

**ASSOCIATED STUDENTS
CALIFORNIA STATE UNIVERSITY FULLERTON, INC.**

Titan Student Centers Board of Trustees MINUTES – SPECIAL MEETING June 1, 2017

CALL TO ORDER

Laila Dadabhoy, ASI President called the meeting to order at 10:00 a.m.

ROLL CALL

Members Present: Achatz, Ayala, Dadabhoy, Davis, Gwaltney, Hesgard, Hill, Hust, Mendes, Wolfe

Members Absent: Gerboc (E), Mallorquí-Ruscalleda (E), Vigil (E)

Officers Present: Allen, Collins, Fehr, Scialdone, Tapper, Wiley

Officers absent: Clark

*Indicates that the member was in attendance prior to the start of Unfinished Business, but left before the scheduled ending of the meeting. [According to the by-laws, a member of the board who does not remain until the scheduled ending for the meeting (3:45 p.m.) is considered not to be in attendance.]

**Indicates that the member was in attendance for a portion of the meeting, but not in attendance prior to the announcement of Unfinished Business. [According to the by-laws, a member of the board who is not in attendance prior to the announcement of Unfinished Business is considered not to be in attendance.]

APPROVAL OF AGENDA

The agenda was approved as presented. (Gwaltney-m/Mendes-s)

APPROVAL OF MINUTES

The minutes from the 05/10/2017 meeting were approved as presented. (Gwaltney-m/Mendes-s)

PUBLIC SPEAKERS

Bates former ASI Board Chair, spoke to the Trustees about the election of the BOT Chair. Bates shared that it is important for the chairs of the ASI BOD and BOT to work well together. She added that in 2016-2017 she, Hill and ASI President Berrios formed a great team. Bates shared that Hill is strong, hardworking, dedicated and very helpful. She further shared that Hill ran TSC meetings well, was prepared and was diligent in working toward the goal of helping students. He used his time effectively and was helpful with important functions such as Bylaws and special projects. She encouraged the Board to consider Hill when voting for the next TSCBOT Chair.

NEW BUSINESS

a.

Information: Conflict of Interest and Pledge Statements

Allen distributed Conflict of Interest and Pledge Statements and explained that the Student Trustees are asked to review and sign these forms each year. As Titan Student Centers Board of Trustees, ASI requires each Student Trustee to disclose that they are not financially involved through employment or family connections in matters that have a dealing with the corporation. In addition to that, Trustees are asked to sign a Pledge that states that they agree to follow the by-laws, policies, codes and regulations of the ASI during their term and to fulfill their duties and responsibilities in a fair and lawful, and diligent manner. Allen asked that they please return the signed documents to her by the end of the meeting.

- b.** Dadabhoy opened nominations for Titan Student Centers Board of Trustees Chair.
- Gwaltney nominated Hill to be the TSCBOT Chair. Hill accepted the nomination.
- There were no other nominations. Dadabhoy closed nominations.
- Hill spoke to the BOT about his experience, understanding of the position, and goals. Hill provided a PowerPoint presentation which is an attachment to the minutes. Hill answered questions from the Board and then left the room.
- The BOT moved into discussion. After discussion, Dadabhoy asked if there were any objections to moving into a roll call vote. There were no objections. **Hill was elected Titan Student Centers Board of Trustees Chair effective June 1, 2017 through May 31, 2018.**
- Dadabhoy turned the meeting over to Jared Hill, TSCBOT Chair.
- c.** Hill opened nominations for Titan Student Centers Board of Trustees Vice Chair for Facilities and Operations Committee.
- Gwaltney nominated Austin Mendes. Mendes accepted the nomination.
- There were no other nominations. Hill closed nominations.
- Mendes spoke to the BOT about his experience, understanding of the position, and goals. He provided a PowerPoint presentation which is attached to the minutes. Mendes answered questions from the Board and then left the room during the BOT discussion.
- The BOT moved into discussion. After discussion, Hill asked if there were any objections to moving into a roll call vote. There were no objections. **Mendes was elected Titan Student Centers Board of Trustees Vice Chair for the Facilities and Operations Committee effective June 1, 2017 through May 31, 2018.**
- d.** Hill opened nominations for Titan Student Centers Board of Trustees Vice Chair for Marketing and Outreach Committee.
- Wolfe nominated Tori Hust. Hust accepted the nomination.
- There were no other nominations. Hill closed nominations.
- Hust spoke to the BOT about her experience, understanding of the position, and goals. She provided a PowerPoint presentation which is an attachment to the minutes. Hust answered questions from the Board.
- The BOT moved into discussion. After discussion, Hill asked if there were any objections to moving into a roll call vote. There were no objections. **Hust was elected Titan Student Centers Board of Trustees Vice Chair for the Marketing and Outreach Committee effective June 1, 2017 through May 31, 2018.**
- Hill reviewed the 2017-2018 TSCBOT meeting schedule and he informed the Board that a copy would be distributed. The meeting schedule is an attachment to the minutes.

- e. Hill opened nominations for Titan Student Centers Board of Trustees Vice Chair for the Programs and Services Committee.

Achatz nominated Rebecca Hesgard. Hesgard accepted the nomination.

There were no other nominations. Hill closed nominations.

Hesgard spoke to the BOT about her experience, understanding of the position, and goals. Hesgard answered questions from the Board and then left the room.

The BOT moved into discussion. After discussion, Hill asked if there were any objections to moving into a roll call vote. There were no objections. **Hesgard was elected Titan Student Centers Board of Trustees Vice Chair for the Programs and Services Committee effective June 1, 2017 through May 31, 2018.**

- f. **BOT 001 17/18** (Facilities & Operations) A motion was brought to the TSCBOT from the Facilities and Operations Committee to approve reassigning the use of the Mainframe Computer Lounge and Patio, the Quiet Lounge, TSU Art Gallery and Office Space 121C to a new food concept.

Hill provided an overview of the proposal and discussion from the Facilities & Operations Committee. He then opened the floor to discussion.

Mendes shared that he thinks it's a good idea to reconsider the locations to the downstairs area where the Pub is currently to keep from eliminating the current services provided to students. He further shared that he is in full support of this.

Gwaltney shared that she is also in support of this proposal. She shared concerns with displacing the two areas, and suggested the services be moved to other parts of the building. She further shared that the new area seems like a great hub for student life, and it could be a great place to change the culture of the TSU.

There was no further discussion. The Chair asked if there were any objections to moving into a roll call vote. There were no objections.

BOT 001 17/18 (Facilities & Operations) MSC: 8-0-0 The motion passed.

TIME CERTAIN

Tony Lynch, ASC Director of Campus Dining, provided a presentation on the 2017 Summer Projects in the Titan Student Union. The presentation is an attachment to the minutes. Lynch introduced Architect Rick Frame who is working with ASC on the Roscoe's project.

Hill asked Lynch to provide the presentation material in conjunction with the TSCBOT action items.

- g. **BOT 002 17/18** (Programs & Services) A motion was brought to the TSCBOT by the Programs & Services Committee to approve Roscoe's Famous Deli as a new food service addition.

Hill provided an overview of the proposal and discussion from the Programs & Services Committee. Lynch provided an overview of the Roscoe's concept, menu and requirements for the project.

- Location: Computer Lounge, Patio, Quiet Room and Art Gallery areas.
- Roscoe's: Sandwich Deli popular with CSUF students.
- Progress: Working on architectural drawings/specs. Also, working on the liquor license.
- Considerations: ASC absorbs all costs associated with the project, there is no cost to ASI/TSC.

Hill shared that the project has been in consideration for a couple of years. He opened the floor to questions. Lynch reviewed the menu options and shared that Tapingo would be available for this food service. He provided an overview of the project schedule and shared an expected opening date of Fall 2018. Hill shared that the space would be turned over to ASC at the start of construction.

The chair opened the floor to discussion from the Board. After discussion, the Chair asked if there were any objections to moving into a roll call vote.

BOT 002 17/18 (Programs & Services) MSC: 8-0-0 The motion passed.

- h.** **BOT 003 17/18** (Mendes-m/Dadabhoy-s) A motion was made and seconded to approve HibachiSan as a new food service concept in the TSU.

Hill provided an overview of the proposal and opened the floor to Lynch for review of the concept. Lynch provided an overview of the HibachiSan concept, menu, and location. He reviewed the proposed schedule and shared that the drawings are in process. A general contractor will need to be hired. Lynch provided an anticipated opening of the concept during spring 2018.

Allen asked for clarification regarding timing of the process with other projects. Lynch shared that the projects would overlap. Allen asked what services would be removed. Lynch shared that the Cup will go away and Starbucks will be opening. Timeline for the concept to open will be expected sometime during spring 2018.

Lynch answered questions from the BOT regarding construction impact, issues with offering multiple similar services in the TSU.

Hill asked if they would be revamping seating and existing food services areas. Lynch provided that only Togo's and Fresh Kitchen would need to be revamped for payment and service options. He shared that the goal is to improve traffic flow and find a smarter more efficient way to offer the options that we are contracted to offer. He further shared that they are working on the Fresh Kitchen menu and they have three chef's working on the brand during the summer. Lynch confirmed that Tapingo will work with the new concepts.

The chair opened the floor to discussion from the Board. After discussion, the Chair asked if there were any objections to moving into a roll call vote. There were no objections.

BOT 003 17/18 (Mendes-m/Dadabhoy-s) MSC: 8-0-0 The motion passed.

- i.** **BOT 004 17/18** (Mendes -m/Gwaltney -s) A motion was brought to the TSCBOT to approve Pieology as a new food service addition.

Hill provided an overview of the proposal and opened the floor to Lynch. Lynch provided an overview of the Pieology concept. He shared that the pizza concept would go next to HibachiSan. Pieology is a popular concept with students. CSUF would be the first campus in the US to have a Pieology store on campus. Lynch shared that this is a strong financial concept. They are planning for the project to begin during summer 2017, and the timeline would be similar to the HibachiSan concept. Lynch further confirmed that they will be working with ASI Building Engineering on all of the projects.

The chair opened the floor to discussion from the Board. Hesgard shared that the proposed location currently houses microwaves that are used by students and asked if the microwaves would be relocated. Lynch shared that they are working to find a location to house the microwaves.

Allen shared that the Brailsford & Dunlavy study included recommendation to revamp the food court seating/space. She asked if there had been any discussion in connecting the study findings with the new food concepts, specifically with line queuing. Lynch responded they want to work with ASI in regards to the study findings as much as possible. Allen asked if they were planning to use a paging system for Pieology. Lynch confirmed they are evaluating options and solutions.

Mendes made an **amendment #01 to motion BOT 004 to change the proposal to reflect the location of Pieology to the existing microwave area instead of the Cup.** Gwaltney seconded amendment #01. There was no discussion. The Chair asked if there were any objections to moving into a roll call vote. There were no objections. **Amendment #01 passed with a 8-0-0 roll call vote.**

Hill asked if there was any further discussion on the motion to approve the Pieology food service concept. There was no further discussion. Hill asked if there were any objections to moving into a roll call vote. There were no objections.

BOT 004 17/18 (Mendes-m/Gwaltney-s) 8-0-0 The motion passed.

ROLL CALL VOTES

	Chair	Facilities & Operations	Marketing & Outreach	Programs & Services	#001	#002
Achatz	Y	Y	Y	Y	Y	Y
Ayala	Absent					
Dadabhoy	Y	Y	Y	Y	Y	Y
Davis	Absent					
Gerboc	Absent					
Gwaltney	Y	Y	Y	Y	Y	Y
Hesgard	Y	Y	Y	Candidate	Y	Y
Hill	Candidate	Chair				
Hust	Y	Y	Candidate	Y	Y	Y
Mallorquí-Ruscalleda	Absent					
Mendes	Y	Candidate	Y	Y	Y	Y
Vigil	Absent			Y	Y	Y
Wolfe	Y	Y	Y	Y	Y	Y
Results	Hill	Mendes	Hust	Hesgard	8-0-0	8-0-0

	#003	Amend 01 #004	#004
Achatz	Y	Y	Y
Ayala	Absent		
Dadabhoy	Y	Y	Y
Davis	Absent		
Gerboc	Absent		
Gwaltney	Y	Y	Y
Hesgard	Y	Y	Y
Hill	Chair		
Hust	Y	Y	Y

Mallorqui-Ruscalleda	Absent		
Mendes	Y	Y	Y
Vigil	Y	Y	Y
Wolfe	Y	Y	Y
Results	8-0-0	8-0-0	8-0-0

Hill asked for a volunteer to serve as the TSCBOT Audit Committee representative. Tori Hust volunteered.

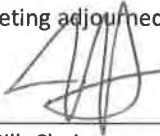
ANNOUNCEMENTS/MEMBERS' PRIVILEGES

Allen commended the Student Trustees on their first meeting. She further shared that the impact of their decisions will begin this summer and will benefit students for some time. She encouraged the Board to share the information with students and to be prepared to answer questions/concerns as they come up. Allen informed the Board that there will be unknowns as part of construction and to keep that in the background. Finally, she shared that the Pollack Library will have a new computer mainframe and will provide resources for students to offset the removal of the mainframe in the TSU. The TSU also offers other resources for students in need, such as the laptop rental service.

Hill thanked the Board and shared that he uses the "GroupMe" app to stay in contact with the Student Trustees. He asked the BOT to stay tuned for more information.

ADJOURNMENT

The meeting adjourned at 11:39 a.m.



Jared Hill, Chair



Susan Collins, Recording Secretary

Request to reassign the use of the Mainframe Computer Lounge and Quiet Lounge.

PRESENTED TO: Titan Student Centers Governing Board

MEETING DATE: Facilities and Operations Committee; Wednesday, April 26th, 2017

PRESENTED BY: Jared Hill, Titan Student Centers Governing Board Chair

BACKGROUND

For several years, the Pub has been a neglected space that is underutilized and hidden from student engagement. It has limited lighting and does not provide the seating and outdoor accessibility needed to make it a welcoming space for student life. For months, TSC student and staff leadership has been working with ASC and Brailsford & Dunlavey to locate a new space that is both welcoming and opportune for revitalization.

PROPOSAL

The Titan Student Centers Governing Board will consider converting the Mainframe Computer Lounge & Patio as well as the Quiet Lounge into the location of our Pub concept.

RATIONALE

The Mainframe Computer Lounge & Patio and Quiet Lounge are located at the hub of student life in the TSU. Offering indoor/outdoor seating as well improved foot traffic to the rest of campus, these locations will be able to merge into the ideal Pub location.

IMPACT

The impact of the closure of these facilities will be minimal. Both locations are currently underutilized and as ASI hopes to expand the laptop rental program in the future the need for the computer lounge will continue to decrease. Since the Information and Services Desk has moved to the TSU Expansion, the foot traffic to the Quiet Lounge has been minimal. With the findings from Brailsford & Dunlavey, the Titan Student Centers Governing Board will consider new and innovative work spaces for students at a later date.

BUDGET IMPACT

There is no budget impact associated with the proposal. It is expected that all costs associated with this project will be absorbed by ASC.

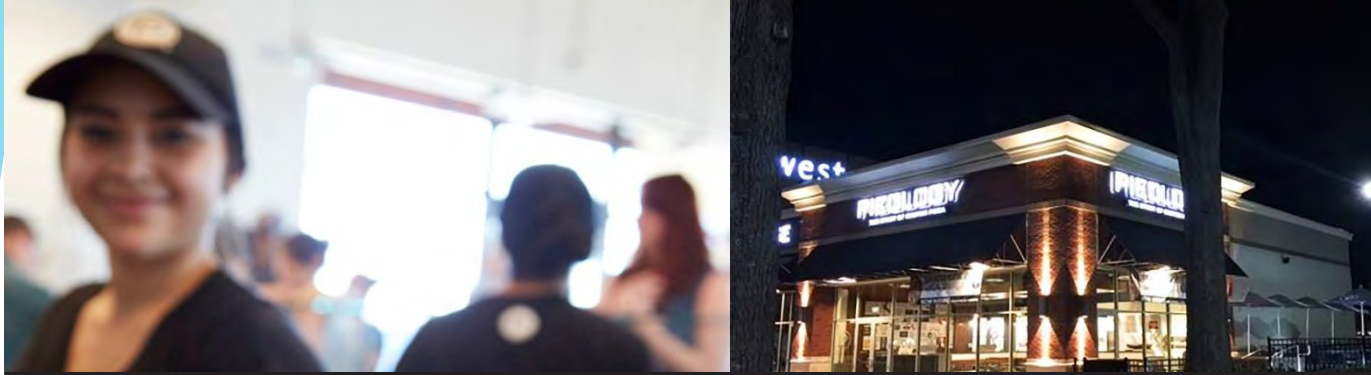
IMPLEMENTATION TIMELINE

Reassignment of the rooms would be effective June 2017.

TSU Dining Projects

CSU Fullerton Auxiliary Services Corporation

Tony Lynch, Division Director



The study of custom pizza...

We believe pizza brings out the best in us, which is why we're setting it free. After all, you can't slap limits on creativity or inspiration and still expect to change the world. You have to give people the freedom to choose.

OVERVIEW



- ▶ **Pieology**—We are working with both the Pieology CEO and VP of Business Development to have the first University Pieology location. The proposed space is adjacent to the Round Table Pizza in the Food Court. The Pieology team is currently surveying this space which will then take us into creating a layout/design. Our timeline is subject to change once we have an Engineer, Architect and General Contractor on board.
- ▶ **Approx. \$400K-Capital Investment -- Zero ASI Investment**

PIEOLOGY

- ▶ Recognizable Brand
 - ▶ Local Restaurant
 - ▶ Student Hangout
 - ▶ Customizable Menu
- ▶ Modern Concept



MENU



- ▶ Custom Pizza
- ▶ Personalized Salads
- ▶ Gluten Free Crust
- ▶ Favorite Pies
 - ▶ Easy Cheesy
 - ▶ Mad to Meat You
 - ▶ Alfredo's Alfredo
 - ▶ Rustic Veggie
 - ▶ Hickory BBQ Chicken
 - ▶ Smoking Buffalo Chicken



ATMOSPHERE



Proposed Pieology LOCATION

- ▶ TSU Food Court



PROJECT "TENTATIVE" TIMELINE

Pieology - Titan Student Union

ID	Task Name	Duration	Start	Finish
1	PROJECT SCHEDULE	38.2w	05/08/17	01/29/18
2	PROJECT PLANNING PHASE	3w	05/08/17	05/26/17
3	SITE SURVEY PHASE	2w	05/26/17	06/08/17
4	SCHEMATIC DESIGN PHASE	6w	06/08/17	07/19/17
5	DESIGN DEVELOPMENT PHASE	3w	07/19/17	08/08/17
6	CONSTRUCTION DOCUMENT PHASE	8w	08/08/17	10/02/17
7	<i>Construction Drawings</i>	2w	08/08/17	08/21/17
8	<i>Review of CD's Design Manager/PDM/Rep</i>	1w	08/21/17	08/25/17
9	<i>Review of CD's PDM/RDR prep cost estimate</i>	1w	08/25/17	08/31/17
10	<i>Permits/Approvals/Receipt</i>	2w	08/31/17	09/13/17
11	<i>Choose GC and receive construction est.</i>	2w	09/13/17	09/26/17
12	Construction Phase - FF&E	6w	09/26/17	11/06/17
13	<i>Submit final cost estimate</i>	1w	09/26/17	10/02/17
14	<i>Release Authorization</i>	1w	10/02/17	10/06/17
15	<i>Casework Order/Arrival</i>	3w	10/06/17	10/26/17
16	<i>Equipment Order Arrival</i>	1w	10/26/17	11/01/17
17	<i>Confirm inventory</i>	1d	11/01/17	11/01/17
18	CONSTRUCTION PHASE - ON SITE	11w	11/01/17	01/16/18
19	<i>Construction</i>	9w	11/01/17	01/02/18
20	<i>Casework Install</i>	2w	01/02/18	01/15/18
21	<i>Punch - on site</i>	2d	01/15/18	01/16/18
22	<i>Turn over to operations</i>	1d	01/16/18	01/16/18
23	TRAINING PHASE	2w	01/16/18	01/29/18
24	<i>Training and store set-up</i>	2w	01/16/18	01/29/18
25	<i>Store Opening</i>	1d	01/29/18	01/29/18



HIBACHI·SAN

JAPANESE KITCHEN

Japanese Grill...

Using only the freshest ingredients, Hibachi-San prepares all of its entrees on-site and features mouth watering original recipes from Master Chef, Ming-Tsai Cherng.

OVERVIEW



HIBACHI·SAN
JAPANESE KITCHEN

- ▶ **Hibachi-San**— We are currently working with the Hibachi-San team and have developed a rendering/design for this space. Next up is working with their Engineer and Architect along with the General Contractor to determine budget, formulate timeline, etc. We have gone ahead and put together an estimated timeline.
- ▶ **(Approx. \$750K Capital Investment -- Zero ASI Investment)**

HIBACHI - SAN



HIBACHI·SAN
JAPANESE KITCHEN

- ▶ Panda Express Brand
- ▶ Healthy Options
- ▶ Protein Choices
- ▶ Poke Bowls



MENU

- ▶ Japanese Food
- ▶ Bowls
- ▶ Specialty Beverages



HIBACHI·SAN
JAPANESE KITCHEN



HIBACHI·SAN
JAPANESE KITCHEN

INTRODUCING **POKÉ BOWLS**

1 SIZE

<p>Small Bowl 7.50 2 proteins</p> <p>Extra Protein \$2.00</p>	<p>Regular Bowl 8.95 3 proteins</p>
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2 BASE

Sushi Rice	Brown Rice
Mixed Green Salad	1/2 and 1/2

3 PROTEINS

<p>HOT</p> <p>Salmon Angus Beef</p>	<p>Shrimp Tempura Grilled Chicken</p>
COLD	
<p>Original Ahi Tuna Original Salmon Sriracha Ahi Tuna Spicy Yuzu Salmon Mayo Lobster</p>	<p>California Poké Crab Meat Mix Tofu Kimchee Shrimp Creamy Bay Scallops</p>

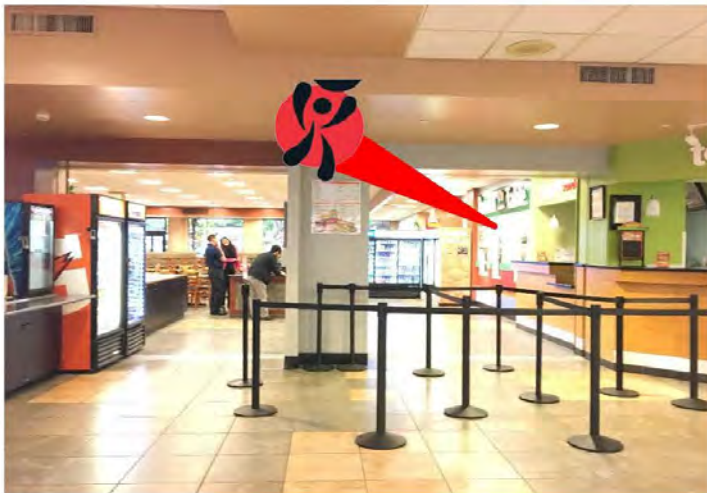
4 TOPPINGS

<p>ALL INCLUDED: Edamame Fried Onion</p> <p>Optional: Vegetable Curry</p>	<p>Ginger Seaweed Salad</p>
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Proposed Hibachi-San LOCATION



HIBACHI·SAN
JAPANESE KITCHEN





FLOOR PLAN

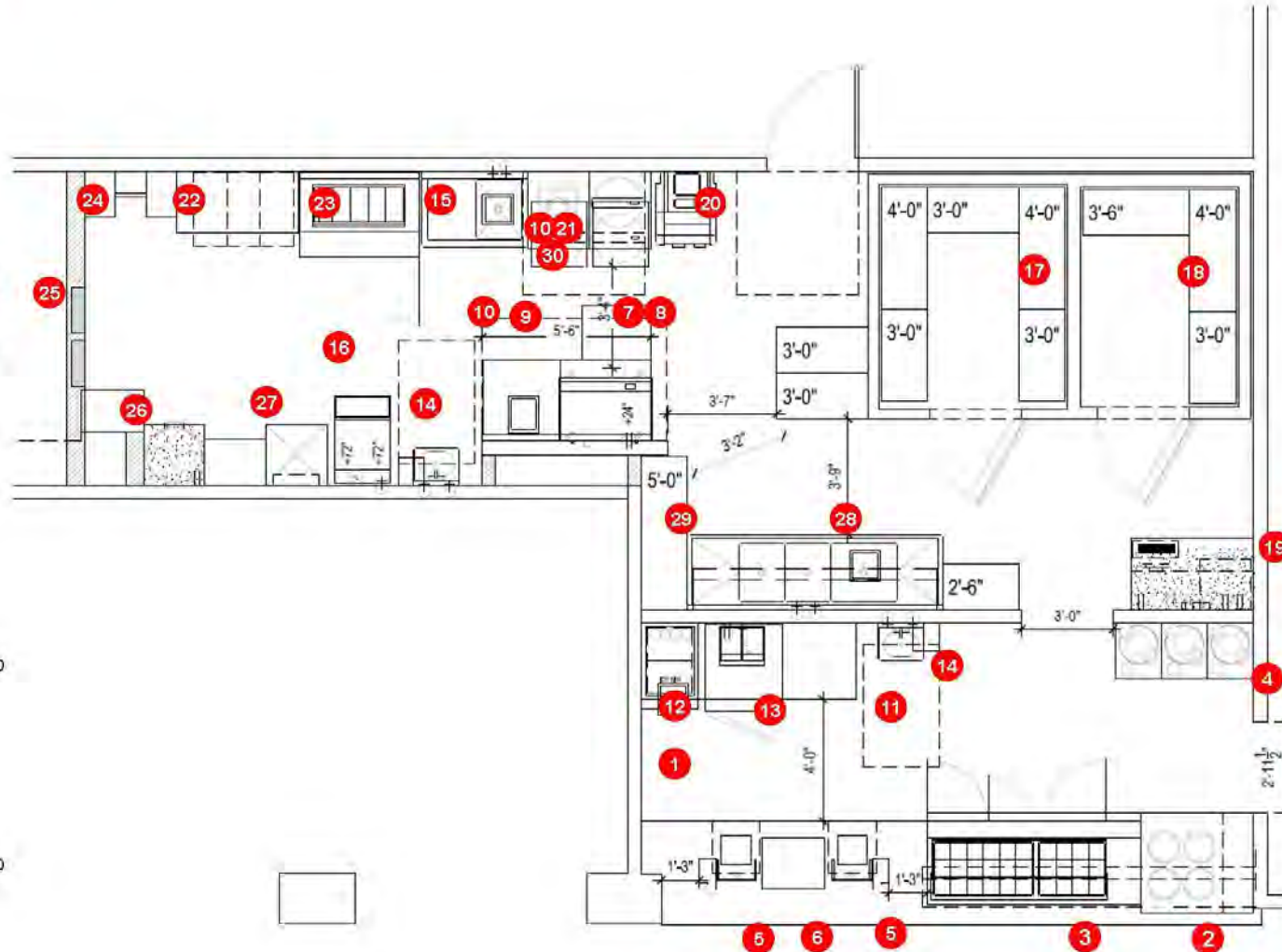
D4983



HIBACHI-SAN
JAPANESE KITCHEN

Space SF: +/- 675 SF

1. MENUS (MAGNETIC PANEL: 2
POKE & 3 TEA) – ON SOFFIT,
NOT SHOWN
2. INDUCTION WELLS (4)
3. POKE TABLE 84"
4. RICER WARMER & CART
5. POS (2)
6. BEVERAGE WELL (2FT)
7. GRILL 36"
8. UNDERCOUNTER REFR.
9. FRYER ON S.S. TABLE
10. OVERHEAD HOOD SYSTEM (E)
11. RINSE-O-MATIC / 2-COMP SINK
12. DROP-IN-ICE BIN
13. TABLE TOP DRINK DISPENSER
14. S.S. HAND SINK & BUCKET
SHELF
15. PREP SINK
16. ICE MACHINE (REQUIRED –
SHARED NOT AVAILABLE)
17. WALK-IN FRIG
18. WALK-IN FREEZER
19. MANAGER'S STATION 48"
20. SHARI SUSHI-RICE MIXER
21. RICE COOKERS-GAS (3)
22. 24" DEEP STORAGE & DRY FOOD
BIN
23. S.S. PREP TABLE 48"
24. LOCKERS
25. ELECTRICAL PANEL
26. WATER HEATER (REQUIRED –
SHARED NOT AVAILABLE)
27. MOP SINK (REQUIRED – SHARED
NOT AVAILABLE)
28. 3-COMP SINK
29. 18" DEEP STORAGE, TYP.
30. INDUCTION PLATE



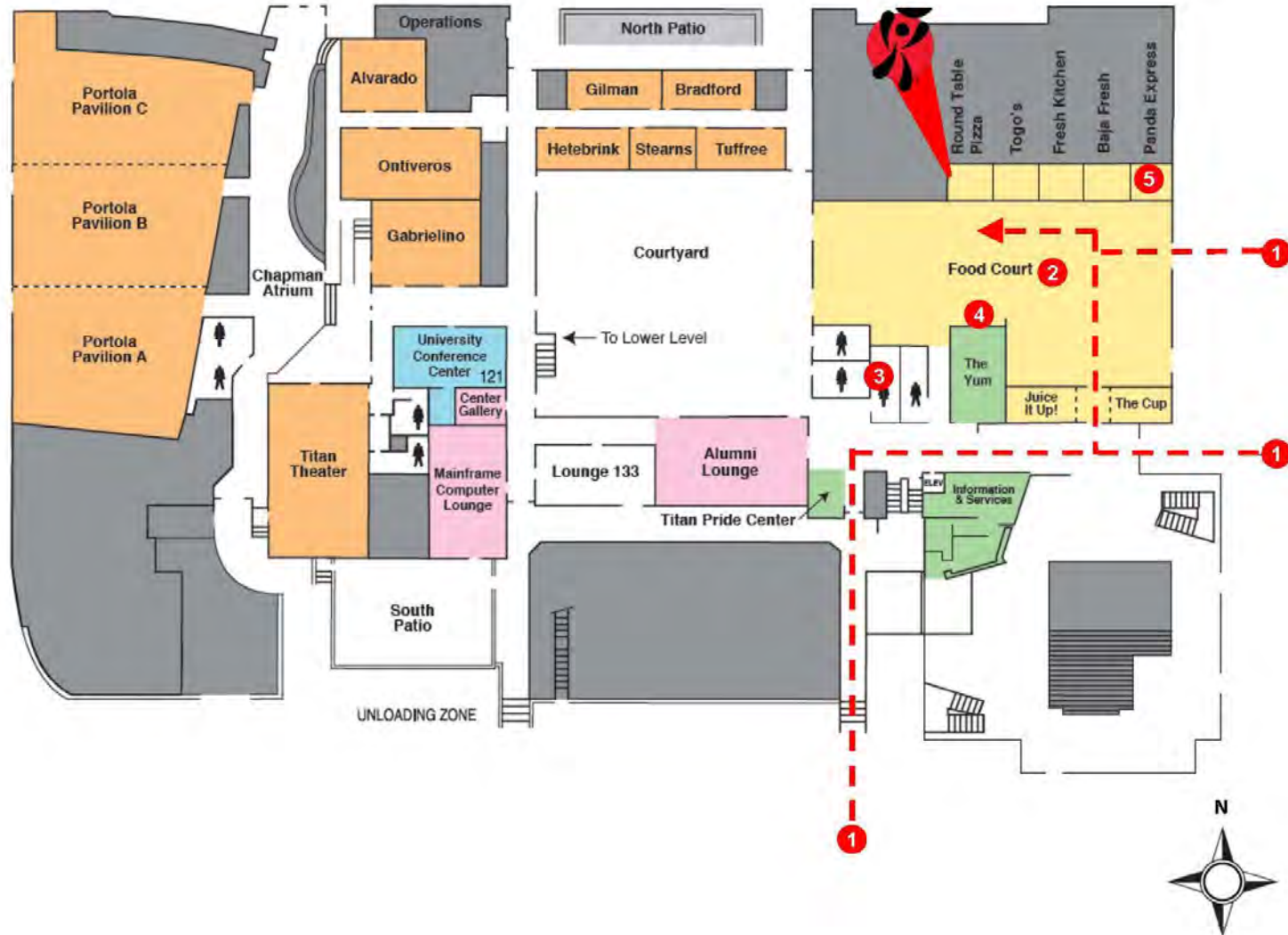


OVERALL BUILDING PLAN

D4983

Space SF: +/- 675 SF

1. Entrance/Exits
2. Dining Area
3. Restrooms
4. Shared Drink Station
5. Existing Panda Express



HIBACHI·SAN
JAPANESE KITCHEN



FINISHES & SIGNAGE

DXXX



HIBACHI·SAN
JAPANESE KITCHEN



FINISHES:



SIGNAGE: no specific criteria.

1. Hibachi San Panel: 1'-5"H
2. Menus will be magnetic with external lighting

PROJECT "TENTATIVE" TIMELINE

Hibachi-San - Titan Student Union

ID	Task Name	Duration	Start	Finish
1	PROJECT SCHEDULE	40.5w	04/03/17	01/10/18
2	PROJECT PLANNING PHASE	4w	04/03/17	04/28/17
3	SITE SURVEY PHASE	2w	04/28/17	05/11/17
4	SCHEMATIC DESIGN PHASE	6w	05/11/17	06/21/17
5	DESIGN DEVELOPMENT PHASE	4w	06/21/17	07/18/17
6	CONSTRUCTION DOCUMENT PHASE	12w	07/18/17	10/09/17
7	<i>Construction Drawings</i>	6w	07/18/17	08/28/17
8	<i>Review of CD's Design Manager/PDM/Rep</i>	1w	08/28/17	09/01/17
9	<i>Review of CD's PDM/RDR prep cost estimate</i>	1w	09/01/17	09/07/17
10	<i>Permits/Approvals/Receipt</i>	2w	09/07/17	09/20/17
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17	<i>Confirm inventory</i>	1d	11/08/17	11/08/17
18	CONSTRUCTION PHASE - ON SITE	8w	11/08/17	01/02/18
19	<i>Construction</i>	5w	11/08/17	12/12/17
20	<i>Casework Install</i>	2w	12/12/17	12/25/17
21	<i>Punch - on site</i>	1w	12/25/17	12/29/17
22	<i>Turn over to operations</i>	1d	12/29/17	12/29/17
23	TRAINING PHASE	1w	12/29/17	01/04/18
24	<i>Training and store set-up</i>	1w	01/04/18	01/10/18
25	<i>Store Opening</i>	1d	01/10/18	01/10/18



ROSCOE'S

WELCOME TO
ROSCOE'S FAMOUS
DELI...

Roscoe's is a world famous deli and restaurant that specializes in top of the line sandwiches combined with a great atmosphere, great people and great music!

OVERVIEW



- ▶ **Roscoe's**—We are working closely with Jack Franklyn (Roscoe's/Hero's Owner) and Nick Montano (Jack's Business Partner) in addition to Crane Architectural Group and have had numerous meetings regarding the proposed layout. On 4/26 we met with TSU Programs and Services Committee and received a unanimous vote to proceed with our project. Our next visit was to the Alcoholic Beverage Control to file for a premise to premise reassignment of our liquor license at which time we were informed of numerous applications to be completed along with a 30 day posting. Once paperwork is received and reviewed there will be a 90 day waiting period to see if we will be granted a license. Obviously, these delays would make it impossible to bring this project during the Fall semester 2017—moving us into 2018.
- ▶ **Project Timeline/Milestones will be determined once we hear back from ABC, hire an Engineer, and hire a General Contractor –at this point we are planning to move forward with the Architecture, Structural Engineering, Mechanical/Plumbing Engineering, Fire Sprinkler Design/Plans, and Electrical Engineering/Fire Alarm Plans**
- ▶ **Approx. \$500K Capital Investment -- Zero ASI Investment**

ROSCOES

- ▶ Recognizable Brand
 - ▶ Local Restaurant
 - ▶ Downtown Fullerton
 - ▶ Student Hangout
- ▶ Billiards and Games
- ▶ Outside Seating
 - ▶ Band Area
 - ▶ Promotional Activities
- ▶ Area for Groups



ROSCOES

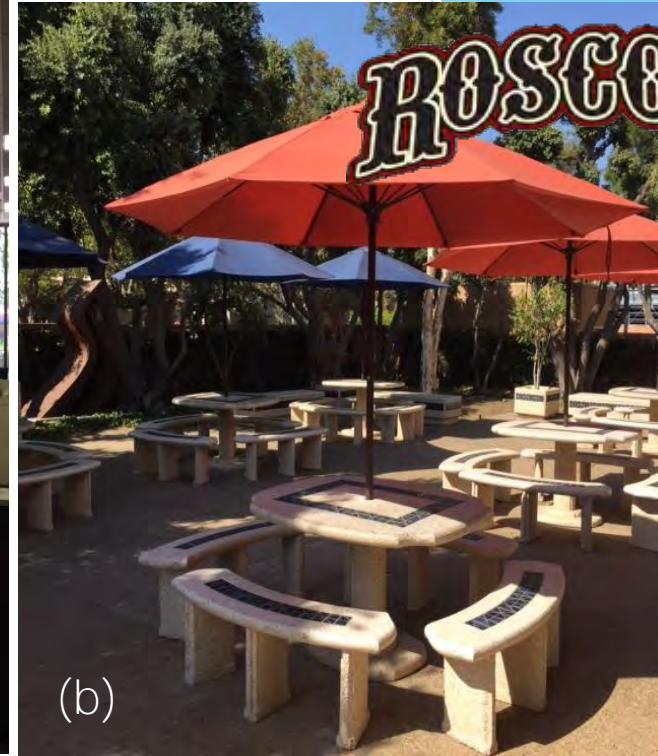
ATMOSPHERE

ROSCOE'S



LOCATION

- ▶ TSU Computer Lounge (a)
- ▶ TSU South Patio (b)
- ▶ TSU Center Gallery (c)
- ▶ TSU Lounge 133 (d)



MENU

- ▶ Quality Sandwiches
- ▶ Half Sandwiches
- ▶ Beer On Tap
- ▶ Sides
- ▶ Tapingo



ROSCOES



TENTATIVE MENU

HALF SANDWICHES*

*Comes with a pickle & (1) side: fresh fruit, pasta salad, potato salad, macaroni salad, or chips
Make it a whole sandwich: Add \$2.00*

Turkey	\$9.95	Ham	\$9.95
Titan	\$9.95	Pastrami On Rye	\$9.95
Fender Club	\$10.95	Veggie	\$7.95
Tuna	\$7.95	The Italian Job	\$10.95
Reuben	\$9.95	Corned Beef on Rye	\$9.95
BLT	\$8.95	Roast Beef	\$10.95

BEVERAGES

Pepsi Fountain Soda (30) Import/Domestic/Craft Beers*

COMBOS

Discounted priced combos: TBD

*Tentative and contingent on student survey; prices and menu options are subject to change.

LAYOUT

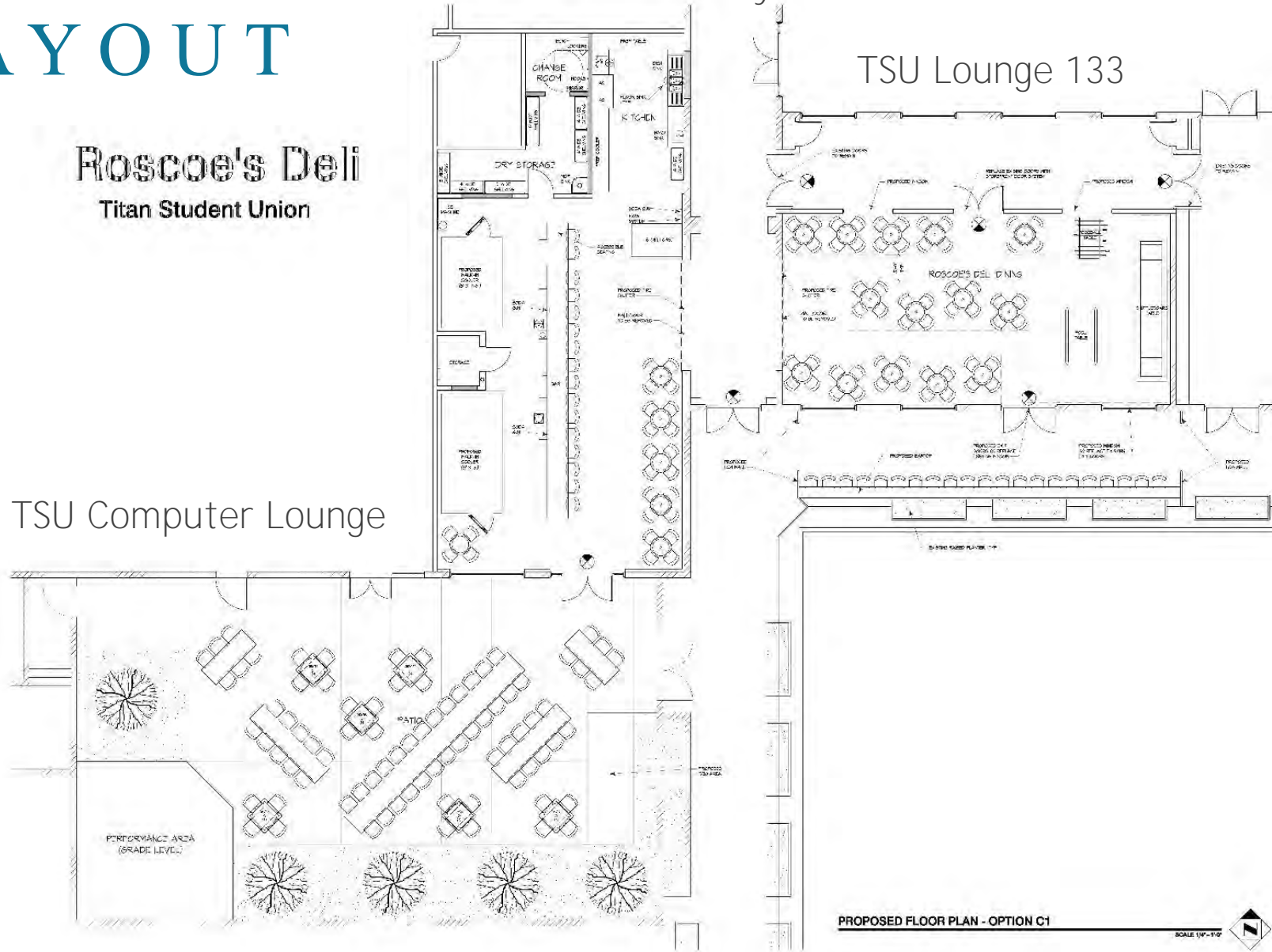
Roscoe's Deli
Titan Student Union

TSU Center Gallery

TSU Lounge 133

TSU Computer Lounge

TSU South Patio



ROSCOE'S DELI
ENLARGED FLOOR PLAN

ROSCOE'S DELI TITAN STUDENT UNION
1000 UNIVERSITY AVENUE, SUITE 100
FULLERTON, CA 92831-4208
CITY OF FULLERTON AUXILIARY SERVICES CENTER
FULLERTON, CA 92831-3414

PROPOSED FLOOR PLAN - OPTION C1

SCALE 1/4" = 1'-0"



DESIGN	MD
DATE	04/27/11
SCALE	AS SHOWN
APPROVED	CITY-103
FILE NO.	A-2

PROJECT "TENTATIVE" TIMELINE

Roscoes - Titan Student Union

ID	Task Name	Duration	Start	Finish
1	PROJECT SCHEDULE	65w	05/05/17	08/02/18
2	PROJECT PLANNING PHASE	3w	05/05/17	05/25/17
3	ABC LIQUOR LICENSE	12w	05/05/17	07/27/17
4	SITE SURVEY PHASE	2w	07/27/17	08/09/17
5	SCHEMATIC DESIGN PHASE	6w	08/09/17	09/19/17
6	DESIGN DEVELOPMENT PHASE	3w	09/19/17	10/09/17
7	CONSTRUCTION DOCUMENT PHASE	12w	09/19/17	12/11/17
8	<i>Construction Drawings</i>	4w	09/19/17	10/16/17
9	<i>Review of CD's Design Manager/PDM/Rep</i>	1w	10/16/17	10/20/17
10	<i>Review of CD's PDM/RDR prep cost estimate</i>	1w	10/20/17	10/26/17
11	<i>Permits/Approvals/Receipt</i>	3w	10/26/17	11/15/17
12	<i>Choose GC and receive construction est.</i>	4w	11/15/17	12/12/17
13	Construction Phase - FF&E	18w	12/12/17	04/16/18
14	<i>Submit final cost estimate</i>	4w	12/12/17	01/08/18
15	<i>Release Authorization</i>	4w	01/08/18	02/02/18
16	<i>Casework Order/Arrival</i>	7w	02/02/18	03/22/18
17	<i>Equipment Order Arrival</i>	2w	03/22/18	04/04/18
18	<i>Confirm inventory</i>	2w	04/04/18	04/17/18
19	CONSTRUCTION PHASE - ON SITE	12w	04/13/18	07/05/18
20	<i>Construction</i>	10w	04/13/18	06/21/18
21	<i>Casework Install</i>	2w	06/21/18	07/04/18
22	<i>Punch - on site</i>	1d	07/04/18	07/04/18
23	<i>Turn over to operations</i>	1d	07/04/18	07/04/18
24	TRAINING PHASE	4w	07/05/18	08/01/18
25	<i>Training and store set-up</i>	4w	07/05/18	08/01/18
	<i>Store Opening</i>	2d	08/01/18	08/02/18

The background features abstract, overlapping geometric shapes in various shades of blue, ranging from light sky blue to deep navy blue. These shapes are primarily located on the left and right sides of the frame, leaving a large white central area.

QUESTIONS

?

Request to add a new food service: Roscoe's Famous Deli

PRESENTED TO: Titan Student Centers Governing Board

MEETING DATE: Programs and Services; April 26th, 2017

PRESENTED BY: Jared Hill

BACKGROUND

The TSU is the center of campus life and student engagement. It serves as a place to gather before sporting events, relax between classes, and socialize with friends and colleagues. Over the years, The Pub has had a steep decline in popularity and ASI and ASC began to work together to provide a local brand name, which resonates with students, to the CSUF campus. Roscoe's Famous Deli is at the heart of Downtown Fullerton and is a very popular location.

PROPOSAL

Request to add a new food service: Roscoe's Famous Deli.

RATIONALE

Roscoe's is a local favorite that specializes in top of the line sandwiches combined with an eclectic and creative atmosphere. Serving full or half sized sandwiches as well as a variety of sides and alcoholic beverage options, Roscoe's will serve as the replacement and revitalization for The Pub concept.

IMPACT

With summer construction, a minimum amount of students will be impacted.

BUDGET IMPACT

There is a minimal budget impact associated with the proposal. It is expected that all costs associated with this project will be absorbed by ASC.

IMPLEMENTATION TIMELINE

With construction taking place primarily in the months of June and July of 2017, we can hope to have this foodservice change completed by the start of Fall 2017.

Request to change food service: Round Table Pizza to Hibachi San Japanese Grill.

PRESENTED TO: Titan Student Centers Governing Board

MEETING DATE: Programs and Services; April 26th, 2017

PRESENTED BY: Jared Hill

BACKGROUND

One of the main reasons students and staff come to the Titan Student Union is for the food court. With thousands of students utilizing the space every day, it is important that each food service location is providing the best possible options for our students. Offering fresh and healthy food in the TSU is what students have consistently provided in feedback opportunities. Hibachi San can be found at CSULB as well as Cal Poly Pomona and receives very high ratings from students.

PROPOSAL

Request to replace Round Table Pizza with Hibachi San Japanese Grill.

RATIONALE

Hibachi San offers Japanese inspired cuisine at 28 locations throughout the United States that serve fresh and affordable options that are ideal for on the go students. Hibachi San offers a Tea Bar, Poke, Grab & Go Food, Sushi and many other options.

IMPACT

With construction occurring over summer, impact to students will be minimal.

BUDGET IMPACT

There is a minimal budget impact associated with the proposal. It is expected that all costs associated with this project will be absorbed by ASC.

IMPLEMENTATION TIMELINE

With construction taking place primarily in the months of June and July of 2017, we can hope to have this food service change completed by the start of Fall 2017.

Request to change food service: The Cup to Pieology Pizza.

PRESENTED TO: Titan Student Centers Governing Board

MEETING DATE: Programs and Services; April 26th, 2017

PRESENTED BY: Jared Hill

BACKGROUND

One of the main reasons students and staff come to the Titan Student Union is for the food court. With thousands of students utilizing the space every day, it is important that each food service location is providing the best possible options for our students. As we near the completion of Starbucks for the start of Fall 2017, we can begin to explore new options for the food service location at The Cup. Pieology offers personal pizzas and the CSUF location would be the first Pieology to come to a college campus.

PROPOSAL

Request to replace The Cup with Pieology Pizza.

RATIONALE

Seeing that the area where The Cup is located is limited on space, providing a quick and mobile friendly ordering experiencing at the new food service option is essential. Pieology will be Tapingo friendly and students will be able to customize their pizza from their phone and pick up the box when it is complete.

IMPACT

With construction occurring over summer, impact to students will be minimal.

BUDGET IMPACT

There is a minimal budget impact associated with the proposal. It is expected that all costs associated with this project will be absorbed by ASC.

IMPLEMENTATION TIMELINE

With construction taking place primarily in the months of June and July of 2017, we can hope to have this foodservice change completed by the start of Fall 2017.