



Chaffey College

Bond Program

Presented by:

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Chaffey Community College District Bond Citizens' Oversight Committee
September 21, 2023

Bond Program Updates

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About Measures P & L

Chaffey College continues to expand and modernize to meet the growing needs of students and the workforce. The college has been able to do this thanks, in part, to voter-approved bond measures.

Measure P

Voters in November 2018 approved Measure P, which provides \$700 million in funding. The bond received 59.01 percent approval. The bond will be used for projects including:

- A new Ontario campus
- A campus center and new instructional buildings at the Fontana campus
- New instructional facilities at the Chino campus
- Demolition of 1950s-era buildings and construction of new buildings at the Rancho Cucamonga campus
- Upgraded classrooms and training facilities to prepare students for transfer to four-year universities as well as manufacturing, skilled trades and nursing occupations

Measure L

Voters in March 2002 approved Measure L, a \$230-million bond that has funded new buildings, renovations and upgrades in Chino, Fontana and Rancho Cucamonga.



Measure P



Measure P Bond Program Progress

- District completed Vision 2025 Plan and Addendum
- Measure P passed by voters for \$700M in November 2018
- District hired an in-house Bond Program Manager
- Activities since Measure P Bond Approval (November 2018)
 - Project execution and planning per the Vision 2025 Facilities Master Plan
 - Compile/finalize program phasing, budgets, schedules, delivery methods, procurement strategy, and ongoing updates
 - Establish consultant/vendor pool for services such as CEQA-EIR, geological, underground utilities, special material testing, FF&E, and Net Zero Energy
 - Finalize procurement and contract processes with Purchasing/Business Services
 - Strategize the procurement process for Design-Bid-Build and Design Build projects
 - Compile information for campus and project implementation
 - Owner project requirement, Basis-of-Design documents, design standards, commissioning standards
 - Ongoing investigations and reports



Update as of September 2023

Chino Campus Instructional Building

5897 College Park Avenue, Chino, CA 91710

PROJECT DETAILS

Designed: 2020

Est. Start Date: May 2022

Est. Completion: Summer 2024

Estimated Costs: \$34.5M

Architect: HMC Architects

Prime

Contractor: AMG & Assoc.

SCOPE

- New two-story building totaling approx. 35,000 sq. ft., will house flexible, active learning/teaching spaces including: classrooms, library, resource center, event space, and more
- Targeting Zero Net Energy (ZNE) certification
- State funded project, 50% match



PROJECT UPDATES

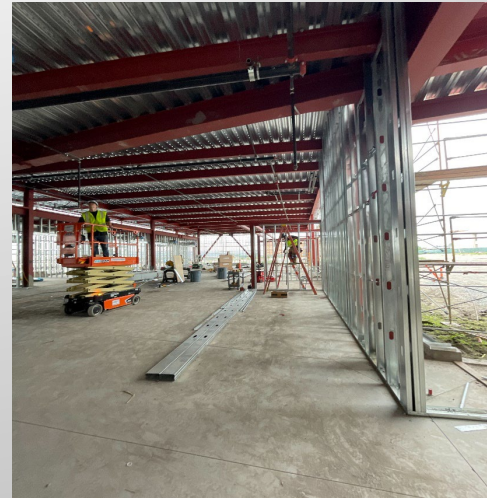
- Project in construction: main building structural steel assembly completed, first and second floor concrete placement completed, slab-on-grade completed, framing and super structure build out in process





Chino Campus Instructional Building Progress Photos

Taken Week of September 4, 2023



New Fontana Campus

11070 Sierra Avenue, Fontana, CA 92337

PROJECT DETAILS

Designed:	In Progress
Est. Start Date:	Jan 2025
Est. Completion:	July 2029
Estimated Costs:	\$210.6M
Criteria Architect:	LPA



PHASE 1

- **Welcome Center and Library:** 51,000 GSF; 4 stories
- **Instructional Building 1:** 28,000 GSF; 3 stories
- **Automotive Technology Building:** 50,000 GSF; 2 and 3 stories
- **Operations & Maintenance Building:** 8,000 GSF; 1-2 stories
- **Site and Infrastructure:** drives, parking lots, utilities, green spaces, etc.

PROJECT UPDATES

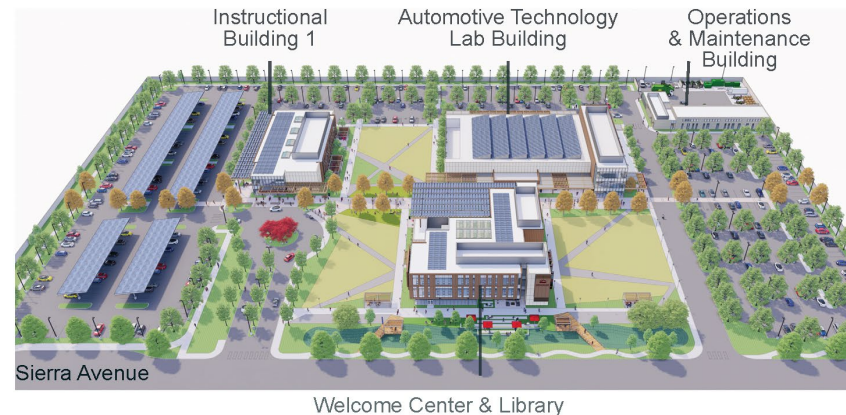
- Design-Build criteria document package finalized
- Request for Qualifications process completed, eight design-build entities qualified to proceed to Request for Proposals process
- Environmental Impact Report completed/approved





PLANNED ACADEMIC PROGRAMS

All academic programs and services from existing Fontana Campus, arts and sciences, business and math, information technology, humanities and social sciences, automotive technology, advanced manufacturing, economic development, industrial electricity, cloud computing, physical/occupational therapy assistant, and welding.



Update as of September 2023

Library Learning Commons

5885 Haven Avenue, Rancho Cucamonga, CA 91737

PROJECT DETAILS

Designed:	2022
Est. Start Date:	July 2023
Est. Completion:	Summer 2025
Estimated Costs:	\$75M
Criteria Architect:	LPA Architects
Design/Build Entity:	Swinerton/DLR

SCOPE

- College's first design/build project
- Flagship project that will be a model for 21st century learning
- New, three-story structure with approximately 76,000 sq. ft. consisting of a library, classrooms, study spaces, and faculty support



PROJECT UPDATES

- Construction documents (CDs) completed, submitted to Division of State Architect (DSA) November 2022; DSA approval received for Increment 1 (early site work and underground utilities relocation), DSA approval pending for Increment 2 (building package)
- Construction to begin July 2023 for Increment 1; tentative construction start of November 2023 for Increment 2





Library Learning Commons

Progress Photos

Taken Week of Sept 4, 2023



Library Learning Commons

Chaffey College



You Are Invited!

Please join us for the Groundbreaking Ceremony of the Chaffey College Library Learning Commons. Refreshments will be provided.

Date: Tuesday, September 26, 2023
Time: 12:00 p.m. – 1:00 p.m.
Location: 5885 Haven Ave, Rancho Cucamonga, CA 91737
(Parking Lot R2 – Library)



Please RSVP online by September 15

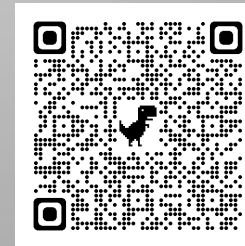
[CLICK HERE TO RSVP](#)

or by contacting Heather Parsons at
(909) 652-6542 or heather.parsons@chaffey.edu

Project Groundbreaking Ceremony

Tuesday, September 26, 12-1 p.m.

Location: West of the existing
Library in Parking Lot R2



https://chaffeycollegepartnerships.formstack.com/forms/library_learning_commons_groundbreaking

Update as of September 2023

Michael Alexander Campus Center Renovation

5885 Haven Avenue, Rancho Cucamonga, CA 91737

PROJECT DETAILS

Designed: 2021-2022
Est. Start Date: Jan 2024
Est. Completion: Jan 2026
Estimated Costs: \$19.9M
Architect: HGA Architects

SCOPE

- Renovation/expansion of first floor to enlarge kitchen and dining areas
- Addition of 9,000 sq. ft. and 400 indoor seats (est.)



PROJECT UPDATES

- Division of State Architect (DSA) approvals received
- Relocation of occupants during construction in process
- Prequalification of general contractors completed, qualified general contractors list formed, bid-award process to begin early 2024





Existing MACC - North Facade



Swimming Pool Renovation

5885 Haven Avenue, Rancho Cucamonga, CA 91737

PROJECT DETAILS

Designed: 2022
Est. Start Date: Apr 2023
Est. Completion: Fall 2024
Estimated Costs: \$14.2M
Architect: HMC Architects
General Contractor: New Dynasty Construction, Inc.

SCOPE

- Full renovation of existing site to increase capacity for community instruction and aquatic events
- Two new single-story buildings totaling 2,566 sq. ft., new 400-seat bleacher system with shade canopy, new perimeter landscaping, renovated pool and deck, new mechanical equipment
- Improved vehicular traffic and pedestrian flow

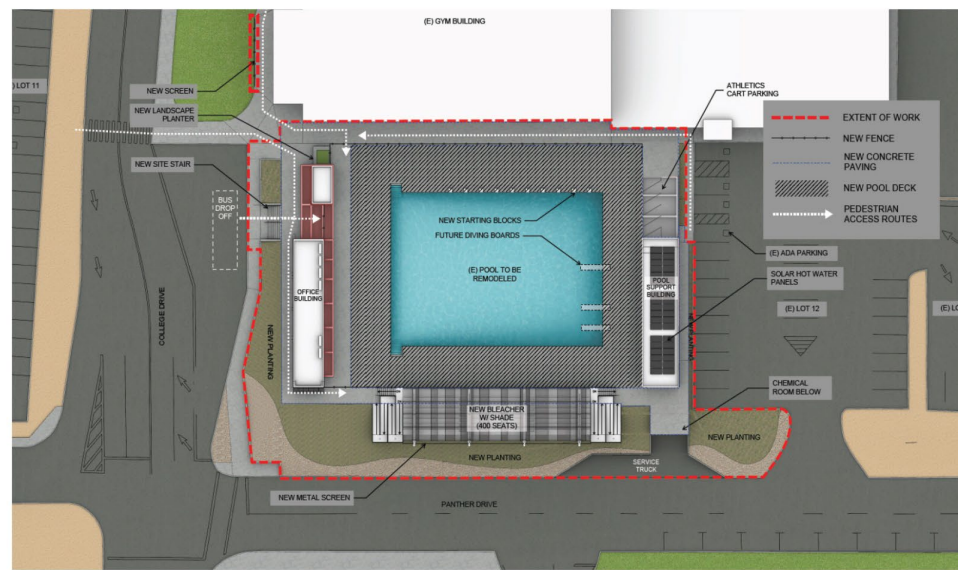


PROJECT UPDATES

- Project in construction, demolition and earthwork/grading in process
- Underground utilities work ongoing, building foundation work to start



Progress Photo July 18, 2023



Swimming Pool Renovation Progress Photos



Ontario Campus

Ontario Ranch Area on Ontario Ranch Road, west of Hamner Avenue

PROJECT DETAILS

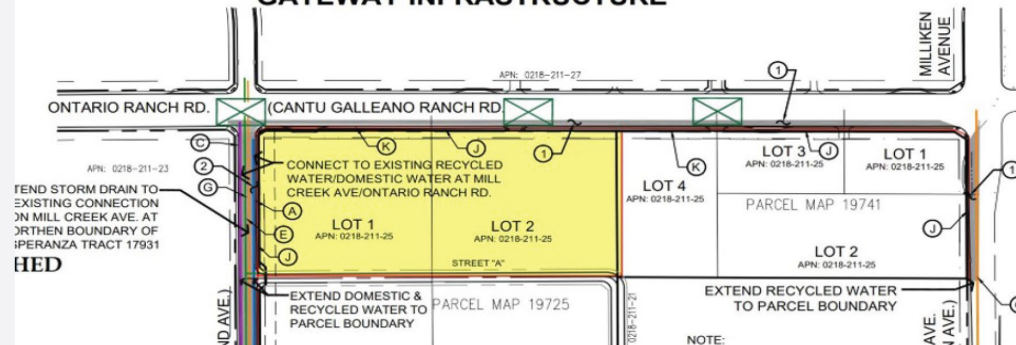
Designed: In Progress
Architect: DLR Group
Estimated Cost: \$158M

PROJECT UPDATES

- Purchase of 19.1 acres of land in the Ontario Ranch area completed in 2021
- Master planning for new campus in progress with DLR Group, draft master plan scheduled for presentation at September 2023 governing board meeting



TENTATIVE PARCEL MAP NO. 19725 & 19741 IN THE CITY OF ONTARIO IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA GATEWAY INFRASTRUCTURE



Update as of September 2023

ADA Barrier Removal - Rancho Cucamonga and Chino Campuses

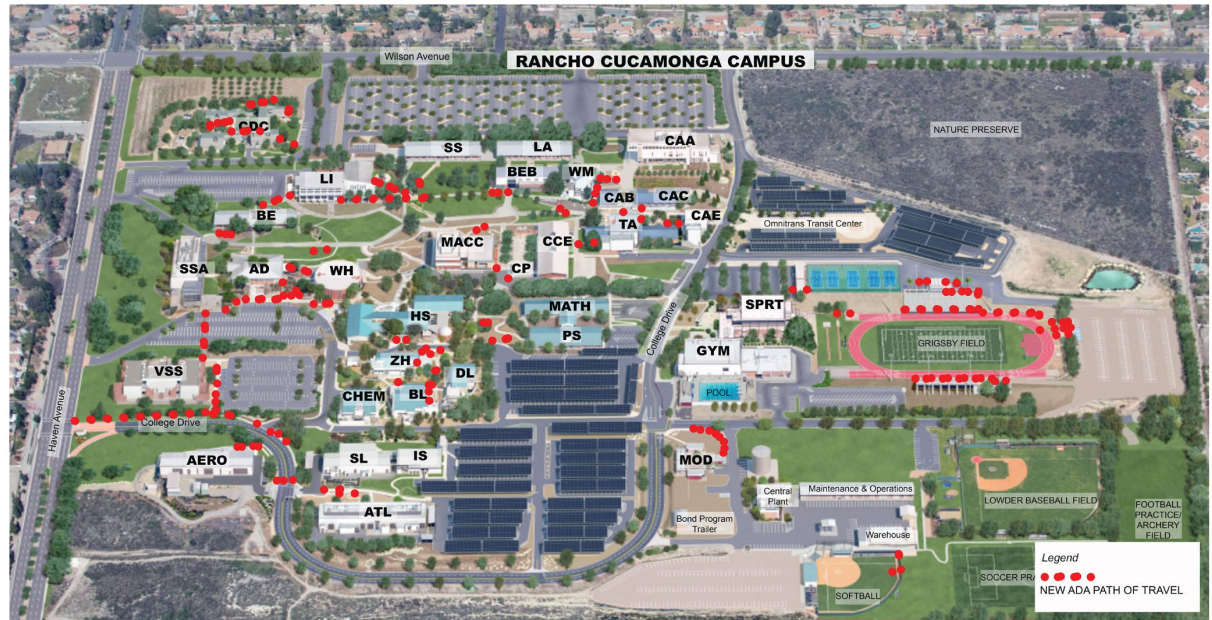
5885 Haven Avenue, Rancho Cucamonga, CA 91737 and 5897 College Park Avenue, Chino, CA 91710

PROJECT DETAILS

Designed: 2022
Est. Start Date: June 2023
Est. Completion: Oct 2024
Estimated Costs: \$10M
Architect: 19-6 Architects

SCOPE

- Americans with Disabilities Act (ADA) assessment and removal of barriers for compliance
- Divided into 4 distinct packages for DSA submission, approvals, and coordination of work in field



PROJECT UPDATES

- Packages 1 and 2 (site area work), general contractor bids received, recommendation for a contract pending governing board approvals, construction to start tentatively in October
- Package 4 (Chino Campus site and building area items), Division of State Architect (DSA) approvals received, discussing next steps
- Rancho Cucamonga building package 3, DSA approvals received



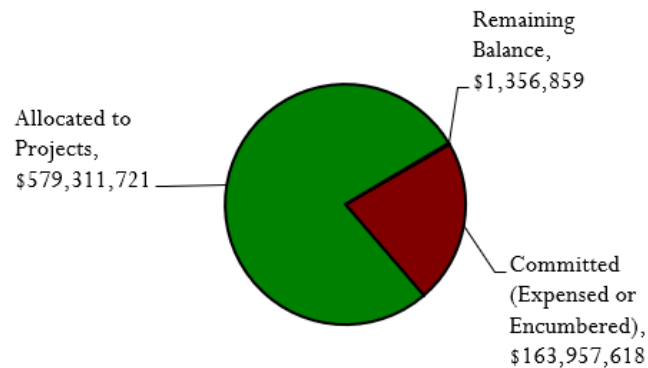
Facilities Master Plan Vision 2025 Revamp

- Post pandemic student enrollment data, its impact and considerations to 2018 Facilities Master Plan (FMP)
- FMP architect/consultant team on board
- Education programs, current to future space needs data analysis and studies
- Future (5 to 10 year) enrollment projection considerations
- Stakeholder engagement, review and analysis
- Draft plan completion and board presentation targeting early 2024

Remaining Funds-Measure P

Program Funds

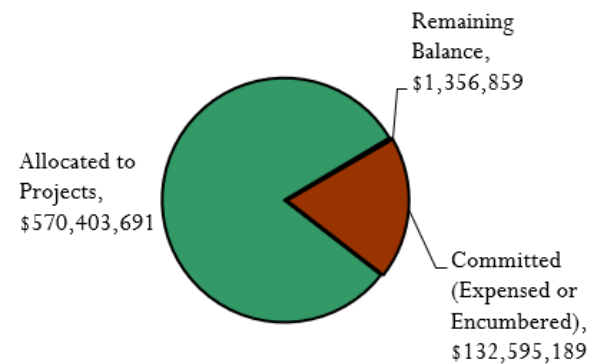
(Includes Rancho Cucamonga, Fontana and Chino Campuses)



Total Program Funds	\$744,626,198	100.00%
Committed (Expensed or Encumbered)	\$163,957,618	22.02%
Allocated to Projects	\$579,311,721	77.80%
Remaining Balance	\$1,356,859	0.18%

Measure P Bond Funds

(Includes Rancho Cucamonga, Fontana and Chino Campuses)



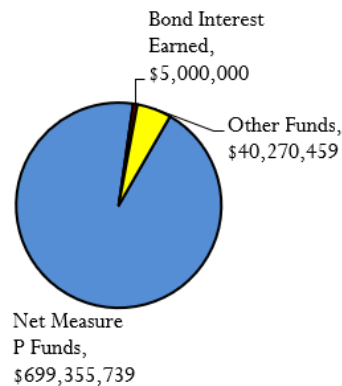
Total Measure P Bond Funds	\$704,355,739	100.00%
Committed (Expensed or Encumbered)	\$132,595,189	18.83%
Allocated to Projects	\$570,403,691	80.98%
Remaining Balance	\$1,356,859	0.19%



Summary Funds-Measure P

Program Funds

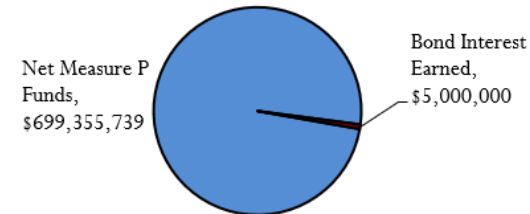
(Includes Rancho Cucamonga, Fontana and Chino Campuses)



Fund Source	Amount	Percentage of Total
Original Measure P Bond	\$700,000,000	94.01%
Less Cost of Issuance	(\$644,261)	-0.09%
Net Measure P Funds	\$699,355,739	93.92%
Bond Interest Earned	\$5,000,000	0.67%
Other Funds	\$40,270,459	5.41%
Total Program Funds	\$744,626,198	100.00%

Measure P Bond Funds

(Includes Rancho Cucamonga, Fontana and Chino Campuses)



Fund Source	Amount	Percentage of Total
Original Measure P Bond	\$700,000,000	99.38%
Less Cost of Issuance	(\$644,261)	-0.09%
Net Measure P Funds	\$699,355,739	99.29%
Bond Interest Earned	\$5,000,000	0.71%
Total Measure P Bond Funds	\$704,355,739	100.00%

Measure L

Boiler Retrofit Project

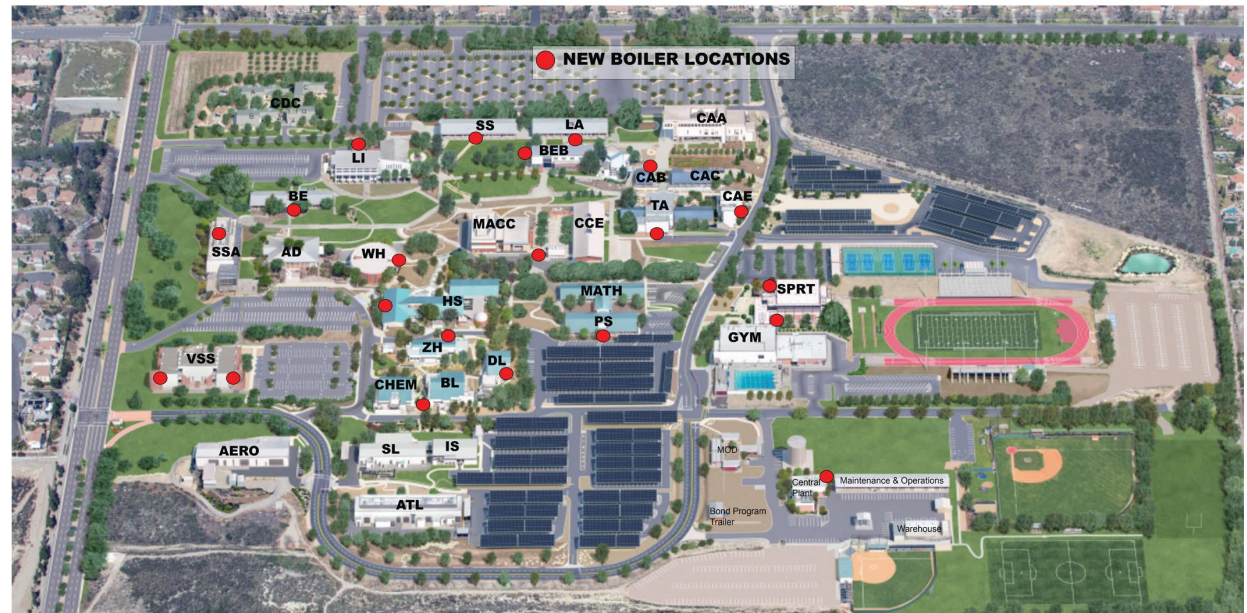
5885 Haven Avenue, Rancho Cucamonga, CA 91737

PROJECT DETAILS

Designed:	2021
Est. Start Date:	July 2023
Est. Completion:	Aug. 2024
Estimated Costs:	\$15.4M
Architect:	HPI Architects
General Contractor:	Plumbing, Piping, & Construction, Inc.

SCOPE

Removal of Central Plant boilers and replacement with 24 stand-alone boilers to retrofit heating system for the following buildings on the Rancho Cucamonga Campus: Central Plant, Beeks Lab (BL), Berz Excellence Building (BEB), Business Education (BE), Center for the Arts B (CAB), Center for the Arts E (CAE), DesLauriers Lab (DL), Earl Sicosky Gymnasium (GYM), Health Science (HS), Language Arts (LA), Library (LI), Michael Alexander Campus Center (MACC), Physical Science (PS), Social Science (SS), Sports Center (SPRT), Student Services/Administration (SSA), Theatre (TA), Vocational Education (VSS), Wargin Hall (WH), and Zimmerman Hall (ZH)



PROJECT UPDATES

- Project bid-award process completed, contract awarded to Plumbing, Piping, & Construction, Inc. on June 22, 2023
- Construction commenced in July 2023 and is ongoing

Boiler Retrofit Progress Photos

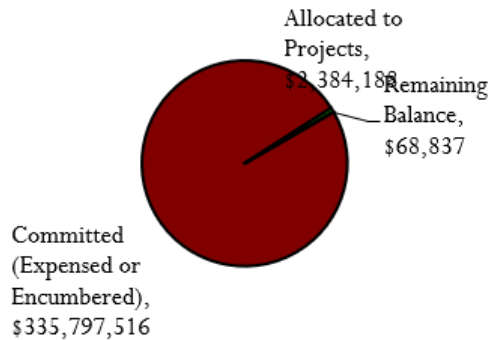
Taken Week of Sept 4, 2023



Remaining Funds-Measure L

Program Funds

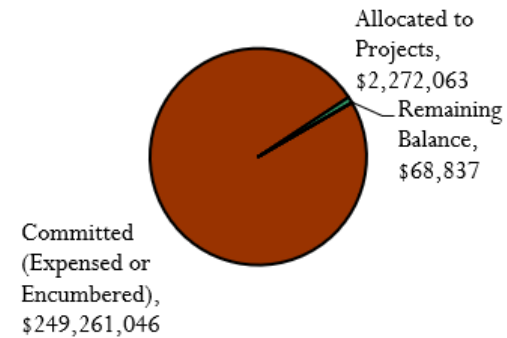
(Includes Rancho Cucamonga, Fontana and Chino Campuses)



Total Program Funds	\$338,250,541	100.00%
Committed (Expensed or Encumbered)	\$335,797,516	\$335,797,516
Allocated to Projects	\$2,384,188	0.70%
Remaining Balance	\$68,837	0.02%

Measure L Bond Funds

(Includes Rancho Cucamonga, Fontana and Chino Campuses)



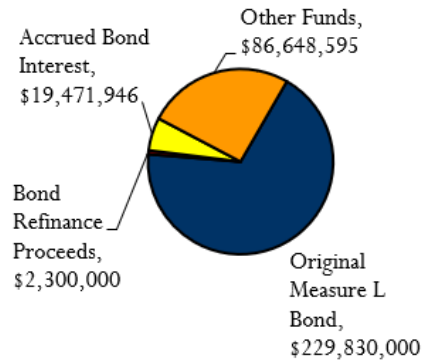
Total Measure L Bond Funds	\$251,601,946	100.00%
Committed (Expensed or Encumbered)	\$249,261,046	99.07%
Allocated to Projects	\$2,272,063	0.90%
Remaining Balance	\$68,837	0.03%



Summary Funds-Measure L

Program Funds

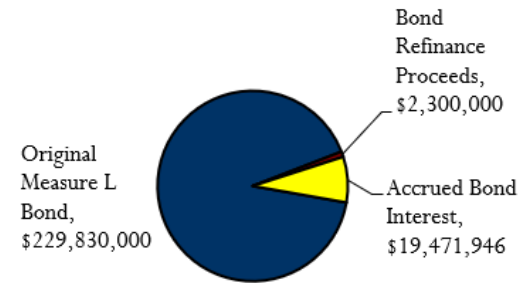
(Includes Rancho Cucamonga, Fontana and Chino Campuses)



Fund Source	Amount	Percentage of Total
Original Measure L Bond	\$229,830,000	67.95%
Bond Refinance Proceeds	\$2,300,000	0.68%
Accrued Bond Interest	\$19,471,946	5.76%
Other Funds	\$86,648,595	25.62%
Total Program Funds	\$338,250,541	100.00%

Measure L Bond Funds

(Includes Rancho Cucamonga, Fontana and Chino Campuses)



Fund Source	Amount	Percentage of Total
Original Measure L Bond	\$229,830,000	91.35%
Bond Refinance Proceeds	\$2,300,000	0.91%
Accrued Bond Interest	\$19,471,946	7.74%
Total Measure L Bond Funds	\$251,601,946	100.00%



Chaffey College

Questions?