

**MINUTES OF THE BOARD OF REGENTS
FACILITIES COMMITTEE MEETING
GALVESTON COMMUNITY COLLEGE DISTRICT
4015 Avenue Q
Galveston, Texas 77550
Room M-202 – Moody Hall
May 14, 2014
4:30 p.m.**

At the Galveston Community College District Board of Regents Facilities Committee Meeting, duly held on Wednesday, May 14, 2014, in Room M-202 of Moody Hall, commencing at 4:30 p.m., the following Facilities Committee members were present: Paul J. Cunningham, M.D., Chairperson, Ms. Karen F. Flowers, Mr. Florentino “Tino” F. Gonzalez, and Mr. Raymond Lewis, Jr. Other Regents present included Mr. Carl E. Kelly, Mr. Fred D. Raschke, and Mr. Carroll G. Sunseri.

Staff present included Dr. W. Myles Shelton, President, Ms. Carla Biggers, and Dr. Gaynelle Hayes.

- I. **CALL TO ORDER:** Chairperson Cunningham opened the meeting at 4:30 p.m. in Room M-202 of Moody Hall and determined a quorum was present.
- II. **CERTIFICATION OF POSTING NOTICE OF FACILITIES COMMITTEE MEETING:** Dr. Shelton confirmed that the notice of the Facilities Committee Meeting had been properly posted on May 9, 2014.
- III. **CONSIDER APPROVAL OF MINUTES FROM APRIL 9, 2014 MEETING:** A reading of the minutes for the April 9, 2014 meeting was waived. Mr. Lewis moved to approve the minutes as presented; Ms. Flowers seconded. The motion passed unanimously.
- IV. **REVIEW AND DISCUSS CONTRACT WITH VAUGHN CONSTRUCTION FOR REGENTS HALL SECOND AND THIRD FLOOR RESTROOM RENOVATIONS PROJECT:** Dr. Shelton disseminated copies of a proposal from Vaughn Construction Company dated March 31, 2014, for the Regents Hall second and third floor restroom renovations project. He reported that the proposed total cost for the project is in line with the original estimate. This work would be done with the STEM chemistry lab renovations project that was awarded to Vaughn at the April meeting. Dr. Shelton informed the Committee at the previous meeting that Vaughn would give a discount if awarded both projects. The discount is reflected in the General Conditions category of the proposal. The cost for renovations would be \$141,943. Additional charges for permitting, insurance, bond, and fees equal \$13,569, bringing the total cost of the project to \$155,512. Retrofitting these restrooms would make them compliant with Americans with Disabilities Act (ADA) standards. Funds that were allocated in this year’s budget for Moody Hall restroom renovations will instead be used for the Regents Hall project.

IV. REVIEW AND DISCUSS CONTRACT WITH VAUGHN CONSTRUCTION FOR REGENTS HALL SECOND AND THIRD FLOOR RESTROOM RENOVATIONS PROJECT: (Continued)

Dr. Shelton also informed the Regents that staff met with the architects today and discussed two other ADA compliance issues that need to be addressed: (1) restriping of handicap parking and (2) sloping of a handicap access ramp behind the Moody Hall building. Both are minor and will be considered separate projects from the restroom renovations.

V. DETERMINE COMMITTEE RECOMMENDATION TO BOARD OF REGENTS REGARDING CONTRACT WITH VAUGHN CONSTRUCTION FOR REGENTS HALL SECOND AND THIRD FLOOR RESTROOM RENOVATIONS

PROJECT: Ms. Flowers moved to recommend to the Board that the Vaughn Construction Company proposal (dated March 31, 2014) be approved to complete the Regents Hall second and third floor restroom renovations project; Mr. Gonzalez seconded. The motion passed unanimously.

VI. UPDATE AND DISCUSS ONGOING FACILITY-RELATED PROJECTS:

Dr. Shelton gave an update of ongoing facility-related projects that included the following:

- Applied Technology Center
 - The architect and engineer have agreed on paying for shields for the lighting required by the City of Galveston. Responsibility for cost of installation is yet to be determined.
 - The architect and contractor are working on the change orders. Currently, the architect is marking up the paperwork prior to returning it to the contractor.
 - A washer purchased by the contractor, Jamail & Smith, and used for cosmetology is no longer working. It was replaced by the contractor. The old washer was donated to the electronics students for practice.
 - One of the air conditioning units on the roof has not been functioning properly since it was installed and has been checked by several companies including the manufacturer and installer. If the last fix does not resolve the issue, it will be declared a lemon and replaced by the manufacturer.

- Theater/Performing Arts Center Project – Construction variance applications for the building height and parking will be submitted to the City after the election.

- Student Life / Student Recreation Center Project – The architect is still studying how to structurally connect the building to the Hermes Fitness Center. Also, staff engaged an ADA specialist to advise on the impact of modifications needed to connect a new structure to existing buildings.

VI. UPDATE AND DISCUSS ONGOING FACILITY-RELATED PROJECTS:
(Continued)

- Miscellaneous Summer Projects – Staff is moving forward with the list of facility-related projects outlined by Dr. Shelton at a previous Facilities Committee meeting and adding the two ADA items mentioned earlier.

In response to a Board inquiry, Dr. Shelton gave an update on the status of the Executive Suite renovations. He also reported that new building appraisals on all College-owned buildings have been done by the Texas Association of School Boards (TASB) and will be done by an independent appraiser for insurance purposes. Staff seeks to acquire coverage that is not above or below what is needed. A more detailed report will be given to the Board at the summer retreat.

VII. ADJOURNMENT: There being no further business to come before the Facilities Committee, the meeting adjourned at 4:47 p.m.

Carla D. Biggers, Clerk

APPROVED AS CORRECT:

Paul J. Cunningham, M.D., Chairperson