

RIVERSIDE UNIFIED SCHOOL DISTRICT
MEASURE O CITIZENS' BOND OVERSIGHT COMMITTEE MEETING

WEDNESDAY AUGUST 26, 2020

5:30 P.M.

Virtual Meeting

Before the meeting was called to order, Committee Chair George Frahm informed the committee and those watching on ZOOM that due to the orders and guidelines handed down from the governor of California, the health officer of the County of Riverside and the CDC, this meeting would be held electronically only and that there was no physical meeting for the public to attend. Sergio San Martin provided this introduction in Spanish.

Call Meeting to Order:

George Frahm called the Measure O Citizens' Bond Oversight Committee meeting to order at 5:35 p.m.

Committee Chair George Frahm asked that anyone in the public wishing to comment on any particular item follow the link at the bottom of the screen and submit their request electronically. Comments would be limited to three minutes or less once the agenda item was introduced. No comments will be accepted for items not on the meeting agenda, but will be considered for future agenda items.

Members Present:

Dale Kinnear, Tina Grande-Field, Keith Nelson, George Frahm, David Bristow, Diane Kwasman, Sarah Simpson, Bob Garcia, Terry Walling

Member Absent:

Tom Evans

Staff Present:

Sergio San Martin, Ana Gonzalez, Gaby Adame, Eric Walker, Nadia Zeien, Richard Prince, Nora Lopez

District Consultants Present:

Tarana Alam from KeyAnalytics;

District Legal Counsel

David Casnocha – Stradling Yoca Carlson & Ruth, Ruben Duran – BBK Law

Action Items:

1. Approval of Meeting Minutes of May 29, 2020

George Frahm asked for a motion to approve the meeting minutes of May 29, 2020. Motion made by Keith Nelson and seconded by Tina Grande-Field. Vote was taken:

Public Comment

None

Committee Discussion

George Frahm asked that reference to the Brown Act be changed to capitalize the phrase Brown Act on page 2. A vote was taken via roll call vote per the Brown Act. The vote was as follows.

Yes: Dale Kinnear, Tina Grande-Field, Keith Nelson, George Frahm, David Bristow, Diane Kwasman, Sarah Simpson, Terry Walling

Motion carries unanimously.

Bob Garcia joined the meeting later via phone and was not present for this vote.

Discussion Items

1. Measure O Project Update

George Frahm introduced the first discussion item. Asked if there were any public comments.

Public Comment

Staff read the public comment: It is felt that the reading of the exact wording of the Measure O ballot that the public approved should be done at the beginning of each meeting to remind the members that the public approved facility updates for improvement of student achievement. From the projects approved by the board at the last meeting, it appears that the board is more interested in athletics then student achievement.

The project updates then began. Project under construction status' will be shared. Sergio shared that the Sierra Middle School project is complete.

Nadia Zeien presented the update for Harrison Elementary School. Over the summer the single story five classroom building was completed as well as the kindergarten conversion from three classrooms to two. The administration building is being upgraded now.

Committee Discussion

The question was raised with regards to the special education classrooms, what sort of needs do these students have? Nadia said these classrooms are for students with behavioral issues.

Eric Walker, presented the update on the Highgrove Elementary School construction. Project is 98% complete. The new two story twelve classroom building is complete as is the kindergarten play area and drop off area.

Eric Walker presented the update on the Jefferson Elementary School. Six new classrooms have been completed. Currently working on the landscape and hardscape and the last 2 classrooms.

Eric Walker also presented Madison Elementary School. 80% complete on the new six classroom, three teacher workroom building. Working on kindergarten area. All classrooms are being remodeled as well as the Administration Building and multi-purpose room.

Committee Discussion

Question was asked if in general, are the replacement of HVAC units expected to save energy for the district over time?

Eric Walker said the new units are a higher standard and are expected to save energy, as well as the replacement with LED lights.

Nadia Zeien presented the update on Jackson Elementary School. New two story eight classroom building is underway. New sewer, gas lines and storm drain were added. Multi-purpose room and Administration building are being upgraded and a new parking lot is being added.

Nadia Zeien presented the update on Magnolia Elementary School. Construction includes two single story five classroom buildings, a new sewer system. Four portables were moved for interim housing

Committee Discussion

Question was asked as to who moves the portables. Is the service contracted out or does district personnel do it?

The projects are contracted out to multiple subcontractors as they need to meet strict regulations. These projects go through the bidding process just like all outsourced jobs.

Nadia Zeien presented update on Adams Elementary School. Portables were moved here as well for interim housing. They are getting a new five classroom kindergarten building, a new parking lot, new gas lines and new electrical. ADA upgrades were done to existing parking lots, asphalt was removed and replaced.

Gaby Adame presented the update on the Sunshine Early Childcare Center. This facility is run by California Children Services and services all the special need children in the entire county. Modernization and expansion is taking place. A new portable is being added, as well as a new play area and a new gate.

Eric Walker presented the updates on Poly High School. Construction includes utility upgrades, ADA compliance upgrades and a new quad area. The center of the campus is being gutted and redone.

Committee Discussion

Comment was made as to what a positive change the special needs improvements are, providing easier access to the entire campus.

The following schools are in line for bidding and will begin construction next spring and summer:

- Alcott Elementary
- Monroe Elementary
- Fremont Elementary
- Longfellow Elementary: 2 properties were acquired to expand this school and add an onsite parking lot.
- University Heights Middle School
- Arlington High School

The following schools are not started yet:

Casa Blanca Neighborhood School: Received site approval from the department of education and has entered the planning stage.

Eastside Neighborhood School: Eight of twenty-three properties have been purchased for this school. Two more are in escrow.

Spring Mountain Ranch Neighborhood School: Slated to serve 3000 new homes. 13 acres are owned for this, and Department of Education approval has been received.

Tarana Alam provided clarification on the financial documentation and how it was accumulated and displayed. Questions on specific line items were addressed.

Committee Discussion

Has reporting been consistent? Schools have their own page in the report but are not included in the detailed report. Tarana and Sergio explained the process and criteria for the reporting.

Rubin Duran, legal counsel, asked for a recess to discuss offline the potential lack of compliance with the Brown Act with regards to public access to the meeting.

George Frahm called for a five-minute recess at 6:33 pm for this discussion to take place offline.

Rubin Duran addressed the committee and asked that the meeting be adjourned and reconvened at a later date. It appears the instructions for public participation were not posted in a readily accessible place.

George Frahm concurred, and the meeting was adjourned at 6:49 p.m.