

Citizens Oversight Committee
Minutes
October 26, 2023

At approximately 5:17 p.m., Cathi Eredia, Citizens' Oversight Committee (COC) Chair greeted everyone present. Norma Macias, Director of Facilities, Maintenance, Operations, and Transportation called roll and quorum was reached. The meeting was called to order and Ms. Eredia conducted the meeting.

1. Introductions:
 - a. Roll Call

Present:

- Cathi Eredia
- Celia Carvajal
- Erica Mondragon
- Ashley Tran

Absent:

- Pablo Tamashiro
- Jennifer Cobian
- Joanna Haro

b. Flag Salute: led by Celia Carvajal

c. Approval of Agenda:

A motion was made by Erica Mondragon and seconded by Ashley Tran to approve the agenda for October 26, 2023.

4 Ayes	0 Nos	0 Abstained	3 Absent
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d. Approval of Minutes— (April 19, 2023)

A motion was made by Erica Mondragon and seconded by Cathi Tran to approve the minutes for April 19, 2023.

2 Ayes	0 Nos	2 Abstained	3 Absent
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Presentation/Progress Report

Ms. Macias discussed the facilities update throughout the District. The project list and funding sources were discussed. Mr. Elatar explained how the project list worked. The second column fund will help pay for the construction, we have not received the State fund 35 yet but will. Fund 25 will be used from developer fees. Deferred maintenance is partially funding some of the projects. ESSER III funding will enhance the air quality in the classrooms; the funds must be used by September 2024. S&C Adult Transition Center is helping with their budget, 2 Million dollars.

South El Monte High School's Modernization is currently in progress. The project will be completed by the summer of 2024. The construction will be completed in phases. HVAC will be installed in the gymnasium. Mr. Elatar stated we started with the budget allocation planning the design. Once completed, it is submitted to an agency DSA who is responsible for approving the design, once it is approved we hire an architect. The architect is the main player who receives

feedback from the stakeholders, staff, and management. They will agree on a specific scope that meets the budget. Once DSA is approved we go for a public bid and hire a construction manager to manage the construction. We go with the lowest qualified bidder. Ms. Eredia stated that Fernando Ledesma took 25 years to get modernized. Modernization projects are used to make improvements to the site/facility.

Ashley Tran, At Large COC member, asked about the progress planning and design. She asked if a college student with an architect major could create a sketch design to see if the architect could use the design and save us money.

Ms. Macias stated the process has already been done; we use reputable architects. She stated students who want to intern can inquire to do so. The designs were created with the input of the stakeholders. Ms. Tran stated her inquiry was for future designs. Ms. Eredia stated we cannot use students.

Mountain View High School is currently in construction. There is going to be a new gateway entrance that will help with the curb appeal. The site is excited about all the changes. Building K is getting a complete modernization in the science and math classes, new roofing, and keyless entry. Ms. Tran asked if new furniture would be purchased. Ms. Macias stated some money is allocated to furniture each year. Bond dollars cannot be used for any type of modernization unless we change the design of the classroom.

Arroyo High School's track and field is estimated to be completed by February 2024. The bleachers are currently being manufactured. If we have a rainy season, the completion date will have to be changed. Mountain View High School's track and field is estimated to be complete mid-January 2024. The goal is to have both graduations at their own sites.

The PDC modernization construction will begin in January 2024. The general contractor will go to board in December 2023. Mr. Elatar mentioned this project is not using bond dollars but instead is using LCAP dollars.

Arroyo High School's gymnasium is getting a full modernization. It will be completed in phases to utilize ESSER III dollars as we have a deadline to spend those dollars. Unfortunately, it will not have central AC. Currently going out to bid and hope to have a contractor in December 2023. Mountain View High School will be getting new bleachers and Arroyo High School will have their motors replaced. Ms. Tran asked if instead of replacing the motors on the bleachers, if new ones could be ordered like the other sites. Ms. Macias stated that Mountain View High School has never had any which is why they got new ones. Arroyo High School had a modernization in the past and will only replace the bleacher's motor and add handrails. Ms. Eredia reminded the committee that the role of the members is to ensure money is spent efficiently. The District is working on construction priorities. Older schools will need more work.

Rosemead High School's gymnasium modernization primary project is the HVAC system the project is going out to bid and a contractor will be selected in December 2023. The Rosemead Adult Center will house the Adult Transition Program and Adult School. The project will be resubmitted to DSA on November 20, 2023, in hopes of approval in February 2024.

The Greenhouse at Arroyo and South El Monte High School has been DSA-approved and will be completed by mid-November 2023. The installation for the shade structures at Arroyo, El Monte, and Rosemead High School will begin in December 2023. The District is coordinating installation for the rubberized courts at Arroyo, El Monte, Mountain View, Rosemead, and South El Monte High School.

The track and field at El Monte High School will begin construction once the fields at Arroyo and Mountain View High School are completed in 2024.

The ESSER funded project timeline was reviewed. A new administration and theater building with choir and band classrooms are part of Arroyo High School's modernization project. The initial cost started with 15 million dollars and is now at 45 million. The construction manager is scheduled to be board approved next month. Interim housing will be needed while the buildings are demolished. New construction of interim housing construction will require a second phase.

Various modernizations will take place including replacing roofing, exterior paint, keyless entry systems, automated fire alarm system, HVAC at server rooms/kitchens and miscellaneous site improvements Districtwide.

El Monte High School's modernization will include a new administrative building needed for safety reasons with a new parent center, updated theater center, and classrooms with energy-efficient windows.

Rosemead High School's modernization is still in the design phase and is starting with the HVAC. The old woodshop is not being utilized; the state holders have decided on a wellness community career center.

The Clean Mobility in Schools Pilot Project Grant was granted nine million dollars. We are at the end of the project that includes charging stations for the buses, new electric vehicles, and battery storage which will save the District money. The educational component will include a classroom curriculum focused on energy and environmental savings.

Mr. Elatar reviewed the Bylaws with the committee. He discussed how the committee was established; each bond had their own committee and were eventually combined. The purpose of the committee and its members was discussed in section 3.

Mr. Elatar stated that Board member Estela Torres de Siegrist helped bring back the Adult Transition Center project; Board members do read the comments. He mentioned the committee reached out to bond counsel, Mr. David Casnoch, who is very knowledgeable to provide guidance. He gave the committee advice on the actions they could take. There have been many challenges with the project and it has now been reinstated. Ms. Eredia stated the committee exercised their rights as a bond committee and could no longer take action; they did their due diligence. Per Mr. Elatar, Ms. Torres de Siegrist was able to look back at the minutes and see the committee actively doing their job and appreciates the committee members.

Ms. Tran asked if we have any new projects coming up. Mr. Elatar mentioned that the third and final series for Measure D will be sold in 2026 to fund new projects.

A motion to adjourn the meeting was made by Ms. Tran and Ms. Carvajal seconded the motion. The meeting adjourned at approximately 7:02 p.m.