

Facilities Committee Meeting Minutes – June 28, 2021

1. Call to Order

The meeting of the Facilities Committee (FC) was called to order by AVC Vasquez at **1:03 PM**. In response to the COVID-19 crisis, this meeting was held via video conference.

FC Members/Alternates Present:

Administrators: Alberto Vasquez (Chair), Torrance Bynum, Darryl Dieter
Faculty: Steven Brown (co-Chair), Lennis Carlson, Wynd Kaufmyn, Madeline Mueller
Classified Staff: Jeffrey Kelly, Athena Steff
Students:
Unrepresented: Tim Ryan

Committee Alternates:

Administrators: David Yee
Faculty: Alan D'Souza
Classified Staff: Michael Snider, Karl Gamarra
Students: Vacant

Not Present:

Administrators: Ilona McGriff
Faculty:
Classified: Maria Salazar-Colon, Andrew Ciscel (Alternate)
Students: Brenna Stroud, Stephanie Yang
Unrepresented:

Resources: John Watkins, Mike Wilkins

2. Approval of Agenda

- a. Motion to approve by Steven Brown. Comments made by Harry Bernstein. Motion seconded by Madeline Mueller. Motion passed with no opposed or abstentions.
- b. Comments made by Harry Bernstein regarding 1550 Evans & policy of submitting written minutes.

3. Approval of Minutes

- a. 5/24 – Motion to approve by Steven Brown; 2nd by Lenny Carlson. Motion passed with no opposed or abstentions.
- b. 6/7 – Motion to approve by Steven Brown; 2nd by Darryl Dieter. No opposed or abstentions. Approved by acclimation.

4. Public Comment – Items not on the agenda.

NOTE: Only comments submitted in writing prior to the meeting and in compliance with the requirements are presented verbatim in the meeting minutes. Any other information presented here is a topic summary only. Complete comments are available in the Zoom recording of the meeting.

- a. Comments by Harry Bernstein submitted in writing:
 - i. A Real Estate document on facilities owned/leased by City College was reviewed at a recent Facilities committee meeting. It included this annotation about Southeast campus (SECF/1800 Oakdale) *SFPUC is considering shuttering this facility permanently due to Covid-19; a savings on rentals may result if this occurs.* I urge Committee Chairs to follow up. Verify with SFPUC--plans/timeline for possible closure of Southeast; consider implications for CCSF and Bayview Education Masterplan

- ii. From private communication (Dianna Gonzales): Vice Chancellor al-Amin and outside counsel are representing the College in negotiations regarding 1550 Evans. [i.e., Education building] SFPUC's target completion date of this project is 2025, with partial CCSF ownership. Is consultation/update possible with our negotiators/Admin?

5. Associate Vice Chancellor Report – Return to Campus – Alberto Vasquez

- a. The city has rescinded all orders, but we will continue to follow established R2C and procedures. 23% of classes are slated to return to an in-person model. We are still following CDC recommendations for unvaccinated higher-learning institution.
- b. There is a lot of interest in coming back, but there are also a lot of concerns.
- c. Tim Ryan asked for a list of occupied areas. AVC Vasquez stated we are developing this list and it will continue to evolve.
- d. Madeline Mueller asked for the document that was shared at the board meeting regarding status of buildings.
- e. Alan D'Souza expressed facilities concerns that came out of R2C survey and asked if we can get that information as it relates to facilities. We do not currently have access to the survey per AVC Vasquez.
- f. Steven Brown expressed concern that we are not communicating what CCSF is going to do (and why) and voiced the need to communicate and inform people, including the public. He requested a statement be placed on the website.

6. Associate Vice Chancellor Report – Alberto Vasquez

- a. Rush field replacement is underway and scheduled to be completed early August.
- b. Steam line from Cloud to Smith repair: Work below grade has been completed and tested. Pending filling trench and fencing.
- c. John Adams Fire Tower – 70% complete. There are 2 structures, a storage shed that is getting a roof and a lower structure adjacent to the gym that is training facility. Almost all materials for the training facilities have been delivered and things are moving forward.
- d. Downtown – fire pump and generator replacement are getting under contract for July and August work.
- e. CCSF and DSA meet quarterly. There is a meeting mid-July. They approve our plans and project.
- f. State funded projects – Civic Center project is with DSA pending approval.
- g. Infrastructure Project (state funded) approved for design but waiting for CCSF to close out older open projects. There are less than 20 (down from 40) open projects to close out.
- h. Linked to the infrastructure project is the central plant project.
- i. Cloud Hall project - have retained an architect and consultants.
- j. Ft. Mason – there was a board item of 5/28/2020 approving the project with cost not to exceed 300k. We are moving a lot of the materials from the classroom to the bungalow. Wrapping up creative arts patio concrete project.
- k. There is no final project cost on Ft. Mason move since the projects are not final yet.
- l. EIR facilities master plan was approved by the board on Thursday.
- m. Review of STEAM finishing up DD milestone.
- n. SSC is moving to the CD phase to submit to DSA later this year.
- o. DRT still working with design/build team to finalize some details and hopefully within a few days will have an interview schedule out so we can get it done by end of July.
- p. Harry Bernstein made comments regarding total cost of Ft. Mason closure/relocation. AVC Vasquez responded that we don't have final information yet.
- q. Steven Brown asked about Aviation relocation – AVC Vasquez said this is not complete and he doesn't want to give incomplete or misleading information at this time.

7. Buildings & Grounds Director's Report – Mike Wilkins

- a. AVC Vasquez made an initial comment prior to Mike Wilkins' report: At the last board item there was an item appointing a new B&G Director, Anthony Tave. No start date was provided.
- b. Air filters – Effort to meet requirements by buying filters for the entire district. We are in the purchasing phase of this project. We will be meeting the standards of MERV 13 – 14 in those areas that have air filters. Not every building has a full HVAC system and that will be addressed separately.
- c. The vaccination effort at MUB is being demobilized. It will take another week or so to complete the dismantling. We are working with other city departments on this.
- d. MUB will be getting work related to DRT and STEAM. MUB plant was designed to support other buildings so we will be doing evaluation on that.
- e. Jeffrey Kelley asked how are we doing with getting heat into Creative Arts and Diego Rivera? Mike Wilkins said there are various issues. ARTX / Broadcast media – just completed repair and everything working fine. We were working with DPW on some of these repairs that got put on hold due to Covid so we have to re-evaluate the situation.
- f. Alan D'Souza expressed concerns regarding HVAC at library. Mike Wilkins advised that the Library is 100% outside and 100% exhaust with no return air and has been like that for months. Mike Wilkins will further investigate other concerns.
- g. Wynd Kaufmyn asked questions and made comments regarding the geothermal wells.

8. Old Business

- a. Program Review Facilities Priorities Update
 - i. They will wait until Director of Buildings & Grounds Anthony Tave is on board so they don't have to do this twice. They are looking at 2017 projects that departments have been waiting all this time to be done, as well as a whole list of new projects.
- b. Diego Rivera Mural
 - i. There was a presentation held this morning, at SFMOMA, all 10 panels are installed. Very impressive presentation. The mural will be there through 2023. The section of SFMOMA where the mural is in the free portion of the museum (no admission fee required). Located at 3rd and New Montgomery.
- c. Aircraft move update – Torrance Bynum
 - i. We have met with the consulting team; they have completed 2 drafts, 1 with and 1 without Aviation. We are still waiting for the CEQA report before we can move forward.
 - ii. Comments made by Harry Bernstein regarding community input.
 - iii. Wynd Kaufmyn asked about alternative locations. Torrance Bynum does not have any knowledge of alternates being actively explored. Wynd Kaufmyn also asked about current students completing their program. Torrance Bynum responded that current students will have the option to transfer to College of Alameda or Gavilan College in Gilroy in the fall to complete their programs.
 - iv. A request was made to put this item on the agenda again for the next meeting.

9. New Business

- a. Works of Art Committee – Mural location report update
 - i. Jesse Solorzano: We have walked several sites with Alberto and believe a spot in the Wellness Center is the best option. 2 Alternate choices would be in the Student Union but those require relocation of outlets, etc. We have not had discussions with Wellness about locating the mural there.
- b. Central Utility Plant
 - i. Kevin Keyfauver and Armando Ramirez from AlfaTech were present to answer technical questions.
 - ii. This will provide cooled water. Each building will have their own boilers for heat. There will be barriers as well as distance to mitigate noise relative to the Diego Rivera Theatre.
 - iii. AVC Vasquez shared a Power Point presentation regarding information on this project.

10. Future Business

- a. Call for agenda items
- b. Building/Space inventory – to be presented in August/September
- c. 1550 Evans/Southeast Update
- d. Civic Center Update – 750 Eddy (to be included in AVC report)

11. Adjournment – Meeting adjourned at 3:02 PM