



GCCCD Facilities Project Status Report

Combined Site Reports as of January 3, 2020

Grossmont College:



Design

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

Project Estimate: \$70 M

Estimated Construction Start: winter 2022

Anticipated Project Completion: TBD

Description: Demo existing Buildings 21, 24, 25, 26, 27, 28, 29A Build a two-story and three-story building to accommodate all of the existing functions per the approved program.

Project Status: Programming/Schematic Design is complete. Next step, project management to coordinate meetings with task force to begin the Design Development Phase.

DSA

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

Project Estimate: \$45.7M

Estimated Construction Start: spring 2020

Anticipated Project Completion: winter 2021

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: Plans and specifications were submitted to DSA. Back check comments are anticipated back February 2020. The hazmat and demolition portion of this project bid. A total of seven bids were received and analysis is ongoing.

Master Pump – Proposition V

Project Estimate: \$3.8 M

Estimated Construction Start: summer 2020 **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: Design Development is near completion. The project is anticipated to go out to bid spring 2020.

Construction

Fan Coils 53 and 55 Replacement-Abatement—Local Capital Projects Funds

Project Estimate: \$850k

Estimated Construction Start: December 2019

Anticipated Project Completion: January 2020

Description: The project includes the replacement of fan coils, mechanical system parts and pieces in the 500s Complex.

Project Status: Abatement is near completion. The contractor is scheduled to demobilize the week of January 6.

Interim Swing Space Phase 1-3 Utilities – Proposition V

Project Estimate: \$5.5 M

Estimated Construction Start: November 2019

Anticipated Project Completion: February 2020

Description: This project includes infrastructure support for temporary modular buildings for Building 36 and Phase 2 Arts and Communication. The modular buildings consist of classrooms, offices, and restrooms. This swing space project will augment the existing swing space in parking lot no. 5 south and new buildings in parking lot 1. The work will include some ADA upgrades, providing temporary electrical transformer, connections to existing sewer, water, electrical, data, fire alarms systems, and associated site work.

Project Status: Trenching in Lot 1 is near completion. Two additional modular buildings were delivered. In Lot 5, low voltage work, audio/visual and fire alarm installation in the new buildings are ongoing. In addition, Building 31 tenants were moved back into their building. Building 36 tenant belongings are scheduled to move into the swing space beginning January 6, 2020.

Phase 1 31S - Science, Math and Career Tech Complex – Proposition V

Project Estimate: \$13.2 M

Construction Start: July 2018

Anticipated Project Completion: January 2020

Description: Phase 1 of this project is the full renovation of Building 31s (17,582 GSF).

Project Status: Beneficial occupancy has been reached for room 118 & 119. The site amphitheater concrete work and landscaping are ongoing. In addition, furniture, fixtures and equipment punch list work is near completion. Audio/visual installation is underway. Move in for user group belongings is anticipated for completion the week of January 6.

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

Project Estimate: \$43.87 M

Construction Start: November 2017

Anticipated Project Completion: January 2020

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 located in parking lot No. 1. College will relocate existing modular Building 22 B.

Project Status: Completed work includes 2nd floor balcony floor tile installation. Ongoing construction activities in the interior of the building include orchestra pit lift decking and stage edge wood, south lobby stair hand railing installation and HVAC testing & balancing. On the exterior of the building, formwork/rebar at south main entry walk and demolition of Bldg. 23 entry are complete. In addition, staff have been relocated to Building 25.

Close-out

Infrastructure Buildings 36 and 41 – Prop V

Anticipated Project Completion: January 2020

Description: The scope of the Grossmont College Infrastructure 36 and 41 is to provide the infrastructure necessary for the new building 36 and connect building 41 to the campus chilled water system by installing underground pipes. Presently building 41 chilled water is being supplied by building 36 chiller plant which will soon be removed. The chilled water scope of work will also provide future points of connection for existing and future gym buildings. This work will need to be in place prior to the removal of building 36. The scope of work also includes extending conduits for 12kV, data, fire alarm and security from the manhole in front of building 34 to building 36. The extension of the conduits will complete another section of the campus 12kV and low voltage loop.

Project Status: Closeout procedures are near completion. A Notice of Completion is anticipated for submission to the February 18 GCCCD Board meeting.

Track ADA Improvements– Local Capital Project Funds

Anticipated Closeout Completion: February 2020

Description: Pedestrian access onto the Track and Field, accessible parking at the field, installation of a drinking fountain and accessible restrooms.

Project Status: Closeout procedures are ongoing. A Notice of Completion is anticipated for submission to the February 18 GCCCD Board meeting.

Track/Field Replacement – Local Capital Project Funds

Anticipated Closeout Completion: January 2020

Description: Replacement of the existing track and field surface.

Project Status: Closeout procedures are near completion. A Notice of Completion is anticipated for submission to the January 21 GCCCD Board meeting.



Design

Building K Auto Lifts – Local Capital Project Funds

Project Estimate: \$TBD

Estimated Construction Start: April 2020 **Anticipated Project Completion:** June 2020

Description: This project includes the installation of five (5) new car lifts

Project Status: Plans and specifications were submitted to DSA on December 27.

Student Services Building – Prop V

Project Estimate: \$TBD

Anticipated Construction Start: June 2020 **Anticipated Project Completion:** December 2021

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: All bids were rejected. Redesign efforts are underway with an anticipated 6-week DSA review period starting in early February 2020. Bidding of reduced scope project is scheduled to commence in late March with the start of construction anticipated in June 2020.

Construction

LRC Roof Replacement – Local Capital Project Funds

Project Estimate: \$1.1 M

Estimated Construction Start: December 2019 **Anticipated Project Completion:** February 2020

Description: This project includes the removal of the existing roofing system and the removal and installation of necessary mechanical equipment.

Project Status: The demolition of existing roofing is underway at on the south side of the building. Demolition and reroofing will be completed in phases. The project delivery team is coordinating paths forward with College Facilities on leaking HVAC units.

Ornamental Horticulture Complex and Building M Renovation – Prop V

Project Estimate: \$ 16.7 M

Anticipated Construction Start: August 2019 **Anticipated Project Completion:** November 2020

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: At the nursery sales/office the CMU block wall is near completion. At the shade structure concrete was placed for spread footings and formwork stripped. Completed site work includes underground electrical conduit installation and concrete encasement between Bldgs. M & K and the adjacent site vaults. In addition, vaults were placed at Bldgs. M & A. Ongoing site work includes excavation for underground electrical across private road south of project site and sewer line installation from Bldg. B to septic tank and storm drain south of access road in process. All bids were rejected for the greenhouse. Redesign efforts are underway.

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

Project Estimate: \$9.2 M

Construction Start: July 2019

Anticipated Project Completion: May 2020

Description: Renovation of the campus central plant cooling system.

Project Status: Ongoing construction activities includes setting panel, installation of conduit for campus building controls/ power supply, and the fabrication of piping spools for building retro-fit. The new chillers, boilers, and cooling towers have been approved and ordered. The new chillers are anticipated to be delivered at the end of January 2020.

Building H Renovation -Title III & Prop V

Project Estimate: \$2.87 M

Construction Start: May 2019

Anticipated Project Completion: January 2020

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: In the building additional electrical outlets, projector screens and audio/visual racks were installed. Ongoing site work includes fire alarm testing and low voltage work.

Student Center & Veteran Services – Prop V

Project Estimate: \$4.2M

Construction Start: January 2019

Anticipated Project Completion: January 2020

Description: Scope of work involves space improvements for the Veteran's Center, Student Lounge and bookstore. Improvements include wall painting, wall construction, flooring, ceiling & lighting, electrical and HVAC revisions.

Project Status: In the C-Store the installation of casework doors and finishes are underway. In the Career Center the installation of reception desk countertop is complete. In the Coyote Grill, existing floor drains and sinks were replaced and floor prep is ongoing.

District Services:

Construction

District Services IS Server Room HVAC Upgrades – Local Capital Project Funds

Project Estimate: \$482 K

Estimated Construction Start: November 2019

Anticipated Project Completion: February 2020

Description: Increase square footage at the server room to fit three new HVAC units.

Project Status: Project management is coordinating the redesign of the HVAC layout with the project architect and District. Work is scheduled to resume the week of January 6.

Districtwide:



GROSSMONT-CUYAMACA
COMMUNITY COLLEGE DISTRICT

Design

Districtwide Access Control – Local Capital Project Funds

Project Estimate: \$596 K

Estimated Construction Start: summer 2020

Anticipated Project Completion: TBD

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: Design is ongoing. Construction is anticipated to begin summer 2020.

Construction

Heritage Museum – Local Capital Project Funds

Project Estimate: \$1.3 M

Construction Start: December 2019

Anticipated Project Completion: March 2020

Description: This project includes replacing the old hot mopped roof with the a single ply vinyl roof, all flashing on roof and curbs, all wood windows with new metal frame, dual glazed, and tinted windows.

Project Status: Floor and wall protective measure are in place. Temporary fencing was installed in the art wing and T-Bars have been removed from ceiling at the end of each wing. Glass windows at the east end of the Museum were demolished and windows were secured with plywood and carriage bolts.

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