

MINUTES OF THE CITIZENS' BOND OVERSIGHT COMMITTEE MEETING

April 11, 2013

Norco College

Center for Student Success, Rm. 219

4 p.m.

Vice Chair Allison Dale called the meeting to order at 5:03 p.m.

Present

Ms. Allison Dale, Vice Chair

Mr. David Barnhart

Mr. Nicolas Ferguson

Ms. Rikki Hix

Mr. Robert Taylor

Absent

Mr. Richard Chavez

Mr. Jeff Kraus

Staff

Mr. Aaron Brown, VC, Business and Financial Services

Mr. John Baker, Interim Director of Construction

Mr. Bart Doering, Director of Construction

Mr. Jim Parsons, AVC, Strategic Communications & Relations

Mr. Orin Williams, AVC, Facilities & Planning

Approval of Minutes

October 11, 2012 M/Ferguson, S/Barnhart

February 20, 2013 M/Ferguson, S/Barnhart

APPROVAL OF  
MINUTES

Mr. Brown presented the summary report, noting that there had not been a lot of activity in terms of new projects. Amount of funds expended since last meeting: \$6 million. Continuing projects are taking up much of the time and current spending, he reported

MEASURE C  
FINANCIAL  
UPDATE

Member Barnhart asked how many of the projects are unfunded. Mr. Brown responded that current numbers were unavailable, but that he would bring back a better overview of college allocations at a subsequent meeting. Member Dale asked about the Splash TV series effect on Measure C. According to Mr. Brown, rules associated with private activity use are based on conversations with IRS and bond counsel: public entities are allowed to earn a certain amount of funds relative to the investment in the project, i.e., a percentage of total investment under the general obligation bonds.

Member Ferguson asked if RCCD was the lead financial agency. Mr. Brown stated that his office was gathering more information relevant to the issue and that RCCD is tracking discussion. He added that some of the elements concern the length of time of these contracts. Contracts are usually not a problem with short-term projects. Most of RCCD facility use falls within 3-5 days.

Member Dale asked what the payment from the show's producers is used for. The money is placed in the general fund for things such as general maintenance, caretaker, etc. RCC does not know the net revenue at this point. Member Barnhart asked if there was anything in Measure C bond requirements that prevent or allow this type of activity. Mr. Brown responded that there aren't any specific requirements, but that most applicable language is from IRS regulations.

Mr. Brown gave an overview of the IRS audit to date, which encompassed several facilities, including RAC and Dental Hygiene Building at MVC.

Member Dale inquired about proposed future projects, and particularly whether the District had done any recent seismic surveys. Mr. Orin Williams reported that other than Wheelock Gym, no seismic surveys had been conducted, though the intent was to do some in the Quadrangle. Member Dale asked whether RCCD had maps showing boundaries and easements? Mr. Williams replied that RCCD doesn't have a comprehensive boundary map of any of its campus, but that staff do know the locations of main utilities, access roads, easements, etc.

MEASURE C  
PROJECT UPDATE

Mr. Brown reported that interim work has begun on Measure C annual audit.

Mr. Bart Doering presented an executive summary report tracking change orders. Each of the projects listed included project budget, construction change order amounts, and percentage of change orders related to projects. Bottom gray line has to do with projects still underway. When completed projects will move up to completed section. Member Barnhart recommended that the report be presented annually; Committee so instructed.

Facilities Project List – MVC – presented by Mr. Bart Doering – Key achievements: the A/V lighting in Humanities is completed; emergency phones project complete; NOC - college is looking at possible modifications to future-proof to the extent possible - result is an increase in space and some design modifications - Construction should start in November 2013; science lab remodel is about 98% complete; Phase III (student academic services) is 67% complete and on schedule; PA lab scope has been reduced.

Member Barnhart asked a question about funding shown for BCTC facility.  
A: At the moment, the project basically is on hold due to a couple of factors including Center status. Right now, RCCD leases facilities at BCTC

RCC – presented by Mr. John Baker - Splash to be off campus by end of April; CSA/DOB is in DSA; Cosmetology submitted as IPP to state; tennis courts to move to Lovekin Complex, site being prepped. Member Hix asked whether the previous Quadrangle renovation included seismic. Mr. Williams answered that seismic was not included in that project. MVC and NC are not facing the same type of seismic concerns, he said, due to the seismic building regulations in place during their construction 20 years ago.

NC – presented by Mr. Bart Doering - groundwater monitoring - previous groundwater monitoring wells were filled in; college found the old wells and got them re-certified. Member Barnhart asked if there is something of specific concern? Mr. Williams answered that the concerns stemmed from the previous occupancy of the naval hospital and hospital waste, etc. He said trace elements are present, but that everything meets the requirements. RCCD is waiting for DTSC cost estimates/budget. Network Operations Center - 95% complete; uses natural light to illuminate the warehouse/office facility space.

DISTRICT – presented by Mr. Bart Doering – Member Hix asked about ADA program status? Mr. Doering reported that that first phase is being completed with MVC and NC at 99%; at RCC, ADA construction has begun, which will lead into the infrastructure project - utility improvements involving transformers. Member Dale asked about the difference between proposed future projects and between numbers on financial report and project report. A: One number indicated RCC on finance report; the other number was the result of Facilities & Planning combining total ADA for projects.

BUSINESS FROM  
BOARD MEMBERS  
  
PUBLIC  
COMMENTS  
  
ADJOURNMENT

Business from Board Members - NONE

Comments from the Public - NONE

Meeting was adjourned at 4:49 p.m.