yr. Scheduled maint. , and other district requested services.
f. Space Utilization				To Be Determined (Fee Not included)

As per District direction, year 1 includes: 6 new IPPs, 4 resubmittal IPPs, 2 new FPPs, 1 resubmittal FPP. Total fee year 1 not to exceed \$110K.

Fee Payment

This work will be billed based upon time and materials as described in the Hourly Rate Schedule below. ALMA Strategies is flexible and will work with the District to develop a fee and payment structure that is mutually agreed upon.

ALMA Strategies Hourly Rate Schedule

Principal / Senior Director	\$195.00 / Hr.
Director	\$185.00 / Hr.
Senior Consultant	\$180.00 / Hr.
Consultant	\$160.00 / Hr.
Research Analyst	\$135.00 / Hr.
Administrative Support	\$ 80.00 / Hr.



Firm Profile

ALMA Strategies, an affiliated company of School Facility Consultants, was established in 2009 as a response to our clients' requests for integrated planning and financing solutions to their Capital Programs. We are a facilities and capital program planning services firm specializing in the educational market sector. Our team has over two decades of dedicated experience in facilities planning. Our office headquarters is strategically located in Sacramento, California for proximity to the State agencies that oversee educational legislation and planning practices. We are located merely blocks from the State Chancellor's Office and have established strong working relationships with Specialists within the Facilities Planning Unit.

ALMA Strategies offers a full range of planning services for educational entities, particularly California community colleges. Our core concentration of technical consulting is centered on the following three areas of focus:

1. Facilities Program Planning, Implementation & Fiscal Services
2. State Facilities Funding Services (Capital Outlay, Scheduled Maintenance and Prop. 39)
3. Integrated Long-Range Master Planning (Strategic, Educational & Facilities)

Our team has successfully provided services for over twenty California community college districts. ALMA Strategies is not only knowledgeable in the elements required for successful facilities planning and program implementation, but our experiences allow us to establish operating efficiencies for superior execution of deliverables and services.

Board of Trustees Regular Meeting (VIII.L)

Meeting	December 10, 2019
Agenda Item	Resources (VIII.L)
Subject	Resources Ben Clark Training Center Corrections Platform Training Facility Project Budget Augmentation
College/District	Moreno Valley College
Funding	Measure C Allocations from Centrally Controlled and Moreno Valley College
Recommended Action	Recommend approving the project budget augmentation by \$680,000 to increase the project budget from \$2,740,000 to \$3,420,000 for the Corrections Platform Training Facility Project at the Ben Clark Training Center.

Background Narrative:

On September 17, 2018, the Board of Trustees approved the project budget in the amount of \$2,740,000 for the Corrections Platform Training Facility at the Ben Clark Training Center. In October 2019, the District received construction bids in response to the Notice Inviting Bids. The lowest construction bids exceeded the estimated bid amount by \$363,048. District and college staff, and Tilden-Coil Constructors, met with each prime contractor to review their bid proposals and discuss value engineering (VE) options that could reduce bid costs. It was determined no significant savings would result without substantially altering the functionality of the facility or negatively impact the instructional programs taught in the facility. Tilden-Coil Constructors confirmed that construction costs throughout the Southern California region have been increasing faster than expected due to the bid climate and increased material costs.

The new total project budget is now estimated to be at \$3,420,000, which is \$680,000 over the original board approved budget. The increase of \$680,000 is due to: 1) \$246,387 more than the original project estimate to meet the minimum facility design requirements of the instructional program, 2) \$363,048 due to the higher construction costs resulting from current bid climate and construction costs, 3) \$20,875 for increased construction management services due to increased project costs, and 4) \$49,690 for increased project contingency due to the increased total project cost.

Funding for the increased project amount of \$680,000 is as follows: \$340,000 from the Centrally Controlled Measure C allocation and \$340,000 from the Moreno Valley College Measure C allocation.

It is recommended that the Board of Trustees approve the project budget augmentation by \$680,000 and approve the new project budget of \$3,420,000.

Prepared By: Robin Steinback, President (MVC)
Nathaniel Jones III, Vice President, Business Services (MVC)
Carlos Lopez, Vice President, Academic Affairs (MVC)
Arthur Turnier, Dean of Instruction PSET, BCTC
Aaron S. Brown, Vice Chancellor, Business and Financial Services
Hussain Agah, Associate Vice Chancellor, Facilities Planning & Development
Bart Doering, Facilities Development Director

Division / Description	Post-Bids Budget	Pre-Bids Budget (Estimates)	Delta + / -
A- Primes Contractors Fees			
Bid Category #01- Miscellaneous**	\$ 773,000	\$ 424,004	\$ (348,996)
Bid Category #02- Concrete	\$ 209,000	\$ 163,384	\$ (45,616)
Bid Category #03- Rough Carpentry	\$ 326,000	\$ 318,102	\$ (7,898)
Bid Category #04- Security & Detention	\$ 267,130	\$ 246,639	\$ (20,491)
Bid Category #05- Roofing/Sheet Metal	\$ 65,215	\$ 79,201	\$ 13,986
Bid Category #06- Site Utilities/Pumbing/Fire Sprinklers	\$ 341,000	\$ 338,298	\$ (2,702)
Bid Category #07 - HVAC	\$ 91,000	\$ 95,252	\$ 4,252
Bid Category #08- Electrical	\$ 247,000	\$ 291,417	\$ 44,417
Prime Contractor Subtotal:	\$ 2,319,345	\$ 1,956,297	\$ (363,048)
B- General Conditions and Construction Manager Fees			
DSA Closeout Contingency	\$ 10,000	\$ 10,000	\$ -
CM General Conditions (Contract)	\$ 349,000	\$ 349,000	\$ -
CM Fee (contract) - 5.75%	\$ 133,362	\$ 112,487	\$ (20,875)
Construction Manager Subtotal:	\$ 492,362	\$ 471,487	\$ (20,875)
C- Soft Costs			
CM Preconstruction Services	\$ 24,800	\$ 24,800	\$ -
Architect Amendments	\$ 109,780	\$ 109,780	\$ -
Architect Agreement	\$ 155,762	\$ 155,762	\$ -
Inspection Fees (IOR & River City)	\$ 102,232	\$ 102,232	\$ -
Technology	\$ 51,762	\$ 51,762	\$ -
CEQA	\$ 2,470	\$ 2,470	\$ -
Utility Connection Fees	\$ 66,090	\$ 66,090	\$ -
DSA Review Fees	\$ 45,707	\$ 45,707	\$ -
Soft Cost Subtotal:	\$ 558,603	\$ 558,603	\$ -
D- Project Contingency			
Project Contingency	\$ 49,690	\$ -	\$ (49,690)
Contingency Subtotal	\$ 49,690	\$ -	\$ (49,690)
GRANT TOTAL BUDGET	\$ 3,420,000	\$ 2,986,387	\$ (433,613)
Original Project Budget Approved by BOT: September 17, 2019	\$ 2,740,000	\$ 2,740,000	\$ -
Over Budget	\$ (680,000)	\$ (246,387)	\$ (433,613)

** Bid Category #01 - Miscellaneous - Many smaller construction activities are combined into the Miscellaneous bid category in order to have only one prime contractor handle all of them. These construction activities are referred to as Scope of Work (SOW). By combining the SOWs into one category, better control and coordination of these construction activities occurs to maximize efficiency through scheduling, etc. It also increases the opportunity to receive more competitive and lower bids.

The Miscellaneous bid category includes the following SOWs: Structural Steel, Earthwork, Site Survey, Building Signs, Painting, Gypsum Boards, Door Installation, Coiling, Doors, Insulation, Stripping, Construction Fencing and Dumpsters, and Final Cleanup.

The three bids received for the Miscellaneous category follows: Inland Building Construction, Inc. (\$773,000), Spec Construction Co., Inc. (\$825,000), and Drake & Sons Construction, Inc. (\$905,460).

Riverside Community College District

Citizens' Bond Oversight Committee

2018 - 2019
Annual Report

<http://rccd.edu/cboc>



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CITIZENS' BOND OVERSIGHT COMMITTEE

Riverside Community College District appreciates the community's support for students and its colleges. The passage of Measure C in March 2004 provided funding for much-needed projects to accommodate the growing number of students in the District.

Proceeds from the bond are designated to help pay for the acquisition, construction, improvement, and renovation of various college facilities as outlined in the ballot measure.

The Citizens' Bond Oversight Committee (CBOC) of appointed citizens oversees the expenditure of funds and the annual performance audit and financial audit of bond funds and projects. The CBOC, consisting of seven members, is responsible for ensuring that Measure C expenditures follow Proposition 39, and informing how Measure C proceeds are used through annual reports to the RCCD Board of Trustees and the public.

2018-19 CBOC Members:

Clark Dupont, Chair (*At-Large Representative*)

Raymond Hicks, Vice Chair (*College Advisory Group*)

Morrie Barembaum (*At-Large Representative*)

Susan Cash (*Senior Citizens Group Representative*)

James Cuevas (*Business Representative*)

Jeanette Hazelwood (*Student Representative*)

Jason Hunter (*Taxpayers Representative*)

Proceedings and Activities

Meetings of the Citizens' Bond Oversight Committee

The Committee conducts its meetings in accordance with the provisions of the Ralph M. Brown Public Meeting Act Government Code Sections 54950 et seq. Meeting notices and agendas are sent to members of the Committee within the required period and are posted at RCCD campuses and education centers. Meeting notices, agendas, minutes, and documents and reports received by the Committee are a matter of public record and are available through the RCCD website: <http://rccd.edu/cboc> or by calling the RCCD Office of Strategic Communications and Institutional Advancement at (951) 222-8856.



MEETING: JULY 19, 2018

Riverside Community College District
Culinary Arts Academy and District Office
Executive Conference Room 309
3801 Market Street
Riverside, CA 92501

Measure C Financial Update

Measure C Funding

Vice Chancellor of Business and Financial Services Aaron Brown gave an update on the Measure C funding. Committee members were provided information on the Project Commitments Summary (PCS) and Capital Program Executive Summary (CPES) reports. The CPES report is a planning tool used by District Facilities and the colleges as it identifies the allocations and project commitments associated with the funding and balance to plan the projects accordingly. Staff embarked on a process to take to the Board of Trustees; first, the project savings reconciliation report (5/15/18 Agenda Item VIII-D-3) which included a net savings of \$4.3 million, funds that can be repurposed by the colleges, and second, the updated CPES report (6/18/18 Agenda Item VIII-D-2).

Project Commitments Summary Series A, Series B, Series A Refunding, Series 2007 C, Series 2010 D, and Series 2015 E as of June 30, 2018.

Director of Business Services Majd Askar presented the update on the Measure C Project Commitments Summary. Committee members received the financial report with the summary of activities as of June 30, 2018. Changes that occurred since the April 2018 Measure C cash on hand is \$7,269,061, approximately \$585,000 less than in the last report. This reduction is mostly due to expenses related to the RCC Charles A. Kane Student Services Admin project, Phase II parking lot, and IPP and PFP studies. The project closeout amount increased and the in-progress projects were reduced. There was an increase in the program reserve contingency of about \$930,000. As projects closeout, funding either goes back to the College or if funding came from contingency or the reserve account, it will be returned to the appropriate account. The total project commitments decreased; this is reflective of the project savings as there is less funding committed to projects.

Current Capital Program Executive Summary

Brown provided information on the Current Capital Program Executive Summary (CPES) report. Major items that reflect funding updates include the Fuel Cell project at Norco College and the Logic Domain CPM System, Coil School for the Arts, and MLK renovation at RCC.

A discussion about state funding ensued.

Measure C Project Update

Brown provided an update on the current projects at the Ben Clark Training Center. The corrections training platform, which is grant funded, may require an augmentation of Measure C funds, approximately \$300,000-\$500,000. The project is being reassessed, exploring a more permanent structure instead of a modular facility. A ground lease agreement was taken to the Board because the County is now pursuing a licensing agreement. Phase 1 construction, Measure C funded project, may require an amendment to the Board based on fair share contribution to the project.

Director of Facilities Development Bart Doering presented the Measure C project update. Two Measure C projects were approved by the Board:

Agenda Item (VIII-E-1) 6-19-18

2020-2024 Five-Year Capital Construction Plan, Initial Project Proposals and Final Project Proposals

The California Community College Chancellor's Office requires districts to submit an annual Five-Year Capital Construction Plan, Initial Project Proposals (IPP) and Final Project Proposals (FPP) for State Capital outlay funding purposes. RCCD's plan included four IPPs and three FPPs:

Initial Project Proposals

1. Norco College – Library Learning Resource Center
2. Riverside City College – MLK Renovation
3. Moreno Valley College – Center for Human Performance
4. Riverside City College – Cosmetology Building

Final Project Proposals

1. Moreno Valley College – Library Learning Center
2. Norco College – Center for Human Performance and Kinesiology
3. Riverside City College – Life Science/Physical Science

The state of California selects one project each year. This was presented to the CBOC because in order to compete there must be a local match which will come from Measure C funding.

Agenda Item (VIII-E-1) 6-19-18

Cost Proposal for Structural Review for RCC Life Science/Physical Science buildings with Rodriguez Engineering, Inc.

Measure C Project Summary

Director of Facilities Development Bart Doering presented the Measure C project update.

RCC Facilities Master Plan

The Board approved use of RCC Measure C funds of \$500,000 for the Facilities Master Plan Update which is scheduled to be complete in December 2018.

RCC Five-Year Capital Construction Plan –

Life Science/Physical Science Reconstruction

Initial Project Proposal (IPP) submitted to the state (Funding = State: \$21,776,000/ Measure C: \$6,883,000); Gensler was hired to update/refresh the building program for inclusion on the District's Five-Year Capital Construction Plan report. Program/diagrams were finalized for Final Project Proposal (FPP).

MVC Student Services Remodel

MVC is considering options for the Student Service Remodel project due to estimated costs exceeding budget availability.

BCTC Center Phase I

Infrastructure costs included in the Phase 1 Ground Lease are being evaluated by the District before the agreement is finalized with the County.

NC Five-Year Capital Construction Plan – Multimedia and Arts Center

An IPP was submitted to the state (Funding = State \$67,828,000 / Measure C: \$1,629,000).



MEETING: OCTOBER 18, 2018

Riverside Community College District
Culinary Arts Academy and District Office
Executive Conference Room 309
3801 Market Street
Riverside, CA 92501

Introduction of New Committee Member

Morrie Barembaum introduced Jason Hunter, member of a taxpayer organization, who was appointed by the Board of Trustees at the August Board meeting.

Measure C Audit Report

Controller Melissa Elwood introduced the 2018 Bond Audit Report and Renee Graves, principal with CliftonLarsonAllen LLP. Graves delivered a summary of the audit and provided handouts of the final audit report. The auditor gave the following findings, "A clean unmodified opinion and the financial statements on the bond fund itself are fairly stated and follow appropriate accounting principles." The audit conclusion states, "The results of our tests indicated that, in all significant respects, the District has properly accounted for the expenditures of the funds held in the General Obligation Bond Funded Capital Outlay Projects – Measure C Bond Program and that such expenditures were made on authorized bond projects."

Measure C Financial Update

Project Commitments Summary Series A, Series B, Series A Refunding, Series 2007 C, Series 2010 D, Series 2015 E as of September 30, 2018.

Director of Business Services Majd Askar presented the update on the Measure C Project Commitments Summary. Committee members received the financial report with the summary of activities as of September 30, 2018. Measure C cash on hand decreased approximately \$1.3 million primarily due to expenses related to RCC Kane Student Services Administration project, expenses were approximately \$906,000. Other expenses included the initial project proposal (IPP) and final project proposal (FPP) related to MVC, NC and RCC master plan studies with Gensler. There was an increase to interest income of about \$146,000 due to the reconciled 2017-18 interest income to actual from budgeted and the anticipated 2018-19 interest. Under other income, the District received a settlement through a nationwide lawsuit in the amount of \$2,816.

A reduction in the incentive program fund for the fuel cell project at Norco College was noted. Southern California Edison informed the District that it was no longer eligible to receive incentive payments. The fund was reconciled to reflect the actual receipt of \$507,676 a reduction of \$392,000.

Increased in-progress projects increased by \$3.2 million for the Student Services Welcome Center project at MVC and the 2018-19 feasibility and salary line for anticipated expenses in the upcoming year.

Most of the highlighted items in the report are related to a budget increase for the MVC Student Services Welcome Center project for the feasibility and planning. Additional expenses noted are related to the Kane Student Services Administration project for the master planning and the Culinary Arts Academy District Office project.

Current Capital Program Executive Summary

Vice Chancellor of Business and Financial Services Aaron Brown provided information on Current Capital Program Executive Summary (CPES) report for period ending September 2018. This planning and tracking tool identifies the commitments for Measure C funds. The summary page gives bottom line number for the remaining and uncommitted funds for each entity. At this point there is approximately \$25 million uncommitted.

Measure C Project Update

Director Facilities Development Bart Doering presented the Measure C project update. The following Measure C projects items were approved by the Board:

Agenda Item (VIII-C-1) 8/21/18

Student Services Welcome Center Project – Amend the Moreno Valley College Student Services Project and approve development of the Moreno Valley College Student Services Welcome Center Project; and approve a total budget of \$14 million, including the reallocation of \$11 million from the Student Services project.

Agenda Item (VIII-C-2) 8/21/18

Architectural Services for the Student Services Welcome Center Project - The selection of HPI Architecture for architectural services for the Moreno Valley College Student Services Welcome Center Project and approve the agreement in the amount of \$1,089,050, including reimbursable expenses.

Agenda Item (VI-B-6-d) 9/17/18

Agreement for Professional Services with Facilities Planning and Consulting Services, Inc. (FPSC)

Measure C Project Summary

Director Facilities Development Bart Doering presented the Measure C project update.

Riverside City College

RCC is working on the Master Plan update working with Gensler, a Board presentation is scheduled for December.

RCC's five-year capital construction plan with the state includes the Life Science/Physical Science Reconstruction which has been turned into an FPP and submitted to the state for approval.

Moreno Valley College

MVC is working on the Student Services Welcome Center project, funding for this project was increased from \$11 million to \$14 million.

The County provided infrastructure costs which were presented to the District regarding the Ben Clark Training Center Phase I project. This information is being reviewed.

Norco College

NC's five-year capital construction plan with the State includes the Multimedia and Arts center, which is still an IPP.

Business from Committee Members

Cuevas nominated Clark Dupont as committee chair. Committee members voted 5-0 in favor, Dupont will begin as chair beginning January 2019.

Received resignation of CBOC member Susan Cash effective Oct 18, 2018.



MEETING: JANUARY 17, 2019

Riverside Community College District
Culinary Arts Academy and District Office
Executive Conference Room 309
3801 Market Street
Riverside, CA 92501

Measure C Financial Update

Project Commitments Summary Series A, Series B, Series A Refunding, Series 2007 C, Series 2010 D, Series 2015 E as of December 31, 2018.

Director, Business Services Majd Askar provided the Measure C Project Commitments Summary. Committee members received the financial report with activities from the past report. She identified the decrease in cash on hand and explained that \$186,000 was expenses related to Kane Student Services project at RCC, expenditures for RCC's master plan initial project proposal (IPP) to a final project proposal (FPP) and MVC's master plan update and Student Services Welcome project. Project closeouts were taken to the Board in December, which are reflected in the budget. Lastly, an increase to the budget related to MVC's master plan which was approved in December

Capital Project Executive Summary Report

Vice Chancellor, Business and Financial Services Aaron Brown provided the Capital Project Executive Summary report. This planning document is used to allocate and commit funds to the colleges and District Office. He explained changes that occurred since October 2018, including remaining balance and commitments..

Measure C Projects Update

Director of Facilities Development Bart Doering provided the Measure C projects update. The following Board reports using Measure C funds were approved by the Board of Trustees:

Agenda Item (VI-B-6-b)

Agreement Amendment No. 1 for the O.W. Noble Administration Building Demolition and Parking Lot Construction Project with Koury Engineering and Testing, Inc.

Riverside City College

RCC completed its master plan and in the 5-year capital construction plan. The Life Science/Physical Science building project was converted from an IPP to an FPP.

Moreno Valley College

The design phase on the Student Services Welcome Center is complete and the project is moving into the design development stage.

Ben Clark Training Center, Phase I - The ground lease agreement was submitted to the Board of Trustees for approval and was approved. It was returned to the County for approval. The College will select an architect to start design.

Norco College

Norco College's 5-year capital construction plan with the state includes construction of a Multimedia Arts center. This project is still in the initial project proposal phase and is awaiting approval.

Business from Committee Members

The committee elected Ray Hicks to serve as vice chair.

Hunter requested the member bylaws be discussed and provided a copy of the California Education Code to reference. A discussion followed. The request was made to have bond counsel provide information about bylaws and the independence of the committee.



MEETING: APRIL 18, 2019

Riverside Community College District
Culinary Arts Academy and District Office
Executive Conference Room 309
3801 Market Street
Riverside, CA 92501

Measure C Financial Update

General Obligation Bond Issuance History

Chet Wang, Financial Advisor from Keygent, LLC provided a report to the Committee on the issuance history of the bond. The District has issued \$310,003,424 of the \$350 million Measure C authorization in six series of bonds. \$39,996,576 of the Measure C authorization remains unissued. Three series of refinancings have occurred to take advantage of lower interest rates.

Project Commitments Summary Series A, Series B, Series A Refunding, Series 2007 C, Series 2010 D, Series 2015 E as of March 30, 2019.

Director of Business Services Majd Askar presented the update on the Measure C Project Commitments Summary. Committee members received the financial report with the summary of activities as of March 30, 2019. Measure C cash on hand was \$5,442,796, a decrease of \$228,543, due to expenses primarily related to MVC Student Services Welcome Center project and preparing the IPP / FPP update. Completed Projects costs increased by \$60,435 due to project closeouts added expenses.

Capital Project Executive Summary Report

Vice Chancellor, Business and Financial Services Aaron Brown provided the Capital Project Executive Summary report. Approximately \$12 million in uncommitted funds are earmarked for BCTC Phase 1 project.

Measure C Projects Update

Director of Facilities Development Bart Doering provided the Measure C projects update. The following Board reports using Measure C funds were approved by the Board of Trustees:

Agenda Item (VIII-C-1) 1/15/19

Revised Ground Lease for the Education Center at Ben Clark Public Safety Training Center with the County of Riverside

Measure C Project Summary

Director of Facilities Development Bart Doering presented the Measure C project update. The following Measure C projects items were approved by the Board:

Riverside City College

RCC's five-year capital construction plan includes the Life Science/ Physical Science Reconstruction which has been turned into an FPP and submitted to the state for approval (Funding = State: \$21,776,000 / Measure C: \$6,883,000).

Moreno Valley College

MVC has hired DLR architects to perform the Facilities Master Plan Update. Student Service Welcome Center Project is currently in the final design development stage, and will be moving into the 50% construction stage. MVC has selected Tilden-Coil as their CM.

BCTC Center (Phase 1) Ground Lease was approved by the District/College and went to the January 2019 Board for approval. The college is currently in the process of selecting an architect to start the design work.

Norco College

NC's five-year capital construction plan with the state includes the Multimedia and Arts Center, Initial Project Proposal was submitted to the state (Funding = State: \$67,828,000 / Measure C: \$1,629,000).



Statement of Compliance

This Annual Report is submitted to the Board of Trustees by the Riverside Community College District Citizens' Bond Oversight Committee. This Committee advises that, to the best of its knowledge, the Riverside Community College District complies with the requirements in Article XIII A, Section 1(b) (3) of the California Constitution. In particular, bond revenue has been expended only for the purposes so described in Measure C and no funds were used for any teacher or administrative salaries or other operating expenses as prohibited by Article XIII A, Section (b) (s) (a) of the California Constitution.

Respectfully submitted:
Clark Dupont, Chair
Citizens' Bond Oversight Committee

Date: November 19, 2019





RCCD | RIVERSIDE COMMUNITY
COLLEGE DISTRICT

3801 Market Street, Riverside, CA 92501

(951) 222-8857 • rccd.edu

EXHIBIT B
FULL TEXT BALLOT PROPOSITION
OF THE RIVERSIDE COMMUNITY COLLEGE DISTRICT
BOND MEASURE ELECTION MARCH 2, 2004

The following is the full proposition presented to the voters of the Riverside Community College District.

“Riverside Community College Improvement Measure. To improve local student access to job training and four-year college preparation classes, improve campus safety, add and upgrade science, health, technology, academic classrooms/laboratories; expand public safety, police, firefighting, paramedics and healthcare training facilities; repair, acquire, construct, equip buildings, sites, classrooms; shall Riverside Community College District issue \$350,000,000 in bonds, at legal rates, with no proceeds going to the State, all funds remaining locally, independent **citizen oversight**, guaranteed **annual audits**, and no money for administrators’ salaries?”

Bonds - Yes

Bonds – No

PROJECTS

The Board of Trustees of the Riverside Community College District evaluated the District’s urgent and critical facility needs, including safety issues, enrollment growth, class availability, energy cost reduction and information and computer technology, in developing the scope of projects to be funded, as outlined in the Riverside Community College District Facilities Improvement Plan, dated and approved by the Board of Trustees on December 3, 2003, incorporated herein, and as shall be further amended from time to time. In developing the scope of projects the faculty, staff and students have prioritized the key health and safety needs so the most critical needs are addressed. The Board conducted independent facilities evaluations and received public input and review in developing the scope of college facility projects to be funded. This input of faculty, community and business leaders concluded that if these needs were not addressed now, the problems would only get worse. **In identifying the most urgent projects, the Board of Trustees made four important determinations:**

- (i) **Riverside Community College must both upgrade laboratories for science, health and technology programs and expand facilities for public safety and healthcare training programs like police, paramedics, nursing and firefighting;**
- (ii) **Riverside Community College must provide facilities and classes for academic programs for students who want to transfer to four-year colleges;**
- (iii) **In tough economic times community colleges, including Riverside Community College, are critically important to re-train people who want to expand their job skills; and**
- (iv) **Riverside Community College must provide a place of learning where recent high school graduates and adults, as well as other individuals who qualify for admission, can come to receive an education in a broad range of subjects.**

CLASSROOM BUILDINGS AND FACILITIES

- Build and acquire college classrooms, facilities and sites to accommodate more students who want to enroll in classes and improve the quality of learning and expand academic and workforce learning opportunities. Renovate and upgrade buildings, facilities, maintenance areas, police station, data processing building, gym, fields and classrooms for safety, efficiency, and expanded enrollment. **Upgrade laboratories for science, health and technology programs.** Upgrade early childhood education classrooms and facilities to train teachers, student center, business education, life science and physical science facilities.
- Redesign and wire classrooms and buildings to increase the uses of technology, computers and high speed Internet access for teaching including enhancement of distance learning.
- Build new academic classroom facilities and increase classes in math, English, fine and performing arts and languages.
- **Expand Riverside Community College Campus in Norco to Accommodate Growth and Increasing Student Enrollment:** Upgrade classrooms, provide permanent classrooms, labs, job training and college transfer counseling including “college status” facilities for engineering, architecture, science, academic studies, humanities, student activities, computer and technology studies, manufacturing and environmental science, upgrade technology infrastructure; build a new student/academic services center, labs for performing arts, alternative energy cogeneration facility, warehouse, parking lot, academic classrooms, science labs and lecture hall.
- **Expand Riverside Community College Campus in Moreno Valley to Accommodate Growth and Increasing Student Enrollment:** Provide “college status” permanent classrooms, labs, job training and college transfer counseling buildings and facilities including a health technology center, student support building, technology lab, upgrade technology infrastructure, Internet access, library, maintenance facility, add parking structure, and alternative energy, cogeneration plant.

JOB AND CAREER TRAINING PROJECTS

- **Provide facilities for nursing training and other professions that will allow Riverside Community College to increase the number of trained nurses, medical assistants, physician assistants, dental hygienists, emergency medical technicians and paramedics, and help relieve the serious shortage of healthcare professionals in the local area.**
- **Provide public safety, sheriff/fire training classrooms to train fire fighters, police officers and other public safety personnel in administration of justice, fire fighting technology, and police officer standards.**
- Build new classrooms for job training and retraining, workforce preparation and skills upgrading.

HEALTH AND SAFETY PROJECTS

- Repair and maintain deteriorating campus flooring, roofs, walls, windows, plumbing and electrical systems.
- Install new fire alarm and communication systems and energy efficient lighting.
- Reduce earthquake risks by seismic retrofitting older buildings.

- Upgrade water, storm drains, sewer, mechanical, heating, ventilation and gas infrastructure to current safety codes.
- Improve facilities and sites to meet legal requirements for disabled persons access.

SITE SAFETY AND SECURITY PROJECTS

- Improve pedestrian access routes across campus for safety.
- Improve campus safety and security by adding exterior lighting.
- Implement safety upgrades to relieve traffic flow and parking congestion, build parking facilities.
- Repair or replace outdated natural gas, water, sewer, storm drain systems.
- Acquire property to expand student capacity.
- Improve emergency access and evacuation routes to improve student safety, redesign campus road network to eliminate dangerous intersections and unsafe conditions, reduce gridlock, improve pedestrian safety and increase access for emergency vehicles.

ENERGY EFFICIENCY IMPROVEMENT PROJECTS

- Replace/upgrade energy systems, heating, electrical, ventilation and air conditioning systems and related utility systems.
- Construct an alternative energy cogeneration facility to provide an alternative source of energy in emergency situations.

REFINANCE EXISTING OBLIGATIONS TO LOWER COSTS AND INCREASE FUNDS AVAILABLE FOR INSTRUCTION AND ONGOING MAINTENANCE OF CLASSROOMS AND BUILDINGS

Listed repairs, rehabilitation projects and upgrades will be completed as needed. Each project is assumed to include its share of equipment, architectural, engineering, and similar planning costs, construction management, and a customary contingency for unforeseen design and construction costs. The allocation of bond proceeds will be affected by the District's receipt of State bond funds and the final costs of each project. The budget for each project is an estimate and may be affected by factors beyond the District's control. The final cost of each project will be determined as plans are finalized, construction bids are awarded, and projects are completed.

The bond program is designed to provide facilities which will serve current and expected enrollment. In the event of an unexpected slowdown in development or enrollment of students at the college, certain of the projects described above will be delayed or may not be completed. In such case, bond money will be spent on only the most essential of the projects listed above. Bond money must all be spent locally on Riverside Community College facilities and projects. The District will work with the Citizens' Oversight Committee on prioritizing those projects in the event factors beyond the District's control require that projects be reconsidered.

FISCAL ACCOUNTABILITY. THE EXPENDITURE OF BOND MONEY ON THESE PROJECTS IS SUBJECT TO STRINGENT FINANCIAL ACCOUNTABILITY REQUIREMENTS. BY LAW, PERFORMANCE AND FINANCIAL AUDITS WILL BE PERFORMED ANNUALLY, AND ALL BOND EXPENDITURES WILL BE MONITORED BY AN INDEPENDENT CITIZENS' OVERSIGHT COMMITTEE TO ENSURE THAT FUNDS ARE SPENT AS PROMISED AND SPECIFIED. THE CITIZENS' OVERSIGHT

COMMITTEE MUST INCLUDE, AMONG OTHERS, REPRESENTATION OF A BONA FIDE TAXPAYERS ASSOCIATION, A BUSINESS ORGANIZATION AND A SENIOR CITIZENS ORGANIZATION. NO DISTRICT EMPLOYEES OR VENDORS ARE ALLOWED TO SERVE ON THE CITIZENS' OVERSIGHT COMMITTEE.

NO ADMINISTRATOR SALARIES. PROCEEDS FROM THE SALE OF THE BONDS AUTHORIZED BY THIS PROPOSITION SHALL BE USED ONLY FOR THE CONSTRUCTION, RECONSTRUCTION, ACQUISITION, REHABILITATION, OR REPLACEMENT OF COLLEGE FACILITIES, INCLUDING THE FURNISHING AND EQUIPPING OF COLLEGE FACILITIES, AS DESCRIBED, AND NOT FOR ANY OTHER PURPOSE, INCLUDING FACULTY, STAFF AND ADMINISTRATOR SALARIES AND OTHER OPERATING EXPENSES. BY LAW, ALL FUNDS CAN ONLY BE SPENT ON THE DESCRIBED PROJECTS.

RIVERSIDE COMMUNITY COLLEGE DISTRICT
PRESIDENT'S OFFICE

Report No.: I

Date: December 3, 2003

Subject: Riverside Community College District Facilities Improvement Plan

The overriding goals of the Facilities Improvement Plan are to provide repair, modernization, upgrades, and expanded instructional facilities on the Moreno Valley, Norco and Riverside Campuses to serve the educational needs of students, faculty and the community well into the future.

It is recommended that the Board of Trustees accept and approve the Riverside Community College District Facilities Improvement Plan.



Salvatore G. Rotella
President

RCCD Facilities Improvement Plan

Introduction

Today, Riverside Community College is at a crossroads. Poised to move from a multi-campus to a multi-college district, the District faces the challenge of ensuring that the Moreno Valley and Norco campuses continue to grow to achieve full college status to meet the increased demand of the communities served. At the same time, we must expand instructional and student service areas on the Riverside Campus, while addressing the needs of aging, overextended facilities and infrastructure. This balancing act requires a reasoned approach to resource management – particularly facility development.

In conjunction with the Educational Master Plan and continuing strategic planning efforts, with broad representation from campus and community stakeholders, the RCCD Facilities Improvement Plan is an important step in identifying projects critical to providing classrooms, laboratories, and other facilities and infrastructure necessary to provide the highest quality academic and job training instruction to meet the needs of students and the community.

Just as the college is a vibrant, ever-changing environment, the Facilities Improvement Plan is a fluid document that reflects the best thinking of RCCD faculty, students, administrators, and planners at this time. As individual projects get underway, aspects of the plan will be developed in a collaborative process to incorporate user-group input and evolving technologies.

As this community's college of choice for more than 85 years, Riverside Community College has played a significant role in the lives of generations of residents. As RCCD moves toward a three-college system, I am confident that the Facilities Improvement Plan provides a roadmap to ensure each campus – Moreno Valley, Norco, and Riverside – continues to be an integral part of the community it serves.

RCC Faces Growth and Funding Challenges

One of the oldest community colleges in California, Riverside Community College District currently serves more than 30,000 students at campuses in Moreno Valley, Norco and Riverside.

In response to increasing demand, fueled by dramatic growth region-wide, RCCD opened the Moreno Valley and Norco campuses ten years ago. Since then, enrollment growth has continued at a strong pace. Today, both campuses must deal with enrollments that equal or exceed many community colleges in the state, and new enrollments continue to place high demands on the College's facilities. New classrooms, science and technology laboratories, and student support centers must be constructed to increase student access to academic and job training programs.

As the oldest and original campus, the RCC Riverside faces a serious shortage of adequate classrooms, labs, parking and student support facilities, while at the same time existing classroom buildings and infrastructure have critical repair and renovation needs that must be addressed to ensure students have a safe, healthy and adequate learning environment.

Aging roofs, deteriorating plumbing and sewer systems, inefficient heating, cooling and ventilation units are in desperate need of repair and modernization in order to meet current student needs and provide for increased enrollment in the future.

Rapid changes in instructional technology, critical to prepare students for the workforce and transfer to four-year universities, have made it difficult for the campuses' electrical power and data systems to support up-to-date instruction. The electrical system, while well maintained, is overextended and nearing the end of its useful life.

Installation of more energy efficient materials and equipment is needed and will result in cost savings in ongoing operations and maintenance costs.

With the California State University and the University of California raising tuition and reducing new enrollment, more students will choose to attend Riverside Community College. The growing demand for a high-skilled, local workforce to fill the critical shortage of health care and public safety workers also places additional burden on the college campuses. While this presents a tremendous opportunity for RCCD to be integral to the economic vitality and quality of life for area residents, it may further increase enrollment growth and demand for new facilities beyond that which is currently projected over the next decade.

The overriding goals of the Facilities Improvement Plan are to provide the repair, modernization, upgrades, and expanded instructional facilities on the Moreno Valley, Norco and Riverside campuses needed to serve the educational needs of students, faculty, and the community well into the future.

The majority of projects in the Facilities Improvement Plan can be attributed to one of the following categories:

- Repair, modernization, and upgrading of existing classrooms/buildings
- Addition of new classrooms, science/technology labs, instructional areas for academic and job-training programs
- Improvements needed for student health/safety/and campus security
- Reconstruction/replacement of major infrastructure systems
- Improvement/installation of technology infrastructure/equipment
- Energy efficiency/Cost saving measures

The estimated costs to fully implement the Facilities Improvement Plan take into account not only costs associated with building new or modernizing existing facilities, but also design, engineering, plan-review, testing, inspection and other mandated costs.

Allowances for escalation in the cost of construction and prudent contingencies for unforeseen circumstances are also included. It is anticipated that implementation of the Facilities Improvement Plan will require a combination of state money for facilities, the required local contribution, and other funds as identified. The amount of state money the District may be eligible for is calculated based on the current program, which requires local contribution equal to the cost of design and preliminary plans. In the future, the requirement and importance of the local contribution portion will likely increase. Community college districts unable to provide the current or future required level of local

contribution will have a lower priority in efforts to access state funds than districts with the required local contribution. The overall estimated costs and scope of projects identified in the Facilities Improvement Plan are preliminary in nature. The appropriate levels of refinement, details and budgets will be developed as funding is identified, and throughout the implementation program, to ensure that the projects included are implemented in the most cost-effective manner possible.

Local Funding and Taxpayer Safeguards

The proposed Facilities Improvement Plan is frugal, cost-conscious, and based on identified need.

Additional evidence of RCCD's ongoing efforts to address maintenance needs is the district's annual participation in the state's scheduled maintenance program. Through this program the state will provide matching funds to districts implementing a consistent, scheduled maintenance plan. Unfortunately, the level of state funding for scheduled maintenance is inadequate to keep pace with the needs of Riverside Community College's aging and heavily used facilities. Furthermore, in tough economic times such as those experienced recently, the state may curtail or suspend funding their share of scheduled maintenance.

It is anticipated that a local General Obligation bond measure will be placed before RCCD voters on the March 2, 2004. If passed, the measure would authorize issuance of facilities bonds to fund the projects identified in the Facilities Improvement Plan. At this time, the College has identified more than \$591 million in needed facility improvement and capital construction costs, including required scheduled maintenance matching funds. Based on historical data and future projections of state funding levels, we believe that up to \$195 million may be available in state capital construction money for these projects, leaving RCC to fund approximately \$395 million. A general obligation bond that provides local funding would enable the College to maximize its opportunities to qualify for this state funding.

In implementing the Facilities Improvement Plan and local bond funds, the Board of Trustees will work with the community, pursuant to law, to ensure strict accountability and taxpayer safeguards are imposed:

- Funds generated by local facilities bonds can only be used for the construction, reconstruction, acquisition, rehabilitation, or replacement of college facilities, including furnishing and equipping college facilities. By law, bond funds cannot be used for faculty, staff or administrator salaries or other operating costs.
- An annual, independent performance audit will be conducted to ensure that the funds have been expended only on the projects identified in the bond project list. Additionally, an annual independent financial audit of the proceeds from the sale of the bonds will be conducted until all of those proceeds have been expended.
- Following a successful local bond election, the District's Board of Trustees will appoint a Citizens' Oversight Committee to monitor that funds are spent as promised and specified. The Citizens' Oversight Committee must include, among

others, representation of a bona fide taxpayers association, a business organization and a senior citizens organization. No district employees or vendors are allowed to serve on the Citizens' Oversight Committee.

Riverside Community College District Facilities Improvement Plan

Classroom Buildings, Student Support and Instructional Facilities

Repair, modernization, and upgrading of existing classrooms, labs, buildings, etc. Construction of new classrooms/buildings, science and technology labs, etc.

Modernization of the A.G. Paul Quadrangle Building

Renovate all classrooms, labs and faculty offices. Upgrade electrical system and capacity. Replace roof and windows. Provide temporary classrooms.

Student Academic Support Services Facility

Construct/centralize student support facility on the Moreno Valley, Norco and Riverside campuses to include admissions, university transfer assistance, counseling, job placement, financial aid, disabled student and health services, etc.

Academic/Classroom Buildings

Expand existing facilities, construct new buildings on the Moreno Valley, Norco and Riverside campuses to provide academic, nursing, allied health care, job training classrooms, science labs, faculty offices, lecture/large group instruction space to increase student access and program availability.

Engineering & Industrial Technology Building

Construct classrooms, technology labs, lecture/large group instruction space on the Norco campus to increase student access and availability of programs in engineering, architecture, CIS, business and environmental science.

Major Infrastructure Systems

Replace, reconstruct, repair and upgrade campus electrical, sewer, storm water, plumbing, and other infrastructure systems to address age, condition, and inadequacy, as well as increased demand/usage.

Improve Parking Facilities

Construct/expand parking by providing additional spaces/parking structures. Reduce impact on surrounding neighborhoods. Improve traffic circulation, entrances and exits for student safety and emergency access. Provide facilities for campus police, instructional support services.

Repair and Renovation of Existing Facilities

Repair/renovation/upgrading of existing academic and job-training classrooms/buildings, building systems on the Moreno Valley, Norco and Riverside campuses as recommended in the Facilities Condition Analysis.

Academic/Physical Education, Health & Wellness Facilities

Repair, renovate, and provide health and safety upgrades to existing gymnasium/physical education buildings, stadium, bleachers, fields/track, lighting. Construct fitness/wellness facility and classrooms.

Fine, Applied and Performing Arts Facilities

Construct, expand classrooms, labs, studios, faculty/staff office space to meet transfer, job-training, certificate and degree curriculum requirements in fine, applied, visual, and performing arts at the Moreno Valley, Norco and Riverside campuses.

Instructional, Information & Data Technology

Continue/complete upgrade of network, fiber-optic backbone and infrastructure to include data systems, modernization of existing facility, and provide facility to house network operation systems on Moreno Valley, Norco, and Riverside campuses.

Classroom Buildings, Student Support and Instructional Facilities

Estimated Cost \$382,295,004

Job and Career Training Projects

Nursing/Health Care Facilities

Construct/provide classrooms, science labs, buildings, faculty/staff offices for nursing and allied health care classes/labs.

Teacher Training Facility

Construct/provide classrooms, labs, for collaborative teacher training and preparation program.

Public Safety, Law Enforcement, Fire Training Center

Construct/provide training facilities, classrooms for firefighters, law enforcement officers, public safety programs.

Job and Career Training Projects

Estimated Cost \$153,909,886

Health and Safety Projects

Repair/Upgrade Campus Wide Fire and Emergency Alarm Systems

Includes sprinklers, alarms, emergency communications.

Improve Access for Disabled

Make improvements required by the American with Disabilities Act to increase access.

Upgrade/Retrofit to Meet Health & Safety Standards

Upgrade/retrofit existing classrooms, facilities, and buildings to meet current health, safety, and seismic codes.

Health and Safety Projects

Estimated Cost \$29,212,519

Site Safety, Security and Improvement Projects

Extend Campus Drive

Improve emergency, fire, and traffic circulation as required.

Improve Campus Lighting

Provide/intensify exterior lighting campus wide at the Moreno Valley, Norco, and Riverside campuses to increase student/faculty/staff/community safety and security.

Maintenance/Storage Facilities

Provide/increase facilities for maintenance staff/operations. Add storage/warehouse space.

Site Safety, Security and Improvement Projects

Estimated Cost \$17,255,893

Energy Efficiency/Cost Saving Measures

Alternative Energy/Co-Generation/Recycling Projects

Provide alternative energy and recycling systems to improve efficiency and reduce operating/maintenance costs, as well as meet standards/requirements.

Energy Efficiency/Cost Saving Measures

Estimated Cost \$8,400,000

Estimated Grand Total \$591,073,302

Dated and approved on December 3, 2003

Board of Trustees Regular/Committee Meeting (IV.E)

Meeting	November 5, 2019
Agenda Item	Planning and Operations (IV.E)
Subject	Planning and Operations Future General Obligation Bond Planning Update
College/District	District
Funding	N/A
Recommended Action	Information Only

Background Narrative:

In March 2004, the electorate of Riverside Community College District passed Measure C authorizing the issuance of \$350,000,000 of general obligation bonds to finance the acquisition, construction, improvement and renovation of educational facilities at Moreno Valley, Norco, and Riverside City Colleges. At that time, the District identified much needed projects whose cost far exceeded the total amount of Measure C funding but it was anticipated that the District would be able to leverage historically reliable State Construction Act funding to encompass a building program totaling almost \$1 billion. However, from 2010 through 2016, no new State bonds were authorized and all previous State bonds had been issued. When the State bond program began again in 2017, the amount of funds distributed for community college facility projects was severely limited, making the State an unreliable partner in funding District's facility needs. Thus, the District utilized the Measure C authorization to a greater extent than anticipated through 2019 by expending, committing or designating all but \$4 million dollars of the total authorization.

Given the tremendous enrollment growth experienced by each of the colleges since 2004 and the aforementioned suspension of the State bond program, funding to provide current, state-of-the-art facilities to meet the needs of the District's students remains a challenge. As such, the District has been exploring the feasibility of another local general obligation bond. Representatives of TBWB Strategies and True North Research will be in attendance to share survey results and to discuss the merits of placing a bond measure on either the March 2020 or November 2020 ballot.

Prepared By: Aaron S. Brown, Vice Chancellor, Business and Financial Services
Hussain Agah, Associate Vice Chancellor, Facilities Planning & Development

Minutes of the Measure C Citizens' Bond Oversight Committee
Meeting Riverside Community College District
Executive Conference Room #309
3801 Market Street, Riverside, CA 92501
3 pm – February 4, 2020

Members Present:

Clark DuPont
Eva Petty
Jason Hunter
Mike Vahl
Philip Falcone

Staff/Guests:

Aaron Brown, *Vice Chancellor, Business and Financial Services*
Majd Askar, *Director, Business Services*
Rebecca Goldware, *Vice Chancellor, Institutional Advancement and Economic Development*
Hussain Agah, *Associate Vice Chancellor, Facilities Planning & Development*
Marisa Yeager, *Director, Government Relations*
John Geraghty, *Controller*
Syed Farhan, *Director of Higher Education Practice Leader, Clifton Larson Allen LLP*

Call to Order

3:09pm

Pledge of Allegiance

Hunter motions to move III C, Capital Program Executive Summary Report (CPES), to VI E for Information only.

Motion carried (5 ayes).

Approval of Minutes

Hunter/Petty moved to approve the minutes of July 18, 2019 with the following amendment:

Q: The difference between K-12 and District RFP questions.

A: K-12 districts are required to be pre-qualified for projects estimated over \$1 million. The RCCD bid package contains statement of work qualifications that vendors must meet to be considered for a project. Once received, bid packages are reviewed to determine all qualifications are met. Prospective vendors have five days to withdraw their bid after submission. Motion carried (5 ayes).

Annual Report – Item Action

Q: Hunter - Is the Report four pages?

A: Goldware - Yes.

Comment: Hunter - This is a great way to do this. Report is a summary of minutes but I am uncomfortable with the Statement of Compliance. He does not remember voting on the statement. Hunter would like to add “to the best of the Committee’s knowledge” to the third sentence of this paragraph.

This Annual Report is submitted to the Board of Trustees by the Riverside Community College District Citizens’ Bond Oversight Committee. This Committee advises that to the best of its knowledge the Riverside Community College District complies with the requirements in Article XIII A, Section 1(b)(3) of the California Constitution. In particular, to the best of the Committee’s knowledge, bond revenue has been expended only for the purposes so described in Measure C and no funds were used for any teacher or administrative salaries or other operating expenses as prohibited by Article XIII A, Section (b)(s)(a) of the California Constitution.

Hunter/Vahl made a motion to accept the Annual Report as amended.

Motion carried (5 ayes).

Audit

Syed Farhan, Director of Higher Education Practice Leaders from Clifton Larson Allen, LLP attended via phone. Farhan presented the audit for performance and financial audits in compliance of Prop 39. Auditors’

opinion on financial statement this year. They are issuing an unmodified opinion meaning that the financials prepared by management are fairly stated and follow the appropriate policies. The salaries expenditure shows that in fiscal year 2018/19 no employees were charged 100 percent to the bond; no administrators were charged to the bond. Two employees were charged 50 percent to the bond: Facilities Planning specialist and the project manager. Some other positions were charged ranging from ½ percent to 4 percent. There are no negative findings or observations related to internal control or compliance of the bond funds. For the standards opinion there are no findings for the current or prior year. The District has complied with all significant aspects with these requirements. Conclusion of audit: this year no significant findings.

Q: Hunter - How many audits do you perform throughout the state?

A: Farhan - We will need to follow up.

Q: Hunter - Do you have your own legal counsel?

A: Farhan - No, if needed for a legal issue, we will get legal counsel.

Q: Vahl - Were there any problems with the audit?

A: Farhan - No difficulties.

Q: Hunter - What does your firm consider to be the Measure C specific project list?

A: Farhan - Measure C would be what is approved and proposed by the Oversight Committee and approved by the Board of Trustees.

Hunter corrected the list is approved by the Board, not the Committee.

Hunter/Vahl: Motion to receive the independent financial audits.

Motion carried (5 ayes).

Dupont paused agenda to do introductions.

Hunter would like to make a request: All new members receive business cards from District Committee members who attend these meetings.

Project Commitments Summary Report

Q: Hunter - Issuance premiums, have been talked about before. Did we receive capital appreciation bond for the District? Is this the \$14 million in issuance premiums?

A: Brown - Capital appreciation has been done once at the District. The \$14 million is not solely related to the capital appreciation. Refunds have been made prior to the times Attorney General came out with an opinion indicating they could not issue refunding with issuance premiums. Two refunds were done when that came out.

Hunter recommended that copies be in color to better understand budget information.

Q: Hunter - Master Facilities Plan, how often does it get amended?

A: Brown - Every five years.

Q: Hunter - When was the last time the Facilities Master Plan was updated?

A: Agah - 2013.

Hunter/Vahl: Motion to move CPES back in order.

Motion carried (5 ayes).

Capital Program Executive Summary Report (CPES) – Brown

This is the budget document used to keep track of the projects that have been sent to and approved by the Board for funding and also to keep track by college versus centrally controlled by the District office as well. The Board approved Moreno Valley College using \$340,000 to augment the BCTC budget as well as \$340,000 of centrally controlled money to go towards the project for a total of \$680,000 moved. No other funds were moved for any other projects.

Q: Hunter - For the benefit of the newer members, can Brown explain a little bit about where we are in the overall Measure C process as far as the total expenditure in general?

A: Brown - Ben Clark Training Center, Phase I, completion of corrections platform; Welcome Center (MV) Elevator Monetization; Green House Building Project (RIV). Majority of expenditures are at Moreno Valley. That will fully exhaust for the funds for Measure C. Under the governor's proposed budget, he proposed 24 new projects statewide and funding one RCCD project, the RCC Life Science Physical Science renovation project - \$35 million. Our share of that cost is about \$6.1 million. The rest is coming from the state. This is the first project the state has funded in seven to eight years for a period of time the state was not allocating. With the new governor, they are allocating about five to six hundred million dollars a year. There is a new bond upcoming Prop 13; if this passes, then we can continue waiting in line for state project money just like Prop 51. The state has a scoring system for all projects; they are redoing it now to get it more in line with a student Vision for Success school. The Board of Governors put this in place for the community college system. They have not come out with a final regulation yet. We believe it will be favorable to us. All scoring will be based on a 220-point maximum. Number of points are designated if you are in the Inland Empire or Central Valley. State is looking for more contributions locally. Anywhere from 25 to 50 points are available if you have a local match. If you have a local bond, you can more easily provide matching components. If you don't, you have to request a hardship and the hardship can get 25 points.

Q: Hunter - Does this allocation exist as of today?

A: Brown - Yes. There is an allocation formula; currently they are changing it. Don't have the final regulations. May have them by March, but will not be effective for this allocation of state funding.

Q: Hunter - Is RCC getting \$35 million?

A: Brown - They have approved a \$35 million project; our share will be \$6 million. The remainder is state funded.

Q: Hunter - I take it this is something that was not going to be built because where would the money have come from?

A: Brown - Correct. We are putting in our proposal assuming we will be successful with the bond because that is the only way we can come up with a match. If we are not successful, we will have to reapply without the match because we do not have that source of funds.

Q: Hunter - Was the \$6 million from Measure C?

A: Brown - Yes.

Q: Hunter - I remember at the last meeting it was said \$8 million was left.

A: Brown - The \$8 million has not been assigned. We have centrally controlled money. There is an amount of money that has not been set for a specific project. The colleges have an allocation. The \$6 million is coming out of RCC's allocated portion. Not all \$8 million has been allocated.

Q: Hunter - The \$8 million is contingency money.

A: Brown - We have \$1.6 million in program contingency; \$1.4 to \$3.5 million sitting in centrally controlled funds has not been allocated yet. \$2.7 million will be allocated to Norco to solve their overage. Essentially there is not \$8 million in the contingency left and since the last meeting the Board has assigned funding for projects. One was for the \$5 million Welcome Center augmentation, \$2 million to pipeline for the Moreno Valley Ben Clark Training Center, and \$1 million for the elevator project. Most money has been allocated.

Measure C Projects Updates - Hussain

Q: Vahl - For Ben Clark, what is Phase I and how many phases are there?

A: Agah - There are two phases. Ben Clark has been housed at the county building off Van Buren. This project, the first permanent structure for education is going to consolidate everyone from Moreno Valley to be housed in one building. Phase II is for offices and classrooms.

A: Brown - It is designed to be an educational complex. When the county develops their master plan, they will have additional buildings to complement.

Q: Vahl - What is Phase II?

A: Brown - Phase II is a second building. This one has offices and classrooms.

Q: Hunter - Brown, we had \$350 million approved by the voters. With the new \$27 million allocated from the state, how much total do you think we leveraged from 2004?

A: Agah - \$157 million and that includes \$22 million, not \$27 million, based on a potential Life Sciences building, but the state has revised the number. They cannot provide \$27 million; it will be \$22 million.

Q: Hunter - Do we know what all funds will be directed to? Is the Facilities Master Plan coming out this month?

A: Brown - Several Facilities Master Plans have been approved. Riverside's was approved in November 2019 and Moreno Valley's and Norco's were approved in June 2019. They will be updated in February.

Q: Hunter - Since they are planning documents and we already know where the money is going, is it truly appropriate for that plan to be paid out of Measure C funds versus something else as it might serve instead as a guidance document for Measure A? Not so sure it is a planning document for Measure C at this juncture. Should the cost be split?

A: Agah - In order to compete with the state Chancellor's office, we need to send them a five-year construction plan. Without a planning document we can't really provide any firm decision to the state and a Facility Master Plan serves as a foundation for the five-year construction plan.

Q: Vahl - What is the total amount spent on the Master Plan?

A: Brown - I do not have the amount, but I will get an update and provide it to the Committee.

Q: Hunter - When does the Master Plan process start?

A: Brown - It started about 1-1/2 years ago. RCC started in early 2018 and was approved by the Board in December 2018. This is an annual process.

Comment: Hunter - The Master Plan process, even if it is just the draft that guided Board decisions which were made, then I could see how it could be a Measure C cost; but if it is not and it is guiding the next round of decisions, then I think it is not a Measure C cost.

A: Brown - It would be both a draft guided for a Board decision and the next round.

Q: Hunter - I think you could split the cost, but I don't know how you would split the cost if you don't have another bond measure.

Comment: Vahl - If another bond passes, you could possibly do a retroactive split.

Q: Hunter - Can you go through the project list and provide a checklist?

A: Brown - Yes, I will provide the list.

Business from Committee Members

Resignation S. Standerfer

Goldware - Stephanie Standerfer was approved, but as she was reading through some documents, she realized that as the business representative, she does work for Webb & Associates. She thinks there might be a conflict that would prohibit Webb from participating in open opportunities with the District and she didn't want any perceived conflict or anything else. Unfortunately, she has resigned.

There are two vacancies on this committee - the business representative and the college advisory.

Measure C Ballot Language

Hunter wanted all new members to have the text of the ballot language for members to see what is allowed under the full text of Measure C.

2003 Facilities Master Plan

Hunter wanted to go through very briefly with staff to make sure going through the Facilities Master list that indeed either everything on the list did get built or make sure that everything on the list will be built.

Brown suggested that at the next meeting he will provide this list in more detail.

Hunter agreed and would like a quick checklist.

Board of Trustees Measure C Recap

Hunter stated there are two things missing from the agenda packet: the changes that were made by Prop 39 to the California constitution and in the accompanying education code that came along with this and the companion language that came with it.

Goldware offered a tour of all the colleges and BCTC to committee members. Future quarterly meetings scheduled for the third Thursday of the month.

Public Comment

None

Hunter/Vahl motion to adjourn the meeting.

Motion carried (5 ayes).

Adjourned

4:23pm