



CALIFORNIA STATE  
**PUBLIC WORKS BOARD**

EDMUND G. BROWN JR. • GOVERNOR

915 L STREET ■ NINTH FLOOR ■ SACRAMENTO CA ■ 95814-3706 ■ (916) 445-9694

STATE PUBLIC WORKS BOARD

May 13, 2011

**MINUTES**

**PRESENT:**

Ms. Jennifer Rockwell, Chief Counsel, Department of Finance  
Ms. Ann Barsotti, Chief Information Officer, Department of Transportation  
Mr. Jim Lombard, Chief Administrative Officer, State Controller  
Mr. Francisco Lujano, Director Securities Management Division, State Treasurer's Office

**STAFF PRESENT:**

Greg Rogers, Administrative Secretary  
Nathan Brady, Assistant Administrative Secretary  
Theresa Gunn, Assistant Administrative Secretary  
Chris Lief, Assistant Administrative Secretary  
Aurelia Bethea, Executive Assistant  
Cynthia Munoz, Executive Assistant  
Stephen Benson, Budget Analyst  
Carlos Ochoa, Budget Analyst  
Madelynn McClain, Budget Analyst  
Deborah Cregger, Staff Counsel  
Marilyn Munoz, Staff Counsel

**CALL TO ORDER AND ROLL CALL:**

Ms. Jennifer Rockwell, Chairperson of the Board and Chief Counsel of the Department of Finance, called the meeting to order at 10:00 a.m. Mr. Greg Rogers, Administrative Secretary for the Board, called the roll. A quorum was established.

The first order of business was approval and adoption of the minutes from the March 11, 2011, and April 8, 2011 meetings. Mr. Rogers reported Board staff had reviewed and recommended approval and adoption of the minutes.

**A motion was made by Mr. Lombard and second by Ms. Rockwell to approve and adopt the minutes. The minutes were approved by a 4-0 vote.**

Ms. Rockwell stated the Board would consider Action Item 1 prior to considering the Bond Item because the Board needed to consider and establish the project prior to considering adopting a resolution to authorize interim financing for the project. Action Item 1 would be voted on by only the representatives from Department of Transportation and Finance; whereas the Bond Item will be voted on by all representatives.

**Action Item 1:**

Mr. Rogers advised that Action Item 1 would establish the scope, cost, and schedule for the Department of Corrections and Rehabilitation Stanislaus County Juvenile Justice Center-Commitment Center Project.

This project is a one-story juvenile commitment center that will be constructed on approximately 4.7 acres of county owned land and will be adjacent to an existing juvenile detention center, which is also built on county owned land. The juvenile commitment center will be approximately 45,600 square feet, with three housing units and will provide approximately 60 beds. It will also include support services space for administration; central control; routine medical examinations; education administration and classrooms; religious, recreational, and counseling programs; visitor processing and visitations; facility storage and a service delivery and loading dock.

Mr. Rogers reported staff recommended approval for establishing the scope, cost, and schedule for the Department of Corrections and Rehabilitation Stanislaus County Juvenile Justice Center—Commitment Center Project.

There were no questions or comments from the Board or the public.

**A motion was made by Ms. Barsotti and second by Ms. Rockwell to approve Action Item 1. Action Item 1 was approved by a 2-0 vote.**

**BOND ITEMS:**

Mr. Rogers noted there was one Bond Item on May's agenda. .

**BOND ITEM 1**

Mr. Rogers informed the Board, that Bond Item 1, for the Department of Corrections and Rehabilitation (CDCR) Stanislaus County Juvenile Justice Center—Commitment Center Project, if approved, would adopt a resolution authorizing the steps to be taken to provide interim financing for the project discussed in the prior action. This action would also include approval and execution of a Project Delivery and Construction Agreement between Stanislaus County, CDCR, Corrections Standard Authority and the Board. \$18,000,000 was the total amount of state funds authorized for this project.

Staff recommended approval of the item and adoption of the resolution.

There were no questions from the Board or the public.

**A motion was made by Mr. Lombard and second by Mr. Lujano to approve and adopt the resolution Bond Item 1. Bond Item 1 was approved by a 4-0 vote.**

**CONSENT ITEMS:**

The third order of business was the Consent Calendar. Mr. Rogers stated the Consent Calendar consists of Items 1 through 7.

- 2 requests to authorize acquisition [Item 1, 2]
- 1 request to authorize site selection [Items 3]
- 1 request to accept real property through a transfer of title [Item 4]
- 2 requests to approve preliminary plans [Item 5 & 7]
- 1 request to approve preliminary plans, an increase within appropriation, and a reversion of project savings [Item 6]

Staff recommended approval of Consent Items 1 through 7.

There were no comments or questions from the Board or the public.

**A motion was made by Ms. Barsotti and second by Ms. Rockwell to approve Consent Calendar Items 1 through 7. The Consent Items were approved by a 2-0 vote.**

**ACTION ITEMS:**

Mr. Rogers informed the Board there were 2 additional Action Items on this month's agenda.

**ACTION ITEM 2:** is for the Judicial Council's New South Monterey County Courthouse (Greenfield site), and seeks the Board's consideration in authorizing acceptance of a no-cost acquisition.

Mr. Rogers reported the Board took action to authorize acquisition of the New South Monterey County Courthouse contingent upon satisfactorily completing several conditions. Once Greenfield Redevelopment Agency (Greenfield RDA) met these conditions, the Administrative Office of the Courts was to return to the Board for acquisition approval.

The following conditions were met by Greenfield RDA:

- 1) Acquisition of the parcel by the Greenfield RDA—This condition was satisfied in January 2011;
- 2) Completion of any and all applicable occupant relocation assistance—This condition was satisfied in March 2011;
- 3) Demolition and removal of existing improvements in accordance with current and applicable law—This condition was satisfied in March 2011.

In summary staff recommended acceptance of this no-cost acquisition as all conditions had been satisfactorily met.

There were no questions and or comments from the Board or the public.

**A motion was made by Ms. Barsotti and second by Ms. Rockwell to approve Action Item 2. Action Item 2 was approved by a 2-0 vote.**

**ACTION ITEM 3:** is for the Department of Education, California School for the Deaf, Riverside County, Academic Support Cores, Bus Loop, and Renovation Project. The requested action was to approve preliminary plans, approve an augmentation for working drawings, and recognize an anticipated deficit for construction.

The Board was requested to take a contingent action, as the expiration of the 20-day legislative notification letter recommending the Board to recognize the anticipated deficit expires May, 14, 2011.

In summary staff recommended approving preliminary plans, augmentation to working drawings, and recognize an anticipated deficit to construction contingent on the expiration date of the 20-day legislative notification period without any adverse comments.

There were no questions and or comments from the Board or from the public.

**A motion was made by Ms. Barsotti and second by Ms. Rockwell to approve Action Item 3. Action Item 3 was approved by a 2-0 vote.**

## **OTHER BUSINESS**

Mr. Rogers informed the Board that there were two items under Other Business on this month's agenda, which would be presented by Mr. Brady.

Other Business Item 1: Mr. Brady recalled, that at the April meeting, a motion was made to have the Administrative Office of the Courts (AOC) work with staff and report back to the Board to certify that the Oregon/Yuba site is the best site available and an exhaustive search had been done to look at alternative locations. The Board received a letter from Lee Willoughby, Director of the Office of Court Construction Management with the AOC, certifying that the Oregon/Yuba site is the preferred site for the new Redding courthouse. The AOC certified that no other site fits the program needs for a new Redding courthouse.

Additionally, the Board requested that the AOC work with staff to ensure the MOU was properly constituted to include clarifying language regarding successors in interest in case the Redding RDA is eliminated, allowing the state to take the lead on the condemnation action if that determination is made by the Board.

Staff met multiple times with the AOC to craft amendments to the MOU between the RDA and the AOC. Staff was comfortable that the proposed amendments address the Board's concerns. The AOC presented those amendments to the RDA and the City of Redding for approval and we are awaiting any comments from the RDA or city.

Other Business Item 2: Mr. Brady stated the second item of other business was a status of outstanding invoices that DGS had sent to the AOC and not yet received payment. At the April PWB meeting, Mr. Harvey expressed concern regarding the payment of services rendered to the AOC and requested that Board and AOC staff meet with DGS officials to determine a payment schedule before the next regularly scheduled Board meeting. Board, DGS, Finance, and AOC staff met on May 3, 2011, to discuss the outstanding invoices. As of April 5, 2011, DGS had identified roughly \$2.1 million in outstanding invoices dating back to the late 1990's. Of this amount, \$262,790 was related to work that DGS real estate staff had done on behalf of the Board in reviewing AOC acquisition projects. The AOC reported at the May 3rd 2011 meeting with DGS that these invoices are not in dispute and that all had been approved for payment.

The remaining \$1.87 million in outstanding invoices was made up primarily of costs that DGS incurred for unarmed security services that AOC asked DGS to provide for the Ronald Reagan Building after September 11, 2001. AOC and DGS met on April 27, 2011, to discuss these charges and they are continuing to work through the outstanding questions and concerns, with Finance involved as needed.

There were no questions or comments from the Board or Public

## **REPORTABLES:**

Mr. Rogers informed the Board there were no reportable on this month's agenda.

## **NEXT MEETING:**

Mr. Rogers announced the next meeting Public Works Board meeting is scheduled for **Friday, June 10, 2011, at 10:00 am, at the State Capitol, in Room 113.**

There were no comments or questions from the public.

The meeting was concluded at 10:18 am.