

2012 ANNUAL REPORT TO THE BOARD OF TRUSTEES



BOND MEASURE I CITIZENS' OVERSIGHT COMMITTEE



Presented February 19, 2013

Letter From The Chair



Mario Juarez

It is my pleasure to have been recently elected to serve as the Chairman of the Allan Hancock College Measure I Citizens' Oversight Committee (the "Committee").

The Committee held its first meeting on November 7, 2006, and it has met on a quarterly basis since that date.

During each meeting our committee is provided detailed information by the college's management and staff concerning the progress and expenditures related to the various projects identified in the 2006 Measure I Bond. Our Committee has been provided and reviewed detailed information concerning the ongoing Measure I projects such as financial statements, auditor reports, and project reports.

The college's management and staff are always very well-prepared and fully respond to all questions posed. It is truly a pleasure to attend the meetings in which our Committee is provided such well-organized and detailed information.

It is the opinion of this Committee that, based on the oversight activities and the independent financial and performance audits noted herein, the college remains in full compliance with the requirements of article XIII A, Section 1(b) (3) of the Constitution of the State of California.

These are exciting times for our community. Thanks to the Measure I funds, the face and infrastructure at the college are being transformed in ways that will positively serve our community for generations to come. The Measure I funds are and will continue to make our college an institution that we can all take great pride in and a model for other community colleges across the state.

Our Committee trusts that you will find the annual report accurate, informative, and comprehensive.

Very truly yours,

A handwritten signature in black ink that reads "Mario A. Juarez".

Mario A. Juarez, Esq.
Chairman
Measure I Citizens' Oversight Committee

On the cover:
(Center photo) Childcare Center Addition construction



Bond Measure I Overview

Northern Santa Barbara County residents voted June 6, 2006, to approve Measure I, the \$180 million general obligation facilities bond to improve Allan Hancock College. Funding from the bond is helping the college modernize technology, upgrade the failing infrastructure of decades-old classrooms and labs, and build new teaching and learning spaces.

Measure I was presented to voters under the provision of Proposition 39, stipulating that at least 55 percent of voters approve a measure for its passage. It passed by 56.9 percent of the vote.

The Citizens' Oversight Committee

As promised to voters and required by law, on August 15, 2006, the Allan Hancock College Board of Trustees adopted Resolution No. 06-35, establishing the Measure I Citizens' Oversight Committee.

The laws governing implementation of the Citizens' Oversight Committee require a minimum of seven members be selected based on criteria established by Proposition 39:

- One active member from the following: a business organization representing the business community located in the district; a senior citizens' organization; a bona-fide taxpayers association; a support organization for the college; and, a student enrolled in a community college support group.
- Two members of the community at large.

Members of the Citizens' Oversight Committee are appointed for one- or two-years terms and may not serve more than two consecutive terms. Members serve without compensation. Meetings are scheduled quarterly. Meetings are held in the Captain's Room, building B, on the Santa Maria campus. They are open to the public and subject to the Brown Act.

Meetings held to date:

- November 7, 2006
- February 6, 2007
- May 1, 2007
- August 7, 2007
- November 6, 2007
- February 5, 2008
- May 6, 2008
- August 5, 2008
- November 4, 2008
- February 3, 2009
- May 5, 2009
- August 4, 2009
- November 3, 2009
- February 2, 2010
- May 4, 2010
- August 3, 2010
- November 2, 2010
- February 1, 2011
- May 3, 2011
- August 2, 2011
- November 1, 2011
- February 7, 2012
- May 1, 2012
- August 7, 2012
- November 6, 2012

Planned meetings for 2013:

- February 5, 2013
- May 7, 2013
- August 6, 2013
- November 5, 2013

The agendas, minutes and all reports for Measure I Citizens' Oversight Committee meetings are posted on the website, www.hancockcollege.edu. Click the Bond Measure I link on the website home page.

Citizens' Oversight Committee members

- **John Everett**, 2010-2014, an active member of a support organization
- **Donovan Hamsher**, 2012-2013, a student enrolled and active in a community college support group (Student Senate for California Community Colleges)
- **Mario Juarez**, 2010-2014, an active member of a business organization
- **Abraham Melendrez**, 2012-2013, a student enrolled and active in a community college support group (College Achievement Now (CAN) program)
- **Lisa Nissenin-Harlow**, 2012-2014, community at large representative
- **Shirleen Sladek**, 2010-2014, an active member of a senior organization
- **Ricardo Velasco**, 2010-2014, an active member of a taxpayers association
- **Kenneth Wolf**, 2012-2014, community at large representative



Standing left to right: Kenneth Wolf, Dr. Elizabeth Miller, Allan Hancock College Interim Superintendent/President, Shirleen Sladek, Mario Juarez, Lisa Nissenin-Harlow, John Everett, Ricardo Velasco, and Donovan Hamsher.

Not pictured: Abraham Melendrez.

The following members completed their service on the Citizens' Oversight Committee.

We thank them for their time and dedication.

- **Hugh J. Rafferty**, Chair, 2008-2012, an active member of a taxpayers association
- **Erik Frost**, Vice Chair, 2008-2012, community at large representative
- **Tony Ly**, 2010-2012, a student enrolled and active in a community college support group (Asian Pacific International Culture (APIC) Club)



Photo top: Hugh Rafferty and Dr. Elizabeth Miller

Photo bottom: Dr. Elizabeth Miller and Tony Ly

Not Pictured: Erik Frost



Measure I Citizens' Oversight Committee contact information

To contact Allan Hancock College regarding Bond Measure I, or members of the Citizens' Oversight Committee, please write, call or email:

*Ms. Rebecca Alarcio,
Interim Vice President,
Student Affairs & College
Communications
800 South College Drive
Santa Maria, CA 93454-6399*

Ph: (805) 922-6966 ext. 3280

ralarcio@hancockcollege.edu

Measure I online

To learn more about Measure I, including news articles and information materials, go to www.hancockcollege.edu and click the Bond Measure I link on the website home page.

Period covered by the report

This report covers the time period of January 1, 2012, to December 31, 2012.

Statement of purpose/responsibilities of the Citizens' Oversight Committee

The Measure I Citizens' Oversight Committee, with members representing the various facets of our communities, serves as the representatives of local residents to monitor the expenditures of Measure I funds. The Citizens' Oversight Committee reviews the progress and expenditure reports to ensure that bond proceeds were expended only for the purposes set forth in the Measure I bond, and reports their findings annually to the Allan Hancock College Board of Trustees via this report.



Report on independent financial and performance audits

The district has received, and the Citizens' Oversight Committee has reviewed, the financial and performance audit for the Measure I Bond Construction Fund for the fiscal year ending June 30, 2012. Glenn, Burdette, Certified Public Accountants, prepared the report to comply with Proposition 39 accountability within the California Constitution.

Glenn, Burdette stated, "In our opinion, the financial statements referred to above present fairly, in all materials respects, the respective financial position of the Measure I Bond Construction Fund of the Allan Hancock Joint Community College District as of June 30, 2012, and the results of its operations for the year then ended, in conformity with accounting principles generally accepted in the United State of America." The auditors further noted, "There were no findings and questioned costs related to the financial audit of the Measure I Bond Construction Fund for the fiscal year ended June 30, 2012."



Financial compliance confirmation

All expenditures authorized by Measure I have been reviewed by the Citizens' Oversight Committee to ensure the money was spent only on improvement projects as required by Proposition 39. All funds expended from Measure I will be audited annually by an independent accounting firm.

The Citizens' Oversight Committee has reviewed expenditures and projects, and finds the district is in compliance with the requirements of Article XIII A Section 1 (b) (3) of the California Constitution and consistent with the district's approved Measure I local bond measure.

Measure I Projects Status

Capital Construction Projects

Student Services Center



The project is constructing a new 44,788 sq. ft. two-story student services building (building A) and a new 21,053 sq. ft. two-story administration building (building B) with associated on- and off-site improvements targeting LEED Silver Certification. In addition, the project develops a new north Bradley Road driveway, north-east loop road, and parking lot in accordance with the board approved 2008 Bond Measure I, Facilities Site and Utilities Master Plan. The project also includes the demolition of existing buildings A (Student Services), B (Administration), I (Learning Assistance), N-Annex (Campus Police), T (Testing), U (Human Resources), V (Institutional Research), and X (Information Technology).

Project construction commenced in spring 2010 and is scheduled for completion fall 2013.

Of the current project budget, a total of 86.6 percent has been committed thus far.

Architect:	Steinberg Architects
Construction Manager:	Kitchell CEM
Contractor:	Soltek Pacific

Total Project Budget/Funding Summary	
Measure I Funds:	\$16,900,000
State Funds:	\$19,757,000
Total Project Budget	\$36,657,000

Public Safety Training Complex

This project consists of a 36,678 sq. ft. academic building, 8,568 sq. ft. six-story fire tower, 12,286 sq. ft. apparatus storage building, a 42,406 sq. ft. shooting range, scenario village, prop house, fitness track, skid pad/slow speed driving skills area,

and a one-mile emergency vehicle operator course (EVOC). Construction commenced summer 2011 with a projected completion date of fall 2013.



Of the revised project budget, a total of 91.7 percent has been committed thus far.

Architect:	MVE Institutional Inc.
Construction Manager:	Kitchell CEM, Inc.
Contractor:	Sinianian Development Inc.

Total Project Budget:	\$37,946,792
------------------------------	---------------------

Childcare Center Addition



The project consists of a 11,666 gross building sq. ft. addition (approx. 8,900 building sq. ft. and 2,700 sq. ft. of canopies and overhangs) to the existing building J (Childcare Center) on campus. The addition will replace building Z (Child Study Center) which is scheduled for demolition upon completion of the project. The project will provide additional classrooms to accommodate the increased number of children that are housed in the to-be demolished building Z. The project will also provide a hands-on learning lab for the degree and certificate programs in early childhood studies. The Childcare Center Addition project is targeting LEED certification.

Construction commenced summer 2011 with a projected completion date of spring 2013.

Of the revised project budget, a total of 94.5 percent has been committed thus far.

Architect: MVE Institutional Inc.
Construction Manager: Kitchell CEM, Inc.
Contractor: Pacific-Mountain Contractors of California, Inc.

Total Project Budget: **\$8,514,508**

Fine Arts Complex



The Fine Arts Complex is a new 68,000 sq. ft. two-story building that includes visual arts, multi-media and applied design, photography, film and video, dance, music, and shared amenities. The project consolidates all of the fine arts and performing arts (except theatre arts) currently in buildings D (Theatre Arts Center), E (Music), F (Fine Arts), O (Industrial Technology), and S (Community Education), into one Fine Arts Complex. The district is also developing bid alternates; such as, the Theatre Arts Complex, south commons site utility infrastructure and landscape improvements, and reconstruction of parking lot 8 (gym parking lot). The project is seeking LEED certification.

Steinberg Architects submitted the drawings to Division of the State Architect (DSA) on July 1, 2011. They have received one of three sets of comments from DSA and anticipate receiving the remaining sets and responding to DSA in the first quarter of 2012. In July 2011, the district reported to the board of trustees regarding a bond issuance constraint that may cause this project to bid in the fall of 2014, instead of the spring of 2012, as originally anticipated.

Of the current project budget, a total of 13.4 percent has been committed thus far.

Architect: Steinberg Architects
Construction Manager: Kitchell CEM, Inc.
Contractor: Pending Future Award

Total Project Budget: **\$39,198,920**

Theatre Arts Complex



The Theatre Arts Complex was approved by the board of trustees as a bid alternate to the Fine Arts Complex. The concept design, including remodeling building F (Fine Arts), demolishing building E (Music), and constructing a 19,600 sq.ft. stand-alone structure in its footprint, was approved by the board at the January 18, 2011 meeting. The project is targeting LEED certification.

This project was submitted to Division of the State Architect (DSA) as an alternate to the Fine Arts Complex on July 1, 2011. In July 2011, the district reported to the board of trustees regarding a bond issuance constraint that may cause this project to bid in the fall of 2014, instead of the spring of 2012, as originally anticipated.

Of the current project budget, a total of 33.2 percent has been committed thus far.

Architect: Steinberg Architects
Construction Manager: Kitchell CEM, Inc.
Contractor: Pending Future Award

Total Project Budget: **\$1,676,000**
(current project allocation)

Industrial Technology and Physical Education/Athletic Fields

This new facility will provide space for the Industrial Technology programs including: automotive transportation technology, auto body technology, architecture/engineering technology, machine technology, welding, and administrative support. This project proposes to construct a new 35,305 sq. ft. building to the south of building O, in the space currently occupied by the track and football field. Of the estimated total project cost of \$19.6M, a preliminary allocation of \$8.5M has been approved by the board of trustees.

Construction is scheduled to commence summer 2012, with a projected completion date of summer 2013 for the athletic fields, and summer 2014 for the buildings.



Of the revised project budget, a total of 89.4 percent has been committed thus far.

Bridging Architect: IBI Group
Design Builder: Flintco Pacific, Inc.

Preliminary Budget Allocation: \$ 24,712,722

Scheduled Maintenance Projects

Fire Alarm Updates

This project replaces the existing fire alarm systems in buildings E (Music), F (Fine Arts), H (Campus Graphics), K (Business Education), M-300, M-400 (Mathematics), and N (Sports Pavilion). The new system will be designed and installed to current Division of the State Architect (DSA) requirements. The project will install new panels, devices, and wiring in the above listed buildings.

There are two bid alternates identified in the project. These alternates are currently included in two capital projects, Theatre Arts Complex and Kinesiology Modernization, Building N, however, they have been developed as alternates to this scheduled maintenance project to ensure their completion in the event the capital projects are not realized.

The project received Division of the State Architect (DSA) approval at the end of March 2012.

Of the project budget, a total of 92 percent was committed.

Architect: JMPE Electrical Engineering
Project Design Budget: \$40,800

Building D Repairs and Upgrades

This project addresses many deficiencies in building D (Theatre Arts), with the major areas of work being ADA renovations, door and hardware replacements; interior and exterior painting; rest-

room, dressing room, and lobby upgrades for code compliance; fire alarm replacement to meet current Division of the State Architect (DSA) requirements; electrical upgrades to connect to the 12Kv loop system; roof replacement; in-building water and gas piping improvements; HVAC upgrades, including DDC controls; and replacement of the non-DSA approved catwalk.

Construction will commence spring 2013 with a projected completion date of summer 2013.

Of the revised budget, a total of 97.9 percent has been committed thus far.

Architect: Westberg + White
Measure I funds: \$3,594,746
State funds: \$105,824
Total Project Design Budget: \$ 3,700,570

Lompoc Valley Center Repairs and Upgrades

This project replaces the back-up battery system for the emergency lighting with a new emergency generator; addresses ADA retrofits; constructs a new roof for the central plant building to extend the operating life of the mechanical equipment; installs new water heaters and softeners; and replaces damaged site concrete in various locations.

Due to a clerical error at DSA, this project was removed from their active database and a refund for plan check + was issued to the district. The architect was able to work with DSA to reinstate the plans into the plan check process and a check was reissued by the district in November 2012. The plans are anticipated to be approved in the first quarter of 2013.

Of the current budget, a total of 68.5 percent has been committed thus far.

Architect: Harris Architect and Design
Project Design Budget: \$169,000

Technology Projects



Mainframe Replacement Project

The Phoenix project is nearing completion. Work is continuing on the remaining IFAS HR/PY system.

Of the \$8,123,954 budget, a total of 99.6 percent has been committed.

Project Manager: Strata Information Group (SIG)

Vendors: SunGard Public Sector Bi-Tech (Financial and HR), SunGard Higher Education (Student)

Budget/Funding Summary

Measure I Funds: \$8,123,954

Schedule Summary

SunGard Bi-Tech Agreement	April 2007
SunGard Bi-Tech Agreement	April 2007
SunGard Higher Ed Agreement	Dec 2007
IFAS Financial System live	Mar 2009
Banner Student System phase 1 live	April 2010
Banner document imaging live	April 2011
Banner Advancement live	July 2011
IFAS HR live	Oct 2011
DegreeWorks live	Oct 2012
Banner ODS live	Oct 2012
IFAS Payroll live	Mar 2013

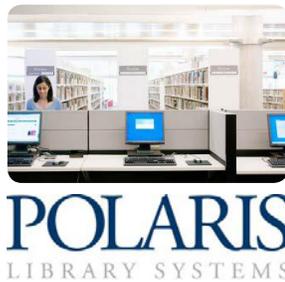
Technology Equipment Modernization

The Technology Advisory Committee (TAC) recommended the following major modernization purchases this year.

First quarter purchases: two cameras for law enforcement classes; laptop for athletics stats collection; fifty new computers for the LVC open access computer lab; six new computers for the LVC Library; four new computers for the VAFB office; document cameras for three classrooms; a copier for the Career and Technical Education Center; laptops and cart for Mathematical Sciences classes; micro transmitters for Daddy Long Legs PCPA production and others; and digital production software for Public Affairs.

Second quarter purchases: new computers for the community education classrooms, the Academic Resource Center, and the CAD/architecture classrooms; simulation manikin for the nursing program; an online integration library system, Polaris; classroom document cameras; a Faro Fusion computer measuring system for industrial technology classes; an offset press infrared dryer for campus graphics; and a software controlled lock system.

Third quarter purchases: new computers for the CAD classroom; software, netbooks, iPads, and iPods for the Learning Assistance Program (LAP); thirty laptops for the Lompoc Valley Center (LVC) science classroom; consulting services for Banner



and IFAS enhancements; new computers and AV equipment for the Teacher Learning Center; and a new high tech AV system for the lobby of the library at the Santa Maria campus.

Fourth quarter purchases: sixteen student computers for the Math Lab; six students computers for the University Transfer Center; copiers for Health Sciences, Fine Arts, and Plant Services departments; smart podiums for classrooms N-10, N-11, and J-16; professional services for CurricUNET data entry and clean-up; two color printers for fine arts classes; a large screen LED smart TV for the Children's Center; modern cardio equipment for the physical fitness lab; twenty replacement computers for the Testing Center; camera equipment for the district photographer; implementation services for a new athletic website; eight MacBook's for advanced film students to check out; three new library book check out sensitizers/desensitizers; and thirteen new classroom data projectors.

Of the \$10,961,046 budget, a total of 67 percent has been committed.

Project Managers: Director, Information Technology Services Associate Dean, Learning Resources/Library

Vendors: Various

Budget/Funding Summary

Measure I Funds: \$10,961,046

Schedule Summary

Develop process for modernization requests	12/2006
TAC complete 2006/2007 recommendations	4/2007
TAC complete 2007/2008 recommendations	5/2008
TAC complete 2008/2009 recommendations	5/2009
TAC complete 2009/2010 recommendations	5/2010
TAC complete 2010/2011 recommendations	5/2011
TAC complete 2011/2012 recommendations	5/2012

Voice Over Internet Protocol Equipment and Services Project

This project replaces the current telephone and voice mail systems at all district locations with a Voice over Internet Protocol (VOIP) telephone system. It consists of the procurement, project management, installation, implementation, training, and ongoing support of an enterprise VOIP system. The new VOIP system will be located in the building L data center.



This project also includes an Uninterruptible Power Supply (UPS) system to support the new phone system. The UPS

portion of the project was completed this quarter when all equipment in the data center was tied to the Emergency Power Off Switch.

The implementation was completed at the end of the fourth quarter of 2012 and a punch list of remaining items was created. This project also includes a Copper Cable upgrade. The construction phase of this project was completed in December and a punch list of remaining items was created.

Of the \$2,600,000 budget, a total of 72 percent has been committed.

Project Manager: Director, Information Technology Services

Vendors: Packet Fusion, Inc. (VOIP Equipment and Services)
 Brannon Inc., dba Smith Electric Service (UPS)
 Quintron Systems, Inc. (Copper Project)

Equipment and Services Budget/Funding Summary
 Measure I Funds: \$2,053,000

Schedule Summary	
Issue RFP	5/25/2011
Deadline for vendor proposals	6/16/2011
Short list of vendors	6/30/2011
Job Walk	7/27/2011
Vendor presentations	7/28/2011
Selection of final vendor	9/13/2011
Sign Contract	12/8/2011
Project start	2/6/2012
Project end	12/2012

UPS Budget/Funding Summary
 Measure I Funds: \$250,000

Schedule Summary	
90% construction drawings	6/29/2011
Issue Bid	7/6/2011
Job Walk	7/14/2011
Deadline for bids	7/28/2011
Selection of contractor	8/16/2011
Project start	9/2011
Project end	4/2012

Copper Cable Budget/Funding Summary
 Measure I Funds: \$296,500

Schedule Summary

Construction drawings	3/2012
Issue Bid	6/2012
Job Walk	6/2012
Deadline for bids	6/2012
Selection of contractor	7/17/2012
Project start	7/2012
Project end	12/2012

Allan Hancock Joint Community College District General Obligation Bond Expenditure Report

September 1, 2006 - December 31, 2012

Total General Obligation Bond Authorization	\$ 180,000,000
Series A Issuance.....	\$ 68,000,000
Series B and B1 Issuance	\$ 29,999,556
Series C Issuance.....	\$ 38,851,199
General Obligation Bond Balance to be Issued	\$ 43,149,245
REVENUE	
Series A Issuance	\$ 68,000,000
Premium on Sale of Bonds Issuance A	\$ 528,271
Series B and B1 Issuance	\$ 29,999,556
Premium on Sale of Bonds Issuance B and B1	\$ 115,261
Series C Issuance	\$ 38,851,199
Premium on Sale of Bonds Issuance C	\$ 145,000
Interest	\$ 6,981,240
TOTAL AVAILABLE REVENUE	\$ 144,620,527
EXPENDITURES (January 1 - December 31, 2012)	
Cost of Issuance Series C	\$ 145,000
Project Management	\$ (95,506)
Public Safety Complex	\$ 12,879,581
One-Stop Student Services Center	\$ 3,787,805
Industrial Technology Modernization/Addition	\$ 5,164,041
Child Care Center Addition.....	\$ 4,900,872
Facilities and Utilities Master Plan	\$ 385
Fine Arts Complex	\$ 38,760
Theater Arts Project	\$ 5,906
Bldg C Roof, Paint, Flooring - ADA	\$ 1,159
Bldg D Roof and HVAC - ADA.....	\$ 85,775
LVC Roof/ADA Upgrades	\$ 13,000
Campus Upgrade to VOIP	\$ 233,498
Phoenix Project.....	\$ 385,187
Instructional Equipment Modernization	\$ 673,283
Technology Equipment Modernization.....	\$ 633,521
Technology VOIP Equipment.....	\$ 1,063,402
TOTAL EXPENDITURES 2012.....	\$ 29,915,669
Total Prior Period Expenditures.....	\$ 57,749,032
GRAND TOTAL EXPENDITURES	\$ 87,664,701
ENDING BALANCE	\$ 56,955,826

* project management expenditures were distributed to various projects

Allan Hancock Joint Community College District Board of Trustees

as of December 11, 2012

Mr. Larry Lahr, President

Area 3 (Southern Santa Maria Valley, Casmalia, Los Alamos)

Mr. Gregory A. Pensa, Vice President

Area 5 (Santa Ynez Valley, Northern Lompoc Valley, Channel Islands)

Mr. Tim Bennett, member

Area 2
(Southeast Santa Maria)

Mr. Bernard E. Jones, member

Area 4
(Lompoc Valley)

Ms. Hilda Zacarías, member

Area 1
(Central & Northern Santa Maria)

Mr. Steven T. Auclair

Student Representative

.....

Elizabeth A. Miller, Ed.D.

Interim Superintendent/President



800 South College Drive, Santa Maria, CA 93454-6399
www.hancockcollege.edu/measurei
(805) 922-6966

Design & Printing:
Allan Hancock College Campus Graphics