

Oakland Unified School District

Board of Education
1011 Union Street, #940
Oakland, CA 94607-2236
(510) 879-1940
510 627-9440 eFax
711 TTY/TDD
boe@ousd.org E-Mail



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Meeting Minutes Long - Final

Monday, March 9, 2026

6:30 PM

**Committee Room, KDOL TV Studio, B-237, Met West High School Entrance, 314
East 10th Street, Oakland, CA 94606-2291, Internet - Zoom & Granicus;**

Broadcasted - KDOL-TV (Comcast Channel 27 and AT&T Channel 99)

Measures B, J, and Y Independent Citizens' School Facilities

Bond Oversight Committee

Chairperson: Viola Gonzales, Vice Chairperson: Andrew Nelsen, Secretary: Andrea Dawson

Members: Andrew Butler, John Jones III, Anana Clark, Benjamin Davis, (Vacancy), (Vacancy)

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អ្នកណាដែលត្រូវការសេវាបកប្រែភាសាដោយផ្ទាល់មាត់ ឬជាលាយលក្ខណ៍អក្សរ ឬត្រូវការការជួយសម្រេចសម្រួលយ៉ាងសមរម្យ មួយ ដើម្បីចូលរួមក្នុងកិច្ចប្រជុំសាធារណៈ ត្រូវផ្តល់ដំណឹងទៅកាន់ទីការិយាល័យនៃក្រុមប្រឹក្សាអប់រំ ឱ្យបានចិតសិចពី (72) ម៉ោង មុនកិច្ចប្រជុំ តាមរយៈទូរស័ព្ទលេខ (510) 879-8199 ឬតាមរយៈអ៊ីមែល boe@ousd.org ឬទូរស័ព្ទ eTTY/TDD លេខ (510) 879-2300 ឬទូរសារលេខ (510) 879-2299។

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ON-LINE SPEAKER CARD REGISTRATION

Public Comment, at the meeting, will be taken individually on Agenda Items indicated by Microphone Icon.

You may register to speak in advance on the Agenda Item whether attending the meeting by teleconference, e.g., Zoom, or in person.

On line Speaker Card Registration (Sign In To Speak) opens at minimum 72 hours in advance for a Regular Meeting or at minimum 24 hours in advance for a Special Meeting. Use the eComment Link to Sign In (Register) to Speak up to one hour before the beginning of the meeting. Manual (Paper) Speaker Cards also will be available at the meeting for completion.

Sign In to Speak, on an eligible Agenda Item, as a matter of equity, is first registered, first called, in order of Registration whether participation is in person or virtually, e.g. Zoom, or by audio, e.g., telephone.

For advanced pre-meeting Registration, You must establish a one-time OUSD eComment - Sign In (Register) To Speak Account providing your First Name and Last Name and your email address. Your First Name and Last Name, as Registered, must also show as the Participant or Profile Name on a teleconference system (i.e., Zoom, webex, other). You will be requested to Register the first time you use eComment - Sign In To Speak.

The Sign In To Speak System, after the one time registration, will remember you by first name and last name associated with your email address (profile), making it easier for you to electronically Register or Sign In to Speak on an Agenda Item at a future OUSD legislative meeting, e.g., Board, committee, commission.

Early pre-meeting Sign In To Speak (Registration) is urged for all - whether you plan to attend meeting in person or view meeting via teleconference or listen to the meeting by telephone. Names will be called in Sign In To Speak order received.

NOTICE - MEMBERS OF THE PUBLIC/MEDIA MAY ATTEND AND PARTICIPATE IN-PERSON OR VIRTUALLY

Members of the Public and/or Media may attend and participate in the Committee meeting in-person in the Committee Room, KDOL TV Studio, B-237, Met West High School Entrance, 314 East 10th Street, Oakland, CA 94606-2291 or virtually as described herein.

The following information is for those members of the media and public interested in viewing or listening to the Committee meeting virtually.

- *Zoom: To view by Zoom, please click*

<https://ousd.zoom.us/j/85944156555> on or after the Noticed meeting time.

Instructions on how to join a meeting by video conference are available at:

<https://support.zoom.us/hc/en-us/articles/201362193-Joining-a-Meeting>.

- *Phone: To listen by phone (via Zoom), please do the following at or after the Noticed meeting time: call (669) 900-9128, then enter Webinar ID 859 4415 6555, then press "#". If asked for a participant id or code, press #.*

Instructions on how to join a meeting by phone are available at:

<https://support.zoom.us/hc/en-us/articles/201362663>

-Joining-a-meeting-by-phone.

- *To view the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee meeting from the District's Home Page - Upcoming Events & Live Meeting Video, please select the meeting name and click on the "In Progress" link under Video or go to the Legislative Information Center (under Board of Education on Home Page)>Calendar Tab>Calendar>Today>Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee>"In Progress" link under Video.*

Public comment in-person is permitted within the times allotted for public comment on the Agenda. Virtual comment will also be permitted within the times allotted for public comment on the Agenda in the following two ways:

NOTICE - MEMBERS OF THE PUBLIC/MEDIA MAY ATTEND AND PARTICIPATE IN-PERSON OR VIRTUALLY (CONTINUED)

- To comment virtually by Zoom, if you have made a pre-meeting Request to Speak, when your name is called, click the "Raise Your Hand" button. You will be unmuted and allowed to make public comment. After the allotted time, you will then be re-muted. Instructions on how to "Raise Your Hand" is available at:

<https://support.zoom.us/hc/en-us/articles/205566129-RaiseHand-In-Webinar>.

- To comment by phone (via Zoom), if you have made a pre-meeting Request to Speak, when your name is called, press "*9" to "Raise Your Hand." You will be unmuted and allowed to make public comment. You will then be re-muted. Instructions of how to raise your hand by phone are available at: <https://support.zoom.us/hc/en-us/articles/201362663-Joining-a-meeting-by-phone>.

In addition, members of the public may submit written comments for a posted Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee Meeting Agenda Item, before a meeting or while a meeting is "In Progress," from the District's Home Page - Upcoming Events & Live Meeting Video by selecting Board of Education Agenda "eComment" or from the Legislative Information Center, as follows:

- If before Sunday, click Calendar Tab>Next Week>Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee>eComment
- If Sunday or thereafter up thru day before Meeting, click Calendar Tab>This Week>Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee>eComment
- If day of Meeting, click Calendar Tab>Today>Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee>eComment

Or by clicking the "eComment" in bold link on the cover page of this Agenda.

Written comments made on an eligible Agenda item, upon clicking of the Submit Button, are immediately sent via email to all members of the legislative body and key staff supporting the legislative body. Each eComment is a Public Record.

MEETING PROCEDURES

All Committee meetings shall begin on time and shall be guided by an Agenda prepared in accordance with Board Bylaws and posted and distributed in accordance with the Ralph M. Brown Act (open meeting requirements) and other applicable laws.

**BOARD BYLAW 9131 - MEASURES B, J, Y INDEPENDENT CITIZENS' SCHOOL
FACILITIES BOND OVERSIGHT COMMITTEE CHARGE OR RESPONSIBILITIES**

Purpose: With respect to Measure B (2006), Measure J (2012), and Measure Y (2020), to provide advice and recommendation to the District regarding the expenditure of funds for bond related projects, to actively review and report on the proper expenditure of taxpayers' money for school construction and to take any necessary action in furtherance of its purpose including, but not limited to, receiving and reviewing copies of annual independent financial audits and deferred maintenance proposals, inspecting school facilities and grounds, receiving and reviewing cost-saving measures designed to reduce the costs of professional fees and site preparation. The Committee shall have the option to tour sites where Bond funds are being expended, with support from the Superintendent.

A. Call to Order

Chairperson Viola Gonzales called the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee Meeting to order at 6:36 P.M.

B. Roll Call

Present 5 - Member Benjamin "Sam" Davis
Member Anana Clark
Secretary Andrea Dawson
Chairperson Viola Gonzales
Vice Chairperson Andrew Nelsen

Absent 4 - Member 3_(Vacancy) (Vacancy)
Member (Vacancy) (Vacancy)
Member Andrew Butler
Member John Jones III

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

A request to speak at this Committee Meeting, may be made in-person or virtually as stated in this Agenda.

Modification(s) to the Agenda, by the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee, allows for any change in the printed Order of Business including, but not limited to, an announcement that an Item or Legislative File will be considered out of Agenda printed order, that consideration of an Item has been withdrawn, postponed, rescheduled or "pulled" or taken off of the Committee General Consent Report for separate discussion and/or possible action.

None

D. Adoption of Committee Minutes



D.-1

[26-0485](#)

Minutes - Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight – February 9, 2026

Adoption by the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee of its Meeting Minutes of February 9, 2026.

Attachments: [26-0485 Minutes - Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight – February 9, 2026](#)

Discussion - None

Public Comment - None

A motion was made by Secretary Dawson, seconded by Member Davis, that the February 9, 2026, BJY Committee Meeting Minutes, be Adopted. The motion carried by the following vote:

Aye: 5 - Member Benjamin "Sam" Davis
Member Anana Clark
Secretary Andrea Dawson
Chairperson Viola Gonzales
Vice Chairperson Andrew Nelsen

Absent: 2 - Member Andrew Butler
Member John Jones III

Non-voting: 2 - Member 3_(Vacancy) (Vacancy)
Member (Vacancy) (Vacancy)

Enactment No: 26-0440

 D.-2

[26-0633](#)

**Minutes - Measures B, J, and Y Independent Citizens' School
Facilities Bond Oversight – March 6, 2026**

Adoption by the Measures B, J, and Y Independent Citizens' School
Facilities Bond Oversight Committee of its Special Meeting Minutes of
March 6, 2026.

Attachments: [26-0633 Minutes - Measures B, J, and Y Independent
Citizens' School Facilities Bond Oversight – March 6, 2026](#)

Discussion - None

Public Comment - None

**A motion was made by Member Davis, seconded by Secretary
Dawson, that the March 6, 2026, BJY Committee Meeting Minutes, be
Adopted. The motion carried by the following vote:**

Aye: 5 - Member Benjamin "Sam" Davis
Member Anana Clark
Secretary Andrea Dawson
Chairperson Viola Gonzales
Vice Chairperson Andrew Nelsen

Absent: 2 - Member Andrew Butler
Member John Jones III

Non-voting: 2 - Member 3_(Vacancy) (Vacancy)
Member (Vacancy) (Vacancy)

Enactment No: 26-0441

E. Adoption of the Committee General Consent Report

*"Adoption of the Committee General Consent Report" means that all items
appearing under this topic are approved in one motion unless a Member of
the Committee requests that an item be removed and voted on separately or
otherwise acted upon. Generally, these items are routine in nature, and are
acted upon in one motion to conserve time and permit focus on
other-than-routine legislative items on the agenda.*

None

F. Unfinished Business

 F.-1

[26-0305](#)

2026 Facilities Master Plan - Facilities Planning and Management (2nd Reading)

Adoption by the Board of Education, upon recommendation the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee, of the Draft 2026 Facilities Master Plan.

Attachments: [26-0305 Memorandum - 2026 Facilities Master Plan - Facilities Planning and Management \(4/22/2026\)](#)
[26-0305 2026 Facilities Master Plan - Pamphlet - Facilities Planning and Management \(4/22/2026\)](#)

Pranita Ranbhise, Director, Facilities Planning and Management, presented the most current Master Plan updates stating the it was very in-depth not only for Facilities condition assessments, also educational programs best practices rubric, adequacy, and includes city wide growth patterns.

Committee members thanked Pranita and had comments.

Discussion - Members Davis, Clark, Secretary Dawson, Vice Chairperson Nelsen

Member Davis: Equity scores are not clear in report, and that the Facilities Condition Index needs more detail. Currently not able to sort from best to worst condition.

Vice Chairperson Nelsen stated that there needs to be more information on all factors described in plan and clearer way to express equity observation and data which will be required for addressing such in a fair manor going forward.

All agreed that plan should move to adoption understanding that it will be revisited and per district will be updated yearly.

Public Comment - 1. Assata Olugbala

Discussed

Enactment No: 26-0691

 F.-2

[26-0315](#)

**Report - Measures B, J, and Y Independent Citizens' School
Facilities Bond Oversight Committee - Project Budget
Reconciliations as of December 31, 2025**

A Presentation to the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee, of the Measures B, J, and Y Project Budget Reconciliations as of December 31, 2025, for the following projects:

- Coliseum College Preparatory Academy (CCPA) at Havenscourt Site Expansion,
- Fremont High School Modernization,
- Garfield Site Renovation,
- McClymonds High School Modernization,
- Melrose Leadership Academy (MLA) at Maxwell Park, New Classroom Building and Modernization, and
- Roosevelt Middle School Modernization.

Attachments: [26-0315 Report - Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee - Project Budget Reconciliations as of December 31, 2025 \(3/9/2026\)](#)

Michael Ezeh, Account Manager, Facilities Planning and Management gave the Measures B, J, and Y Project Budget Reconciliations as of December 31, 2025, for Named Projects and responded to comments and questions from the Committee. Sele Nadel-Hayes, Director, Facilities Planning and Management, provided additional comments to Committee Member comments and questions.

Discussion - Member Clark, Davis, Secretary Dawson, Vice Chairperson Nelsen

Committee comments/questions:

- Vice Chairperson Nelsen asked that reports be consistent and show cumulative changes to all line items so that such accurately presents the cost of projects for inception to closeout.

- Member Davis' concern is how do project reports articulate budgets if on budget or over budget.

- Member Clark asked for a detailed breakdown, so it's easier to understand how joint venture, Architect of Record (AOR) and General Obligation (GO) funds are tracked.

- Chairperson Gonzales recapped and asked Facilities staff to report back.

Public Comment - 1. Assata Olugbala

Discussed

G. New Business

 G.-1

[26-0628](#)

Asset Management & Real Property Services - Facilities Planning and Management

A Presentation by Chief Systems and Services Officer, or Designee, to the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee of Asset Management & Real Properties Strategies & Updates on the following matters:

- Background & Context,
- Guiding Principles & Identified Space Needs, and
- Asset Management & Real Property Services Updates.

Attachments: [26-0628 Presentation - Asset Management & Real Property Services - Facilities Planning and Management \(3/9/2026\)](#)
[26-0628 Memorandum - Asset Management & Real Property Services - Facilities Planning and Management \(3/9/2026\)](#)

Pranita Ranbhise, Director, Facilities Planning and Management, gave a presentation of Asset Management & Real Properties Strategies & Updates. Director Ranbhise shared that next steps is to form a 7-11 Committee for properties with 1025 2nd being a priority. Director Ranbhise responded to comments and questions from the Committee.

Discussion - Members Clark, Davis, Secretary Dawson, Vice Chairperson Nelsen, Chairperson Gonzales

- Vice Chairperson Nelsen asked how is staff looking at Transition Aged Youth (TAY) hub and is staff getting experts in TAY modeling/research too, it seems as if Board of Education/Facilities Staff are focused on housing.

- Vice Chairperson Nelsen stated that the District has 3+ billion of facilities needs to serve students, and that there have been 4 Board Resolutions on 1025 2nd Avenue which state serving south at 1025 property.

- Member Clark and Secretary Dawson made similar comments that student needs come first and that is where bond dollars should be spent.

- Member Davis stated that there is no appetite for work force housing and that Oakland wants affordable housing for all; and that Measure W may have funds.

Public Comment - 1. Assata Olugbala

Discussed



G.-2

[26-0629](#)

BJY Committee Charge - Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee

A review by the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight (BJY) Committee of its Charge (pursuant to Board Bylaw 9131).

Attachments: [Board Bylaw 9131: Advisory and Oversight Committees, Commissions](#)

Vice Chairperson Nelsen gave a summary of BJY Committee Charge. The Committee discussed this Matter.

Discussion - Member Clark, Davis, Secretary Dawson

- The BJY Committee asked staff to please be cognizant of Bylaws; specifically on reporting to and through BJY Committee on contract awards and changes to contracts.

- Vice Chairperson Nelsen asked that staff do best practices in bringing change orders and changes to project budgets, contingencies on project to our committee before they go to the Board for approval.

Secretary Dawson stated that bringing change orders and changes to project budgets, contingencies on projects should happen on projects where new discretionary scope is being considered for a project.

Public Comment - 1. Assata Olugbala

Discussed

G.-3 [26-0634](#)

Facility Site Visit – McClymonds High School - March 6, 2026

A debriefing to the Measures B, J, and Y Committee Members of an individual Committee Member(s) Facility Site Visit to McClymonds High School on March 6, 2026.

BJY Committee Members Clark, Davis and Chairperson Gonzales reported on their Facility Site Visit to McClymonds High School on March 6, 2026. Site visit was attended by all committee members. The project was introduced by staff and walked by all for scope.

- Members appreciated the in depth discussion on bidding, contractor interest and next steps to award of project with work scheduled to start summer 2026. Site investigation for utilities and below ground future structural work issue was in progress.

- Furthermore during this item, Annual Report Sub Committee was formed for work to produce 2024/2025 Report. Vice Chairperson Nelsen and Member Butler agreed to participate. Secretary Dawson agreed to review and help as available.

Discussion - None

Public Comment - 1. Assata Olugbala

Discussed

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

This section of the agenda provides an opportunity for a member of the Public, for three minutes per person, or less, depending on the number of speakers, to directly address the Committee on any item of interest to a member of the Public that is not on the current agenda, but is within the subject matter jurisdiction of the Committee. Minutes are not transferrable from speaker to speaker. This item is limited to a total of thirty (30) minutes. The Committee may not discuss or take any action on a non-agenda item not appearing on the posted agenda for this meeting, except the Committee or staff may briefly respond to a statement made or questions posed by a member of the public, as authorized by law. In addition, on their own initiative or in response to questions posed by the public, a member of the Committee or its staff may ask a question for clarification, make a brief announcement, or make a brief report of his or her own activities.

H.-1 [26-0489](#)

Public Comment on All Non-Agenda Items Within the Subject Matter Jurisdiction of the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee - Up To 30 Minutes – March 9, 2026

Public Comment on All Non-Agenda Items Within the Subject Matter Jurisdiction of the Measures B, J, and Y Independent Citizens' School Facilities Bond Oversight Committee - Up To 30 Minutes - March 9, 2026.

1. *Assata Olugbala*

Presentation/Acknowledgment Made

I. Introduction of New Legislative Matter

This section of the Agenda is devoted to the introduction of new legislative matter within the subject matter jurisdiction of the committee by a Committee member or Members of the Public.

- Secretary Dawson requested the Performance Audit for 2025 Fiscal Year.
- Secretary Dawson requested an update on the status of General Obligation Bonds
- Member Davis requested the Quarterly Facts Sheets.

J. Adjournment

Chairperson Gonzales adjourned the Meeting at 8:45 P.M.

Prepared By: _____

Approved By: _____