



BOND OVERSIGHT COMMITTEE MINUTES

Tuesday, November 2, 2010
4:00 p.m. – 7:00 p.m.

Luther Burbank High School
3500 Florin Drive
Sacramento, CA 95823

Bond Oversight Committee Members Present:

Bob Blymyer Carol Davydova
Alex Visaya Adolfo Mercado

SCUSD Staff/Consultants Present:

Nick Koehler, SCUSD, CAMS Jim Dobson, SCUSD, CAMS
Paul Breckenridge, SCUSD, CAMS Mike Penney, Turner Construction
Eric Van Pelt, Van Pelt Amari Watkins, SCUSD, Accounting
Tony Wood, Beals Alliance Lex Anton, Van Pelt
Rob Lowe, SKW Chuck Pettersen, Landmark Construction

I. Site Walk of JFK-PAC

- Tony Wood, Beals Alliance, lead the BOC members and all other attendees on a site walk of the proposed location of Phase I, Luther Burbank Sports Complex.

II. MEETING CALLED TO ORDER – Bob Blymyer

- Meeting called to order at 4:55 p.m. by Bob Blymyer. Introductions were made. Minutes were reviewed by the BOC and moved to be accepted by Bob and 2nd by Alex. Minutes for November 3, 2009, February 2, 2010, May 11, 2010, and August 3, 2010 BOC meeting minutes were accepted and approved.
 - Bob did express concern of technical language verbiage, as the need to express clear ideas and records for future readers and reviewers is very important.
 - Jim Dobson responded to concerns stating that he had reviewed meeting minutes up to August's minutes and had accepted. Jim also stated that an earlier review of minutes might be necessary and prudent to detect any defects in technical language conveyance, and that SCUSD BOC administration support would take note and action on the issue before the next meeting.
 - Bob asked Amari about Measure "E" and "I" Funds and if a draw down report had been generated and could be distributed. Bob also asked about the renaming of schools and if the new names could be indicated clearly with linked info to old school names on the Bond Accounting Reports
 - Amari responded to Bob answering that yes Measure "E" and "I" information was on the current accounting reports given to the BOC, but any additional information could be provided at the next meeting. Amari also expressed in her response that, although the school name change information connection was not currently on the reports provided, they could be provided and an intelligent solution could be found and implemented by the next meeting.

Meeting Calendar Updates: All meetings were calendared for following year, and next meeting was scheduled for February 1, 2011.

III. Quarterly Reports- (The Met):

- (Mike Penney) SKW has completed bid documents with financial information.
- Project to be bid out to sub-contractors this week, and get bid results back from sub-contractors on or around December 1, 2010
- There were questions after the presentation from SKW/Turner from BOC Members:
 - **Q-** Carol asked, “whether or not prices were dropping for construction costs and materials, and if that would have any effect on the prices of the projects?”
A- The Consultant team answered by explaining that yes prices are dropping and that bids for Phase II had been put out to 4 contractors, and they felt comfortable that competitive pricing was beneficial to the LBHS-Sports Complex total costs. They responded that due to material and construction cost decreases that they have been able to project a total cost that is only 5% over estimates at this time.
 - **Q-** Bob asked, “Is water pressure an issue? Is this holding up the project?”
A- The Consultant team answered that yes this is an issue, but is being handled, and this issue will not impede construction.
 - Q-** Alex asked, “Why are there extra ticket booths?”
A- Tony Wood answered the question, stating that due to the projects Joint Use Agreement, that there would need to be an entrance on the Florin Light Rail Side, SCUSD gets to use the parking lot located there, and so an extra ticket booth on that side was needed for game attendance overflow.

IV. Quarterly Reports- (Luther Burbank):

- (Tony Wood) Beals Alliance, discussed the DSA (Department of State Architect) submittal process and time frames for the project.
- Increment I and III for phase I have been approved by DSA. Phase I, Increment II has not received an approval to date. Lex indicated that he is expecting DSA approval to be received in the coming weeks.
- Tony also discussed timelines for the LLB (Lease Lease Back) contract to go to the Board, and that date is tentatively scheduled for December 9, 2010.
- Tony discussed that Phase II was not funded at the present date, and that joint efforts with the District were taking place to find a funding source. The funding from Prop 84 was still undecided.
- Tony also discussed construction start dates, saying that if we get DSA approval, and SCUSD Board approval by December, that construction will begin in January.
- Tony also discussed that earlier in the planning stages the notion that other schools would like new stadiums designed was brought up, and that if funded Beals Alliance had already began investigating the scenario or potential for planning purposes.
 - **Q-** Adolfo asked about the consultation with SCUSD coaches, and if that had taken place, and was planning to continue?
A- Lex answered that the coaches were a large part of the planning process and had been consulted at every turn.
 - **Q-** Bob asked that if construction would interfere with the coaches schedule?

A- Lex answered that it would not.

V. Quarterly Reports- (George Washington Carver-Media Arts Lab)

- (Chuck Pettersen) Landmark Construction, discussed with the BOC inception and time lines for the project.
- Chuck explained that this was a joint project between the CCUC (Capital City Unity Council) and SCUSD. This project is an attempt to incorporate CCUC's philosophy into the GWC teaching method.
- Chuck explained that the project was a small remodel to allow for the introduction of digital media equipment.
- (Jim Dobson) gave the BOC a brief history of the involvement between SCUSD and CCUC, including their participation in the modernization of SCUSD's property at 16th and N Street in Sacramento, CA.
 - **Q-** Alex asked about the projects funding
 - A-** Paul Breckenridge answered that it was a joint funding project, and that CCUC was paying for or providing all of the equipment and design work funding, and SCUSD was funding the actual construction using bond funds.

VI. BOND FUNDING Update:

- (Amari Watkins) Went through the handout that was passed out and gave overview of current bond funds accounting to the BOC.
 - **Q-** Bob asked about why deferred maintenance costs were on the bond report?
 - A-** Amari and Jim answered stating that during the modernization periods SCUSD used deferred maintenance funds to cover initial costs, and that bond funds were to reimburse those expenditures, and that is why the deferred maintenance funds were on the accounting report.
 - **Q-** Alex asked about the consent decree bond funds that have been allocated, and if that project was going to move forward or if those funds were going to be released?
 - A-** Jim responded that although the project was not moving forward at this time the SCUSD Board would have to make that decision to re-allocate those funds for a different project to release the bond funds.
- Jim also talked about projects that funding was going to be reimbursed back to Bond dollars. These projects included SES/Library which was given approximately \$500,000 in funds from the SAB (State Allocation Board) that can be reimbursed back to Bond funds.
- ERP Fund applications have been sent in for review for a multitude of different projects in SCUSD, and although SCUSD applied for 60 million dollars in support funding, only 6 million has been approved. Out of the 6 million dollars the SES/Library is the only monies that have thus far been actually funded and able to be reimbursed back to the bond fund accounts. Most of the rest of the 5.5 million dollars that have been approved have an "unfunded approval" status.

VII. Member Recruitment:

- Pamphlet to be revamped by Bob
- Goals: Expand member recruitment to outside agencies, ie Chamber of Commerce
- Share Mission and Vision Statement
- **"What can members do to increase attendance at BOC meetings"**
- Bob to contact Asian and Hispanic Chamber of Commerce's

VIII. Open Forum:

- Discussion on meeting schedules and places. Future (potential meeting times):
 - **February 2, 2011**
 - **May 3, 2011**
 - **August 2, 2011**
 - **November 1, 2011**
- Bob will send email requests to Amari Watkins with questions concerning Performance Audit Measure I.
- Concerns were brought up by Adolfo and Carol about BOC new member training. As Carol and Adolfo are new members of the BOC, they requested new member training to be administered.
- Member recruitment is to be a priority, so it was decided that new BOC member training would be held off until new members are initiated.
 - Possible date for training could be (March 2011)

Meeting adjourned at 6:23 p.m. by BOB and 2nd by Alex
Respectfully submitted, Nicholas Koehler