Present: Vice President R. Moyer, Dean L. Perez, Dean A. Rios, Ms. E. Ortiz, Ms. B. Moore, Mr. A. Banuelos, Dr. K. Miller, Ms. M. Mayorik, Ms. M. Soriano, Ms. S. Morales-Guerra, Mr. G. Castro, Mr. D. Beaulieu, Ms. G. Lopez (Recorder)

Guests: Mr. Antoine Atallah, Jacobs/Facilities, Mr. Raul. Escobedo from Barrio Planners, Mr. Jerry Penrose from Tetra Design, Ms. Lori Guidry from Jacobs/Pacifica, Ms. Maria T. Carvajal, DMJM JGM-Bond, Dr. Gabriel Farkas, Department of Toxic Substances

A scheduled meeting of the Off-Site Committee was called to order at 2:25 pm. by Dean Rios, Committee co-chair at the South Gate Educational Center Conference Room.

The Minutes of the August 4, 2006 meeting were approved M/S/P – Moore/Miller.

New Participants
D. Beaulieu introduced Maribel Soriano, Child Development faculty to the committee. He welcomed Maria Mayorik as a returning Off-Site Committee member. Ms. Mayorik stated that last semester she wasn’t able to attend the meetings due to scheduling conflicts. Adrian Banuelos, the chair of the Department Chair’s Committee was also introduced. D. Beaulieu said that he was hoping to have the name of the faculty co-chair announced at the next Off-Site Committee Meeting.

Firestone Facility Tour Follow-Up
A. Banuelos wanted clarification on the class offerings at the proposed new site. According to the plans, the site would be built for 12,000 students enrolled in both vocational and academic programs. L. Guidry added that the 388,000 sq. ft. program space will be needed to accommodate this enrollment. This 388,000 sq. ft. space also includes outdoor space. Dean Perez noted that all this type of information was included in the South Gate Educational Center - Educational and Space Needs Analyses document prepared with the Ameron property in mind. Dean Perez noted that this document could be reintroduced to the committee.

L. Guidry reiterated that the master plan for the new South Gate site cannot be developed without knowing whether we are tearing the buildings down or not. She noted that the owners of the property were currently looking for the original drawings of the buildings. Ms. Guidry stated that recreating these drawing for the facility built in the 1920s would be a costly process.

J. Penrose called for a high level analysis to develop strategies in order to deal with DSA and get their approval.
Updates from Dr. Gabriel Farkas, DTSC

Dr. Gabriel Farkas was invited to provide a brief environmental update on the Firestone property to Off-Site Committee members. He is a scientist and project manager with the California Department of Toxic Substances Control (DTSC) a department within the California Environmental Protection Agency. Dr. Farkas said that his agency had a work plan that they planned to implement to assess how safe the Firestone site was for future tenants. He added that there were different levels of certifications in place. DTSC can certify the site with no further action or with further action to be taken. Dr. Farkas was aware that the portion of the site currently used by LAUSD was certified and was very clean. Dr. Farkas said they also have to do the site characterization. Certain decisions have to be made when you have an agreement to purchase the property.

R. Escobedo asked to find about different levels of certification. He wondered what happens if the site cannot be certified for educational purposes. Dr. Farkas said that site certifications can be for industrial use and residential use. Educational facilities fall under the residential level. Dr. Farkas stated that the risk assessment conducted would tell us whether or not the property can be certified to the residential level. There may be restrictions given in certain areas of the property.

Items from the Floor

L. Guidry said that she was informed by the realtors and the owners of the property that they are getting really close to get the certification with no further action. She also stated that the EIR was ready for public notice but the master plan was not. R. Escobedo reiterated the importance of at which level the property will be certified. The Off-Site Committee members requested a lead on handling the real estate project. Dean Perez will solicit a leader for the project and propose this to the Cabinet.

R. Escobedo said that we needed 388,000 sq. ft to accommodate the total student population targeted. In order to provide 2,000 parking spaces, we need to build a parking structure. A proposed children’s center with a play area also needs to be brought up to state code. R. Escobedo’s conclusion was that we wouldn’t end up with very much open space to accommodate the entire program especially after considering spaces needed for emergency, fire access and loading and unloading.

R. Moyer suggested that Mr. Moreno also sees the Firestone property since he would be returning to ELAC from Mission College. D. Beaulieu added that although the president would have a final say in the decision, a number of other factors and parties should be involved in the decision making process.

A. Rios suggested that an ad hoc committee is formed to address several issues relating to the real estate and the potential acquisition of the new property. D. Beaulieu added that the Off-Site Committee should mainly focus on academic issues. He proposed that some members of the Facilities Committee can participate in this newly-formed ad hoc committee. The Off-Site Committee participants who were present agreed that such committee should be formed with the condition that this new subgroup would report back
to both the Off-Site and the Facilities Committee. R. Escobedo, R. Moyer and D. Beaulieu were interested in participating in this committee.

M. Mayorik said that since the South Gate faculty survey was administered, things have tightened up at the Center. Student workers were recognizable and approachable and the whole operation had been better since the survey.

D. Beaulieu said that his teaching substitution experience confirmed that students at South Gate were similar to the main campus students. He said that all the issues relating to support services at the Center should be brought up at upcoming meetings such as financial aid, library and its staffing etc.

Upcoming Meeting Dates
Friday, October 6, 2006 at 1:00 pm. at the Main Campus
Wednesday, November 1, 2006 at 3:00 pm at the Main Campus
Friday, December 1, 2006 at 1:00 pm at South Gate.

Adjournment
The meeting adjourned at 3:25 p.m.