



Peralta Community College District District Facilities Committee (DFC)

Minutes - DRAFT
Friday, May 6, 2022
9:00am – 11:00am

Zoom Recording: https://peralta-edu.zoom.us/rec/share/I4vTNizV-z0xtmGRy6aF_WkZRcn_MCsTxbe-wYqISn9ipblj30ochEtgRQiXRXY.i_U_akXkalvXvWKZ?startTime=1651853094000

Chair: Atheria Smith, Interim Vice Chancellor for General Services
Co-Chair: Rachel Goodwin, COA Faculty Representative

Membership – District Facilities Committee (DFC) Fiscal Year 2021-22			
Name	Role	Name	Role
Atheria Smith	Chair, Interim Vice Chancellor	Javier Lopez	Local 39 Representative Asst. Chief Engineer
Rachel Goodwin	Co-Chair & Faculty Representative COA	Maria Spencer	PCS Representative
Sean Brooks	Vice President of Administrative Services BCC	Jeff Sanceri	PFT Representative
Augustine Gill	Vice President of Administrative Services COA	Tim Thomas	Health & Safety Committee Representative
Garth Kwiecien	Vice President of Administrative Services Merritt	Alejandro Acosta	Safety SEIU Representative
Amy Marshall	Director of Facilities & Operations Laney	Richard Thoele	SEIU 1021 Chapter President
Randy Yang	Faculty Representative BCC	Vacant	Student Representative
Mary Catherine Bassett	Faculty Representative Laney		
Brock Drazen	Faculty Representative Merritt	Annie Javier Stacy Lancaster	Note Taker District, Non-Voting Member

Attendees: Brock Drazen, Rachel Goodwin, Garth Kwiecien, Amy Marshall, Jeff Sanceri, Atheria Smith, Richard Thoele, Randy Yang



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Absent: Alejandro Acosta, Mary Catherine Bassett, Shawn Brooks, Augustine Gill, Javier Lopez, Maria Spencer, Tim Thomas,

Guests: Carrie Burdick, Bc Hoff, Mark Johnson, Bobby Khushal, John Nguyen, Royle Roberts, Chalon Rogers, Sharon Serrano, Michael Terry,

Agenda Items	Discussion
<i>I. STANDING ITEMS</i>	
A. Call to Order	Co-Chair Rachel Goodwin 9:05am
B. Review and Adopt Minutes Meeting: April 8, 2022	Co-Chair Rachel Goodwin Moted by: Randy Yang Second motion by: Amy Marshall Abstain: Jeff Sanceri and Richard Thoele Minutes Adopted
C. Review and Adopt Agenda: May 6, 2022	Co-Chair Rachel Goodwin Moted by: Amy Marshall Second motion by: Randy Yang Abstain: None Agenda Adopted



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D. College Facilities Sub-Committee Reports

Co-Chair Rachel Goodwin

BCC

- No update (Randy Yang)

CoA

- Committee met last week.
 - Is Building F on the District Master Plan?
 - Are there specific plans to update the building?
 - Second floor (former food service area) issues such as lighting need to be maintained/updated.
 - Ongoing concerns about the water. District testing reported stated water was safe, but staff reported water tasted strange. Is the water safe to drink?

Laney College

- Committee will discuss Bond Spending Plan during the last two meetings.
- A lot of fire extinguishers are missing. Maybe malicious mischief.
- Helpful to get advance notice when vendors are onsite to avoid class interruptions. Due to fire alarm, building had to be evacuated.
- Homeless parked around campus and trailers are emptied during the day. A lot of trash surrounding the areas. Kudos to the Grounds Crew for clearing the mess.

Merritt College

- Committee focused on Capital Bond Projects.
- Elevator Upgrade Project to start in March. No sign on campus renovation has started.
- Sport Field's grass and turf, tested and was determined several areas are considered as potentially life threatening for head injuries. Contract to replace Laney Baseball Field was issued. Don't understand prioritization. Brock Drazen to send Atheria Smith all quotes for Merritt Fields.



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II. CARRIED OVER AND NEW ITEMS	
A. Security Updates	<p>Reported by Tim Thomas</p> <p>No update. Tim Thomas addressing emergency.</p>
B. Keyless Entry Update	<p>Reported by Atheria Smith</p> <p>Chancellor has tasked to move this project forward. First round to be completed by September. Atheria will discuss building prioritization with each campus President. Purchasing will be working on RFP's for the project.</p> <p>Q – Is this going to be battery powered or hardwired? A – It will be combination of both and at all exterior points of each building.</p> <p>Q – What's the order of buildings or campus that's going first. A – Focusing on Laney first.</p> <p>Q – Will each one have both electric running to it and then battery in the door or is it, some are part or on of the other? A – It's one or the other depending on the door if we can get a hardwire going to the top and how thick doorframe is,</p> <p>Q – Is CoA Building F on the District Master Plan for updating or upgrading? A – Buildings around the Master Plan depends on prioritization. Atheria will check in with Sharon Serrano for project status.</p> <p>Q – Are there plans to update the buildings? A – This is not one of the priorities at this time. If this is a concern, please bring this up with your President.</p> <p>Q – There are other major issues; Food Service Area's and a lot of minor issues such as lighting. Covers removed for cleaning leaving bare bulb and inadequate lighting covers that can't be cleaned</p>



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A – This is for maintenance. Some things may not be able to be replaced or repaired. Please submit a Work Order.

Q – Other concern is water. District reported water was safe, but staff continues to report water tastes strange and there’s mixed messages whether water is safe or not safe to drink.

A – Water has been tested and safe to drink. Is staff requesting to have water retested?

Atheria will send Water Test Result to college President to disseminate information.

D. Project Update

Reported by AECOM - Sharon Serrano

- Facelift Project include Keyless Entry Project to be funding by Measure G.
 - Still scheduling meetings with all the campuses to cover the full bond spending plan.
 - Facelift will include minor projects such as painting and some minor repairs.
 - Elevator upgrades is funded by PPIS (Physical Plant and Instructional Support) Grant.
 - HVAC originally funded by Measure G will be funded by HEERF Funds.
 - Additional items are Bathroom Repairs and “Hot List” from College Vice
- College of Alameda:
 - Auto Diesel Project going out to bid in couple of weeks.
 - Aviation Phase One, DSA Back Check; requirements DSA asked us to deal with and resolve before we can complete our Back Check Appointment.
 - Phase Two is being resolved with flood zone area. Working out details with DGS and DSA.
- Berkeley Milvia Project
 - At the brink of submitting 100% CD’s to DSA.
 - GMP (Guaranteed Maximum Price for the Milvia Project will be finalized I the second quarter on the Calendar Year.



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	<ul style="list-style-type: none"> • Laney CUP, LRC & Theater. Locker project we're waiting for DSA approval and close out. There's also concerns about the parking lot ADA requirements that's affecting the project. Other issues, soil conditions, the seismic conditions affecting foundation design. • Merritt <ul style="list-style-type: none"> ○ CDC Project is out for bid. General Contractors have walked the campus and met with Kitchell. ○ Horticulture Complex Project is still at Department of Finance waiting for approval. The Horticulture Interim Housing Project will be going to Board for approval and expect the project to start second quarter of this fiscal year.
<p>E. Work Order System</p>	<p>Reported by Atheria Smith</p> <p>Working with Engineers on the system. For emergencies, send email to your campus President, to Atheria Smith (atheriasmith@peralta.edu) and copy Annie Javier (ajavier@peralta.edu).</p> <p>Current system will be replaced eventually.</p>
<p>F. HVAC Systems District Wide Repairs</p>	<p>Reported by Atheria Smith</p> <p>Atheria working with NES and HPLE to replace filters in ventilation system District Wide. Filters need replacing more often than expected. HEERF funds will be used for this project.</p>
<p>G. Committee Self Evaluation Form</p>	<p>Reported by Roysl Roberts</p>



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	<p>The Participatory Governance Council has instituted a Chancellor's Working Group. Their Charge is to make more transparent or improve Participatory Governance structures within the District; update the manual and put processes and procedures into the committees for participatory governance.</p> <p>Sheet of Recommendations were given to each committee to share basic information such as: charge of the committee, representation, etc.... The document or iteration of the document will be presented to PGC for final approval and then maybe implemented in the PBIM Fall Summit.</p> <p>Goal is to provide instructions for new members.</p>
III. Next Meeting Agenda Items	TBD
IV. ADJOURNMENT	<p>Time 10:26am</p> <p>Motioned by Randy Yang Second Motioned by Garth Kwiecien Abstain</p>
V. MEETING SCHEDULE	TBD