



Laney College Office of the President

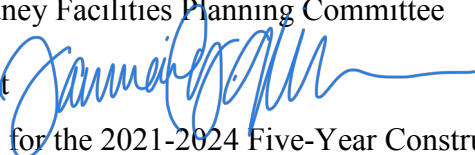
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May 9, 2019

MEMORANDUM

TO: Dr. Siri Brown, Vice Chancellor of Academic Affairs

CC: Leigh Sata, Vice Chancellor of General Services
Altheria Smith, Director of Facilities Planning and Development
Amy Marshall, Director of Facilities and College Operations
Dr. Stephen Corlett, Co-Chair Laney Facilities Planning Committee

FROM: Dr. Tammeil Gilkerson, President 

SUBJECT: Laney College Proposed Projects for the 2021-2024 Five-Year Construction Plan

The Laney College Educational Master Plan (EMP) serves as the foundation for all planning efforts at the College. The Facilities and Technology Master Plan (FTMP), program reviews, strategic planning, and the accreditation self-study, are all central to college planning efforts and are influenced by the current EMP. As these plans are developed or updated, they make reference to the data, analysis and goals articulated in the EMP, and thus ensure a meaningful, transparent, and integrated planning approach at Laney College. Specific goals of the EMP that pertain to the development of the FTMP are:

1. To make all facilities clean, safe, functioning, well-equipped, and attractive.
2. To increase student success, retention, transfer and completion.

Success in achieving the first goal hinges on maintaining stable modern facilities, and when necessary modernize or replace aging infrastructure, outdated classrooms, and other supporting facilities. Since Laney College opened its doors in 1971, the campus has not undergone significant facilities or infrastructure upgrades. Along with efforts to maximize enrollment, in order to accomplish the second goal to increase student success, retention, transfer and course completion, and to meet the demands of providing high quality education, the College must update its facilities and infrastructure to remain competitive among the Bay Area colleges. Students are attracted to newer well-functioning facilities and are more likely to achieve success when their facilities are up to date.

Starting in the spring of 2017, Steinberg Associates led the preparation and honing of our vision for a new Laney College and worked very closely with the Laney Facilities Planning Committee (FPC) and campus community constituents to arrive at the current plan - all college shared governance bodies were involved in the process of approving the FTMP. The Peralta Board of Trustees approved all FTMPs (4 colleges, 1 district) at their March 13, 2018 regular board meeting. With the passage of the bond measure in 2018 (Measure G), the Laney FPC was tasked with highlighting which buildings and facilities were of the highest priority among all listed in the current FTMP.

Additionally, since the College has experienced such a severe deterioration of the campus infrastructure over the course of several decades, mostly due to a lack of scheduled and preventive maintenance, the issue of infrastructure was a necessary component of the FTMP. The condition of our campus is now such an obvious and over-arching concern of faculty, staff and students that it was the single most prominent issue raised during the initial planning phases of the FTMP update and from feedback gathered by Steinberg in fall 2017 - even over the construction of a new Library and Learning Resource Center (LLRC). Thus, all shared governance bodies at Laney College continue to advocate strongly that infrastructure updates are a co-requisite for any new construction projects.

Only one of the projects listed in the FTMP currently has state funding: the Library and Learning Resource Center (LLRC). The District shall seek state funding for all other high priority projects at Laney to supplement Measure A and G bond funds. To this end, the FPC approved and recommended to the College Council and the College President the projects listed below. These represent the top priority construction and infrastructure projects for Laney College and constitute the first phase of the facilities updates listed in our approved FTMP and our submission for the current five-year construction plan.

1. Library and Learning Resource Center (LLRC)

State funds have already been approved, and whereas the College currently has an allocation of some of the Measure A funds, additional funds from Measure G will be needed to complete the project. The preliminary design is already approved with the footprint in the location currently occupied by the Eagle Village portable buildings. We are in the process of choosing an architect.

2. Science, Technology, Engineering, Arts, and Mathematics (STEAM) Center

The STEAM center will be a six-story building designed to house the core science disciplines of Laney College (Biology, Chemistry, Physics, and Mathematics) in addition to engineering and arts programs. Once the STEAM center is complete the science disciplines (Biology, Chemistry, and Physics) will be vacating older facilities (A and B buildings). Placement of the new facility next to the BEST center, does not require renovation or demolition of an existing structure, so allows for immediate new construction concurrent with the LLRC.

3. Student and Welcome Center (Building A)

The completion of both the LLRC and the STEAM center would allow for all student services and departments in the A building to relocate so that the building can be demolished and rebuilt as the new Student and Welcome Center. The center would house all of Enrollment Services (formerly called "one-stop shop" center) and all features of the current Student Center, including a new veterans center, and food service. Current structural analysis and FCI index assessments of Building A indicate that rebuilding the structure is the most cost effective solution over renovation.

4/5. Modernization of the Theater-Music and Design Center complexes (Building G and Theater)

Modernization of the Theater building has been detailed in previous 5-year construction plans and has been requested in all program reviews over the last 10 years. However, the current FTMP ties together the Music and Theater departments into one complex - strengthening the natural connection between the two disciplines and providing improved access to the performance areas needed for rehearsals and

performances. The portion of the G building that houses Music will be incorporated and attached to the Theater.

The other end of the G building would be transformed into a Design Center complex that would house the CTE programs focused on construction and design disciplines, which includes Architecture, Graphic Arts, and Photography. Whichever complex is initiated first, both projects would require careful strategic planning of swing space, especially for the CTE and the Design Center disciplines. Given the energy intensive programs in CTE, updates to the campus physical plant would likely be done concurrent with this.

6. Infrastructure Improvements

Initial plans developed by Engie (OpTerra) to update campus utilities and infrastructure are currently being considered. Their plan systematically replaces and/or upgrades all of the basic infrastructure on campus (HVAC, gas and electric service, lighting, and water). Through the use of Measure A and G funds, and supplemented with state matching funds, these desperately needed infrastructure improvements can be addressed right away. Infrastructure improvements have been at the top of our list for so long that we have placed them on the highest priority - we need to have functional facilities in all areas of the campus as well as with newly constructed or renovated facilities.