

Projects Update

Board of Trustees

November 18, 2024



(New text shown in red.)

Fairfield Campus

Boardroom Technology Replacement

Project Manager: Kris Bridges

Description: This project will provide all necessary equipment and supplies for the replacement of the existing AV Infrastructure supporting the live stream of bi-weekly Board of Trustee meetings.

Completion Target: Construction - January 2025; **Project Close-Out - March 2025**

Current Status:

- Design Phase: Complete
- Bid Phase: Complete
- Construction Phase: **Project on track to replace equipment over December winter break; integrator will be on site for first Board Meeting of 2025 (January 15th)**



Building 300 Renovation

Project Manager: Andrew Gleeson

Description: This project will renovate existing Building 300 focusing on interior refresh, roof replacement, and temperature controls and user comfort. The project goal is to modernize the aging building in order to meet current standards.

Completion Target: January 2025

Current Status:

- **Construction Phase – 80% complete; ceiling grid painting continues; new roofing installation, concrete work at door landings and Graphics area complete; Room 303 remodeling estimated completion end of November**



Building 1400 Phase 1 Modernization

Project Manager: Kris Bridges

Description: This project will replace the existing built up roof and replace the aluminum storefront doors throughout the Student Center exterior through two phases.

Completion Target:

- Roof Replacement: Construction - **December 2024; Project Close-Out – March 2025**
- Doors/Storefronts: December 2024

Current Status:

- Roof Replacement:
 - Design Phase: Complete
 - Bid Phase: Complete
 - Construction Phase: Final roof terminations to be complete by end of November; fall protection is only remaining scope
 - **Please Note: This project recently experienced an isolated water intrusion at the south side of the building due to non-installed mansard tiles supporting new overflow drains; remediation was completed and tile has been installed**
- Doors/Storefronts:
 - Design Phase: Complete
 - Bid Phase: Complete
 - Construction Phase: **Concrete on north side of building to begin last week of November**



Building 1600 Modernization

Project Manager: Noe Ramos

Description: This project is a full modernization of the Cosmetology Department in Building 1600. The project will also include new interior finishes throughout the building, improvements to the mechanical/electrical/plumbing systems, modernization of existing restrooms, ADA upgrades, and miscellaneous exterior improvements, including removal of the mansard roof and replacement of the walkway cover.

Completion Target: December 2025

Current Status:

- Design Phase: Complete
- Bid Phase: Construction being rebid; General Contractor prequalification in process; bidding started in October
- **Construction Phase: Anticipated January – October 2025**
- **Please Note: Due to the pre-qualification of General Contractors and re-bidding of the project, the project timeline has been changed; re-bid completion is anticipated in December with Board approval in January**



Central Plant Replacement

Project Manager: Noe Ramos

Description: This project will modernization the Fairfield Campus' Central Plant and provide for partial electrification of the heating system.

Completion Target: February 2025

Current Status:

- Design Phase: Complete
- Bid Phase: Complete
- Construction Phase: Commissioning of Cooling Plant complete; installation of temporary boiler infrastructure on going; repair of hot water underground leak repairs on going
- **Please Note: During construction, multiple leaks in the underground hydronic piping system where found; leaks at the following underground vaults are being addressed in this project - vault east of Building 1400, vault east of Building 900, vault near Building 700, and vault north of Building 300; only repairs needed to get the system up and running are being performed at this time; a future project will address the hydronic system as a whole**



Early Learning Center Expansion

Project Manager: Noe Ramos

This Project will be removed from this Report next month.

Description: This project is expansion of the Early Learning Center to serve approximately forty (40) children. This requires addition of new building at the current site. This project will also include upgrades to the exterior play areas as determined by regulations/code.

Completion Target: Complete

Current Status:

- Design Phase: Complete
- Bid Phase: Complete
- Construction Phase: **Addressing warranty and punch list items**



Interior Refresh

Project Manager: Andrew Gleeson

Description: This Project is primarily on the Fairfield Campus and is to upgrade and refresh current building interiors; update and bring into ADA (Americans with Disabilities Act) code compliance drinking fountains, restrooms, and signage; ensure that other codes are met within the limited scope of the upgrades/refresh work; and improve campus and building wayfinding along with other improvement/ enhancements.

Completion Target:

- Phase I (B700 & B1500) – **November 2024**
(schedule extended by one month)
- Phase IB (B500 & B800) – **January 2025**
(schedule extended by one month)

Current Status:

- Construction Phase (Phase I) – **98% complete; punch list items addressed; Notice of Completion (NOC) scheduled to be filed by end of November**
- Construction Phase (Phase IB): **50% complete; construction progress has been slower than anticipated due to night and weekend working hours; Building 500 restrooms to be finished by end of December; Building 800 restrooms to be finished by end of January**



Solar Energy

Project Manager: Noe Ramos

Description: This project includes the installation of additional Photovoltaic Arrays (PV's), a Battery Energy Storage System (BESS), and more Electric Vehicle (EV) charging stations. Project goal is to offset current energy consumption of the Fairfield Campus.

Completion Target: January 2025
(schedule extended by three months)

Current Status:

This project is being completed via a Design-Build-Operate-Maintain delivery method.

- Bid Phase: Complete
- Design Phase: **Complete**
- Construction Phase: **Received DSA approval on BESS system; installation of new electrical equipment near Substation #1 and chain link fencing complete; working with PG&E to get permission to operate**



Substations #3 and #4 Replacement

Project Manager: Kris Bridges

Description: This project is to replace and/or modernize the existing aging Substation #3 and Substation #4.

Completion Target: January 2025

Current Status:

This project is being completed via a Design-Build delivery method.

- Criteria Documents Phase: Complete
- Bid Phase: Complete
- Design Phase: Complete
- Construction Phase: **Contractor is working with the manufacturer to replace a series of defective breakers on the new medium voltage equipment; coordinating a winter break outage that will allow for start-up of the new Substation #4 equipment and transfer loads**



Swing Space

Project Manager: Noe Ramos

This Project will be removed from this Report next month.

Description: This project consists of the installation of seven (7) DSA classrooms and one (1) restroom building along with all associated sitework and utilities.

Completion Target: Complete

Current Status:

- Pre-Design Phase: Complete
- Design Phase: Complete
- Bid Phase: Complete
- Construction Phase: Buildings have been turned over to the District; **contractor addressing punch list items; permanent electrical panel installed**



Quad Water Conservation

Project Manager: Noe Ramos

This Project will be removed from this Report next month.

Description: This project consists of a design update to the quad area south of the new Library Learning Resource Center. The revised quad design will implement strategies that will prioritize water conservation, sustainability, and minimal/reduced operations and maintenance.

Completion Target: Complete

Current Status:

- Pre-Design Phase: Complete
- Design Phase: Complete
- Bid Phase: Complete
- Construction Phase: **Completing minor punch list items**



Vacaville Center

None at this time.

Vallejo Center

Vallejo Center Security

Project Manager: Kris Bridges

Description: This Project consists of a comprehensive security modernization at the Vallejo Center including installation of new lighting, security cameras, emergency phone stations, and upgrades to door protection.

Completion Target: Construction - **December 2024;**
Project Close-Out - **March 2025**

Current Status:

- Pre-Design Phase: Complete
- Design Phase: Complete
- Bid Phase: Complete
- Construction Phase: **Construction is substantially complete; working with Architect to complete punch list items**



Belvedere Property Fence

Project Manager: Kris Bridges

Description: This Project consists of the installation of a property perimeter fence around the vacant Belvedere property. This fence is being installed working with the HOA (Home Owners' Association) of the adjacent development.

Completion Target: December 2024

Current Status:

- Pre-Design Phase: Complete
- Design Phase: Complete
- Bid Phase: Complete
- Construction Phase: **Contractor has staked the property boundary and will mobilize on site this month**

