

Facilities Committee Meeting Minutes – September 23, 2024

Roll Call

Committee Members:

Administrators: Edith Kaeuper

Faculty: Steven Brown (co-Chair), Madeline Mueller, Thomas Menendez

Classified Staff:

Students:

Unrepresented: Tim Ryan

Committee Alternates:

Administrators: Zachary Lam

Faculty: Alan D'Souza, Anna-Lisa Helmy

Classified Staff:

Students: Angelica Campos

Not Present:

Administrators: Alberto Vasquez (Chair), Amy Coffey, Geisce Ly, Kit Dai

Faculty: Jennifer Rudd, Alan D'Souza, Stephanie Robison

Classified Staff: Maria Salazar-Colon, Michael Snider, Colin Hall, Edward Tang, Jeffrey Kelley

Students: Christina Michaud, Emily La, Israel Gutierrez

Unrepresented: Orlando Arriola

Resources: [Facilities Committee Web Page](#)

1. Call to Order

- a. The meeting called to order by Co-Chair Steven Brown at 1:11 PM

2. Approval of Agenda

- a. Discussion – The addition of MUB Restrooms as topic 7g under Old Business was requested by Madeline Mueller.
- b. Motion to approve the amended agenda made by Edie Kaeuper, seconded by Alan D'Souza.
- c. Voice vote to approve amended agenda
 - i. No abstentions
 - ii. No nays
 - iii. Motion passes

3. Public Comment – Items not on the agenda

- a. none

4. Approval of Minutes

- a. Discussion – none.
- b. Motion to approve the minutes made by Alan D'Souza, seconded by Madeline Mueller.
- c. Voice vote to approve the minutes
 - i. Abstentions 0
 - ii. Nays 0
 - iii. Motion passes

5. AVC report – Design & Construction Projects – Steven Brown

(Items 5 on the agenda is from notes provided by Chair Alberto Vasquez, read by Co-Chair Steven Brown in his absence)

- a. Safety Projects
 - i. The Creative Arts Extension power issues are being addressed. Currently there is a generator in place. We have replaced three of the four major components in the electrical room. The transformer is being sourced and will be replaced, which will require a weekend shut down (on a Sunday) to minimize the impact to campus activities.
 - ii. The tree pruning and removal project contract is wrapping up.
 - iii. The Student Health water intrusion project was bid. It requires a Board of Trustees action, which will be done at the 9/26/24 meeting. We will be setting up their contract, which also includes paving repairs on other parts of the campus.
 - iv. The Wellness Pool ductwork project is complete. The pool was reopened first week of September.
- b. Heating
 - i. The Creative Arts high-pressure steam line replacement is complete, but we are still working on the grading/landscaping and cleaning up the walkway.
 1. Visual Arts – the heat is functioning.
 2. Creative Arts – The system re-start identified several leaks. Some of the leaking elements have already been addressed, but there is a large pipe that still needs to be replaced. A work plan is being developed to replace the pipe. Once the replacement is completed a re-start of the system will occur.
 3. Creative Arts Extension – due to the power outage in the building, we have not been able to re-start the system
 - ii. Rosenberg Library – the boilers and HVAC project contract is in place. We are working on a schedule and ordering the long lead-time equipment.
 - iii. Science Building – the project received comments. The design team has re-submitted to DSA, and we are waiting for approval. Facilities is evaluating an independent heating system to replace the high-pressure pipes which provide heat to the building.
 - iv. Smith Hall/Statler Building – DSA approved an independent heating system and controls for the building. We still need to develop a bidding schedule and construction timeline.
 - v. Visual Arts – DSA approved an independent heating system and controls for the building. We need to develop a bidding schedule and construction timeline.
 - vi. Creative Arts Extension – DSA approved an independent heating system and controls for the building. We need to develop a bidding schedule and construction timeline.
 - vii. Creative Arts Project – DSA approved an independent heating system and controls for the building. We need to develop a bidding schedule and construction timeline.
- c. Diego Rivera Theater
 - i. DSA has completed the review and waiting for their supervisor to release the plan check comments. We are still targeting the end of calendar year for review and approval.
 - ii. Rudolph & Sletten, the Construction Manager at Risk (CMAR) will be reviewing estimates and construction duration.
- d. STEAM Center
 - i. The building is on schedule to be completed late fall and ready for inaugural classes to start in January 2025. The interior of building is well underway.
 - ii. We are developing logistics and move plans for different departments.
- e. Student Success Center
 - i. The contractor continues to install the exterior wall system and the roofing system. Interior wall framing is underway (shaping all of the interior spaces).
 - ii. The project is still on track to be completed in Spring of 2025.

- f. (Old) 200 Bungalows between Creative Arts and Creative Arts Extension
 - i. Jasmine Kaw and Tom Lam are working a demolition and removal plan for the bungalows.
- g. Cloud Hall
 - i. We are reviewing elevator options, roof replacement, and security upgrades with the architect.
- h. John Adams:
 - i. Allied Health Relocation project to John Adams, as part of the Cloud Hall project, is moving forward with space analysis and confirmation test fits. We are finalizing the Building User Group.
 - ii. We are reviewing additional elevator options.
- i. Science Hall:
 - i. Architect Selection “EHDD” for Modernization was completed, which the Board of Trustees approved on 8/29/24. Contract documents are underway, and the meeting schedule is being developed.
 - ii. A Building User Group will also be developed.
- j. Evans Center Renovation
 - i. The architect submitted the plans to DSA in August 2024.
 - ii. We are contracting to install perimeter cameras with a vendor and processing a proposal.
- k. A campus-wide exterior camera project is also part of future plans.
- l. The campus-wide roofing consultants RFP was completed. The proposals are for consultants to analyze Ocean Campus and centers roofs. Proposals are being reviewed.
- m. Finalizing Fall 2024
 - i. New wayfinding signage will be added across Campus in Spring 2025.

6. Buildings & Grounds Report – Alberto Vazquez

- a. No report for this meeting.

7. Old Business

- a. 1550 Evans
 - i. No update.
- b. Parking Structure update
 - i. EIR consultants “Impact Sciences” were selected, which the Board of Trustees approved at the 8/29/24 meeting. Contract documents are underway, and the meeting schedule is being developed.
- c. Frida Kahlo Quick Build
 - i. SFMTA has advised that this project is substantially complete.
- d. AMT Program update
 - i. No updates from David Yee.
- e. Student Union MLK space
 - i. We will demo lower-level walls to identify where the water intrusion is happening when the rains begin.
- f. 750 Eddy Street
 - i. We need to make cellular connections for Fire and Security alarm systems
 - ii. Fiber-line connecting is being followed up by IT.
- g. MUB Restrooms – Madeline Mueller
 - i. There are restrooms for students and bicyclists in the basement level. They are locked to prevent homeless. There is a request to give a particular teacher a key to serve students.

8. New Business

- a. Board Items – Informational
 - i. None.
- b. Board Items – Action
 - i. None.

9. Future Business

- a. Call for agenda items
 - i. Report from workgroup on facilities projects
 - ii. Tim Ryan asked for continuing reports on Eddy St / IT
 - iii. Alan D'Souza – campus camera project larger discussion
 - iv. 200 Bungalows
 - v. Edie Kaeuper– move guest football team changing from library to 600 bungalows

- b. Building/Space Inventory

10. Adjournment

- a. Adjournment at 1:55 PM