



REPORT OF THE LOS ANGELES COMMUNITY COLLEGE DISTRICT BOND PROGRAM MONITOR

**Activities
January 1 – March 31, 2026**





Quarterly Report of the Activities of Bond Program Monitor
(January 1 – March 31, 2026)



Affiliated Monitors, Inc.
Office of the Bond Program Monitor
June 25, 2026

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Introduction

This report represents a high-level summary of activities undertaken by the Los Angeles Community College District’s (“LACCD” or “the District”) Office of the Bond Program Monitor (the “OBPM”) during the first Quarter of 2026 (January 1st through March 31, 2026) (the “Period”). The OBPM serves as the eyes and ears of the District’s stakeholders – the District Board of Trustees, the Chancellor, BuildLACCD, LACCD faculty, students and staff, contractors, consultants and the citizens of greater Los Angeles – to identify and respond to allegations of fraud, waste, and abuse, and/or violations of laws, regulations and rules occurring within the District’s Bond Construction Projects, and to help the District maintain the integrity of its public-funded Bond Program (“BP” or the “Program”), BuildLACCD, and the projects it undertakes.

The Monitor has the authority to take complaints from anyone with information about allegations of violations of integrity occurring within the greater Bond Construction Program, including BuildLACCD, and at any of the District’s nine college campuses where Bond-funded construction projects are occurring. The Monitor does not hold enforcement power but rather provides recommendations for actions to the District. The BPM reports to the Chancellor and is focused solely on the Bond Program and is not tasked with monitoring the greater District. The role of the BPM is to function as an impartial oversight mechanism responsible for helping to ensure the District’s multi-billion-dollar capital program funded by Propositions A, AA, J, CC and LA is performing with the utmost integrity.

On May 2, 2024, Affiliated Monitors, Inc. (“AMI”) was selected by the District to serve as the Interim BPM on a one-year contract. On April 2, 2025, the District Board of Trustees (“BoT”) approved the award of a five-year contract to AMI to continue to serve as the formal Bond Program Monitor. AMI is proud to serve the District in this important role and will continue to work for continuous improvements that lead to the highest level of integrity in the Bond Program.



Quarterly Report of the Activities of Bond Program Monitor
(January 1 – March 31, 2026)



Executive Summary

In the Period of January 1st through March 31st, 2026, the OBPM has been investigating three open matters. During the Period, the OBPM closed two investigations, issued one Preliminary Determination report to the District, received one new complaint, opened one new investigation and had three investigations that were pending either Closure Memos or Reports of Investigation (ROIs).

The Monitor has continued to issue monthly updates to the District Chancellor; issued memos to the Office of General Counsel (OGC); attended meetings with stakeholder groups such as the District's Board of Trustees Facilities Master Planning and Oversight Committee ("FMPOC"); reviewed District policies and procedures related to the Bond Construction Program; and continuously met and conferred with District and BuildLACCD officials.

This Period, the OBPM team continued their outreach to the campus CPT's across different colleges to discuss operational matters, gain an understanding of any new or evolving concerns, make the OBPM more accessible to campus-level teams, and supplement information gathering for open investigations.

Summary of Activities of the Bond Program Monitor January 1 – March 31, 2026

I. Hotline

The BPM's dedicated website, LACCDBondProgrammonitor.org continues to provide District employees, contractors, external stakeholders and the general public with information and links on how to contact the BPM with any complaints or concerns involving the Program via a dedicated online forum, a stand-alone toll-free telephone hotline, an Email address, a Mobile app, QR code, and physical mailing address.



Quarterly Report of the Activities of Bond Program Monitor (January 1 – March 31, 2026)



II. Summary of Activities of the Bond Program Monitor [January 1 – March 31, 2026]

- The OBPM currently has three open investigations, opened one new investigation, with three investigations that have moved into pending report or closure memo status, and three investigations that were closed: one with a Preliminary Determination for possible additional action and two with recommendations, but with no further investigation deemed necessary. (*See Sections IV - V below*).
- Members of the OBPM have been attending relevant District meetings and conferring with stakeholders.
- Members of the OBPM have been conducting interviews and issuing Requests for Information (RFI's) related to Bond Program complaints and investigations.
- Members of the OBPM continued to meet and communicate with District leaders, including the Chancellor and Dr. Leigh Sata, Vice Chancellor/Chief Facilities Executive.

III. Number of Complaints Received This Period

During this Period, the OBPM received one new complaint. The initial complaint came into the OBPM Hotline on February 22, 2026, alleging certain irregularities with a project at East Los Angeles College. This complaint was then followed across the month of March with dozens of subsequent communications and new or related allegations from the complainant. The Complainant then moved to threaten litigation and/or file civil complaints against a lengthy list of entities, including the District. As the matter moved into litigation, the OBPM closed its initial review of the complaint and referred the matter to the District's Office of General Counsel (OGC).

IV. Number of Investigations Moved to Preliminary Determination or Closed/Resolved This Period

During the Period, the OBPM closed two matters and issued one Preliminary Determination report with recommendations to the District. A Preliminary Determination represents findings that provide



Quarterly Report of the Activities of Bond Program Monitor
(January 1 – March 31, 2026)



suggested additional actions for the District to take, or where a second phase of investigation may be warranted. The two matters that have been closed related to the following:

- An investigation relating to allegations that Build and/or District employees engaged in conflicts of interest or financial self-dealing. The investigation did not substantiate the existence of an actual conflict of interest; however, it identified certain control deficiencies that could give rise to potential or perceived conflicts of interest. The OBPM closed the matter and issued recommendations to the District to address these gaps.
- An investigation related to allegations about a Program contractor making inappropriate and unnecessary purchases of Furniture, Fixture and Equipment (FF&E) and software using Bond funds. The investigation did not substantiate the allegations and the matter was closed.

During this Period, the OBPM issued one Preliminary Determination report to the District relating to allegations of harassment, discrimination and retaliation against campus-level teams. The investigation did find merit in some of the allegations and remedial actions were prompted. The OBPM also issued recommendations to the District on closing identified control gaps.

Two Preliminary Determinations from the prior Period remain in Preliminary Determination status due to the complexities surrounding these matters:

- The first matter concerns the results of the BPM's fact-finding into allegations of a District employee abusing their position to direct contracts to a vendor on the Bond Program for whom they subsequently went to work, and for unauthorized activities relating to the PMO re-compete process. The Preliminary Determination report issued by the OBPM on the matter is currently under review by the District.
- The second matter relates to potential violations of the Levine Act. The OBPM received questions about the OBPM report from several District Trustees and their personal counsels. In response to questions from the Trustees, the OBPM sought an external review of its initial



Quarterly Report of the Activities of Bond Program Monitor (January 1 – March 31, 2026)



findings of the draft Report of Investigation by independent political campaign finance counsel during this Period. That review is still forthcoming.

V. Number of Investigations Currently On-Going

Three investigations are currently ongoing as of March 31, 2026, and three investigations are pending a report or closure memo status. The OBPM is actively fact-gathering for the three open investigations. The current investigations relate to:

- Allegations of Build and/or District employees engaging in conflicts of interest or financial self-dealing.
- Allegations of favoring certain product brands and vendors and inappropriately imposing them upon the Program's contractors performing work for BuildLACCD.
- Allegations of Build employees working outside of their remits or serving in positions for which they are not qualified.

The OBPM takes this opportunity to focus on the importance of due process in all these investigations. No matter how serious allegations of wrongdoing may appear at the time they are made to the Monitor, even if there are multiple allegations of the same infractions or misconduct, this does not, in and of itself, constitute proof of guilt. The OBPM takes as much time as needed to conduct sufficient fact-gathering to ensure that the process is fair to all concerned.

VI. Number of Matters Referred to Prosecutorial Authorities

No matters from the OBPM have been referred to prosecutorial authorities this Quarter.



Quarterly Report of the Activities of Bond Program Monitor
(January 1 – March 31, 2026)



VII. Number of Prosecutions, Convictions, Recoveries from Referred Matters

No prosecutions, convictions, or recoveries from past or referred matters from the OBPM occurred during this period.

VIII. Number of Matters Referred for Civil or Administrative Remedy

No matters from the OBPM were referred for civil or administrative remedy this period.

IX. Pro-Active Assessment Activities Conducted This Month

Consistent with the District's contract with AMI as BPM (6.0 'Excluded Services'), no proactive monitoring by search and detect methodologies in the absence of reported suspicion of fraud, waste, abuse of other "Misconduct" as defined in the District's Solicitation of Quotations Bond Program Monitoring Service § 1.2 was conducted this month. Any testing by the OBPM of BuildLACCD processes, procedures or outcomes were related to specific investigations and/or information suggesting fraud, waste or abuse.

X. OBPM Meetings Held with District Officials, Leaders & Stakeholders

During this period, the OBPM has attended District meetings and met with officials and stakeholders from across the District's Bond Construction Program:

- The OBPM team attended District FMPOC meetings on January 21, February 18 and March 18, 2026.
- Members of the OBPM team held calls with the District Chancellor on February 20 and March 2, 2026.
- Members of the OBPM team held calls with the District General Counsel on February 9 and February 20, 2026.



Quarterly Report of the Activities of Bond Program Monitor (January 1 – March 31, 2026)



- A member of the OBPM team met with the District Chancellor on March 10, 2026.
- The OBPM team have held regular correspondence with individuals from BuildLACCD's PMO, District's vendors, and campus CPTs throughout this Quarter.

The BPM team maintains an open-door policy and welcomes all District Trustees, members of the DCOC, personnel from the PMO, CPLTs, District employees, and stakeholders from across the District and the Build program to contact BPM team members with questions, concerns, recommendations, or just to say 'hello.' The BPM team has enjoyed a warm reception from the College CPTs and appreciates their sharing of information about projects, and their insights. Together, we all help keep the District Bond Construction program operating at the highest standards of ethics and integrity.

Questions to the Office of the BPM may be directed to:

Monitor@LACCDBondProgramMonitor.org

LACCD Bond Program Monitor