



## Citizens Bond Oversight Committee

Thursday, February 24, 2011

### √ Present

√ Marlene Best	Member IVC Foundation, Committee Chair
Douglas T. Kline	Member at large
Nicole Nicholas Gilles	Member at large
√ Robert E. Hahn	Member at large
Timothy E. Kelley	Member representing a business organization
√ Jackie Loper	Member at large
√ Gil Perez	Member representing taxpayers association
√ Everett Taylor	Retired member
√ Lisa Nichole Tylenda	Student Representative

### Others present

John Lau, Vice President for Business Services; Jimmy Sanders, Architect; Rick Webster, Director of Maintenance; Brent Goodwin, Nielsen Construction; Bill Gay, IVC Communications Department; Bill Kadi, Jones Hall; Abel Guillen, Caldwell Flores Winters; Eusebio Arballo; Mary Carter, Recorder.

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### Call to Order

The meeting was called to order by at 3:10 p.m. on Thursday, February 24, 2011 by Marlene Best, Committee Chairperson. The meeting was held in room 2734 (Building 2700).

### Introductions

All committee members and visitors introduced themselves. New members included: Robert Hahn, Member at Large, Jackie Loper, Member at Large, and Lisa Nichole Tylenda, Student Representative.

### Review of Bylaws

Bill Kadi, of the firm of Jones Hall, bond counsel for the District, reviewed the legal requirements for bond issues under Prop 39. These include an annual performance and financial audit, a citizen's oversight committee, and an annual report. The oversight committee is ensure that bond funds are spent according to the bond project list, it is to hold regular meetings, it is subject to the Brown Act, members of the committee are subject to Government Code 1090 which prevents them from having a financial interest in the College. Mr. Hahn asked if committee members have coverage by the District's liability insurance. Mr. Perez asked if there is a restriction on type of expenditures, and Mr. Kadi stated that funds must be spent on projects listed in the ballot but includes activities necessary to accomplish projects, which can be broadly interpreted. Mr. Kadi stated that funds cannot be spent on teacher or administrator salaries or other operating costs; however, employees can be paid for working on a bond project.

District staff reported that the Board of Trustees amended the bylaws of the committee to include oversight of Measure J bond funds. Committee bylaws are available on the IVC web site:

#### Approval of Minutes

M/S/C Hahn/Taylor to approve the minutes of the September 30, 2010 meeting at the next meeting.

#### Acceptance of Bond Audit

M/S/C Taylor/Tylenda to accept the Bond Fund audit report for the year ended June 30, 2010. John Lau stated that the audit was a “clean” audit with no exceptions noted.

#### Expenditure Report

A report on expenditures as of February 22, 2011 was distributed. John Lau stated that there is a lot of data in the report, and asked the committee for direction on how to make the data more relevant. Robert Hahn stated that variances were a key, and that he was interested in change orders. Jimmy Sanders stated that the Science Building was a \$28 million project and there were no change orders. This was possible because of the team effort of the architect, construction management firm and the contractors.

#### Update on Projects

Jimmy Sanders, architect, presented a PowerPoint presentation of projects that have been accomplished with Measure L funds as well as upcoming projects. Mr. Sanders reported on the LEED Silver certification that the Science Building has received. The silver certification is above LEED certified.

The Bus Transfer Terminal, which is a hub for the IV Transit system has been completed with bond funds and \$1.3 million in state transportation funds. Approximately 30% of bus ridership consists of IVC students. The County of Imperial and the College have obtained additional grant funds in the amount of \$80,000 to complete a paratransit and student drop off area in the south end of campus. Construction is two to three months out.

Building 400 Modernization: Jimmy Sanders reported that construction will start in about two months. The project cost is \$4.8 million. The college has secured \$2.4 million in state funds.

Modernization of Academic Buildings: Architect Sanders reported that while the project qualified for state funding, there is no money available so the College has scaled the project back to what can be accomplished with Measure L funds alone.

Entrances: Two new entrances to the college have been completed and have greatly alleviated traffic problems. A contract for a permanent traffic signal for the Aten Road entrance will be awarded within a month. The College, with the City of Imperial acting as the lead agency, has been able to access almost \$1 million in federal transportation funds for improvements to Aten Road and Highway 111. The College has paid approximately 25% of the project with Measure L funds.

Measure J: Projects planned with Measure J funds include:

- Career Technical Building
- modernization of Buildings, 10, 1000, 600, and 700, 900, 1500 and 2100
- Technology/Library facility
- College Center

The first priority will be the Career Technical Building, which will be going to bid in October 2011. John Lau stated that the College has a looming infrastructure issue with its water treatment plant. Due to increased water and waste water regulations, the college will be faced with having to get out of having its own water plant within the new two to three years. The college is exploring consolidation with the City of Imperial to address this issue which has risen in both urgency and risk to the college.

Abel Guillen, of Caldwell Flores Winters, bond consultants for the District reported on the passage of Bond Measure J and the recent sale of \$9 million in general obligation bonds and \$14million in bond anticipation notes. These funds will ensure that funding is in place for the Career Technical Building. Mr. Guillen noted the broad based support of the community for Measure J. There were over 700 endorsement of Measure J from community members, and the Bond passed with a 64.73% approval rate. In passing Measure J, the college made a commitment to not increasing tax rates, and to conservative growth rates. The next bond sale is planned for 2015. The College is applying for state funding in the amount of \$12 million in matching funds for the Technology Building, but that is dependent on passage of a statewide bond in 2012.

Brent Goodwin, of Nielsen Construction, reported to the committee on the lease/leaseback method of financing which would allow for local preference in awarding contracts rather than strictly awarding to the lowest bidder. John Lau stated that over 50% of Science Building contracts went to local contractors, and by using the lease/leaseback method for future projects, the College has a better chance of keeping bond funds in the community.

There were numerous comments from the committee and visitors as to the quality of the Science Building and other projects, and the added esteem and recognition the college is receiving as a result.

Next Meeting: The next meeting was set for Thursday, March 24, 3:00 p.m. Meeting will include a tour of projects.

Meeting adjourned at 4:20 p.m.