



CALIFORNIA STATE
PUBLIC WORKS BOARD

ARNOLD SCHWARZENEGGER, GOVERNOR

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STATE PUBLIC WORKS BOARD

September 9, 2005

MINUTES

PRESENT:

Ms. Ann Sheehan, Chief Deputy Director, Department of Finance
Mr. Larry Orcutt, Acting Deputy Director, Department of Transportation
Mr. Ron Joseph, Director, Department of General Services
Ms. Cindy Aronberg Deputy Controller, State Controller's Office
Mr. Francisco Lujano, Director Securities Management Division, State Treasurer's Office

ADVISORY MEMBER:

Director, Employment Development Department

LEGISLATIVE ADVISORS:

Assembly Member
Assembly Member Wilma Chan
Assembly Member Lloyd E. Levine
Senator Gilbert Cedillo
Senator Wesley Chesbro
Senator Carole Migden

STAFF PRESENT:

Michael Carter, Assistant Administrative Secretary, State Public Works Board
Deborah Cregger, Legal Counsel, State Public Works Board
Chris Sanford, Secretary, State Public Works Board
Rocel Bettencourt, Principal Program Budget Analyst, Department of Finance
Stephen Benson, Program Budget Analyst, Department of Finance
Brian Dewey, Principal Program Budget Analyst, Department of Finance
Chris Lief, Budget Analyst, Department of Finance
Theresa Gunn, Principal Program Budget Analyst, Department of Finance

OTHERS PRESENT:

Sabrina Winn, Department of General Services/RESD/PSB
Darlene Maston, Department of Corrections and Rehabilitations
Michelle Weaver, Department of Corrections and Rehabilitations
Barbara Tanale, State Treasurer's Office
Karen Sakala, State Treasurer's Office
Ken Yu, State Treasurer's Office
Ann Todd, State Treasurer's Office
Gerry Clark, Department of General Services
Dale Clevenger, Community Colleges
Karen Sakala, State Treasurer's Office
Shelley Petavini, Community Colleges
Tim Patton, Department of General Services

CALL TO ORDER AND ROLL CALL:

Ms. Ann Sheehan, Chief Deputy Director, Department of Finance called the meeting to order at 10:02 a.m. Mr. Michael Carter, Assistant Administrative Secretary for the State Public Works Board, called the roll. A quorum was established.

APPROVAL OF MINUTES

Mr. Carter reported that staff has reviewed the minutes from the August meeting and believe them to be accurately represent the actions of the Board.

Ms. Aronberg reported to me that one of the comments she made at the August meeting was missing from the minutes. So approval of the minutes from the August 12, 2005 will be brought up again at the October 7, 2005, meeting for consideration.

BOND ISSUES:

Mr. Carter stated that there was 19 bond items.

Bond Item #1 California Conservation Corps, Delta Service District Center, San Joaquin County. *Relocate Facility*. The requested action would adopt a resolution authorizing actions to be taken to provide for of interim financing and authorizing the sale of lease revenue bonds. Staff recommended adoption and approval of the resolution.

A motion was made by Mr. Lujano and Second by Ms. Aronberg to approve Bond Item #1.

Bond Item #1 was approved by a 5-0 vote.

Bond Item #2, Department of Forestry and Fire Protection *Various Forestry Projects*. The requested action would adopt an amended resolution authorizing the use of interim financing and the sale of lease revenue bonds. It should be noted that the Total Estimated Bond Authorization amount had been adjusted consistent with the project authority detailed in the spreadsheet attached to the staff analysis. Staff recommended adoption and approval.

Ms. Sheehan noted that the new total was \$37,857,000.

Mr. Carter said that this was correct.

A motion was made by Mr. Lujano and Second by Ms. Aronberg to approve Bond Item #2.

Bond Item #2 was approved by a 5-0 vote.

Bond Item #3, Department of Forestry and Fire Protection *Various Forestry Projects*. The requested action would adopt an amended resolution authorizing the use of interim financing and the sale of lease revenue bonds. Staff recommended adoption and approval.

A motion was made by Mr. Lujano and Second by Ms. Aronberg to approve Bond Item #3

Bond Item #3 was approved by a 5-0 vote.

Bond Items #4 through #15 for the Department of Forestry and Fire Protection were combined so the board would only vote once for these items. The requested action would adopt resolutions authorizing actions to be taken to provide for interim financing and the sale of lease revenue bonds for the following projects:

Item #4 Ventura Youth Conservation Camp, Ventura County, Construct Shop / Warehouse and apparatus Buildings; Item #5 Mendocino Ranger Unit Headquarters, Mendocino County,

Replace Auto Shop; Item #6 Ukiah Air Attack Base, Relocate Facility; Item #7 Altaville Forest Fire Station, Madera County, Replace Facility; Item #8; Vallecito Conservation Camp, Madera County, Replace Water Tanks, Construct CCV Apparatus Buildings and Replace Utilities; Item #9 Warner Springs Forest Fire Station, San Diego County, *Replace Facility*; Item #10 Alma Helitack Base, Santa Clara County, *Replace Facility*; Item #11 Twain Harte Forest Fire Station, Tuolumne County, *Replace Facility*; Item #12 Stevens Creek Forest Fire Station, Alameda County, *Replace Facility*; Item #13 San Luis Obispo Ranger Unit Headquarters, San Luis Obispo County, *Replace Facility*; Item #14 Dew Drop Forest Fire Station, Amador County, *Replace Facility*; and Item #15 Pacheco Forest Fire Station, Santa Clara County, *Replace Facility*.

Please note that item #14 has been revised to reflect that the station is in Amador County not Alameda County. Staff recommends adoption and approval.

A motion was made by Mr. Lujano and Second by Ms. Aronberg to approve Bond Items #4 through #15

Bond Item #4 through #15 was approved by a 5-0 vote.

Bond Item #16, Department of Corrections and Rehabilitation, California Correctional Institution, Tehachapi, Kern County *Wastewater Treatment Plant Renovation*. The requested action would adopt a resolution authorizing actions to be taken to provide for of interim financing and authorizing the sale of lease revenue bonds. Staff recommended adoption and approval of the resolution.

A motion was made by Ms. Aronberg and Second by Mr. Lujano to approve Bond Item #16.

Bond Item #16 was approved by a 5-0 vote.

Bond Item #17, Department of Corrections and Rehabilitation, Chuckawalla Valley State Prison, Blythe, Riverside County, *Heating, Ventilation, and Air Conditioning System*. The requested action would adopt a resolution authorizing actions to be taken to provide for of interim financing and authorizing the sale of lease revenue bonds. Staff recommended adoption and approval of the resolution.

A motion was made by Mr. Lujano and Second by Ms. Aronberg to approve Bond Item #17.

Bond Item #17 was approved by a 5-0 vote.

Bond Item #18, Department of Corrections and Rehabilitation, Salinas Valley State Prison, Soledad, Monterey County, *Additional 64 Bed Mental Health Facility*. The requested action would adopt a resolution authorizing actions to be taken to provide for of interim financing and authorizing the sale of lease revenue bonds. Staff recommended adoption and approval of the resolution.

A motion was made by Mr. Lujano and Second by Ms. Aronberg to approve Bond Item #18.

Bond Item #18 was approved by a 5-0 vote.

Bond Item #19, Department of Education. State Special Schools, California School for the Deaf, Riverside, Riverside County, *Career and Technical Education Complex and Service Yard*.

The requested action would adopt a resolution authorizing actions to be taken to provide for of interim financing and authorizing the sale of lease revenue bonds. Staff recommended adoption and approval of the resolution.

A motion was made by Mr. Lujano and Second by M. Joseph to approve Bond Item #19.

Bond Item #19 was approved by a 5-0 vote.

CONSENT CALENDAR:

Ms. Sheehan thanked Mr Lujano and Ms. Aronberg for acting on the various bond items and noted that this was probably a record for how many items. Ms. Sheehan then stated that the Consent Calendar was next. Ms. Sheehan asked if it was understood that Item 25 dealing with San Quentin was being pulled from the Consent Calendar to be discussed as an Action Item later.

Mr. Carter said that was correct. In summary, the Consent Calendar covers items #20 through #24 and #26 through # 35.

- 1 request to authorize site selection, [20]
- 1 request to authorize the sale of state surplus property, [21]
- 2 requests to authorize an amendment to extend the long-term lease of state owned property at less than fair market value for the development of low income subsidized housing, [22,23]
- 4 requests to approve preliminary plans, [24,32,33,34]
- 1 requests to approve scope change and recognize anticipated deficit, [26]
- 2 requests to approve use of Inmate Day Labor, [27,28]
- 1 request to approve scope change, [31]
- 1 request to approve increase cost within appropriation, [35]
- 2 requests to approve preliminary plans and release of working drawing funds, [29,30]

There were also two 20-day letters for the items reported above as follows:

Item #26, Department of Corrections and Rehabilitation, Salinas Valley State Prison, Monterey County, Additional 64 Bed Mental Health Facility. A 20—day letter was sent to the Legislature on August 24, 2005, and approval was contingent upon the expiration of the notification period on September 13, 2005 without comment.

Item #31, Department of Corrections and Rehabilitation, Statewide, Small Management Exercise Yards-California Men's Colony, California Institution for Men, and Deuel Vocational Institution. A 20—day letter was sent to the Legislature on August 24, 2005, and approval was contingent upon the expiration of the notification period on September 13, 2005 without comment.

In summary staff recommended approval of the Consent Calendar for Items #20 through #24 and #26 through # 35.

A motion was made by Mr. Joseph and Second by Mr. Orcutt to adopt the Revised Consent Calendar items #20 through #24 and #26 through # 35.

The Consent Calendar was adopted by a 3-0 vote.

ACTION ITEMS:

Ms Sheehan stated that we had one action item to discuss. The proposed scope change for the San Quentin Condemned Facility project (Item #25 of the Consent Calendar) was being discussed as an Action Item. Would staff please present what action needs to be considered by the Board?

Mr. Carter said “thank you Madame Chair. Item #25 of your agenda is for the Department of Corrections and Rehabilitation, California State Prison, San Quentin, Marin County, Condemned Inmate Complex. A 20—day letter was sent to the Legislature on August 24, 2005, with approval contingent upon the expiration of the notification period on September 13, 2005 without comment. However, on September 7, 2005 Senate Staff requested additional time, no later than September 20, 2005, to consider the Scope Change notice. If the Board does not choose to recognize the Senate staff's request, it may approve Item #25 (motion needed) and upon expiration of the 20-day notice period and if there are no comments, the project may proceed. However, if the Board wishes to recognize the Senate staff's request we recommend that no action be taken on this item at this time and that the meeting be adjourned to September 16, 2005 (at 10:00 a.m. at this location) as authorized by Government Code section 11128.5. It should be noted that a Special Meeting of the Public Works Board has already been noticed for September 16, 2005 for purposes of addressing the sale of various bonds. Accordingly, Board members can also be available on the 16th to consider the Legislature's action on the San Quentin 20-day scope change letter. However, in the event Legislative staff require the maximum time requested, staff recommend that a Special Meeting be noticed on September 20, 2005 as a contingency to discuss the Legislature's action and decide upon the scope change request at this meeting. Again, the September 20, 2005 meeting would be scheduled only as a contingency in the event the Legislature requires the full compliment of time requested to complete its review. If the Board agrees to provide the Legislature additional time, staff will take the necessary steps to notice these meetings accordingly.”

Ms. Sheehan said that as the chair she was fine to adjourn and reconvene at the September 16, 2005 meeting and get the Legislature’s input on the San Quentin Item. Ms. Sheehan asked if any action needed to be taken on this item to post pone it.

Mr. Carter said that by her words recorded already were sufficient for the action to be delayed until the reconvening.

Ms. Sheehan asked that if the board does not receive word from the Legislature by the time of the reconvened meeting what their options were to be at that point.

Mr. Carter answered that they can schedule a special meeting on September 20, 2005 at 10:00 and put out ten day notices that day. That if the meeting would not be needed then it would be cancelled.

Ms Sheehan said that this would be fine.

OTHER BUSINESS:

Ms. Sheehan asked if we have other business for the board?

Mr. Carter replied that there was no other business.

REPORTABLES:

Ms. Sheehan asked if there were any reportable items this month?

Mr. Carter said that there are four reportable items for this month that staff has approved under authority delegated by the Board.

NEXT MEETINGS:

Ms. Sheehan said the next meeting is a Special Meeting to discuss bond sales and then to reconvene the September 9, 2005 Meeting to discuss the San Quentin Item is set for Friday, September 16, 2005, at 10:00 AM, State Capitol, Room 112 as well schedule a special meeting on September 20, 2005.

Mr. Carter said that is correct.

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BOND ITEM

BOND ITEM – 1

**CALIFORNIA CONSERVATION CORPS (3340)
DELTA SERVICE DISTRICT, SAN JOAQUIN COUNTY**
Relocate Facility

Authority: Chapter 3/02, Third Extraordinary Session (Section 2) as reappropriated by Item 3340-490-0660 (2), Budget Act of 2002 (Ch. 379/02) and partially reverted by Chapter 38/05, Item 3340-495 (2); Chapter 38/05, Item 3340-301-0660 (1)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the California Conservation Corps.
3. Approve the form of and authorize the execution of a Site Lease between the Department of California Conservation Corps and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the California Conservation Corps and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$21,717,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 1

California Conservation Corps
Delta Service District Center
San Joaquin County

Action requested

The requested action will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. The approved project authorizes the construction of a California Conservation Corps (CCC) residential facility to replace the Stockton facility. The new facility shall consist of: administration building; warehouse; hazardous materials storage structure; multi-purpose building including kitchen/ dining; four residential dorms; education and recreation buildings; and paved service and parking areas. The facility will be designed to accommodate 111 corps members.

Funding and Cost Verification

This project is within cost. Chapter 106, Statutes of 2001, Item 3340-301-0001 (3) appropriated \$1,500,000 for the acquisition phase of this project. Chapter 3, Statutes of 2002, 3rd Extraordinary Session authorized the reversion a portion or all of this \$1,500,000 and appropriated \$13,755,000 for this project. Chapter 379, Statutes of 2002, Item 3340-490-0660 (2) clarified that these funds could be used for acquisition, preliminary plans, working drawings and construction for this project. Chapter 38, Statutes of 2005, Item 3340-301-0660(1) authorized a total of \$21,717,000 for acquisition, preliminary plans, working drawings, and construction, an increase of \$7,962,000. Additionally, \$888,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38, Statutes of 2005, Item 3540-495 (see attached spreadsheet for project specific details).

\$21,717,000 total authorized project costs

\$2,088,000 project costs previously allocated: acquisition \$1,500,000;
preliminary plans \$588,000.

\$19,629,000 project costs to be allocated: working drawings \$807,000;
construction \$18,822,000 (\$16,590,000 contract, \$829,000
contingency, \$1,403,000 A&E costs)

CEQA

CEQA document filed with the State Clearinghouse on April 6, 2004.

Project Schedule

The project schedule is as follows:

Approve preliminary plans: September 2005
Complete construction: May 2008

Staff Recommendation: Adopt resolution.

BOND ITEM

BOND ITEM – 2

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540) VARIOUS FORESTRY PROJECTS, STATEWIDE

1. **Bautista Conservation Camp, Riverside County**
2. **Fort Jones Forest Fire Station, Siskiyou County**
3. **Harts Mill Forest Fire Station, Butte County**
4. **Independence Forest Fire Station, Inyo County**
5. **Sand Creek Forest Fire Station, Fresno County**
6. **Santa Clara Ranger Unit Headquarters, Santa Clara County**
7. **Sonora Forest Fire Station, Tuolumne County**
8. **Nipomo Forest Fire Station, San Luis Obispo County**
9. **Rancheria Forest Fire Station, Madera County**
10. **San Marcos Forest Fire Station, San Diego County**
11. **Ukiah Forest Fire Station, Mendocino County**
12. **Usona Forest Fire Station, Mariposa County**
13. **Valley Center Forest Fire Station, San Diego County**

*Authority: Chapter 379/02, Item 3540-301-0660 (4, 5, 5.5, 8.5, 9, 9.5, 12, 14, 15, 16, 17, 18, 19.5, and 20)
Chapter 157/03, Item 3540-301-0660 (1.7, 2.5, 2.6, 3.2, 4.5, and 4.6)
Chapter 208/04, Item 3540-301-0660 (.5, 1, 3.7, 4.5, and 6)
Chapter 38/05, Item 3540-301-0660 (3, 3.1, 3.2, 3.35, 3.5, 3.55, 3.6, and 3.9)*

a. Adopt an amended resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$37,265,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 2

Department of Forestry and Fire Protection
Various Forestry Projects

Action requested

The requested action will adopt an amended resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

These projects are within scope. The projects included in this item are consistent with the approved scope.

Funding and Project Cost Verification

This project is within cost. Chapter 379, Statutes of 2002, Item 3540-301-0660 (4, 5, 5.5, 8.5, 9, 9.5, 12, 14, 15, 16, 17, 18, 19.5, and 20), Chapter 157, Statutes of 2003, Item 3540-301-0660 (1.7, 2.5, 2.6, 3.2, 4.5, and 4.6), and Chapter 38, Statutes of 2005, Item 3540-301-0660 (3, 3.1, 3.2, 3.35, 3.5, 3.55, 3.6, and 3.9) provide a total of \$37,265,000 lease-revenue bonds for the design and construction phases of various Forestry projects. The Board previously adopted a resolution on September 13, 2002, which authorized a total of \$26,909,000 lease-revenue bonds for these projects. The requested action will adopt an amended resolution authorizing the increased level of funding for various projects (a \$10,356,000 increase). Additionally, \$552,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38, Statutes of 2005, Item 3540-495 (see attached spreadsheet on the next page for project specific details).

CEQA

All projects comply with CEQA.

Due Diligence

The Department of General Services has prepared a Summary of Conditions memo for each of the projects and no significant due diligence issues were identified.

Staff Recommendation: Adopt amended resolution.

BOND ITEM

Funding Authority by Project – #2

Department of Forestry and Fire Protection
Various Forestry Projects

1. Bautista Conservation Camp – Replace Modular Buildings (P, W, C)

| | |
|---|--------------------|
| 2002 Appropriation | \$3,079,000 |
| 2004 Appropriation | \$779,000 |
| 2005 Appropriation | \$4,758,000 |
| 2005 Reversion | (\$3,818,000) |
| Net Lease Revenue Bond Authority | \$4,798,000 |

2. Fort Jones Forest Fire Station – Replace Barracks/Mess hall (C)

| | |
|---|--------------------|
| 2002 Appropriation | \$1,980,000 |
| 2004 Appropriation | \$718,000 |
| Net Lease Revenue Bond Authority | \$2,698,000 |

3. Harts Mill Forest Fire Station – Relocate Facility (C)

| | |
|---|--------------------|
| 2002 Appropriation | \$1,323,000 |
| 2003 Appropriation | \$639,000 |
| 2005 Appropriation | \$2,392,000 |
| 2005 Reversion | (\$1,950,000) |
| Net Lease Revenue Bond Authority | \$2,404,000 |

4. Independence Forest Fire Station – Relocate Facility (W, C)

| | |
|---|--------------------|
| 2002 Appropriation | \$1,395,000 |
| 2003 Appropriation | \$417,000 |
| 2005 Appropriation | \$2,758,000 |
| 2005 Reversion | (\$1,800,000) |
| Net Lease Revenue Bond Authority | \$2,770,000 |

5. Sand Creek Forest Fire Station – Relocate Facility (C)

| | |
|---|--------------------|
| 2002 Appropriation | \$1,338,000 |
| 2003 Appropriation | \$423,000 |
| Net Lease Revenue Bond Authority | \$1,761,000 |

6. Santa Clara Ranger Unit Headquarters – Replace Auto Shop (W, C)

| | |
|---|--------------------|
| 2002 Appropriation | \$1,577,000 |
| 2005 Appropriation | \$2,721,000 |
| 2005 Reversion | (\$1,565,000) |
| Net Lease Revenue Bond Authority | \$2,733,000 |

| | |
|---|---------------------|
| 7. Sonora Forest Fire Station – Relocate Facility (P, W, C) | |
| 2002 Appropriation | \$2,490,000 |
| 2004 Appropriation | \$626,000 |
| Net Lease Revenue Bond Authority | \$3,116,000 |
| 8. Nipomo Forest Fire Station – Replace Facility (A, C) | |
| 2002 Appropriation | \$1,777,000 |
| 2003 Appropriation | \$446,000 |
| 2004 Appropriation | \$175,000 |
| 2005 Appropriation | \$2,936,000 |
| 2005 Reversion | (\$2,386,000) |
| Net Lease Revenue Bond Authority | \$2,948,000 |
| 9. Rancheria Forest Fire Station – Replace Facility (C) | |
| 2002 Appropriation | \$1,802,000 |
| 2003 Appropriation | \$450,000 |
| 2005 Appropriation | \$3,272,000 |
| 2005 Reversion | (\$2,240,000) |
| Net Lease Revenue Bond Authority | \$3,284,000 |
| 10. San Marcos Forest Fire Station – Relocate Facility (P, W, C) | |
| 2002 Appropriation | \$2,115,000 |
| 2005 Appropriation | \$2,933,000 |
| 2005 Reversion | (\$1,755,000) |
| Net Lease Revenue Bond Authority | \$3,293,000 |
| 11. Ukiah Forest Fire Station – Replace Facility (W, C) | |
| 2002 Appropriation | \$3,071,000 |
| 2004 Appropriation | \$551,000 |
| Net Lease Revenue Bond Authority | \$3,622,000 |
| 12. Usona Forest Fire Station – Replace Facility (W, C) | |
| 2002 Appropriation | \$1,820,000 |
| 2005 Appropriation | \$2,235,000 |
| 2005 Reversion | (\$1,688,000) |
| Net Lease Revenue Bond Authority | \$2,457,000 |
| 13. Valley Center Forest Fire Station – Replace Facility (C) | |
| 2002 Appropriation | \$1,483,000 |
| 2003 Appropriation | \$490,000 |
| Net Lease Revenue Bond Authority | \$1,973,000 |
| Revised Cumulative Loan Amount | \$37,857,000 |

BOND ITEM

BOND ITEM – 3

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540) VARIOUS FORESTRY PROJECTS, STATEWIDE

1. Buckhorn Forest Fire Station, Shasta County
2. Elk Camp Forest Fire Station, Humboldt County
3. Raymond Forest Fire Station, Madera County
4. Springville Forest Fire Station, Tulare County
5. Sweetwater Fire Station, Santa Clara County

*Authority: Chapter 379/02, Item 3540-301-0660 (2, 3, 8, 18, and 19)
Chapter 157/03, Item 3540-301-0660 (2.1)
Chapter 38/05, Item 3540-301-0660 (1.6, 2, 2.1, 3.8, and 3.85)*

a. Adopt an amended resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization: \$14,706,000

**APPROVED:
5/0**

BOND ITEM

STAFF ANALYSIS ITEM – 3

Department of Forestry and Fire Protection
Various Forestry Projects

Action requested

The requested action will adopt an amended resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

These projects are within scope. The projects included in this item are consistent with the approved scope.

Funding and Project Cost Verification

This project is within cost. Chapter 379, Statutes of 2002, Item 3540-301-0660 (2, 3, 8, 18, and 19, Chapter 157, Statutes of 2003, Item 3540-301-0660 (2.1), and Chapter 38, Statutes of 2005, Item 3540-301-0660 (1.6, 2, 2.1, 3.8, and 3.85) provide a total of \$14,706,000 lease-revenue bonds for the design and construction phases of various Forestry projects. The Board previously adopted a resolution on October 11, 2002, which authorized a total of \$11,110,000 lease-revenue bonds for these projects. The requested action will adopt an amended resolution authorizing the increased level of funding for various projects (a \$3,596,000 increase). Additionally, \$1,348,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38, Statutes of 2005, Item 3540-495 (see attached spreadsheet on the back of this page for project specific details).

CEQA

All projects comply with CEQA.

Due Diligence

The Department of General Services has prepared a Summary of Conditions memo for each of the projects and no significant due diligence issues were identified.

Staff Recommendation: Adopt amended resolution.

BOND ITEM

Funding Authority by Project – #3

Department of Forestry and Fire Protection
Various Forestry Projects

1. Buckhorn Forest Fire Station – Replace Apparatus Building (W, C)

| | |
|---|--------------------|
| 2002 Appropriation | \$1,143,000 |
| 2003 Appropriation | \$472,000 |
| Net Lease Revenue Bond Authority | \$1,615,000 |

2. Elk Camp Forest Fire Station – Replace Facility (W, C)

| | |
|---|--------------------|
| 2002 Appropriation | \$2,127,000 |
| 2005 Appropriation | \$2,653,000 |
| 2005 Reversion | (\$1,947,000) |
| Net Lease Revenue Bond Authority | \$2,833,000 |

3. Raymond Forest Fire Station – Relocate Facility (P, W, C)

| | |
|---|--------------------|
| 2002 Appropriation | \$2,667,000 |
| 2005 Appropriation | \$3,071,000 |
| 2005 Reversion | (\$2,294,000) |
| Net Lease Revenue Bond Authority | \$3,444,000 |

4. Springville Forest Fire Station – Replace Facility (P, W, C)

| | |
|---|--------------------|
| 2002 Appropriation | \$2,740,000 |
| 2005 Appropriation | \$3,299,000 |
| 2005 Reversion | (\$2,342,000) |
| Net Lease Revenue Bond Authority | \$3,697,000 |

5. Sweetwater Forest Fire Station – Relocate Facility (C)

| | |
|---|--------------------|
| 2002 Appropriation | \$2,462,000 |
| 2005 Appropriation | \$2,720,000 |
| 2005 Reversion | (\$2,065,000) |
| Net Lease Revenue Bond Authority | \$3,117,000 |

Revised Cumulative Loan Amount \$14,706,000

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BOND ITEM

BOND ITEM – 4

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
VENTURA YOUTH CONSERVATION CAMP, VENTURA COUNTY
Construct Shop/Warehouse and Apparatus Buildings

Authority: Chapter 379/02, Item 3540-301-0660(10)
Chapter 38/05, Item 3540-301-0660(3.45)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and authorize the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$2,657,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 4

Department of Forestry and Fire Protection
Ventura Youth Conservation Camp
Construct Shop/Warehouse and apparatus buildings.

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. The proposed project consists of the construction of a 2,400 square foot shop/warehouse and a 5,000 square foot Crew Carrying Vehicle apparatus building; other site work would include utilities; paving; landscaping; and all appurtenances.

Funding and Cost Verification

This project is within cost. The Budget Act of 2005 provides a total \$2,657,000 lease-revenue bonds for working drawings and construction. A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$12,000 in excess authority will be reverted in a separate consent item before the Board. This excess authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted, Item 3540-495, Budget Act of 2005.

\$2,822,000 total estimated project costs

\$177,000 project costs previously allocated: preliminary plans \$47,000; working drawings \$118,000; and construction \$12,000 for Due Diligence.

\$2,657,000 project costs to be allocated: working drawings \$64,000; construction phase \$2,593,000 (\$2,202,000 contract, \$110,000 contingency, \$147,000 A&E, and \$134,000 other project costs)

\$12,000 savings available for reversion: construction

CEQA

A Notice of Exemption/Determination was filed with the State Clearinghouse on February 10, 2000 and the waiting period expired on March 13, 2000.

Project Schedule

The project schedule is as follows:

| | |
|--------------------------|----------------|
| Approve Working drawings | November 2005 |
| Complete construction: | February, 2007 |

Due Diligence

The Department of General Services has prepared a Summary of Conditions Memo for this project and no significant issues have been identified.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 5

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
MENDOCINO RANGER UNIT HEADQUARTERS, MENDOCINO COUNTY
Replace Auto Shop

Authority: Chapter 38/05, Item 3450-301-0660 (1.8)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$3,258,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 5

Department of Forestry and Fire Protection
Mendocino Ranger Unit HQ, Replace Auto Shop

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. Acquire the 31.2 (+/-) acre site (existing buildings owned by CDF) and construct a new 6,159 sf (+/-) 5-bay pre-engineered metal building auto shop with offices, welding shop, electrical vehicle lifts, restrooms, hazmat storage, tool storage and a detached bulldozer storage facility. Site work includes new septic systems, waste drainage systems, paving, landscaping, underground utilities and demolition of the existing shop.

Funding and Cost Verification

This project is within cost. The Budget Act of 1999 provides a total of \$197,000 General Fund for preliminary plans and working drawings; The 3rd Extraordinary Session in 2002 provides a total of \$1,771,000 in lease-revenue bond funds for construction; The Budget Act of 2004 provides \$1,000,000 General Fund for acquisition; and The Budget Act of 2005 provides a total of \$3,258,000 in lease-revenue bond funds (\$50,000 working drawings and \$3,208,000 construction). A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede.

\$4,455,000 total estimated project costs

\$1,197,000 project costs previously allocated: acquisition \$1,000,000, preliminary plans \$100,000 and working drawings \$97,000.

\$3,258,000 project costs to be allocated: working drawings \$50,000 and construction \$3,208,000 (\$2,649,000 contract, \$132,000 contingency, \$427,000 A&E and other project costs)

CEQA

CEQA documentation will be filed for this project.

Project Schedule

The project schedule is as follows:

| | |
|---------------------------|---------------|
| Complete Acquisition: | December 2005 |
| Approve Working Drawings: | June 2006 |
| Complete Construction: | June 2007 |

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during acquisition phase.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 6

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
UKIAH AIR ATTACK BASE, MENDOCINO COUNTY
Relocate Facility

Authority: Chapter 38/05, Item 3450-301-0660 (1)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$9,956,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 6

Department of Forestry and Fire Protection
Ukiah Air Attack Base, Relocate Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. The project includes the construction a new 4,167± sf air operations building with an elevated dispatch area to control flight and loading operations, a 150± sf hazmat building, a retardant facility, a 3,200± sf warehouse/shop building, and a 2,915± sf aircraft hangar. Site work includes demolition at the old site, a 1,200± sf taxiway, 4 aircraft loading areas, 1 air attack parking pad, asphalt paving, sidewalks, grading, larger power lines with utility tie-ins, landscaping, and fencing.

Funding and Cost Verification

This project is within cost. The Budget Act of 1998 provides a total of \$670,000 General Fund for acquisition of which \$475,000 was reverted; The Budget Act of 1999 provides a total of \$646,000 General Fund for preliminary plans and working drawings of which \$394,000 was reverted; and The Budget Act of 2005 provides a total of \$9,956,000 in lease-revenue bonds for the acquisition, working drawings, preliminary plans and construction phases of this project.

\$10,403,000 total estimated project costs

\$447,000 project costs previously allocated: acquisition \$196,000 and preliminary plans \$251,000.

\$9,956,000 project costs to be allocated: acquisition \$676,000, preliminary plans \$403,000, working drawings \$464,000, and construction \$8,413,000 (\$6,957,000 contract, \$348,000 contingency, \$690,000 A&E, \$398,000 other project costs, and \$20,000 agency retained items)

CEQA

The Department of General Services will prepare a Focused Environmental Impact Report during the Preliminary Plan phase.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|---------------|
| Complete Acquisition : | June 2006 |
| Approve Preliminary Plans: | December 2006 |
| Complete Construction: | December 2009 |

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during acquisition and preliminary plans phases of the project.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 7

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
ALTAVILLE FOREST FIRE STATION, MADERA COUNTY
Replace Facility

Authority: Chapter 38/05, Item 3540-301-0660 (3.95)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$3,754,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 7

Department of Forestry and Fire Protection
Altaville Forest Fire Station, Replace Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. The approved project authorizes the demolition of existing apparatus building, dozer shed, office, barracks, and mess hall. Construct a new standard CDF one engine facility, which will include a 10 bed barracks/mess hall, a 2 bay apparatus building with office space, a new dozer shed, storage building and all site work, grading, paving, landscaping, irrigation, utilities, asbestos lead removal, and appurtenances.

Funding and Cost Verification

This project is within cost. The Budget Act of 2000 provided \$156,000 General Fund for preliminary plans (plus augmentation of \$31,000); the Budget Act of 2002 provided a total of \$2,759,000 in lease-revenue bonds for working drawings and construction; and the Budget Act of 2005 provides a total of \$3,754,000 (working drawings \$326,000 and construction \$3,428,000). A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede.

\$3,941,000 total estimated project costs

\$187,000 project costs previously allocated: preliminary plans \$187,000.

\$3,754,000 project costs to be allocated: working drawings \$326,000 and construction \$3,428,000 (\$2,762,000 contracts, \$138,000 contingency, \$528,000 A&E and other project costs)

CEQA

CEQA requirements will be met prior to the completion and approval of preliminary plans.

Project Schedule

The project schedule is as follows:

Approve Working Drawings: October 2006
Complete Construction: September 2008

Due Diligence

A Summary of Conditions Memo will be prepared to determine if there are any significant due diligence issues for this project.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 8

**DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
VALLECITO CONSERVATION CAMP, MADERA COUNTY**

Replace Water Tanks, Construct CCV Apparatus Buildings and Replace Utilities

*Authority: Chapter 0379/02, Item 3540-301-0660 (17.6)
Chapter 38/05, Item 3540-301-0660 (3.15)*

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$3,483,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 8

Department of Forestry and Fire Protection
Vallecito Conservation Camp, Replace Apparatus Buildings and Utilities

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

The project is within scope. The approved project authorizes the construction of two CCV apparatus buildings, replace water tanks, and replacement of water, sewer, LPB, electrical, telecommunication utilities.

Funding and Cost Verification

This project is within cost. The Budget Act of 1999 provides a total of \$123,000 General Fund for preliminary plans; The Budget Act of 2000 provides a total of \$130,000 lease-revenue bonds for working drawings; The Budget Act of 2002 provides a total of 2,641,000 lease-revenue bonds for working drawings and construction; The Budget Act of 2005 provides a total of \$3,483,000 for construction. A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$27,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38 Statutes of 2005, Item 3540-495.

\$3,707,000 total estimated project costs

\$ 251,000 project costs previously allocated: preliminary plans \$122,000 and working drawings \$129,000.

\$3,482,000 project costs to be allocated: working drawings \$37,000 and construction \$3,446,000 (\$2,933,000 contract, \$205,000 contingency, \$248,000 A&E, and \$60,000 agency retained items)

\$27,000 savings available for reversion: construction

CEQA

A Notice of Exemption was filed with the State Clearinghouse on January 31, 2000 and the waiting period expired on March 2000.

Project Schedule

The project schedule is as follows:

Complete Construction: June 2007

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during acquisition phase.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 9

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
WARNER SPRINGS FOREST FIRE STATION, SAN DIEGO COUNTY
Replace Facility

Authority: Chapter 157/03, Item 3540-301-0660 (3)
Chapter 38/05, Item 3450-301-0660 (3.4)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$3,600,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 9

Department of Forestry and Fire Protection
Warner Springs Forest Fire Station, Replace Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. The approved project authorizes the construction of a one-engine Forest Fire Station: 8 bed barracks/mess hall building, two-bay apparatus building, flammable storage building, fueling facility, site work; utilities; paving; and all appurtenances. Scope includes demolition of existing residential/office/apparatus building and barracks/mess hall.

Funding and Cost Verification

This project is within cost. The Budget Acts of 2003 and 2004 provide a total of \$2,387,000 in lease-revenue bonds for acquisition, design and construction; and The Budget Act of 2005 provides a total of \$3,600,000 (acquisition \$420,000, preliminary plans \$242,000, working drawings \$166,000 and construction \$2,772,000). A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$242,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38, Statutes of 2005, Item 3540-495.

\$3,600,000 total estimated project costs

\$242,000 project costs previously allocated: preliminary plans

\$3,600,000 project costs to be allocated: acquisition \$420,000, preliminary plans \$242,000, working drawings \$166,000 and construction \$2,772,000 (contract \$2,253,000, contingency \$113,000, A&E \$368,000 and agency retained items \$38,000)

\$242,000 savings available for reversion: preliminary plans

CEQA

CEQA documentation will be filed for this project.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|---------------|
| Complete Acquisition: | June 2006 |
| Approve Preliminary Plans: | June 2006 |
| Complete Construction: | December 2008 |

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during Acquisition Phase.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 10

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
ALMA HELITACK BASE, SANTA CLARA COUNTY
Replace Facility

Authority: Chapter 157/03, Item 3540-301-0660 (1)
Chapter 38/05, Item 3450-301-0660 (.5)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$6,469,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 10

Department of Forestry and Fire Protection
Alma Helitack Base, Replace Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease-revenue bonds.

Scope Description

This project is within scope. The approved project authorizes the construction of a complete California Department of Forestry and Fire Protection (CDF) helitack base. The base will

include: a 22-person 7,085 SF barracks/mess hall building; a standard 1,999 SF 3-bay apparatus building; a 128 SF storage building; a 1,982 SF helicopter hanger building; and a combination emergency generator and pump house building; and site work and demolition.

Funding and Cost Verification

This project is within cost. The Budget Act of 2000 provides a total of \$1,466,000 General Fund for acquisition, \$253,000 was reverted; The Budget Act of 2003 provides a total of \$5,216,000 in lease-revenue bonds for design and construction; and The Budget Act of 2005 provides a total of \$6,469,000 (\$332,000 preliminary plans, \$335,000 working drawings and \$5,802,000 construction). A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$332,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38 Statutes of 2005, Item 3540-495.

| | |
|-------------|--|
| \$7,616,000 | total estimated project costs |
| \$1,479,000 | project costs previously allocated: acquisition \$1,147,000 and preliminary plans \$332,000 |
| \$6,469,000 | project costs to be allocated: preliminary plans \$332,000, working drawings \$335,000 and construction \$5,802,000 (\$4,955,000 contract, \$248,000 contingency, \$599,000 A&E and other project costs) |
| \$332,000 | savings available for reversion: preliminary plans \$332,000 |

CEQA

A Notice of Determination was filed with the State Clearinghouse on April 28, 2003 and the waiting period expired on May 28, 2003.

Project Schedule

The project schedule is as follows:

| | |
|---------------------------|----------------|
| Approve Working Drawings: | September 2007 |
| Complete Construction: | February 2009 |

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during Acquisition Phase.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 11

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
TWAIN HARTE FOREST FIRE STATION, TUOLUMNE COUNTY
Replace Facility

Authority: Chapter 157/03, Item 3450-301-0660 (7)
Chapter 38/05, Item 3540-301-0660 (3.75)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$3,826,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 11

Department of Forestry and Fire Protection
Twain Harte Forest Fire Station, Replace Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. The approved project constructs a standard 2-engine apparatus building, a 12 bed barracks/mess hall, a storage building, and a combination generator & pump house. On site improvements include grading, underground utilities, drainage, paving, hose wash rack, landscaping, irrigation, fencing, 2 each LPG tanks, an above ground vehicle fuel tank, and foundation for a 45' communications tower. Demolition includes removal of 4 buildings, a/c paving, concrete sidewalks, rated utilities and appurtenances.

Funding and Cost Verification

This project is within cost. The Budget Act of 2003 provides a total of \$3,468,000 in lease-revenue bonds for the preliminary plans, working drawings and construction phase of this project; The Budget Act of 2005 provides a total of \$3,826,000 in lease-revenue bonds for preliminary plans, working drawings and construction. A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$292,000 in excess authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38, Statutes of 2005, Item 3540-495.

\$3,826,000 total estimated project costs

\$292,000 project costs previously allocated: preliminary plans \$292,000.

\$3,826,000 project costs to be allocated: preliminary plans \$292,000; working drawings \$236,000; construction \$3,298,000 (\$2,675,000 contract, \$134,000 contingency, \$451,000 A&E and other project costs and \$38,000 agency retained items)

\$292,000 savings available for reversion: preliminary plans

CEQA

Document is in for final review and is pending public comment period and filing with the public clearinghouse. All CEQA requirements will be met prior to the completion of preliminary plans.

Project Schedule

The project schedule is as follows:

Complete construction: August 2007

Due Diligence

The Department of General Services prepared a Summary of Conditions Memo on September 9, 2004 for this project and it was noted that no significant issues were identified.

Staff Recommendation: Adopt resolution

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September 9, 2005 Meeting Minutes

BOND ITEM

BOND ITEM – 12

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
STEVENS CREEK FOREST FIRE STATION, ALAMEDA COUNTY
Replace Facility

Authority: Chapter 106/01, Item 3540-301-0660 (1)
Chapter 38/05, Item 3450-301-0660 (.7)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$2,902,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 12

Department of Forestry and Fire Protection
Stevens Creek Forest Fire Station, Replace Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease-revenue bonds.

Scope Description

This project is within scope. The approved project authorizes the construction of a one-engine Forest Fire Station: 8 bed barracks/mess hall building, two-bay apparatus building,

flammable storage building, fueling facility, site work; utilities; paving; and all appurtenances. Scope includes a new septic tank and leach field system and concrete containment berms at the fueling area.

Funding and Cost Verification

This project is within cost. The Budget Act of 1998 provides a total of \$123,000 General Fund for preliminary plans and working drawings; The Budget Acts of 2001, 2003, and 2004 provide a total of \$2,412,000 in lease revenue bonds for acquisition, design and construction; and The Budget Act of 2005 provides a total of \$2,902,000 (\$175,000 Acquisition, \$34,000 Working Drawings and \$2,693,000 Construction). A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$52,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38 Statutes of 2005, Item 3540-495.

| | |
|-------------|--|
| \$3,025,000 | total estimated project costs |
| \$175,000 | project costs previously allocated: preliminary plans \$59,000, working drawings \$98,000 and construction \$18,000 for Due Diligence. |
| \$2,902,000 | project costs to be allocated: acquisition \$175,000, working drawings \$34,000, and construction \$2,693,000 (\$2,315,000 contract, \$116,000 contingency, \$262,000 A&E and other project costs) |
| \$52,000 | savings available for reversion: working drawings \$34,000, construction \$18,000 |

CEQA

A Notice of Determination was filed with the State Clearinghouse on October 04, 2000 and the waiting period expired on November 05, 2000.

Project Schedule

The project schedule is as follows:

| | |
|---------------------------|----------------|
| Complete Acquisition: | September 2005 |
| Approve Working Drawings: | September 2005 |
| Complete Construction: | December 2006 |

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during Acquisition Phase.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 13

DEPARTMENT OF FORESTRY & FIRE PROTECTION (3540)
SAN LUIS OBISPO RANGER UNIT HEADQUARTERS, SAN LUIS OBISPO COUNTY
Replace Facility

Authority: *Chapter 106/01, Item 3540-301-0660 (4)*
Chapter 38/05, Item 3540-301-0660 (3.25)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$10,303,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 13

Department of Forestry & Fire Protection
San Luis Obispo Ranger Unit Headquarters, Replace Facility

Action Requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

The project is within scope. This replacement Project acquires an existing site, currently under lease and constructs a complete California Department of Forestry and Fire Protection

(CDF) two-engine forest fire station. The station will include: a standard 12 bed 2,929 SF barracks/mess hall building; a standard 1,984 SF 3-bay apparatus building; a 157 SF flammable storage building (2 pump, 2-1,000 gallon split fuel tank); sitework; utilities; paving; and all appurtenances. Demolition of the existing facilities is also included.

Funding and Cost Verification

The project is within budget. The Budget Act of 1999 provided a total of \$570,000 General Fund for the preliminary plans phase. The Budget Act of 2000 provided a total of \$614,000 General Fund for the working drawing phase. The Budget Act of 2005 provides \$10,303,000 from lease-revenue bonds for the construction phase. The County of San Luis Obispo will provide \$1,291,000 in reimbursements (via a collection agreement) for the construction phase. The requested action will adopt a new resolution, which will supersede. Additionally, \$15,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38, Statutes of 2005, Item 3540-495.

| | |
|--------------|---|
| \$11,487,000 | total estimated project costs |
| \$1,199,000 | project costs previously allocated: preliminary plans \$570,000; working drawings \$614,000; and construction \$15,000 |
| \$10,303,000 | project costs to be allocated: construction \$10,303,000 (\$8,838,000 contract; \$442,000 contingency; and \$1,023,000 A&E and other project costs) |
| \$15,000 | savings available for reversion: construction \$15,000 |

CEQA

(insert notice dates here)

Project Schedule

The project schedule is as follows:

Complete construction: November 2008

Due Diligence Status

The Department of General Services has prepared a Summary of Conditions Memo for this project. A Transfer of Control and Possession Agreement is currently being negotiated.

Staff Recommendation: Adopt resolution.

BOND ITEM

BOND ITEM – 14

**DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
DEW DROP FOREST FIRE STATION, ALAMEDA COUNTY**

Replace Facility

*Authority: Chapter 106/01, Item 3450-301-0660 (9)
Chapter 208/04, Item 3450-301-0660 (5)
Chapter 38/05, Item 3540-301-0660 (3.7)*

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$2,457,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 14

Department of Forestry and Fire Protection
Dew Drop Forest Fire Station, Replace Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease-revenue bonds.

Scope Description

The project is within scope. This replacement project constructs a complete California

Department of Forestry and Fire Protection (CDF) two-engine forest fire station. The station will include: a standard 8-person 2,330 SF barracks building; a standard 1,984 SF 3-bay apparatus building; a 150 SF storage building; and a 300 SF pump building. Project will include site work, utilities, paving, and other appurtenances as required. Demolition is also included.

Funding and Cost Verification

This project is within cost. The Budget Act of 1999 provides a total of \$252,000 General Fund for preliminary plans and working drawings; The Budget Acts of 2001, 2003, and 2004 provide a total of \$2,056,000 in lease-revenue bonds for acquisition and construction; and the Budget Act of 2005 provides a total of \$2,457,000 (\$50,000 for acquisition and \$2,407,000 for construction). A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$68,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38 Statutes of 2005, Item 3540-495.

| | |
|-------------|---|
| \$2,709,000 | total estimated project costs |
| \$320,000 | project costs previously allocated: acquisition \$50,000, preliminary plans \$124,000, working drawings 128,000, and construction \$18,000 for Due Diligence |
| \$2,457,000 | project costs to be allocated: acquisition \$50,000 and construction \$2,407,000 (\$2,021,000 contract, \$101,000 contingency, \$285,000 A&E and other project costs) |
| \$68,000 | savings available for reversion: acquisition \$50,000, construction \$18,000 |

CEQA

A Notice of Determination was filed with the State Clearinghouse on June 23, 2000 and the waiting period expired on July 23, 2000.

Project Schedule

The project schedule is as follows:

| | |
|---------------------------|---------------|
| Complete Acquisition: | October 2005 |
| Approve Working Drawings: | November 2005 |
| Complete Construction: | February 2007 |

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during acquisition phase.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 15

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
PACHECO FOREST FIRE STATION, SANTA CLARA COUNTY
Replace Facility

Authority: Chapter 106/01, Item 3450-301-0660 (2)
Chapter 38/05, Item 3450-301-0660 (1.4)

a. Adopt a resolution to:

1. Authorize the use of interim financing, to be repaid from the Public Buildings Construction Fund from the proceeds from the sale of bonds.
2. Approve the form of and the execution and delivery of a Construction Agreement between the Department of General Services and the State Public Works Board, with the consent of the Department of Forestry and Fire Protection.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
4. Approve the form of and authorize the execution of a Facility Lease between the Department of Forestry and Fire Protection and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$2,445,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 15

Department of Forestry and Fire Protection
Pacheco Forest Fire Station, Replace Facility

Action requested

The action requested will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease-revenue bonds.

Scope Description

This project is within scope. The approved project authorizes the construction of a one-engine Forest Fire Station: 8 bed barracks/mess hall building, two-bay apparatus building,

flammable storage building, fueling facility, site work; utilities; paving; demolition of old facility and all appurtenances.

Funding and Cost Verification

This project is within cost. The Budget Act of 1998 provides a total of \$131,000 General Fund for preliminary plans and working drawings; The Budget Act s of 2001, 2003 and 2004 provide a total of \$2,031,000 in lease-revenue bonds for acquisition and construction; and The Budget Act of 2005 provides a total of \$2,445,000 (\$175,000 Acquisition, and \$2,270,000 Construction). A resolution was previously adopted by the Board for this project. The requested action will adopt a new resolution, which will supersede. Additionally, \$18,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38 Statutes of 2005, Item 3540-495.

\$2,576,000 total estimated project costs

\$149,000 project costs previously allocated: preliminary plans \$66,000, working drawings \$65,000, and construction \$18,000 for Due Diligence

\$2,445,000 project costs to be allocated: acquisition \$175,000, and construction \$2,270,000 (\$1,911,000 contract, \$96,000 contingency, \$263,000 A&E and other project costs)

\$18,000 savings available for reversion: construction \$18,000

CEQA

A Notice of Determination was filed with the State Clearinghouse on June 22, 2000 and the waiting period expired on July 24, 2000.

Project Schedule

The project schedule is as follows:

Complete Acquisition: August 2005
Complete Construction: December 2006

Due Diligence

The Department of General Services will prepare a Summary of Conditions Memo for this project during acquisition phase.

Staff Recommendation: Adopt resolution

BOND ITEM

BOND ITEM – 16

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CALIFORNIA CORRECTIONAL INSTITUTION, TEHACHAPI, KERN COUNTY
Wastewater Treatment Plant Renovation

Authority: Chapter 38, Statutes of 2005, Item 5225-301-0660(2)

a. Adopt a resolution to:

1. Authorize the use of interim financing to be paid from the Public Building Construction Fund from the proceeds from the sale of the bond.
2. Approve the form of and authorize the execution of the Construction Agreement between the Department of Corrections and Rehabilitation and the State Public Works Board.
3. Approve the form of and authorize the execution of new and/or amended Facility Leases between the Department of Corrections and Rehabilitation and the State Public Works Board.
4. Approve the form of and authorize the execution of new and/or amended site Leases between the Department of Corrections and Rehabilitation and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization: \$20,735,000

APPROVED:
5/0

BOND ITEM

STAFF ANALYSIS ITEM – 16

Department of Corrections and Rehabilitation
California Correctional Institution, Tehachapi, Kern County
Wastewater Treatment Plant Renovation

Action Requested

The requested action will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. The project consists of replacing the existing primary treatment headworks and renovating the secondary treatment aeration system, improving the disposal system to provide additional storage area, and a new disinfection system to export treated effluent to adjacent farming operations. Design and subsequent inclusion of tertiary holding pond liners are within the intended scope of the project.

Funding and Project Cost Verification

This project is within cost.

\$20,735,000 total estimated project cost

\$20,735,000 project costs previously allocated: study \$200,000; preliminary plans \$336,000; working drawings \$591,000; construction \$19,608,000 (\$16,147,000 contracts, \$1,130,000 contingency, \$2,123,000 project administration, and \$208,000 agency retained)

CEQA

A Notice of Determination was filed with the State Clearinghouse on March 15, 1999, and the waiting period expired on April 19, 1999, with no public comment.

Project Schedule

The project schedule is as follows:

Complete working drawings: December 2005

Complete construction: August 2007

Due Diligence Status

Due diligence is anticipated to be completed in December 2005.

Staff Recommendation: Adopt resolution.

BOND ITEM

BOND ITEM – 17

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CHUCKAWALLA VALLEY STATE PRISON, BLYTHE, RIVERSIDE COUNTY
Heating, Ventilation, and Air-conditioning System

Authority: Chapter 38, Statutes of 2005, Item 5225-301-0660(1)

a. Adopt a resolution to:

1. Authorize the use of interim financing to be paid from the Public Building Construction Fund from the proceeds from the sale of the bond.
2. Approve the form of and authorize the execution of the Construction Agreement between the Department of Corrections and Rehabilitation and the State Public Works Board.
3. Approve the form of and authorize the execution of new and/or amended Facility Leases between the Department of Corrections and Rehabilitation and the State Public Works Board.
4. Approve the form of and authorize the execution of new and/or amended site Leases between the Department of Corrections and Rehabilitation and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimate Bond Authorization:

\$31,195,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 17

Department of Corrections and Rehabilitation
Chuckawalla Valley State Prison, Blythe
Heating, Ventilation, and Air-conditioning System

Action Requested

The requested action will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is within scope. This project includes replacement of failing evaporative cooling units, repair of collateral damage to roofs, repair collateral damage to building structures, and rehabilitation of the housing unit showers. This project will provide a Central Chiller Plant (CCP) and associated piping loop with new Heating, Ventilation, and Air-conditioning (HVAC) units at the buildings to replace the deteriorated evaporative cooling units, and in the future, replace existing HVAC units (known as DX units) that are not part of this project. The CCP will be located on the site and designed to facilitate future expansion to service the adjacent Ironwood State Prison. The housing units will receive new roofing, additional roof insulation, wall insulation, shower rehabilitation, and minor structural repairs to roof and wall areas. Other buildings will receive new roofs without additional insulation; Metal Roofs will only have damaged areas replaced; and some buildings will have minor structural repairs.

Steel purchases and the complexity of the project may have an impact on future cost increases on this project.

Funding and Project Cost Verification

This project is within cost.

\$31,195,000 total estimated project costs

\$31,195,000 project costs previously allocated: preliminary plans \$1,080,000; working drawings \$1,234,000; construction \$28,881,000 (\$22,970,000 contract, \$1,608,000 contingency, \$3,069,000 project administration, and \$1,234,000 agency retained)

CEQA

A Notice of Determination was filed with the State Clearinghouse on April 2, 2004, and the period for litigation expired on May 6, 2004, with no public comment.

Project Schedule

The project schedule is as follows:

Complete construction: June 2008

Due Diligence Status

Due Diligence was completed in June 2004.

Staff Recommendation: Adopt resolution.

BOND ITEM

BOND ITEM – 18

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
SALINAS VALLEY STATE PRISON, SOLEDAD, MONTEREY COUNTY
Additional 64 Bed Mental Health Facility

Authority: Chapter 38, Statutes of 2005, Item 5225-301-0660 (4)

a. Adopt a resolution to:

1. Authorize the use of interim financing to be paid from the Public Building Construction Fund from the proceeds from the sale of the bond.
2. Approve the form of and authorize the execution of the Construction Agreement between the Department of Corrections and Rehabilitation and the State Public Works Board.
3. Approve the form of and authorize the execution of new and/or amended Facility Leases between the Department of Corrections and Rehabilitation and the State Public Works Board.
4. Approve the form of and authorize the execution of new and/or amended site Leases between the Department of Corrections and Rehabilitation and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Bond Authorization:

\$27,518,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS ITEM – 18

Department of Corrections and Rehabilitation
Salinas Valley State Prison, Soledad
Additional 64 Bed Mental Health Facility

Action Requested

The requested action will adopt a resolution authorizing actions to be taken to provide for interim financing and authorizing the sale of lease revenue bonds.

Scope Description

This project is not within scope. The Additional 64 Bed Mental Health Facility project provided for a 34,300 square foot (sf) 64-bed inpatient mental health expansion to the existing licensed correctional treatment center at Salinas Valley State Prison (SVSP), consisting of a new Housing/Treatment building and an expansion of the existing Administrative Building. The 29,000 sf Housing/Treatment building will include 32 single occupancy cells and 16 double occupancy cells.

The Department of Corrections and Rehabilitation (DCR) is requesting a scope change to the Additional 64 Bed Mental Health Facility at SVSP to reconfigure the design of the Housing/Treatment building from a mixed-use housing design to a completely single celled design. This change will increase the sf of the Housing/Treatment building by 2,100 sf and add an additional 1,100 sf recreational yard.

This change is based on the fact that double occupancy beds in current facilities often are not filled to capacity due to clinical judgment based on inmate-patient compatibility. Given the DCR's urgent need for intermediate care facility beds, and the ability to utilize single cells to maximum capacity, this change in configuration is required.

The anticipated project cost increase due to this change is approximately \$1,645,000. At this time, the total estimated cost for the project is \$29,163,000. The DCR has requested approval for this scope change and to recognize the project deficit at the September 9, 2005, Public Works Board meeting.

Funding and Project Cost Verification

This project is not within cost.

| | |
|--------------|---|
| \$29,163,000 | total estimated project cost |
| \$27,518,000 | project costs previously allocated: preliminary plans \$2,041,000; working drawings \$2,013,000; project administration \$1,595,000; agency retained \$1,985,000; other costs \$425,000; and construction \$19,459,000 (\$18,532,000 contract; \$927,000 contingency) |
| \$1,645,000 | anticipated deficit: preliminary plans \$122,000; working drawings \$123,000; project administration \$82,000; agency retained \$27,000; other costs \$14,000; and construction \$1,277,000 (\$1,216,000 contract; \$61,000 contingency) |

CEQA

In accordance with the California Environmental Quality Act (CEQA), a Mitigated Negative Declaration was signed by the Director of the Department of Corrections and received its certification January 5, 2000.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|---------------|
| Approve preliminary plans: | July 2006 |
| Complete working drawings: | October 2006 |
| Complete construction: | December 2008 |

Due Diligence

Due Diligence is estimated to be completed by February 2006.

Staff Recommendation: Adopt resolution.

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BOND ITEM

BOND ITEM – 19

DEPARTMENT OF EDUCATION, STATE SPECIAL SCHOOLS (6110)
CALIFORNIA SCHOOL FOR THE DEAF, RIVERSIDE
RIVERSIDE COUNTY
Career and Technical Education Complex and Service Yard

Authority: Chapter 38/05, Item 6110-301-0660 (1)

a. Adopt a resolution to:

1. Authorize the use of interim financing to be repaid from the Public Buildings Construction from the proceeds from the sale of bonds.
2. Authorize the execution of the Construction Agreement between the Department of General Services and the State Public Works Board, with consent of the Department of Education.
3. Approve the form of and authorize the execution of a Site Lease between the Department of Education and the State Public Works Board.
4. Approve the form of and authorize the execution of the Facility Lease between the Department of Education and the State Public Works Board.
5. Authorize the sale of the State Public Works Board Lease Revenue Bonds.

Total Estimated Project Costs:

\$16,563,000

APPROVED:

5/0

BOND ITEM

STAFF ANALYSIS – 19

Department of Education, State Special Schools
California School for the Deaf, Riverside
Career and Technical Education Complex and Service Yard

Action Requested

The requested action will adopt a resolution authorizing the use of interim financing and the sale of lease revenue bonds.

Scope Description

This project is within scope. This project will construct a new 27,700 square feet (sf) career technical education complex consisting of classrooms, offices, a kitchen, and indoor and outdoor dining areas, storage rooms, and training rooms for graphic arts, advertising art, information technology, drama, and a dark room. Project includes a shop building that includes offices, storage rooms, an auto shop, paint booth, and teaching space for the construction trades and horticulture/landscaping. Also included is a 200 sf greenhouse, 10,000 sf service yard, parking for 71 vehicles, landscaping, utilities, walkways, site lighting, and demolition of the existing buildings including hazardous material removal and monitoring.

Funding and Cost Verification

This project is within cost.

\$16,563,000 total estimated project costs

\$0 project costs previously allocated: none

\$16,563,000 project costs to be allocated: preliminary plans \$959,000; working drawings \$927,000; construction \$14,677,000

CEQA

The CEQA documentation will be filed during the preliminary plans phase.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|----------------|
| Approve preliminary plans: | June 2006 |
| Approve working drawings: | September 2007 |
| Complete construction: | August 2010 |

Due Diligence Status

Due diligence activities will be completed during the preliminary plans phase.

Staff Recommendation: Adopt resolution.

CONSENT ITEM

CONSENT ITEM – 20

DEPARTMENT OF GENERAL SERVICES (1760)
DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
ALMA HELITACK BASE, SANTA CLARA COUNTY
CDF Project Number 143.1, DGS Parcel Number 10357

Authority: Chapter 52/00, Item 3540-301-0001(.5) and Item 3540-302-0001(1)

a. Authorize site selection

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 20

Department of General Services
Department of Forestry and Fire Protection
Alma Helitack Base

Action requested

The requested action will authorize site selection for this project.

Scope Description

This project is within scope. Chapter 52, Statutes of 2000, Item 3540-301-0001 and Item 3540-302-0001 provide a total of \$1,500,000 for the acquisition of approximately 6 acres for the replacement of the Alma Helitack Base. The Board previously authorized the acquisition of the adjoining 6 acre site that had been leased and used as a fire station and helicopter base. It has been determined that an additional .25 acre “cut slope” parcel needs to be acquired in fee from the County of Santa Clara, and to obtain a “safety zone” aviation easement right from the Department of Transportation (Caltrans). In order to complete the construction of new facilities without requiring significant re-design efforts, including a new helicopter pad, the acquisition of this .25 acre “cut slope” and aviation easement is necessary.

Funding and Cost Verification

This project is within cost. Chapter 52, Budget Act of 2000, Item 3540-301-0001(.5) and Item 3540-302-0001(1) provide a total of \$1,400,000.00 for this acquisition phase of the project. The property can be acquired with the funds available and in accordance with Legislative intent.

CEQA

A Notice of Exemption was filed with the State Clearinghouse on August 24, 2005, and the waiting period expired on September 22, 2005.

Project Schedule

The project schedule is as follows:

The anticipated close of escrow is November 2005.

Condition of Property

ESS to provide statement

Other

- The purchase price will not exceed fair market value as determined by a DGS approved appraisal.
- The Property Acquisition Agreement will require delivery of title to the property free and clear of any mortgages or liens.
- The property is vacant and unimproved.
- There is no relocation assistance involved with this project.

Staff Recommendation: Authorize site selection.

CONSENT ITEM

CONSENT ITEM – 21

DEPARTMENT OF GENERAL SERVICES (1760)
DEPARTMENT OF HEALTH SERVICES (4260)
ANIMAL LABORATORY, 6250 LAMBIE RD., SOLANO COUNTY
Surplus Parcel Number SSL 615

Authority: Chapter 770, Statutes of 2000

- a. **Authorize the sale of state surplus property**

APPROVED:

3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 21

Department of General Services
Department of Health Services
Animal Laboratory, 6250 Lambie Road

Action requested

The requested action will authorize the sale of state surplus property consistent with the staff analysis.

Scope Description

This project is within scope. Chapter 770, Statutes of 2000, authorizes the Director of General Services (DGS), with the approval of the State Public Works Board, to sell, exchange, lease, or transfer, for current market value or for any lesser consideration authorized by law and upon those terms and conditions and subject to those reservations and exceptions as the Director of General Services determines are in the best interest of the state, all or any part of the following real property: Real property known as the Lambie Road Animal Laboratory, consisting of approximately 49 acres of irregularly shaped property, that is a portion of assessor's parcel no. 048-010-210, located at 6250 Lambie Road in Solano County. The Department of Health Services has determined that the property is no longer needed for its program purposes, and declared it surplus to the agency's needs.

Funding and Cost Verification

This project is/not within cost. The costs associated with the sale of the state surplus property are administrative staff costs of \$12,000, environmental review costs of \$30,000, and the State's share of asbestos abatement costs totaling \$107,500. These costs will be paid from the gross proceeds of the sale. No future costs have been identified with the approval of this sale.

Project Schedule

The project schedule is as follows:

The anticipated close of escrow is September 2005

Other

- Pursuant to Government Code Section 11011.1 the property was offered to state and local governmental agencies and the Department of Forestry and Fire Protection expressed an interest, but ultimately declined acquiring the property at fair market value when Forestry determined that it would not be essential to the operation of their conservation camp.
- The approved market value of the property is \$380,000 dated September 2004. Factors reducing the value of the property include voter approved (1995 Proposition A) county restrictions on the use of the land, lack of a potable water source, and rural location adjacent to an inmate conservation camp. Property use would be limited to cattle and sheep rangeland.
- The property was offered at a seal bidding auction on February 23, 2005. There were multiple offers and the bid was awarded to the highest offer to the state of \$651,000. During the buyer's due diligence time period a phase one environmental report was performed. The report identified friable asbestos material on the property. An abatement estimate was completed by a licensed abatement contractor, the bid for removal was \$215,000. The buyer agreed to equally split the cost of abatement with the state.
- Pursuant to Article III, Section 9 of the California Constitution, the net proceeds of any monies received from the disposition are to be used to pay principal and interest on bonds issued pursuant to the Economic Recovery Bond Act.
- The sale is subject to 100 percent mineral rights reservation owned of the United States Federal government. These rights were retained through a reservation in the Quit Claim deed when the property was conveyed to the State of California in June of 1964.

Staff Recommendation: Authorize the sale of state surplus property.

CONSENT ITEM

CONSENT ITEM – 22

DEPARTMENT OF GENERAL SERVICES (1760)
DEPARTMENT OF MENTAL HEALTH (4440)
METROPOLITAN STATE HOSPITAL, LOS ANGELES COUNTY
Building 303, Lease Number L-1796

*Authority: Government Code Section 14671.2
Health and Human Services Code Section 50675 et seq
Health and Human Services Code Section 53533 (Proposition 46)*

- a. **Authorize an amendment to a long term lease of state owned property at less than fair market value for development of low income subsidized housing**

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 22

Department of General Services
Department of Mental Health
Metropolitan State Hospital, Building 303

Action requested

The requested action will authorize a five year three month extension to the term of a lease of state owned property to be used for the development of low income subsidized housing.

Scope Description

This project is within scope. The Department of General Services (“DGS”) executed a 65-year ground lease at less than market value for a state owned building consisting of approximately 11,800 square feet with shared parking located at the Metropolitan State Hospital in Los Angeles County. Section 14671.2 of the Government Code authorizes the Director of DGS to let state owned real property at less than market value for the beneficial public purpose of providing subsidized housing to the indigent and disabled. The below market rent in the lease will make the property affordable for use as a 20-unit congregate care facility serving persons with mental illness. The State Public Works Board (“PWB”) authorized a 20-year lease on November 8, 2002. On June 13, 2003, the PWB authorized an amendment to the lease to extend the term for an additional 45 years through June 30, 2067. This request seeks to extend the term for an additional 5 years and 3 months to September 30, 2072 to meet the 65-year ground lease requirement of the California Department of Housing and Community Development (“HCD”).

Originally, this project was to be funded without state support. However, the November 2002 passage of Proposition 46, The Housing and Emergency Shelter Trust Fund Act, provided

\$195,000,000 statewide, managed by the HCD, to provide multifamily housing for low income adults who suffer from one or more disabilities, including mental illness (Health and Human Services Code (HHSC) Section 53533 (a)(3). Pursuant to regulations authorized by HHSC Section 50675 et seq (Title 25, Section 8316), an HCD supported project must have a ground lease between DGS and the Lessee, the Homes for Life Foundation of at least 65 years *from the date the HCD documents are recorded*. Since the ground lease has not yet been recorded by the HCD, the five year lease extension is necessary to ensure compliance with the law.

Funding and Cost Verification

This project is/not within costs. DGS will lease this building for approximately \$22,000 per year. While less than market value, it is much more than the approximately \$1,000 annually necessary to recover of the cost of DGS's administration of the lease—a requirement of Government Code Section 14671.2.

Upon approval of the lease extension, the Lessee expects to receive a \$1.6 million loan from the HCD to renovate Building 303 for use as a congregate care facility. In addition, the Lessee has already received loans totaling \$4.0 million from federal and local agencies.

CEQA

A Mitigated Negative Declaration was prepared and a Notice of Determination was filed with the State Clearinghouse on March 4, 2002, and the waiting period expired April 3, 2002.

Project Schedule

The project schedule is as follows:

The state's execution of the lease was December 2002. The original term of the lease was from July 1, 2002 through June 30, 2022. The first amendment extended the term through June 30, 2067. This second amendment extends the term through September 30, 2072. Building renovation by Lessee is scheduled for completion on or about December 31, 2006.

Other:

- The prospective Lessee is a nonprofit corporation that develops and constructs transitional living units for low-income persons with disabilities.
- The renovated building will be used to as multifamily housing for persons with chronic mental illness, and often other emotional and physical disabilities. The Lessee provides these special need clients with training for basic life-skills. Housing is provided by the Lessee in compliance with Section 14671.2 of the Government Code which requires that any state land leased at less than market value for housing have at least half of the units developed available for persons with very low incomes to moderate incomes. One hundred percent of the clients housed in the building under the terms of this lease are indigent and, therefore, very low income.
- This project has the consent of the Department of Mental Health as required by Government Code Section 14671.2. DMH indicates that they will not need the building during the course of the lease.
- The building is listed in the National Register of Historic Places as a part of the Metropolitan Hospital Historic District. Due to its historical status, the property will be renovated in accordance with a Memorandum of Agreement with the California State Historic Preservation Office ("SHPO"). Rent will be collected monthly beginning January 1, 2007, or upon occupancy, whichever occurs first.
- Utilities are the responsibility of the Lessee upon start of construction through the remaining term of the lease.

Staff Recommendation: **Authorize an amendment to extend the long term lease of state owned property at less than fair market value for the development of low income subsidized housing.**

CONSENT ITEM

CONSENT ITEM – 23

DEPARTMENT OF GENERAL SERVICES (1760)
DEPARTMENT OF MENTAL HEALTH (4440)
METROPOLITAN STATE HOSPITAL, LOS ANGELES COUNTY
Old Administration Building, Lease Number L-1971

*Authority: Government Code Section 14671.2
Health and Human Services Code Section 50675 et seq
Health and Human Services Code Section 53533 (Proposition 46)*

- a. **Authorize an amendment to a long term lease of state owned property at less than fair market value for development of low income subsidized housing**

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 23

Department of General Services
Department of Mental Health
Metropolitan State Hospital, Building 303

Action requested

The requested action will authorize a five year three month extension to the term of a lease of state owned property to be used for the development of low income subsidized housing.

Scope Description

This project is within scope. The Department of General Services (“DGS”) executed a 65-year ground lease at less than market value for a state owned building consisting of approximately 6,480 square feet with shared parking located at the Metropolitan State Hospital in Los Angeles County. Section 14671.2 of the Government Code authorizes the Director of DGS to let state owned real property at less than market value for the beneficial public purpose of providing subsidized housing to the indigent and disabled. The below market rent in the lease will make the property affordable for use as a 14-unit congregate care facility serving persons with mental illness. The State Public Works Board (“PWB”) authorized a 20-year lease on November 8, 2002. On June 13, 2003, the PWB authorized an amendment to the lease to extend the term for an additional 45 years through June 30, 2067. This request seeks to extend the term for an additional 5 years and 3 months to September 30, 2072 to meet the 65-year ground lease requirement of the California Department of Housing and Community Development (“HCD”).

Originally, this project was to be funded without state support. However, the November 2002 passage of Proposition 46, The Housing and Emergency Shelter Trust Fund Act, provided \$195,000,000 statewide, managed by the HCD, to provide multifamily housing for low income adults who suffer from one or more disabilities, including mental illness (Health and Human

Services Code (HHSC) Section 53533 (a)(3). Pursuant to regulations authorized by HHSC Section 50675 et seq (Title 25, Section 8316), an HCD supported project must have a ground lease between DGS and the Lessee, the Homes for Life Foundation of at least 65 years *from the date the HCD documents are recorded*. Since the ground lease has not yet been recorded by the HCD, the five year lease extension is necessary to ensure compliance with the law.

Funding and Cost Verification

This project is/not within cost. DGS will lease this building for approximately \$12,000 per year. While less than market value, it is much more than the approximately \$1,000 annually necessary to recover of the cost of DGS's administration of the lease – a requirement of Government Code Section 14671.2.

Upon approval of the lease extension, the Lessee expects to receive a \$1.1 million loan from the HCD to renovate Building 303 for use as a congregate care facility. In addition, the Lessee has already received loans totaling \$2.5 million from federal and local agencies.

CEQA

A Mitigated Negative Declaration was prepared and a Notice of Determination was filed with the State Clearinghouse on March 4, 2002, and the waiting period expired April 3, 2002.

Project Schedule

The project schedule is as follows:

The State's execution of the lease was December 2002. The original term of the lease was from July 1, 2002 through June 30, 2022. The first amendment extended the term through June 30, 2067. This second amendment extends the term through September 30, 2072. Building renovation by Lessee is scheduled for completion on or about December 31, 2006.

Other:

- The prospective Lessee is a nonprofit corporation that develops and constructs transitional living units for low-income persons with disabilities.
- The renovated building will be used to as multifamily housing for persons with chronic mental illness, and often other emotional and physical disabilities. The Lessee provides these special need clients with training for basic life-skills. Housing is provided by the Lessee in compliance with Section 14671.2 of the Government Code which requires that any state land leased at less than market value for housing have at least half of the units developed available for persons with very low incomes to moderate incomes. One hundred percent of the clients housed in the building under the terms of this lease are indigent and, therefore, very low income.
- This project has the consent of the Department of Mental Health as required by Government Code Section 14671.2. DMH indicates that they will not need the building during the course of the lease.
- The building is listed in the National Register of Historic Places as a part of the Metropolitan Hospital Historic District. Due to its historical status, the property will be renovated in accordance with a Memorandum of Agreement with the California State Historic Preservation Office ("SHPO"). Rent will be collected monthly beginning January 1, 2007, or upon occupancy, whichever occurs first.
- Utilities are the responsibility of the Lessee upon start of construction through the remaining term of the lease.

Staff Recommendation: **Authorize an amendment to extend the long term lease of state owned property at less than fair market value for the development of low income subsidized housing.**

CONSENT ITEM

CONSENT ITEM – 24

**CALIFORNIA CONSERVATION CORPS (3340)
DELTA SERVICE DISTRICT CENTER
SAN JOAQUIN COUNTY
RELOCATION/CONSTRUCTION**

*Authority: Chapter 106/01, Item 3340-301-0001 (3);
Chapter 3/02, Third Extraordinary Session (Section 2) as reappropriated by
Item 3340-490-0660 (2), Budget Act of 2002 (Ch. 379/02) and partially
reverted by
Chapter 38/05, Item 3340-495 (2);
Chapter 38/05, Item 3340-301-0660 (1)*

a. Approve preliminary plans

**APPROVED:
3/0**

CONSENT ITEM

STAFF ANALYSIS ITEM – 24

California Conservation Corps
Delta Service District Center
San Joaquin County

Action requested

The requested action will approve preliminary plans for this project.

Scope Description

This project is within scope. The approved project authorizes the construction of a California Conservation Corps (CCC) residential facility to replace the Stockton facility. The new facility shall consist of: administration building; warehouse; hazardous materials storage structure; multi-purpose building including kitchen/ dining; four residential dorms; education and recreation buildings; and paved service and parking areas. The facility will be designed to accommodate 111 corps members.

Funding and Cost Verification

This project is within cost. Chapter 106, Statutes of 2001, Item 3340-301-0001 (3), Chapter 3, Statutes of 2002, 3rd Extraordinary Session, Chapter 379, Statutes of 2002, Item 3340-490-0660 (2), and Chapter 38, Statutes of 2005, Item 3340-301-0660(1), as partially reverted by Item 3340-495, authorized a total of \$21,717,000 for acquisition, preliminary plans, working drawings, and construction phases of the project. Additionally, \$888,000 in excess project authority will be reverted in a separate consent item before the Board. This excess project authority represents the difference between the actual and the projected encumbered balances of the prior appropriations reverted by Chapter 38, Statutes of 2005, Item 3540-495 (see attached spreadsheet for project specific details).

| | |
|--------------|--|
| \$21,717,000 | total authorized project costs |
| \$2,088,000 | project costs previously allocated: acquisition \$1,500,000; preliminary plans \$588,000 |
| \$19,629,000 | project costs to be allocated: working drawings \$807,000; construction \$18,822,000 (\$16,590,000 contract, \$829,000 contingency, \$1,403,000 A&E costs) |

CEQA

CEQA document filed with the State Clearinghouse on April 6, 2004 and the waiting period has expired.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|----------------|
| Approve preliminary plans: | September 2005 |
| Complete construction: | May 2008 |

Due Diligence

The Department of General Services prepared a Summary of Conditions Memo on _____ for this project and it was noted that no significant issues were identified.

Staff Recommendation: Approve preliminary plans.

CONSENT ITEM

CONSENT ITEM – 25

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CALIFORNIA STATE PRISON, SAN QUENTIN, MARIN COUNTY
Condemned Inmate Complex

Authority: Chapter 157, Statutes of 2003, Item 5240-301-0660(4), 61.12.027

- a. Approve scope change
- b. Recognize anticipated deficit **\$13,214,000**
(6.0 percent total project)

PULLED TO ACTION ITEM

CONSENT ITEM

STAFF ANALYSIS ITEM – 25

Department of Corrections and Rehabilitation
California State Prison, San Quentin, Marin County
Condemned Inmate Complex

Action Requested

The requested action will approve scope change and recognize anticipated deficit.

Scope Description

This project is not within scope. The California State Prison, San Quentin-Condemned Inmate Complex (CIC) will provide a new facility for condemned male inmates located within the existing boundaries of California State Prison, San Quentin. The complex will provide 1,024 cells that can safely house 1,408 condemned inmates at maximum capacity, and will consist of two semi-autonomous maximum-security facilities, each providing housing, service, and support space.

The Department of Corrections and Rehabilitation (DCR) is requesting a scope change to delete one stacked 180 housing unit, Building 310, located in Facility A in the southeast corner of the site. Each housing unit for the CIC utilizes two of DCR's high security 180 housing units stacked on top of each other and modified to meet the security, operational, and program requirements for condemned male inmates. The housing unit contains approximately 107,800 square feet of building space for 256 cells, inmate dayrooms, elevated control rooms, food service kitchens, and program space.

Also, the DCR will be deleting gunposts 415 and 416 along with approximately 210 feet of concrete yard wall that separates the Facility A recreation yard into a smaller yard for each housing unit. The yard wall is 16 feet high and provided with an elevated walkway that is used by correctional staff to access gunposts 415 and 416 and oversee recreation yard activities associated with the deleted housing unit.

In the recreation yard, DCR will be deleting the four group yards and 20 small management yards used by the inmates for recreational purposes. Each group yard is designed for approximately 30 inmates and consists of a 35 foot by 65 foot concrete paved fenced enclosure complete with basketball hoop and toilet facilities. The small management yards are approximately 10 feet by 15 feet, concrete paved, and provided with toilet facilities and metal roof over a portion of the yard.

Further deletions from the project scope is one vehicle sallyport that serves as a security entry point for vehicles/trucks entering/exiting the recreation yard associated with the deleted housing unit. The vehicle sallyport consists of 12 foot high cyclone fencing on three sides complete with pedestrian and vehicle gates. There is also approximately 70 feet of concrete yard wall on the remaining side with one large vehicle sliding gate that forms the security perimeter of the deleted recreation yard.

To facilitate the deletion of the housing unit, it will be necessary to construct approximately 250 feet of concrete yard wall to form the security perimeter of the recreation yard per DCR policy. The yard wall will be 16 feet high and topped with barbed tape with no elevated walkway or gunposts. A 20—day letter was sent to the Legislature on August 24, 2005 and the waiting period will expire on September 13, 2005.

Funding and Project Cost Verification

This project is not within cost. At this time, the project was estimated to be approximately \$265 million. A preliminary value engineering savings to this project for the deletion of this housing unit is approximately \$31.7 million bringing the total estimated project to \$233.3 million.

\$233,214,000 total estimated project cost

\$220,000,000 project costs previously allocated: preliminary plans \$5,750,000; working drawings \$5,111,000; project administration \$16,147,000; long lead \$470,000; equipment \$5,304,000; agency retained \$3,537,000; and construction \$183,681,000 (\$173,109,000 contract; \$8,655,000 contingency; \$1,917,000 A&E)

\$13,214,000 anticipated deficit: working drawings \$927,000; agency retained \$871,000; and construction \$11,416,000 (\$10,065,000 contract; \$503,000 contingency; \$848,000 A&E)

CEQA

The Environmental Impact Report (EIR) has been completed on this project. A Notice of Determination was filed with the State Clearinghouse on May 6, 2005, and in this case, the 30-day waiting period expired on June 6, 2005. A lawsuit has been filed and the Department is pending litigation.

Project Schedule

The project schedule is as follows:

| | |
|------------------------------|-------------|
| Preliminary Plan Completion: | May 2005 |
| Working Drawings Completion: | August 2006 |
| Construction Completion: | July 2008 |

Due Diligence Status

Due Diligence was completed in May 2005.

Staff Recommendation: Approve scope change and recognize anticipated deficit.

CONSENT ITEM

CONSENT ITEM – 26

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
SALINAS VALLEY STATE PRISON, MONTEREY COUNTY
Additional 64 Bed Mental Health Facility

Authority: Chapter 38, Statutes of 2005, Item 5225-301-0660 (4), 61.35.007

- a. Approve scope change
- b. Recognize anticipated deficit \$1,645,000
(5.98 percent total project)

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 26

Department of Corrections and Rehabilitation
Salinas Valley State Prison
Additional 64 Bed Mental Health Facility

Action Requested

The requested action will approve scope change and recognize anticipated deficit for this project.

Scope Description

This project is not within scope. The Additional 64 Bed Mental Health Facility project provided for a 34,300 square foot (SF) 64-bed inpatient mental health expansion to the existing licensed correctional treatment center at Salinas Valley State Prison (SVSP), consisting of a new Housing/Treatment building and an expansion of the existing Administrative building. The new 29,000 SF Housing/Treatment building will include 32 single occupancy cells and 16 double occupancy cells.

The Department of Corrections and Rehabilitation (DCR) is requesting a scope change to the Additional 64 Bed Mental Health Facility at SVSP to reconfigure the design of the Housing/Treatment building from a mixed-use housing design to a completely single celled design. This change will increase the SF of the Housing/Treatment building by 2,100 SF and add an additional 1,100 SF recreational yard.

This change is based on the realization that current facilities double occupancy beds often are not filled to capacity due to clinical judgment based on inmate-patient compatibility. Given the DCR's urgent need for beds, and the ability to utilize single cells to maximum capacity, this agreement to change the configuration was reached.

This change will help meet the Department's need to provide intermediate level of mental health care for Level IV, maximum custody, male inmate-patients. Given the *Coleman Court* compliance efforts underway, a continuing wait list for this higher-level of care is not acceptable. This design change request is consistent, as well, with the view taken by the Court's regarding DCR's need for single cells. Since biweekly court reporting for the bed availability for inmate-patients was initiated on January 31, 2005, the wait list for SVSP intermediate level of mental health care for Level IV maximum custody male inmates has increased 200 percent rising from 27 to 81 inmate-patients in a six-month period. Placing these inmate-patients into single cells meets the requirements of their therapeutic modality and permits full use of all 64 new beds. Current efforts must be used to expand the number of beds to the full extent of our capability.

The anticipated project cost increase due to this change is approximately \$1,645,000. At this time, the total estimated cost for the project is \$29,163,000. A 20—day letter was sent to the Legislature on August 24, 2005 and the waiting period will expire on September 13, 2005.

Funding and Project Cost Verification

This project is not within cost.

| | |
|--------------|---|
| \$29,163,000 | total estimated project cost |
| \$27,518,000 | project costs previously allocated: preliminary plans \$2,041,000; working drawings \$2,013,000; project administration \$1,595,000; agency retained \$1,985,000; other costs \$425,000; and construction \$19,459,000 (\$18,532,000 contract; \$927,000 contingency) |
| \$1,645,000 | anticipated deficit: preliminary plans \$122,000; working drawings \$123,000; project administration \$82,000; agency retained \$27,000; other costs \$14,000; and construction \$1,277,000 (\$1,216,000 contract; \$61,000 contingency) |

CEQA

In accordance with the California Environmental Quality Act (CEQA), a Mitigated Negative Declaration was signed by the Director of the Department of Corrections and received its certification January 5, 2000.

Project Schedule:

The project schedule is as follows:

| | |
|----------------------------|---------------|
| Approve preliminary plans: | July 2006 |
| Complete working drawings: | October 2006 |
| Start construction: | April 2007 |
| Complete construction: | December 2008 |

Due Diligence:

Due Diligence is estimated to be completed by February 2006.

Staff Recommendation: Approve scope change and recognize anticipated deficit.

CONSENT ITEM

CONSENT ITEM – 27

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)

STATEWIDE

Minor Projects (Adult)

Authority: Chapter 38, Statutes of 2005, Item 5225-301-0001 (12) 61.14.030

a. Approve use of Inmate Day Labor

APPROVED:

3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 27

Department of Corrections and Rehabilitation
Statewide, Minor Projects (Adult)

Action Requested

The requested action will provide approval of the use of Inmate Day Labor (IDL) resources pursuant to Public Contract Code Section 10103.5 for the Department's Minor Capital Outlay Program.

Scope Description

The project is within scope. Pursuant to Public Contract Code Section 10103.5, the Public Works Board must approve the use of IDL when the total cost of a project for the construction of new, previously unoccupied prison facilities or additions to existing facilities exceeds \$50,000. The Board's approval of this item will provide the Department with the authority to use IDL resources on any minor capital outlay project for the 2005/06 fiscal year.

Funding and Project Cost Verification

This project is within cost.

\$5,000,000 total amount previously allocated

CEQA

N/A.

Project Schedule

The project schedule is as follows:

All projects will be in construction in the 2005/06 fiscal year.

Staff Recommendation: Approve use of Inmate Day Labor.

CONSENT ITEM

CONSENT ITEM – 28

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CALIFORNIA INSTITUTION FOR MEN, CHINO, SAN BERNARDINO COUNTY
Minor Projects: Security Upgrades-Reception Center Central and East Facilities

Authority: Chapter 38, Statutes of 2005, Item 5225-301-0001 (21) 61.14.034

- a. **Approve use of Inmate Day Labor**

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 28

Department of Corrections and Rehabilitation

California Institution for Men

Minor Projects: Security Upgrades-Reception Center Central and East Facilities

Action Requested

The requested action will provide approval of the use of Inmate Day Labor (IDL) resources pursuant to Public Contract Code Section 10103.5, for California Institution for Men, Minor Projects-Security Upgrades-Reception Center Central and East Facilities.

Scope Description

The project is within scope. The purpose of this proposal is to request funding to implement several Minor Capital Outlay Projects at the California Institution for Men. The focus of each project under this single appropriation request is to provide a series of facility enhancements to mitigate safety and security issues for staff and inmates. The targeted locations include Reception Center Central and Reception Center East Facilities.

Pursuant to Public Contract Code Section 10103.5, the Public Works Board must approve the use of IDL when the total cost of a project for the construction of new, previously unoccupied prison facilities or additions to existing facilities exceeds \$50,000. The Board's approval of this item will provide the Department with the authority to use IDL resources for this project.

Funding and Project Cost Verification

This project is within cost.

\$1,654,000 total amount previously allocated

CEQA

N/A

Project Schedule

The project schedule is as follows:

All projects will be in construction in the 2005/06 fiscal year.

Staff Recommendation: Approve use of Inmate Day Labor.

CONSENT ITEM

CONSENT ITEM – 29

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CALIFORNIA MEDICAL FACILITY, VACAVILLE, SOLANO COUNTY
Mental Health Crisis Beds

Authority: Chapter 157, Statutes of 2003, Item 5240-301-0660 (2), 61.09.036
Chapter 38, Statutes of 2005, Item 5225-301-0660 (3)

- a. **Approve preliminary plans**

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 29

Department of Corrections and Rehabilitation
California Medical Facility, Vacaville, Solano County
Mental Health Crisis Beds

Action Requested

The requested action will approve preliminary plans and release of working drawing funds.

Scope Description

This project is within scope. The Mental Health Crisis Bed facility will be a single story building with an area of 44,881 square feet. The new facility will provide two 25-bed nursing units for mental health treatment needs of Department of Corrections and Rehabilitation inmate/patients requiring short-term, inpatient, and crisis care in a licensed Correctional Treatment Center environment.

Funding and Project Cost Verification

This project is within cost.

\$26,600,000 total estimated project cost

\$26,600,000 project costs previously allocated: preliminary plans \$1,561,000; working drawings \$1,325,000; project administration \$1,418,000; agency retained \$1,782,000; and construction \$20,514,000 (\$19,537,000 contract, \$977,000 contingency)

CEQA

A Mitigated Negative Declaration was filed with the State Clearinghouse on September 17, 2004, and the litigation-waiting period expired on October 18, 2004.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|----------------|
| Approve preliminary plans: | September 2005 |
| Complete working drawings: | February 2006 |
| Complete construction: | February 2008 |

Due Diligence

Due Diligence is estimated to be completed by October 2005.

Staff Recommendation: Approve preliminary plans and release of working drawing funds.

CONSENT ITEM

CONSENT ITEM – 30

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CALIFORNIA MEN'S COLONY, SAN LUIS OBISPO, SAN LUIS OBISPO COUNTY
Potable Water Distribution System Upgrade

Authority: Chapter 106, Statutes of 2001, Item 5240-301-0001 (15), 61.10.44
Chapter 208, Statutes of 2004, Item 5240-301-0001 (6)
Chapter 38, Statutes of 2005, Item 5225-301-0001 (11)

a. **Approve preliminary plans**

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 30

Department of Corrections and Rehabilitation
California Men's Colony, San Luis Obispo
Potable Water Distribution System Upgrade

Action Requested

The requested action will provide approval of preliminary plans and release of working drawing funds for this project.

Scope Description

This project is within scope. The project includes installation of approximately 26 miles of potable water distribution lines. The water lines range in size from 8-inch diameter lateral lines to 18-inch diameter main distribution lines. Also included in the work is installation of new fire hydrants; pressure reducing, butterfly and gate valves; pipe bridges; and a booster pump station.

Funding and Cost Verification

This project is within cost.

\$35,349,000 total estimated project costs

\$2,776,000 project costs previously allocated: study \$102,000; preliminary plans \$1,317,000; working drawings \$1,357,000

\$32,573,000 project costs to be allocated: construction \$32,573,000 (contract \$26,667,000; contingency \$1,867,000; project administration \$1,908,000; agency retained \$127,000; other project costs \$2,004,000)

CEQA

A Notice of Exemption/Determination will be filed with the State Clearinghouse on September 1, 2005, and the waiting period will expire on October 6, 2005.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|----------------|
| Approve preliminary plans: | September 2005 |
| Approve working drawings: | September 2006 |
| Complete construction: | November 2008 |

Staff Recommendation: Approve preliminary plans and release of working drawing funds.

CONSENT ITEM

CONSENT ITEM – 31

**DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
STATEWIDE**

Small Management Exercise Yards—CMC, CIM, DVI

Authority: Chapter 38, Statutes of 2005, Item 5225-301-0001 (7) 61.01.200

a. Approve scope change

APPROVED:

3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 31

Department of Corrections and Rehabilitation
Statewide
Small Management Exercise Yards-CMC, CIM, DVI

Action Requested

The requested action will approve a scope change to the project.

Scope Description

This project is not within scope. The scope of the project is to construct 96 small management exercise yards (SMY) at three institutions: California Men's Colony (36), California Institution for Men (30), and Deuel Vocational Institution (30) as required to meet court ordered out of cell exercise time for Administrative Segregation (Ad-Seg) inmates.

Based on a revised assessment from the Department of Corrections and Rehabilitation (DCR), Division of Adult Institutions, the SMY needs have changed based on the number of needed Ad-Seg cells. The requested changes will not affect the total number of SMY's (i.e 96) to be constructed; however, both CMC and CIM will be affected. The number of Ad-Seg cells at CMC has increased from 176 to 226, requiring an additional need for nine SMY's. The number of Ad-Seg cells at CIM will be reduced by nine based on a calculation error. This revised scope change will authorize the construction of 96 SMY's at three institutions: CMC (45), (CIM (21) and DVI (30). A 20—day letter was sent to the Legislature on August 24, 2005 and the waiting period will expire on September 13, 2005.

Funding and Cost Verification

This project is within cost. Although the request is to change the number of SMY's to be constructed at CMC and CIM, the total number of 96 SMY's between all three has not changed, thus there are no expected changes to the projects cost estimate.

\$2,640,000 total estimated project cost

\$2,640,000 project costs currently allocated: construction project administration \$346,000; agency retained \$115,000; and construction \$2,179,000 (contract \$2,006,000; contingency \$173,000)

CEQA

The areas in which these small management yards are located are not environmentally sensitive and CEQA is not required because the areas of construction will convert existing large exercise yards into smaller, safer, and more manageable exercise yards.

Project Schedule

The project schedule is as follows:

Complete construction: January 3, 2007

Due Diligence Status

N/A

Staff Recommendation: Approve scope change.

CONSENT ITEM

CONSENT ITEM – 32

DEPARTMENT OF EDUCATION, STATE SPECIAL SCHOOLS (6110)
CALIFORNIA SCHOOL FOR THE DEAF,
FREMONT, ALAMEDA COUNTY
Student Waiting Area Shelters

Authority: Chapter 38/05, Item 6110-301-0001 (1)

- a. **Approve preliminary plans**

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 32

Department of Education, School for the Deaf-Fremont
Student Waiting Area Shelters

Action requested

The requested action will approve preliminary plans for this project.

Scope Description

This project is within scope. This project will provide for the construction of one 44-foot and one 60-foot pre-manufactured student waiting area shelters. The work includes lighting for the shelters and associated site work consisting of sidewalks, driveway and concrete pads at student waiting areas.

Funding and Cost Verification

This project is within cost.

\$470,000 total estimated project costs

\$19,000 project costs previously allocated: preliminary plans for \$19,000

\$451,000 project costs to be allocated: working drawings \$24,000; construction \$427,000 (consisting of \$351,200 contract, \$25,000 contingency, \$39,000 A&E costs, \$12,000 other project costs)

CEQA

A Notice of Exemption/Determination was filed with the State Clearinghouse on August 10, 2005 and the waiting period expired on September 14, 2005.

Project Schedule

The project schedule is as follows:

Approve working drawings: January 21, 2005

Complete construction: August 31, 2006

Staff Recommendation: Approve preliminary plans.

CONSENT ITEM

CONSENT ITEM – 33

**CALIFORNIA COMMUNITY COLLEGES (6870)
LOS RIOS COMMUNITY COLLEGE DISTRICT
COSUMNES RIVER COLLEGE, SACRAMENTO COUNTY**
Police, Print, Office Buildings Modernization

Authority: Chapter 38/05, Item 6870-301-6041 (18) PWC

a. Approve preliminary plans

**APPROVED:
3/0**

CONSENT ITEM

STAFF ANALYSIS ITEM – 33

Los Rios Community College District
Cosumnes River College
Police, Print, Office Buildings Modernization

Action Requested

The requested action will approve preliminary plans for this project.

Scope Description

This project is within scope. This project constructs a new 7,974 assignable square feet (asf) building comprised of 4,551 asf office, 2,825 asf duplication/mail room services, and 598 asf of nurse/treatment space.

Funding and Project Cost Verification

This project is within cost.

\$3,620,000 total authorized project costs

\$3,620,000 total estimated project costs

\$27,000 state project costs previously allocated: preliminary plans \$27,000 at CCI 4328

\$1,964,000 state project costs to be allocated: working drawings \$22,000; construction \$1,942,000 (\$1,942,000 contracts) at CCI 4328

\$180,000 local project costs previously allocated: preliminary plans \$180,000 at CCI 4328

\$1,449,000 local project costs to be allocated: working drawings \$96,000; construction \$1,081,000 (\$727,000 contracts, \$133,000 contingency and \$221,000 tests and inspections, construction management, architectural oversight during construction) at CCI 4328 and equipment \$272,000 at EPI 2649

CEQA

A Negative Declaration (#2004122061) was filed with the State Clearinghouse on February 15, 2005 and the waiting period has expired.

Due Diligence

Community college districts are local entities and the State does not have title to their real property, hence districts acknowledge that they have full responsibility for clearing due diligence issues for general obligation bond projects.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|--------------|
| Complete working drawings: | January 2006 |
| Award contract: | March 2006 |
| Complete construction: | April 2007 |

Staff Recommendation: Approve preliminary plans.

CONSENT ITEM

CONSENT ITEM – 34

CALIFORNIA COMMUNITY COLLEGES (6870)
BUTTE-GLENN COMMUNITY COLLEGE DISTRICT
BUTTE COLLEGE, BUTTE COUNTY
Library Renovation and Expansion

Authority: Chapter 38/05, Item 6870-301-6041 (2) PWCE

a. Approve preliminary plans

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 34

Butte-Glenn Community College District
Butte College
Library Renovation and Expansion

Action Requested

The requested action will approve preliminary plans for this project.

Scope Description

This project is within scope. The authorized scope of the project renovates and expands the existing library. The project will result in a 55,720 assignable square feet (asf) library consisting of 9,100 asf lecture, 1,200 asf laboratory, 3,650 asf office, 35,600 asf library, 3,800 asf AV/TV and 2,370 asf other support space.

Funding and Project Cost Verification

This project is within cost.

\$16,803,000 total authorized project costs

\$127,000 state costs previously allocated: preliminary plans, \$127,000

\$8,275,000 state costs to be allocated: working drawings, \$112,000; construction \$7,422,000 (\$6,633,000 contracts, \$402,000 contingency and \$387,000 tests and inspections, architectural oversight during construction, and construction management) at CCI 4328; and equipment \$741,000 at EI 2649

\$498,000 local funds previously allocated: preliminary plans, \$498,000

\$7,903,000 local costs to be allocated: working drawings, \$537,000; construction \$7,264,000 (\$6,474,000 contracts, \$402,000 contingency and \$388,000 tests and inspections, architectural oversight during construction, and construction management) at CCI 4328; and equipment \$102,000 at EI 2649

CEQA

A Notice of Determination (#2002022100) was filed with the State Clearinghouse and the waiting period has expired.

Due Diligence

Community college districts are local entities and the State does not have title to their real property, hence districts acknowledge that they have full responsibility for clearing due diligence issues for general obligation bond projects.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|---------------|
| Complete working drawings: | November 2005 |
| Award contract: | June 2006 |
| Complete construction: | December 2008 |

Staff Recommendation: Approve the preliminary plans.

CONSENT ITEM

CONSENT ITEM – 35

CALIFORNIA DEPARTMENT OF VETERANS AFFAIRS (8960)
VETERANS HOME OF CALIFORNIA, YOUNTVILLE, NAPA COUNTY
Annex I Renovation

Authority: Military and Veterans Code 1104.2, tracked as Item 8960-801-0701

- a. **Approve augmentation.** **\$280,000**
(1.8 percent of total project costs)

APPROVED:
3/0

CONSENT ITEM

STAFF ANALYSIS ITEM – 35

California Department of Veterans Affairs
Veterans Home of California, Yountville, Napa County
Annex I Renovation

Action requested

The requested action will approve an augmentation for this project.

Scope Description

This project is within scope.

This project consists of remodeling an existing single story 38,100 square foot historic building to be converted into an Alzheimer-Dementia care facility for the California Department of Veterans Affairs. Alterations include demolition, wall relocation; new suspended ceiling; installation of new floor covering and paint throughout; asbestos abatement; all new HVAC, power, lighting, security, and fire life safety modifications to comply with current code regulations. An addition to the building of 4,084 square feet, to accommodate programmatic requirements, will increase the overall building size to 42,734 square feet. The renovation of an existing, adjacent 550 square foot corridor, which connects Annex I to the Administration Building, is also included.

Funding and Cost Verification

This project is not within cost.

When cost and scope was established by PWB in April 2003, total project costs were estimated to total \$15,481,000. However, the project bid \$285,000 under the project cost estimate. Change orders related to unforeseen site conditions, design errors, and fire and life safety requirements led PWB to approve the use of bid savings in July 2005. Additional design errors and a need for improved window screens necessitate a construction cost increase of \$280,000, which is 1.8 percent of total project costs.

\$15,761,000 Total authorized project costs

\$15,481,000 Amount transferred to date: preliminary plans \$836,000; working drawings \$973,000; construction \$13,387,000 (\$10,180,000 contract, \$997,000 contingency, \$704,000 A&E, \$807,000 other, \$984,000 agency retained)

\$280,000 Augmentation.

CEQA

A Categorical Exemption was filed with the State Clearinghouse on July 11, 2003 and the 35-day waiting period expired on August 15, 2003.

Project Schedule

The project schedule is as follows:

| | |
|----------------------------|-------------------|
| Approve preliminary plans: | August 15, 2003 |
| Approve working drawings: | December 12, 2003 |
| Complete construction: | January 2006 |

Due Diligence

Due Diligence was completed August 19, 2003 with no significant issues.

Staff Recommendation: Approve increase within appropriation.

ACTION ITEM

ACTION ITEM – 1

THIS ITEM WAS PULLED FROM CONSENT ITEM 25 AND PLACED HERE AT THE MEETING.

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CALIFORNIA STATE PRISON, SAN QUENTIN, MARIN COUNTY
Condemned Inmate Complex

Authority: Chapter 157, Statutes of 2003, Item 5240-301-0660(4), 61.12.027

- c. Approve scope change
- d. Recognize anticipated deficit \$13,214,000
(6.0 percent total project)

NO ACTION WAS TAKEN AND ITEM WAS PULLED UNTIL THE SEPTEMBER 16, 2005 RECONVENED MEETING.

ACTION ITEM

STAFF ANALYSIS ITEM – 25

Department of Corrections and Rehabilitation
California State Prison, San Quentin, Marin County
Condemned Inmate Complex

Action Requested

The requested action will approve scope change and recognize anticipated deficit.

Scope Description

This project is not within scope. The California State Prison, San Quentin-Condemned Inmate Complex (CIC) will provide a new facility for condemned male inmates located within the existing boundaries of California State Prison, San Quentin. The complex will provide 1,024 cells that can safely house 1,408 condemned inmates at maximum capacity, and will consist of two semi-autonomous maximum-security facilities, each providing housing, service, and support space.

The Department of Corrections and Rehabilitation (DCR) is requesting a scope change to delete one stacked 180 housing unit, Building 310, located in Facility A in the southeast corner of the site. Each housing unit for the CIC utilizes two of DCR's high security 180 housing units stacked on top of each other and modified to meet the security, operational, and program requirements for condemned male inmates. The housing unit contains approximately 107,800 square feet of building space for 256 cells, inmate dayrooms, elevated control rooms, food service kitchens, and program space.

Also, the DCR will be deleting gunposts 415 and 416 along with approximately 210 feet of concrete yard wall that separates the Facility A recreation yard into a smaller yard for each housing unit. The yard wall is 16 feet high and provided with an elevated walkway that is used by correctional staff to access gunposts 415 and 416 and oversee recreation yard activities associated with the deleted housing unit.

In the recreation yard, DCR will be deleting the four group yards and 20 small management yards used by the inmates for recreational purposes. Each group yard is designed for approximately 30 inmates and consists of a 35 foot by 65 foot concrete paved fenced enclosure complete with basketball hoop and toilet facilities. The small management yards are approximately 10 feet by 15 feet, concrete paved, and provided with toilet facilities and metal roof over a portion of the yard.

Further deletions from the project scope is one vehicle sallyport that serves as a security entry point for vehicles/trucks entering/exiting the recreation yard associated with the deleted housing unit. The vehicle sallyport consists of 12 foot high cyclone fencing on three sides complete with pedestrian and vehicle gates. There is also approximately 70 feet of concrete yard wall on the remaining side with one large vehicle sliding gate that forms the security perimeter of the deleted recreation yard.

To facilitate the deletion of the housing unit, it will be necessary to construct approximately 250 feet of concrete yard wall to form the security perimeter of the recreation yard per DCR policy. The yard wall will be 16 feet high and topped with barbed tape with no elevated walkway or gunposts. A 20—day letter was sent to the Legislature on August 24, 2005 and the waiting period will expire on September 13, 2005.

Funding and Project Cost Verification

This project is not within cost. At this time, the project was estimated to be approximately \$265 million. A preliminary value engineering savings to this project for the deletion of this housing unit is approximately \$31.7 million bringing the total estimated project to \$233.3 million.

\$233,214,000 total estimated project cost

\$220,000,000 project costs previously allocated: preliminary plans \$5,750,000; working drawings \$5,111,000; project administration \$16,147,000; long lead \$470,000; equipment \$5,304,000; agency retained \$3,537,000; and construction \$183,681,000 (\$173,109,000 contract; \$8,655,000 contingency; \$1,917,000 A&E)

\$13,214,000 anticipated deficit: working drawings \$927,000; agency retained \$871,000; and construction \$11,416,000 (\$10,065,000 contract; \$503,000 contingency; \$848,000 A&E)

CEQA

The Environmental Impact Report (EIR) has been completed on this project. A Notice of Determination was filed with the State Clearinghouse on May 6, 2005, and in this case, the 30-day waiting period expired on June 6, 2005. A lawsuit has been filed and the Department is pending litigation.

Project Schedule

The project schedule is as follows:

Preliminary Plan Completion: May 2005
Working Drawings Completion: August 2006

Construction Completion: July 2008

Due Diligence Status

Due Diligence was completed in May 2005.

Staff Recommendation: Approve scope change and recognize anticipated deficit.

OTHER BUSINESS

OTHER ITEM –

No Other Business.

REPORTABLES

To be presented at meeting.

STATE PUBLIC WORKS BOARD
September 16, 2005
Reconvened from the September 9, 2005 Meeting
PROPOSED MINUTES

PRESENT:

Mr. James Tilton, Career Executive Assignment (5), Department of Finance
Ms. Cindy McKim, Deputy Director, Department of Transportation
Mr. Ron Joseph, Director, Department of General Services

ADVISORY MEMBER:

Director, Employment Development Department

LEGISLATIVE ADVISORS:

Assembly Member
Assembly Member Wilma Chan
Assembly Member Lloyd E. Levine
Senator Gilbert Cedillo
Senator Wesley Chesbro
Senator Carole Migden

STAFF PRESENT:

Karen Finn, Administrative Secretary, State Public Works Board
Michael Carter, Assistant Administrative Secretary, State Public Works Board
Deborah Cregger, Legal Counsel, State Public Works Board
Chris Sanford, Secretary, State Public Works Board
Rocel Bettencourt, Principal Program Budget Analyst, Department of Finance
Chris Lief, Budget Analyst, Department of Finance
Theresa Gunn, Principal Program Budget Analyst, Department of Finance

OTHERS PRESENT:

Darlene Maston, Department of Corrections and Rehabilitations
Karen Sakala, State Treasurer's Office
Art Lowe, Department of Corrections and Rehabilitations
Glen Mercer, State Treasurer's Office
Phil Osborne, State Treasurer's Office

CALL TO ORDER AND ROLL CALL:

Mr. James Tilton, Career Executive Assignment (5), Department of Finance called the reconvened meeting to order at 10:15 a.m. Karen Finn, Administrative Secretary, State Public Works Board, called the roll. A quorum was established.

ACTION ITEMS:

Ms. Finn stated that this now was resuming the regular meeting from the September 9, 2005. Ms. Finn also stated that the one action item to be considered was the approval of scope change and recognizes an anticipated deficit of the San Quentin Prison Project. However, she had received no new information from the Legislature on this item. Ms. Finn stated that she recommends formally pulling this Action Item from the agenda and hope to have it considered at the September 20, 2005 Special Meeting on Tuesday.

Mr. Tilton asked if this adjourns the meeting of the ninth then?.

Ms. Finn answered in the affirmative.

NEXT MEETING:

Mr. Tilton then addressed the public that this Item would be discussed then at the Special Meeting on Tuesday September 20, 2005, at 10:00 and that this concludes the meeting of the State Public Works Board.

ACTION ITEM

ACTION ITEM – 1

THIS ITEM WAS PULLED FROM CONSENT ITEM 25 OF THE AGENDA

DEPARTMENT OF CORRECTIONS AND REHABILITATION (5225)
CALIFORNIA STATE PRISON, SAN QUENTIN, MARIN COUNTY
Condemned Inmate Complex

Authority: Chapter 157, Statutes of 2003, Item 5240-301-0660(4), 61.12.027

- e. Approve scope change
- f. Recognize anticipated deficit \$13,214,000
(6.0 percent total project)

NO ACTION WAS TAKEN AND ITEM WAS PULLED UNTIL THE SEPTEMBER 20, 2005 SPECIAL MEETING.

ACTION ITEM

STAFF ANALYSIS ITEM – 25

Department of Corrections and Rehabilitation
California State Prison, San Quentin, Marin County
Condemned Inmate Complex

Action Requested

The requested action will approve scope change and recognize anticipated deficit.

Scope Description

This project is not within scope. The California State Prison, San Quentin-Condemned Inmate Complex (CIC) will provide a new facility for condemned male inmates located within the existing boundaries of California State Prison, San Quentin. The complex will provide 1,024 cells that can safely house 1,408 condemned inmates at maximum capacity, and will consist of two semi-autonomous maximum-security facilities, each providing housing, service, and support space.

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square feet of building space for 256 cells, inmate dayrooms, elevated control rooms, food service kitchens, and program space.

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Funding and Project Cost Verification

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Project Schedule

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Due Diligence Status

Due Diligence was completed in May 2005.

Staff Recommendation: Approve scope change and recognize anticipated deficit.