

**MINUTES OF THE MEASURE BB OVERSIGHT COMMITTEE  
MANHATTAN BEACH UNIFIED SCHOOL DISTRICT  
325 S. Peck Ave., Manhattan Beach, CA 90266  
May 10, 2010  
7:00 p.m.**

The Members of the Measure BB Bond Oversight Committee held its regularly scheduled meeting on Monday, May 10, 2010, at 325 S. Peck Avenue, Manhattan Beach, California. The following were present:

**Members of the Committee** Ed Lear, George Reppucci, Michael Kling (absent), Tim Lilligren, Kathleen Paralusz, Kimberly Robinson, Noel Palm, Rod Spackman (absent), Tim Flake (absent), Gary Osterhout, Robert Daviduk (absent), & Rachel Vandenberg .

**District Personnel** At its last board meeting, the District removed Tony Gonzales from the Committee. A replacement has been selected by the District, but her participation has not been confirmed.  
Steve Romines

**Board of Trustees** Ida VanderPoorte

**Call to Order** The meeting was called to order by Mr. Lear at 7:05 p.m.

**Pledge of Allegiance** The Pledge of Allegiance was led by Mr. Lear.

**Announcements and Communications** No public comments were made.

**Presentation** 1. Presentation by Bernards (Construction Management Services)

Mr. Jack Hall, project executive from Bernards, presented sample monthly reports for review by the Committee. Committee members offered various opinions on the level of detail appropriate for review and public distribution. Mr. Lilligren suggested that review of changes and potential changes be accomplished via subcommittee, with any issues or concerns raised to the full committee. Mr. Reppucci would like to see planned vs. actual monthly expenditures and performance against major milestones. Additionally, remaining contingency should be shown in budget reports. The Committee agreed that the sample report from the Brea Olinda High School should be used as a model, but with additional budget detail. Mr. Reppucci suggested that a subcommittee be established to define reporting requirements; the Committee tabled further discussion of establishment of such a subcommittee until after the first report was received from Bernards.

Schematic design is nearly complete. A board workshop/schematic design review is scheduled for Wednesday, May 12 at 5pm. Subject to input from this public meeting and review by Bernards and District staff, the schematic design will be adopted by the Board at its meeting on May 19, 2010. Bernards will review schematic design and following design phases to identify and flag potential cost growth and/or items not in the approved

project list.

## 2. Budget Update

Mr. Romines presented the latest budget and highlighted significant changes from prior version. Proposed budget revisions have resulted from detailed discussions with teaching staff, condition assessments, and concept refinements made during schematic design. The proposed budget includes: increased cost for the math and science building in consideration of space needs; remodeling of existing M&O building rather than new building; and reconfiguration of the second floor of the existing administration building to accommodate the learning center, which new location would free up classroom space in the finger buildings, among other revisions. A perimeter fire line has been included in the campus-wide safety improvements. The District is working with the Manhattan Beach Athletic Foundation (MBAF) to relocate the Meadows parking area to Artesia, at the existing tennis court site. This arrangement would be more consistent with the athletic master plan. Costs to relocate the tennis courts are being raised by MBAF and are not part of the bond program. Bernards is reviewing certain line item costs, including IT upgrades, demolition of the old administration building, to assure that adequate budget is established.

## 3. Measure BB Project List – Results of Discussion Regarding Attorney-Client Privileged Opinion

Mr. Romines presented the legal opinion that the District is not required to fund all of the projects listed in the proposition that was placed before the voters. The Committee considers this matter to be settled and no further discussion is required.

Ms. Robinson requested a copy of the bond language for reference. Mr. Osterhout suggested that the July 2008 board resolution is the more definitive document. Ms. Vandenberg requested that the District add these documents to the BOC area on the District website.

## 4. Master Schedule / Look-Ahead to Next Two Major Project Milestones

Mr. Romines presented the master schedule update. While the schematic design phase has extended a month beyond the original schedule, the project is still on target to go to construction in June 2011. It is critical that construction begin immediately after the school year ends because the math and science building will require two summers and a full school year to complete.

The construction cost estimate based on the schematic design is now under development by the Architect. Bernards will also prepare an independent estimate to validate budgeted costs.

Mr. Reppucci asked if he could attend regular design review meetings held with the Architect and visit the construction site. Ms. VanderPoorte will follow up to confirm that participation in these meetings by a Committee member would be appropriate.

**Committee Business**

1. Approval of March 1, 2010 Bond Oversight Committee Meeting Minutes

Ms. Paralusz submitted a motion to approve the minutes of the prior Committee meeting. This motion was seconded by Mr. Reppucci. The minutes were unanimously approved without amendment.

**Public Comments**

None

**Items for Future Meetings**

The following items will be discussed at the next meeting:

1. Discussion of performance audits and financial audits, including scope, timing and Committee review.
2. Results of Mr. Reppucci's research into potential benefits of involvement with the California League of Bond Oversight Committees.
3. Quarterly Report

The next regularly scheduled Committee meeting will be held on June 14, 2010.

**Adjournment**

Mr. Lilligren moved to adjourn the meeting at 8:38 pm, seconded by Ms. Paralusz and unanimously approved by the Bond Oversight Committee.