



LOS ANGELES COMMUNITY COLLEGE DISTRICT

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MINUTES

Bond Steering Committee

8:30 a.m. on February 3, 2015

Committee members present:

1. Chief Facilities Executive:
James O'Reilly, LACCD
(committee chair)
2. Academic Senate: David
Beaulieu, LACCD
3. College President: Nabil Abu-
Ghazaleh, West L.A. College
4. Faculty Guild: Carole
Anderson, Trade-Tech
5. Deputy chancellor:
Dr. Adriana Barrera
6. PMO Director: Terri Mestas,
LACCD PMO

7. College President: Dr.
Kathleen Burke, Pierce
College
8. Faculty Guild: Joanne
Waddell, Valley College
9. Chief Financial Officer:
Jeanette Gordon, LACCD

Committee members absent:

1. College President: Dr. Otto
Lee, Harbor College
2. Academic Senate: Don
Gauthier, LACCD

Guests and staff resource persons in attendance: Mona Field (LACCD Board of Trustees), Tom Hall (LACCD), Dan Minkoff (LACCD PMO), Coby King (High Point Strategies), Steve Springer (LACCD), Purvi Doshi (Mercury).

Meeting began at 8:41 AM.

1) Approval of minutes

a. January meeting. Action needed: committee vote.

Mr. Beaulieu moved to approve the January 6 minutes. President Abu-Ghazaleh seconded the motion. The amended minutes were approved by acclamation.

Mr. O'Reilly said he followed up with Ms. Hensley, from KPMG, regarding an audit to review standardization. Mr. Beaulieu said he met with the chancellor and was very receptive to the idea. Ms. Waddell stated that this audit should clearly note the reasons why standardization is better as well as metrics to back up the findings.

2) Energy oversight committee update

a. Status report from the Energy Oversight Subcommittee. No committee action required.

Mr. Beaulieu said he is trying to set up a meeting with the committee.

3) Information flow issues

- a. Brainstorm and suggested ideas to disseminate bond program information key points of contact at the colleges. Possible committee action: vote or approval.**

Mr. Beaulieu mentioned the partnering meeting planned for tomorrow and that four key faculty leaders are unable to attend the meeting.

Ms. Mestas said the meeting was scheduled based on chancellor's availability. Invitations were based on guidance to ask the presidents for one faculty representative or one staff representative to attend, representing each college. President Abu-Ghazaleh said there does need to be sensitivity to role of faculty. He said that he asked the co-chair of his college's facilities committee to attend.

Ms. Waddell stated that faculty guild and union leaders should have been asked to appoint representatives to attend the meeting. She said that because appropriate protocols were not followed in regards to the invitations that the meeting should be cancelled.

Mr. O'Reilly said he will cancel the meeting.

Dr. Barrera said she established a planning commission while president at Mission College and appointed representatives, and found out quickly about the need to ask the senate president and chapter chair of the faculty union to appoint representatives.

Trustee Field said the concept of the meeting is good, but is concerned about a cancellation because those who were invited have already planned to be there. She suggested explaining at the meeting that the invitations could have been handled better, but that you're glad the representatives are there to learn and that there will be additional meetings.

Ms. Gordon said urgency is sometimes a reason move quickly and cannot always go through that process if were trying to meet deadlines that could cost the district with some sort of penalty. Ms. Gordon asked why is it wrong to use the representatives selected by the presidents.

Ms. Anderson said shared governance doesn't mean you can't do something quickly, but said processes still need to be followed. Ms. Anderson said she and others were elected to their positions and are answerable to the whole campus community. She said that when asking for representatives, we're accountable and it is more powerful if we select them.

Mr. O'Reilly said intent of the partnering meeting is to make communications better and is an opportunity to show those who normally don't get exposure to the program how things work. He said we've conducted partnering meetings with the presidents and with other groups, and they have been valuable meetings.

Ms. Mestas offered options for rearranging the agenda or starting the partnering session at a different time.

Mr. Beaulieu asked whether the chancellor needs to be there if the meeting is about sharing with faculty and staff.

Ms. Mestas said that chancellor had asked to attend and we understand and will work within protocols to make sure we include Mr. Beaulieu, Mr. Gauthier, Ms. Waddell and Ms. Anderson.

Ms. Anderson said if you don't cancel the meeting, it doesn't make a point. Mr. O'Reilly asked if we're trying to make a point or if we're trying to get something accomplished. Ms. Anderson said it is important to make a point.

President Burke said another problem with the invitation process was being asked to appoint one faculty leader. Trustee Field said that request came from the chancellor.

Mr. Beaulieu said if you need a faculty representative then direct the correspondence to faculty leaders and senate leaders and they will decide.

Ms. Waddell said enhancing communications is a good idea, but this isn't driven by an urgent deadline and canceling the meeting is important to the shared governance process, so it should be rescheduled.

Trustee Field asked if the meeting is rescheduled, can those who have been invited still attend. Mr. O'Reilly said we wanted to include as many people as possible.

Mr. O'Reilly shared concerns on the communications process and said the program issues newsletters now, but the flow of information is unclear. Trustee Field said the rules we operate under are very different and, even after all her years on the board, still finds communications within the district challenging.

4) Storm water projects update

a. Status report on the progress of the storm water program. No committee action required.

Mr. O'Reilly said stormwater management is an important part of the program. He said state laws and regulations have changed, so we need to make sure our plans address infrastructure work.

Mr. Hall said most storm water projects will be executed at the end of the program with landscaping and irrigation.

Mr. Hall reviewed stormwater projects and the budget for each college. He said the goal is to have no stormwater runoff and to keep water on campus to recharge the groundwater. Mr. Hall said at Harbor, for example, we are looking to control flooding and runoff and to clean the water before it goes into the Bixby Slough.

Mr. Hall talked about the recent rain event and how flooding on the soccer field at West L.A. College worked as designed to eliminate flooding elsewhere on campus. Ms. Waddell asked how long the water at the soccer field took to drain. President Abu-Ghazaleh said the soil is appropriately porous and it took a couple days to drain.

Ms. Waddell asked about the hazardous waste cleanup site at Southwest. Mr. Hall said there is a cap on it and it's sealed, but it was never a sanctioned hazardous waste site. Mr. Hall said that location is noted in the college's environmental impact report.

5) DSA closeout report

a. Report on the Department of State Architect closeout status for LACCD projects. No committee action required.

Mr. O'Reilly said the closeout report is very good news. Mr. O'Reilly said he spoke with chief state architect and asked him how we're doing and he said that LACCD is the best in the state with respect to closing out projects. Mr. O'Reilly said we have been closing out legacy projects and many go back before the bond program.

Ms. Mestas reviewed statistics for DSA closeouts since 2013.

Mr. O'Reilly said with modernization projects, you can't touch the building until you go back and certify previous projects.

Mr. Beaulieu asked about the construction value of DSA certification. Ms. Mestas explained that is the value of projects that have closed with certification.

Mr. Beaulieu asked what closed without certification means. Mr. Hall stated that closed with certification means DSA has signed off on the project and all the appropriate forms have been submitted and accepted by DSA. He said the district does not occupy without a building being safe. He said the DSA IOR will inspect and determine that it is safe. Mr. O'Reilly said closeout certification begins the day of the kickoff meeting. Mr. O'Reilly said we now audit to make sure each college project team (CPT) is keeping its files current.

Mr. Minkoff said the majority of projects that are closed without certification are awaiting final change order paperwork or are dependent on certification from other, related infrastructure projects.

Mr. O'Reilly said substantial completion or beneficial occupancy is when the warranty begins. Mr. O'Reilly said we get an extended warranty for projects that have had something that needed to be fixed.

6) Procurement update

a. Status of upcoming bond program procurements. No committee action required.

Mr. O'Reilly provided a procurement update. He reviewed the Trade Tech Culinary Arts project. Trustee Field asked why that project is not using design-build procurement. Mr. O'Reilly said we haven't excluded that as delivery model, but we are using lease-leaseback as an alternative delivery method that allows more opportunity for best-value selection of general contractor.

Mr. O'Reilly said the Firestone project will start with demolition design. Ms. Mestas explained that "CIP" is campus improvement package.

Mr. O'Reilly said the West CIP is a wrap-up project that should complete most of the remaining work at that college.

7) Committee self-evaluation

a. Annual committee self-evaluation process. Possible committee action: subcommittee formation.

Mr. Minkoff said he will follow up with Mr. Gauthier.

8) New business

Not discussed.

9) Adjourn

Ms. Gordon moved to adjourn. Ms. Waddell seconded. Meeting adjourned at 9:56 AM.

The next Bond Steering Committee meeting is scheduled for 8:30 a.m. on Tuesday, March 17, 2015 in the district office first-floor hearing room.