



GCCCD Facilities Project Status Report

Combined Site Reports as of June 30, 2021

Grossmont College:

Design



Arts and Communications Complex Phase 2– Communication, Drama, Art, Ceramics, & World Languages– Proposition V

Project Estimate: \$70 M

Estimated Construction Start: TBD

Anticipated Project Completion: TBD

Description: Scope is under review.

Project Status: Continuing to work to determine projected budgets for other projects that includes verifying infrastructure requirements. Note: Scope of work may be revised based on input of potential CRSSA modifications.

Master Pump– Proposition V

Project Estimate: \$3.8 M

Estimated Construction Start: November 2021

Anticipated Project Completion: TBD

Description: Installation of a central booster pump house to provide a reliable water pressure for the campus. The booster pump house will serve the Grossmont College domestic water, irrigation, and fire sprinkler campus utilities. The proposed pump house location is to be built into the hillside separating lots 6 and 7. The project also includes the bus loop reroute and site work.

Project Status: The District has provided direction for SC Engineers (SCE) to move forward with completing a required Fire code assessment for all non-sprinkled building per the Fire Dept. request. A site walk was held on 6/24 with SCE, their consultant PDC, Fire Department and Gafcon to kick off the assessment. Anticipate the work to take approximately (1) month. Gafcon continues their review of SCE's proposal to break out the infrastructure work separately from the pump house. Assumption is the infrastructure work will not require DSA review and approval.

Liberal Arts & Business Tech Complex Phase 1-Bldgs. 51/55– Prop V & State Funded

Construction Estimate: \$19.3 M

Estimated Construction Start: TBD

Anticipated Project Completion: TBD

Description: Renovation of the existing classrooms and labs and modernizes the technology within these two instructional buildings. The scope will include internal demolition and remodel, and façade improvements.

Project Status: Design development (DD) refinement continues to clarify scope and examine design cost implications. HMC will be updating design documents to finalize and substantiate determined design direction. An updated design schedule is in development to account for the State's late approval of the Preliminary Plans and update of DD documentation. A determination has been made to advance the proposed new AV system presented in the AV mock-up. Coordination of utility

points of connection is on-going. The State has approved proposed Path of Travel work and utility points of connection which are outside the FPP boundary as a necessary part of the project. The agreement for geotechnical investigation and material testing with Leighton is in the approval process. Completion of the structural design is dependent on the reporting from these efforts.

Bidding/Procurement

Science, Math, & Career Tech Complex Phase 2-Building 36 Veterans Resource Center– Proposition V

Project Estimate: \$45.7M

Estimated New Building Construction Start: May 2021 **Anticipated Project Completion:** Feb. 2023

Description: Phase 2 of the Math Sciences, Vets and Career Tech includes demolishing the existing Building 36 and constructing a new two-story building of approximately 59,000 GSF, followed by the demolition of buildings 37, 38B, and removal of 38C. The first-floor building functions will include a new Veterans space with storage below, Math Computer Lab, Conference Rooms, Physical Geography and Oceanography, Human Geography and Social Sciences, Geology, workroom, Tech office, and a shared classroom. The second-floor level will include a Tutoring Center, Math offices, Adjunct offices, Lobby, Math Classrooms, Anthropology classroom, balconies, and observation deck at the west end.

Project Status: Building Pad Earthworks complete with Geotech certification for Pad A, B and the Basement received. Slope earthworks pending retaining wall installations scheduled to start early August. Underground site utilities continue with the installation of storm drains, sanitary sewer lines, gas and electric on the southern, eastern, and northern boundaries. Primary focus is resolving unforeseen utility clashes that have been discovered. Received FFE layout sign off from the departments and administration. Now focus will shift to specs and bid package.

Preconstruction

Orchestra Shell-Proposition V

Project Estimate: \$350,000

Estimated Construction Start: TBD

Anticipated Project Completion: TBD

Description: Provide Orchestra Shell for the new Performing and Visual Arts Center.

Project Status: Redesign phase in process. LPA Redesign Amendment in approval process. LPA to issue an Architect Supplemental Information (ASI) to Contractor Bingham/Wenger for modified scope for new schedule and pricing of Orchestra Shell. Ongoing coordination between Architect and Contractor.

Close-out

Science, Math, & Career Tech Complex Phase 2-Building 36 (Hazmat/Demolition)– Proposition V

Anticipated Closeout Completion: June 2021

Description: The removal of existing Buildings 36, 37, 38B, & 38C. The early abatement and demolition of Building 36 was done to anticipate and encounter any unforeseen conditions.

Project Status: Closeout procedures are ongoing.

Phase 1 Arts and Communications Complex – Performing and Visual Arts Center - Proposition V

Anticipated Closeout Completion: September 2021

Description: The scope of Phase 1 for this project includes the removal of Buildings 22 A & C, construction of a new 38,680 SF, 390 seat Teaching and Performance Theater and new Hyde Gallery. Scope also provides a temporary modular building for Theater Department and Ticket Box offices to be in parking lot No. 1. College will relocate existing modular Building 22 B.

Project Status: Closeout procedures are ongoing.

Cuyamaca College:



Design

Bldg. A Renovation – Prop V

Construction Estimate: \$6.36 M

Estimated Construction Start: TBD

Anticipated Project Completion: TBD

Description: C Renovation and expansion of the Bldg. A complex to evolve into an instructional facility for Academic Departments moving from the Bldg. F complex.

Project Status: Design is underway. The program layout of the Bldg. A complex to convert the buildings to instructional and administrative use is reaching conclusion. The Leads Council meetings have been very productive and additional meetings were held with Administrative staff to complete programming of their areas. With completion of the room configuration layouts Safdie Rabines Architects (SRA) program scope will move into building utility systems studies and generation of a program level estimate. The SRA site walk with technical staff was helpful and informative to the program process. Existing utility rooms will remain as currently located with some adjustments to create better layouts and access. Assessment proposals are being pursued to evaluate the current utility services compared to new utility service needs due to the complex shifting from a Type B (office) to Type E (educational) occupancy.

Instructional Building F – Prop V & State Funded

Construction Estimate: \$21.18 M

Estimated Construction Start: TBD

Anticipated Project Completion: TBD

Description: Construction of new instructional building, renovation of existing administrative complex to become instructional facility and subsequent demolition of existing Building F Complex.

Project Status: State approval of the building relocation to Parking 2 was not received by June 30th. The District's State specialist anticipates re-appropriated projects like Bldg. F are the next priority for approval. A finalized program layout, which was reviewed by the Leads Council, has been submitted to College leadership for a statement of agreement to move into Schematic Design (SD) with this floorplan. SD review Leads Council meetings are scheduled for July 17th and July 29th. A proposal for topo and Path of Travel (POT) survey from Safdie Rabines Architects (SRA) is in approval process. The EIR Addendum and Notice of Determination have been received from Helix Environmental and will be presented at the July Board Meeting. NV5's civil assessment report has been received and will be finalized shortly. All infrastructure assessment reports will be forwarded to SRA to inform their site utility design.

Bidding/Procurement

Track & Field Improvements Phase II-Scoreboard – Prop V

Construction Estimate: \$1,956,000

Estimated Construction Start: July 2021

Anticipated Project Completion: December 2021

Description: Scope includes the installation of a digital display scoreboard on the south end of the current track and field. New electrical and data packages will be run from the Central plant, along on the west side of the track for the controls and along the east side of the track for the timing stations. Scope also includes grading and infill of existing bioswale, new flatwork and minor parking lot improvements.

Project Status: Contract for General Contractor M.A. Stevens signed and processing for approval. Inspector of Record (IOR) proposal approved by the District. Long lead item submittals under review. Preconstruction Meeting Scheduled.

Construction

Student Services Building – Prop V

Project Estimate: \$34.2 M

Anticipated Construction Start: December 2020

Anticipated Project Completion: June 2022

Description: Construction of a Student Services building that will house Counseling, Admissions, Financial Aid, DSPS, EOPS, CalWORKS and other student services programs. Exterior improvements include student drop-off lane, flag Circle, and ADA compliant pathways across the Grand Lawn.

Project Status: Steel erection has commenced, with vertical columns near completion and horizontal beams in process. Crane scheduled to be on site through 7/16. Topping Off Ceremony is scheduled for Wednesday 7/13 at 9:00 AM. The final SOG pour is scheduled for the west end, second floor, on Friday 7/9. Compaction and rough grading are complete at the west end in preparation for the installation of chiller lines. The new ADA switchback ramp and adjacent stairway will follow. The south end of the parking lot has been graded and surveyed for curb and gutter, and the adjacent bioswale has been excavated.

Ornamental Horticulture Complex and Building M Renovation – Prop V

Project Estimate: \$ 16.7 M

Construction Start (OH Complex): August 2019

Anticipated Project Completion: April 2021

Construction Start (Greenhouse): August 2020

Anticipated Project Completion: October 2021

Description: The project includes renovation of the existing Ornamental Horticulture complex. The building will provide classrooms, new greenhouses, outdoor instructional spaces, and storage buildings. In addition to the new facilities, the laboratory building (Building M) will be renovated along with the stand-alone restroom.

Project Status: Punch list for sitework, landscaping and irrigation, nursery/sales office, storage building and Building M underway. Fire Alarm programming complete, with building management and intrusion programming in process. Irrigation repairs in process. Office move took place on 6/14. Movers will return August to clear out swing space equipment from yard and conex boxes. Additional equipment on order includes shelving, appliances, and POS system equipment. At the Greenhouse valve installation and overhead plumbing complete with connections at the flood benches remaining. Rough lighting complete and finish lighting in process. Installation of fin tube in the propagation room in process. Entrances installed with entrance glazing in process. Greenhouse irrigation in process.

Closeout

Chiller Expansion and Year 5 Energy Conservation Measures - Prop V & Prop 39

Anticipated Closeout Completion: July 2021

Description: Renovation of the campus central plant cooling system.

Project Status: Final agreement with University Mechanical was reached. Chilled water leak investigation continues on 7/2 and will result in an air conditioning outage for Buildings B, C, D, E, F, H & I. Coordinating Final change order negotiations and processing.

Building H Renovation -Title III & Prop V

Anticipated Closeout Completion: July 2021

Description: This project consists of supplying and installing a new science portable. The portable will include biology and chemistry labs and a teacher's preparatory room. In addition, classroom F-606 was remodeled into a science lab.

Project Status: Closeout procedures are ongoing. Currently soliciting additional contractor for installation of DI Pump.

Districtwide:

Design



Districtwide Access Control – Local Capital Project Funds

Project Estimate: \$TBD

Estimated Construction Start: August 2021

Anticipated Project Completion: December 2021

Description: Districtwide access control survey and door lock upgrades for both Grossmont and Cuyamaca College. Scope to include door latches for both campuses.

Project Status: Amendment for Standard Electronics FOB programming in approval process. Notice of Intent of Award sent to Bidders. Waiting on the 10-day protest period to start contract process.

Districtwide Wireless Access Points (WAPS) – Local Capital Project Funds

Project Estimate: \$TBD

Estimated Construction Start: TBD

Anticipated Project Completion: TBD

Description: Install exterior wireless access points districtwide.

Project Status: Design is ongoing. Tanner Engineering has been investigating IDF/MDF rooms at both Cuyamaca and Grossmont campuses this week. Meeting is set for 7/12/21 to go over design and findings. Continuing budget development.

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