

Fremont Unified School District
2014 Measure E
Citizens' Bond Oversight Committee

Meeting Minutes

Patterson Elementary School – Library
April 5, 2017

Call to Order: Meeting called to order at 7:03pm.

Attendance: (Quorum)

Members Present: Jeff Bowen, Bryan Gebhardt, Chip Koehler, Kathryn McDonald, Sally Morgan, Kathy Lang Newman, Dave Peper, Soraya Torres, Eric Tsai

Members Absent: Both Ashok Desai and Jim Hunt were excused for this meeting.

FUSD Staff Present: John Chwastyk, Director of Facilities and Construction

Others Present: Robert Sands and Lisa Santillan, Vanir Construction Management; Robin Michel

Approval of Agenda

The meeting agenda was approved as submitted.

Approval of Previous Month's Minutes

The previous month's minutes were approved as submitted.

Community Outreach

Chair Bryan Gebhardt welcomed new members Chip Koehler (Business Organization alternate) and Kathy Lang Newman (Other) to the CBOC. No new emails had been received from the community. Two classes visited the new construction site at American High School: sophomore engineering and freshman science. More than 60 students watched the crane work and received presentations from Project Team professionals about future job opportunities in the fields of architecture, construction, and engineering. The CBOC, the Board of Education and Measure E staff might present a workshop at the Annual CSBA Conference and Trade Show, which is November 30-December 2, 2017. Since Fremont's CBOC is one of the most active, the Board of Education felt that the District could share their experience with other districts at the CSBA Conference. An application will be submitted by the April 7 deadline. The CBOC Speaker's Bureau brochure, which Robin updated with the new member's names, and the CBOC Protocols for Communications with the Board, will be submitted as part of the application.

Oral and Written Communications – *Public Comment* (5 minutes)

Voicemail and Email Report – *Information*

Staff responded to an email that contained three questions, from Sally Morgan.

- The first question was regarding an article in the East Bay Times on the Information Technology (IT) upgrades and the potential use of Measure E funds. It was pointed out that the last bond was 2002, and IT needs are much greater and are part of the voter-approved Measure E projects list. The current upgrades will allow for

future additions of new telephones and a more modern and cost effective telephone system. The request for the Measure E funding will be presented to the Board of Education (anticipated at the April 26, 2017 Board meeting) by the district's Chief Technology Officer for their approval.

- The second question was about the value of the Saylor presentation the CBOC received on upcoming trends in the industry, which helps the district in the planning and implementation of the Measure E Bond Program. Discussion resulted in greater understanding of the importance of forecasting and planning.
- A third question was where one would find administrative costs; and it was pointed out that the administrative costs are contained in the board-approved Implementation Plan and on Board Item attached Financial Reports.

Construction Tour of New Classroom Building – (30 minutes)

The Committee toured the new classrooms that are being built at Patterson. There are eight new classrooms that will be ready for the 2017 / 2018 school year. All comments were favorable.

Update on Board Actions – *Information/Discussion* (J. Chwastyk – 10 minutes)

- The Board approved amending the Agreement with EnviroScience, Inc. for Industrial Hygienist Consulting Services for the Priority 4, Package 2 – Information Technology (IT) Upgrade Projects at Cabrillo, Forest Park, Maloney, Niles and Warwick Elementary Schools – 3-22-17.
- Projects are proceeding according to the timeline and budgets outlined in the implementation plan, or as subsequently revised by Board action. Staff and consultants bring to the Board every month the latest financial report – 3-22-17.
- The Board approved entering into an Agreement with Rodan Builders Inc. for the Construction of Priority 4, Package 1 - Information Technology (IT) Upgrade Projects at Azevada, Brier, Glenmoor, and Mattos Elementary Schools and Fremont Adult School – 3-22-17.
- The Board approved entering into an Agreement with Extenda Networks Inc. for the Construction of Priority 4, Package 3 - Information Technology (IT) Upgrade Projects at Gomes, Leitch, Mission San Jose, Mission Valley and Warm Springs Elementary Schools – 3-22-17.
- The Board approved amending the existing agreement with LSA Associates, Inc. to prepare an EIR for the Walters Middle School Conversion project – 3-8-17.
- The Board approved the Revised Citizens' Bond Oversight Committee (CBOC) Bylaws recommending changes to the committee bylaws covering attendance – 3-8-17.

Monthly Status Report and Update on Implementation Plan – *Information* (Vanir – 30 minutes)

- The Walters Middle School Conversion project is scheduled to begin construction in late spring 2017.
- All current projects are proceeding as scheduled.
- Several of the IT projects are near completion. All IT projects are expected to be complete by the fall of 2017.
- Horner's Middle School conversion is currently in the design phase. The Board approved reallocating project contingency funds to enlarge the music classroom, enlarge the locker rooms, construct a fitness center and convert the warming kitchen into a cooking kitchen.

- Parity is very important across all schools.
- The potential for Proposition 51 monies is at least one to two years in the future.
- While the District can accept both union and non-union bids, there is a Project Stabilization Agreement (PSA) agreement in place which must be followed for the majority of projects that begin after the PSA was approved.

Review of Future Meeting CBOC Dates, Topics and Board Calendar –

Information/Discussion (J. Chwastyk – 10 minutes)

The May CBOC meeting has been confirmed to take place May 3, 2017, at 7:00pm at American High School to allow for a site tour of the new buildings under construction.

Future CBOC meeting topics were suggested to include:

- The Committee like to have a 20 – 30 minute discussion on an overview of the PSA requirements and how it affects pricing.
- The Committee would like to discuss what monies are in the program contingency fund and how it is being spent.
- After the anticipated appointment of the current CBOC vacancy, the Committee would like to revisit the CBOC charter and bylaws to affirm what the specific duties and responsibilities are.
- The Committee suggested having a presentation on the strategic view of the Implementation Plan at the June meeting.

Adjournment was at 8:40pm.

Respectfully submitted by: Lisa Santillan, Project Coordinator, Vanir Construction Mgmt.

Edited by: John Chwastyk

Approved by: John Chwastyk