

EXHIBIT C



BOARD OF TRUSTEES
Buildings and Grounds Committee Agenda Items

To: Board of Trustees
From: Office of the President
Date: December 9, 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, December 16, 2021:**

1. Recommend acceptance of the Buildings and Grounds Committee Report for December 16, 2021 (**Exhibit C-1**)

EXHIBIT C-1



**Ocean County College Board of Trustees
Buildings and Grounds Committee Agenda
December 16TH , 2021**

FACILITIES MANAGEMENT AND CONSTRUCTION PROJECTS

LOCATION / PROJECT	Latest Project Update
CONSTRUCTION PROJECTS	
STUDENT ENROLLMENT BUILDING (SEB)	The Student Enrollment Building is now occupied and fully functional. The remaining punch list and commissioning items are being completed. Currently, the building has a Temporary Certificate of Occupancy (TCO), with a Certificate of Occupancy (CO) anticipated in Spring 2022.
CONFERENCE CENTER – RENOVATION (CONF)	The Conference Center (#10) is fully renovated and the remaining punch list items have been completed. Barnegat Bay Partnership is modifying their office area to receive additional furniture for new staff and expand their lab; awaiting proposals for these modifications.
NJNG / OCC ENERGY CONSERVATION PROGRAM	Ocean County College is participating in New Jersey Natural Gas (NJNG) Engineering Solutions Bids, which have been received for the mechanical equipment (Grunin boilers), and the lighting retro-fits which provide the energy savings that will make the project economically viable.
STUDENT CENTER – SEATING EXPANSION	A TCO was received at the end of August for the expansion of the dining seating and reduction of the bookstore. The remaining punch list items are being completed and a Certificate of Occupancy is anticipated in December or early January.
FACILITIES STORAGE STRUCTURE (BARN)	The barn construction and sitework was awarded to Catel, Inc. The project is currently in the construction phase with framing, footings and concrete being installed. Completion is anticipated by the first quarter of 2022.
LIBRARY – STEPS REPLACEMENT/REPAIR	The south and east stairs of the Library Building have been replaced with new concrete and railings, while the west stairs have been repaired. Ocean Construction will be receiving the final punch list items to close out this project.
GRUNIN – MUSIC ROOMS	The renovation of the old Human Resources area in the Grunin Center will be converted into practice rooms. A preliminary programming meeting was held with the end users. The College has hired a vendor to perform an asbestos survey. A scope of work for the project will be created and included in a request for proposals from architects in the approved vendor pool.



PROGRAMMING & DESIGN – In Progress	
GATEWAY – HEAT PUMP CONVERSION	<p>The College is considering upgrading the Gateway heating, ventilation, and air conditioning (HVAC) system from heat pumps to a conventional variable air volume (VAV) system that enhances the overall indoor air quality, reduces noise and temperature swings, while saving energy.</p> <p>H2M has been awarded the bid and is now working on a feasibility study.</p>
NEW AND OLD ADMINISTRATION BUILDING & EXPANSION	<p>The new Administration Building is currently in the design phase for minor revisions. The new building will be erected between the existing Administration Building and the Planetarium. It is expected to have an 18-month construction period and move in date, followed by the demolition of the existing Administration Building. As part of a larger initiative, the mall renovations will include all new trees, benches, and landscaping to create a park-like setting beneficial for students to enjoy, gather, and study.</p>
SAILING CENTER	<p>The Sailing Center project has received all NJDEP permits and is now waiting for updated construction costs from the architect.</p>
LIBRARY RENOVATION	<p>A complete modernization of an existing space, such as the Library, is being analyzed to ensure the space configuration meets student needs. Several meetings were conducted and site visits to recent renovated libraries in New Jersey are being scheduled to gain insight into these needs. A survey is also being developed to include student involvement for certain design aspects of the renovation. Once all the aforementioned information is obtained, an architect/engineer (A/E) RFP will be issued.</p>
GRUNIN – PAA SECURITY	<p>To provide security and isolation for PAA classrooms, the construction document design is completed and has been awarded to Catel, Inc. The contractor is waiting for the shipment of the new doors from the manufacturer; completion should be early 2022.</p>

2022- 2023 CONCEPTUAL DESIGN FOR POSSIBLE FUTURE PROJECTS	
HANDICAPPED PARKING LOT	<p>The concept of handicapped parking lot spaces close to the Gateway Building is being reviewed. The current handicapped spaces are too far and steep to walk to the building or campus.</p>
TECHNOLOGY BUILDING – ROOF REPLACEMENT	<p>The roof of the Technology Building needs to be replaced in May 2022. The roof is past its warranty and is breaking down due to the elements. Specifications have been reviewed and the College received and approved a proposal from Weatherproofing Technologies, Inc., participants in the ESCNJ (Middlesex County) cooperative. Before the roof is replaced, the doghouse (surrounding raised wall/windows) needs to be repointed and the leaking windows must be replaced. An RFP to complete this work will be issued in early Spring 2022 and packaged together with the Building #29 pointing project.</p>



2022- 2023 CONCEPTUAL DESIGN FOR POSSIBLE FUTURE PROJECTS	
GRUNIN CENTER – LOBBY OPTION	The conceptual designs for a sized addition adjustment of the Grunin Center Lobby was presented to the President’s Leadership Team (PLT) for review and comments. The design has to be modified to include increased square footage on the first and second floors, removal of interior columns, redesign of roof structures, and an addition of a mezzanine art gallery and lounge area. The College is now awaiting final renderings from DRG Architects.
BUCKWALD & NORTH BAY WELCOME SIGNS	A large welcoming sign was proposed to be installed at the college campus entrances to invite visitors and the community onto the campus. Concepts from vendors have been received. A site survey plan is required for review and permitting purposes including boundary, right-of-way, and topography information. Proposals were received and reviewed for approval.
CAMPUS – LIFE SAFETY COMMUNICATIONS UPGRADE	An update of the communications system on campus for efficiency and safety is necessary. The original copper wire used in the campus emergency phones, elevator and phones, as well as the fiber in the fire panels, coaxial, or cell systems will be replaced. A scope of work is being developed to solicit consultants.
CONNECTING SCIENCE BUILDING/UPPER & LOWER CAMPUS	To connect the upper and lower campus, an elevator system was proposed. The extension to the Science Building (#27) would include an elevator lobby and an egress to the second level, to be even with the Gateway Building elevations.
NORTH BAY ENTRANCE SIGNAGE	Installation of an approximate 70-foot-tall billboard-style pylon structure on West College Drive was proposed so that the billboard can be seen from the Garden State Parkway. A site survey plan is required for review and permitting purposes, including boundary and topography information proposals were received and reviewed for approval.
PLANETARIUM – INDEPENDENT HVAC SYSTEM	The College will install a stand-alone HVAC system (boilers and chillers) for the Planetarium. This will allow the Planetarium to operate independently of the Administration Building, which currently supplies its heating and cooling.
GRUNIN – CHILLER REPLACEMENT	The replacement of (2) 60-ton chillers with (2) 80-ton chillers is necessary in the Grunin Center. The units are past their useful life cycle and were sized for the original building, not the additions. This project was approved and equipment has been ordered for 2022 installation.