



STATE PUBLIC WORKS BOARD

Gavin Newsom ■ Governor

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STATE PUBLIC WORKS BOARD

May 10, 2024

FINAL MINUTES

MEMBERS PRESENT:

Michele Perrault, Chief Deputy Director, for the Department of Finance
Jennifer Osborn, Chief Deputy Director, for the Department of General Services
Blake Fowler, Director of Public Finance, for the State Treasurer
David Oppenheim, Deputy Controller, for the State Controller
Erin Holbrook, Chief Counsel, for the Department of Transportation
Bryan Cash, Assistant Secretary, for the Natural Resources Agency

MEMBERS ABSENT:

None.

CALL TO ORDER AND ROLL CALL:

Michele Perrault, Chairperson of the State Public Works Board (Board), called the meeting to order at 10:03 a.m. Ali Wildman, Executive Assistant, called the roll. A quorum was established.

BOND ITEMS:

The first order of business was to consider one bond item.

Bond Item 1:

Sally Lukenbill, Executive Director of the Board, stated that the requested action would adopt a resolution authorizing actions to be taken to provide for interim financing, authorize the sale of lease revenue bonds, and other related actions for the Southern Region: Emergency Operations Center in Orange County for the Office of Emergency Services (OES).

The project is located on a 15-acre site on the campus of the former Fairview Developmental Center in Costa Mesa. The project scope includes the construction of an approximately 32,000 square feet (SF) essential services emergency operations center and an approximately 20,000 SF warehouse for the storage of emergency supplies, and a Public Safety Communications radio maintenance shop. The property rights for the site will be transferred from Department of Developmental Services to OES through a Transfer of Jurisdiction.

Bonds for this project would be issued in an amount not to exceed \$189,600,000.

Ms. Perrault asked if there were any questions or comments from the Board, or from the public. There were none.

A motion was made by Mr. Oppenheim and seconded by Mr. Fowler to approve bond item 1. The motion passed unanimously through a 5-0 roll-call vote (Ms. Perrault, Ms. Osborn, Mr. Fowler, Mr. Oppenheim, and Ms. Holbrook all voting aye).

MINUTES:

The next order of business was to approve the minutes from the March 8, 2024 and March 22, 2024 Board meetings.

Ms. Perrault asked if there were any questions or comments from the Board, or from the public. There were none.

A motion was made by Ms. Osborn and seconded by Ms. Holbrook to approve the minutes. The motion passed unanimously through a 3-0 roll-call vote (Ms. Perrault, Ms. Osborn, and Ms. Holbrook all voting aye).

CONSENT ITEMS:

The next order of business before the Board was to consider Consent Calendar A. Ms. Lukenbill indicated that Consent Calendar A included one item for a project within the Natural Resources Agency, and for that item, Mr. Cash joined as a voting member.

Ms. Lukenbill presented Consent Item 1 of Consent Calendar A, as follows:

- Consent Item 1: The requested action would approve an augmentation of \$347,000 General Fund for the preliminary plans phase of the Hemet-Ryan Air Attack Base: Replace Facility in Riverside County for the Department of Forestry and Fire Protection (CAL FIRE). The requested action would also recognize a scope change and an anticipated deficit for the construction phase.

The requested scope change would allow CAL FIRE to meet program and staffing requirements related to the operations of the Sikorsky Fire Hawk helicopter, and to incorporate additional lease space that would result in the expansion of the project site from 12 to 15 acres. Additional space is needed to accommodate a larger barracks building, and for relocation of the dozer building to allow for more efficient deployment.

The authorized total cost of this project is \$39,880,000 General Fund. CAL FIRE anticipates a deficit of \$11,480,000 General Fund, in the construction phase of the project, or approximately 29 percent of the total estimated project costs. The additional funding needed for the project will be requested in a future budget.

Ms. Lukenbill stated that Consent Item 1 required a 20-day notice to the Chairs of the Joint Legislative Budget Committee and fiscal committees in each house. The letter was sent on April 24, 2024 and the 20-day review period ends on Tuesday 5/14; therefore, approval of the item was contingent upon expiration of the 20-day legislative notification period without adverse comment.

Ms. Perrault asked if there were any questions or comments from the Board, or from the public. There were none.

A motion was made by Mr. Cash and seconded by Ms. Holbrook to approve Consent item 1 of Consent Calendar A. The motion passed unanimously through a 4-0 roll-call vote (Ms. Perrault, Ms. Osborn, Mr. Cash, and Ms. Holbrook all voting aye).

The next order of business was to consider Consent Calendar B. Ms. Lukenbill noted that Consent Item 1 had been pulled from the agenda and would not be part of the vote today.

Ms. Lukenbill presented Consent Items 2 through 4 of Consent Calendar B, as follows:

- Consent Item 2: The requested action would approve preliminary plans for the Atascadero: Sewer and Wastewater Treatment Plant project in San Luis Obispo County for the Department of State Hospitals. The project includes the upgrade of the existing sewer and wastewater treatment plant at Atascadero, and the installation of a pipeline to connect the facility sewer system to the City of Atascadero's wastewater treatment plant.
- Consent Item 3: The requested action would approve preliminary plans for the Metropolitan: Fire Water Line Connection to Water Supply in Los Angeles County for the Department of State Hospitals. The project includes the replacement of the existing 750,000-gallon water storage tank with a new 1-million-gallon dedicated fire water storage tank and a fire water line connection that meets National Fire Protection Association requirements.
- Consent Item 4: The requested action would recognize a scope change and revised project costs for the Adult Local Criminal Justice Facilities Project in Contra Costa County for the Board of State and Community Corrections. The authorized scope includes the design and construction of five housing units, and will also provide spaces for mental health, medical, and dental services; programming; administration; and building support.

The requested scope change will remove the upper bunk of 16 standard beds in ADA-accessible cells to enhance building functionality, allowing increased in-cell maneuverability, safety, and a more supportive environment for the population that requires ADA-accessible accommodations. The removal of 16 beds in the ADA-accessible units will reduce the number of total beds from 288 to 272 facility-wide. Construction cost savings associated with the scope change is approximately \$37,000. However, because the project has also realized recent cost increases related to change orders, overall project costs have remained the same.

Ms. Lukenbill noted that Consent Item 4 of Calendar B required a 20-day notice to the Chairs of the Joint Legislative Budget Committee and fiscal committees in each house. The letter was sent on March 19, 2024, and the 20-day legislative notification period expired without adverse comment.

Ms. Perrault asked if there were any questions or comments from the Board, or from the public. There were none.

A motion was made by Ms. Osborn and seconded by Ms. Holbrook to approve Consent Items 2 through 4 of Consent Calendar B. The motion passed unanimously through a 3-0 roll-call vote (Ms. Perrault, Ms. Osborn, and Ms. Holbrook all voting aye).

ACTION ITEMS:

None.

OTHER BUSINESS:

The next order of business before the Board today was to consider one Other Business item. Ms. Lukenbill stated that the requested action would adopt a resolution authorizing the Executive Director and Deputy Directors of the Board to take actions to enter into contracts with one or more firms for outside counsel services, related to the issuance of the Board's bonds and the Board's bond programs.

Ms. Perrault asked if there were any questions or comments from the Board, or from the public. There were none.

A motion was made by Ms. Holbrook and seconded by Ms. Osborn to approve Other Business Item 1. The motion passed unanimously through a 3-0 roll-call vote (Ms. Perrault, Ms. Osborn, and Ms. Holbrook all voting aye).

GENERAL PUBLIC COMMENT:

Ms. Perrault asked if there were any other questions or comments from the Board, or from the public.

REPORTABLES:

Ms. Lukenbill presented the Reportable Items for the period of February 27, 2024, through April 29, 2024.

Ms. Perrault asked if there were any questions or comments from the Board, or from the public. There were none.

NEXT MEETING:

Ms. Perrault stated that the next regularly scheduled Board meeting would be held on Friday, June 14, 2024, with the time and location of the meeting posted on the Board's website.

Ms. Perrault asked if there were any other questions or comments from the Board or from the public. The meeting concluded at 10:15 am.