



**Measure X Citizens' Bond Oversight Committee**

Meeting Minutes

February 7, 2023 – 6:00 P.M.

Gavilan College, North/South Lounge

<b>Present:</b>	Gordon Machado Jim Rogers Michael Dziuba Elvira Robinson John Gould	Business Community Senior Citizens' Organization Taxpayers Association Support Organization Community-At-Large (via Zoom)
<b>Absent:</b>	John Flaherty Vacant Spot	Community-At-Large Student Organization
<b>Staff:</b>	Dr. Pedro Avila Mike Loganbill	Superintendent/President Program Manager, Volz Company

1. OPENING ITEMS

**A. Call to Order**

The meeting was called to order at 6:00 P.M. with a quorum by Ms. Robinson.

**B. Approval of October 13, 2022 Meeting Minutes**

Mr. Rogers made a motion, and it was seconded by Mr. Machado. Mr. Dziuba raised a question about wanting to know if a Board member could contact a CBOC member to put something on the CBOC agenda. Ms. Robinson asked if this had something to do with the minutes from 10.13.22 and he referenced page 5 under Section 4 (Information/Discussion) Item H (Billing explanation and detail for A Kennedy Group (AKG)). The word Board was mentioned, and he wanted clarification on what Board member was requesting information regarding AKG. Ms. Robinson clarified that it was a mistake in using the word "Board". It was meant to say, "Committee Member", as CBOC member John Gould made the request. The minutes from October 13, 2022, as clarified by the correction, which was initialed and dated by the Committee Chair, Ms. Robinson, were approved.

**C. Comments from the Public**

There were no comments from the public.

**D. Communications Received via the Measure X Website**

No comments were received via the Measure X website since the last meeting. There were two CBOC applications received which will be explained in more detail in Section 3 (Information) Item D (CBOC Board Member Updates).

## 2. ACTION AGENDA

### A. **2021-2022 Measure X Annual Report**

The working group for the 2021-2022 Citizens' Bond Oversight Committee Measure X Annual Report has worked with staff to prepare the 2021-2022 annual report for approval. Mr. Rogers asked if it has been presented to the Board of Trustees, and Dr. Avila confirmed that it will be presented to the Board in February. Mr. Gould made a motion to approve the Annual Report and it was seconded by Mr. Rogers.

### B. **2023 Meeting Dates**

The following dates have been identified for 2023 CBOC Meetings:

6PM, Tuesday, April 18, 2023

6PM, Tuesday, July 18, 2023

6PM, Tuesday, October 17, 2023

Mr. Machado proposed to change the July meeting to July 25.

Mr. Machado made a motion to approve the 2023 Meeting Dates, it was seconded by Mr. Dziuba.

## 3. INFORMATION

### A. **President's Update**

Dr. Avila provided the committee with the following updates:

1. College set aside \$200,000 for emergency funds for students and money has been distributed and dispersed.
2. The District has a balanced budget with 30%+ in reserves.
3. Bringing back men and women's soccer for Fall 2023, coaches have been hired.
4. State funding allowing for 12 new faculty to be hired for Fall 2023.
5. Settled negotiations with the Union.
6. Updated College logo.
7. Want to establish a free tuition program for all students for next year, working with the Board in an effort to grow enrollment.

### C. **2021-2022 Bond Performance and Finance Audit Reports**

Mike Loganbill (Program Manager and Vice President, Volz Company) summarized the report findings that were presented at the January Board of Trustees Meeting.

1. Auditor from Eide Bailly was at January Board Meeting. Mr. Loganbill reported that all items related to the Measure X bond program came up clean and in compliance. Since the report meets State reporting requirements, the next step is to forward to the Chancellors office.
2. Dr. Avila also noted that not only was the Measure X audit clean, but the College audit was reported in time and clean and that has not happened in a long time and the Board was very appreciative of that.
3. Mr. Rogers asked when they can expect to see the full \$248M Bond to be utilized? It was stated that most of the funding has been allocated towards projects. STEM building construction goes out to 2025, so around 2025 the

majority of the funding will be utilized, give or take a few smaller projects that may go past 2025.

### **C. Quarterly Bond Expenditures**

Mr. Loganbill reviewed the fiscal year 2022-2023, Q1 Whole Program Report, Project Summary Report, and the Sub-Project Detail Report with the committee. These reports are from inception of the bond program through September 30, 2022.

There has been a slowdown in spending for SBCC in the last quarter due to the design being in DSA.

Site Improvement, Security and Infrastructure expenses were higher due to a number of site infrastructure projects in design, including design work for ADA improvements, covered walkways and miscellaneous projects.

Mr. Dzuiba questioned what “security” referenced to in Site Improvement, Security, and Infrastructure. Mr. Loganbill explained that the term security in the project name is more of a catchall group, but he will talk about specific security projects later in the meeting. Security was brought up at the last meeting by students who were concerned with campus security.

Mr. Rogers questioned what happens to left over money in a projects budget? Dr. Avila said that any additional money would be transferred to another project, and he would present it to the Board of Trustees for approval.

### **D. CBOC Board Member Updates**

Mr. Loganbill stated there are three current CBOC members whose terms are coming up in March; Mr. Flaherty, Mr. Rogers and Mr. Gould. Mr. Flaherty and Mr. Rogers have agreed to continue for another two-year term. Mr. Gould is not able to accept another term so his position (Community-at-Large) will be made public and applicants will be brought to the President’s office and then to the Board of Trustees for approval.

Ms. Robinson thanked Mr. Gould for his commitment to the committee and the community.

Mr. Dubiza asked about the student opening. Mr. Loganbill explained that this opening has been open for a while and there is a student who has submitted an application and it was approved by Dr. Avila and will now be presented to the February Board of Trustees for final approval.

There is also a Community-at-Large application that did come through the Measure X website which will be added to the applicant pool for the open position.

## **E. Measure X Updates**

Mr. Loganbill presented a Measure X program update.

### **San Benito County Campus Update (SBCC)**

Damon Felice (Felice Consulting Services) is the Construction Manager for SBCC. He presented that the project is in Division of the State Architect (DSA). Final structural review was supposed to start on 2/6/23 but has been pushed back a week to 2/13/23. Hoping that approval will be made final in February. Can start other improvements, grating on entrance road, bring water from Fairview Rd. into the site. Received comments from Sunnyslope Water, the county and fire department and have responded to all of them. Still on track with 15 months of construction and on track to have campus open for students in Fall 2024.

Still moving forward with the septic system. Have had productive meetings with the City and others about the possibility about tying into the sewer. Have set a deadline of December 2023 to be able to move towards sewer.

Dr. Avila spoke regarding a Stakeholder workgroup – faculty, students, five managers who will work with the construction company and architect to finalize the project. First meeting will be soon. Mr. Loganbill added that once the District has DSA approval there will be a community forum to share project updates and a ceremonial groundbreaking will follow.

### **Gilroy Campus Update**

Dr. Avila started with changes he will be presenting to the Board of Trustees.

#### Masterplan

Original Masterplan included three new buildings, Library and Student Research Center (moving forward), STEM Center and Performing Arts Center. STEM and Performing Arts Center were scaled back. When funding needed to be shifted to San Benito Campus, the Performing Arts Center got scaled back to just Theater Modernization and the STEM Center got scaled back to modernizing the Life Science Building and building a new small Biology building. Dr. Avila wants to bring the STEM Center back. The Theater is going to be put on hold until the District can go for another bond.

#### STEM Center

Currently there is \$25M allocated towards the STEM Center which would only have allowed for modernization to the Life Science Building and a new small Biology building. Dr. Avila is going to propose to the Board of Trustees that we move \$10M from the Site Improvement, Security and Infrastructure budget (Project 3201) in order to bring back the STEM Center as a brand new building. Mr. Dzuiba wanted to know if these changes were in the parameters of what the voters decided on when passing Measure X? Ms. Robinson explained that the Board of Trustees can adjust projects so long as it is within the realm of what the taxpayers voted for and the CBOC Committee is responsible for making sure that

everything is spent where it is meant to be.

#### Library and Student Resource Center (LSRC)

Dr. Avila is going to ask the Board of Trustees to move \$5M from the Future Projects budget (Project 3206) to the LSRC budget so they can get additional administrative offices and create new offices and other spaces for programs that were missed.

Dr. Avila is also recommending that a classroom be added to the LSRC that would also convert into a board room to hold meetings for CBOC and Board of Trustees. LSRC project projected to be completed in 2025.

#### Theater Modernization

Project is currently on hold. There will be some minor repairs to the theater to keep it functional until a new theater/performing arts center can be built.

#### Monument and Wayfinding Signage

Project went out to bid on 2/3/23 and potential contractors are reviewing the bid documents. Site walk to be held on 2/15/23. Mr. Loganbill showed the new Gavilan Hawk logo.

#### Covered Walkways (STEM and Theater Areas)

Last fall a contractor was selected. The project was put on hold to allow for coordination with faculty and staff who would be affected by the construction. The final plan would allow construction to start on 5/30/23 which is the first day of summer break. Scope might also decrease to only concentrate on the STEM area walkways and not include the walkways adjacent to the theater and quad further to the North to reduce costs and allocate funds to other projects

#### ADA Improvement Projects

Eight or nine phases, planned out over multiple phases. Currently working on Phase 1 and Phase 2, making sure ADA paths of travel are appropriate, from parking stalls into campus. While construction is happening, the District has also asked the campus architect to look to beautify the campus and work with new Director of Facilities on maintenance projects.

#### New Door Lock Security Projects

There are many locks around campus and Volz Company is working to make sure we select the right systems and doing what is right for the District. A manufacture has been selected and are working to identify what doors need to be replaced. Mr. Dzubia asked if they were hardwired and/or are they fobbed. Mr. Loganbill explained that they are not hardwired and there will be some that are fobbed.

#### Athletic Facilities – New Basketball Hoops and Scoreboards

This is a new project that is being funded out of the Site Improvement, Security and Infrastructure budget. The District will be replacing six basketball hoops in the gym. A

scoreboard is needed for the soccer field in order to host home games.

*Music Building - Acoustical Curtain*

A small project that involves adding an acoustical curtain in one of the music rooms. The District is following DSA guidelines to be in compliance. They are involved with reviewing the work and to sign off on the finished project before it is hung. Project should be completed soon since it is a relatively small project.

4. CLOSING ITEMS

**A. Announcements**

Ms. Robinson asked if there were any announcements. There were none.

**B. Adjournment**

Mr. Gould made a motion to adjourn the meeting, Mr. Rogers seconded the motion.

Meeting adjourned at 6:53 pm.