

BEVERLY HILLS UNIFIED SCHOOL DISTRICT
CITIZENS' BOND OVERSIGHT COMMITTEE May
DECEMBER 11, 2025, MEETING MINUTES

The Citizens' Bond Oversight Committee (CBOC) held a meeting on Thursday, December 11, 2025, in the District Office Collaboration Room, located at 624 N. Rexford Drive, Beverly Hills, CA 90210 pursuant to written notice as required by law.

Attendees

CBOC Members:

- ☒ Nathan Kruger
- ☐ Bill Bymel
- ☐ Marc Carrel
- ☒ Paris Elias-Benjamin
- ☒ Jasmine Yadgari
- ☒ Don Wyse

Board Members:

- ☐ Rachelle Marcus
- ☐ Judith Manouchehri
- ☐ Sigalie Sabag
- ☐ Amanda Stern
- ☐ Russell Stuart

District:

- ☒ Dr. Alex Cherniss
- ☐ Dr. Jason Hasty
- ☒ Will Karrat
- ☒ Shirley Vasquez

Fonder-Salari

- ☒ Amin Salari
- ☒ Kimberly Emerson

Minutes Prepared By: Shirley Vasquez

1. Call to Order

The meeting was called to order at 4:07 pm.

2. Approval of Agenda

A motion was made and seconded to approve the agenda.

Vote: Motion carried unanimously.

3. Approval of Minutes

The Committee reviewed the prior meeting minutes, on August 28, 2025.

A motion was made and seconded to approve the minutes.

Vote: Motion carried unanimously.

4. Public Comment

No public comments were received.

5. Campus Tour Feedback

Committee members provided feedback on the recent campus tour:

- Mr. Nathan Kruger expressed strong appreciation for the new athletic facilities, including views near the baseball and softball fields. Ms. Jasmine Yadgari commented that it looks like UCLA or a college campus.
 - The girls' tennis team is actively using the tennis courts; softball activities are beginning.
 - The committee noted that PTSA might be interested looking into donors in sponsoring the softball field via banners.
 - Traffic access from Olympic Boulevard remains under evaluation, with ongoing design considerations.
 - Nighttime soil work was discussed; members expressed understanding and support due to student safety considerations.
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6. Construction Update Discussion

- Committee members discussed the recently presented construction update and parking/traffic circulation plans.
 - The Olympic Boulevard entry configuration was clarified as an entry lane rather than a drop-off area.
 - Questions were raised regarding campus circulation and exit routing, which remain under review.
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7. Budget Status and Developer Fees

- The Committee discussed a projected shortfall of approximately \$2–4 million relative to the total project budget.
- Developer fees from the One Beverly project may offset part of the shortfall, though timing and final amounts remain uncertain.
- Mr. Amin Salari emphasized conservative budgeting practices, recognizing only confirmed funds.
- Unassigned funds, including technology allocations, approximately \$7-8M were noted as potential gap-closing options.

8. Audit Updates

- The District confirmed ongoing annual audits, particularly the performance audit by Baker Tilly (formerly Moss Adams). They are about to wrap up the draft report, and the committee discussed the timeline in presenting to the Board and to the CBOC.
- A draft performance audit report will be distributed to CBOC members for review prior to Board submission and presentation, targeted for end of March.
- Dr. Alex Cherniss also shared that the District is also proceeding with a forensic audit covering earlier project expenditures. He can't disclose any information now but the District has already asked and received a proposal.
- The Committee expressed support for both audits.

9. CBOC Membership and Bylaws

- The Committee discussed challenges in recruiting new members.
- Options discussed included:
 - Extending member terms via bylaw amendments. Committee members shall serve terms of three (3) years. Members may be reappointed for up to three (3) consecutive terms, for a maximum total service period of nine (9) years.
 - Allowing members with expired terms to continue serving temporarily if recruitment is unsuccessful.
 - Recruiting members representing senior citizen organizations.
- Two potential new applicants are under consideration, pending required vetting.

10. Program and Construction Status Report

- The B3/B4 auditorium project is nearing substantial completion.
- Upper athletic fields and related facilities are largely complete.
- Remaining projects include south-side and stadium-related work, pending demolition sequencing.
- Optional facilities may be added or deferred depending on available funds to ensure completion of the core program.

11. Financial Reporting – Measure E and Measure BH

- **Measure E:** Fully expended, with minimal remaining interest.
- **Measure BH:**
 - All bond issuances were completed.

- Approximately \$91 million remains allocated for ongoing projects.
 - Detailed expenditure reports by campus and vendors were reviewed.
 - The Committee discussed historical architectural and planning expenditures related to a previously planned but unconstructed auditorium/modernization project dating back to approximately 2014.
 - Staff agreed to further research and report back on these expenditures.
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12. Future Agenda Items

The following items were identified for future meetings:

- Update on CBOC membership recruitment.
 - Consideration of bylaw amendments regarding term lengths.
 - Review of historical architectural expenditures.
 - CBOC review and discussion of the draft performance audit report.
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13. Next Meeting

The next meeting is tentatively scheduled for February 19, subject to confirmation.

14. Adjournment

The meeting was adjourned at 5:01 pm.