



Citizens' Bond Oversight Committee
MINUTES
October 17, 2025
3:00 p.m. – 5:00 p.m.
Paso Robles Campus, Room N1128
2800 Buena Vista Drive, Paso Robles, California

Committee Members:			District Personnel:			Guests:	
	Clint Weirick, Vice-Chair		X	Dr. Jill Stearns			
X	Dr. Dan Chernow		X	Brian McAlister	X		David Bruner, Kitchell CEM
X	Dr. Gil Stork, Chair		X	Chris Green	X		John Anderson, Klassen Corp.
X	Henry Rible		X	Dr. Todd Hampton			
	Lucia Landeros, ASCC		X	Karen Valine			
X	Ranelle Baldwin			Mark Cano			
X	Robert "Grigger" Jones		X	Patrice Eley			

	WHO	TIME	INTENT	NOTES
Optional: Tour of Paso Robles Campus Facilities		20 min.		A tour of the Instructional Building currently under construction was toured before the start of the meeting.
1. Approval of Agenda	All	3 min.	A	The meeting was called to order at 3:48 p.m. by Chair Stork. Upon a motion (Jones/Baldwin), the agenda was approved as presented.
2. Public Comment	All	5 min.	I, D	Public comment was opened. With none, Chair Stork closed public comment.
3. Meeting Minutes <ul style="list-style-type: none"> April 11, 2025 	Chair	3 min.	I, D, A	Upon a motion (Chernow/Jones), the minutes of April 11, 2025 were approved as presented.
4. President's Comments	J Stearns	5 min.	I	Dr. Stearns shared the following: <ul style="list-style-type: none"> Thanks to CBOC members for their service which is important to our community and Cuesta College. On the North County campus, we are bringing on the Instructional Building which is changing the campus feel to be more complete. Groups walk through

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				<p>campus which helps with safety and reinforces a community college that's accessible to all. Timeline for building completion is May 2026.</p> <ul style="list-style-type: none"> • Enrollment is nearly at pre-pandemic levels. Enrollment has been restored with an increase to face-to-face contact. Cuesta is roughly 35% online and 65% face-to-face, where at pre-pandemic levels, that ratio was 27% online and 73% face-to-face. Some colleges are still at 60% online. The online ratio certainly impacts campus bookstore sales and food services. • At North County, Dean Ruiz has done a great job with making students feel welcome and comfortable. The ESL class is vibrant and well attended despite current conditions. • Board made a move to achieve a goal originating with the 1965 Master Plan—opening a South County Center. Dr. Hampton submitted a purchase offer on the former Rite Aid building located at the intersection of Grover Beach and Arroyo Grande. The location is in proximity to neighborhoods, amenities, and a bus stop. It is zoned mixed-generational use and is a 16,332 sq. ft. stand-alone building with plenty of parking. Intentions are that the building will be outfitted with four classrooms and a lab for study and support services, and admin space. While CCAP is strong at Arroyo Grande and Nipomo high schools, there is lower college attendance following graduation. Hopefully the new site will be a catalyst for change. • Commercial driving program on the North County campus came about with the help of Isiah Gomer (Paso Robles Waste & Recycle) and Jim Brescia (SLOCOE). The state-funded program is six weeks long, at no cost to students, starts with theory, then behind the wheel training, followed by testing at DMV. The program has had a 100% pass rate with 18 new drivers. With a wait list, there is large demand for instructors.
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5. Committee Membership Review	Hampton/All	5 min.	I	Dr. Hampton shared the need for new tax organization and at-large members as the committee is at its minimum number of participants. He thanked the current members for their service and requested that they contact our office if they know of anyone interested in serving.
6. Financial Report Update <ul style="list-style-type: none"> • Quarterly Financial Report – 3/31/25 • Quarterly Financial Report – 6/30/25 	Green	10 min.	I, D	Green shared the 6/30/25 report to include: First Issuance: <ul style="list-style-type: none"> • Issued in March 2015 in the amount of \$75M; • Fully spent as of June 30, 2020. Second Issuance: <ul style="list-style-type: none"> • Issued February 2018 in the amount of \$73M; • Fully spent as of March 31, 2023. Third Issuance: <ul style="list-style-type: none"> • Issued February 2021 in the amount of \$70M; • Have \$12.4M remaining; • Interest income for the 4th quarter of 2024-25 totaled \$185,473.31 and \$4.01M overall; • Current quarter expenditures total \$10.4M; • Largest costs have been attributable to the SLO Campus Center and Instructional Building. Fourth Issuance: <ul style="list-style-type: none"> • Issued in February 2024 in the amount of \$57M; • 4th quarter interest income for 2024-25 totals \$527,885.59; • \$2.8M in interest income in 4th issuance; • \$50.1M remaining unspent.
7. Historical and Projected Tax Rates	Green	10 min.	I, D	Green shared a chart reflecting the taxpayer’s bond tax rate. Originally, \$19.25 per \$100K of assessed value was collected to make the bond payments. As assessed values in the county increased and a lump sum payment was made, the County lowered the tax rate last year to \$17.50 and to \$15.00 this year. It is estimated that rates will further drop next year as assessed values continue to increase. Final payment will be due in 2043.
8. Measure L Project Update	Cano/McAlister	15 min.	I, D	Bruner and McAlister presented the update, to include: <ul style="list-style-type: none"> • Nearing completion of the SLO Campus Center with signage and final touches. Bottom floor of building

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			<p>designed to see through the building when looking through entrance doors. Attractive lighting fixtures have been installed, and green acoustic panels will absorb sound in the large lobby with a polished concrete floor. Front door entrance will have depressed mats, and toward the back, a café with grab and go items and coffee. Boardroom on 2nd floor will have a wood feature wall with monitor, speakers in the ceiling, acoustic tile, and a control room. Capacity is 50 with an additional 13 at the custom-made dais. Building will contain multi and single use bathrooms. There are 6 meeting rooms in the building with privacy glass.</p> <ul style="list-style-type: none"> • SLO Campus Center estimated move in date is first half of 2026. • Summer 2025 consisted of renovations of faculty offices. Building 6200 was outfitted with new carpet, paint, ceiling tile, and new cabinetry in the breakroom. Upgrades also took place in the 4300 and Children’s Center buildings. • The 4th issuance will consist of asphalt replacement on the SLO campus, completion of the NCC Instructional Building, and 3100-3400 Tenant Improvements. • Papich Construction was awarded the bid for the 2” overlay and slurry seal. Project will begin during the winter break. • Instructional Building will be receiving drought resistant plants and a concrete pour. There will be an entry to the soils lab and a connection to plant science at the back of the building. • 3100-3400 tenant improvements impact four buildings with approx. 122K sq. ft. of renovations. It will be the last capital project of Measure L, and perhaps the most challenging with hundreds of people being relocated. First touch services will be moving into the Campus Center, and other programs
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				<p>that serve the student over their educational journey will be in the 3100-3400 buildings.</p> <ul style="list-style-type: none"> • Cougar courtyard will be redone and tie to 3100-3400 building and Campus Center. • Estimate 18 months for completion of the Instructional building, anticipate final in May 2026. • Renovations for the South County Center are estimated at \$16M. Building is in good condition, but needs windows and renovation. Looking at completion in 2028.
9. 2025 Annual Report to Community <ul style="list-style-type: none"> • 2024 Annual Report to the Community • 2024 Annual Report to the Community Press Release 	Hampton	15 min.	I, D	Dr. Hampton announced the release of the 2024 Annual Report and asked for any suggested changes when preparing 2025's report. Dr. Stork suggested having more students in the pictures.
10. Future Agenda Items	All	5 min.	I, D	Dr. Stork indicated that he would like to see timelines for completion of the projects.
11. Future Meeting Dates	All	5 min.	I, D, A	Dr. Stork noted that the next meeting will be in April 2026.
12. Adjournment	All	1 min.	I, D, A	With no further business, the meeting was adjourned at 4:55p.m.

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