

Oakland Unified School District

Board of Education
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Minutes (Long)

Wednesday, January 18, 2012

6:00 PM

**Board Conference Room - 320A, Paul Robeson Building, 1025 2nd Avenue,
Oakland, CA 94606-2212**

Measure "B" Independent Citizens' School Facilities Bond Oversight Committee

Patricia Williams, Chair

Jean Moore, Vice Chair

Christopher Vernon, Secretary

*Members: Renee Swayne, Odest Logan, Andrea Dawson,
Lisa Young, Ron Muhammad, Anne Campbell Washington*

A. Call to Order

Chairperson Patricia Williams called the meeting to order at 6:04 P.M.

B. Roll Call

Roll Call: Present: Lisa Young, Christopher Vernon, Patricia Williams, Jean Moore, Andrea Dawson and Renee Swayne
Absent: Anne Washington, Odest Logan and Ron Muhammad

C. Speaker Request Cards/Modification(s) To Agenda

None.

D. Adoption of Committee Minutes



[12-0266](#) Minutes - Measure "B" ICSFBO Committee - Regular Meeting - November 9, 2011

Approval by Measure "B" ISCFBO Committee of its Regular Meeting Minutes of November 9, 2012.

Attachments: [12-0266_Minutes_Measure_"B"_ICSFBO_Committee_Regular_Meeting_November_9,_2011](#)

A motion was made by Lisa Young, seconded by Renee Swayne, that this matter be Adopted. The motion carried by the following vote:

Votes: Adv Aye: 0
Adv Nay: 0
Adv Abstain: 0
Aye: 6 - Lisa Young, Christopher Vernon, Patricia Williams, Jean Moore, Andrea Dawson and Renee Swayne
Nay: 0
Recused: 0
Absent: 3 - Anne C. Washington, Odest Logan and Ron Muhammad
Preferential Aye: 0
Preferential Abstention: 0
Preferential Nay: 0

E. Adoption of the Committee General Consent Report

None.

F. Unfinished Business

None.

G. New Business



12-0259

Measure "B" Independent Citizens' School Facilities Bond Oversight Committee 2010/2011 Annual Report

Approval by the Committee of the Measure "B" Independent Citizens' School Facilities Bond Oversight Committee 2010/2011 Annual Report and authorization of the Chair and/or other representative of Committee to present same to the Board of Education and the public.

Funding Source: GO Bond-Measure B

Attachments: [12-0259_Measure_"B"_Independent_Citizens'_School_Facilities_Bond_Oversight_Committee_2010/2011_Annual_Report.pdf](#)

Randy Horne suggested using a similar format to last year's report. He said the Committee can work on the outline for the report and insert the audit information when it is ready. Committee Members can provide a list of projects they would like to see highlighted in the report and staff will provide the photographs, project information, and highlights for the projects.

Andrea Dawson said she would like to see a sample of projects across the city.

Mr. Horne suggested the project types also highlight CDC's, Community Focus, and the Full Service Community Model.

Chairperson Williams suggested highlighting one Special Project, perhaps the Elmhurst Auditorium Modernization Project.

Suggested Content

1. The use of local contractors on projects, the District's local participation goal, and the Lease Leaseback Projects.

2. Highlight projects across the city.

3. Projects with the latest advances in technology and sustainability features.

4. Sites visited by the Committee last year.

5. Committee Members.

6. How the District leverages its bond dollars.

Discussed



[12-0261](#)

Presentation: Measure B (Fund 2122) - Budget to Actual Expenditures, and Cash Projections

Presentation to the Board of Education of the Measure B (Fund 2122) - Budget to Actual Expenditures, and Cash Projections as of January 11, 2012.

Funding Source: GO Bond-Measure B

Attachments: [12-0261_Measure_B_Fund_2122_Budget_to_Actual_Expenditures_and_Cash_Projections_As_of_January_11,_2012.pdf](#)

Charles provided the Measure B Expenditure report.

Year to Date Expenditures - \$32.5 million

Working Budget Decreased to \$410 million; changes include:

- 1. Sankofa - Increase of \$1.3 million*
- 2. Lowell - Modification increase - \$1.7 million*
- 3. Piedmont Portable Library - New project - \$400,000*
- 4. Glenview New Project - \$1 million*
- 5. Life Academy - Decrease of \$11.8 million*
- 6. Whittier New Classroom Increase - \$1.1 million*
- 7. Montero Fire Alarm Replacement Project Increase - \$95,000*
- 8. Lowell Middle School Modernization Increase - \$1.7 million*
- 9. Cesar Chavez Fire Alarm Replacement Increase - \$80,000*
- 10. Sobrante Park - Increase \$549,000*

Mr. Love said the District continues to project the working budget of \$410 million will be totally expended. The District also projects a \$435 million bond balance will be totally expended.

Changes from the previous report (Increases)

Pre-design - \$80,700

Design - \$332,000

Construction - \$4.5 million

Closeout - \$458,000

No change in the Completed projects

Mr. Love said the District is attempting to get an additional \$120 million draw down that will complete the \$435 million total bond budget. The District is hoping that will happen this spring.

Renee Swayne wanted to know the source of the \$120 million?

Mr. Love said from investment bankers.

Chairperson Williams wanted clarification on whether the \$120 million draw down is additional money that's available under the Measure "B" Bond?

Mr. Love said it's part of the \$435 million that the District has not received yet.

Lisa Young wanted to know if the \$120 million draw down will fund new projects?

Mr. Love said some of the \$120 million will fund new projects and some will fund part of the \$410 million that has already been approved. He explained the Bond is drawn down in increments.

Mr. Nakadegawa said in terms of new projects, the Facilities Department will continue coming to the Board with requests for budgets for new projects. He said the Bond is basically spoken for and any new projects with budget requests the department will have to find the money for it or go to the voters for a new bond.

Andrea Dawson wanted to know if the District is considering a going to the voters for a new bond?

Mr. Nakadegawa said there is a lot of discussion about a bond in the fall of 2012. He said at the Board's Study Session in January there was a presentation of the Draft Facilities Master Plan and the also Board discussed a new bond. In February the Facilities Department will update the Board on the progress of the Facilities Master Plan. April is the tentative date for the adoption of the Facilities Master Plan, the primary basis of the Bond.

Andrea Dawson inquired about the committee receiving a draft copy of the Facilities Master Plan.

Mr. Nakadegawa said he will send Committee Members a link to the Facilities Master Plan.

Jean Moore asked for the scheduled completion date for the Facilities Master Plan?

Mr. Nakadegawa said April 2012.

Ms. Moore asked if MKThink can make a presentation to the Committee regarding the Facilities Master Plan?

Mr. Nakadegawa said he will check to see if that was possible.

Andrea Dawson wanted to know how the Facilities Master Plan is being funded?

Mr. Nakadegawa said he was not sure and he would have to get back to the committee regarding the funding source.

Discussed and Closed



[12-0265](#)

Committee Site Visit Reports of December 2, 2011 and January 6, 2012

Presentation of Committee Site Visit Report of December 2, 2011 and January 6, 2012.

Attachments: [12-0265_Committee_Site_Visit_Report_of_December_2, 21011_and_January_6, 2012.pdf](#)

Jefferson Elementary School - New Building Project

Renee Swayne talked about a heating issue at the school saying the new system is wonderful when it works. For a while the heat was not working properly and the classrooms were either very cold or very hot. She said the problem seems to have been addressed.

Randy Horne said one of the Project Managers is following up on that issue with the contractor. He said they are making sure the contractor is not relieved of his duty until the issue is fixed or money is taken from the contractor to fix it the right way.

Andrea Dawson wanted to know if the District has a separate certifier for its play structures?

Mr. Nakadegawa said the District does have an independent inspection of play structures and the matting. He said the District has a new Risk Manager who will be working closely on this issue.

Elmhurst Middle School Auditorium - Modernization Project

Randy Horne said Elmhurst Middle School had one of the oldest auditoriums in the District. The auditorium has nice wood paneling throughout the auditorium, the seats are amazing, a lot of work was done in the upper balcony, a new lighting system, and a state of the art electronic system. He said the department is working on scheduling an opening ceremony and he will let the Committee know when that ceremony will take place.

January Site Visits

La Escuelita Complex - New Building Project

Randy Horne said the project is on schedule. He said Phase I is scheduled for completion in July/August 2012. He said Turner/ADCO, a joint venture and local firm is doing a good job. He said the District is most proud of the local participation for this phase of the project. The local participation for this is project about 50-60% on a \$36 million project. He said these are dollars being recycled back into the community.

Renee Swayne said during the January site visit to La Escuelita the Committee requested a second visit when Phase I is completed.

Mr. Nakadegawa said the campus is also programmed for a small high school and Health Center. He said there has been some discussion about a middle school component.

Discussed and Closed

H. Public Comments on All Non-Agenda Items Within the Subject Matter Jurisdiction of the Committee

There were no Public Speaker Cards submitted.

I. Introduction of New Legislative Matter

Sankofa Update

Andrea Dawson wanted a follow-up report regarding the Scope of Work for the floors and ceiling at Sankofa.

Future Committee Meetings Dates

March 7th @ 6:00 P.M., April 4th @ 6:00 P.M. and May 2nd @ 6:00 P.M.

J. Adjournment

Chairperson Williams adjourned the meeting at 7:17 P.M.

Prepared By: _____

Approved By: _____