

# CITIZENS' OVERSIGHT COMMITTEE

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## MINUTES

Tuesday, October 25, 2022

### *Members Present*

Samantha Bauer, Rick Hopkins, Dea Roberson, & Scott Vived

### *Members Absent*

David Fey & Sandy Brown

*Also Present:* Michael Johnston, Associate Superintendent, Administrative Services; Denver Stairs, Assistant Superintendent, Facility Services and Citizens' Oversight Committee Staff Support; Nick Mele, Administrator, Facility Services; Cherie Larson, Financial Analyst III; Lara Stinecipher, Administrative Assistant, Sr.

1. **Welcome and Introductions – Samantha Bauer**

The meeting was called to order at 4:04 p.m. by Samantha Bauer.

2. **Approval of Minutes – Samantha Bauer**

The minutes from the August 11, 2022, were reviewed by the Committee. Dea motioned to approve the minutes. Scott seconded the motion. The minutes have been approved as presented.

3. **Public Comments – Samantha Bauer**

No public comments.

4. **2020 Bond Tracker Report – Cherie Larson**

Cherie discussed revenue and expenses in the Bond Tracker Report. She explained that CUSD is getting ready to get the next issuance. Cherie showed the bond holding account. The amount matches the bond tracker at the bottom of the tracker report. Denver spoke about the fluctuation in the market. All bond funds go back into Bond Projects. Denver explaining that TBEC will probably use any holdings we have in the holding account. Dea asked about 236 HVAC purchased. Denver explained how we saved money by doing the project before the code changed by around 40% savings. Samantha asked about issuance and how many times the bond is issued. Cherie explained we have three issuances on the current bond. Issuances match projects, so we had smaller issuances at the beginning and will have a larger issuance at the end for TBEC. The whole cycle of the bond is planned immediately after the passing of a bond measure. Denver explained that CUSD is in the process of doing a Facility Master Plan this year. The last Master Plan audit was completed by an outside agency that would call CUSD employees for questions. This audit we have decided to complete most of the audit internally. Denver and Nick clarified what a Lease-Lease Back contract is for the committee. Scott asked about Lease-Lease Back that another school district had some legal issues with and how are we avoiding the same problems. Denver discussed how that court decision changed how we rate Contractors. We have done two projects under the new rules. The courts developed the rule which allows for a bigger pool to draw from. Dea asked how a Lease/Lease Back is the best option. Denver explained with a LLB it allows CUSD to turn the property over to Construction Manager. This protects the Contractor from liability and makes sure that Sub-Contractors are held accountable. The project depends on what system that we use. The scope of work or timing

removes CUSD from any disagreements. Scott asked about the item listed as “lock down system”. Nick explained there are two phases to the lock down system. Phase 1 is the application called “Catapult”. Nick explained how Catapult works at each site and department in the district. Denver let the committee know that we would send the Catapult video through email. Phase 2 is locking down doors from anywhere on or off campus. This phase is more time consuming and requires more labor. Denver explained that three of our schools will pilot the door locks over the Summer of 2023.

5. **Design & Construction Update – Denver Stairs/Nick Mele**

- a. CW Wing – Almost complete. Denver suggested we move the last two meetings so the committee can see Clovis West and Dry Creek.
- b. CW Pool – Water in the pool by late January.
- c. Terry Bradley Educational Center (phase 1) – Opening Fall 2025 – Immediately after Fowler/McKinley Boundary Change we will be working on Boundary Changes for Terry Bradley Area. Denver showed timeline map and explained that we have the largest school project in CA, as a single project. Most District build Intermediate and High School separately
- d. Fowler/McKinley Elementary School – Opening Fall 2024. Denver showed a fly through of the school. This school is not a bond project. School capacities are still being evaluated. This school will hold 750 students but will open with around 550 students.

6. **Future Projects – Denver Stairs**

- a. ES 36 – Opening Fall 2026
- b. Terry Bradley Educational Center (phase 2) – Opening Fall 2027 – A Bond Project

7. **Member Openings -**

- a. Taxpayer’s Association
- b. Parent Involved in School Activities

8. **Other – Denver Stairs**

No other questions.

9. **Adjournment – Samantha Bauer**

Samantha motioned to adjourn the meeting at 4:59 pm. Scott seconded the motion.