

## CVUHSD Measure CV: Citizens' Oversight Committee

### Meeting No. 10

**Date:** September 16, 2013

**Time:** 4:57 PM

**Location:** Centinela Valley Union High School District- Leuzinger High School TELACU Construction Management Job Site Conference Room Trailer.

### ATTENDEES

#### COC Members:

|                  |   |
|------------------|---|
| John Vargas      | 11963 Ramona Ave, Unit C, Hawthorne, CA 90250           |
| Janina Velasquez | 12543 York Ave, Hawthorne, CA 90250                     |
| Luis Alfaro      | 4225 West 120 <sup>th</sup> Street, Hawthorne, CA 90250 |
| Gary L. Cook     | 1111 W. James M. Wood Blvd, Los Angeles, CA 90015       |
| Otis Ginoza      | 14717 Burin Avenue, Lawndale, CA 90260                  |
| Jan Vogel        | 11539 Hawthorne Blvd #500, Hawthorne, CA 90250          |
| Rusty Roten      | 8333 Airport Blvd. Los Angeles, CA 90045                |

#### Support Staff:

|                   |   |
|-------------------|---|
| Jose A. Fernandez | Centinela Valley Union High School District |
| Eric Mirabal      | Centinela Valley Union High School District |
| Phil Henderson    | Orbach, Huff & Suarez LLP                   |
| Sarine Abrahamian | Orbach, Huff & Suarez LLP                   |
| John Clem         | TELACU Construction Management              |
| Louis Gallegos    | TELACU Construction Management              |
| Don Speedie       | TELACU Construction Management              |
| Preeti D'Souza    | TELACU Construction Management              |
| Adam Gonzalez     | TELACU Construction Management              |
| Michael Clem      | TELACU Construction Management              |
| Adam Grandorff    | TELACU Construction Management              |

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**Minutes prepared by:** Adam Gonzalez, TELACU Construction Management

**Note:** If there are important errors or omissions, please note them so they can be corrected in subsequent reports and documents.

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The meeting was opened at 4:57 pm in the conference room of the Centinela Valley Union High School Districts, Leuzinger High School, TELACU Construction Management Job Site Conference Room Trailer.

#### 1. Call to Order:

The meeting was called to order by Gary Cook (GC).

#### 2. Roll Call:

Gary Cook: Present  
Luis Alfaro: Present  
Otis Ginoza: Present  
Jan Vogel: Present  
John Vargas: Present  
Rusty Roten: Absent  
Janina Velasquez: Absent

### **3. Approval of Agenda:**

Committee approved the agenda as presented. Gary Cook motioned to approve the agenda and John Vargas seconded the motion, the motion was approved. Copies of the agenda were available to the public.

### **4. Approval of COC Meeting Minutes – June 10th, 2012**

Committee approved the meeting minutes from the COC meeting on June 10, 2013. Gary Cook motioned to approve the minutes and Jan Vogel seconded the motion, the motion was approved.

### **5. Statements:**

Gary L. Cook opened the floor to public comments not related to agenda items and there were none.

### **6. Introduction and Welcome**

Superintendent Jose A. Fernandez: Absent.

### **7. New Business**

#### **7.1 Bond Program and Budget Overview- District Construction Director Louis Gallegos**

Louis Gallegos (LG) presented the Bond program and budget overview. Louis Gallegos explained: The District is currently in the process of closing out its books for the 2013 year. Once all reports are updated, they will be presented at the next COC meeting. Cost sheets current status to date for each project were handed at and reviewed. LG in closing stated that updated budget reports will be distributed to all COC members prior to the next 12/9/13 COC meeting.

#### **7.2 Bond Program and Construction Update- District Construction Director Louis Gallegos**

A presentation booklet was handed out to all COC members showing pictures of updates at each campus. Don Speedie (DS) presented the construction update of work completed since June. DS explained Hawthorne HS aerial photo and phasing of all current and completed projects. The School District took occupancy the Student Services building on August 16, 2013. Construction for building B (Media Center) is currently undergoing mechanical, electrical and plumbing rough-in installations. Building C (Science building) has been steel framing, exterior gyp board, and the mechanical, electrical and plumbing rough-ins completed.

Preeti D'Souza (PDS) presented the construction update for Lawndale HS. PDS explained Lawndale High Schools aerial photo and phasing of all current and completed projects. The Student Services Building will have administration, library and campus security spaces including 43 teaching stations which include standard classrooms, science laboratories, AVID classrooms, and digital/media arts classrooms. Underground utility work ongoing with the storm water drain installation continuing from the Costco strip into the North West corner of the site. Landscaping and fencing will be completed towards the end of the project. Foundations, CMU wall enclosure, and underground electrical vaults for the utility yard have been installed. The yard will enclose the relocated electrical gear and gas meter. Exterior light gauge framing and dens glass shell is underway. Mechanical, Electrical, Plumbing rough-in has been ongoing on all three floors with testing and inspections monitored by an independent special inspections company. Stairs 1, 2 and 3 are being installed right now with Stair # 4 in fabrication. Roof work including metal decking, mechanical equipment pads, MEP sleeving, roof drains and parapet framing ongoing. Roof membrane is expected to be complete by October.

Adam Grandorff (AG) presented the construction update for Leuzinger HS; OF explains: Segment A exterior fiber glass sheathing installation ongoing. 1st floor and 2<sup>nd</sup> floor metal stud

framing and overhead A/C ductwork installation 95% complete. Modified built up roof system is 90% completed. Fire sprinkler overhead piping is complete. West Stairs welding is completed. Guard rails are forthcoming. Middle building, Segment B, exterior framing is at 90% complete. Interior framing 1<sup>st</sup> floor kitchen is 85% complete, 2<sup>nd</sup> floor framing is 95% complete. A/C units have been set in place. Modified built up roof system installation ongoing. Fire sprinkler overhead piping is complete. A/C units have been set in place. Modified built up roof system installation ongoing. Fire sprinkler overhead piping is complete. South building, Segment C, concrete roof pour complete. Structural steel erection complete. Overhead 1<sup>st</sup> and 2<sup>nd</sup> floor A/C ductwork is 80% complete. Fire sprinkler overhead piping system ongoing.

## **8. Future Items**

Next meeting will be in three months and will be a site meeting at Lawndale HS on Monday 12/9/13 at 4.30pm.

The meeting was adjourned at 5:19 pm.