



**SANTA ANA COLLEGE
FACILITIES COMMITTEE MEETING
DECEMBER 18, 2018**





PROJECTS

- ▶ Dunlap Hall Renovation - Completed
- ▶ Central Plant & Infrastructure - Completed
- ▶ Johnson Student Center & Demolition
- ▶ Science Center & Building J Demolition



PROJECT UPDATE SANTA ANA COLLEGE SCIENCE CENTER & BUILDING J DEMOLITION

Project Summary:

- ▶ Construction of a new three-story, 64,785 square foot science center and 880 square foot greenhouse
- ▶ Programs Include: Division Office, Faculty Offices, (2) Standard Classrooms, (1) Large Classroom, (1) Large Divisible Classroom, (1) Computer Lab, (1) Engineering Lab & Support Space, (6) Biology Labs & Support Space, (2) Geology Labs & Support Space, (5) Chemistry Labs & Support Space, (1) Physics Lab & Support Space, Student Collaboration Areas
- ▶ Project includes demolition of (3) J Buildings

Current Status:

- ▶ Structural Steel Construction Nearing Completion
- ▶ Exterior Mock-up Assembly On-going
- ▶ Metal Decking Installation On-going
- ▶ New Site Electrical Main Feeders On-going
- ▶ New Cutting of Deck Openings
- ▶ New MEP hangers/inserts and Deck Penetrations
- ▶ Target occupancy Summer 2020

Budget: \$73.38 million





PROJECT UPDATE SANTA ANA COLLEGE JOHNSON STUDENT CENTER

Project Summary:

- ▶ Demolition of existing building.
- ▶ Construction of a 63,642 square foot new Johnson Student Center
- ▶ Building Programs Include: Campus Store, Grab-n-Go/Coffee & Juice, DSPS, EOPS/CARE & CalWORKS, Student Financial Services, SSSP/Upward Bound, Warehouse, Reprographics, Conference Center, Financial Aid, Student Placement, Health & Wellness Center, DSPS, Office of Student Life, ASG, The Spot
- ▶ Site improvements include new hardscape, landscape and shade shelter around the Johnson Center as well as renovations to the “West Plaza” including new landscape, hardscape, a shade structure, and a lunch serving kiosk for Middle College High School (MCHS)



Current Status:

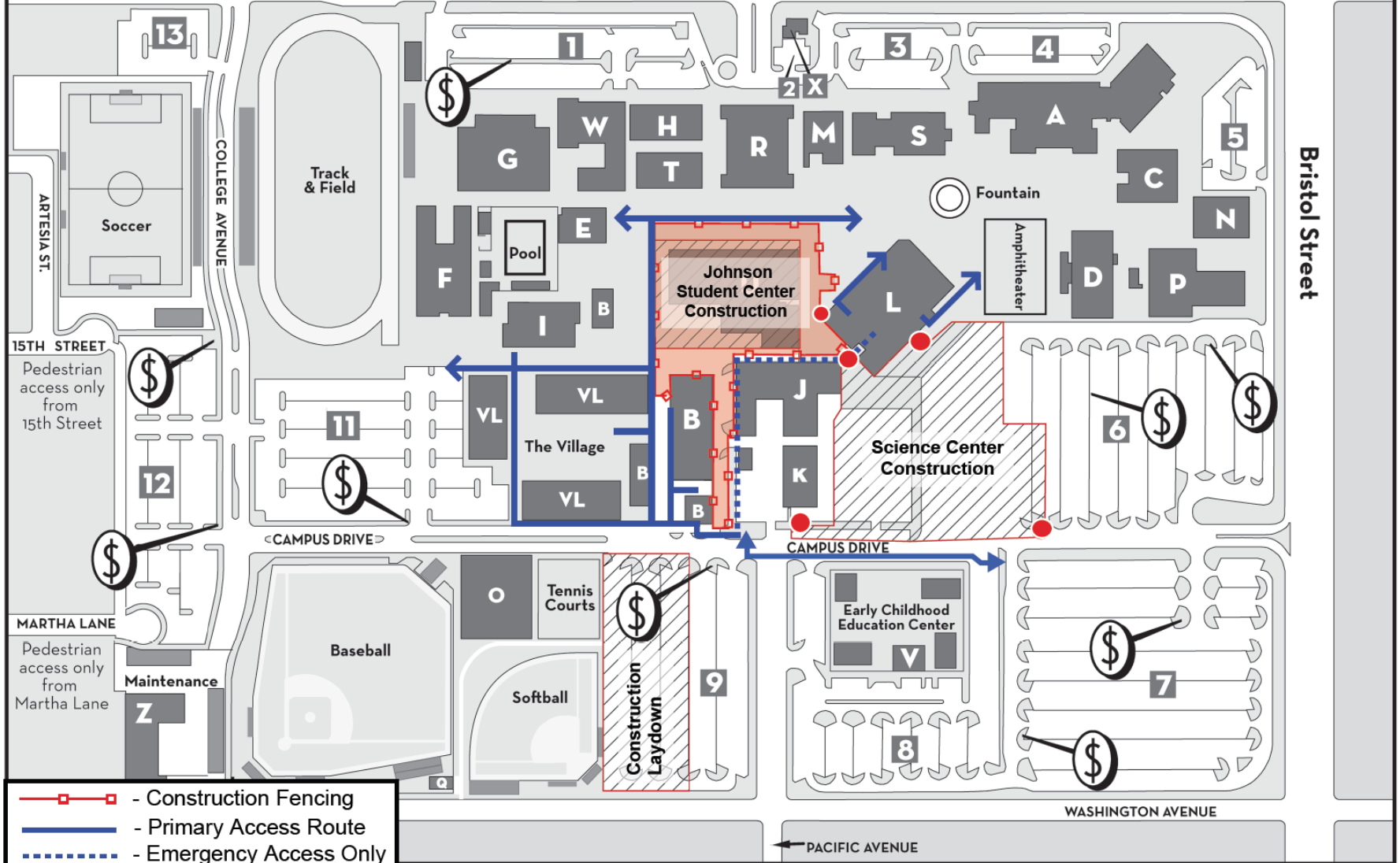
- ▶ Increment 1 (Site Preparation) received DSA approval on February 20, 2018
- ▶ Increment 2 (Building) received DSA approval on August 31, 2018
- ▶ New The General Contractor agreement for lease-leaseback construction services was approved by the Board of Trustees on November 26, 2018
- ▶ Target construction start Winter 2018 - Spring 2021
- ▶ Target occupancy Spring 2021

Budget:

- ▶ New \$60 million (Budget is under review pending bid phase)
- ▶ New \$55.10 million funded by Measure Q
- ▶ New Note: The budget is currently deficient by \$4.90 million and a new budget update is pending upon a reallocation of budgets from the Central Plant project

BRISTOL MARKETPLACE SHOPPING CENTER

JOHNSON STUDENT CENTER CONSTRUCTION BEGINS DECEMBER 3, 2018



- - Construction Fencing
- - Primary Access Route
- - - - - - Emergency Access Only
- - No Access/ Dead End



SCHEDULED MAINTENANCE PROJECTS SANTA ANA COLLEGE

PROJECT	STATUS	ESTIMATED BUDGET
Window Replacement (H) (SM 16-17)	The three corrected windows passed the water test on December 7, 2018. The District will allow the contractor to proceed with reinstalling the windows during the winter break.	\$731,535* * Budget Breakdown: <ul style="list-style-type: none">• \$440,000 funded by SM17• \$260,000 funded by the Campus• \$31,535 funded by Capital Facilities Fund
Barrier Removal Library Restroom Upgrade (SM 18-19)	An RFP is currently being prepared for release to architectural firms.	\$431,479



CURRENT CAPITAL PROJECTS RUSSELL HALL REPLACEMENT (HEALTH SCIENCES BUILDING)

Project Summary:

- ▶ Construction of a new 55,563 square foot Health Sciences Building to include Nursing, Occupational Therapy Technology, Emergency Medical Services, Pharmacy Technology, general classrooms and computer labs. The new building will be located south of the existing library and north of the new Science Center
- ▶ Demolition of existing Russell Hall Building
- ▶ The District will have to adhere to a strict state process and guidelines

Current Status:

- ▶ The architect is working on 100% Construction Documents (CD) for review by the District
- ▶ New The RFP is currently underway for the new commissioning consultant services and is anticipated to be Board approved at the next meeting in January
- ▶ User group meetings are on-going to review layouts and furniture/equipment
- ▶ **No changes are allowed to square footage and/or programs**
- ▶ DSA submittal anticipated February 2019
- ▶ DSA approval anticipated November 2019
- ▶ Target construction start April 2020
- ▶ Target occupancy May 2022

Budget:

- ▶ \$58.8 million* (District to contribute 50% - subject to change based on annual State Budget changes for inflation adjustments)
- ▶ \$20,475,000 state funded
- ▶ Budget under review





RUSSELL HALL REPLACEMENT SECONDARY EFFECTS PROJECTS SANTA ANA COLLEGE

PROJECT	STATUS	ESTIMATED BUDGET
Campus Entrance Improvements	The on-call estimator has created a new target cost budget for the college campus entrance improvement project as a result of needed site restoration once Russell Hall is demolished. The District is working on the traffic engineering consultant services agreement.	\$3.5 million (Under Review)
Secondary Effect	Meetings are being scheduled with college staff to discuss the potential relocations. The space in the Library are offices that need to be reconfigured. The current occupants in the Library are the 1) Publications Graphic Designers who are moving into the new Johnson Student Center once construction is complete, along with 2) Education Media Services and 3) Media Systems who will be relocated to the Chavez Building. Additionally, the staff training computer lab in Chavez will now be occupied by the Education Media Services group and the Faculty Lounge will be relocated from Chavez to another location in another building or in the temporary village as this space will be converted for Media Systems.	TBD



CURRENT CAPITAL PROJECTS SANTA ANA COLLEGE

PROJECT	STATUS	ESTIMATED BUDGET
Barrier Removal Signage & Wayfinding	This project will provide new wayfinding monuments, upgrade existing wayfinding monuments and signs on buildings. The design team visited the campus to confirm sizes for building lettering and building names. The architect will also make a recommendation regarding the colors for lettering. An amendment to the architect contract to separate the scope of work and create separate DSA plan submittals for each college campus was approved by the Board of Trustees on December 10, 2018.	\$115,000
Campus Directories (Electronic)	The architect and District continue to explore electronic directory manufacturers and products. Design documents are nearly completed, and the District will review these prior to submittal to DSA. Another site visit will take place with security and faculty to verify locations of the new electronic directories. An amendment to the architect contract to separate the scope of work and create separate DSA plan submittals for each college campus was approved by the Board of Trustees on December 10, 2018.	\$82,500 (under review)
Chavez Hall Renovation	The next phase of flooring work will be in the Fire Tech Offices. The PO was issued to Moore Flooring and the work is anticipated to start on December 22, 2018.	\$388,851 (under review)



CURRENT PROJECTS DISTRICT-WIDE

PROJECT	STATUS	ESTIMATED BUDGET
District-Wide Emergency Blue Phone & ADA Path of Travel (SAC, SCC, CEC, DO, OCSRТА, DMC)	Procurement for the Emergency Blue Phones and installation work at the OCSRТА is currently underway. Other sites SCC, SAC, CEC and DO are yet to be scheduled.	\$1.9 Million



CURRENT PROJECTS DISTRICT-WIDE

PROJECT	STATUS	ESTIMATED BUDGET
District-Wide Access Control & Door Hardware Survey Assessments	<p>A. A meeting was conducted with the colleges on July 9, 2018. Three firms demonstrated access control software products to the Working Group (representatives from SAC, SCC, ITS and Safety & Security) on July 12, 2018. A follow up access control software demonstration occurred on September 17, 2018. The Working Group has concluded their review and recommended Genetec as the software product.</p> <p>B. The district-wide door survey was completed and the data is being reviewed by the District.</p>	\$76,500
AR 6520 Safety of District Property – Keying Guidelines	<p>C. A meeting was held with both Colleges members of President’s Cabinet to discuss the key hierarchy and organization of keying per building. A subsequent internal meeting will be scheduled to review the key distribution samples from other districts and Draft Administrative Regulation on procedures as this is currently a work in progress.</p>	N/A
Future Retrofit & Access Control Project	<p>D. AR 6520 will be updated once the guidelines are completely developed. A new plan will be developed as part of this planning process as the last step is to identify future projects, building door retrofits (i.e. hardware changes, for locks, access control, etc.). This is currently under review and in planning by the District.</p>	TBD



ADA TRANSITION PLANNING UPDATE AND SELF EVALUATION

- ▶ A final report was sent to the Working Group members on December 12, 2018

Next Steps:

- ▶ The report is intended to be shared at an upcoming Board of Trustees meeting
- ▶ The District along with the Colleges will need to continue to work on addressing the recommendations outlined in the plan for both program services as noted in the Section 504 Self-Evaluation along with the Facility Barrier Removal Improvements as noted in the updated Transition Plan
- ▶ Facilities Deficiencies
 - ▶ 10,276 District-wide (2016 Assessment)
 - ▶ SAC has 5,593 of which 4.95% have been corrected as of November 2018



QUESTIONS