Minutes – Citizens' Bond Oversight Committee Meeting

Date: Tuesday, September 29, 2026 – 5:50 PM

Location: 3200 Loveridge Rd. and Zoom Conference Call

Attendees: Sean Vandermey (P), Keith Holtslander (P), Kati Mejia (P), Donna Fentanes (Z), Vince Ferrante (P), Jeff Collins (P), Mark Linde (Z), and Matt Belasco (P).

Call to Order/Pledge of Allegiance

Roll Call: Three (3) members out of five (5) were present; there was no quorum.

PUBLIC COMMENTS: None

INFORMATION

Renewed Recruitment: Mr. Vandermey showed the Committee the recruitment flyer and suggested we post them at the Library and Community Centers. He noted that we needed two (2) more candidates: Tax Organization and Business Rep. Mr. Ferrante suggested to tap into the Chamber of Commerce. Mr. Collins asked if the flyer could be sent to the Committee. Ms. Fentanes said she will do so.

Hillview JHS Campus Replacement Project – 2018 Measure P/2024 Measure P: Mr. Vandermey updated the Committee. This project is complete except for the installation of the generator which will be delivered Nov. 3rd. Some items will be completed over the fall break. Ms. Fentanes shared a photo of the turf replacement at the Hillview Soccer Field. Mr. Ferrante asked about the use agreement with the City. Mr. Belasco responded that the agreement has been modified and the field is now for the District's full use and is the District's full responsibility. Mr. Ferrante asked about the Hillview budget. Mr. Vandermey said the project has been completed on budget.

Facilities Master Plan – 2024 Measure P: Mr. Vandermey shared that he has received the final draft edition of the Master Plan. We will be bringing it to the Board for Information on Oct. 28th and for approval on Nov. 18th. The Facilities Master Plan will contain Construction and Facilities District Standards. Mr. Collins asked if the Board was receptive to the District Standards. Mr. Vandermey responded that they are. Mr. Belasco shared the history of District Standards.

MLK Jr. JHS Running Track & Field Alterations Project – 2024 Measure P: This Project is complete and was under budget. A Ribbon Cutting Ceremony will be on October 21, 2026. The track looks great. The field will be ready for use after Oct. 5th when the required maintenance period ends.

BESS Project – 2024 Measure P: Mr. Vandermey explained the purpose of the Battery Energy Storage System (BESS) project. The purpose will be to peak shave any PG&E usage during peak hours. This will result in a savings to the General Fund. This construction part of this project will be completed this week. Then we will go into the PG&E phase. There is a total of eleven (11) sites. Mr. Belasco updated the three (3) projects that were completed last year. Mr. Linde asked about who will be monitoring the systems. Mr. Belasco responded that MOT will be doing the day-to-day monitoring of the batteries. When they are activated, we will be monitoring them and making sure they will be discharging at those peak hours. Mr. Belasco expressed the challenges dealing with PG&E and DSA over this project. Mr. Ferrante asked how many school sites have these systems and where are we with budget. Mr. Holtslander responded ten (10) sites and Mr. Vandermey said we are right at budget.

Highlands ES Portables Replacement Project – 2024 Measure P: This Project was approved and funded by the last Measure P Bond. Mr. Vandermey reviewed the scope of the project. The Groundbreaking Ceremony is tomorrow at 2 PM. The dirt pad is done and the modular units have been submitted to DSA and we anticipate the plans to be out of DSA in January.

PHS Stadium Parking Lot Replacement Project – 2024 Measure P: Mr. Holtslander updated the Committee. This project is essentially complete. There were some issues with the lighting. We expect drivers for the new fixtures in early November. Temp lighting is being used currently, which have been supplied by the contractor. The lot has gained four to

five new parking spots as well as three (3) EV charging stations. There is also a bus charger in front of the Groundskeeper's shed. Mr. Belasco added that the area where the concessions vendors are located has been paved and cleaned. This project is under budget.

Los Medanos ES HVAC Replacement Project – 2024 Measure P: Mr. Belasco updated the Committee regarding this project. He explained the history of the project and why the scope had changed. He also added the updated scope and that we are working with a new vendor. He reviewed the new scope. The new package will cost $4.5M, Mr. Belasco explained the $300K cost of the initial designs.

Inverters Upgrades – 2024 Measure P: Mr. Vandermey explained the current construction of the inverters on our Solar Arrays. He explained the benefits of replacing the central inverters with string inverters. This project is in design right now. We are having some challenges with DSA. Mr. Holtslander added that 50% DSA drawings will be submitted the first part of November. The completion date is anticipated for June/July 2027.

PHS Multi-Use Field Turf Replacement Project – 2024 Measure P: This Project is complete and looks fabulous. Mr. Ferrante asked about turf maintenance. Mr. Belasco explained the maintenance process and that it has been striped for multiple sports. Mr. Ferrante asked about life expectancy. Mr. Belasco responded 14-20 years. This project was at budget.

Marina Vista ES Field Replacement Project – 2024 Measure P: This Project is also complete. Ditto from the Multi-Use field. This project was under budget. Mr. Vandermey added that this is one of the other fields we inherited from the City.

Mr. Ferrante asked how much of the Measure P is exhausted. Mr. Vandermey explained what projects have been done and what monies are encumbered. He also explained the three (3) draws of the entire Bond. Mr. Ferrante asked if there were opportunities for State Matching Funds. Mr. Vandermey responded there will be for Hillview, but those funds are a few years out. Mr. Ferrante asked how much is remaining of Measure P. Mr. Vandermey said $95M remain.

Upcoming Events: Mr. Vandermey said we are in design stage for the PHS Athletic Conditioning Center. He explained PBK is the Architect and BHM will be the contractor. He reviewed a handout that showed the layout and floor plan of the Center. He also explained the amenities of the project. We are hoping to break ground in August 2027 and be completed by January 2029. Mr. Ferrante asked which funds were being used for this project. Mr. Vandermey said 2024 Measure P and explained the project was moved up on the Priority List by the School Board.

Future Meetings: No meetings have been scheduled. Ms. Fentanes mentioned we would have a meeting next Spring for the audit. Mr. Vandermey said we typically would have quarterly meetings. Mr. Ferrante asked what the requirement is. Mr. Vandermey said the requirement is two (2) meetings a year. Ms. Fentanes suggested scheduling a meeting soon if we get a good response to our recruitment efforts.

OLD BUSINESS: None

NEW BUSINESS: Mr. Collins asked to see budget reports to see where we are with each of the project. Ms. Mejia said she can come up with a few different reports.

Meeting adjourned at 6:30 PM