



Berkeley City College

**Presented to the Berkeley City College Facilities Committee
February 11, 2022**

Agenda



- Capital Program Bond Update
 - Bond Spending Plan Overview
- BCC Milvia Street Expansion
 - Project Vision
 - Project Schedule Overview
 - Design Development Phase Highlights
 - Stacking and Massing Perspectives
 - Interior Perspectives
 - Floor Plans
 - Next Steps
- Infrastructure Work Update



Bond Spending Plan



Bond Spending Plan

Schedule Key	
■	Contractor or Design Build Entity Procurement
■	Design
■	DSA Review
■	Construction

	Proj#	Type ¹	3/31/21 Total Project Cost Estimate ²	Anticipated Funding			2021				2022				2023				2024				2025				2026			
				Measure G	State Match ³	Measure A (May 2020 Issuance) ⁴	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Berkeley City College																														
2118 Milvia Street (New Building) - DB	2477	New	\$83,851,707	\$75,057,807	\$0	\$8,793,900	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	
2050 Center Reconfiguration - DB	2496	Mod	\$31,550,808	\$31,550,808	\$0	\$0	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	
Infrastructure	2497	Mod	\$3,000,000	\$3,000,000	\$0	\$0	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	
Berkeley ADA Modernization	2323	Mod	\$748,941	\$0	\$0	\$748,941	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	
Information Technology	2412	IT	\$2,850,000	\$2,850,000	\$0	\$0	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	<div></div>	
Berkeley College Subtotal			\$122,001,456	\$112,458,615	\$0	\$9,542,841																								

¹ Type of Project: New Construction (New); Modernization (Mod); Information Technology (IT); Program-wide (Prog)

² Total Project Cost Estimate: Total Capital Costs, including Hard Costs for Construction Building/Interiors and Soft Costs for Development Fees/Consultants. Typical Ratio is 70% Hard to 30% Soft Costs.

³ FPP - Final Project Proposal: Design Funded in 19/20 and Construction Funded in FY 21/22 - FY 22/23; IPP - Initial Project Proposal: Future Funding Proposal for FY 23/24

⁴ Allocation per Peralta Finance Budget sent to PMO on 10/15/20, with project adjustments to reflect actuals while holding each overall College Measure A Allocation.



Milvia Street - Project Vision

PROJECT VISION STATEMENT

- TO** create an *inclusive and welcoming center of teaching and learning*
- FOR** *vibrant engagement* across the *diversity of our community*
- THAT** is a new *dynamic hub* which expands the *campus presence* in the heart of downtown Berkeley
- BY** *acknowledging our past* while reimagining our future

Milvia Street - Schedule Overview

Activity	Target Dates TBD
Programming Phase	May 2021 - September 2021
Schematic Design Phase	September - November 2021
Design Development Phase	November 2021 - January 2022
Construction Document Phase	January 2022 - May 2022
Division of the State Architect (DSA) Review	May 2022 - February 2023
Construction Phase	January 2023 - September 2024
Move-in and Closeout	October 2024 - December 2024

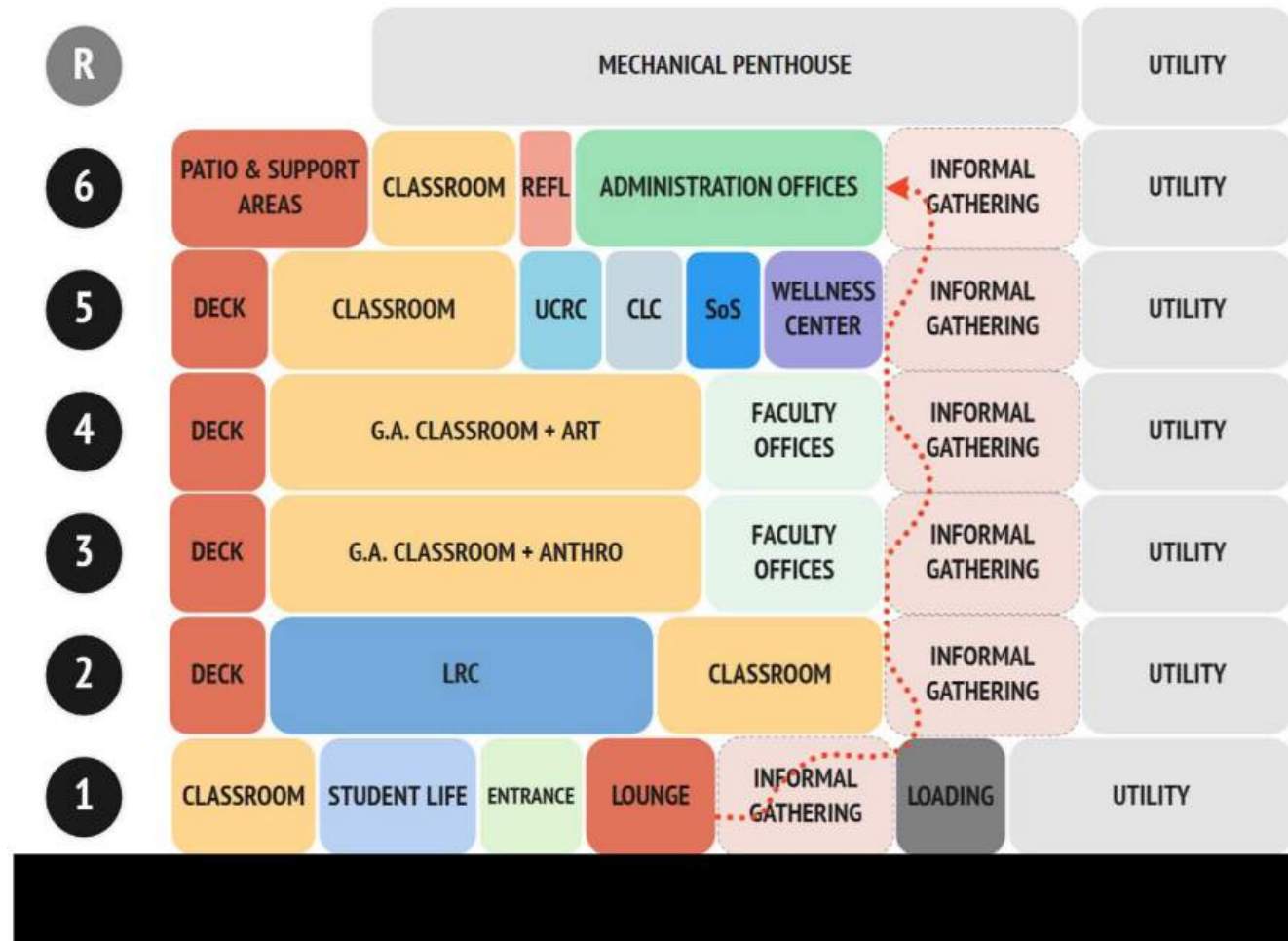
Milvia Street - Design Highlights



- Welcoming Center Vision
- Corner Entrance
- Bookstore (Remains at Center Street)
- Student Life Offices and Meeting Room (Level 1)
- Faculty Offices (Level 3 and 4)
 - Instructional Dean Office and Meeting Room
- Expanded Student Services on 5th Floor to include:
 - UCRC, Society of Scholars (SoS), Umoja, Puente, and CLC
- Mental Wellness and Health Center (combined as Wellness Center)
- Associate Dean – Student Services (Level 5)
- Welcoming Approach to the Administration Suite (Level 6)



Milvia Street - Stacking Diagram



Stacking Diagram

Milvia Street – Exterior Perspectives

SOUTHEAST AXONOMETRIC



Milvia Street – Exterior Perspectives



LOOKING DOWN MILVIA STREET AT THE NORTH BUILDING ELEVATION

Milvia Street – Exterior Perspectives



Milvia Street – Exterior Perspectives



Milvia Street – Interior Perspectives



Milvia Street – Interior Perspectives



Milvia Street – Interior Perspectives



Milvia Street – Interior Perspectives



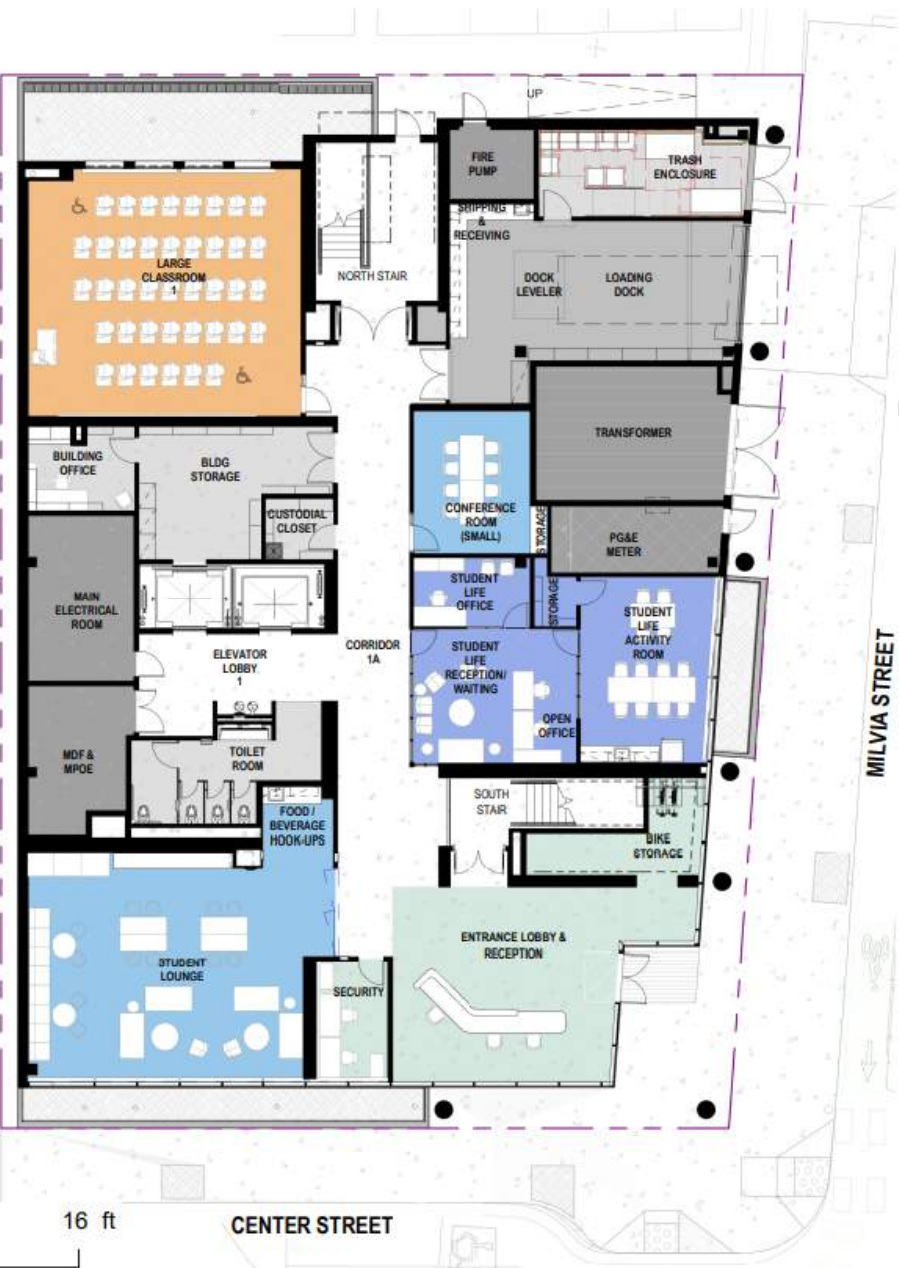
Milvia Street – Interior Perspectives



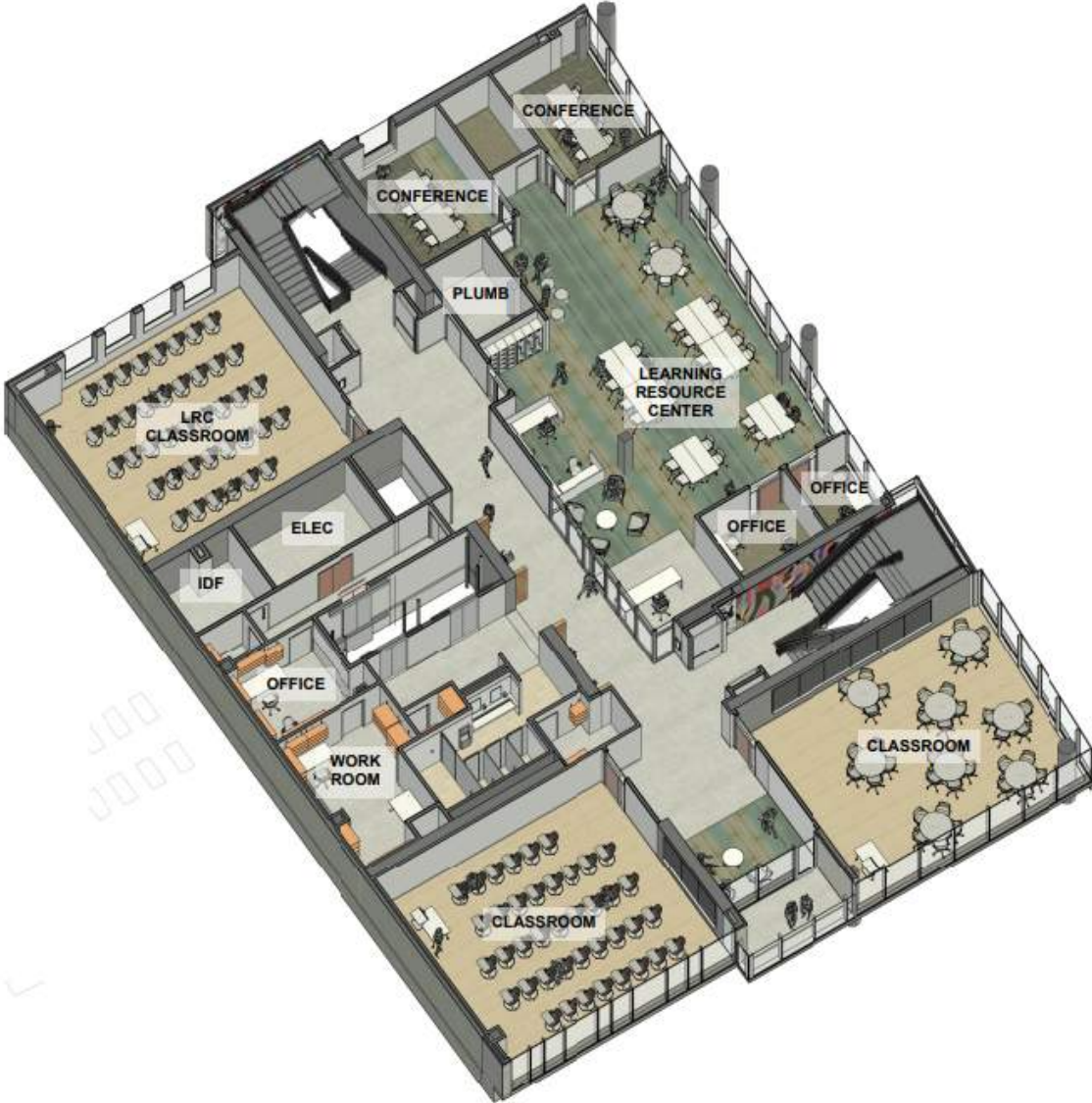
Milvia Street – Interior Perspectives



LEVEL 1 - FLOOR PLAN & AXONOMETRIC FLOOR PLAN



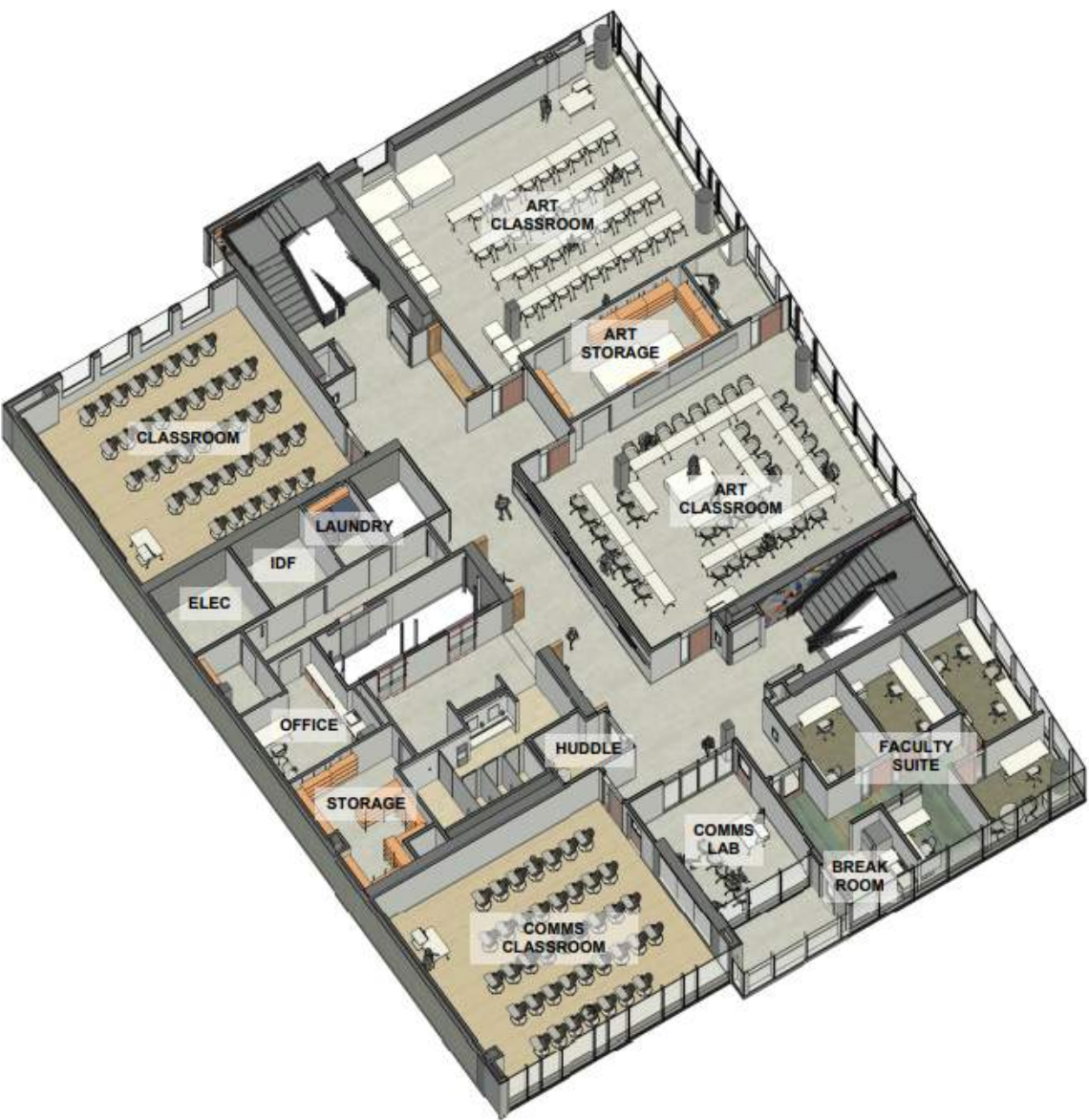
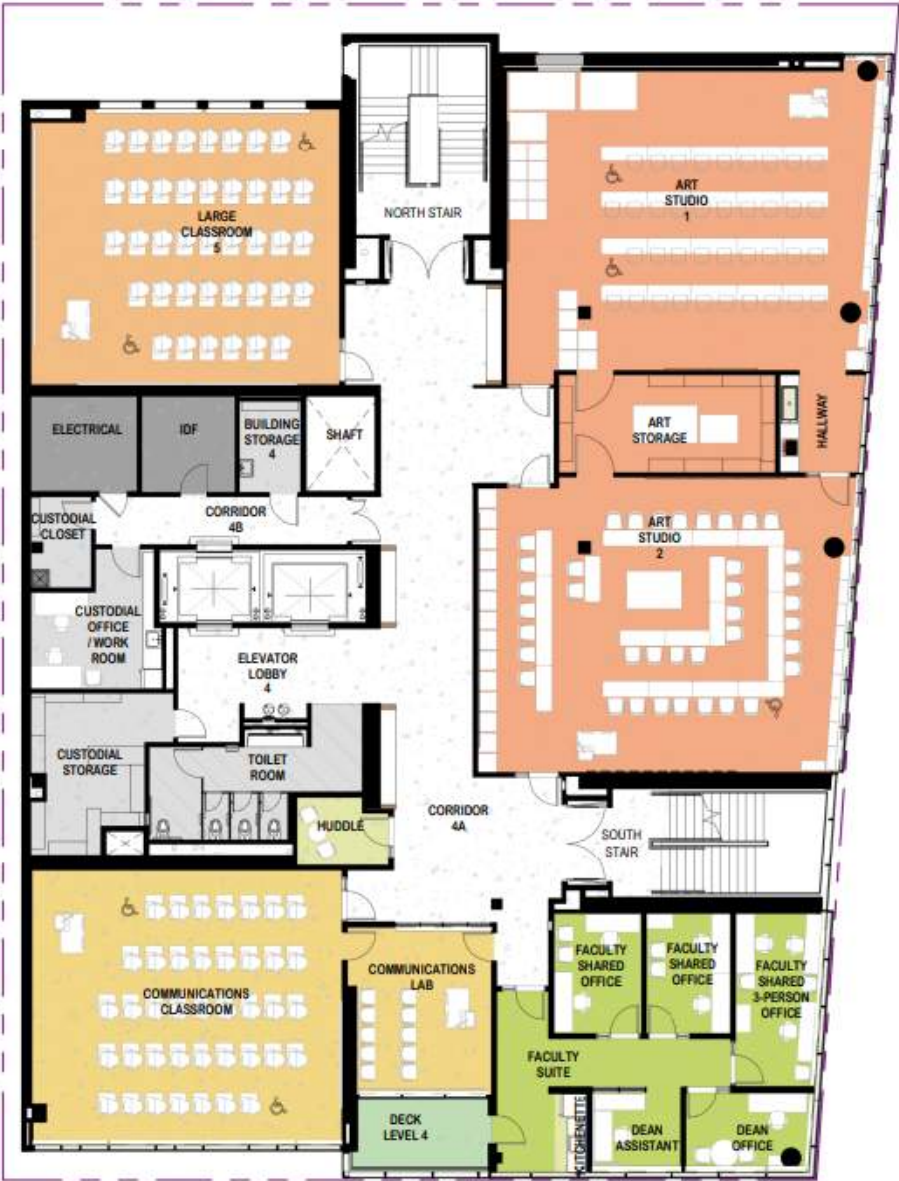
LEVEL 2 - FLOOR PLAN & AXONOMETRIC FLOOR PLAN



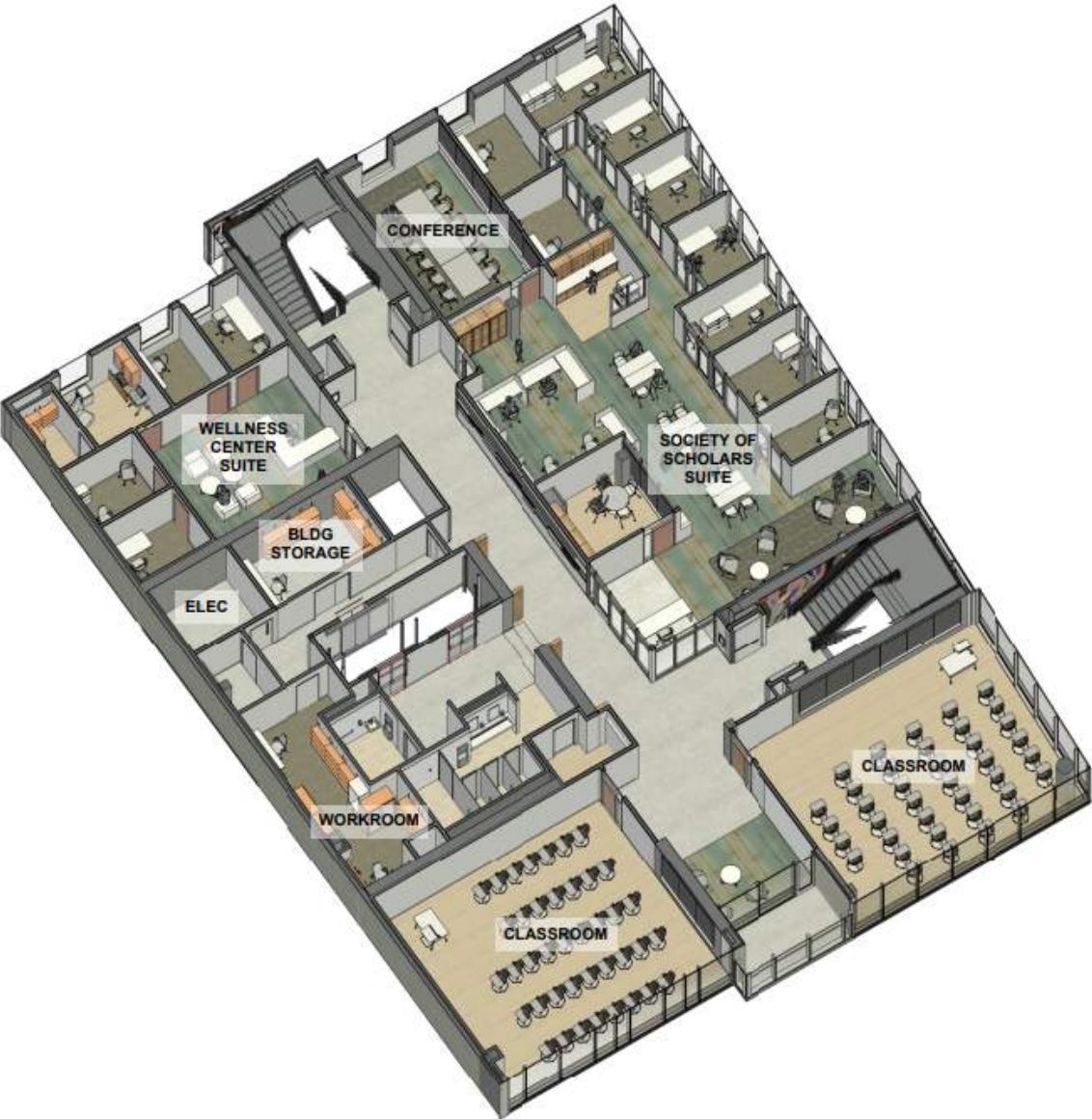
LEVEL 3 - FLOOR PLAN & AXONOMETRIC FLOOR PLAN



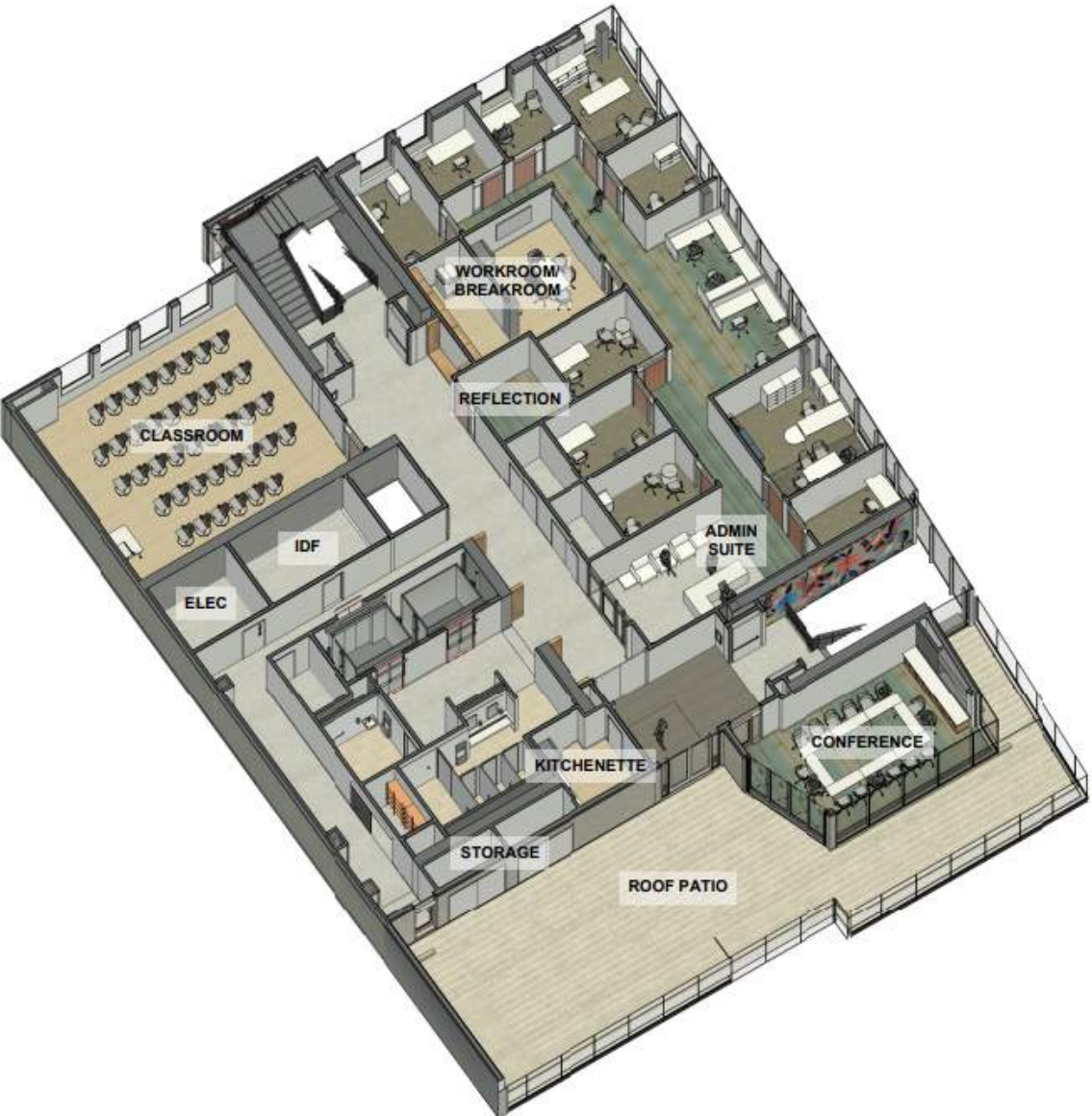
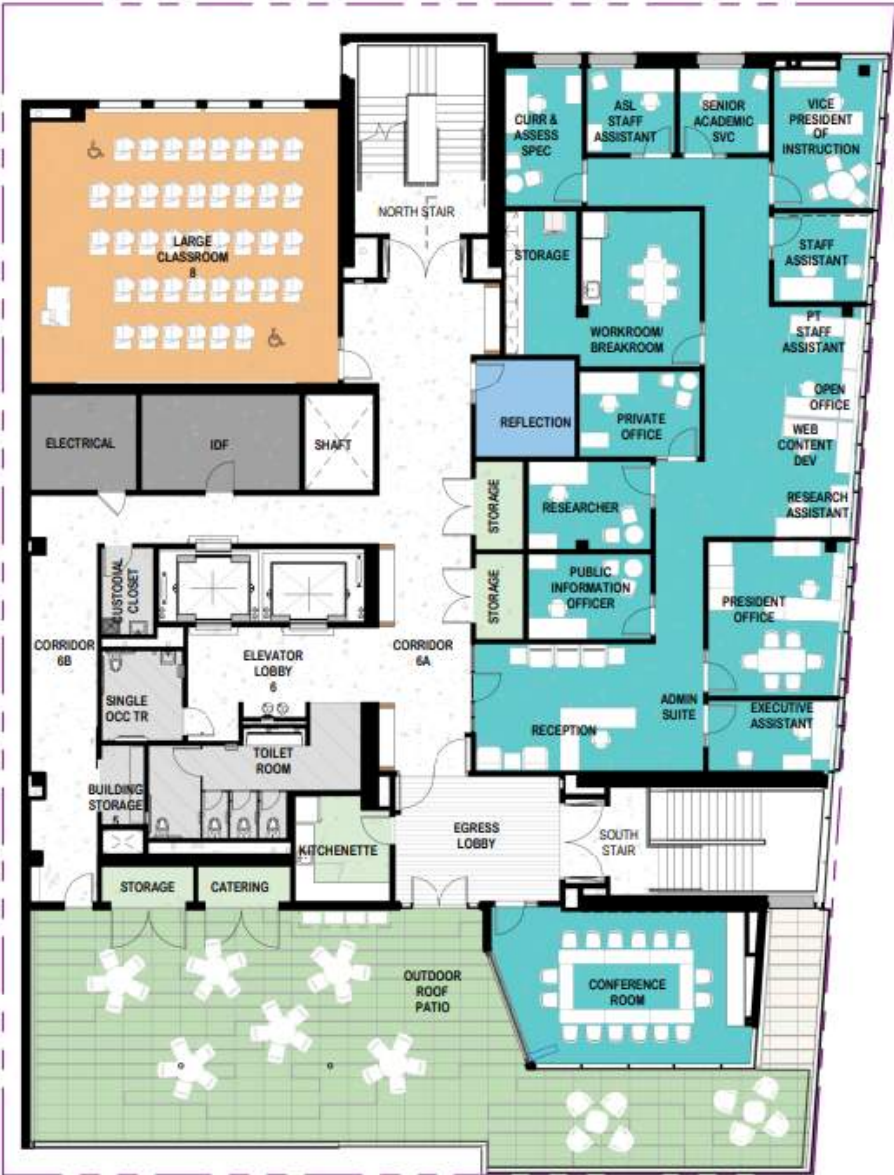
LEVEL 4 - FLOOR PLAN & AXONOMETRIC FLOOR PLAN



LEVEL 5 - FLOOR PLAN & AXONOMETRIC FLOOR PLAN



LEVEL 6 - FLOOR PLAN & AXONOMETRIC FLOOR PLAN



Next Steps



- Construction Document Phase.
 - Building User Group Meetings.
- Students / Community - Art Opportunities.
- Build Peralta Website for follow-up information.
- Submission to DSA for Permit.

Infrastructure – Priority Projects

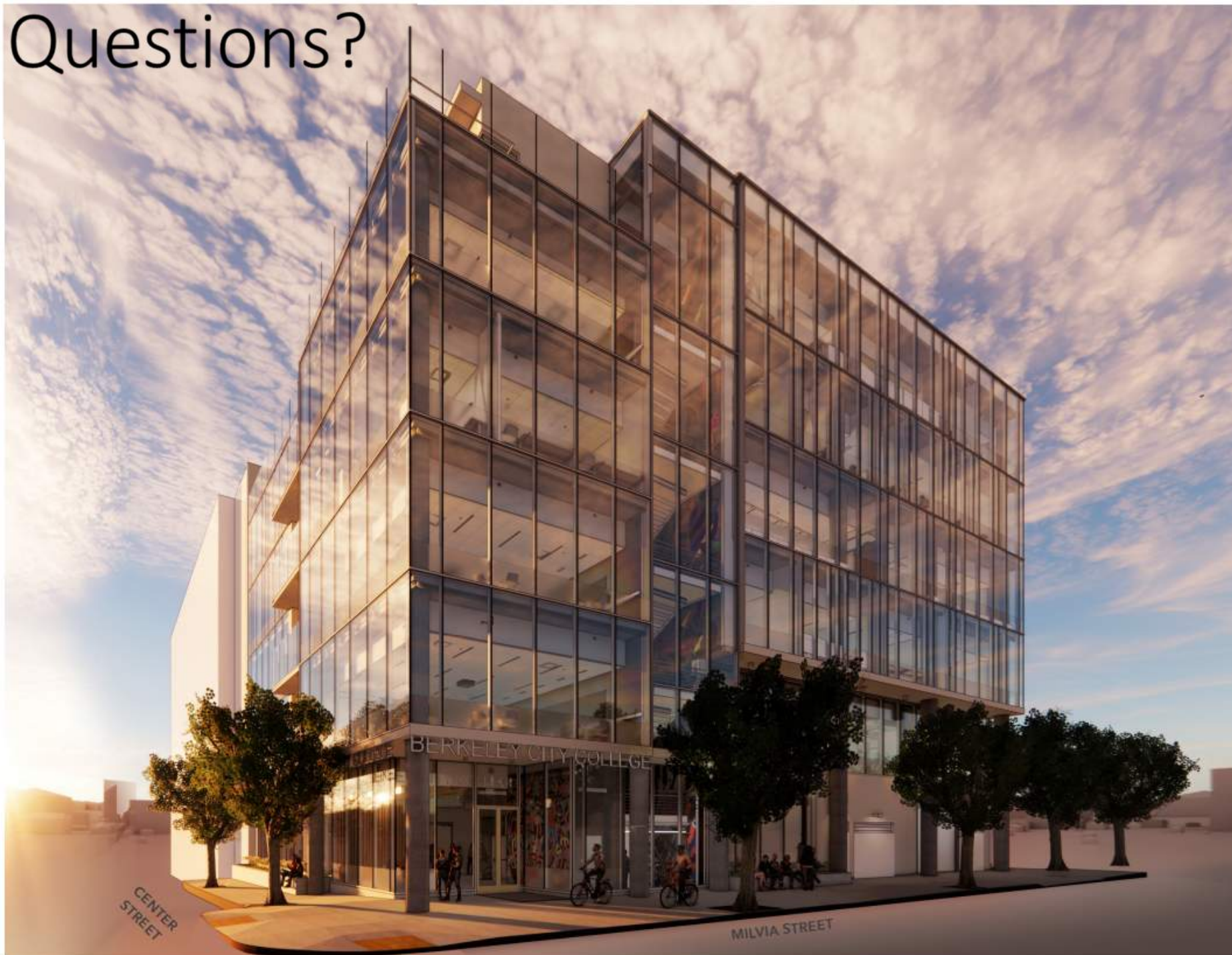


Activity	Budget	M-21	A-21	M-21	J-21	J-21	A-21	S-21	O-21	N-21	D-21	J-22	F-22	M-22	A-22	M-22
Bundle # 1 - HVAC/BMS Controls	\$ 61,000															
ESI Contract																
ESI Implement Initial Work Onsite																
ESI Phase 2 Approvals / Contract																
ESI to Implement Phase Two - Punchlist Follow Up Work Onsite																
Bundle # 2 - Rebuilding Custodial Sinks / Flooring Repairs	\$ 181,000															
SCA Environmental Contract																
SCA Environmental Testing																
Bidding/Contracting/Board Approval for repair work																
Repair Work																
Bundle # 3 - Fire Alarm Smoke Control Failures and Fire Alarm Inspection Issues	\$ 30,000															
Johnson Controls Contract																
Johnson Controls Implement Work Onsite																
Bundle # 4a & 4b - Replace Work Backdraft Dampers & Cooling Tower Upgrades	\$ 68,000															
Bidding/Contracting/Approval																
Replacement work																
Bundle #5B - Student Lounge Window Shade Replacement	\$ 10,000															
Bidding/Contracting/Approval																
Replacement work																
Bundle # 6 - ADA Paddle/Switch Issues	\$ 45,000															
Bidding/Contracting/Approval																
Replacement work																
Elevator Modernization Work	\$ 215,000															
Kone Contract																
Kone Procure Materials & Implement Work Onsite (Work at BCC scheduled for summer 2022)																
Roofing	\$ 30,000															
Garland Contract																
Garland Implement Work Onsite																
Front Doors	\$ 245,200															
Bidding/Contracting/Board Approval for Design																
DSA Permit Review																
Bidding / Contracting / Approvals for Replacement Scope																
Procurement & Install Work Onsite (anticipated procurement release for contractor end Q2 2022)																
Total Budget to Date:	\$ 885,200															

Bond Spending Plan Allocation: \$3,000,000



Questions?



Rendering by:

XL Construction + Ratcliff