



FACILITIES COUNCIL
MEETING NOTES
October 23, 2007, 3:00 p.m.
Center Bldg. Rm. 407

Present: Bob Baldwin, Glenn Goss, Sandy Ing-Wiese, Bob Mention, Margaret Robertson, Jen Steele, Susan Tatar, Dave Willis

Guest: Andrea Newton

Absent: Janet Anderson, Dawn DeWolf, Stephen Pruch

1. Agree on Agenda

Approved. Last year we agreed to have a rotating recorder. Bob Baldwin expressed concerns over the issue of rotating recorder. Management representatives on this council do not have administrative support staff they can release for Facilities Council work.

2. Approve Minutes

Minutes for June 12 were approved.

3. Introductions

Members, and guests Jen Steele and Andrea Newton, introduced themselves.

It was moved, seconded, and unanimously approved to make sustainability coordinator a member-at-large position. Jennifer Hayward will fill this position; Jen Steele was Jennifer's proxy at this Oct. 23 meeting.

4. Bond Project Update

Bob Mention and Andrea reported on the current state of proposed bond projects with a presentation titled "Building Bridges to Community Renewal." No new buildings are envisioned, except for the Downtown Center. All other projects will be remodels. Projects that renew infrastructure, major maintenance, and non-instructional space are included in the list of projects. Staff are currently in the third or fourth cataloging of project ideas, and the first iteration of bond and capital construction programming. The "Demonstration Projects" from the Facilities Council Long-Range Strategic Campus Plan were among the inputs that informed this list.

A Health and Wellness (HW) building is the top priority. It is envisioned as three stories, with the first floor at or a little below the current tennis court level; it would be accessible on grade. The third floor would connect to building 4 by means of a sky bridge. Programs being considered for HW include nursing, respiratory care, EMT, pharmacy technicians, therapeutic exercise rehabilitation program, and the possibility of a new physical therapy assistant program. Some programs now in buildings 4 and 5 will move to HW, freeing space in those buildings.

The next priority is the Downtown Center. Negotiations with the owners of the corner property are ongoing. Other negotiations are underway with developers and with the city to evaluate mixed-use development on this site. It is envisioned that the building would be essentially

demolished, starting from the ground up with a new structure. Jen noted that an attractive facility might allow us to tap into the corporate training market.

Two options are being considered for remodeling the underutilized Forum building. Option A would include the bookstore and bookstore warehouse. Option B would include classrooms and offices. Both options would include multimedia and graphic design on the first two floors. Moving the bookstore would enable the learning commons to be more fully realized in the second floor of the Center building.

Utility infrastructure will be upgraded. Dave noted there are many energy conservation measures we can implement for cost savings.

Another option is to move drafting, graphic arts, the Torch, and Denali out of building 18 and replacing them with large classrooms. Various options for building 10 are also under discussion. The “birdcage” between buildings 9 and 10 may be reconfigured as a sustainability center, and the test cells may be reconfigured for FMP storage and public safety uses. Building 2 will be remodeled, and the Foundation office may move there. The cafeteria and dining area will be remodeled.

Other comments from council members, with answers from Bob in parentheses: What about critical small projects that fall further down the list than the larger projects? (If we just go down the list as far as the money will last, there may be some small project felt to be critical that wouldn't get done, so we would have to manage how to do that, perhaps taking some away from another larger project to get this higher priority smaller project done.) How do we manage expectations? (\$80 million is almost twice the '95 bond amount, and looks large, but in buying power represents only 60% of the '95 amount. None of the money would be used to purchase the space next to the Downtown Center. Of the \$80 million, only \$56 million would be available for hard construction costs; the rest will go for managing, fees, permits, architectural design, furnishings, and equipment.) What is the plan if the bond does not pass? (We don't have a plan for this.) If some projects can do their own funding, e.g. the bookstore remodel and the sustainability space, could those projects go forward? What about building 10 being used for needed swing space during construction projects? (Yes, it will be needed for that purpose and so cannot be converted to other uses for several years.) LEED certifications do add some costs. (But following LEED standards ought to have payback in reduced future energy and maintenance costs. We are in the process of doing life-cycle costing.) Jen will send information and data about life-cycle costing and increased efficiency. We should be able to quantify how meeting LEED standards will cut operating costs. We could also follow LEED standards, resulting in payback, but not necessarily pursue actual certification.

5. The Year Ahead – Work Plan

Work plan preliminary discussion: Making progress on ADA compliance is important. Bob noted that ADA deficiencies on campus are massive in terms of dollars it would take to correct them all. We can't get them all done; we just have to keep working at them. Dave reported on the Oregon community college seismic improvement plan presented to the governor last year, which did not make it onto the governor's budget. Some colleges are pursuing FEMA funding on their own, for the very highest priority buildings. Lane has some buildings on that list. Dave commented that student input is important and should show up on the work plan.

6. Design Guidelines – Next Steps

Discussion is postponed due to time constraints.

7. Suggested Agenda Items
None

8. Next Meeting
Tuesday, November 13, 3:00 p.m.

Meeting adjourned at 4:55 p.m.
Submitted by: Margaret Robertson