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YUBA COMMUNITY COLLEGE DISTRICT  
**Citizens' Bond Oversight Committee**  
Yuba College, Room 117  
4:00 – 5:00 p.m.  
Tuesday, November 17, 2009

**Minutes**

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**MEMBERS** Dr. Ernest Garcia, *Vice Chair*, Marc Boomgaarden, Dr. Thomas Hewlett, Jeff McCallum and Cynthia White

**MEMBERS** Juan Cervantes, Eleanor Mackensen, *Chair*  
**ABSENT**

**DISTRICT** Al Alt, *Vice Chancellor Administrative Services*, Dr. Adrian Lopez, *Director Public and Governmental Relations*

**AECOM** Craig Fernandez

**GUESTS** James White

**Agenda Item 1 – Call to Order and Attendance**

Dr. Garcia called the meeting to order at 4:05 p.m. A quorum was met with five committee members present. A delay in Vice Chancellor Alt's arrival, Dr. Garcia began the meeting with agenda item 3.

**Agenda Item 3 – Public Comment**

Mr. White commented that with the support of the Colusa County Board of Supervisors to establish a permanent educational facility in Colusa County, he looks forward to the construction of the Colusa County Outreach Facility.

**Agenda Item 4 – Approval of the August 19, 2009 Minutes**

Motion was made by Mr. Boomgaarden and seconded by Jeff McCallum to approve the August 19, 2009 minutes.

**Agenda Item 5 – Measure J Bond Project Status Report:**

Craig Fernandez, AECOM Program Director, presented the Project Status Matrix on the following Bond projects stating that every Measure J project is now in the design phase.

**District**

- J-01 – Sutter County Facility, District Facilities
  - In Schematic Design.
- J-30 – Information Technology Upgrades to Technology systems.
  - Construction is complete at Yuba College. HVAC equipment is to be installed in the Information Technologies server room.
- J-48 – Campus Police Relocation
  - This project will not be complete until the department has moved to the Sutter County Facility.

**Yuba College – Marysville**

- J-02-05, J-13 – Building 100A, Building 100B, Building 200, Building 300, Building 1100
  - LPAS Architect firm has been awarded the contract for these projects.
  - Building 1100 will have a 50% State match.

- J-06 – Building 400 – Project to be completed June 2010.
- J-07 – Building 500 – \$3M in State funding to be approved upon the passing of the State Bond Measure next year.
- J-08 – Project to be complete next week.
- J-09 – Project on hold for possible State funding.
- J-10 – Project complete.
- J-11 – Central Plant is still in planning stages. The District will address the need for a water distribution project.
- J-12 – Project complete.
- J-14 – Two separate projects. *Athletic complex* groundbreaking ceremonies to be held November 30, 2009. Development of Construction documents continue for the *Gymnasium*. Dr. Lopez informed the committee that each member will be invited to attend.
- J-16 – Project on hold to define the scope.
- J-18 – Building to be demolished at the end of the program.
- J-19 – Project on hold to define the scope as it is impacted by the Allied Health and Public Safety Building project.
- J-20 – Project will not begin until the end of program.
- J-21 – Project will be complete in two weeks.
- J-28 – Project complete.

#### **Yuba College – Clearlake Campus**

- J-32, J-33 – The District is performing references on the A/E selection. Formal selection pending Board of Trustees approval at its November 18, 2009 meeting.

#### **Woodland Community College**

- J-34 – State Funded.  
Dr. Garcia asked if the Culinary Arts program is changing direction. Mr. Fernandez stated that State funds are included in the scope. Mr. McCallum shared there is an opera house in downtown Woodland but that there is not a Performing Arts Center. Vice Chancellor Alt stated that this project is one of the major projects that the voters voted on as there is neither a Theatre Arts nor Culinary Program in Woodland.
- J-35 – Construction to begin November 2009 with the demolition.
- J-37, J-38 – Project deferred; potential State funding.
- J-39 – Bldg 300 – Project complete.
- J-40 – Grounds Improvements - Gibson Road project complete.
- J-40 – Parking ADA Access – Project complete.
- J-40 – Parking Lot – On hold until building 700 project is complete.
- J-40 – Domestic Water Connection – The College is presently on a well and is in the process of connecting to the City of Woodland water system.
- J-40 – Access Walk – On hold until the scope has been defined. This project will connect WCC to Pioneer High School.
- J-41 – Project on hold, deferred for potential State funding.

#### **Colusa Outreach Facility**

- J-42 – Construction on the facility is scheduled to begin December 2009. Bid openings are scheduled for November 20, 2009. Property acquisition of the land, due diligence report and

approval of the acquisition of real property is on the November 18, 2009 board agenda for Board of Trustees approval.

### **Agenda Item 6 – Public Relations**

Dr. Lopez shared that signage will be placed on the Theater project early next week and will continue to place signage on projects.

At the last CBOC meeting, Dr. Garcia suggested a pro-active media release regarding the Lease-Leaseback (LLB) method. Dr. Lopez shared a LLB FAQ sheet stating the definition of the LLB method, the philosophy behind it, what the pros and cons are and for what projects YCCD will be using this method. After the method has been finalized, it will be posted on the YCCD Measure J website. Dr. Lopez asked the committee to refer community members with concerns to the YCCD Measure J website (<http://www.yccd.edu/measurej/index.html>).

In conjunction with the Measure J audit will be the CBOC annual report. Dr. Lopez will work with the CBOC chair and vice chair to complete this report. The committee chair will have the committee review the report prior to distribution. The annual report will be included in the District newsletter with distribution scheduled district-wide spring 2010.

### **Agenda Item 2 – Vice Chancellor’s Report**

Vice Chancellor Alt introduced himself to Cynthia White as she was absent from the last meeting.

He stated the Measure J Bond audit will complete in December.

He congratulated Mr. Boomgaarden on his retirement as Yuba City Fire Chief and the celebration of his 50th birthday.

At the November 18, 2009 Board of Trustees meeting, the Board will be asked to approve the following Bond Projects which will be two District milestones:

- Resolution authorizing the acquisition of real property located in Colusa County, Due Diligence Report and the move to close escrow.
- Approve the Sutter County Property First Amendment to the Agreement and the Due Diligence Report.

### **Agenda Item 7 – Terms for Committee Members**

Dr. Hewlett, Eleanor Mackensen and Cynthia White were originally selected to serve two-year terms and are eligible to serve another term per the committee bylaws. Dr. Lopez stated if a committee member agrees to serve an additional term, it will be placed on the next Board of Trustees meeting agenda for approval. All members have agreed to serve an additional term. This item will be placed on the December 9, 2009 Board of Trustees agenda for approval.

### **Agenda Item 8 – Measure J Implementation, March to Yellow Presentation**

Mr. Fernandez presented the Measure J Bond Implementation for Yuba College and Woodland Community College. The timeline of his presentation is from the buildings or structures under construction to the completion of each project. Highlights of the presentation included:

Colusa County Educational Outreach Facility:

- The facility will be at least Silver in LEED Certification.

Yuba College:

- Building 400 will have a new entrance with two elevators.
- Athletic Field Project will consist of a multi-synthetic field for football and soccer games as well as graduation.
- Campus walk will promote safe pedestrian access that ties the core of the campus to the Allied-Health and Public Safety building.

The completion for all Measure J Bond Projects is slated for December 2013.

***Agenda Item 9 – Announcements/Committee Comments***

None.

***Agenda Item 9 – Next Meeting Date***

The next CBOC meeting is scheduled February 2010. The committee will be notified via email with the next date after the Board of Trustees adopts its 2010 calendar of meetings at the December 9, 2009 meeting.

***Agenda Item 9 – Adjourn***

Dr. Garcia adjourned the meeting at 4:55 p.m.