

EXHIBIT C



**BOARD OF TRUSTEES
Buildings and Grounds Committee Agenda Items**

To: Board of Trustees
From: Office of the President
Date: February 18, 2021

The following Buildings and Grounds Committee item is recommended to the Ocean County College Board of Trustees for approval at its meeting on **Thursday, February 25, 2021:**

1. Recommend acceptance of the Buildings and Grounds Committee Report for February 25, 2021 (**Exhibit C-1**)

EXHIBIT C-1



**Ocean County College Board of Trustees
Buildings and Grounds Committee Agenda
February 25, 2021**

FACILITIES MANAGEMENT AND CONSTRUCTION PROJECTS

LOCATION / PROJECT	Latest Project Update
CONSTRUCTION PROJECTS	
STUDENT ENROLLMENT BUILDING (SEB)	The Student Enrollment Building project is on schedule and budget. The current completion date is scheduled for late May and to officially open in July, in preparation for the fall registration and the Hubsters. The building finishes, such as painting, flooring, and tiling, are underway and nearly complete. Krueger International (KI) released furniture and wall system components for fabrication. Expected delivery and installation is March 15. The Ribbon Cutting date is determined to occur after the June Board.
CONFERENCE CENTER RENOVATION	The Conference Center (#10) has been fully renovated since the end of 2020. The new redesign includes a large flexible conference space, perimeter seating and tables, and will be home to the Barnegat Bay Partnership’s offices and labs. Meanwhile, the Design Committee met to formulate an interactive and passive display through photographs and written messages depicting the importance of preserving New Jersey land and water resources through education and awareness. The Barnegat Bay Partnership, faculty, and students are intended to assist with the photography.
NJNG / OCC ENERGY CONSERVATION PROGRAM	Ocean County College has an opportunity to participate in the New Jersey Natural Gas (NJNG) Engineering Solutions Program with several HVAC equipment and significant lighting retro-fits that would qualify for the NJNG’s energy conservation program. Once complete, the College is estimated to yield \$86,635 in energy savings per year. This translates to a 4.7-year payback on the college’s share of the cost. It is a win-win! The project is in the design phase.
GATEWAY – KEAN OFFICE RENOVATION	Short of a few punch list items, the project is complete. Kean representatives have toured the space and were pleased with the work - a new student reception area at the front entrance, additional offices, and expanded clerical areas with a new fully equipped kitchenette. The Certificate of Occupancy was received.
STUDENT CENTER – SEATING EXPANSION	The MSA Architects has completed the design for the reduction of the Bookstore to expand dining seating and the project was issued for general contractor bids this month. The confirmation by the Toms River Planning Board to review the project is not necessary. The renovation is on a tight schedule with only four weeks to complete the project. Coordination is currently underway with Barnes and Noble to relocate their operations during construction. Completion is expected in July 2021, just in time for the Fall semester.



LOCATION / PROJECT	Latest Project Update
PERFORMING ARTS ACADEMY (PAA)	Much of the final closeout documentation, including the maintenance bond and punch list corrections, are now complete. However, Wallace has not completed all closeout requirements. The College’s attorney is in negotiations with Steve Wallace to turn over the final closeout documents, required maintenance, and lien bonds.
FACILITIES STORAGE STRUCTURE (BARN)	The sitework is ready for the barn construction and paving will follow afterwards. The barn’s design work was completed this month and will be presented to the Toms River Planning Board. At the same time, the construction of the barn will be issued for bid. Completion is anticipated this summer.
PROGRAMMING & DESIGN – In Progress	
DEFERRED MAINTENANCE AND CAPITAL IMPROVEMENTS	<p>Small FY 2021/22 Projects:</p> <ul style="list-style-type: none"> • Grunin – Provide security/isolation for PAA classrooms. <ul style="list-style-type: none"> ➤ Schematic design was approved by OCC and OCVTS. Construction document design is nearly complete. MSA bid drawings were delivered on February 17. Expected completion is Summer 2021. • Quotes for projects: <ul style="list-style-type: none"> ➤ Library steps repair or replace – A safety issue. Expect MSA bid drawings on February 17. The March Board will name the awarded bid. ➤ Gateway terrazzo repair – The floor is buckling in the lobby; will be repaired in-house. ➤ IT generator – Part of the IT Business Continuity RFP. ➤ Grunin – Theater stage floor replacement, quote received. ➤ Library Renovation – A complete modernization of existing space, such as the Library being analyzed to ensure the space configuration meets the current student needs. ➤ Music Rooms – The renovation of the old Human Resource area to be converted into practice rooms.
NEW AND OLD ADMINISTRATION BUILDING AND EXPANSION	The new Administration Building is currently in the design phase but has been placed on hold due to the pandemic. The project will advance if the College can secure proper funding. The building will be erected between the current Administration building and the Planetarium. The existing Administration Building will be demolished after the completion of its replacement. The age, functionality, and building materials make the existing building impractical for renovation. The Mall redesign is also part of the Administration Building project. The main mall sidewalks are planned to be redesigned to include new trees and landscaping.
SAILING CENTER	The Sailing Center project is still in the NJDEP comprehensive review process. An archaeological survey, required by the NJDEP, was performed, but no Native American artifacts had turned up. The report was issued to the NJDEP this month. The Ocean County Parks and Recreations department will contribute \$500,000 to the project pending the College Opportunity Fund’s approval. The completion date is anticipated to be 2022.



FUTURE PROJECTS				
BUILDING	PROJECT	TYPES	FISCAL YEAR	ESTIMATED COST
GRUNIN CENTER	Chiller Replacements (2)	Deferred	2022	\$220,000
GRUNIN CENTER	Boiler Replacement	Deferred	2022	\$150,000
TECHNOLOGY BUILDING	Roof Replacement	Capital	2022	\$320,000
SOUTHERN ED. BUILDING	Roof Top Unit Replacements (3)	Deferred	2023	\$60,000