

# ***EXHIBIT C***

## ***EXHIBIT C-1***



**Ocean County College Board of Trustees  
Buildings & Grounds Committee Agenda  
May 26, 2015**

**FACILITIES MANAGEMENT AND CONSTRUCTION PROJECTS:**

**Construction**

Project	Action Items / Status	Comments
<b>Administration Building Renovation Phase I</b>	<b>Phase I – Minor Interior Renovations:</b> The Ground level space will be allocated to Purchasing and College Relations and the design is nearly complete. The First floor, dedicated to Norma Betz' One-Stop-Shop for Student Services, will include a modification of the lobby and foyer. The V.P. of Academic Affairs will be relocated to the Second floor Executive Level. The design of the Ground floor will be performed as a separate phase from the First floor due to One-Stop-Shop consultant, allowing the construction of the Ground floor renovations to proceed while the First floor's design progresses.	
<b>Instructional Building:</b>	The interior demolition and asbestos abatement are approximately 95% complete. New construction work will begin this summer. Once completed, the building will have a newly constructed exterior facelift, new classrooms, new engineering lab, new lecture hall, two story open atrium lobby for students, along with collaborative meeting rooms for student groups to gather. In addition, the College has added a comprehensive Learning Center for student retention that will include a state-of-the-art computer tutorial lab for Math, Science, and language services. The building's total completion is scheduled for December 2016.	
<b>Mill Creek Sailing Center (MCSC):</b>	A kick-off meeting with the contractor was held and the prefabricated dock portion is ordered and to be installed later this summer. The design of the building's shell is postponed pending discussions with the Partner engineer, the College, and County Park Department.	
<b>New Student Center:</b>	As seen from the campus, the construction of the building's exterior envelope is almost complete while the architectural, mechanical, electrical, plumbing (MEP) and masonry work continues. The new Student Center is expected to be complete by late 2015 and will house most of the student services, student life and club activity rooms, game room, conference rooms and a state-of-the-art Cafeteria. The Bookstore and an ATM will be relocated to the facilities.	



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<b>Ocean County North Bay Entrance</b>	<b>Phase III of IV</b> - The new loop road, named North and South College Drive, has been paved. With the return of favorable weather, construction activities continue on the new driveway leading to North Bay Avenue. The benefit to the Ocean County College will now provide a timely evacuation of the campus, and OEM the ability to have emergency staging capabilities within our campus parking lots.	
<b>Energy - Ongoing Project of Tritium BAS Programming:</b>	CAMPUS ENERGY CONSERVATION PROJECT (CECP). The programming of the Building Automated Systems (BAS) network on the campus will reduce the number of hot and cold complaints and reduce energy. The Technology building and the outdoor lighting to 7 buildings are anticipated to be completed shortly.	
<b>Gateway Building:</b>	Niram was the apparent low bidder for the repair work. The College will determine how to proceed with the work. Work is expected to be completed this year.	
<b>Parking Lot 2, 5 &amp; 6 Lighting &amp; Site Work:</b>	Light installation in Lots 5 and 6 is complete. Parking Lot 2 construction planning began this month with the contractor. Work is scheduled for the spring and summer.	
<b>Retro-Commissioning/Data Gathering:</b>	The older existing buildings have had major interior changes with little changes to the HVAC systems, resulting in inefficient heating and cooling. It was determined that CO <sub>2</sub> Sensors, an instrument that can monitor the indoor air quality of a building, would be beneficial to the safety of the campus community and its inhabitation. The CO <sub>2</sub> Sensors have been ordered.	
<b>Technology – Roof Leak:</b>	The architect has performed their investigation of the Technology building and has identified the cause of the leaks. Construction planning for the repair work began this month. Work should take place this summer.	
<b>Parking Lot #2 Resurfacing</b>	Parking lot 2 has deteriorated and should be resurfaced. This will improve the appearance, structure and durability of the lot. The College is evaluating this project.	
<b>Hiering - Convert Classrooms to Labs:</b>	Work began this month on the lab renovations. The Dean was able to relocate classes so that all renovations can proceed concurrently. The first renovation will convert an existing classroom into an A&P Lab and the Organic Chemistry Lab will be converted into General Chemistry Lab. The Physics Lab will be converted to a Biology Lab.	
<b>Campus-Wide Infrastructure Project – Central Plant Heating Project</b>	The Central Boiler Plant construction planning began this month. The proposed plant will be placed inside the Combine Heating Power Plant (CHP) building. This will have an entire hot water distribution system capability with the goal to optimize the efficiency and operation of heating, pumping operations resulting in reducing operating cost. The expected completion date of the Central Boiler Plant is in late 2015	

## Planning

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<b>Library – Envelope Study:</b>	The building investigation is partially complete and the report collected has been evaluated by Facilities. Destructive investigation was performed this month with more repair needs and details to follow.	
<b>College Master Plan:</b>	The Spiegle Architectural Group is nearly complete with the Phase 1 Report, which will reflect data collected and existing campus conditions. They will then continue to work on actual master planning activities for the campus.	
<b>Campus-Wide Infrastructure Project – Central Plant Cooling Project</b>	As the campus expands, Ocean County College will need to add a minimum of 600 tons of chiller capacity to provide cooling to the new Student Center, the soon to be renovated Instructional building, and back up to the existing buildings. The proposed plant will be placed alongside and inside the Combine Heating Power Plant (CHP) building. For the purpose of cost savings and partial operating redundancy, a third 300 ton chiller is required. The completion of the Chiller Plant is estimated to be in 2016.	
<b>Electrical Connection to the East Side of Campus</b>	Finally, three buildings on the east side of the campus (Administration, the Planetarium and the Grunin Center) will be connected to the College's underground, high-voltage electrical distribution system this summer. Completing this project will save the College energy costs since the buildings will be connected to the engine-generator. The project was awarded to the lowest bidder; however, has been held up with a vendor requesting review of the documents with the Board.	
<b>Campus-Wide - Electronic &amp; Way finding Signage:</b>	Phase III Scope for Electronic Signs will include the Campus-Wide Way-finders and the entrances at College Drive, Buckwald Drive and North Bay Avenue. This work will be coordinated after the completion of the County Road Project and the College's Master Plan. Funding for the project has not been determined.	
<b>Administration Building Renovation Phase II:</b>	<b>Phase II – Major Building Renovation:</b> The Administration building's occupants must be relocated into the Russell building after the Instructional building renovation is completed in late 2016. Once the Administration's occupants are relocated, the renovation can begin.	
<b>Health Sciences Building (Upper Campus):</b>	With Kimmel Bogrette Architects programming and creating the layout work for the project, the College has determined that the building will be placed on the north side of the Gateway building. The building will be 3-stories high and 45,000 square feet. Programming and the building's appearance were finalized this month. Considerations will be made to connect the upper campus new building with the Health Sciences building and the lower campus Science building as well as maintaining the ridge, tree lines, and the environment as much as possible. This would maximize the usage of the upper campus parking lots and allow closer parking to the campus buildings.	



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<b>S.T.E.M. Building</b>	Spiezle Architectural Group, the master planning architect, has helped identify optimal locations for all future buildings, including locations for a possible future S.T.E.M. building. The building will be home to Science, Technology, Engineering, and Math (S.T.E.M.) learning. The building will also be used for the public use as a business incubator.	

*The mission of the Ocean County College (OCC) Facilities Management and Construction is to operate, maintain, improve, plan, and develop the OCC grounds, buildings, equipment, and the related utilities. Also, to ensure that the best services are provided for the activities of the college, at a minimum cost consistent with the high level standards of performance and reliability required for such an institution.*