MEETING MINUTES

LACCD Proposition A/AA & J Bond Program  Project Number: 06S.6691.05

Meeting Location: Los Angeles Southwest College, Cox Building, President’s Conference Room

Meeting Date: August 5, 2010

Six Pack Meeting – Project Updates

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<td>Dr. Jack E. Daniels III</td>
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Discussion Items

(a) Discussion Items

2.1 Child Development Center: DSA certification in progress
   • Cathy Neville delivered check to DSA on 07/30/10 and DSA to issue certification letter.

2.2 NEQ – Student Quad & Palm Court: DSA certification in progress
   • Cathy Neville delivered check to DSA on 07/30/10 and DSA to issue certification letter.

2.3 Technical Education Center Building Modernization: DSA certification in progress
   • Cathy Neville delivered check to DSA on 07/30/10 and DSA to issue certification letter.

2.4 Student Services Education Center: DSA certification in progress
   • CO #5 processed. Awaiting invoice from DSA

2.5 Design-Build Update: DSA certification in progress
   • Campus Security Facility, Park’g Structure, M&O Facility, Athletic Field House/Stadium, SSB, and Campus Corner Sign are all in-progress
   • Status of Warranty Expiring (Attachment “D”)
   • AOR has provided all documents to DSA. Awaiting invoice from DSA

2.6 New Central Plant
   (By Chevron Energy Solutions - CES)
   • Cathy Neville from BuildLACCD e-mails periodic updates of DSA Closeout/Certification

Cumming will rely on these notes as the approved record of issues discussed and conclusions reached during this meeting unless written notice to the contrary is received by Cumming within ten calendar days of the issue date of these meeting minutes.

Distribution List: All Attendees

Prepared by: Sam Stubbs  Date Issued: August 13, 2010

I600 W. Imperial Highway  Tel: 323.241.1750
Los Angeles, CA 90047  Fax: 323.779.5271
Closeout/Certification
- Construction 100% complete.
- Chevron is preparing final as-built drawings for meeting with College and CPM
- Final DSA paperwork in process

- Overall project is 85% complete
- Elevator #2 Substantial Completion: 07/16/10. Passed State elevator inspection and temporary permit issued
- Elevator #2 turned over to College for use on 07/19/10
- Issues resulting from faulty wiring from factory were corrected on Elevator #2. No issues reported to date since repair was made on 07/28/10
- Elevator #3 taken out of service on 07/21/10. Concrete demo to occur 08/06/10 and to be completed by 10:00am. After hours coring to begin 08/09/10 at 8:00pm and end by 08/27/10 (school begins 08/30/10)
- Elevator #3 tentative Substantial Completion: 11/05/10 (CPM will monitor progress)
- Notice of Beneficial Occupancy: TBD (per CGC recovery schedule 11/11/10 – CPM will monitor progress)
- Security camera is operational and recording in Elevator #2 however contractor requires information from LASC IT to connect to network for Sheriff to monitor.

2.8 IT Infrastructure & Security upgrade
CDC Security Systems Upgrade & Repair:
- Repair work on doors and installation of new server cabinet and access system are on 09/15/10 Board Agenda with an anticipated start date of 09/24/10
- Bids are due 08/05/10

Security Systems Migration:
- Server and equipment are available at GST warehouse, delivery date to be scheduled
- Work in Cox MDF room is currently being bid. Contract approval on 09/15/10 Board agenda with an anticipated start date of 09/24/10
- Work includes installation of new data rack which will house (2) EMS and (1) Campus Security servers totaling an 8 day install.
- 60-90 day Data collection and M&O input of HVAC systems to occur prior to cutover.

IT and Security Strategic Plan:
- First Draft Report submitted to IT committee 05/27/10.
- IT faculty to perform additional review.
- CPM to distribute soft copies with executive summary

Campus–wide EMS Integration:
- Installation of server by GST – 09/20/10 thru 09/24/10

Blackboard Software:
- LASC IT to address and update

Low Voltage Systems Infrastructure and BIM RFP:
- (2) Proposals were submitted and to be evaluated by LASC IT and CPM by 08/06/10 and recommendation to College President on 08/09/10:

2.9 LACCD-LAUSD - Middle College High School
- DSA review is 100% complete. HMC is responding to balance of back-check comments and anticipated resubmittal and approval from DSA in early August 2010
Discussion Items

1. CHPS submitted and accepted by DSA. DSA approval of drawings to follow.
2. Sewer utility work in road completed 08/04/10.
3. Irrigation and fire water lines to be relocated in early August 2010 by Bernards.
4. Building pad over-excavation commenced 07/26/10 and is 50% complete.
5. Substantial completion to be 12/2011.

2.10 Site Improvements – Campus East Pump House & Fire Water Upgrade

1. Harper amendment to DB1 Contract, Change Order #1, was approved at 07/28/10 LACCD Board Meeting.
2. Pre-Construction meeting is scheduled for 08/09/10 at 2:00pm in CPM conference room.
3. Part time IOR to be assigned.
5. Work to begin 08/16/10.
6. Phasing to be scheduled with LASC and site access to be maintained during work.
7. Anticipated Substantial Completion date 04/25/11.

2.11 Chevron’s Renewable Energy/Solar Panel Project

1. DSA closeout is in progress, forms have been submitted to DSA.
2. Chevron As-Builts and closeout binders are under review by Pacifica.
3. Chevron energized the system on 07/27/10.
4. 3rd Party commissioning has been completed and reports are forthcoming.
5. Training to be scheduled and video taped per Build-LACCD requirements. Chevron indicated they will not allow video taping.
6. Chevron to provide LASC and CPM web based monitoring system showing how much money is being saved and power generated by PV panels.
7. If Edison power is lost, PV panels will still generate electricity.

2.12 Bookstore

1. OWP/P - Cannon Design – Architects.
2. Submittal to DSA was on 05/11/10.
3. Architect received comments from DSA for accessibility and structural on 07/09/10, FLS on 07/20/10 and is currently addressing them. Revised drawings are scheduled to be complete for DSA back-check by 08/27/10.
4. DSA back-check appointment to be scheduled by AOR.
5. CPM and RPM’s held FFE review with College on 07/13/10 and obtained 90% acceptance of furniture. Anticipated 100% sign-off/acceptance by College to be at 08/09/10 final FFE meeting.
6. CPM coordinating with College and RPM’s for FF&E.
7. CPM met with College Staff for final FFE review and signed-off on 90% of furniture.
8. ATM to be located on West wall, LASC, IT and CPM to confirm.
9. The anticipated notice of beneficial occupancy (space ready and furniture installed) to be 01/27/11.

2.13 DB-1 Award Phase: SCTE and SAH:

School of Career and Technical Education and School of Arts and Humanities

1. NTP for design issued on 05/03/10.
2. Drawings received from Contractor 06/02/10.
3. DSA preliminary review was conducted on 06/15/10 and 06/29/10.
4. Substantial completion, 04/01/12.
5. FF&E Meeting was held 06/10/10 and 06/11/10. A/V, IT and 100% DD review occurred on 07/13 and 07/14/10 and signed off by BUG’s.
Meeting Date: August 5, 2010

Discussion Items

- Harper amendment to DB1 Contract, Change Order #1, was approved at 07/28/10 LACCD Board Meeting.
- NTP to be issued 08/16/10
- 50% CD’s to be submitted 08/31/10
- DSA meeting regarding theatre to occur 08/10/10
- POS Ticket system to be investigated at SAH
- LASC to direct CPM as to process of concession which will determine how SAH building flows
- Video conferencing to be in Training room and multi-purpose room
- CPM to provide LASC with Contractors schedule for closure of parking lots #1 and #2

Project Status Report (Attachment “B1”)

2.14 DB-2 Selection Phase: 5 Building Bundle (Mods):

- Cox Bldg/Little Theater + Lecture Lab + Fitness & Wellness Center & Pool Cover and DB East Parking Structure (650 Cars) + Option A Storm Water Improvements with 5yr Extended Warranty

- Finalist: Hensel Phelps/Carrier Johnson
- BUG’s revised by 08/02/10
- Kick-off meeting to occur to coordinate activities and access to site
- Work to begin 6-8 weeks after NTP issued
- Existing pool must be accessible by Summer 2011
- Anticipated Award of Contract to selected Contractor at 08/11/10 Board Agenda
- Anticipated NTP for design 08/16/10

Schedule (Attachment “B2”)

2.15 SSEC Building Renovation Project

- Submitted to DSA 06/09/10
- DSA requested:
  - Additional information on the fire sprinkler system – in progress
  - Additional stair – will be needed as a result of program changes. The original program called for labs (50 sf/person), new program calls for classrooms (20 sf/person). This change resulted in occupancy greater than 500 persons/floor. A/E working on additional stair.
- Preliminary design for stair was submitted to CPM on 07/30/10
- DSA back-check tentatively scheduled for 08/12/10 pending design approval from College

2.16 Campus-wide Reclaimed Water

Consultant selected:

- Providing programming design then CPM will issue RFP for DB
- CPM has forwarded all necessary documents to the Programming Architect for his assessment and proposed programming design. Conceptual plan from Tetra Tech pending additional info on practice field irrigation
- Meeting with LASC M&O to be scheduled week of 08/09/10

2.17 Technical Education Center Upgrade

- 90% CD’s submitted to CPM 03/05/10 and are under CPM review
- Fine tuning of EMS integration and commissioning is underway
- A/E working on comments from DSA & PM Pre-Submittal meeting which occurred 06/29/10.
- DSA comments have been addressed and drawings were given to TMAD
- Complete package from TMAD due 08/12/10
- Anticipated DSA submittal date 08/16/10
2.18 ADA Campus-wide Improvements
   • Lenax currently re-evaluating Freemer cost estimate which appears to be low
     based upon scope of work. Freemer did not address complexities and
     sequencing. Additional walkways may need to be included
   • RFQ – List of (7) Design Builders to be scored, on hold per BuildLACCD
   • BuildLACCD is requiring CPM’s to provide self evaluation report.
     BuildLACCD to issue template to CPM’s in 09/10. Lloyd Silberstein
     leading.
   • Board approval of contractor to perform striping of Parking Lot 3 on
     06/16/10. BuildLACCD is currently negotiating contract with Pacific
     Striping

2.19 Coordination with SCE
   • Meeting on 07/19/10 at 10:00am. with SCE (Lisa Hannaman) College, CPM
     and District Consultants (Tony Fairclough and Blair Doane)
   • Proposed electrical demand loads for campus buildings
   • 2nd Meeting held 07/29/10 at 2:00pm
   • 3rd Meeting held 08/02/10 regarding LACCD incentives from SCE

2.20 SMP Projects
   • Gkk master plan
   • Pool plaster and grate modification.

2.21 Enhanced Service Bus Stops
   • Richard Christie submitted proposed FTA on 07/08/10

2.22 On-Site Food Vendor
   • Outside food vendor with school experience is interested in leasing space on
     campus
   • Possible locations:
     o Health Academy 1st floor
     o Building of new dedicated space
   • District legal team reviewing which includes Ann Diga, Legal Counsel and
     Roma Nandlal, District member.

2.23 Tandus TRIAD Matting System
   • Willie Richmond/District inquired if College CPM has installed Tandus
     TRIAD mat system at Student Services Building.
   • CPM contacted Jack Vombaur to follow up.
   • Tandus representative will be on site 08/06/10 at 9:00am to look at the
     TRIAD systems proposed at SSB with LASC, CPM and ADA Analyst

Attachments:
A. Campus Active/Completed Project List and Status
B. Campus Projects Project Status & Schedule
   1. DB2
C. Campus Projects Financial Updates
   1. A/AA
   2. J
D. Project Completion and Warranty Status
E. J Projected Occupancy Dates
F. Construction Update
G. ADA Access Compliance Memo

End of Meeting Minutes