

Annual Report

Letter from the Committee Chair



I am pleased to share with you the Cabrillo College Citizens' Measure D Bond Oversight Committee's third report to the community. In March 2004, a \$118.5 million general obligation bond request was approved by more than 62 percent of the voters. Shortly after the bond measure was approved, the Cabrillo College Governing Board appointed a seven-member Bond Oversight Committee. The duties of the committee are to:

- Review bond expenditures to ensure that proceeds have been expended for the purposes set forth in Measure D and ensure that no bond proceeds are used for any faculty or administrative salaries or other operating expenses;
- Inform the public concerning the District's expenditures of bond proceeds;
- Present to the Governing Board an annual report of the committee's proceedings and activities of the previous year; and
- Provide a statement indicating whether the District is in compliance with bond requirements.

With this report, the Citizens' Oversight Committee members assure voters that Measure D bond expenditures have been properly made, and only for projects identified in the bond measure, as delineated in California Education Code 15278. I am pleased to announce that the second annual audit was performed by Vavrinek, Trine, Day and Co., LLP, and the audit disclosed no instances of non-compliance with the terms of Proposition 39 or Measure D.

This has been an exciting year for the Measure D projects. The 510-space parking structure is virtually complete and is scheduled to open in August 2007. The Student Activities Center (SAC) is in final stages and is scheduled to open in November 2007. An internet café will be added in spring 2008. The Arts Education Classrooms (AEC) project is now under construction; the classroom facilities are scheduled to open in fall 2008 and the theater and music buildings are scheduled to open in 2009. The Allied Health Classrooms project site work has begun with plans to begin construction in spring 2008. During summer 2007, negotiations between the City of Watsonville and the college were finalized for the purchase of the current Watsonville City Library adjacent to the Cabrillo College Watsonville Educational Center.

Once these projects are completed, approximately 50,000 square feet of classroom and lab space will be available for reallocation to provide better access to instructional programs. These projects, along with the addition of a Scotts Valley facility not funded by Measure D, will significantly complete the commitment made to voters in the Measure D bond election.

The committee looks forward to working with the District again in 2007-08 in the ongoing execution of the Facilities Master Plan.

Kris Reyes, *Chair*

**Third Report to
the Community
on Measure D
March 2004
through
June 2007**

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*Cabrillo
College*



From left: Mike Siegel, Lou Tuosto, Kris Reyes, Rodney Brooks, Harriet Duzet

About a Proposition 39 Bond Measure

Supporters approved Cabrillo College Measure D under the provisions of Proposition 39, which requires a minimum 55 percent approval by the electorate. Proposition 39 bonds also call for the appointment of an independent Citizens' Oversight Committee within 60 days of election results certification. By statute, the committee must include:

- A member of the business community
- An active member of a senior citizens organization
- A member of a taxpayers association
- An enrolled student active in a community college group
- A member of a college support organization
- Two members representing the community at large

Committee members serve in an uncompensated capacity for terms of one or two years and may not exceed two consecutive terms. No District employee or vendor, contractor, or consultant to the District may serve on the committee.

Members of the Bond Oversight Committee

Rodney Brooks	Member At Large <i>(Two-year term expires 8/08)</i>
Harriet Duzet	Senior Citizen <i>(Two-year term expires 8/07)</i>
Tila Guerrero	College Support Organization <i>(Two-year term expires 8/07)</i>
Bob Petersen	Member At Large <i>(Two-year term expires 8/08)</i>
Kris Reyes	Business Representative <i>(Two-year term expires 8/08)</i>
Mike Siegel	Student <i>(Two-year term expires 8/07)</i>
Lou Tuosto	Taxpayers Association <i>(Two-year term expires 8/08)</i>

Committee Meetings

The Citizens' Oversight Committee met four times in the 2006-07 fiscal year. Meeting dates and minutes of prior meetings are available at the bond oversight web page at: <http://www.cabrillo.edu/internal/facilities/measured/index.html>. For questions or comments about the committee and its activities, please call (831) 479-6406. All meetings are open to the public.

Bond Issuance and Expenditures through June 2007

The Cabrillo Community College District issued the first series of bonds, Series A, in the amount of \$60 million in May 2004. The District issued the second and final Series B in April 2007 in the amount of \$58.5 million.

Facilities projects are publicly bid as required by contract code and the District has endeavored to make qualified local contractors aware of the projects and assist them with the public bidding process to facilitate work for local residents.

Measure D funded projects that have been completed or were in progress as of June 30, 2007 are on the next page.

Measure D Funded Facilities Master Plan Projects^{1,2} As of June 30, 2007

Schedule A

Projects in Progress	Measure D Funding Category	Amount Budget	Paid to Date <i>(thru 6/30/07)</i>
Arts Education Classrooms	AEC Project	\$43,066,190	\$19,213,245
Allied Health Building	Health and Wellness	\$17,768,885	\$1,253,331
Allied Health Parking Structure	Health and Wellness	\$10,750,000	\$10,400,429
Allied Health Equipment	Equipment	\$1,209,977	\$0
Student Services Complex	Student Services	\$19,393,459	\$14,997,539
Student Services Equipment	Equipment	\$250,000	\$42,727
Building 900 ADA Doors	ADA Accessibility	\$9,400	\$536
Stadium ADA Seating	ADA Accessibility	\$91,518	\$490
Total in Progress		\$92,539,428	\$45,908,297

Schedule B

Project in Planning	Measure D Funding Category	Amount Budget	Paid to Date <i>(thru 6/30/07)</i>
Building 200 Building 300 Allied Health Secondary Effects	Building Upgrades	\$8,543,000	\$18,308
Furniture & Equipment for Building 200 Furniture & Equipment for Building 300 Allied Health Secondary Effects	Furniture & Equipment	\$1,223,000	\$164,427
West Soquel Pedestrian Overcrossing and AEC ADA Corridor Campus Wide Signage	ADA Accessibility	\$700,000	\$207,096
Watsonville Library	Watsonville	\$7,000,000	\$70,383
Total in Planning		\$17,466,000	\$460,213

Schedule C

Previously Report Closed Projects	Measure D Funding Category	Expensed Amount
Building 1200 Faculty Offices Smart Classrooms Building 2100 Upgrades	Equipment	\$576,720
Utility Relocation Project Southwest Power and Communication Southeast Perimeter Road Parking Lot R New Fire Water Line Building 100	Road and Utilities	\$1,197,395

¹ Only Measure D funding is shown. Funding from other sources is excluded.

² Unaudited figures reported.

Measure D Funded Facilities Master Plan Projects ^{1,2} As of June 30, 2007

Schedule C (cont'd)

Previously Report Closed Projects	Measure D Funding Category	Expensed Amount
Summer 05 Building Improvements Enrollment Center CTC and Business Office Improvements Building 400 Improvements Exterior Painting Buildings 100, 900, 1000, 1500, 1550, 1300, 1400, 1400, & 1600 HVAC Buildings 400, 450, 500, 700 Building 900 Restrooms Building 400 Boiler Pipe Replacement 5 Smart Classrooms Building 2100 upgrades	Building Upgrades	\$3,080,254
Building 1100 ADA Access Stair Replacement Parking Lots E, F, and G Land Bridge Safety Phones Parking Structure Stadium Field House Bathroom Remodel	ADA Access and Safety	\$1,295,076
Bond Fee	Interest	\$258,565
Total	All	\$6,408,010

Schedule D

Projects Categories	Schedule	Planning Budget
ADA Access & Safety	Schedule to be determined	\$904,006
Classroom & Lab Renovation	Schedule to be determined	\$1,422,435
Upgrade Buildings	Detailed schedule to be determined	\$1,454,452
Road & Utilities	Detailed schedule to be determined	\$552,605
Equipment	Funds will be committed	\$3,240,303
Total Budget Measure D Future Projects (Schedule D-Above)		\$7,573,801
Total Budget Measure D Projects in Progress (Schedule A)		\$92,539,428
Total Budget Measure D Projects in Planning (Schedule B)		\$17,466,000
Total Budget Measure D Projects Completed (Schedule C)		\$6,408,010

Measure D Bond	\$118,500,000
Interest through 6/30/07	\$5,487,237
Total Measure D Funding	\$123,987,237

¹ Only Measure D funding is shown. Funding from other sources is excluded.

² Unaudited figures reported.



Student Activities Center

The Student Activities Center, a new 50,000-square foot, two-level building located in the very center of the Aptos campus on Soquel Drive is near completion and is scheduled to open in November 2007. The center area around the building project will be landscaped to make this area a hub of student activity. A highlight of the new center will be a new bookstore. The old 3,700 square foot store will be replaced with a modern 10,000 square foot store. In addition, the building will include student assessment and orientation services, student government, student activities, and related programs. Covered parking will be on the ground level to accommodate access to the bookstore and to enrollment services.



Arts Education Classrooms

The Arts Education Classrooms project consists of five buildings totaling 122,300 square feet. The project includes a 540-seat theater, a 385-seat music classroom and recital hall, an instructional forum building, a building dedicated to two-dimensional art and one for three-dimensional art. This project will provide triple the number of music practice rooms for students, five music rehearsal spaces, an acting studio, drawing and design studios, dance studios and classroom space for experimental theater.

The Forum, 2D and 3D art buildings are framed and the college anticipates occupancy of these instructional facilities in time for classes in fall 2008. The Theater and Music Recital Hall have made significant progress and occupancy is anticipated in 2009.



Health & Wellness Classrooms & Parking

Preliminary plans have been completed for the construction of a 55,000+ square foot Health and Wellness classroom facility to bring together all health-related disciplines to include Nursing, Dental Hygiene, Medical Assisting, Radiologic Technology, the Stroke and Acquired Disabilities Center, Health Science, and a new Wellness Center. Construction documents are currently being reviewed by the state architect, with the goal to begin construction in spring 2008.

The Health and Wellness parking structure (parking lot "P") will open for the fall semester 2007. The parking structure will offer 510 parking spaces in the northeast corner of the campus to provide additional parking for those students attending classes on upper campus. The parking structure will be open for the fall semester 2007.

Examination of Expenditures

Cabrillo College provides the Citizens' Oversight Committee with comprehensive financial and project updates at committee meetings. Monthly Facilities Master Plan status reports are submitted to the Cabrillo College Governing Board for review. Revisions to the plan are approved by the Governing Board as necessary or at the March and September Board meetings. The Citizens' Oversight Committee also receives copies of the monthly reports to the Governing Board.

Issues

The high cost of construction continues to be a challenge facing the College. Cabrillo College staff continues to diligently work with consultants and contractors to keep the projects on schedule and on budget. The California Division of the State Architect (DSA) must approve community college construction projects that affect structural integrity, safety, and access. The DSA's approval process continues to provide challenges to the goal of minimizing delays and additional costs to the projects.

Conclusions

The Citizens' Oversight Committee finds that Cabrillo College has complied with the spirit and requirements of state law in accounting for and expending public bond funds. It has exercised proficient fiscal discretion in selecting best practices to facilitate projects through planning and contract management.

