



SUGGESTED ORDER OF BUSINESS

SPECIAL MEETING OF THE GOVERNING BOARD SOUTHWESTERN COMMUNITY COLLEGE DISTRICT

NORMA L. HERNANDEZ, GOVERNING BOARD PRESIDENT
HUMBERTO PERAZA, JR., GOVERNING BOARD VICE PRESIDENT
TIM NADER, GOVERNING BOARD MEMBER
JEAN ROESCH, ED.D., GOVERNING BOARD MEMBER
TERRI VALLADOLID, GOVERNING BOARD MEMBER
CLAUDIA DURAN, STUDENT GOVERNING BOARD MEMBER
MELINDA NISH, ED.D., SECRETARY TO THE GOVERNING BOARD AND
SUPERINTENDENT/PRESIDENT

Written notice is hereby given in accordance with Government Code Section 54956 that a special meeting of the Governing Board of the Southwestern Community College District will be held as noted below:

DATE: Wednesday, April 25, 2012
TIME: 6:30 p.m.
LOCATION: Southwestern College
Learning Resource Center (LRC), Room L238 N&S
900 Otay Lakes Road
Chula Vista, CA 91910

Compliance with Americans With Disabilities Act

Southwestern Community College District, in compliance with the American Disabilities Act (ADA), requests individuals who may need special accommodation to access, attend, and/or participate in Board meetings to contact Mary Ganio at (619) 482-6301 in advance of the meeting for information on such accommodation.

	ITEM
Call to Order	1. CALL TO ORDER (Hernandez) 6:30 p.m., L238 N&S Attendance at this special meeting (Board members arriving after meeting commences will be noted as "present" at point in this suggested order of business at which they arrive). Present: Absent:
Announcement of Closed Session Agenda	2. ANNOUNCEMENT OF CLOSED SESSION AGENDA (Hernandez) 2A. CONFERENCE WITH LABOR NEGOTIATOR Negotiator: Joseph N. Quarles, Ed.D. Employee Organizations: CSEA, SCEA, SCCDAA, Confidentials Unrepresented Employees: Vice Presidents 2B. PUBLIC EMPLOYEE DISCIPLINE/DISMISSAL/RELEASE Government Code Section 54957 2C. CONFERENCE WITH LEGAL COUNSEL--ANTICIPATED LITIGATION Significant exposure to litigation pursuant to subdivision (b) of Section 54956.9: 5 potential cases Initiation of litigation pursuant to subdivision (c) of Section 54956.9: 1 potential case
Adjourn to Closed Session	3. ADJOURN TO CLOSED SESSION (Hernandez) Room L246

	ITEM																								
Reconvene in Open Session	4. RECONVENE IN OPEN SESSION (Hernandez) 7:00 p.m., L238 N&S Present: Absent:																								
Closed Session/ Report of Action(s)	5. CLOSED SESSION / REPORT OF ACTION(S) (If Applicable) (Hernandez)																								
Pledge of Allegiance	6. PLEDGE OF ALLEGIANCE (Hernandez)																								
Oral Communication	7. ORAL COMMUNICATION (Hernandez) Persons wishing to address the Governing Board under this item should fill out a yellow request card (available at the reception table) and indicate on the card if they wish to be called under Oral Communication, or when a specific agenda item is considered. Pursuant to the Brown Act (Government Code Section 54954.3) members of the public shall be afforded the opportunity to directly address the Governing Board concerning any agenda item that has been described in the notice for the special meeting. An oral presentation to the Board does <i>not</i> constitute an open discussion on the presentation topic, unless that topic is on the posted agenda. Pursuant to the Brown Act (Government Code Section 54954.2(a)): “No action or discussion shall be undertaken on any item not appearing on the posted agenda, except that members of a legislative body or its staff may <i>briefly</i> respond to statements made or questions posed by persons exercising their public testimony rights under Section 54954.3.”																								
Action	8. PROP R NEW LOOK PHASE I REPROGRAMMING 2012-2013 (ENCLOSURE) (Brahmbhatt) <table><tr><td></td><td>Hernandez</td><td></td><td>Nader</td><td></td><td>Roesch</td><td></td><td>Peraza</td><td></td><td>Valladolid</td><td></td><td>Duran</td></tr><tr><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td>Student Advisory Vote</td></tr></table> Recommend approval of the Prop R New Look Phase I Reprogramming 2012-2013, in the amount of \$90,200,000.		Hernandez		Nader		Roesch		Peraza		Valladolid		Duran												Student Advisory Vote
	Hernandez		Nader		Roesch		Peraza		Valladolid		Duran														
											Student Advisory Vote														
Workshop	9. BOARD WORKSHOP – CONSTRUCTION DELIVERY METHODS TRAINING (Nish) Patrick Gunn, Atkinson, Andelson, Loya, Ruud & Romo, will conduct a workshop on construction delivery methods training.																								
Workshop	10. BOARD WORKSHOP – ACCREDITATION (Nish) Mink Stavenga, Accreditation Liaison Officer, will conduct a workshop on accreditation – integrated strategic planning.																								
Adjournment	11. ADJOURNMENT (Hernandez)																								
	Norma L. Hernandez Governing Board President																								

Norma L. Hernandez
Governing Board President

ITEM #8

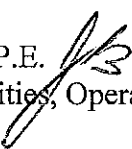
April 25, 2012

MEMORANDUM

TO: Members of the Governing Board
Southwestern Community College District

APPROVED BY: Melinda Nish, Ed.D. 
Superintendent/President

SUBMITTED BY: C.M. Brahmabhatt 
Interim Vice President for Business and Financial Affairs

INITIATED BY: John R. Brown, P.E. 
Director of Facilities, Operations, and Planning

SUBJECT: Prop R New Look Phase 1 Reprogramming 2012-2013

RECOMMENDATION

Recommend approval of the Prop R New Look Phase 1 Reprogramming 2012-2013, in the amount of \$90,200,000.

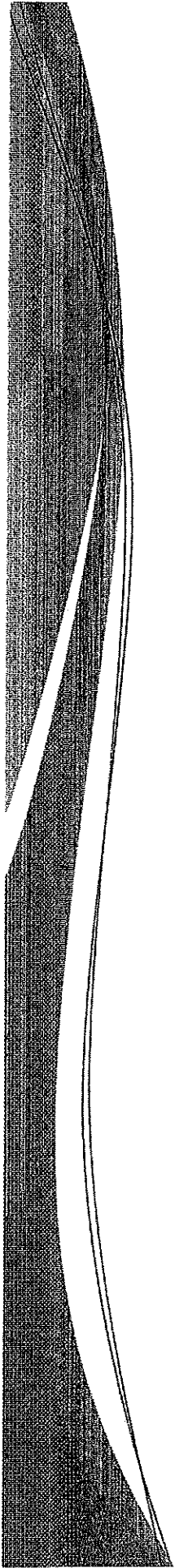
OVERVIEW

Staff is requesting the Governing Board review and approve in concept the Prop R New Look Phase 1 projects as presented.

FISCAL IMPACT/ACCOUNT

No cost to the District.

JRB:jf

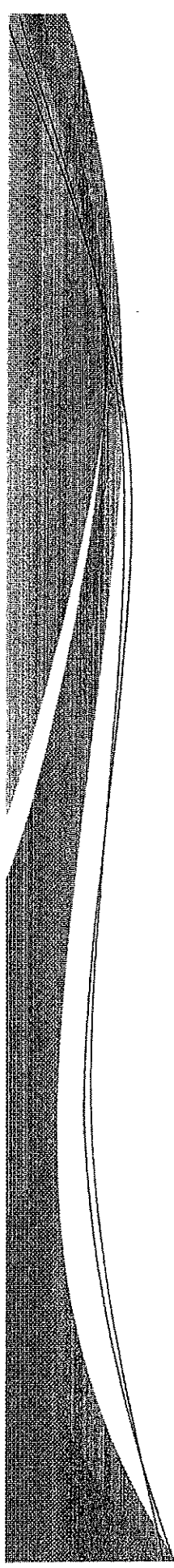


PROPOSITION R – New Look PHASE I Reprogramming 2012-2013

April 25 , 2012

PRESENTED TO:
Governing Board, Superintendent/President

PRESENTED BY:
C.M. Brahmhatt, Interim Vice President
Business and Financial Affairs



Objectives of Workshop

- PROP R “New Look”
- Provide standard vernacular, concepts, and timing for Program discussion(s)
- Suggest DRAFT programming flow and approval process
- Review Prop R Bond Language
- Review Staff’s interpretation of Community, College Stakeholders, and Trustees DRAFT Objectives in Prop R Planning, Programming, and Execution
- Openness and Transparency (User Groups, SCC (IFC), Briefings)
- Suggest Phase I Programming validation 2012-2013



Programming Utilize Chancellor's & CCCC FUSION software

State Chancellor's Office has structured process for programming Definitions:

FUSION – **Facility Utilization Space Inventory Option Net** State Chancellor's Office and Foundation for CA Community College Coalition Facilities Management and Planning web-based software.

Initial Project Proposal (IPP) – proposed project, Director in concert with Campus community and needs, has developed IPP for number of projects in concert with Educational needs, physical condition of infrastructure.

Final Project Proposal (FPP) - secondary step in planning process, typically involves professional firm (Architect and/or Engineering) firm to develop schematic layout in concert with requirements and constraints. Programming budget established.

Five Year Construction Plan – submitted annually by Superintendent / President after Governing Board approval. Typically State requires by Title V, July 1 annual submission.



Typical Milestones in Planning / Programming Process

I. Feasibility

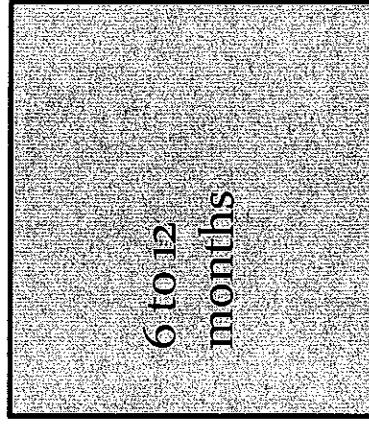
User Group / IFC
IPP - Five Year Plan



•IPP

II. Planning

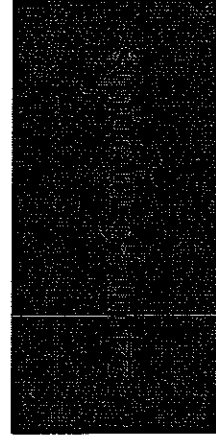
User Group / IFC
Contract A/E
FPP - Five Year Plan



•FPP
•CEQA
•State
Approval

III. Execution

A/E to CD
DSA
Construction



•Design
•Construction
•Commissioning
•NOC

Estimate At Completion (EAC)

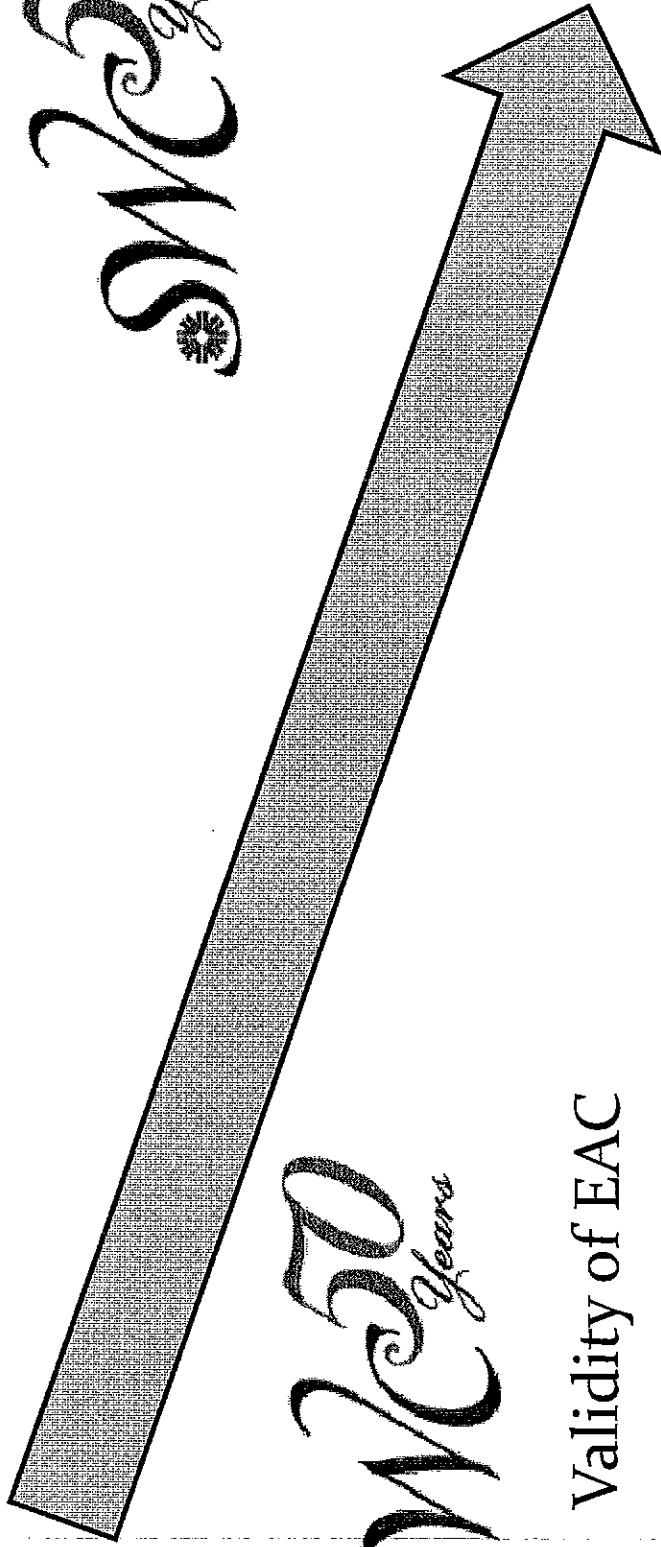
As project is planned, programmed, executed (EV)

Control of EAC



Start

MC50
Years



End

Validity of EAC



Plus or
Minus 50%

Plus or Minus
+- 5%

BALLOT LANGUAGE

To improve affordable, South Bay community college education/job training, qualify for state matching grants, upgrade nursing, firefighter/ police academy training, repair classrooms, science labs/technology, fix plumbing, bathrooms, roofs, wiring, improve fire/earthquake safety, heating/ security systems, remove asbestos; acquire, construct, repair, equip classrooms, sites, facilities, improve handicapped accessibility/energy efficiency to reduce costs; shall Southwestern Community College District issue \$389,000,000 in bonds, at legal rates, required citizen oversight, annual audits and no money for administrators' salaries.

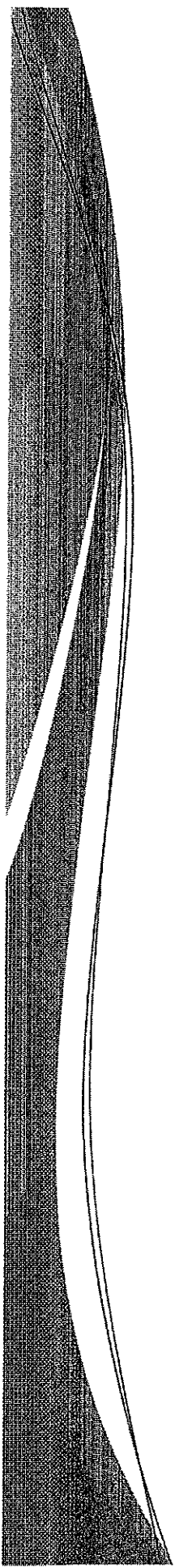
PHASE I DRAFT Staff Objectives

- **In concert with Ballot Language and Board Policies**
- **Re capitalize physical plant**
 - 50 Year Old Chula Vista Campus
 - Information Technology
 - Modernization / Capacity
 - Wireless coverage
- **Mandated safety and security**
 - Clearly Requirements (mass communications)
- **Sustainability**
 - Replace old structures as new are commissioned
 - Energy and other resource efficiencies
 - How District will staff and manage (LACCD lessons)

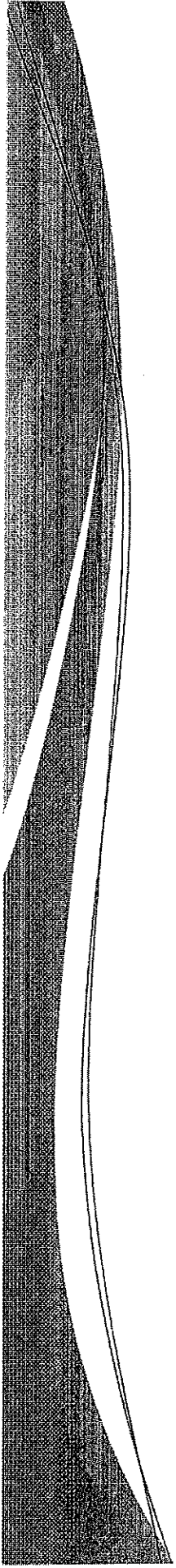
Proposed PHASE 1 | 2012-2013

Proposition R

Phase 1 Projects	Budget Programming Status
Landscaping and Entry Construction	\$4,300,000
Replacement of DeVore Stadium and Field House	\$11,000,000
Synthetic Turf: Football Stadium, Practice	\$3,500,000*
Central Plant	\$35,000,000*
National City 2-Story Facility	\$12,000,000
Technology	\$5,000,000
Updated Security (Blue Lights and other Cleary)	\$5,200,000*
Phase 1 – Equipment for Renovated & Remodeled Bldgs.	\$5,200,000
Planning, Programming, Feasibility, Current Management	\$2,000,000
Phase I Sunk Costs 2010 to Current	~ \$7,000,000
Phase 1 Total:	~\$90,200,000



Questions and Answers



Requested Board Action – approval of proposed Phase I 2012-2013