

# Proposition V Funding Plan and Draft Project Schedule

Planning & Resources Council Meeting

March 27, 2014



# Grossmont College Project Summary

## New Construction

**The 200's-Arts & Communication Complex Replacement**

- Theater (600 seats)

- Remaining classrooms & Labs submitted as part of IPP

**The 300's - Science, Math & Career Tech Complex Replacement**

**The 500's - Liberal Arts/Business & Technology Complex Replacement**

**Exercise Science & Wellness (Main Gym)**

## Renovation & Repurposing

**ESW & Athletics Teaching Facility ( Main Gym renovation, classroom)**

**Child Development Center**

## Site Improvements

**Road & Parking Improvements**

**Additional Parking**

**Pool Improvements**

**Modernize Permanent Seating & Site Improvements for ESW/Athletics**

**Campus wide Landscape Improvements**

**Water Conservation, Hardscape & Landscape Improvements**

**Safety & Stabilization of Nature Preserve**

# Grossmont College Facilities Committee Priority Summary

New Construction	Draft Priority
The 200's-Arts & Communication Complex Replacement	
- Theater (600 seats)	1
- Remaining classrooms & Labs submitted as part of IPP	2
The 300's - Science, Math & Career Tech Complex Replacement	4
The 500's - Liberal Arts/Business & Technology Complex Replacement	5
Exercise Science & Wellness (Main Gym)	10
Renovation & Repurposing	
ESW & Athletics Teaching Facility ( Main Gym renovation, classroom)	11
Child Development Center	3
Site Improvements	
Road & Parking Improvements	9
Additional Parking	8
Pool Improvements	7
Modernize Permanent Seating & Site Improvements for ESW/Athletics	6
Campus wide Landscape Improvements	14
Water Conservation, Hardscape & Landscape Improvements	13
Safety & Stabilization of Nature Preserve	12

# Final Project Sequencing/Phasing

- Final phasing of the projects will be contingent upon:
  - Sale of Proposition V bond series
  - Voter approval of California State Facilities Bonds (even years only) Hoping for 2016.
  - Infrastructure needs
  - Realistic and cost effective sequencing that most optimally ensures continuity of services

# Planned Bond Sales

- Series A Bond Sale
  - \$80.6 million sold in 2013
- Series B Bond Sale
  - \$95 million to be sold in 2017
- State Construction Bond
  - Hopeful passage in 2016
  - Hopeful allocation of \$41 million in 2017
- Series C Bond Sale
  - \$95 million to be sold in 2022
- Series D Bond Sale
  - \$128 million to be sold in 2025

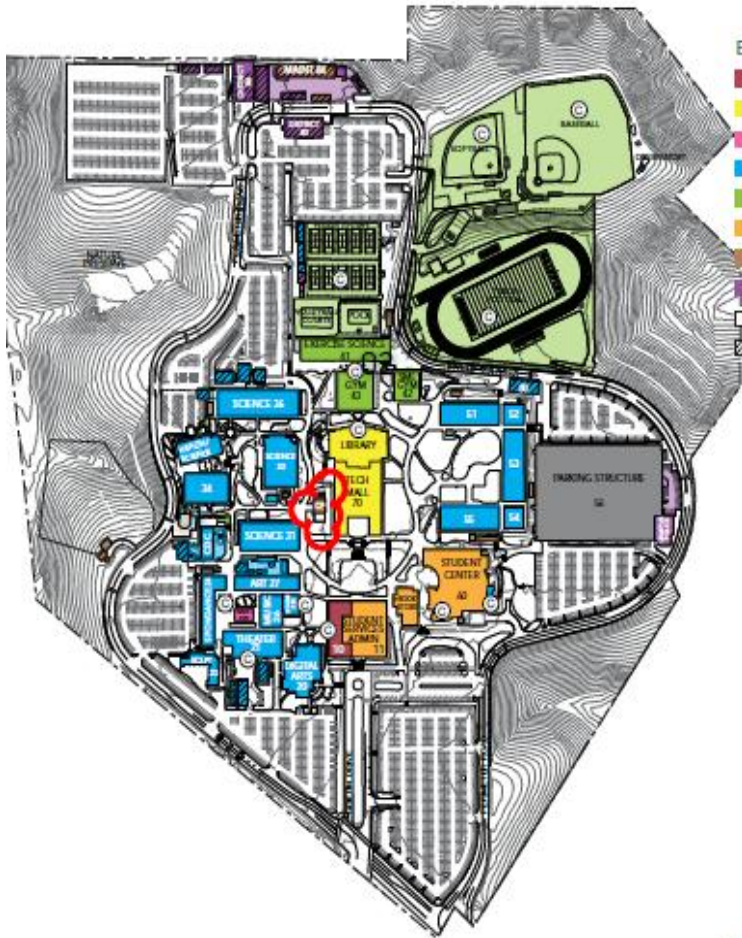
\* Initial sequencing may change.

# FIRST DRAFT OF PROPOSITION V SEQUENCING AND PROJECT COST ESTIMATES

These are estimated project schedules and costs only. These are all subject to change due to a variety of issues including:

- Approval and timing of California State Facilities Bonds passage
- Infrastructure needs
- Construction cost fluctuations
- Refined sequencing requirements
- Cash flow requirements
- Unforeseen conditions, etc..!

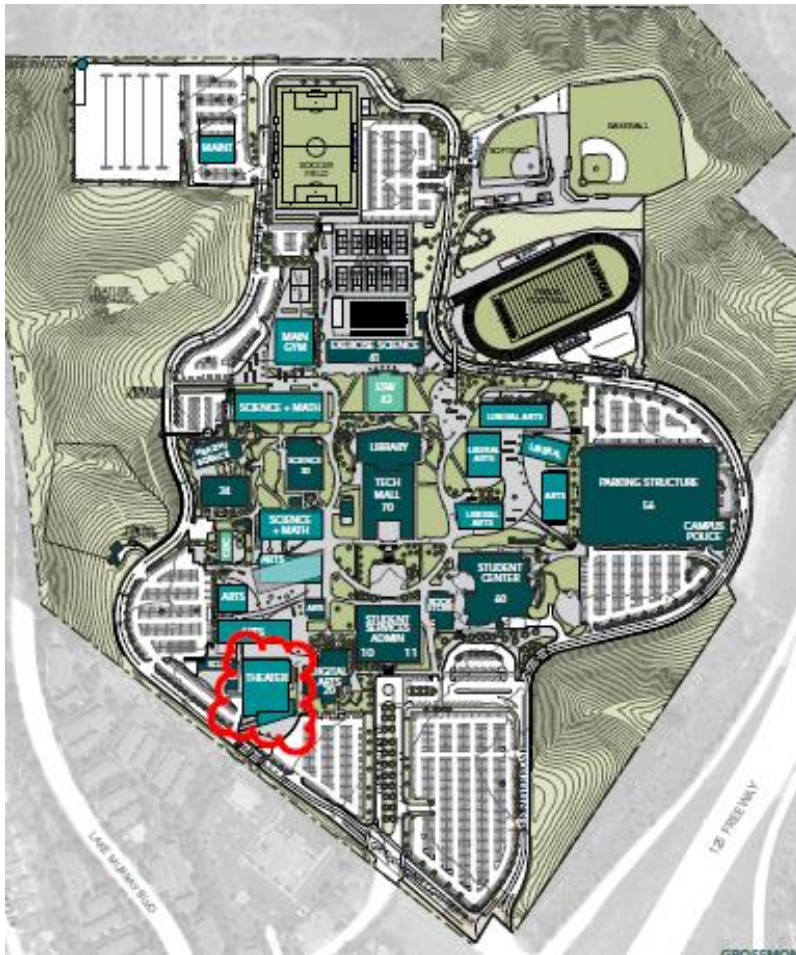
# Expand Central Chiller Plant



- Must Expand Central Chiller Plant, the current plant is at its maximum capacity
- Must increase HVAC capacity prior to expansion of facilities
- Design starts: 2014
- DSA Review: 2015
- Construction starts: 2015
- Cost estimate including escalation - \$3.4 million



# Phase I – 200's Fine Arts Complex (Teaching and Performance Theater)



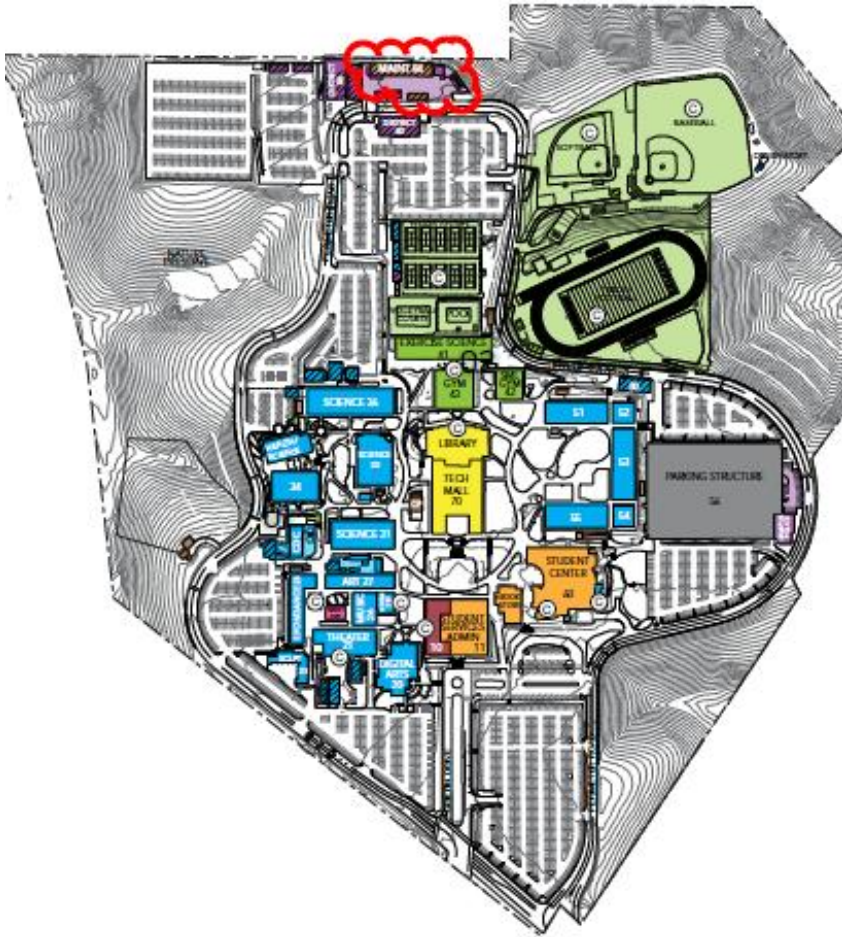
- Project includes the construction of a new Theater
- Approximately 350 seats
- Design starts: 2014
- DSA Review: 2015
- Construction starts: 2016
- Project budget including escalation: \$28.3 million

# Phase I – 300's Complex (Building 31)



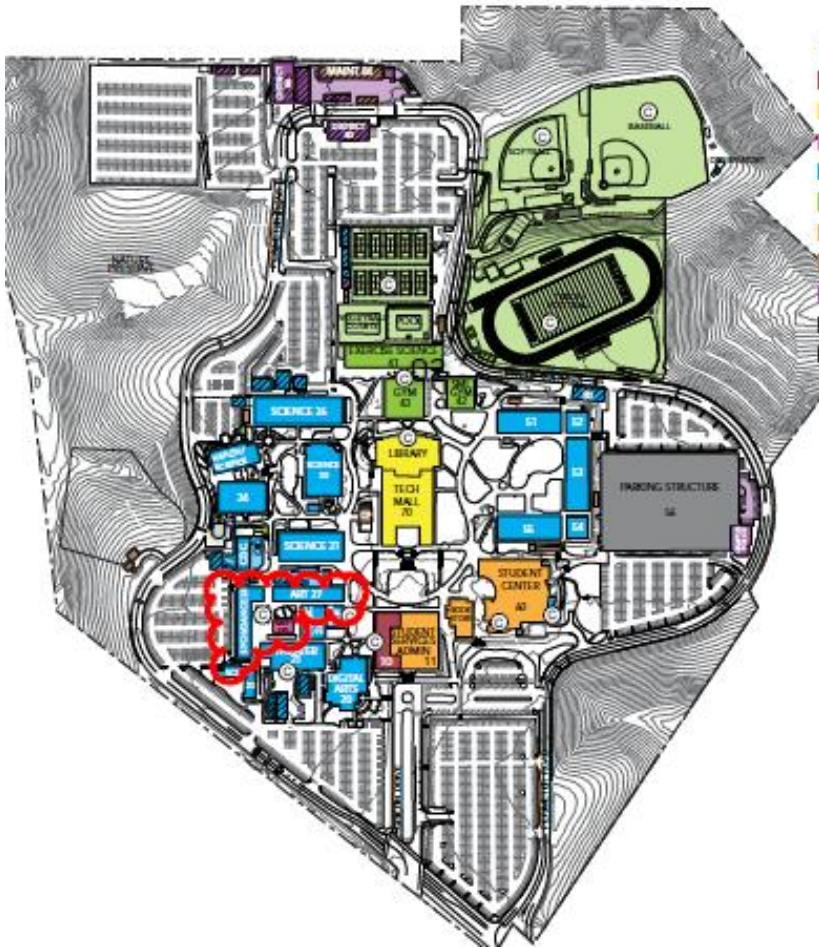
- Project includes the renovation of building 31
- Design starts: 2015
- DSA Review: 2016
- Construction starts: 2017
- Project budget including escalation: \$12.9 million

# Maintenance Area



- Replaces buildings 82, 83, & 84. and relocates maintenance area to parking lot 4A
- Was originally in District Projects as part of Warehouse replacement
- Design starts: 2015
- DSA Review: 2016
- Construction starts: 2017
- Project budget including escalation: \$9.9 million

# Phase II – 200's Fine Arts Complex (Buildings 24, 25 & 27)



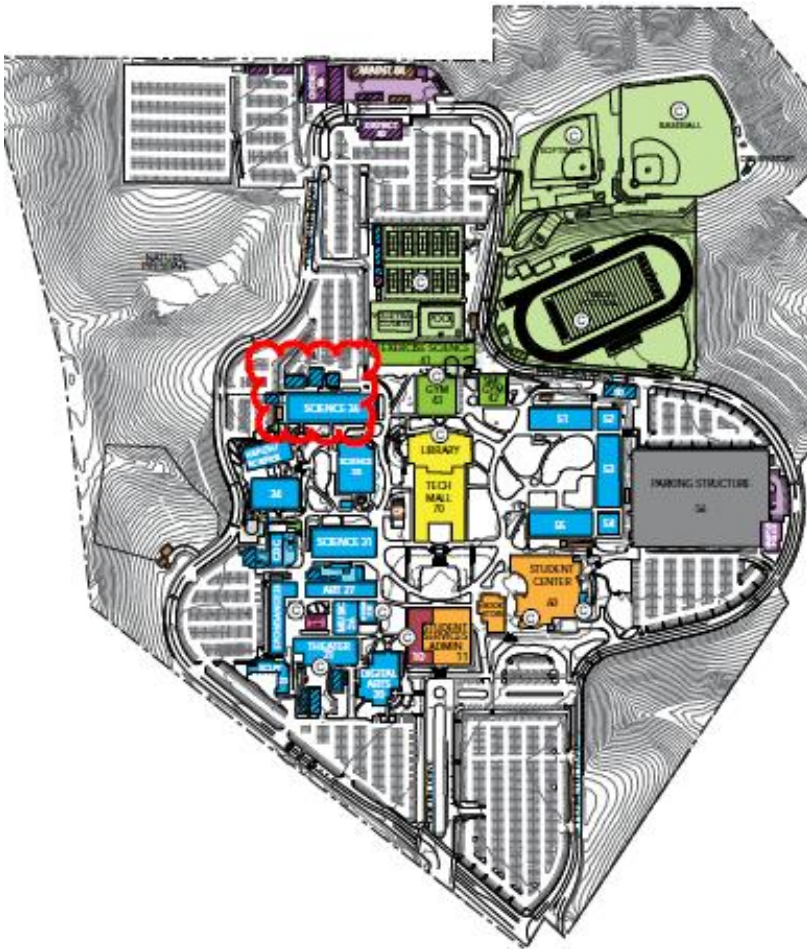
- Project includes Speech & Communication, Ceramics drawing painting, and Hyde Gallery
- Design starts: 2016
- DSA Review: 2017
- Construction starts: 2018
- Project budget including escalation: \$23 million

# 500's Complex (Buildings 50-55 and Portables)



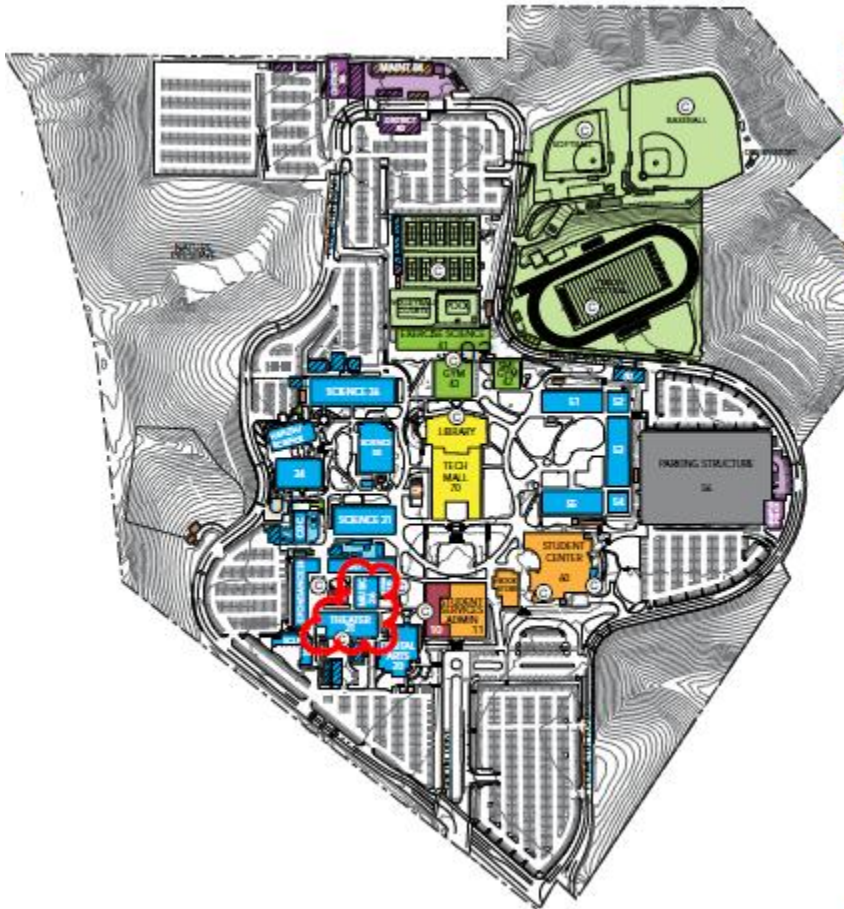
- Includes buildings 51, 52, 53, 54, 55, 590's, ACE, GMCHS, and Veterans Resource Center
- Design starts: 2018
- DSA Review: 2019
- Construction starts: 2024
- Project budget including escalation: \$83.8 million

# Phase II – 300's Complex Phase (Building 36 and Portables)



- Includes building 36 and trailers 37 & 38A-C
- Design starts: 2019-20
- DSA Review: 2020-21
- Construction starts: 2024
- Project budget including escalation: \$38.4 million

# Phase III – 200's Fine Arts Complex (Buildings 21 and 26)



- Music and existing theater building remodel
- Design starts: 2025
- DSA Review: 2025-26
- Construction starts: 2026
- Cost estimate including escalation - \$29.4 million

# Estimated Budget

<b>Total Grossmont College Allocation</b>	<b>\$278,807,680</b>
<b>Estimated amount allocated above</b>	<b><u>\$278,338,491</u></b>
<b>Remaining to be allocated</b>	
<b>(not counting site contingency of \$8.4 million or possible second state facilities bond)</b>	<b>\$469,189</b>



# Grossmont College Overall Budget (Prop. V and Possible State Funds)

Project Description	Prop V	State Funding	Total Estimate with Escalation
Allocation of Tech/Tech Infrastructure	\$19,781,677	\$0	\$19,781,677
Allocation of Program Management	\$10,469,251	\$0	\$10,469,251
Allocation of Site Contingency	\$8,328,545	\$81,073	\$8,409,618
Environmental Impact Report (EIR)	\$128,020	\$0	\$128,020
Infrastructure/Utilities Allocation	\$4,749,726	\$0	\$4,749,726
Scheduled Maintenance Allocations	\$2,672,000	\$0	\$2,672,000
Prop V Start Up Projects	\$1,689,962	\$0	\$1,689,962
Lighting Fixtures & Controls Update (Energy Reduction)	\$810,038	\$384,811	\$1,194,849
Main Chiller Addition	\$3,449,407	\$0	\$3,449,407
Phase 1 – New Teaching & Performance Theatre	\$28,350,725	\$0	\$28,350,725
Phase 1 – 300 Complex Bldg. 31	\$12,899,694	\$0	\$12,899,694
Maintenance Bldgs. 82, 83, 84	\$9,906,557	\$0	\$9,906,557
Phase II - Fine Arts Complex Bldgs. 24, 25, 27	\$23,043,888	\$0	\$23,043,888
500 Complex Bldgs. 50,51, 52, 53, 54, 55, ACE, MCHS, and Veterans Center	\$58,128,390	\$25,660,350	\$83,788,740
Phase II 300 Complex Bldg. 36 and Portables 38A-C	\$38,364,212	\$0	\$38,364,212
Phase IIIA – Fine Arts Complex Bldg. 26	\$29,440,165	\$0	\$29,440,165
Phase IIIB – Fine Art Complex Bldg. 21	\$0	\$0	\$0
<b>Total</b>	<b>\$252,212,257</b>	<b>\$26,126,234</b>	<b>\$278,338,491</b>

# Projects Not Currently Funded

<b>Projects not included in the Proposition V allocation table (not in priority order)</b>
<b>Child Development Center</b>
<b>Modernize Permanent Seating and Site Improvements ESW/Athletics</b>
<b>ESW &amp; Athletics New Gym</b>
<b>Renovation of Existing Gym Bldg. 43 and Site Work</b>
<b>New Soccer Field</b>
<b>Field Upgrades</b>
<b>Pool</b>
<b>Additional Parking Structure and Tennis Courts</b>
<b>Road and Parking Improvements</b>
<b>Gateway Entry Signs</b>
<b>Campus Landscape Improvements</b>
<b>Safety and Stabalization of Nature Preserve</b>
<b>Circulation, Parking and Site Improvements</b>

**Allocations to possibly fund items from this list could come from project remaining balances, release of college contingency and possible 2nd state facilities bond**

# Fund Allocation

## Includes State Funding

<b>Allocation Location</b>	<b>Amount</b>
Program Costs	\$11,163,412
Grossmont College	\$278,807,680
Cuyamaca College	\$125,842,155
District Services	<u>\$24,306,986</u>
Total	\$440,120,233

# Discussion & Questions

