CAPITAL PROJECTS

One Stop Student Services Center:

The project is constructing a new 44,788 sq. ft. two-story student services building (building A) and a new 21,053 sq. ft. two-story administration building (building B) with associated on- and off-site improvements targeting LEED Silver Certification. In addition, the project develops a new north Bradley Road driveway, north-east loop road, and parking lot in accordance with the board approved 2008 Bond Measure I, Facilities Site and Utilities Master Plan. The project also includes the demolition of existing buildings A, B, I, N-Annex, T, U, V, and X.

Construction of the project continued in June. Installation of ducts and interior wall framing are in progress on the first and second floors of the student services buildings. Curbs and equipment pads were poured on the first floor and interior framing has begun. Structural steel bracing and roof support installation continued.

First floor underslab plumbing and electrical has been installed on the administration building. Forms and rebar have been installed on the first floor, in preparation of pouring the first floor slab during the first week of July. Metal deck and structural steel have been completed on the second floor and the low roof areas. Rebar was installed in preparation for concrete placement. Concrete was poured on the second floor.

In June 2011, the board of trustees approved reallocation of $2.5M in bid savings from this project to the VOIP equipment phase, thereby reducing the project budget from $39,057,000 to $36,457,000.

Of the current project budget of $36,457,000, a total of 78.7% has been committed; of the 78.7% committed, 40.7% has been paid.

Public Safety Complex:

This project consists of a 36,678 sq. ft. academic building, 8,568 sq. ft. six-story fire tower, 12,286 sq. ft. apparatus storage building, a 42,406 sq. ft. shooting range, scenario village, prop house, fitness track, skid pad/slow speed driving skills area, and a one-mile emergency vehicle operator course (EVOC).

The bid opening was conducted on June 7, 2011. A recommendation to select the base bid and reject all bid alternates was presented and approved at the board of trustees meeting on June 21, 2011. The due diligence process to determine the apparent low bidder was completed. The notice of intent to award was distributed on June 30, 2011.

The budget for this project is $46,163,902, a total of 10.6% has been committed; of the 10.6% committed, 50.6% has been paid.

Childcare Center Addition:

The project consists of a 6,800 sq. ft. addition to the existing building J on campus. The addition will replace building Z which is scheduled for demolition upon completion of the project. The project will provide additional classrooms to accommodate the increased number of children that are housed in the to-be demolished building Z. The project will also provide a hands-on learning lab for the degree and certificate programs in early childhood studies.
The bid opening was conducted on June 2, 2011. At the June 21, 2011 Board of Trustees meeting, a recommendation to select the base bid and reject all bid alternates, was presented and approved. The due diligence process to determine the apparent low bidder began this month.

Of the $6,500,000 project budget, a total of 16.2% has been committed; of the 16.2% committed, 44.7% has been paid.

**Fine Arts Complex:**

The Fine Arts Complex is a new 68,000 sq. ft. two-story building that includes visual arts, multi-media and applied design, photography, film and video, dance, music, and shared amenities. The project consolidates all of the fine arts and performing arts (except theatre arts) currently in buildings D, E, F, O, and S, into one Fine Arts Complex. The district is also developing bid alternates; such as, the Theatre Arts Complex, south commons site utility infrastructure and landscape improvements, and reconstruction of parking lot 8 (gym parking lot).

Steinberg Architects continued meeting with project stakeholders to develop working drawings and identify fixture, furnishings and equipment (FF&E) needs. The 90% construction drawings review meeting was conducted this month. The architect submitted the drawings to Division of the State Architect (DSA) on July 1, 2011, with the commitment from DSA to provide approval by November 2011.

Of the current project budget of $39,198,920.00, a total of 13.4% has been committed; of the 13.4% committed, 42.4% has been paid.

**Theatre Arts Complex:**

The Theatre Arts Complex was approved by the board of trustees as a bid alternate to the Fine Arts Complex. The concept design, including remodeling building F, demolishing building E and constructing a 19,600 sq.ft. stand-alone structure in its footprint, was approved by the board at the January 18, 2011 meeting.

The architect provided responses to the district’s 50% construction drawing review comments. The 90% construction drawings review meeting was conducted this month.

Of the current budget of $1,676,000.00, a total of 33.1% has been committed; of the 33.1% committed, 27.6% has been paid.

**Industrial Technology and Physical Education/Athletic Fields Project:**

This new facility will provide space for the Industrial Technology programs including: automotive transportation technology, auto body technology, architecture/engineering technology, machine technology, welding, and administrative support. This project proposes to construct a new building to the south of building O, in the space currently occupied by the track and football field. Of the estimated total project cost of $19.6M, a preliminary allocation of $8.5M has been approved by the board of trustees.

The public bidding process continued this month. The responses to the requests for proposals (RFP) were received and opened on June 14, 2011. A recommendation to select the base bid proposal along
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with alternates 1 and 5A was presented to the board at the June 21, 2011 meeting. This recommendation was approved, which allowed the due diligence process to occur to determine the low apparent respondents. A notice of intent to award was issued on June 30, 2011.

Of the preliminary project budget of $8,500,000, a total of 8.8% has been committed; of the 8.8% committed, 92.3% has been paid.

**Physical Education/Athletics, Remodel Building N:**

This project proposes a renovation of the athletic training facility, physical fitness lab, locker rooms, team rooms, showers and equipment room. The project will address the building systems; such as, the boiler, HVAC, main electrical lighting, power, data and fire alarm. Door hardware and hallway flooring will also be replaced and the building interior and exterior painted. Of the estimated total project cost of $4.9M, a preliminary allocation of $2.2M has been approved by the board of trustees.

The public bidding process continued this month. The responses to the RFP were received and opened on June 14, 2011. A recommendation regarding the selection of alternates was made and approved by the Board at the June 21, 2011 meeting. The due diligence process to determine the lowest apparent respondent began this month.

Alternate bid items for each project and the recommendation were identified and it was determined that funding for the Physical Education/Athletics, Remodel Building N project would not be available, based on the board’s priorities. The district is working with the State Chancellor’s Office on developing an Initial Project Proposal (IPP) as an alternative funding source.

Of the preliminary project budget of $2,200,000, a total of 19.1% has been committed; of the 19.1% committed, 79.4% has been paid.

**SCHEDULED MAINTENANCE PROJECTS**

**Fire Alarm Upgrades:**

This project replaces the existing fire alarm systems in buildings E, F, H, K, M-300, M-400 and N. The new system will be designed and installed to current Division of the State Architect requirements. The project will install new panels, devices, and wiring in the above listed buildings.

The district, with the assistance of O’Connor Construction Management, Inc., developed two bid alternates for inclusion in the project. These alternates are currently included in two capital projects, Theatre Arts Complex and Physical Education/Athletics, Remodel Building N, however, they have been developed as alternates to this scheduled maintenance project to ensure their completion in the event the capital projects are not realized.

Review comments were received back from Division of the State Architect this month; the engineer is revising project documents to address these comments.

Of the current budget of $40,800, a total of 86.4% has been committed; of the 86.4% committed, 91.3% has been paid.
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Lompoc Valley Center Repairs and Upgrades:

This project replaces a failed back-up battery system for the emergency lighting with a new emergency generator; addresses ADA retrofits; constructs a new roof for the central plant building to extend the operating life of the mechanical equipment; installs new water heaters and softeners; and repairs to damaged concrete around the site.

Development of the working drawings by Harris Architect and Design continued this month. A 90% construction drawings review meeting was held and the District approved submitting the project to the Division of the State Architect on June 13, 2011. Requests for paperwork and review fees were submitted.

Of the current budget of $169,000, a total of 57.7% has been committed; of the 57.7% committed, 83% has been paid.

Building D Repairs and Upgrades:

This project addresses many deficiencies in building D, with the major areas of work being ADA renovations, door and hardware replacements; interior and exterior painting; restroom, dressing room, and lobby upgrades for code compliance; fire alarm replacement to meet current Division of the State Architect requirements; electrical upgrades to connect to the 12Kv loop system; roof replacement; in-building water and gas piping improvements; HVAC upgrades, including DDC controls; and replacement of the non-DSA approved catwalk.

Development of the working drawings by Westberg + White continued this month. The mechanical and electrical consultants conducted site visits to investigate and verify existing conditions. Finish selection meeting were held with the stakeholders in preparation for presenting to the bond implementation team.

Of the current budget of $500,570, a total of 86.9% has been committed; of the 86.9% committed, 62.4% has been paid.

TECHNOLOGY PROJECTS

Phoenix Project: The set-up of the Banner Advancement module for the AHC Foundation office was completed in June. All of the donor data is in the process of being moved from the Foundation’s old system into Banner Advancement with an expected completion date in July. The new DegreeWorks program for the Counseling department to manage student education plans and degrees online was installed in June. The rest of the DegreeWorks project will start in September.

Of the $7,561,990 budget, a total of 99.6% has been committed.

Technology and Instructional Equipment Modernization: The Technology Advisory Committee (TAC) does not meet during the summer term.

Of the $11,893,114 budget, a total of 45.3% has been committed.
Solvang Center Computer Lab Project: The installation of the interior infrastructure was completed in June. The tables, chairs, and computers have been delivered and will be set-up before fall classes start in August.

Of the $200,000 budget, a total of 38% has been committed.

VOIP Equipment Project: Eight responses were received for the request for proposals (RFP) for the Voice Over Internet Protocol (VOIP) Equipment and Services. The evaluation committee selected a short list of three vendors. Development of the bidding documents for the UPS Install continued with a 90% construction drawings set being submitted on June 29, 2011. The vendor onsite presentations and demonstrations are scheduled for July 28th.