

FACILITIES PLANNING COMMITTEE
April 26, 2023

Meeting Summary

TOPIC	DESCRIPTION	TIME	CATEGORY:
1. Intro, agenda	Approve agenda	3 min	Action
2. Facilities Update	Klaus Christiansen	15 min	Discussion
3. HVAC Update	Klaus Christiansen	25 min	Discussion
4. Review the Charge to include Safety	Stormy Miller Sabia	20 min	Discussion
5. Closing	Confirm next meeting date(s) if indicated by group	2 min	Action

Present: Paul Wilson, Monica Rudolph, Andy Haber, Klaus Christiansen, Patrick Ekouetotou, Gavriel Bar-or, Jeff Cady, Maridel Barr
Absent: Greg Nelson

Jeff Cady motioned to approve the agenda; Monica Rudolph seconded. All in favor.

Motion to approve the minutes by Jeff Cady, second Monica Rudolph. All in favor.

Review the Charge

Last fall this committee received a request from Dr. Coon to add safety elements to our charge. To recap Stormy discussed that we also reviewed other community colleges

Facilities Committees charges to see how this element was included. Stormy formed a subcommittee, including Klaus and Andy, to discuss safety and come up with recommendations to bring to the FPC. This is the second time we are revisiting the charge to incorporate safety. Stormy reviewed the updated draft of the charge to show where and how they have incorporated this element.

Patrick noted the committee should be aware of the amount of time it would take to “review” reported safety related accidents, the safety matrix and so on. We then reviewed some individual points and altered the recommendations to fit our purpose more closely.

Stormy said, when we went to PRAC they recommended FPC take on responsibility of developing a safety matrix which speaks to health and safety campus wide. This project might work best with subcommittee work as well. Klaus mentioned our insurance carrier does facilities review each year. We can review that and use it as a starting point. Klaus can get dates and times when those reports are delivered, and we can put it into an agenda item. SWACC provides the Property and Liability Inspections Audit.

We should fill future FPC vacancies with people who might be interested in supporting this work.

Facilities Update -IVC

The first increment of LRC has been approved by DSA. We will be working on shoring up the grade. We trucked thousands of yards of soil to Lot 15. Good feedback on how we’ve been managing the project from the neighborhood. The next big project is the Bolinas Field Lab Station. We prequalified 5 general contractors. We’ve had no bid protests for the 2 contractors disqualified. The upcoming bid walk is required for this project to bid for the work. This construction has a big impact on the community since it’s on a post stamp sized lot. The dock is heavily used by locals. The slope behind the site will get a new retaining wall. But there are limitations since the Coastal Commission prefers the slope slough off naturally.

At IVC, fiscal services have temporarily moved into Pomo 5 so we could change out HVAC systems in Buildings 8, 9 and 10. The HVAC in some places is completely missing. They will get back into that building probably in mid-July. We are adding a new walkway at the Miwok center. Everyone was using a dirt path, so a stair well was added. Another path is needed to direct people to the dive tower. We need more access paths due to the size of the pools. We need to add railings on the switchback. Monica noted

that some doors in Miwok are so impacted by the moisture we'd like to get them changed to hard keys. Klaus asked for a list of those doors, and he would investigate that.

Facilities Update -KTD

Not a college project, but Ghilotti is installing a pump station at the end of Laurel on May 8th. This will affect the entrance from Laurel and Lot 4. There will be street closures. They do service the garbage cans from Laurel at the back of the campus.

Jeff Cady the sound damping put on at AC worked well for the 2nd floor but there was some impact down below on the lower floor off the atrium. Klaus said we might add additional blankets to the steel gates going to the 1st floor. The solar was out over the parking lot at PE. Klaus noted it's still out. The sequoia next to circle drive appears to be dying. We have been treating it for a fungus. Klaus had it trimmed to reduce the weight of the branches. Geothermal is being touted by President Biden. We are ahead of the curve with a large geothermal system at the campus. Andy agreed it would be helpful to dampen the sound on the first floor of AC.

HVAC

Klaus reported about 90-95% of the issues have been resolved. The contractors are on site almost daily at both campuses. They are assisting with maintenance and system problems. They have worked out well. It has helped reduce the number of calls we are receiving.

Conclusion

Jeff Cady announced he's retiring, and this will be his last meeting. Everyone thanked Jeff for his many years of service to the College of Marin, and especially on the FPC. Happy Trails, Jeff!