One Stop Student Services Center:

The one stop student services center replaces buildings A, B, I, N annex, T, U, V and X, providing a “one stop shop” for students.

Construction of the project continued during the month of July. The contractor has completed demolition and clearing for the site of the new building. The contractor also excavated and re-compacted in the area of the new building. Excavation work on the north parking lot and loop road continued and the demolition of building I was completed this month. Parking lots north of buildings J and M remain accessible via the temporary access from College Drive, just north of building O.

As part of the student service center project, general contractor, Soltek Pacific, has started construction of a new loop road from the north Bradley Road entrance to the existing parking lot north of building J (childcare center). In order to maintain temporary access to the remaining north parking lots, vehicles are entering from College Drive and traveling through the industrial technology yard; access is only available during the summer months. The contractor anticipates completing the new loop road prior to the beginning of the fall 2010 semester, thus reopening access to the north parking lots.

Construction of the childcare center addition project is expected to start in the spring of 2011. The parking lot north of building J (childcare center) is anticipated to be used as a construction “lay-down area” by the general contractor during the construction of the “childcare center addition project.” Therefore, access to the remaining north parking lots will not be possible during the fall and spring semesters. As a result, the district is in need of temporary vehicular access from the north end of Allan Hancock College to Jones Street in order to maintain vehicular access during construction of the childcare center addition project and in the event the new loop road is not completed prior to the beginning of the fall 2010 semester; a period of 24 (twenty-four) to 30 (thirty) months.

G.A. Properties, Inc., representing Hancock Trust, is interested in partnering with the district to grant temporary access to Jones Street through their property at no change. In concept, the district will be responsible for the cost of constructing the driveway and returning the subject site to its original reasonable condition.

The district met with the City of Santa Maria traffic engineers to review location and design of an entrance/exit to Jones Street. The traffic engineer acknowledges a driveway just east of building T is acceptable and, therefore, would approve an encroachment permit.

The district has executed a “license agreement” with G.A. Properties, Inc., and anticipates starting construction of the subject entrance/exit to Jones Street on Monday, August 2, 2010.

Of the current project budget of $39,456,970, a total of 75% has been committed; of the 75% committed, 12% has been paid.
Public Safety Complex:

The public safety complex creates a state of the art facility for public safety training at the Lompoc Valley Center. The project includes a main building for classrooms and offices, fire training facilities, an enclosed outdoor shooting range, and a high speed emergency vehicle operations course (EVOC).

Project plans are currently undergoing Division of the State Architect (DSA) plan check approval. The district anticipates starting the public bidding process in December 2010, and construction to begin in March/April 2011 (24-month construction period).

The budget for this project is $46,163,902, a total of 10.3% has been committed; of the 10.3% committed, 42.5% has been paid.

Childcare Center Addition:

The childcare center addition project seeks to construct an addition to the existing childcare center, building J, and demolish the old childcare study center, building Z, located on College Drive.

Project plans are currently undergoing Division of the State Architect (DSA) plan check approval. District service staff completed their review and provided comments to the architect for incorporation into the project. The architect anticipates receiving DSA approval by November 2010, starting the public bidding process in December 2010, and anticipates commencing construction in March or April 2011.

Of the $6,500,000 project budget, a total of 10.5% has been committed; of the 10.5% committed, 54% has been paid.

Fine Arts Complex:

The fine arts complex consolidates the fine arts programs, currently located in various buildings, into a new facility. Although the fine arts complex is within the allocated budget and is continuing development, Steinberg Architects found the cost of renovating/remodeling the existing buildings E & F is approximately $7.3M (current allocation is $1.6M). The major increased cost is associated with the structural, life safety, and accessibility upgrades triggered by the extent of renovation required for the existing building and the need for new mechanical and electrical systems. Therefore, the theatre arts project remains on hold pending an upcoming board workshop.

Of the current project budget of $40,874,920, a total of 8% has been committed; of the 8% committed, 5.4% has been paid.

Industrial Technology Project:

The industrial technology project final project proposal (FPP) conceptually seeks to construct a new building for technology programs. A conceptual floor plan and site options continue to be refined with project stakeholders and district administration. It is anticipated that a board workshop will be held to consider the conceptual design, options, and budget implications.

Of the preliminary project budget of $8,500,000, a total of 20% has been committed; of the 20% committed, 6% has been paid.
Physical Education/Athletics:

The physical education/athletics project is in the conceptual design phase. It is anticipated that an upcoming board workshop will present options and budget implications.

Of the preliminary project budget of $2,200,000, a total of 5% has been committed; of the 5% committed, 81% has been paid.

SCHEDULED MAINTENANCE PROJECTS

VOIP Underground Utilities Phase: General contractor, C.S. Legacy, substantially completed the project scope of work in April 2010. The contractor has continued to make progress on completing the punch list. On July 22, 2010, the contractor completed a mock-up of a new finish on the concrete sidewalks, and anticipates completing the refinishing in early August 2010.

Of the current budget of $2,406,357, a total of 94% has been committed; of the 94% committed, 95% has been paid.

Of the $271,000 construction contingency, there is a current balance of $125,035.

TECHNOLOGY PROJECTS

Phoenix Project: All our student academic history was converted for the last time from the mainframe to the new Banner system. The new imaging software for student records from other schools was installed and the project team has been identified to begin implementation in August. IFAS HR has gained momentum due to extra staff effort.

Of the $7,260,000 budget, a total of 92% has been committed.

Technology and Instructional Equipment Modernization: The technology advisory committee (TAC) co-chairs recommended the following major modernization purchases in July: CurricUNET, an online curriculum development and workflow product, printers for the LVC computer resource center, and four smart podiums for the LVC.

Of the $11,888,795 budget, a total of 36% has been committed.