Marin Community College District
Measure C Bond Modernization Program

Modernization Director’s Report to Board of Trustees
January 15, 2013

BUDGET UPDATE

Bond spending plan: $260.5 million ($249.5 m bond, $11 m interest)
Reserves: $4,554,336, of which $2,300,000 is allocated to IVC
Expended to date: $197 million (75.6% of bond spending plan)
  • Assessment $5.5 million
  • Planning/design $65.9 million
  • Construction $125.6 million

Summary of modernization items in this agenda:

Consent (all routine items not requiring resolution or discussion): ($1,288,887.29)

Ratify / Approve Modernization Contracts, Changes and Amendments
  • Six (6) new construction contracts for ratification ($624,625.41)
  • One (1) construction change order ($165,168.00)
  • Ten (10) professional service agreement amendments ($371,093.88)
  • Two (2) new professional service agreements ($113,000)
  • One (1) new agreement for services ($15,000)

Action (items requiring resolution or discussion): ($592,602)

  • Approve Change Order # 18 and Resolution XX Attesting No Benefit to Bidding out Change Order Work ($63,034.00), Midstate Construction Corporation, Inc. Performing Arts Modernization Project (306A)
  • Approve Notice of Completion FA Kiln & Foundry Awning Project (306C)
  • Approve Professional Services Amendment 2, Visions Management – Move Planning Services ($12,600.00)
  • Approve Professional Services Amendment 8, ED2 International – additional design services ($66,968.00)
  • Approve Authorization to Bid and Pre-Authorization to Award a Construction Contract NAC Tree Program Project (303B)
  • Approve Long Form Professional Services Agreement, Jacobs Engineering ($450,000.00)
  • Program Management PM-CM (825C)

Net value of new contracts / changes / amendments in this agenda: ($1,881,489.29)

PROGRAM AND CONSTRUCTION MANAGEMENT TRANSITION:

Transition of the Program Management staff is well underway. The Austin Science Swing space, Child Study Center, Academic Center, and small projects have been fully transitioned to the Jacobs team. Science, Math & Nursing and the Performing Arts building are in the midst of handoff with the Swinerton team taking the lead on closeout items through January. Staff
are managing the process with a “Transition Plan” including milestone activities. We anticipate the transition to be complete by the end of February.

**CURRENT DESIGN**

**Academic Center:**

Plans were submitted to DSA for review on December 17th. The draft EIR was released for public distribution and comments due January 31st. We began closing buildings for Hazardous Material removal over the winter break including Olney Hall and the Taqueria. The Business Center will be the next building to come off-line in February. All buildings to be demolished come off-line in phases by the end of May.

Next steps will be to perform estimates on the DSA submitted drawings and prepare for bidding the tree program and increment one, the demolition phase.

**Austin Science Center Swing Space:**

Complete move-out was accomplished over the winter break and construction of the swing space began in phases. The first phase will be complete with the opening of 8 classrooms for the spring semester. Future phases will be complete in February and April.

**Fine Arts Weatherization:**

Bids were received for this project in December and were significantly over the engineer’s estimate. Although several factors contributed, we are seeing a significant increase in the bidding market, especially in the price of steel. The bidders expressed concern over the tight schedule as well. Due to the multiple factors and the upcoming bid for the Academic Center, we are evaluating ways to keep this project moving forward. However, construction of the project as currently designed over the summer 2013 is no longer feasible.

**CURRENT CONSTRUCTION**

**Performing Arts:**

We are pleased to report that the new dance addition, art gallery, lobby and arts courtyard are complete. We will be working with the contractor to complete punch list items over the coming weeks.

This month, we are requesting approval of change order 18; please see the action item for detail. Overall changes on this project are now 20.1% of the base contract value. We continue to hold contingencies for known items and anticipate that all costs will be covered within the existing budget.

**Science, Math & Nursing:**

We are pleased to report that the building is complete and the move from Austin has been successfully completed. The contractor will be working on completion of site-work and interior punch list items over the coming weeks.

**Child Study Center:**

Construction is progressing well and this project is on schedule for completion of all “noisy work” prior to the Clapper Rail restricted period beginning February. The balance of the work is forecasted for completion in April 2013. We have begun detailed procurement of the FF&E.
FUND-RAISING OPPORTUNITIES

Science, Math & Nursing:
A donor opportunity of $200,000 has been established for the procurement and installation of specialty casework for the museum. Renderings are being developed for use in soliciting donors.

Performing Arts:
Donor opportunities for FF&E have been developed. A generous donation of $50,000 was recently secured by the drama department for theater lighting.

Child Study Center:
We are developing a list of FF&E items for donor opportunities. We anticipate there will be numerous items with a wide range of cost from books to large items.

COMPLETED PROJECTS

<table>
<thead>
<tr>
<th>Project Description</th>
<th>Budget (approx.)</th>
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<tbody>
<tr>
<td>KTD College Avenue Utility Conduit Crossing</td>
<td>$68,000</td>
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<tr>
<td>KTD Dance Relocation</td>
<td>$770,800</td>
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<tr>
<td>KTD Diamond PE Center</td>
<td>$20,900,000</td>
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<tr>
<td>KTD Dickson Hall Faculty Relocation</td>
<td>n/a</td>
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<tr>
<td>KTD DSPS Relocation</td>
<td>$212,000</td>
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<tr>
<td>KTD Health Services Relocation</td>
<td>$495,000</td>
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<tr>
<td>KTD Larkspur Annex Restoration</td>
<td>$1,200,000</td>
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<tr>
<td>KTD Literacy Lab (partially funded by Redevelopment funds)</td>
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<tr>
<td>KTD Parking Lot 10 Paving Project</td>
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<tr>
<td>KTD Photovoltaic System</td>
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<td>KTD Pool Repair Project</td>
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<tr>
<td>KTD Portable Village Swing Space</td>
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<tr>
<td>KTD West Bridge</td>
<td>$2,000,000</td>
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<tr>
<td>KTD Hazmat Abatement</td>
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<tr>
<td>KTD Science Math Central Plant Complex Increment 1 Site Utilities</td>
<td>7,800,000</td>
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<tr>
<td>KTD and IVC Geothermal Fields</td>
<td>$9,300,000</td>
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<tr>
<td>KTD and IVC Greenhouse/Shade Structure Relocation</td>
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<tr>
<td>KTD and IVC Tree Removal</td>
<td>$315,000</td>
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<tr>
<td>KTD New Fine Arts</td>
<td>$17,721,000</td>
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<tr>
<td>KTD PE Track renovation</td>
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<tr>
<td>IVC 12kV Utility Extension</td>
<td>$472,000</td>
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<tr>
<td>IVC Creek Erosion Mitigation</td>
<td>$788,000</td>
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<tr>
<td>IVC Fire Mitigation</td>
<td>$785,000</td>
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- IVC Gas Main Replacement $534,000
- IVC Pomo 4 Roof Replacement $159,000
- IVC Storm Drain Repairs $349,000
- IVC TransTech Swing Space $538,000
- IVC Trans. Tech. Complex: $13,042,826
- KTD SMCP Utility Project: $5,900,000
- IVC New Main Building $18,827,000
- IVC Utilities & MEP supplemental $399,127

Total completed projects to date: $109,609,853