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## BOARD OF DIRECTORS COMMITTEE REPORT

MEETING DATE: **DECEMBER 18, 2025** ITEM: **10D(iii)**

SUBJECT: **Facilities Committee**

DATE: December 15, 2025

FROM: Directors Bilezikjian and Kovacevich

PRESENTATION BY: Directors Bilezikjian and Kovacevich

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### ***Purpose:***

*This committee reviews buildings and grounds related projects and issues and recommends site planning direction.*

### ***Focus:***

- *Capital Expenditures*
- *Construction Projects*
- *Master Site Planning*

## **SUMMARY OF COMMITTEE MEETING**

The committee met on December 5, 2025 and discussed the following:

### **Cap X Projects:**

The 2025 Capital & Major Expenditures projects were reviewed (summary document attached).

- **Cap X:**
  - Staff updated the committee on the status of the 2025 projects.
    - 9 remain active; 39 are complete.
- **Master Site Plan**
  - **Phase One – Administration Building:**
    - Staff updated the committee on the status of the project.
    - Conditional Certificate of Occupancy. Staff move-in underway.
    - Final inspections upcoming.
  - **Phase Two – Campground Restroom & Showers:**
    - Staff updated the committee on the status of the project.
      - ☐ Bid package released. Bid opening 12/18.
      - ☐ Bid and schedule review to follow.
      - ☐ Staff pursuing other options for midway location.

### **Follow-up:**

- The next meeting of the Facilities Committee is tentatively set for 1/7/26.

2025 Capital / Major / Equipment Expenditure	Status	Project Summary
<b>Capital Expenditure</b>		
TRCC - patio cover	NA	This project was under budgeted - did not perform
TRCC - loading dock concrete	Complete	
TRCC - women's restroom remodel	NA	We will not be performing this work in 2025
Pac Amp - replace sound wall and pully system (phase I - replace 14 walls)	Complete	
Pac Amp - Box office - repair entry surface	Complete	
Pac Amp - restroom remodel (phase I)	Complete	
Plaza Pacific - replace fixtures to LED (RGBW)	Complete	
Farm - lighting upgrade	Complete	
Heroes Hall - replace entry doors	Complete	
Los Alamitos - replace vestibule sheet vinyl	Complete	
Parking Office - replace patio cover	Complete	
Parking lots H, A, B - repair/slurry/stripe (phase I)	Active	Due to parking lot availability we will perform this work in January 2026
Parking lot repairs - exterior	Active	Repairs on going
Parking lot repairs - interior	Complete	
Parking lot - light replacement (phase II)	Complete	
Wayfinding signage	Active	Priorities under review
Corner marque digital signs	Complete	
<b>Major Expenditures</b>		
In-ground electrical boxes	Complete	
In-ground valve replacement (back flow)	Complete	
TRCC - tree removal	Complete	
TRCC - office painting (exterior)	Complete	
Pac Amp - palm tree removal	Complete	
Exhibit wall (phase I)	Complete	
Building exhaust fans (24 exhaust)	Complete	
Building faucet upgrade (phase I)	Complete	
Promenade - paint structural steel	Complete	
Main Mall - paint exterior red iron (Hanger, Anaheim, Los Alamitos blds)	Complete	
Switch Gear maintenance (phase II)	Complete	
Green gate bollard replacement (19)	Complete	
<b>Equipment</b>		
Pac Amp - storage/office container	Complete	
Pac Amp - box seating	Complete	
Maintenance - new riding mower (electric)	Complete	
Event Services - replace golf cart	Complete	
Security - replace golf cart	Complete	
Diesel forklift replacement - AQMD requirement	Complete	
Automatic transfer switch - Emergency generator	Active	Second unit shipped 12/4 - waiting to receive
Fair electrical material (rental replacement phase I)	Complete	
Fair equipment - tables(wood), plumbing, electric material	Complete	
Picnic Tables / Barricades - replace damaged	Complete	
Cable ramps	Complete	
2 yard dumpster casters	Complete	
Recycle/ trash cans (100)	Complete	
Paint shaker	Complete	
Flush valve sensors	Complete	
Money sorter	Complete	
TRCC - security cameras	Active	Work underway
TRCC - gate access system	Active	Looking into equipment needs
Server upgrade	Active	Reviewing priorities
All grounds Wi Fi	Active	Reviewing priorities
Surveillance System - upgrade (30) cameras	Active	Install underway
All Grounds PA	Active	Scope under review