

LOS ALAMITOS UNIFIED SCHOOL DISTRICT

Citizens' Bond Oversight Committee

October 11, 2023

FINAL MINUTES – Approved January 24, 2024

A meeting of the independent Citizens' Bond Oversight Committee of the Los Alamitos Unified School District was held on Wednesday, October 11, 2023 in the District Office Board Room at located at 10293 Bloomfield Street, Los Alamitos, California.

I. CALL TO ORDER

The meeting was called to order at 6:30 p.m. by Chair Keith Crafton. A quorum of members was present and the meeting, having been duly convened, was ready to proceed with business.

II. PLEDGE OF ALLEGIANCE

Chad Stuart led the committee and staff members in reciting the Pledge of Allegiance.

III. ATTENDANCE

Members Present

Christine Coxhill
Keith Crafton
Trini Jimenez
Brett Lorber
Janet Murphy
Lorraine Navarro
Chad Stuart
Paurvi Trivedi

Staff Present

Elvia Galicia
C.J. Knowland
Mayra Gonzalez
Shoshana Dornblaser

Members Absent

Marilynn Poe

Keith Crafton informed that committee that the agenda listed Chad Stuart as a Parent of a District Student. As this is no longer accurate, Janet Murphy moved that Brett Lorber be listed as a Parent of a District Student and Chad Stuart be listed at an At-Large Community Member. There was a second from Lorraine Navarro and the motion carried.

IV. WELCOME/INTRODUCTIONS

Keith Crafton welcomed the committee and District staff.

V. APPROVAL OF MINUTES

Brett Lorber moved to approve the March 29, 2023 meeting minutes with a second from Lorraine Navarro. The committee unanimously adopted, and the motion was carried.

VI. COMMUNITY/STAFF PARTICIPATION ON NON-AGENDA ITEMS

None.

VII. UPDATE ON MEASURE K AND MEASURE G PROJECTS

C.J. Knowland presented an update of the District's construction projects. The interim housing at LAHS that was used during construction of the Multistory STEM building and the classroom renovations has been removed creating a large open area on campus. District and site administration are working to determine the best use of this area.

Classroom renovations in buildings 100, 150, 300, and 400 are complete with the exception of room 405/406 where additional casework is being installed. A total of 48 classrooms were renovated which involved removal of wiremold, repainting, new flooring, full height tackwall, A/V connections, new whiteboards, window tint and safety film. C.J. shared before and after photos of several classrooms.

In the Speech and Language rooms casework and shelving was removed to make more office space and short throw projectors were installed. The Special Needs/Life Skills classroom was updated to include casework and appliances such as a stove, dishwasher and refrigerator.

C.J. shared that the District received Division of State Architect (DSA) approval for the construction of the new gymnasium. The contractors have had the DSA approved drawings since mid-August and bids are due November 9. The weight room will be bid as a bid alternate to be completed as Phase 2. Construction is scheduled to begin in January 2024 and last approximately 18 months. The California Environmental Quality Act requirements have been completed which consist of a Mitigated Negative Declaration. Before construction can begin, the Building 500 portable classrooms that currently sit in the footprint of the new gymnasium need to be relocated. The District is looking to repurpose and relocate the classrooms to be used for storage. The over-the-counter review with DSA should occur in October or early November.

Renovations are also being planned for buildings 600, 700, and 800 which will be similar to the other classroom renovations. However, the art classrooms in the 600 building will have concrete floors and different casework to accommodate their needs. Plans are currently being drafted for this project and walkthroughs with the teaching staff will be held in the next month. The project is scheduled to be available to contractors to bid in February 2024 and construction will take place during the summer.

Lorraine Navarro asked how the flooring was chosen. C.J. explained that carpet was preferred by most of the teachers and the carpet selected has a power bond adhesive on the backside which prevents moisture from soaking in which helps prevent stains and odor. The life expectancy of the carpet is 12-15 years.

Christine Coxhill asked when the decision would be made on the construction of the weight room. C.J. explained that once the gymnasium bids are received, they will have a better idea of how much funding will be available from the bond funds.

VIII. FINANCIAL REPORT

Mayra Gonzalez presented the financial report as of June 30, 2023. In June, the District sold the remainder of the Measure K (\$3.5 million) and Measure G (\$19.7 million) bonds. Additional revenue was received from Developer Fees totaling \$1.5 million. Revenue received to date is \$129,348,836. Expenditures for Program Management total \$815,016 with a remaining balance of \$748,200. The preliminary budget for the new gymnasium was \$21 million. Now that the scope of work has been defined and the program needs have been determined, this budget has been increased by \$8 million to \$29 million. Planning, architectural services, DSA approval and the CEQA process for the new gymnasium have resulted in expenditures of \$1.1 million with a remaining balance of \$26.7 million.

The multistory STEM building project has not been completely closed out as some expenses are outstanding. To date \$62.3 million has been spent with a balance of \$4.5 million. The high school classroom renovations have resulted in expenditures of \$584,853 and a balance of \$7.1 million.

Overall, the District is on target to stay within the budget with approximately \$3.5 million in savings from the multistory building project that can be allocated to other projects. The aquatics center project has been officially completed at \$882,065 under budget. This savings will be also be used for future projects.

Elvia Galicia explained that all funds must be spent within three years from the time of the issuance of the bonds. Once all bond dollars have been expended, funds from Fund 40 and Fund 25 (Developer Fees) and matching funds (\$1.3 million for CTE) will be used. This totals about \$9 million.

IX. COMMITTEE MEMBERSHIP

Three members whose terms expire in March 2024 will have completed three terms ending their eligibility to serve on the committee. Committee members discussed the roles that would be vacated and the possibility of reducing the number of members from nine to seven.

X. COMMITTEE COMMENTS

Janet Murphy complimented the District on the work on the projects.

XI. PROPOSED FUTURE AGENDA ITEMS FROM COMMITTEE MEMBERS

None.

XII. ADJOURNMENT

The next meeting will be held on January 24, 2024 at 6:30 p.m. in the District Office Board Room. A motion to adjourn the meeting was made by Brett Lorber with a second from Lorraine Navarro. The meeting was adjourned at 7:18 p.m.