

Measure N
Citizens' Bond Oversight Committee Meeting Minutes

October 23, 2003

At 4:00 p.m. the following committee members were present: Marno Goetsch (Chairperson), Dorothy Jackson and Ed Schuler (Vice-Chairperson). Absent were Julie McAninch, David Shelton and Cheryl Vineyard. Due to the lack of quorum, the meeting proceeded with an informal discussion of the agenda topics, with the understanding that no action could be taken. Also in attendance were the Superintendent of Schools-Ann Gary, Assistant Superintendent of Business Services-Jim Moranville, and Kruger Bensen Ziemer (KBZ) Architects, Inc., President - Joe Wilcox.

The committee members posed questions regarding the paving work and whether or not it was specifically included in the language of Resolution 140. Mr. Moranville will obtain a legal opinion from David Casnocha of Stradling Yocca Carlson & Rauth and report back to the committee before the next meeting. Mr. Wilcox noted the paving evaluation for the District is for the next 20 years, and that a site by site budget is necessary. Some paving needs to be done just to meet code.

Mr. Wilcox revealed the sequencing of the construction schedule from a spreadsheet he provided. Though the school sites always want more, he refers them back to the limit of the bond.

It was noted there were no formal minutes from the last meeting of September 4, 2003 due to the lack of a quorum. However, it was agreed some informal minutes would be completed. Despite reminder cards being sent and personal phone calls made by Mr. Goetsch, the committee is still finding it difficult to obtain a quorum for meetings. The Santa Barbara County Taxpayers' Association has not responded to multiple requests for representation on the committee. Another letter will be sent via certified mail to the Executive Director of that organization by Mrs. Gary.

At 4:46 p.m., after the arrival of Cheryl Vineyard, Mr. Goetsch officially called the meeting to order.

I. Approval of Minutes

Motion was made by Mrs. Jackson, seconded by Mr. Schuler and carried 4-0, to approve the minutes of the May 22, 2003 meeting as presented.

II Project Team Update

Mr. Moranville explained that on the agenda for the October 28, 2003 Board of Education Meeting will be the continuance of the architectural services of KBZ. In addition, the firm of Lozano Smith has been hired to provide construction attorney services. The school district will be hiring two to three inspectors. The state authorizes who is qualified to serve in this capacity, but we make the final selection. At this time it is not known if the services of a project manager are warranted. We will try to save money by utilizing District staff.

II Project Team Update (continued)

Mrs. Vineyard inquired as to whether or not local construction companies would be used. Mr. Moranville explained that based on state law, we have to go out to bid and contract with the lowest responsible bidder. He further explained a bidder must be qualified and able to meet bond requirements. Mr. Schuler felt most subcontractors would be local, due to the fact that if a construction company is based elsewhere they often use a local workforce.

III Project Review/Scope of Professional Services Agreement

Mr. Moranville and Mr. Wilcox reviewed the Measure N Update and reiterated the Project Team information for those members not present at the September 30, 2003 Board Study Session/Workshop on the Lompoc Unified School District Facilities' Master Plan. The elementary sites start in the construction process. Fillmore, Ruth, and La Cañada will be first. The second group will be Crestview, Buena Vista, Los Berros and Hapgood. The final group will be Los Padres, Miguelito and La Honda. The maximum relocatables were noted for each site. The students will be moving into the relocatables as the remodeling gets underway. Sharing relocatables with a nearby school site was not felt to be feasible because of supervision issues for those students within walking distance. A final decision has not been made whether to lease or buy the relocatables. The total cost to buy all the relocatables would be \$7,000,000. Mr. Moranville's staff is evaluating the condition of the existing portables for possible replacement by these units. The estimated completion time for the construction projects is one year for elementary and middle school sites, and two years for high schools.

Mr. Wilcox reported on the meeting last Tuesday with the Information Technology (IT) consultant, Mike Boston, Chris Curlless and Mohammed Yazdani. The consultant has prepared a schedule for Request for Proposals (RFP) for the phone system, the IT work, internet work and the cabling. There are five 'players' - Verizon, Comcast, District Wireless, Rural West and the District/City option. It is very difficult to obtain things in 'black and white' from the vendors, and there appears to be a lot of 'posturing.' Any kind of a franchise agreement with Comcast has been very unreliable. Though the City of Lompoc is talking about having their own cable system, we have a critical need to speed up access and their option is far into the future. Mr. Wilcox noted that to further complicate matters the District's relocatables were placed right down on grade and should have been on asphalt. As a result, waters gets into the relocatables and causes deterioration, and there are a lot of animal problems as well.

Mr. Moranville explained some construction projects are slated to start. Roofing has been done for the most critical sites - Crestview Elementary and Maple High. Other projects are still on schedule. The RFP's for the phones will be due January 14, 2004 for evaluation, and hopefully the work completed by the end of April 2004. The parking lot at Cabrillo High will be striped and the UCSB weather station will be

moved to allowed the creation of another driveway to alleviate the bottleneck of a single driveway. The roofing projects probably won't happen until summer. Mr. Schuler noted the District needs to be prepared for complaints because of the smell of the tar, etc. Regardless, it is important this be done over the summer because of the drier weather conditions.

Mr. Goetsch questioned a recent Letter to the Editor of *The Lompoc Record* and restroom hygiene. The importance of continued communication with the general public was stressed regarding the Measure N projects. It was agreed this type of letter is best responded to by the Superintendent of Schools, Mrs. Gary. It was felt the recent article in *The Lompoc Record* about the gopher problem was more proactive than reactive. Mr. Schuler commented his wife was trying to get him to have the service clubs adopt a school site to assist in alleviating the gophers.

- IV Next Meeting
January 22, 2004 - 4:00 p.m. - Education Center Board Room
- V Adjournment
The meeting was adjourned at 5:30 p.m.

Marno Goetsch, Chairperson

ATTEST: _____
Ed Schuler, Vice-Chairperson

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