

LOS ANGELES UNIFIED SCHOOL DISTRICT

SCHOOL CONSTRUCTION BOND CITIZENS' OVERSIGHT COMMITTEE

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**Tamar Poladian-Perron**

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Tenth District PTSA

**Joseph P. Buchman – Legal Counsel**

Burke, Williams & Sorensen, LLP

**Lori Raineri and Keith Weaver – Oversight**

**Consultants**

Government Financial Services Joint

Powers Authority

**Timothy Popejoy**

Bond Oversight Administrator

**Perla Zitle**

Bond Oversight Coordinator

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*The LAUSD School Construction Bond Citizens' Oversight Committee (BOC) is authorized by the California Strict Accountability in Local School Construction Bonds Act of 2000 [Education Codes 15264 - 15288] and the LAUSD BOC Charter and Memorandum of Understanding (MOU)*

**School Construction Bond Citizens' Oversight Committee**

**Regular Meeting**

**LAUSD HQ – Board Room**

**333 S. Beaudry Avenue**

**Los Angeles, CA 90017**

**Thursday, February 26, 2026**

**10:00 a.m.**

**Please see the archived video of the meeting for all discussions/questions:**

<https://lausdca.new.swagit.com/videos/376522> (English)

<https://lausdca.new.swagit.com/videos/376516> (Spanish)

Committee Members Present (14): Neelura Bell, Sandy Betts, Robert Campbell, Michael Hamner, Ashley Kaiser, Mellina Lathe, Charlotte Lerchenmuller, Aleigh Lewis, Patrick MacFarlane, Jeanalee Obergfell (alternate to Jennifer McDowell), Jason Peterson, Tamar Poladian-Perron, Dr. Samantha Rowles, Brendan Sullivan (alternate to Dr. Bevin Ashenmiller).

Committee Members Absent (1): Scott Pansky

**00:00:03 Call to Order**

Mr. Michael Hamner, BOC Chair, called the meeting to order at 10:06 a.m. and welcomed all to the meeting.

**00:00:30** Mr. Hamner read the mission statement from the BOC Charter and Memorandum of Understanding (MOU) stating that it establishes a shared vision between the Committee and the District to build, modernize, and maintain schools that support the full development of a child, are educationally and environmentally sound, serve as community hubs, and use land efficiently. He added that the MOU also states the BOC has a duty to recommend *against* bond fund expenditures when the District fails to provide sufficient oversight information or when a project does not appear permissible or prudent.

Mr. Hamner stated that two BOC members were participating remotely in compliance with the Brown Act. He also thanked the KLCS Staff for their production work, Information Technology Services Staff for their technical support, Spanish Interpretation Staff for their work in translating and other District staff for their assistance in broadcasting the hybrid BOC meeting.

### **Introductory Remarks**

**00:02:06** Mr. Hamner asked Mr. Campbell, Vice-Chair, to provide the introductory remarks.

Mr. Campbell announced that the BOC website could be found at <https://www.bondoversight.lausd.org>. He also indicated that meeting materials and live stream in both English and Spanish were located under the tab *Upcoming Meetings*. He added that upcoming meeting dates would be published on the BOC website. He also stated that the BOC website provides previously approved project resolutions and a wealth of information regarding the bond program.

Mr. Campbell explained that public speakers were asked to sign up using a hyperlink to a Google form included on the meeting agenda. He stated that in-person speakers would be asked to step up to the podium to be heard.

**00:03:00** Mr. Hamner made the following announcements:

Mr. Hamner and BOC members recognized Ms. Connie Yee for completing the maximum term of six years on the BOC and extended best wishes following her tenure. Ms. Yee expressed appreciation for the recognition and commended the BOC's work in ensuring accountability, proper expenditure of funds, and delivery of needed facilities as well as resources to students.

Mr. Hamner invited the Office of the Inspector General to discuss the OIG's risk assessment. Mr. Joshua Margraf, Assistant Inspector General for Audits, announced the launch of its annual risk assessment survey accessible through the OIG's website and QR codes [https://oig.lausd.org/apps/pages/index.jsp?uREC\\_ID=4429321&type=d&pREC\\_ID=2667626](https://oig.lausd.org/apps/pages/index.jsp?uREC_ID=4429321&type=d&pREC_ID=2667626). He stated that survey would remain open through March 20 for stakeholder input to help inform oversight priorities and support the District's efforts to enhance educational outcomes.

Mr. Hamner announced the following special events:

- Rancho Dominguez Preparatory School – New Athletic Facilities Project Ribbon-Cutting Ceremony – Mar 3 @ 3:30PM;
- Garfield High School Major Modernization Project Groundbreaking Ceremony – Mar 6 @ 9:30AM;
- San Pedro Community Adult School Early Education Center Grand Reopening and Outdoor Classroom Project Ribbon-Cutting Ceremony – Mar 12 @ 10:00AM;
- Sun Valley Bus Garage Electrification Project Groundbreaking Ceremony – Mar 25 @ 10:00AM;
- El Sereno Early Education Center Outdoor Classroom and Campus Upgrade Project Ribbon-Cutting Ceremony – Mar 31 @ 9:30AM.

### **00:10:35 Agenda Item 1. Public Comment**

Mr. Hamner stated that all public speakers would have up to 3 minutes. He also stated that public speakers who wished to address more than one agenda item would be provided 6 minutes total. He detailed the protocols for public speakers via audio and said that they should monitor the meeting through the live stream and then turn off the live stream volume when asked to speak to avoid audio echo or audio feedback. When it was the speaker's turn to speak, BOC Staff would announce the last four digits of the caller's phone number, and each public speaker would be instructed to unmute on Zoom, or press \*6 (star 6), to speak.

There were nine public speakers who provided comments on various agenda items.

### **00:36:33 Agenda Item 2. Consent Calendar – January 29, 2026 Meeting Minutes**

Ms. Kaiser made a motion to move the Consent Calendar for approval.

Mr. Peterson seconded.

**00:37:25** Mr. Hamner asked Mr. Popejoy to conduct a roll call vote.

**Ayes: 12**—Ms. Betts, Mr. Campbell, Mr. Hamner, Ms. Kaiser, Ms. Lathe, Ms. Lerchenmuller, Ms. Lewis, Mr. MacFarlane, Ms. Obergfell, Mr. Peterson, Ms. Poladian-Perron, Dr. Rowles,

**Nays: 0**

**Abstentions: 2** – Ms. Bell, Mr. Sullivan

**Absences: 1** - Mr. Pansky

**The Consent Calendar was approved.**

**00:38:49** **Agenda Item 3. BOC Proposed Revisions to the BOC Charter and MOU (Discussion)**  
**Presenter: Michael Hamner, BOC Chair**

Mr. Hamner began the discussion related to the ongoing effort to revise the Memorandum of Understanding (MOU) between the District and the BOC ( [BOC Resolution 2025-31](#) ) stating that the process remained ongoing with no substantive developments to report. He conveyed a text message from Mr. Jaime Torrens, Senior Advisor to the Superintendent, noting that he was unable to attend the meeting but confirmed that District Staff continued working on the MOU to finalize by mid-March. He extended apologies on behalf of Mr. Torrens' absence and late notice update.

**00:40:29** **Agenda Item 4. Living Schoolyard Coalition Presentation (Information Only)**

**Presenter: Mikaela Randolph, Green Schoolyards America**  
**Robin Mark, SALT Landscape Architects**  
**Caleb Hersh, Shute, Mihaly & Weinberger, LLP**  
**Tori Kjer, LA Neighborhood Land Trust**

[BOC member Tamar Poladian-Perron left the meeting at 10:58 a.m.]

Mikaela Randolph, Green Schoolyards America, began her presentation sharing that the Living Schoolyard Coalition was composed of researchers, nonprofit partners, parents and advocates working to promote healthy, green school environments across Los Angeles County Public Schools. She emphasized the Coalition's work to secure funding for 52 greening projects across the District to remove asphalt to create space for green spaces. She noted that the seven Coalition organizations had secured more than \$57M to support school greening projects across LAUSD Board Districts and supported BOE policy initiatives including \$1.2B allocation for school greening within the District's \$9B bond measure. She encouraged District leaders to learn from pilot projects such as the schoolyard forest at 120<sup>th</sup> Street Elementary School and to reconsider costly design requirements that increase project expenses.

Robin Mark, SALT Landscape Architects, highlighted ongoing challenges in implementing school greening projects. She noted the importance of the \$3M allocated through the Board Resolution *Strengthening Greening Initiatives through Community Partnerships* approved in 2025 but stated that such resolution did not address access to bond funding for green spaces. She also noted that the resolution included provisions to reimburse partners for greening-related costs already paid to the District, but those reimbursements had not yet occurred. She emphasized the Coalition's interest in working with the Board of Education to understand how nonprofit partners can access bond funds allocated for greening and how projects can be included in the District's Strategic Execution Plan (SEP) to facilitate bond funding. She provided an example of a greening project at Miles Avenue Elementary School where the project had to be scaled back because bond funds were not accessible to pay for issues that Measure US identifies as eligible for bond-funded remediation.

Caleb Hersh, Shute, Mihaly & Weinberger, LLP, who has been advising the Coalition on pro bono basis explained that he conducted an independent legal analysis after concerns were raised that State Bond Law might prevent the use of school bond funds to offset District fees associated with greening projects funded through Measure RR and Measure US. He reported that

the firm reviewed the California bond law, language of both bond measures, and the Board Resolutions that called the elections for those measures concluding that there was no legal barrier to using bond funds for greening. He added that the information with the findings was transmitted to the BOE's Greening Schools and Climate Resilience Committee. He expressed those challenges appear to be procedural rather than legal and reiterated the Coalition's willingness to work with District Staff, BOC, and BOE to identify mechanisms for the use of bond funds.

Tori Kjer, Executive Director of the Los Angeles Neighborhood Land Trust, summarized the Coalition's progress and outlined key requests to support school greening projects. She emphasized the urgency of implementing greening projects noting that asphalt schoolyards can reach temperatures above 120 degrees on a 70-degree day, which limits the children's ability to safely play outdoors. She requested that the District assume responsibility for its own project management costs rather than charging nonprofit partners for District fees and change orders and provided an example of a project at Esperanza Elementary School where approximately \$700,000 had been used for District fees. She said that partners have not yet received reimbursement for the portion the District agreed to return. She concluded expressing willingness to collaborate with the District and BOC to find mechanisms for the use of bond funds alongside external funding to accelerate meaningful third-party schoolyard greening.

There were questions and comments related to how projects were delivered and built, District charges on projects, biggest cost drivers, whether the Americans with Disabilities Act (ADA) was causing cost increases, environmental remediation issue, whether the Coalition had experienced cost increases with other organizations, funding challenges, potential resolution, clarification on the \$3M funding approve by the BOE, and progress on policy for greening by third-party partners.

All questions were answered by the Living Schoolyard Coalition team and Mr. Chrysiliou.

**01:17:35 Agenda Item 5. ITS BOC Quarterly Program Status Report Q4 2025 (Oct 1 – Dec 31, 2025) (Information Only)**  
**Presenter: Monica Nolen, Deputy Director of IT Project Management, ITS**

Monica Nolen, Director of IT Project Management, presented the Q4 2025 BOC Quarterly Report covering Oct 1 through December 31, 2025. She provided updates on five key projects and noted that three new projects were added following Board of Education approvals at its December 2025 meeting.

**Campus Safety Systems (Intrusion Systems) Phase 2:** This project will replace aging and non-operational intrusion alarm systems at 394 K-12 schools and integrate them into the District's centralized security dashboard. She reported IT team began detailed scheduling in the fourth quarter of 2025 and completion was anticipated for the first quarter of 2026.

**School Network Alternative Connectivity Pilot:** This project will implement a "dark fiber" ring across 44 school sites to provide redundant internet connectivity and reduce reliance on a single point of failure. She shared that the project was also approved in December 2025, and the team began procurement in the fourth quarter of 2025 with an expected completion in the first quarter of 2026.

**School Network Systems Upgrade, Phase 1 - Group 2 (108 Sites):** This project will replace obsolete telephones, public address (PA) equipment, and network systems to support new technology. Ms. Nolen stated that this project was currently focusing on installation of equipment to enable ShakeAlert and multicast broadcasting. She said that all work had been completed in the fourth quarter of 2025, and this project will be removed from the next quarterly report.

**School Network Systems Upgrade, Phase 3 (198 Sites):** This project will replace obsolete telephones, public address (PA) equipment, and network systems to support new technology. She reported that the project was approved in December, and team began work with a project kickoff anticipated for the first quarter in 2026.

**Telecom and Network Upgrades Project at 83 school sites.** This project scope will replace outdated network, telephone and public address systems. However, it was expanded to include ShakeAlert upgrades and multicast broadcast gateways. She reported that 83 school sites were completed, and project will be removed from the next quarterly report.

There was a question related to how technology improvement costs were allocated noting that some Charter Schools reported technology costs being added back into their Prop 39 lease rate adjustments.

Mr. Soheil Katal, Chief Information Officer responded that the chargeback model applied to Charter Schools relates to operational costs, not capital expenditures. He said that capital costs for campus network upgrades were funded through District technology programs and could include Charter Schools when the entire campus network is upgraded. He clarified that ongoing network operations such as staffing, equipment, and maintenance were covered through the District's general fund and recovered from Charter Schools through the operational chargeback model, which had increased due to rising operational costs including salaries and equipment expenses.

All questions were answered by Ms. Nolen and Mr. Katal.

**01:25:48** **Agenda Item 6. 65 Board District Priority and Region Priority Projects and Amend the Facilities Services Division Strategic Execution Plan to Incorporate Therein**  
**Presenter: Mark Cho, Deputy Director of Facilities, Maintenance & Operations, FSD**

Mr. Cho began his presentation stating that the meeting material packet reflected 65 priority projects for the combined March Board of Education agenda. He reported that 44 of those projects had previously been presented to the BOC and recommended for approval at the January 29 meeting. He provided a brief project description, budget and construction schedule for each proposed project. The total combined budget for all projects was \$852,791. The projects included 5 water bottle filling stations, 3 fencing projects, 5 furniture projects, 2 interactive displays, 2 electronic, free-standing marquees, 1 outdoor heater, 1 secure entry system, and 2 video camera systems. Please refer to Board Report No. 293-25/26 for further detailed information.

There were no questions for Mr. Cho.

Mr. Campbell made a motion to move Resolution 2026-04.

Ms. Lerchenmuller seconded.

**01:28:14** Mr. Hamner asked Mr. Popejoy to conduct a roll call vote.

**Ayes: 12** – Ms. Bell, Ms. Betts, Mr. Campbell, Mr. Hamner, Ms. Kaiser, Ms. Lathe, Ms. Lerchenmuller, Ms. Lewis, Mr. MacFarlane, Ms. Obergfell, Mr. Peterson, Dr. Rowles,

**Nays: 0**

**Abstentions: 1** – Mr. Sullivan

**Absences: 2** - Mr. Pansky, Ms. Poladian-Perron

**Resolution 2026-04 passed.**

**01:29:23** **Agenda Item 7. Three Charter School Facilities Upgrade Projects and Amend the Facilities Services Division Strategic Execution Plan to Incorporate Therein**  
**Presenter: Mark Cho, Deputy Director of Facilities, Maintenance & Operations, FSD**  
**Issam Dahdul, Director of Facilities Planning and Development, FSD**

Mark Cho introduced Three Charter School Facilities Upgrade Projects and Amend the Facilities Services Division Strategic Execution Plan to Incorporate Therein. He explained that the District was obligated to provide Charter schools with facilities equivalent to that offered to District schools for upgrade and expansion programs. He stated that in order to fulfill this requirement, a separate funding category had been created to address Charter schools' critical facilities needs and annual Proposition 39 co-locations. Total combined budget for the three proposed project is \$55M with an anticipated completion date in the fourth quarter of 2027 for Fenton Charter ES and in 2030 for Our Community CS and CHIME Institute's Schwarzenegger Community School. Please refer to Board Report No. 269-25/26 for further detailed information.

Mr. Dahdul provided additional details on scope of work, budget, description and current photographs of schools. Our Community School has been operating under a 40-year lease since 2011 tied to a State Charter facilities funding award and located on the former Devonshire Elementary School LAUSD campus. He added that similarly, CHIME Charter school has a 40-year lease since 2002 tied to another State Charter facilities funding award and located at the former Leona Collier Elementary School LAUSD campus.

There were questions and comments related to potential cost and scope of electrical service upgrades with the heating, ventilation, and air condition (HVAC) at Community and CHIME schools, whether electrical upgrade costs were factored in the estimated budget, whether the electrical upgrades would be for incoming service or rewiring classrooms and adding outlets, and a comment regarding long lead times and cost escalation particularly for switchboards due to high competitive demand from private sector data center construction.

All questions were answered by Mr. Cho and Mr. Dahdul.

Ms. Kaiser made a motion to approve Resolution 2026-05.

Ms. Obergfell seconded.

**01:40:03** Mr. Hamner asked Mr. Popejoy to conduct a roll call vote.

**Ayes: 12** – Ms. Bell, Ms. Betts, Mr. Campbell, Mr. Hamner, Ms. Kaiser, Ms. Lathe, Ms. Lerchenmuller, Ms. Lewis, Mr. MacFarlane, Ms. Obergfell, Mr. Peterson, Dr. Rowles,

**Nays: 1** - Mr. Sullivan

**Abstentions:**

**Absences: 2** - Mr. Pansky, Ms. Poladian-Perron

**Resolution 2026-05 passed.**

**01:41:27** **Agenda Item 8. Chief Facilities Executive's Report (Information Only)**

**Presenter: Krisztina Tokes, Chief Facilities Executive, FSD**

Krisztina Tokes, Chief Facilities Executive, presented an overview of the District's School Upgrade Program (SUP) and Measure US implementation status. She explained that the SUP was formally approved by the Board of Education in 2014 and consolidated two prior construction programs: New School Construction and Existing Facilities. She noted that these programs were based on District wide goals eliminate year-round schools and mandatory busing with an emphasis on facilities modernization. Measure US was voter-approved in 2024 for \$9 billion and the Board of Education approved an implementation plan concurrently with the authorization to place the measure on the ballot and update the SUP.

Ms. Tokes reported that \$7.8 billion of Measure US was allocated to the Facilities Services Division and the remaining funds to other District Divisions as presented in the table below.

<b>Funding Categories</b>	<b>In Millions</b>
Major Modernizations, Upgrades, and Reconfigurations to School Campuses	\$4,990
Critical Replacements and Upgrades of School Building/Site Systems and Components	\$947
School Upgrades and Reconfigurations to Support Wellness, Health, Athletics, Learning, and Efficiency	\$540
School Cafeteria Upgrades	\$461
ADA Transition Plan Implementation	\$258
Charter School Facilities Upgrades and Expansions	\$300
Early Childhood Education Facilities Upgrades and Expansions	\$200
Adult and Career Education Facilities Upgrades	\$144
<b>TOTAL FACILITIES SERVICES DIVISION AND STAKEHOLDER CATEGORIES</b>	<b>\$7,840</b>
Information Technology and Systems Upgrades	\$886
IT Campus Safety Upgrades	\$169
Replace Aging and Outdated School Buses	\$75
Ensure Oversight and Accountability (OIG)	\$30
<b>TOTAL MEASURE US</b>	<b>\$9,000</b>

Ms. Tokes detailed that the Major Modernizations, Upgrades and Reconfigurations encompassed seven programs: 1) Replace/Modernize Buildings for Seismic Safety (\$2.8B), 2) Replace Portable Buildings (\$800M), 3) Campus Upgrades/Alterations for New/Realigned Programs/Schools (\$70M), 4) UTK Upgrades (\$70M), 5) Greening Schoolyard Upgrades/Playground Restoration (\$600M), 6) Playground and Campus Exterior Upgrades (\$600M), and 7) Shade Shelters (\$50M).

Ms. Tokes informed that the prioritization methodology for seismic safety upgrades was completed focusing on lift slab buildings identified by the Department of State Architect (DSA) as a high priority. She shared that a rubric had been developed to guide prioritization across affected school sites, and proposed projects were expected to come forward before the summer. She added that portable building replacement prioritization was underway and anticipated to be presented in fall 2026.

Ms. Tokes also indicated that prioritization for outdoor initiatives was completed for Green Schoolyard Upgrades/Playground Restoration, Playground and Campus Exterior Upgrades, Shade Shelters (ES/SPED Center) with approximately 50 shade shelter projects expected in Fall 2026. She noted that High School athletics and portable classroom replacement prioritization methodologies were in progress with a target timeline of Fall 2026 for BOE consideration; and refinements to the Critical Repair & Replacement program were also underway.

Ms. Tokes concluded stating that investments were incremental, and needs could not be addressed within a single bond cycle, but progress is achieved over successive bond measures. She stated that ongoing presentations would continue to include prioritization information to the BOC and the BOE when bringing projects forward for approval.

There were questions and comments related to the process for replacing portable buildings, whether schools can ask for portable removal, FSD involvement with the District's fiscal stabilization plan, potential schools consolidation, input from athletic program operators in design (e.g. a newer aquatic facility lacking lockers), more details on Greening Schoolyard Upgrades/Playground Restoration projects, reduction of cost for nonprofit partners, and alignment of nonprofit grants. There was a comment related to urgency in green spaces due to climate volatility and the impact on green schoolyards of even small financial contributions.

All questions were answered, and concerns acknowledged by Ms. Tokes.

**02:14:38 Agenda Item 9. Discussion of Non-Agenda Matters**

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BOC Member Kaiser announced Women in Construction Week scheduled for the first week in March to celebrate and recognize women's contributions in the construction industry. She encouraged the public to take a moment to acknowledge women in the construction field. BOC Chair Hamner stated that Mr. Jaime Torrens, Senior Advisor to the Superintendent, attempted to contact him prior to the start of the meeting. He said that an update on the progress of the MOU was expected before the next BOC meeting scheduled for April 9, 2026. He adjourned the meeting at 12:20 p.m.

Minutes of February 26, 2026, approved per School Construction Bond Citizens' Oversight Committee.

*/Dr. Samantha Rowles/*  
Dr. Samantha Rowles, Secretary