

# Proposition O



**BUILDING A BRIGHTER FUTURE!**

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**CITIZENS' BOND OVERSIGHT COMMITTEE**

**2009 - 2010 ANNUAL REPORT**

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# Letter from Committee Chair

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

The Citizen's Bond Oversight Committee is please to forward it's fourth annual report on the \$644 million general obligation Proposition O bond initiative. This report will cover the 2009-2010 fiscal year for the period of July 1, 2009 through June 30, 2010.

Principal duties of the Committee are to ensure that proceeds have been expended for the purposes set forth in the Proposition O ballot language, report the progress annually to the public and provide a compliance statement. Sweetwater's Board of Trustees is responsible for monitoring, priority of projects commenced and spending levels of individual projects.

This report highlights many of the active projects that will prolong the life of the district's facilities and improve the learning experience of its students. The Committee relied on the annual performance and financial audit of expenditures performed by Christy White Accountancy Corporation, auditors for the bond funds, which disclosed one finding, referenced below, of non-compliance with the terms of Proposition 39 or Proposition O.

The Committee reviewed the auditors Finding #2010-1: Interfund Borrowing. This oversight has since been corrected, without impact to the building program. In addition, the district has agreed to cease the use of Proposition O for temporary interfund transfers in the future.

The Committee wishes to report that, noting the exception above, the Sweetwater Union High School District is in full compliance with the responsibilities as described in Article XIII A, Section 1(b)(3) of the California State Constitution. A full disclosure of the audit and the Co mmittee's deliberations can be viewed at [www.buildingpropo.com](http://www.buildingpropo.com).

In closing, please allow me to express my appreciation to my colleagues on the Committee and staff who have worked so hard this year. It has been my distinct pleasure to serve as chair of the Committee this past year.

Very truly yours,

Debra Discar-Espe, Chairperson  
Citizens' Bond Oversight Committee

## About the District

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Founded in 1920, the Sweetwater District has grown to more than 42,000 students in grades 7 through 12 and more than 32,000 adult learners. The district's 32 campuses are located in the cities of Chula Vista, Imperial Beach, National City and San Diego, including the communities of Bonita, Eastlake, Otay Mesa, San Ysidro and South San Diego.

## About Proposition O

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All schools and students in the Sweetwater Union High School District will benefit from Proposition O.

Proposition O will:

- Upgrade classrooms / restrooms / science labs / technology
- Improve handicap accessibility
- Remove asbestos / lead paint
- Upgrade fire and life safety systems

Proposition O is subject to strict accountability requirements, including independent citizen oversight and annual audits, to guarantee that improvements specified in the District's facilities master plan are completed efficiently and as promised. Proposition O funds can only be spent on our neighborhood secondary and adult schools to benefit local students. Monies may not be spent on administrator salaries or district offices.

Quality school facilities help retain and attract qualified teachers. Good schools maintain local quality of life and strong values.

## Committee Meetings

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Agendas and meeting minutes from all committee meetings are available on the bond website at [www.buildingpropo.com](http://www.buildingpropo.com). All meetings are held in the district Board Room unless noted on the bond website.

Meetings held during the 2009/2010 fiscal year include:

- Thursday, August 6, 2009
- Thursday, October 22, 2009
- Saturday, November 7, 2009
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- Saturday, April 3, 2010
- Thursday, May 27, 2010

For the latest Citizens' Bond Oversight Committee meeting schedule please visit [www.buildingpropo.com](http://www.buildingpropo.com).

# Committee Activity Summary

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- Appointment and Election of Chair/Vice-Chair;
- Review of Financial and Performance Audit;
- Review of Committee Bylaws;
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- Review of Solicitation and Appointment Process;
- Review of Community Outreach Efforts;
- Review of Overhead;
- Review of Bond Issuance Process;
- Review of Project Status Reports;
- Review of Program Schedule;
- Review of Financial Reports;
- Site tours of CVHS, CVMS, HIHS, MOMS, MOHS, NCMS, SOMS, SUHI.

## Committee Members

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### **Debbie Espe**

debra.espe@buildingpropo.com

Bona Fide Taxpayer Association Member

### **Yolanda Hernandez**

yolanda.hernandez@buildingpropo.com

At-Large Member

### **Jane McGill**

jane.mcgill@buildingpropo.com

At-Large Member

### **Cynthia Melcher**

cynthia.melcher@buildingpropo.com

Parent and Active in Parent-Teacher Organization Member

### **Dency Souval**

dency.souval@buildingpropo.com

Senior Citizen Organization Member

### **Lourdes Valdez**

lourdes.valdez@buildingpropo.com

Business Organization Member

### **Bernardo Vasquez**

bernardo.vasquez@buildingpropo.com

Parent of SUHSD Student Member

## Board of Trustees

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**Jim Cartmill**, Board Member

**John McCann**, Board Member

**Bertha Lopez**, Board Member

**Arlie N. Ricasa**, Board Member

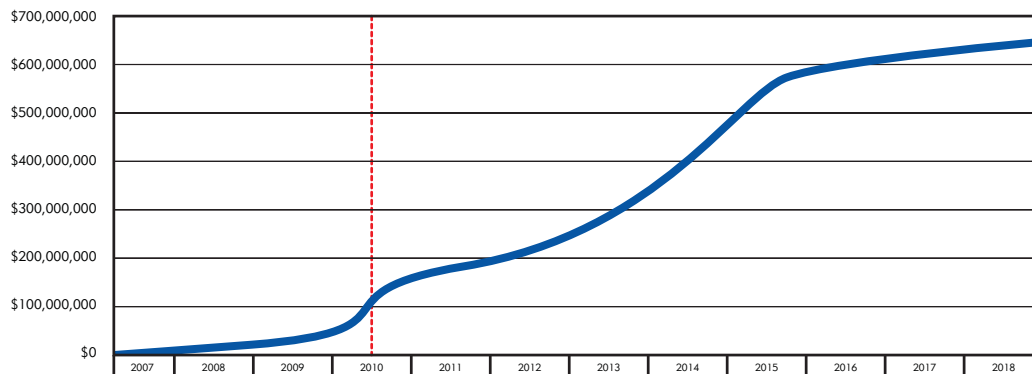
**Pearl Quiñones**, Board Member

For detailed information on the status of Proposition O as well as progress updates for each school, please visit **[www.buildingpropo.com](http://www.buildingpropo.com)** or call 1-888-680-PROPO.

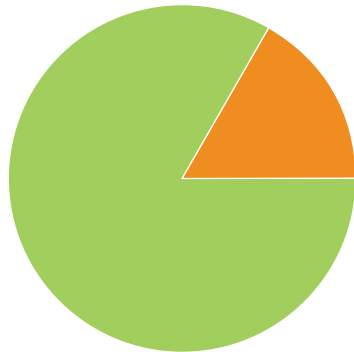
Sweetwater Union High School District  
Proposition O Bond Program  
1130 Fifth Avenue  
Chula Vista, CA 91911

## Bond Expenditures as of June 30, 2010

The Sweetwater Union High School District is nearing the completion of Phase I projects from the district's \$644 million Proposition O Bond Program. The following graph represents a projected spending curve of Proposition O Bond funds through 2018. During the 2009 -2010 fiscal year, the district spent a total of \$77,855,131 as part of Proposition O, up over 300% from the 2008 - 2009 fiscal year. This trend of expenditures is consistent with large scale building programs as a greater percentage of funding is utilized during construction activities. The graph below illustrates expenditures through June 30, 2010, and forecasted expenditures through the completion of the Proposition O Bond Program.



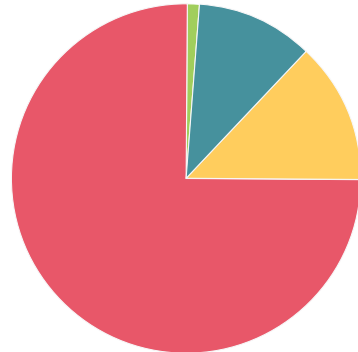
**Total Bond Expenditures**  
June 30, 2010



Total Bond Allocation	\$644,000,000
Revenue	\$6,907,659
Total Bond Funds	\$650,907,659
Total Bond Expenditures	\$109,794,128
Bond Funds Remaining	\$541,113,531*

\* Does not include Premium on Sale of Bonds and Other Financing Sources.

**Expenditures by Category**  
June 30, 2010\*



Planning & Programming	11%
Design	13%
Construction	75%
Equipment	1%

\* Expenditures by Category - June 30, 2010  
does not include Issuance Costs.

### PROPOSITION O BOND BUILDING FUND OF SWEETWATER UNION HIGH SCHOOL DISTRICT Balance Sheet June 30, 2010

Independent audit performed by  
Christy White Accountancy Corporation.

<b>ASSETS</b>	
Cash	\$ 54,523,036
Accounts receivable - interest	144,302
Due from other funds	42,178,619
Total Assets	\$ 96,845,957
<b>LIABILITIES AND FUND BALANCE</b>	
<b>Liabilities</b>	
Accounts payable	\$ 7,947,901
Due to other funds	26,286
Total Liabilities	7,974,187
<b>Fund Balance</b>	
Reserved for capital projects	88,871,770
Total Liabilities and Fund Balance	\$ 96,845,957

### PROPOSITION O BOND BUILDING FUND OF SWEETWATER UNION HIGH SCHOOL DISTRICT Statement of Revenues, Expenditures and Changes in Fund Balance For the Fiscal Year Ended June 30, 2010

<b>REVENUES</b>	
Earnings on investments	\$ 1,562,473
Local revenue	5,902
Total Revenues	1,568,375
<b>EXPENDITURES</b>	
Plant services	861,802
Facility acquisition and construction	76,993,329
Total Expenditures	77,855,131
Deficiencies of Revenues Under Expenditures	(76,286,756)
<b>OTHER FINANCING SOURCES (USES)</b>	
Transfers in	1,241,633
Total Other Financing Sources (Uses)	1,241,633
Net Change in Fund Balance	(75,045,123)
Fund Balance, July 1, 2009	163,916,893
Fund Balance, June 30, 2010	\$ 88,871,770

## Proposition O - Green Schools Bond

The Sweetwater Union High School District is currently undergoing a \$644 million modernization project under the Proposition O Bond Program, which includes the modernization of 14 high schools, 12 middle schools and 5 alternative educational facilities - all receiving retrofits for energy efficiency. Phase I schools, listed below, have been designed to meet a minimum of the United States Green Building Council's LEED Gold designation and are expected to be completed in early 2012.

This is the largest green building program of a school district in the state of California. Each school will reduce water usage by 40 percent, energy consumption by 25 percent, and 90 percent of construction waste will be recycled. Additionally, 10 percent of all materials used will be from recycled materials.

"The strides made by the District in addition to the Proposition O construction team's attention to detail, have raised the bar for cities around the nation," said SUHSD Board Member Arlie Ricasa. "But I challenge the construction teams to design the remaining District projects to achieve LEED Platinum ratings." LEED Platinum refers to the highest USGBC green building rating.

### The following is list of active Proposition O projects as of June 30, 2010.

For additional information on current and future Proposition O projects, please visit [www.buildingpropo.com](http://www.buildingpropo.com)

#### Chula Vista High School

A new 25,000 square foot multi-purpose building was built to accommodate the creative arts for Chula Vista High School students. In addition, a new 5,735 square foot library was also built. The new library will expand the world of knowledge for students, giving them an environment to learn and excel. Additionally, the school's gymnasium, boys locker room and girls locker room were updated and modernized.



Completed: December, 2010

## Chula Vista Middle School

Both a classroom facility and a cafeteria were built as part of the Chula Vista Middle School's renovation. The one-story classroom building is over 10,000 square feet. Additionally, a brand new 3,500 square foot, one-story cafeteria building was constructed.



Completed: September, 2010

## Hilltop High School

A brand new two-story, 16,147 square foot classroom facility will be produced at Hilltop High school. This much needed project will facilitate a greater learning experience for all Hilltop students and faculty. Additionally, a new 5,896 square foot shop/industrial technology facility will be created in order to keep students up with evolving technologies, better preparing them for opportunities in the workforce. The last project that will take place on Hilltop's campus is the replacement of four major classroom buildings with new buildings. This 8,690 square foot project will equip students, faculty, and staff with a modernized, eco-friendly space.



Est. Completion Date: Spring, 2011



## Mar Vista High School

Students at Mar Vista High School have a new 4,452 square foot building that will function as a food sales area, provide a meeting place for the Associated Student Body, and contain a storage space as well. The student services building was upgraded into a 9,836 square foot space allowing faculty and staff a better opportunity to service the students' needs in a much improved environment. Lastly, Mar Vista's annex classroom building was modernized to total 2,200 square feet.



Completed: March, 2011

## Montgomery High School

A new two-story classroom and library complex will be constructed. The building will be 19,226 square feet and allow the interaction of students and teachers to flow freely as they come together in this state-of-the-art facility. An additional building on campus will undergo modernization, making it 9,890 square feet. Montgomery High School's old library will be updated as well, making it 4,964 square feet. Finally, the Montgomery High School athletic department will be greatly improved with the implementation of a synthetic track and field. This field will be useful not only for student athletes, but for the community and fans as well.



Est. Completion Date: Fall, 2011



## National City Middle School

A new two-story building will provide National City Middle School students with new classrooms, as well as a brand new cafeteria. This 17,734 square foot building will host new and improved learning facilities as well as an essential area for students, faculty, and staff to eat.



Est. Completion Date: Spring, 2011

## Southwest High School

Construction at Southwest High School will feature a new 29,231 square foot classroom building. This two-story facility will expand Southwest's campus and allow more space for students to interact and thrive in their learning environment.



Est. Completion Date: Fall, 2011

## Southwest Middle School

At Southwest Middle School, a new one-story, 8,690 square foot classroom building will be constructed. The new building will allow students the opportunity to interact more easily with their teachers and environment with smaller classroom sizes. Additionally, classroom and administrative office modernization will cover 20,695 square feet of construction.



Est. Completion Date: Summer, 2011

## Sweetwater High School

A much needed three-story building will be constructed at Sweetwater High School. This 86,360 square foot building will facilitate a number of needs for Sweetwater students. First and foremost, the new building will be home to new classrooms. A contemporary library will be constructed for students to learn and explore. Lastly, this learning complex will house Sweetwater's theater, where faculty, staff and students may utilize and enjoy the space for a multitude of purposes.



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# Proposition O

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### 2009 - 2010 ANNUAL REPORT

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**Debbie Espe** - [debra.espe@buildingpropo.com](mailto:debra.espe@buildingpropo.com)  
Bona Fide Taxpayer Association Member

**Yolanda Hernandez** - [yolanda.hernandez@buildingpropo.com](mailto:yolanda.hernandez@buildingpropo.com)  
At-Large Member

**Jane McGill** - [jane.mcgill@buildingpropo.com](mailto:jane.mcgill@buildingpropo.com)  
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**Cynthia Melcher** - [cynthia.melcher@buildingpropo.com](mailto:cynthia.melcher@buildingpropo.com)  
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**Dency Souval** - [dency.souval@buildingpropo.com](mailto:dency.souval@buildingpropo.com)  
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**Lourdes Valdez** - [lourdes.valdez@buildingpropo.com](mailto:lourdes.valdez@buildingpropo.com)  
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**Bernardo Vasquez** - [bernardo.vasquez@buildingpropo.com](mailto:bernardo.vasquez@buildingpropo.com)  
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The Sweetwater Union High School District is committed to reducing environmental impacts through the increased use of post-consumer recycled materials.

This report was printed on FSC certified and 100% post-consumer waste paper.