

# Magnolia School District

## Citizens' Oversight Committee Bond Measure 'I' Meeting Minutes

Date: Monday, May 16, 2016

Location: Magnolia School District  
Board Room  
2705 W. Orange Ave.  
Anaheim, CA 92804

**The meeting was called to order at 10:32 a.m.**

### **Members Present**

Jasmine LaBurn, Chair; Leonard Lahtinen, Vice Chair; Danielle Elms; Phyllis Greenberg; Mike Batuyong, Angelica Herrera

### **District Staff Present**

Annette Cleveland, Assistant Superintendent Business & Administrative Services; Richard Schwartz, Director, Maintenance, Operations, Transportation and Facilities; Jorge Contreras, Director, Fiscal Services; Cheryl Blount, Senior Administrative Assistant

### **Members Absent**

Jackie Kharazi

### **Welcome/Membership Updates**

Annette Cleveland welcomed all members of the committee and round-table introductions were held. Phyllis Greenberg's term will be up on 6/30/2016. She was asked if she would like to extend the term for 2 more years, but she declined. Annette thanked Phyllis for her time on the committee. The District will seek to find a replacement for Phyllis, either another Community Member At-Large, unless we can find a Business Representative.

### **Old Business**

Leonard Lahtinen asked to revisit the 2014/2015 Bond Audit Report. A question had been raised regarding why certain Classified Salaries and Employee Benefits were charged to the bond. Leonard said he did some research and provided a handout based on previous audits along with a copy of the Full Text of Measure I and the Argument in Favor of Measure I. He knows that some districts use bond money for certain salaries and some do not. He said he understands that it is legal to charge certain Classified salaries to a bond, but felt the language from the Argument in Favor of Measure I stating bond funds would not be used for staff salaries, meant any staff.

Phyllis Greenberg said she viewed "salaries" as school faculty salaries (principal, teachers, aides, etc.), and is not concerned about it.

Annette said she and Jorge have been discussing this issue and have contacted the auditing firm for clarification. She said we have not added staff to manage the bond finances or projects, those duties have been added to existing positions. Annette said she will get back to the committee once we have more answers and clarification. *\*E-mail response from Auditors was sent to committee members on 5/16/2016*

## **Minutes**

Minutes from the 2/23/2016 meeting were reviewed. Jasmine LaBurn noted the end time should be changed from 9:30 a.m. to 10:30 a.m. Leonard Lahtinen motioned to approve the corrected Minutes, Angelica Herrera seconded the motion. The motion carried 6-0-1.

## **Annual Report Discussion and Acceptance**

Committee members reviewed the 2015/2016 Annual Report of the Citizens' Oversight Committee for Measure I. Jasmine LaBurn will present the report to the Magnolia School District Board of Trustees, on behalf of the committee, at the 6/23/2016 Board Meeting.

Angelica Herrera motioned to approve the 2015/2016 Annual Report of the Citizens' Oversight Committee for Measure I, Phyllis Greenberg seconded the motion. The motion carried 6-0-1.

## **Bond Projects – Update**

Richard Schwartz provided an update on the bond projects, comparing 2009 estimated costs, expenditures to-date and 2016 estimated costs for completion of remaining projects, noting costs have increased significantly since 2009.

**Repair Leaky Roofs:** We have reached a point with on-going maintenance and repairs of leaky roofs, are no longer adequate, and will need to start replacing roofs District-wide. Current costs for roof replacement District-wide ranges from \$3.5 million (15 year warranty) to \$7 million (30 year warranty). Richard said we will be accepting bids for roof replacement at the Baden-Powell School Orthopedic building on 5/17/2016. Phyllis asked about repairs vs replacing roofs. Richard said we have not charged maintenance and repairs of roofs to the bond, but we will for replacements.

**Portable Classroom Modernization:** Richard said we have 125 portables throughout the District. These buildings were not included in the 2004 Modernization of permanent classrooms. Most of the portable classrooms need to be upgraded with new wood or concrete foundations, replacement of metal ramps with concrete ramps and cabinetry. Current estimated cost for these improvements is \$3.1 million.

**Restroom Modernization:** This project was completed a few years ago at all sites, with the exception of the Baden-Powell Orthopedic building. Estimated cost to renovate the remaining restrooms at Baden-Powell is \$125,000.

**Site Facility Renovations:** Includes office modernization, HVAC replacement/maintenance at Maxwell and Pyles, and the Baden-Powell Orthopedic Building:

### **School Offices:**

- Disney, Marshall, Walter: completed
- Maxwell: project is nearing completion
- Pyles: Bid awarded to M.P. South, construction to begin 6/9/2016
- Salk: Accepting bids 6/7/2016, construction to begin late August 2016
- Baden-Powell: New construction, start date TBD
- Schweitzer: Additional 665 square feet added to back of building, start date TBD

### **HVAC Replacement:**

HVAC replacement is needed at Maxwell and Pyles Schools, estimated cost of \$575,000.

### **Baden-Powell Orthopedic Building:**

District staff completed renovations on the BP Orthopedic classrooms during the Summer of 2015. We still need to upgrade the CCS unit and replace windows with dual panes, for an estimated cost of \$150,000.

Replace Deteriorated Asphalt:

Asphalt replacement at all sites will be the final project, at an estimated cost of \$4.2 million.

Health and Safety Improvement:

Playground improvements and security fencing at all sites have been completed.

Electrical/Plumbing/Wall Systems:

These projects will not be funded with bond money. Instead, it will come out of the Deferred Maintenance budget.

**New Business**

Annette shared that we have spent all the bond money on account, therefore the District is going to sell the remaining bonds, in the amount of \$6.1 million. She informed the committee that we received a AA3 rating from Moody Investor Services. Jorge Contreras said this is one of the highest ratings for a school district.

Annette said once the bond money is gone, the District will need to re-evaluate how we will fund any remaining projects. Jasmine asked about the people who came out to Disney regarding solar energy. Richard explained that Opterra is doing an energy efficiency feasibility study for us, to see how much we can save on operating costs. Other local Districts have seen big savings in energy costs.

**Future Meetings**

The committee reviewed the 2016/2017 calendar to schedule the following meetings:

Tuesday, November 29, 2016 **9:30 a.m.**

Tuesday, February 28, 2017 **9:30 a.m.**

Tuesday, May 16, 2017 **9:30 a.m.**

**Meeting adjourned (11:45 a.m.)**