

**Special Meeting
Board of Trustees
Coast Community College District**

Date: October 18, 2006

**Location: District Board Room
1370 Adams Ave., Costa Mesa, CA**

Time: 6:30 p.m.

A G E N D A I T E M S

- 1. Call to Order**
- 2. Pledge of Allegiance**
- 3. Roll Call**
- 4. Opportunity for Public Comment**

Members of the public have the opportunity to address the Board of Trustees on any item that has been described in this notice, before or during consideration of the item. Persons wishing to make comments are allowed 5-minutes. A "Request to Address the Board of Trustees" card needs to be completed and filed with the Manager of Board Operations prior to speaking.

- 5. Adopt Agenda**
- 6. Approval of Agreement Between the Coast Community College District and the Coast Federation of Classified Employees/American Federation of Teachers, AFL/CIO (CFCE/AFT), Local 4794 and the Coast Community College District**

After review by the Vice Chancellor for Human Resources, it is recommended by the Chancellor that the Board approve the Agreement between the Coast Federation of Classified Employees/American Federation of Teachers, AFL/CIO (CFCE/AFT), Local 4794 and the Coast Community College District. The Agreement will become effective upon ratification by the Federation, except as specifically stated otherwise, and shall continue in effect up to and including June 30, 2009, the date of its expiration. The estimated fiscal impact for 2006-2007 is \$3,035,063. A copy of the negotiated Agreement is attached to each Trustee's Agenda and is on file in the Board Office.

7. Recommendation to Open and Review all Proposals Received and to Accept the Most Responsive Proposal to the Golden West College Childcare Center/Joint Use Gymnasium Request for Proposals

It is recommended that the Board of Trustees open, review and consider all proposals received in response to the Request for Proposals (RFP No. 1912) to ground lease portions of the District's Golden West College campus at 15744 Golden West Street in Huntington Beach, California. The real property which is subject to the Lease shall be those portions of the Campus identified on Exhibit "A" of the RFP as the "Childcare Center Parcel" and the "Parking Area". The Lease will grant the tenant the exclusive use of the Childcare Center Parcel and the non-exclusive use of the Parking Area. The Childcare Center Parcel and the Parking Area Parcel contain approximately one (1) acre of land each. The Lease shall also provide for the shared use by the tenant and the District of a Gymnasium to be constructed by the tenant on a portion of the Campus identified on Exhibit "A" of the RFP as the "Gymnasium".

The minimum Monthly Base Rent that the District will consider is Six Thousand Six Hundred Sixty-Six Dollars and Sixty-Seven Cents (\$6,666.67), for an annual total of Eighty Thousand Dollars (\$80,000.00). The District shall use a minimum of twenty-five percent (25%) of all Monthly Base Rent received by the District under the Lease to fund a scholarship program to pay Childcare Center tuition for the children of Golden West College students, staff and faculty. The Lease will require the tenant to pay all costs of constructing the Childcare Center and the Gymnasium, and will also contain provisions for the tenant's construction of a playground, sidewalks, a bus drop off area and other necessary improvements appurtenant to the Childcare Center, Parking Area and Gymnasium.

The Lease will also require the tenant, concurrent with the execution of the Lease, to deposit a minimum of One Hundred Thousand Dollars (\$100,000.00) into a federally insured certificate of deposit account or other savings or investment account with a federally insured bank, savings and loan association or other institutional investor. The account shall be jointly held in the name of the tenant and the District and shall require signatures by representatives of both the tenant and the District for the withdrawal of principal or interest therefrom. Tenant shall remain responsible for all construction costs for the Childcare Center and the Gymnasium. All payments made toward actual Childcare Center and Gymnasium construction costs shall be non-refundable.

It is requested that the Board of Trustees accept the most responsive proposal received in response to the Request for Proposals (RFP No. 1912).

It is further recommended that the Chancellor or Vice Chancellor of Administrative Services be authorized to negotiate remaining proposal details and be authorized to sign all agreements or leases necessary pursuant to the Request for Proposal.

Fiscal Impact: It is expected the District will receive as a minimum, annual rent of \$80,000 per year.

8. Adoption of Resolution – Proposition 1D

The Kindergarten-University Public Education Facilities Bond Act of 2006

Whereas, California’s K-12 schools, community colleges, and public universities face tremendous needs in classroom construction, restoration and earthquake retrofitting; and

Whereas, more than 2.4 million students are enrolled in California’s public higher education system, which includes the University of California, the California State University, and the California Community Colleges; and

Whereas, the Kindergarten-University Public Education Facilities Bond Act of 2006 will help prepare students for the workplace of the 21st century and high-skilled, high-wage jobs; and

Whereas, more than \$35 billion per year is contributed to the state’s economy through California’s three higher education systems, and there is a direct correlation between California’s future economic and cultural prosperity and the availability of educational opportunities for its citizens through community colleges and other higher education institutions; and

Whereas, the total unmet facilities needs for the community college system have been estimated at approximately \$18.1 billion to fund needed new facilities and upgrade existing buildings to meet enrollment growth and provide students access to new technologies; and

Whereas, the Kindergarten-University Public Education Facilities Bond Act of 2006 would provide \$3.1 billion for public higher education facilities including \$1.5 billion over the next two years for the California Community Colleges for building projects to serve the educational needs of the system’s 1.6 million students; and

Whereas, California’s historical policy of access to higher education for all eligible students is threatened, and

Whereas, passage of the Kindergarten-University Public Education Facilities Bond Act of

2006 would provide the Coast Community College District with funds to repair and upgrade existing college buildings and to build new classrooms to accommodate growing student enrollments; and

Whereas, the Coast Community College District believes that every effort should be made to inform voters about the impact of passage of the Kindergarten-University Public Education Facilities Bond Act of 2006 on local residents and students and their community college(s); now

Therefore, be it resolved that the Board of Trustees of the Coast Community College District supports the Kindergarten-University Public Education Facilities Bond Act of 2006 and encourages students and voters to become aware of the pros and cons of passage of the Kindergarten-University Public Education Facilities Bond Act of 2006 and the impact of its passage upon the Coast Community College District.

9. Accreditation Workshop

The Board will have an opportunity to hear presentations and provide feedback to staff regarding the Accreditation Workshop. A copy of the draft Accreditation Report from each college is attached to each Trustee's Agenda and is on file in the Board Office.

The draft self studies for the accreditation process for each of the three colleges is also available on the Internet at:

Orange Coast College:

http://www.orangecoastcollege.edu/about_occ/office_of_the_president/accreditation/

Coastline College:

http://programreview.coastline.edu/Acc_CDWeb/CCCSelfStudyMenu.htm

Golden West College:

<http://www.cccd.edu/facultystaff/GWCselfstudydraft.pdf>

10. Adjournment

It is the intention of the Coast Community College District to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, you will need special assistance beyond what is normally provided, the Coast Community College District will attempt to accommodate you in every reasonable manner. Please contact the Manager of Board Operations at (714) 438-4848, at least 48 hours prior to the meeting to inform us of your particular needs so that appropriate accommodations may be made.