



Citizens Bond Oversight Committee  
Location: District Office Conference Room 1  
July 24, 2023 – 6:00 p.m.  
Meeting Minutes

**Members Present** – **Don Averill**, Senior Citizen; **Betsy Starbuck**, Bona-Fide Taxpayer Organization; **Kristin Washington**; **Jim Mulvihill**, Member at Large; **Dyami Ruiz-Martinez**, Student Representative

**Members Absent** – **David Raley**, Foundation Representative; **Frankie Jimenez**, Local Business Organization

**District Staff Present** – **Farah Farzaneh**, Director of Facilities Planning, Emergency Management & Construction; **Larry Strong**, Director of Fiscal Services; **Tony Cong**, CHC Campus Project Manager; **Ynez Canela**, Associate Director, Legislative & Community Relations

**Guests:** **Greg Ochoa**, Safework CM; **David Shire**, Kitchell; **John Duong and Subhash Manual**, AECOM

**I. Welcome/Introductions** (*Betsy Starbuck, Chair*)

The meeting was called to order by Chair Starbuck at 6:00 p.m. with introductions.

Nominations were held for the Committee Chair

Jim Mulvihill made a motion to nominate Don Averill, Betsy Starbuck seconded the motion.

AYES: Averill, Starbuck, Washington, Mulvihill, Ruiz-Martinez

NOES: None

ABSTENTION: None

Nominations were held for the Co-Chair

Jim Mulvihill nominated Dyami Ruiz-Martinez, Betsy Starbuck seconded the motion.

AYES: Averill, Starbuck, Washington, Mulvihill, Ruiz-Martinez

NOES: None

ABSTENTION: None

**II. Public Comment**

*Any member of the public who wishes to address the Committee on any matter is limited to five minutes. The total time for members of the public to speak on the same or a similar issue shall be limited to 20 minutes.*

It was confirmed that there was no public comment.

### **III. Approval of Minutes**

A motion was made by Betsy Starbuck to approve the minutes from April 24, 2023, and seconded by Kristin Washington.

AYES: Averill, Starbuck, Washington, Mulvihill, Ruiz-Martinez

NOES: None

ABSTENSION: None

### **IV. Current Business**

#### **A. Training from attorney David Casonocha from Strading, Yocca, Carlson & Rauth**

David Casonocha did a review of the bylaws and the role of the committee. A copy of the board-approved bylaws can be found on the [district website](#).

David confirmed that this is an independent oversight committee, the role of the committee is to oversee not advise. Independent means that the committee and its members should be free from conflicts of interest, and independent without interference from the Board of Trustees. The Committee reviews expenditures to determine that bond proceeds were only expended for items in accordance with bond ballot language and reviews financial and performance audits at the same time as the Board of Trustees. Another duty is to inform the public regarding bond expenditures. This is currently done through the annual report. There are other mechanisms that can be used to inform the public but all updates should be given by the committee Chair. In addition, they can inspect the grounds where the bond funds are being spent. Measures M and CC were approved with 55% voter approval. It is a legal requirement to have a Bond Oversight committee, authority for the committee is set by the state legislature.

The bylaws state this is a Brown Act. Committee. Requirements under the Brown Act are:

- You can only and should only talk about items on the agenda.
- All meetings are done in open session.
- Serial Meetings are prohibited.

The power to approve contracts, projects, and delivery methods is under the prevue of the Board of Trustees. The CBOC has the right to hear about and review change orders. Prop. 39 includes an anti-waste element, to ensure that bond funds are not wasted. There needs to be a general recognition that the district runs the program, but the CBOC gets to ask why and questions.

#### **B. Expenditures Report presented by John Duong AECOM Program Manager.**

Expended to date:

CHC \$21,677,597; 15.62%

SBCCD District Wide \$1,465,208; 32.13%

SBVC \$58,028,635; 21.69%

C. Bond Project Updates

- SBVC – Presented by Greg Ochoa of Safework CM
  - Technical Building
    - \$101.1M
    - In Construction
    - Anticipated Project Completion November 24
  - Student Services Building
    - \$104.8M
    - Anticipated Start of Construction May 24
    - Anticipated Project Completion July 26
  - Career Pathways 2 Building
    - \$86.7M
    - In-Design
    - Start of Construction, TBD
    - Project Completion, TBD
  - Softball Field
    - \$6.3M
    - In-Construction, 80% Complete
    - Anticipated Project Completion, TBD
  - Infrastructure Projects
    - HLS/PLS Fume Hood Upgrades, \$2.9M
      - In-Construction; 65% Complete
    - Utility Upgrades Project, \$0.5M
      - In-Construction; 95% Complete
    - Planetarium Mechanical Upgrades, \$1.4M
      - In-Construction; 25% Complete
    - East Wing Mechanical Upgrades, \$9.1M
      - In-Construction; 45% Complete
    - Campus Perimeter Fencing, \$1.4M
      - In-Construction; 0%
    - EV Charging Stations, \$0.5
      - In-Design
    - Business Quad Site Improvements, \$3.5M
      - In-Design
    - Security Upgrades, \$4.2M
      - Master-Planning
    - Construction Projects Completed
      - Campus Roof Replacements
      - Gym Lobby Flooring
      - Fiber Optic Testing & Termination
      - Planetarium Lobby Flooring R&R
      - M&O Warehouse Structural Improvements
- CHC – Presented by David Shire of Kitchell
  - Charging stations for CHC. Asked by CBOC
  - BLDG 17 Performing Arts Center
    - \$54.5M
    - In-Construction
    - Anticipated Completion Date, April 25
  - BLDG 20 Training Center
    - \$12.9M
    - In-Construction
    - Anticipated Project Completion, Dec 23

- BLDG 11 Central Complex 2 Renovation
  - \$13.4M
  - In-Procurement
  - Anticipated Start, Jan24
  - Anticipated Completion, Aug 24
- BLDG 2 Child Development Center Renovation
  - \$3.8M
  - Phase 2 In-Construction
  - Anticipated Completion, Aug 23
- BLDG 9 Instructional Building
  - \$54.3M
  - Schematic Design Phase
  - Anticipated Start, June 25
  - Anticipated Completion, July 27
- BLDG 3 Crafton Hall Renovation
  - \$4.2M
  - DSA Review
  - Anticipated Start, Dec 23
  - Anticipated Completion, Aug 24
- BLDG 7 Student Support Building
  - \$2.2M
  - Project On Hold
  - Anticipated Start July 25
- CHC Infrastructure Projects
  - CHC Irrigation Replacement, \$500K – Complete
  - CHC LRC Generator & Equipment Upgrades
    - \$900K - Complete
  - CHC Accessibility & Site Improvement Phase 1
    - \$1.2M – In Closeout
  - CHC Accessibility & Site Phase 2
    - \$1.0M – Bidding
  - CHC Solar Fields Renovation
    - \$8.1M – In Design
  - CHC Cooling Towers Replacement
    - \$313K – In Construction
  - CHC Security Upgrades
    - \$2.7M – In Master Planning
  - CHC BL 10 Third Floor Corridor Upgrades
    - \$100K – On Hold
  - CHC BL 6 CCR MPR Acoustical Improvements
    - \$100K – Complete

## **V. Future Meetings & Adjournment**

Kristin requested that the next meeting include an agenda item to discuss other ways to notify the public about the Annual Report.

The next meeting will tentatively be held on Monday, December 4th at 5:45 pm in the SBCCD Board Extension, the date will be confirmed once the annual audit is complete.

The meeting was adjourned at is at 7:15 pm.