



Berkeley City College

Campus Forum Update November 22, 2021

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Agenda



- Capital Program Bond Update
 - Bond Spending Plan Overview
- BCC Milvia Street Expansion
 - Project Vision
 - Campus Engagement & Building User Group Meetings
 - Project Schedule Overview
 - Schematic Design Overview
 - Next Steps
- Infrastructure Work Update

Bond Spending Plan



Bond Spending Plan

Schedule Key	
■	Contractor or Design Build Entity Procurement
■	Design
■	DSA Review
■	Construction

	Proj#	Type ¹	3/31/21 Total Project Cost Estimate ²	Anticipated Funding			2021				2022				2023				2024				2025				2026			
				Measure G	State Match ³	Measure A (May 2020 Issuance) ⁴	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Berkeley City College																														
2118 Milvia Street (New Building) - DB	2477	New	\$83,851,707	\$75,057,807	\$0	\$8,793,900	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>		
2050 Center Reconfiguration - DB	2496	Mod	\$31,550,808	\$31,550,808	\$0	\$0	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>		
Infrastructure	2497	Mod	\$3,000,000	\$3,000,000	\$0	\$0	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>		
Berkeley ADA Modernization	2323	Mod	\$748,941	\$0	\$0	\$748,941	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>		
Information Technology	2412	IT	\$2,850,000	\$2,850,000	\$0	\$0	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>		
Berkeley College Subtotal			\$122,001,456	\$112,458,615	\$0	\$9,542,841																								

¹ Type of Project: New Construction (New); Modernization (Mod); Information Technology (IT); Program-wide (Prog)

² Total Project Cost Estimate: Total Capital Costs, including Hard Costs for Construction Building/Interiors and Soft Costs for Development Fees/Consultants. Typical Ratio is 70% Hard to 30% Soft Costs.

³ FPP - Final Project Proposal: Design Funded in 19/20 and Construction Funded in FY 21/22 - FY 22/23; IPP - Initial Project Proposal: Future Funding Proposal for FY 23/24

⁴ Allocation per Peralta Finance Budget sent to PMO on 10/15/20, with project adjustments to reflect actuals while holding each overall College Measure A Allocation.



Milvia Street - Project Vision



Milvia Street - Project Vision

Project Vision Statement

(In development, being refined with further input)

- TO** create a *welcoming center of teaching and learning* which expands the *campus presence* in the heart of downtown
- FOR** BCC students, Click to add text faculty and staff, and for the *Berkeley community* at large
- THAT** is a new *dynamic hub*, an *inclusive home* and a *gateway* to a vibrant teaching community
- BY** *acknowledging our past* and including the community in our present and future



Campus & Community Engagement



1. **Board of Trustees Approval / Notice to Proceed 5/12/21**
2. **President's Cabinet Meeting 5/18/21**
3. **Outreach & Matchmaking (Small & Emerging Local Business Outreach)**
 - 9/8/20 (Initial Outreach)
 - 6/30/21
 - 9/14/21
 - 11/16/21
4. **Building User Group Meetings**
 - See Next Slide
 - DD Phase (upcoming the week of 11/29)
5. **Facilities Committee Meetings**
 - 10/09/20 – New Building Townhall Update w/ Noll & Tam
 - 4/09/21
 - 5/14/21
 - 8/31/21
 - 11/12/21
6. **BCC Roundtable / Campus Forum Meeting**
 - 4/26/21
 - Upcoming (11/22/21)
7. **Student Engagement Meetings**
 - Student BUGM – 1st Floor 10/21/21
 - Student BUGM – 2nd Floor 10/21/21
 - Student BUGM – 5th Floor 10/21/21
 - Student BUGM – ASBCC 10/14/21



Building User Group Meetings



COLLABORATION PHASE

June 9, 2021

- Arts & Anthropology #1
- Communications & General Assignment & Learning Resource Center #1
- Multicultural Center, HSI, UCRC #1
- Veteran's Services & Student Life & Wellness #1
- Administrative Suite & Public Spaces #1

June 10, 2021

- Facilities, MEP, Custodial & Loading Dock #1
- IT/AV #1

June 22, 2021

- Learning Resource Center #2

June 23, 2021

- Student Life #2
- *Alignment Session*

June 28, 2021

- Loading Dock #2

June 29, 2021

- *Sustainability*

June 30, 2021

- Facilities #2

July 9, 2021

- Health & Wellness #2

July 14, 2021

- Arts & Anthropology #2
- Learning Resource Center #3
- Multicultural Center, HSI, UCRC #2

July 15, 2021

- Student Life #3

July 22, 2021

- *Risk Register*

July 29, 2021

- Multicultural Center, HSI, UCRC, Health, Wellness #3

August 19, 2021

- *Life Cycle Cost Analysis*



Building User Group Meetings



SCHEMATIC DESIGN PHASE

August 31, 2021

- Administrative Suite & Public Spaces

September 9, 2021

- Faculty & Dean Suites

September 13, 2021

- Engineering, Custodial, Loading Dock, IT & AV

September 21, 2021

- SoS, CLC, UCRC

September 23, 2021

- Student Life & Wellness
- Arts & Anthropology

September 24, 2021

- Communications, General Assignment Classrooms & Learning Resource Center

September 30, 2021

- Engineering, Custodial, Loading Dock

October 1, 2021

- Loading Dock

October 7, 2021

- IT & Security

October 8, 2021

- AV



Building User Group Meetings



DESIGN DEVELOPMENT PHASE

November 29, 2021

- Society of Scholars

November 30, 2021

- Student Life & Wellness Center
- Arts & Anthropology

December 1, 2021

- Communications, General Classrooms & Learning Resource Center
- Administration Suite, Public Spaces & Rooftop

December 2, 2021

- Facilities, MEP, Custodial, Loading

Dock & BCC AV/IT

December 14, 2021

- Facilities, Custodial & Engineering storage follow-up



Student Services & Programs



- **Student Life**
- **Learning Resource Center**
- **Health & Wellness**
- **Anthropology**
- **Art Studios**
- **General Classrooms**
- **Communications Classroom & Lab**
- **Student Services (SoS, UCRC, CLC, Umoja)**
- **Wellness Center (Health & Mental Wellness)**

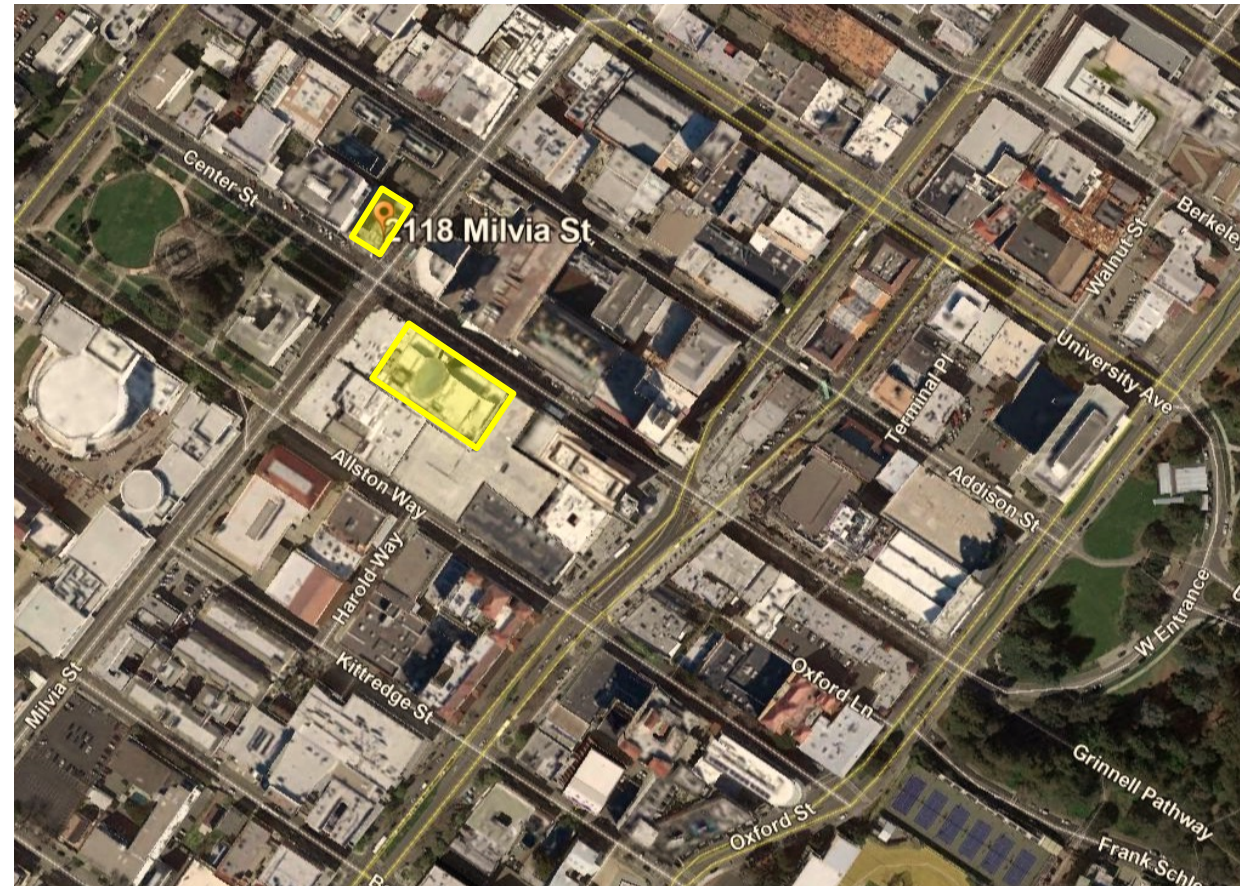
Milvia Street - Schedule Overview

Activity	Target Dates TBD
Programming Phase	May 2021 - September 2021
Schematic Design Phase	September - November 2021
Design Development Phase	November 2021 - January 2021
Construction Document Phase	January 2021 - April 2022
Division of the State Architect (DSA) Review	April 2022 - December 2022
Construction Phase	January 2023 - September 2024
Move-in and Closeout	October 2024 - December 2024

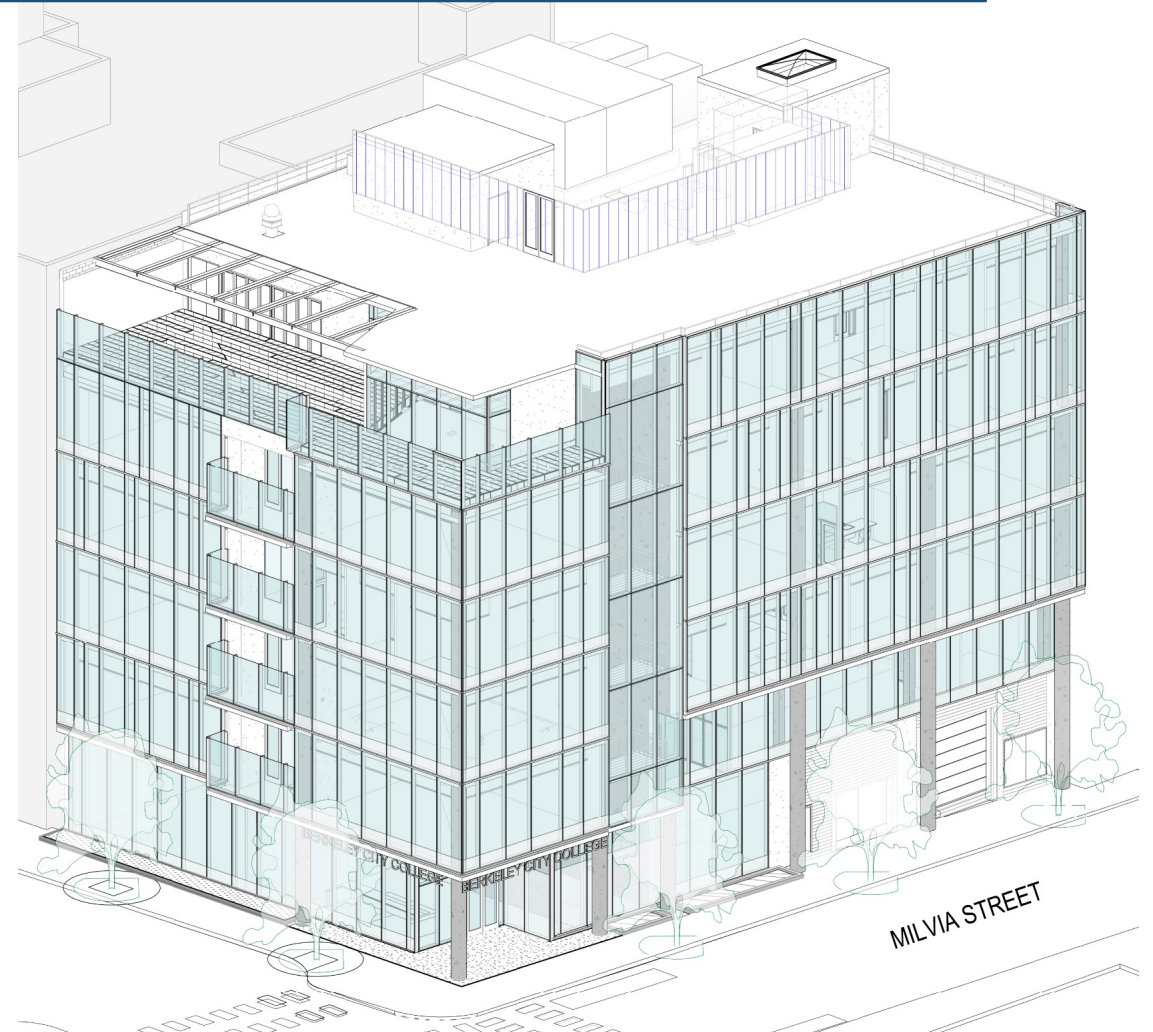
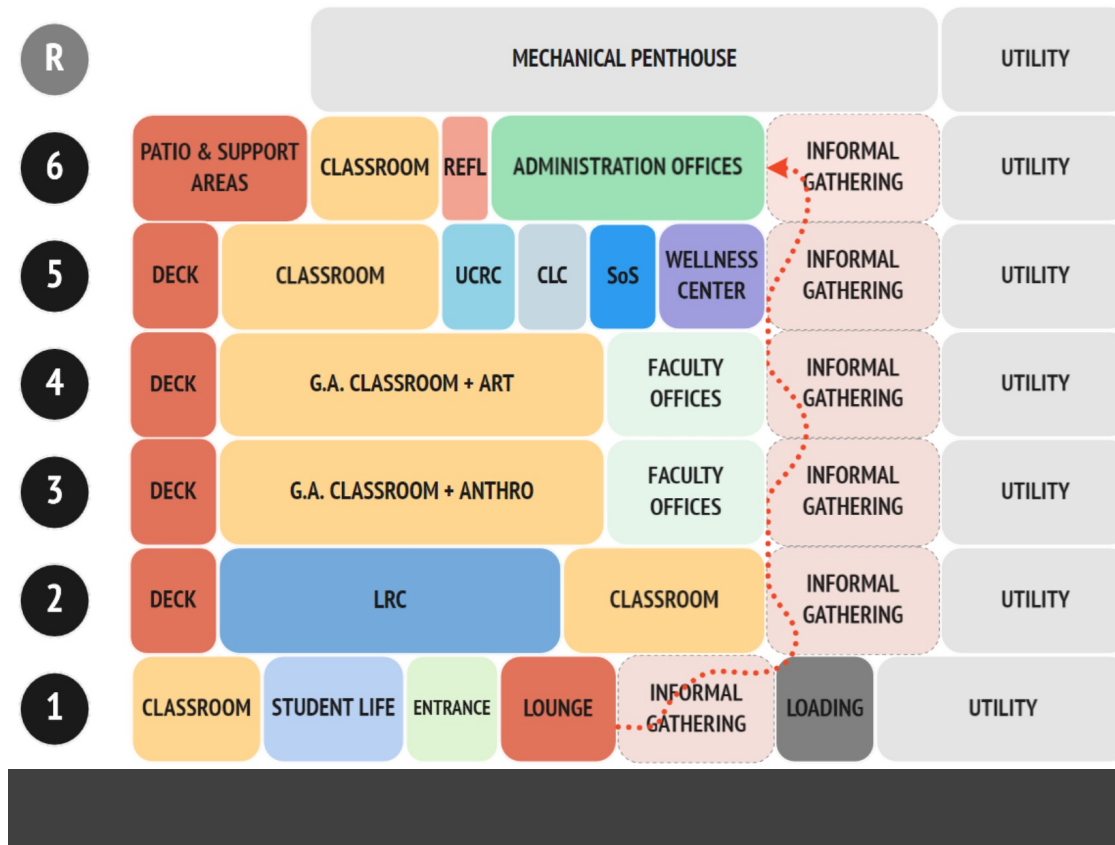
Milvia Street - Design Overview



- Welcoming and vibrant hub
- Visible corner entrance
- Bookstore (*Remains at Center Street*)
- Classrooms
- Student Life Office and Activity Room
- Faculty Offices
- Student Services including:
 - Society of Scholars (SoS), Umoja, UCRC, Puente, and CLC
- Wellness Center
- Administration Suite
- Roof patio and event room



Milvia Street - Stacking and Massing



Level 1 – Floor Plan



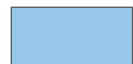
Entrance Lobby

- Reception Desk
- Security
- Bike Storage



Student Life

- 2 Offices
- Conference Room
- Activity Room



Student Lounge

- Seating
- Food/beverage hook-up
- Vending machines, sink



1 General Assignment Classroom



Level 2 – Floor Plan



LRC

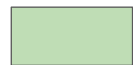
- Welcome Desk
- 4 Offices
- 2 Group Study
- Open Study Area
- Storage



LRC Classroom







2 General Assignment Classrooms



Outdoor Deck



Level 3 – Floor Plan

-  **3 General Assignment Classrooms**
-  **Anthropology Classroom**
 - 2 Storage Spaces
-  **Faculty Suite**
 - 18 Faculty
 - Faculty Work Room/Mail Room
 - Conference Room
-  **Outdoor Deck**



Level 4 – Floor Plan

- 1 General Assignment Classroom**
- 2 Art Classrooms**
 - Storage Room
- 1 Communications Classroom**
- 1 Communications Lab**
- Faculty Suite**
 - 7 Faculty
 - 1 Dean's Office
 - 1 Dean's Assistant
- Outdoor Deck**



Level 5 – Floor Plan

- 2 General Assignment Classrooms**
- Student Services (SoS, UCRC, CLC, Umoja)**
 - Reception & Open Seating
 - 9 Private Offices/ 4 Open Offices
 - Staff Lounge
 - Conference Room (shared)
- Wellness Center**
 - Reception & Waiting
 - 2 Health Center Offices
 - 2 Mental Wellness Offices
 - 1 Exam Room
- Outdoor Deck**



Level 6 – Floor Plan



1 General Assignment Classroom



Administrative Suite

- Reception
- President & VP Offices
- 8 Private Offices
- 4 Open Offices
- Workroom/Breakroom



Conference Room



Outdoor Patio

- Flexible seating area
- Kitchenette & Catering
- Storage



Perspective View



Next Steps



- Design Development Phase
 - *Building User Group Meetings - Week of 11/29/2021*
- Board of Trustees Preliminary Design Review – 12/14/2021
- Students / Community - Art Opportunities
- Build Peralta Website for follow-up information
- Informational bulletin boards at Center Street



Infrastructure – Priority Projects



Activity	Budget	M-21	A-21	M-21	J-21	J-21	A-21	S-21	O-21	N-21	D-21
Bundle # 1 - HVAC/BMS Controls	\$ 61,000										
ESI Contract											
ESI Implement Initial Work Onsite											
ESI Phase 2 Contract											
ESI to Implement Phase Two - Punchlist Follow Up Work Onsite											
Bundle # 2 - Rebuilding Custodial Sinks / Flooring Repairs	\$ 181,000										
SCA Environmental Contract											
SCA Environmental Testing											
Bidding/Contracting/Board Approval for repair work											
Repair Work											
Bundle # 3 - Fire Alarm Smoke Control Failures and Fire Alarm Inspection Issues	\$ 30,000										
Johnson Controls Contract											
Johnson Controls Implement Work Onsite											
Bundle # 4a & 4b - Replace Work Backdraft Dampers & Cooling Tower Upgrades	\$ 68,000										
Bidding/Contracting/Board Approval											
Replacement work											
Bundle #5B - Student Lounge Window Shade Replacement	\$ 10,000										
Bidding/Contracting/Board Approval											
Replacement work											
Bundle # 6 - ADA Paddle/Switch Issues	\$ 45,000										
Bidding/Contracting/Board Approval											
Replacement work											
Elevator Modernization Work	\$ 215,000										
Kone Contract											
Kone Procure Materials & Implement Work Onsite (10/25/21 - 7/5/22 assuming a release of 7/30/21)											
Roofing	\$ 30,000										
Garland Contract											
Garland Implement Work Onsite											
Front Doors	\$ 245,200										
Bidding/Contracting/Board Approval for Design											
DSA Permit Review											
Bidding / Contracting / Approvals for Replacement Scope (anticipated 1/2021 - 4/2021)											
Procurement & Install Work Onsite (anticipated procurement release for contractor end Q2 2022)											
Total Budget to Date:	\$ 885,200										

Bond Spending Plan Allocation: \$3,000,000



Questions?



Rendering by:

**XL Construction +
Ratcliff**