CHULA VISTA ELEMENTARY SCHOOL DISTRICT

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MINUTES

CHULA VISTA ELEMENTARY SCHOOL DISTRICT
INDEPENDENT CITIZENS OVERSIGHT COMMITTEE
(PROPOSITION E, MEASURE VV, AND MEASURE M)

September 16, 2020 – 6 p.m.
Virtual Meeting

Lowell J. Billings, Ed.D. Board Room
Education Service and Support Center

UNADOPTED

1. **Call to Order**
   The meeting was called to order by Mr. Strayer on September 16, 2020 at 6:04 p.m.

2. **Welcome and Introductions**

Members Present
Dr. Jolyn DePriest
Martha Juarez
Nancy Kerwin
Ben Lien
Gloria McKearney
James Smyth
Floyd Strayer

Members Absent
Jason Hurtado-Prator

Others Present
Joe Dombrowski, Facilities Grounds/Maintenance and Safety Manager
Oscar Esquivel, Deputy Superintendent
Bernadette Faustino, Accounting Manager
John Heredia, Safety/Environmental and Maintenance Manager
Ann Marie Pering, Purchasing Manager
Sherry Stone, Emergency Preparedness and Security Manager
Rudy Valdez-Romero, Director, Maintenance and Operations
Theresa Villanueva, Director, Finance
Shawn O'Neil, Balfour Beatty Construction
Steve Prince, Ruhnau Clarke Architects
Carolyn Scholl, Strata-G.I.S. Solutions

Guest:
Heather Rubio, District parent

3. Approve May 13, 2020, Minutes of the CVESD ICOC

Motion to approve the Minutes of the May 13, 2020, CVESD ICOC meeting. MSCU McKearney/Juarez to approve the May 13, 2020, Minutes as presented.

4. Discussion: 2020 Summer Modernization of Mae L. Feaster Charter School

Mr. Esquivel presented a Powerpoint which summarized how funds were used from Measure VV for the modernization project. There will be some additional costs still coming in. Some savings on soft costs.

Rudy Valdez-Romero, John Heredia, Joe Dombrowski, and Shawn O'Neal walked the Committee through the newly modernized Feaster Charter School via a photographic slide show. (See handout.) Admin Building was expanded into where the Kindergarten used to be. Now they have a secondary reception area, workroom and lounge area. All of the asphalt was completely replaced. Majority of the buildings received a brand new roof. Larger outdoor lunch shelter added for the kids as well. Building 700 is a brand new building. Portables formerly had metal ramps with open space between them. The school had a skunk problem. Replaced old metal ramps with concrete walkways/ramps with railings. All of the underground had to be dug up and replaced, which necessitated all new asphalt. All new air conditioning units and new ducting inside the building were installed. New lunch area and landscaping in middle school area. Feaster is a large school. Expanded lunch shelter was added to accommodate more students. Picnic area used as an outdoor collaboration area for students. Minimal costs to replace fabric in ten years versus the substantial cost of replacing rubberized surface. Hyrdoseeded all the grass in between the buildings. Most trees had to be removed because they were so big they were on the verge of breaking up the concrete and were replaced with new trees. In Multipurpose room, elevator by stage was replaced with a ramp. New line for CNS through the multipurpose room allows service to more students at one time. New heating units and new air conditioning in the kitchen. All classrooms received 75" LED TV's, teaching walls, furniture, carpet LED energy efficient lighting, upgraded technology access, cabinetry and storage, new HVAC units, new dual pane energy efficient windows. Engineering lab received heavier duty carpet due to use of the room.

Mr. Esquivel reviewed the original Proposition E general obligation bond, which was expended with the preconstruction costs of the Feaster Modernization Project. This completes Proposition E.

Ms. Juarez asked about the costs. Mr. Valdez-Romero explained that final costs are not complete yet. Allowanced were built in, and negotiations are in process with some of the contractors. Goal is that the final expenses will be within the $17 million contract.

UNAPPROVED

Ms. Juarez questioned that the desks are different than the ones previously purchased. Ms. Pering explained they are the same, just a different color. The odd shaped desk were purchased by the school prior to modernization. Desk can break apart so students can sit individually, socially distanced.

Mr. Valdez shared that the safety incidences were very few and very minor. There was one worker with a positive COVID test early on.

5. Discussion: Measure VV Bond Funding Status and Proposed Projects

Measure VV is a $150 million general obligation bond. A Bond Anticipation Note was issued last year for approximately $60 million. Mr. Esquivel reviewed the use of the Measure VV Bond Funds. Funds are projected to be expended in 2021 on HVAC replacement, Roofing Replacement and Asbestos Abatement, Security Systems, Network Equipment, and at the Maxwell Transportation Center.

Ms. Juarez asked about the Measure VV expenses for LED lighting, network equipment, fire alarms, and network equipment. Mr. Esquivel replied those have all been completed. Mr. Valdez said they were completed before March. 16 schools received exterior lighting and 11 schools for interior lighting. Mr. Esquivel explained that now all 46 schools sites and the Education Services and Support Center now have energy efficient LED lighting. Ms. Juarez questioned earlier funding. Mr. Esquivel replied that State money was used for earlier LED lighting projects.

6. Discussion: Measure M Bond Funding Status and Proposed Projects

The Series A Bond issuance for Measure M in the amount of $50 million was issued in August 2020. The majority of those funds will be spent on the District Solar Panel project. Funds will also be used for replacement of relocatables and HVAC systems. Measure M projects are District-wide.

7. Next Meeting Date:

- *December 9, 2020, 6:00 p.m.*

8. Other Items / Open Discussion

No comments or discussion.

9. Adjournment

Mr. Strayer adjourned the meeting at 6:49 p.m.

UNADOPTED