

**Citizens' Bond Oversight Committee  
Of the Lakeside Union School District**

**Tuesday, May 24, 2022**

**4:30 p.m.**

**District Office**

**12335 Woodside Ave.**

**Members of the public may attend the Committee meeting, and/or participate in public comment by filling out the public comment form or by emailing Lisa Davis at [lisadavis@lsusd.net](mailto:lisadavis@lsusd.net) , at least 1 hour in advance of the meeting. [Public Comment Form](#)**

**MEETING AGENDA**

1. Welcome and Call to Order

2. Public Comment

**ACTION ITEMS**

3. Approval of Minutes from the March 30, 2022 meeting

4. Approve CBOC 2021/22 Annual Report to the Community

5. Approve Meeting Dates for 2022/23

Oct. 26, 2022

Jan. 25, 2023 (tentative)

March 29, 2023

May 31, 2023

**DISCUSSION ITEMS**

6. Ribbon Cutting Ceremonies Update

a. Pictures from Apr 1, 2022

7. Project Updates-Todd

8. Financial Report – Budget Status Report

To Be Provided Under Separate Cover

9. Climatec Project Update

a. Projected Timeline

10. Adjournment

**Next Meeting: Fall 2022**

Members of the public who require disability modification or accommodation in order to participate in the meeting should contact Lisa Davis at (619) 390-2640 or in writing, at least twenty-four (24) hours before the meeting. (Government Code section 54954.2)

# **Citizens' Bond Oversight Committee**

Of the Lakeside Union School District

Lakeside Union School District  
Lindo Park Elementary  
12824 Lakeshore Dr.

## **MEETING MINUTES for Wednesday, March 30, 2022**

1. **Call to Order** –The meeting was called to order at 4:38 pm by Kathy Kassel.
  - a. **Welcome and Roll Call** - CBOC members present - Britni Cobb, Jennifer Lee Clancy, John Heredia, Kathy Kassel, Liz Higgins and Felicia Walton . CBOC member(s) absent: Frank Hiliker. Staff members present were Lisa Davis and Todd Owens.
2. **Public Comment** - There were no public comments.
3. **Approval of Minutes from January 26, 2022 meeting** – Liz Higgins motioned to approve the meeting minutes from January 26, 2022 meeting. Jennifer Lee Clancy seconded the motion to approve the meeting minutes from January 26, 2022 meeting. Motion carries 6 -0 ayes.
4. **Approval of 2020-21 Annual Bond Audit** – Lisa Davis presented the 2020-21 Annual Bond Report from Wilkinson Hadley King & Co., LL.. She noted that the auditors found that there were no current year findings for the fiscal year that ended June 30, 2021. Liz Higgins mentioned the maturity dates of the bonds, with 2050 being the last year. Kathy Kassel mentioned that the most recent reissue of the bonds actually saved taxpayers funds. Britni Cobb motioned to approve the bond audit. Jennifer Lee Clancy seconded the motion. Motion carries 6-0 ayes
5. **Member terms and positions** – Lisa Davis spoke to the shifting of three committee members roles due to members student change. Jennifer Lee Clancy had served as Member at Large and will now serve as Parent of Enrolled Student. Britni Cobb had served as Parent Active in PTA/PTO and will now serve as Member at Large. Felicia Walton had served as Parent of Enrolled Student and will now serve as Parent Active in PTA/PTO. All members agreed to these changes.
6. **Project Updates – Ribbon Cutting Ceremonies April 1, 2022** – Todd Owens spoke about the ribbon cutting ceremonies at Lindo Park starting at 8:00 am, Lakeside Farms starting at 10:00 am, and Tierra del Sol MPR and Gym starting at 12:00 pm. All members were excited to participate.
7. **Project Update & Financial Report** – Lisa Davis presented the Budget vs. Commitments and Expenditures report. Liz Higgins inquired about the completion of the Lindo Park and Lakeside Farms projects. Todd Owens responded that the project is almost complete, however the reflection of % completion on the report is reflective of the payments being received and processed. Some vendors are very behind with submittals. Liz Higgins inquired about battery backups, John Heredia explained that Middle and High Schools show the most cost savings due to evening use.
8. **Annual Report to the Community** – Lisa Davis presented a copy of last year's CBOC Annual Report to the committee and explained that the report will need to be updated for the 2020-21 fiscal year. Liz Higgins and Felicia Walton volunteered to work on the report with Lisa Davis. Lisa Davis stated copies will be sent to Liz and Felicia to begin working on and to have the report for the District's May 12, 2022 governing board meeting.

9. **Committee member comments & suggested topics for next meeting** – Liz Higgins commented about the Districts Deferred Maintenance funding and the importance of maintaining the facilities. Kathy Kassel mentioned that while this is important, the District's Deferred Maintenance is not part of the CBOC prevue, the CBOC members are responsible for the oversight of the bond funds and how the expenditures are used.
10. **Adjournment** – Meeting adjourned at 5:06 pm.

Lakeside Union School District  
Citizens' Bond Oversight Committee

**2020-2021 Annual Report**  
**Measure L**

Contact the CBOC  
12335 Woodside Avenue  
Lakeside, CA 92040  
619.390.2612

Website:  
[www.lsusd.net](http://www.lsusd.net)  
Departments  
Bond Programs

CBOC Meetings:  
Meetings are open to the public.  
Check the website for meeting  
times, agendas, and minutes.

2021/22 CBOC Meeting Schedule:  
Wednesday, September 29, 2021  
Wednesday, January 26, 2022  
Wednesday, March 30, 2022  
Wednesday, May 25, 2022

To: The Board of Trustees and the Citizens of the Lakeside Union  
School District

The Citizens' Bond Oversight Committee (CBOC) is pleased to present its Annual Report to the Board of Trustees and Community. The CBOC was formed in 2009 to review expenditures of Proposition L and Measure V bond funds for the Lakeside Union School District projects listed in the ballot language that was approved by Lakeside voters. The CBOC provides an independent examination of district bond project planning and spending to afford the taxpayers and community at large validation that funds are being spent as intended and designed.

This report offers information about the projects that were completed in 2020-21 and those that are underway and are targeted to be completed in subsequent years. Also, the report lists the dollars of the bonds used in 2020-21 and the remaining funds to be used in 2021-22.

The CBOC performs its oversight through regular reviews of project progress and spending. The CBOC also reviews the annual external financial audit. The audit has stated satisfactory results and the CBOC has recommended its approval to the Governing Board. The CBOC meetings are open to the public. Everyone is always welcome. Please visit the website at <https://www.lsusd.net/Page/267>

## **CBOC Members**

<b>Committee Member</b>	<b>Member Position</b>	<b>Original Term Began</b>	<b>Current Term Expiration</b>	<b>Term Number (limit to 3)</b>
Jennifer Lee Clancy	Member-At-Large	03/12/2020	02/28/2024	2 <sup>nd</sup> Term
Britni Cobb	Parent Active in PTA/PTO	03/12/2020	02/28/2024	2 <sup>nd</sup> Term
John Heredia	Bona Fide Taxpayer's Association	03/21/2019	02/28/2023	2 <sup>nd</sup> Term
Liz Higgins, Vice Chair	Senior Representative	07/11/2019	03/31/2023	2 <sup>nd</sup> Term
Frank Hilliker	Member-At-Large	04/01/2019	03/31/2023	2 <sup>nd</sup> Term
Kathy Kassel, Chair	Member of Local Business Community	04/01/2019	03/31/2023	2 <sup>nd</sup> Term
David Suter	Parent of a Child Enrolled in the District	03/01/2019	03/31/2022	2 <sup>nd</sup> Term

## **What is the Citizens' Bond Oversight Committee (CBOC)?**

The CBOC is an independent committee that was created by the Lakeside Union School District as mandated by state legislation that requires school districts that have passed bonds to inform the public about its proper use and expenditures of those bond revenues. The committee oversees Proposition V, which was approved on November 4, 2008 by the required 55% of voters in the amount of \$79,550,000. On November 14, 2014 the district was successful under Measure L in obtaining 55% of voters in approving the reauthorization of \$31,000,000 in general obligation bonds. Real property owners pay for the bonds based on the assessed value of their real property as determined by the San Diego County Tax Assessor's office.

For the 2020-2021 fiscal year, the committee found the following:

1. Bond funds have been expended consistent with the bond language.
2. No bond proceeds have been used for teacher, administrative salaries or school operating expenses; and
3. An annual independent financial audit has been completed as required.

The CBOC members review documents that define project work and financial reports. They also visit construction sites and completed projects to verify that project work is consistent with reported expenditures. They also verify that each project that is planned and completed complies with the ballot language.



# Consolidated Budget Status Report

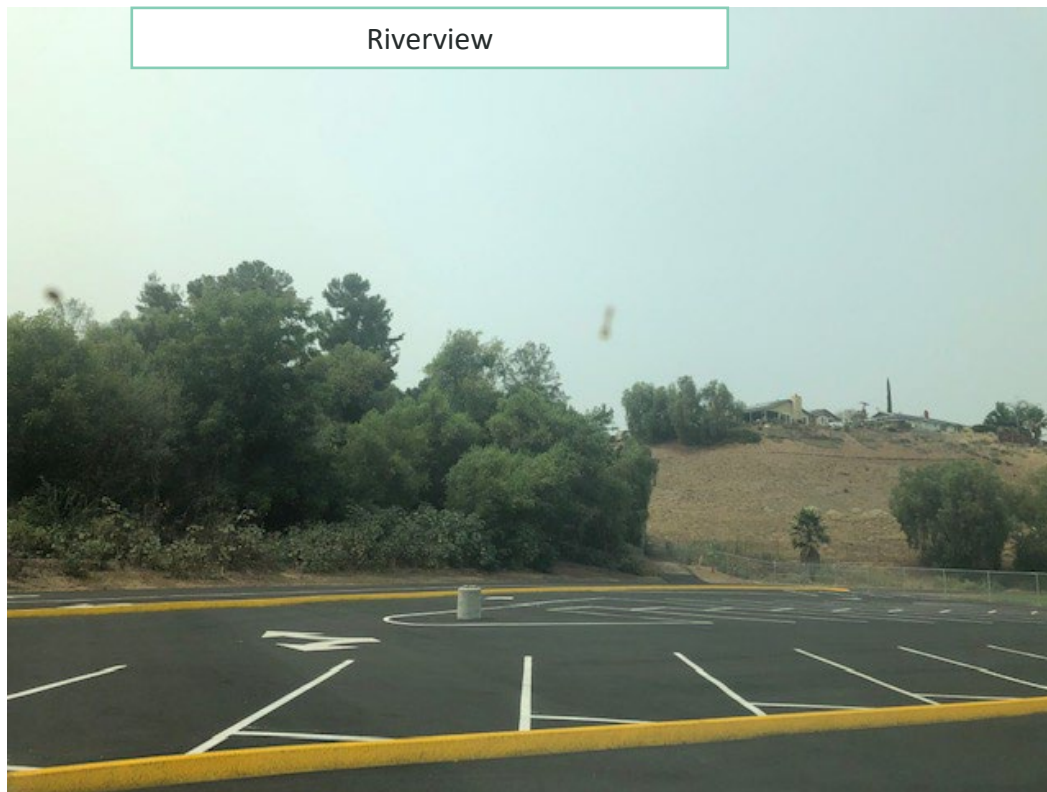
Budgets versus Commitments and Expenditures for multiple Projects

## Budget vs. Commitments and Expenditures

Project Name	Budget		Commitments		Expenditures	
	Total Budget	% Budget Committed	Total Commitments	% Budget Committed	Total Expenditures	% Budget Spent
700 - District-Wide (A) - Wireless Infrastructure	314,541	100.0%	314,541	100.0%	314,541	100.0%
700 - District-Wide (G) - Security Camera Infrastructure Upgrade	196,290	100.0%	196,290	100.0%	196,290	100.0%
700 - Measure L - Meas L Bond Admin - All Series	278,593	100.0%	278,593	100.0%	278,593	100.0%
715 - LTECHNOLOGY - Technology upgrade/expansion	1,639,814	100.0%	1,639,814	100.0%	1,639,814	100.0%
734- District-Wide - Monitor Replacements	917,482	100.0%	917,482	100.0%	917,482	100.0%
736 - Measure L - Series B - Bond Management	800,000	60.0%	479,954	60.0%	474,578	59.3%
737- EH & WG - Fire Alarm Replacement	301,316	100.0%	301,314	100.0%	301,314	100.0%
738- MS-Shade Structure - EH/WG Shade Structure	694,773	100.0%	694,773	100.0%	694,773	100.0%
739- LMS Roof - Old Hall Roof Replacement	268,037	100.0%	268,038	100.0%	268,038	100.0%
740- LF/LMS Flooring - LF/LMS Flooring	467,819	100.0%	467,819	100.0%	467,819	100.0%
742- Lindo Park - Lindo Park HVAC	156,694	100.0%	156,694	100.0%	156,694	100.0%
744- Lemon Crest - LC - Walkway Maintenance	74,500	100.0%	74,500	100.0%	74,500	100.0%
745 - District Wide Video Surveillance	352,130	100.0%	352,130	100.0%	352,130	100.0%
746- Lakeside Farms - LF Modernization	3,720,000	76.9%	2,859,895	76.9%	473,269	12.7%
747- Lakeside Farms - LF - Parking Lot	989,731	98.0%	970,312	98.0%	973,777	98.4%
748- Lindo Park - LP Multipurpose Improvements	4,264,320	73.8%	3,149,090	73.8%	368,400	8.6%
749- Tierra Del Sol - TDS Gym Modernization	7,025,000	99.1%	6,958,460	99.1%	3,072,632	43.7%
750 -CK Remodel Phasae II - Central Kitchen Remodel Phase I	685,254	100.0%	685,254	100.0%	685,254	100.0%
751 - Central Kitchen Remodel Phase II - CK Remodel Phase II	1,700,000	0.0%	-	0.0%	-	0.0%
752- Lakeside Farms - LF-Vacant Lot	69,880	100.0%	69,880	100.0%	69,880	100.0%
753 - District Wide Parking Lots	1,444,500	100.0%	1,444,500	100.0%	1,444,500	100.0%
754 - Tierra Del Sol - TDS MPR Modernization (2)	2,135,063	101.8%	2,172,710	101.8%	425,255	19.9%
755 - Modernization and Energy Savings Program	5,000,000	0.0%	229	0.0%	229	0.0%
760 - Contingency/Unallocated	190,829	0.0%	-	0.0%	-	0.0%
<b>Totals</b>	<b>33,686,567</b>	<b>72.6%</b>	<b>24,452,272</b>	<b>72.6%</b>	<b>13,649,761</b>	<b>40.5%</b>

## **2020-21 Completed Projects**

<b>Project Description</b>	<b>Site</b>	<b>Total Project Cost</b>
Central Kitchen Renovation	Districtwide	\$685,254
Parking Lot Improvements	Districtwide	\$1,444,500
Security Camera Installation	Districtwide	\$196,290
Roof Replacement	Lakeside Middle School	\$268,038





Lakeview



Central Kitchen Phase I





## **2021-22 Continuing and Future Projects**

<b>Project Description</b>	<b>Site</b>	<b>Estimated Completion</b>
Office, Bathrooms, & Kitchen Modernization Project	Lakeside Farms	May – June 2022
MPR & Kitchen Modernization Project	Lindo Park	May 2022
New Gym	Tierra del Sol	May 2022
MPR and Kitchen Modernization	Tierra del Sol	May 2022
Central Kitchen Phase II	District	September 2022
Modernization & Energy Savings Project	Districtwide	June 2023



Lindo Park



Tierra del Sol Gym







## **Bond Financial Summary**

Measure L - Budget Overview				
	<b>Bond Authorization</b>	<b>Revenues</b>	<b>Expenditures</b>	<b>Fund Balance</b>
Total Bonds Authorized	\$31,000,000			
Series A Bonds Issued	\$ (2,900,000)	\$2,900,000		
Series B Bonds Issued	\$(15,000,000)	\$15,000,000		
Interest Earned		\$690,560		
Prop V Refinancing (2015 & 2016)		\$676,243		
Bond Program Expenditures			\$14,114,793	
<b>Totals as of 6/30/2021:</b>	<b>\$13,100,000</b>	<b>\$19,266,803</b>	<b>\$14,114,793</b>	<b>\$5,152,010</b>

The final bond issuance of \$13.1 million was sold in August of 2021.

## **San Diego County Taxpayers Association (SDCTA) Report**

SDCTA Bond Transparency update for 2020-21

LUSD received a grade of A-, a 93% rating, from the San Diego Taxpayers Association (SDCTA) Transparency Scorecard for transparency and accountability in August 2021.

Proposed Climatec Schedule			
	Days	Start	Finish
Kitchen	171	04/18/22	11/18/22
Admin-DO	198	04/18/22	01/18/23
EU	198	04/18/22	01/18/23
LEAP	198	04/18/22	01/18/23
LF	198	04/18/22	01/18/23
WG	198	04/18/22	01/18/23
M&O	198	04/18/22	01/18/23
LP	202	04/18/22	01/24/23
LMS	210	04/18/22	02/03/23
LV	240	04/18/22	03/17/23
LC	270	04/18/22	04/28/23
RV	300	04/18/22	06/09/23
TdS	330	04/18/22	07/21/23