

BOARD OF EDUCATION

Minutes

Special Facilities Workshop

July 8, 2008

5:30 p.m.

The Board of Education of the Colton Joint Unified School District met in a Special Workshop Session on Tuesday, July 8, 2008, 5:30 p.m. in the Board Room at the CJUSD Student Services Center, 851 So. Mt. Vernon Avenue, Colton, California.

Trustees Present

Mr. Robert D. Armenta, Jr.	President
Mrs. Marge Mendoza-Ware	Vice President
Mr. Mel Albiso	Clerk
Mr. Frank A. Ibarra	
Mr. Kent Taylor	
Mr. Mark Hoover	(Arrived 5:45 p.m.)
Mr. David R. Zamora	

Staff Members Present /*Excused

Mr. James A. Downs	Mr. Roger Kowalski
Mr. Casey Cridelich	Mrs. Ingrid Munsterman*
Mr. Jerry Almendarez	Mrs. Julia Nichols
Mrs. Yolanda Cabrera	Ms. Sosan Schaller*
Mr. Rick Dischinger*	Dr. Patrick Traynor
Mrs. Bertha Arreguin	Ms. Katie Orloff
Dr. Diane D'Agostino	Mrs. Chris Estrada
Mrs. Mollie Gainey-Stanley	Mr. Michael Townsend
Mrs. Alice Grundman	

Call to Order: Board President Armenta called the meeting to order at 5:30 p.m. Guest Patt Haro led in the Renewal of the Pledge of Allegiance to the Flag of the United States of America.

Assistant Superintendent Casey Cridelich and Facilities Director Alice Grundman gave a PowerPoint presentation to update the Board concerning School #28:

School #28 Update

We Will Cover:

- School #28 Configuration & Options
- Project Requirements for School #28
- Curriculum Options for School #28
- Financial Presentation
- Board Discussion and Direction Regarding School #28

School Configuration & Options:

- Option #1
Comprehensive Gr 9-12 High School Campus
- Option #2
Comprehensive with High Tech Career Pathways Institute Magnet Program
- Option #3
9th Grade Campus

“MODIFIED” BASE CAMPUS DESIGN

- Total Project Budget \$109,650,000

“Modified” Base Campus Includes:

- Administration, Performing Arts (shell only)*, Cafeteria, Library and 96 Classrooms
- Grass Football Field with Dirt Track and CIF Ball Fields
- 117 Staff, 38 Visitor and 284 Student Parking Spaces
- **Excludes:** Gymnasium*, All-weather FB/track & Stadium Facilities, Tennis Courts & Lights, Pool Facilities, Event Parking, Additional Staff & Student Parking (\$30,600,000)

* Gymnasium (not included) \$ 15,000,000 savings

* Performing Arts (shell Only) \$ 5,000,000 savings

Project Requirements for School #28:

Conditions of original \$52 million state funding approval for grades 9-12 comprehensive HS

- Must build all 96 classrooms
- Significant changes trigger re-reviews by state agencies
- Must build on current property
- State funding based on eligibility for new construction

If any of the previous conditions are not met then the District risks:

- Loss of funding and must get back “in line”
- Loss of time - required to complete all State approvals = four to six years
- Eminent Domain Proceedings
- Measure B oversight implications

Curriculum Options for School #28

Options #1 (Comprehensive 9-12) and #3 (9th Grade Campus) can use the same budget and approved plans to construct School #28

- Estimated Enrollment = 2,500 (9-12) or 1,700 (9th only)
- 96 Classrooms

Option #2 Comprehensive HS High Tech Career Magnet

- Estimated Enrollment = 2,500
- Four Smaller Learning Communities
 - SLC #1 - Computer/ Technology
 - SLC #2 - Business/ Marketing
 - SLC #3 - Social/ Public Services
 - SLC #4 - Health Services

Option #2 Facilities Adjustments

- Utilize two of the auxiliary wings for Math/ Social Science/ English offerings in SLC's. (Two on each floor)
- Utilize 3rd wing for shared science labs
 - Increase # of labs from 8 to 14 due to increased A-G offerings and SLC-specific classes in science

Smaller Learning Community #1

- Computer/ Technology
 - Computer Software Engineer
 - Computer System Analyst
 - .NET Developer (Microsoft Systems)
 - Web Page Development
- *Requires 2 additional computer labs for SLC-specific class instruction*

Computer/ Technology

- A-G curricular program
 - *Sample elective classes:*
 - *Microsoft Office User Specialist*
 - *ROP Web-Page Design*
 - *Hardware design and repair*
 - *Software Design*
 - *Computer Aided Drafting & Design*

Option #2 - Smaller Learning Community #2

- Business/ Marketing
 - Personal Finance Advisor/ Accountant/ Financial Manager
 - Sales Manager
 - Agent/ Business Manager
 - Marketing Manager
 - Advertising/ Promotions Manager
 - Management Analyst
 - Actuary
 - Market Research Analyst
 - Securities Sales Agent
- ***Requires 2 additional computer labs for SLC-specific class instruction***

Business/ Marketing

- A-G curricular program
 - *Sample elective classes:*
 - *Marketing*
 - *Graphic Design*
 - *Management*
 - *Accounting*
 - *Financial Markets*

Option #2 - Smaller Learning Community #3

- Social/ Public Services
 - Lawyer
 - Educator
 - Social Worker
 - Probation Officer
 - Police Officer
 - Fire Fighter

Social/ Public Services

- A-G curricular program
 - *Sample elective classes:*
 - *Criminal Justice*
 - *Criminal Psychology*
 - *Constitutional Law*
 - *Judicial Systems incl. Mock Trial*
 - *Fire Science*
 - *The California Educational System*
 - *Educator Fieldwork*

Option #2 - Smaller Learning Community #4

- Health Services
 - Medical Scientist
 - Chiropractor
 - Epidemiologist
 - Medical and health services manager
 - Nursing
 - Physician
 - Health Technicians (**radiologist/ physical therapist, etc.**)
- **Requires additional lab science classrooms on campus**

Health Services

- A-G curricular program
 - Sample elective classes:
 - Anatomy & Physiology
 - Psychology
 - Cell Biology
 - Careers in Medicine

Options #2 - Additional Program Components

- Articulation with SBVC, CSUSB, LLU, and UCR
 - Concurrent Enrollment
 - College counselor advisement
 - On-Campus Tutors
 - College/ HS counselor Trainings
- Partnerships with local businesses and organizations for each SLC
 - Speakers
 - Curriculum advisory
 - Internships, fieldwork, shadowing

Financial Presentation – Cost

Options #1 (9-12 Comp) and #3 (9th Only) require only a base campus configuration:

Approved State Grant		\$ 52,094,765
Measure B Local Match		
Spent to Date	\$ 27,876,381	
Remainder	<u>31,300,000</u>	
Total Measure B		<u>59,176,381</u>
Total Base Campus Cost		<u>\$ 111,271,146</u>

Financial Presentation – Cost

The following optional items can be bid out separately and upon Board direction, if there is sufficient savings in the base campus bid, then they can be added to the project:

- Gymnasium (\$15M)
- Performing Arts Interior (\$5M)
- Athletic Facilities – Synthetic Football Field/Track/Stadium, Tennis courts & lighting, Pool & facilities, Event Parking and Additional Staff/Student parking (\$16M).

Financial Presentation – Cost

Option #2 (9-12 Comprehensive with High Tech Career Pathways Institute Magnet Program) additional costs to:

Convert 4 classrooms to computer labs (SLC#1 & #2)
2 in Building E

2 in Building D	\$225,000
Convert 6 classrooms to Science Labs (SLC#4)	
Building F	600,000
Architect, Engineer, DSA	
Total Option #2 Building Costs	<u>\$ 905,625</u>

*Costs do not include specialty equipment and supplies for science and computer labs.

**Financial Presentation – Cost
 (in Millions)**

Description	Options #1 & #3	Option #2 9-12 HiTech
Total Cost (July 2008 midpoint)	\$ 111.3	\$ 111.3
Add: SLC Costs	0	1.0
Add: Furniture & Equipment	3.0 to 5.0	6.0
Total	<u>\$114.3 to \$116.3</u>	<u>\$117.3</u>
Amt to Finance	\$ 0	\$ 4.0

Financing Option #2

- Option #2 SLC additional costs (\$4.0M) can be financed with a combination of a competitively written State Career Tech grant. Bonds to be issued in 2010 during construction.
- Local matching requirement can be funded with grants written by recently secured grant writer.

Transportation Cost Considerations for Options #1, #2 and #3

- School #28 was initially planned to divide the 9-12 population into 3 distinct High Schools to relieve the overcrowding.
- In order to reach the school capacity, the District must carefully study and reset its boundaries.
- In order to make Option #3 available to all 9th students, a regular transportation plan (along with transfer stations) would need to be formulated over the next year.
- In order to make Option #2 available to all students an augmented magnet transportation plan must be formulated over the next year.

Board Discussion and Direction Regarding School #28

- Choice of Options #1, #2 or #3 Campus.
- Financing Option #2 if necessary.
- New boundaries (9-12) for the District for the Option Chosen.
- Transportation and Magnet Pl

Board members shared individual comments, concerns, and suggestions:

- The Board inquired about whether the district would submit a “negative certification budget” as a result of moving forward with building the high school campus in Grand Terrace. District staff responded that the district will not submit a negative certification or a qualified certification budget in the next budget cycle.
- The Board inquired about whether it would jeopardize the existing \$52 million from the state if the District decides to build a 9th-grade campus only. District staff responded that the \$52 million would not be jeopardized but the District will have to submit documentation for additional approvals if this option is selected. Those approvals include curriculum changes. Minor modifications such as changing classrooms to labs would require petitions for approvals but those petitions for approvals could be submitted right away.
- The Board asked if there are studies indicating a correlation between 9th grade-only schools and a reduction in dropout rates and/or high school completion rates. District staff said that they are not aware of any such studies but that they would research the matter.
- The Board inquired about the WASC accreditation candidacy process and course approval process. District staff responded that the processes can be initiated during the construction period.
- Board members inquired about the implications regarding CIF eligibility for 9th grade students if the campus is designated as a 9th grade-only campus rather than as a comprehensive high school. District staff said that the 9th graders would play on freshman and sophomore teams while on the 9th grade only campus, not playing on Junior Varsity or Varsity teams until after they have left the 9th grade campus to attend a comprehensive high school.
- Board members inquired about the use of excess space and classroom vacancies. District staff responded that the 96 classroom campus would allow the construction management team to determine the placement and priority of specific wings and would allow the start-up team to utilize the excess space.
- Financial information was requested concerning district expenses associated with opening the new high school including staffing, after school programs, and busing. The board also requested information concerning the amount we should anticipate from hardship monies and the time frame to apply for hardship funding.
- The Board inquired about proposed boundaries changes and the potential increase in time and distance students will be on school buses. District staff responded that based on a half mile to one mile increase in bus travel (west of Riverside Avenue) the increase could be 45 minutes to one hour per day. District staff suggested that one way of addressing the increased distance would be to utilize bus transfers for students that are transported from outlying areas. The proposal is to have students travel from a bus stop near their home and transfer buses at existing bus stops in order to complete their bus travel to the school. (This would lower the travel time.) If the new school is designated as a magnet school, the District has more options regarding the busing services the District may offer.
- The Board commended staff for identifying careers fields that may serve as magnet programs for the new high school.
- The Board asked when they should expect the last tenant on the Grand Terrace property to vacate the property. The Board was informed by District staff that as long as the court receives evidence that the tenant is “making progress” regarding their relocation, there is no specific deadline that they must meet; however, they anticipate vacating the property in late December of 2008 or early January 2009.

1. Public Input: Specific Agendized Items

David Johnson, ROHMS teacher, stated the need to build a second high school in Bloomington exceeds the need to build the high school in Grand Terrace.

Gil Navarro, San Bernardino County Schools Board Member, addressed the board concerning the South Coast Air Quality Management District's request to place air quality monitoring equipment on District campuses and expressed his dissatisfaction that the District has not cooperated with AQMD's request. He said that he is also concerned about the health impact of pollution on the students at Wilson and San Salvador.

Herman Hilkey, former Grand Terrace City Councilman and Chairman of the Bond Committee and Bond Oversight Committee, commended the Board for going in the right direction. He said that the way the bond monies have been spent is an issue considering the bond was intended for a high school in Grand Terrace. He said he supports developing small learning communities but encouraged the District to stay away from approving a 9th grade campus.

Chung S. Liu, Executive Officer and Chief Scientist for South Coast Air Quality Management District gave the reasoning behind the AQMD asking the District to place sensors on the school campus to monitor the safety of students and the communities.

2. Public Input: Non-Agendized Items / Topics

Gil Navarro, San Bernardino County Schools Board Member, heard information about AB 540 and expressed his concern for students who have been charged non-resident tuition when they should not have to pay for concurrent enrollment. He said that he would like to speak with a District representative to resolve the issue. The Superintendent said that he will assign a district staff person to meet with Mr. Navarro to address this issue.

Dr. Manuela Sosa, Colton resident, thanked the Board for supporting the Inland Empire Scholarship Fund by purchasing a table and purchasing additional seats for Project Valenzuela students to attend. She said that thirty students are currently enrolled in the program.

Regarding the air quality monitoring equipment, she expressed her disappointment regarding what she read in the newspaper which said that the Colton District refused to cooperate with the AQMD's request to place monitoring equipment on school district property.

Patt Haro, Bloomington resident and parent of former student, shared concerns that there is a need to build a new high school in Bloomington and is disappointed that District students are leaving to attend high school in neighboring districts. She asked the Board to move forward with building high school #3.

Tobin Brinker, former CJUSD School Board member and San Bernardino resident, asked Board members to individually state their position regarding building high school number 3 in Grand Terrace. Board member Frank Ibarra responded affirmatively as did Board member Kent Taylor. Board Vice-President Marge Mendoza-Ware said that she is not against building a new high school in Grand Terrace but that she wants the district to build a school where there is the greatest need. Board President Armenta interrupted to say that the meeting was out of order, and that there will be time in the agenda for the board members to discuss the matter later in open session.

Mr. Brinker said that many people have been involved and partnered with the District regarding the bond issuance and bond oversight because they believed it would result in a new high school being built in Grand Terrace. He concluded by saying that the district needs to keep its promise to build a new high school in Grand Terrace.

Solana Montoya, resident/parent in Grand Terrace, questioned why any changes are being considered regarding constructing a comprehensive high school in Grand Terrace. She said that the district should be held accountable to the taxpayers regarding managing the district's resources.

Board Member Comments:

President Armenta stated that we cannot lose sight that we need a new high school to alleviate the overcrowded conditions at Colton High School and Bloomington High School. He said that the City of Grand Terrace does not merit a high school based on its own student population but when we look at the total picture, (District-wide), the Grand Terrace site will work to alleviate the unacceptable conditions at the two existing comprehensive high schools.

Kent Taylor said that he supports option #1 and making the new high school a magnet school. He suggested that Option #2 be integrated into the district's planning by developing partnerships with UCR and CSUSB which have existing programs that CJUSD students can participate in. Regarding the four small learning environments, Mr. Taylor suggested that we look at categorical funding to use in various ways. He encouraged the board to give the "go ahead" to proceed with high school #3 in Grand Terrace while simultaneously exploring options to utilize district-owned properties in Bloomington.

Mel Albiso clarified that the entire board has supported the plans that have been underway for the past two years to construct a new high school. He said that he has had ongoing concern about the district's ability to pay for expenses associated with the new high school that must be paid from the general fund such as personnel costs. He said that he and others on the board have been meeting with staff, on an ongoing basis, regarding curriculum issues, what we want the school to look like, (based on what we can afford), partnerships with colleges and universities, and planning to provide career technical education. He reminded everyone that the City of Grand Terrace asked the District to move from the original site and if that had not happened, we would not be in today's problems with eminent domain and relocation costs. He said that he is in favor of placing an RFP to see if bond would pass. He stated that he would not have built football fields with bond money instead of building schools which actually occurred before he became a member of the Board.

Marge Mendoza-Ware reminded everyone that the City of Grand Terrace City requested to purchase the land and then sell the land to the District at their costs. She said that ultimately, the District purchased the land from the City of Grand Terrace at a premium. She said that she is in favor of building a school in the area with the greatest need; and that she will fully support the decision of the board regarding School #28. She said that she supports Option #2 and recommends the district move forward with developing the new school as a magnet school. She asked why we can't begin planning to build a school in Bloomington. Board Member Albiso responded to her inquiry stating that she needs to put the question in the form of a motion. Board Member Mendoza Ware invited Board member Albiso to do so.

Board Action:

It was moved by Board member Albiso to direct staff to place on the agenda for the next Board meeting an action item to begin the process to build a high school in Bloomington. The motion was seconded by Board member Mendoza-Ware and carried on a roll call vote of 7-0.

Kent Taylor said that he wanted to stay on the agenda item at hand to give staff direction regarding building a new high school in Grand Terrace. He asked if the direction to staff needs to be in the form of a motion. Board President Armenta responded that the direction to staff can be in the form of board consensus.

The Board recessed at 7:35 p.m. and reconvened at 7:47 p.m.

Lynda Gonzalez, Bloomington resident and business owner, spoke about the news article on July 1, 2008 concerning the District considering another bond and stated that she is against it because residents cannot afford it. She said that the district needs to first build one school and then go on to another project. She also commented on the increase in material costs such as cement costs.

Marge Mendoza-Ware stated that the Board has continuously pushed the new high school project forward but the

project has been delayed because of numerous complications.

Frank Ibarra stated that the Board represents the interests of the entire district; not a particular city or jurisdiction. He stated that he is in favor of building High School #3 in Grand Terrace and supports option #2, a magnet school. He reflected on his tenure on the board and recalls an 11-year history of pushing to build a new high school. He suggested that the board authorize the District to pursue construction of high school #3 in Grand Terrace and authorize district staff to investigate options for building a new school in Bloomington as well.

Mark Hoover stated that the community has a reasonable expectation that the district build a new high school with the bond money it has. He agreed with Lynda Gonzalez that the District should not ask residents to support another bond before we keep the original promise to build high school #3 in Grand Terrace. He also agreed that the district should initiate the process to build a school in Bloomington.

David Zamora asked if Option 2 would compromise a loss of funding, the time spent and state approvals received. Alice Grundman responded to his inquiry. She said that option 2 would not jeopardize the district's funding, time spent, or state approvals as long as we do not make additional revisions and the State accepts the revised plans already submitted. She said that changing the classrooms to labs should not be a problem. The State Department of Education would have to approve the revised curriculum. Mr. Zamora asked if school #28 were to be designated as a magnet school, would parents be required to transport their students and whether that would mean a cost savings to the district. Casey Cridelich responded to his inquiry stating that there would be a savings if students that received district transportation services to their home school previously are transported by their parents instead when they transfer to the new magnet high school. Mr. Zamora concluded that he supports Option #2; to move forward with building the new school in Grand Terrace and to also build a school that would serve the Bloomington students as well.

Robert Armenta asked how long the Lumber company will continue occupying the district's property. Alice Grundman responded to his inquiry saying that the lumber company must show the court that they are making legal progress.

Kent Taylor inquired about the status of district-owned property in Bloomington at Valley and Cactus; and whether that property can be used to build a new campus. Alice Grundman responded that the District has all the clearances and that the District is in a position to begin construction on Middle School #5 however; construction has not begun because High School #3 has been designated as a higher priority. Mr. Taylor asked if the District can initiate an application for hardship funds for a new middle school in Bloomington. Mrs. Grundman responded that once we contract half of the money we have for high school #3, we can proceed to file for hardship funding and that is the next priority project.

Marge Mendoza Ware asked what type of campus the property can accommodate. Mrs. Grundman stated that the property is currently designed to be a 6–8 grade campus but the property might lend itself to changing to a 9th grade campus but that would require additional approvals regarding curriculum revisions. Mrs. Grundman said that as designed, Middle School #5 has a student capacity of approximately 2,400.

Board Consensus: Direct staff to proceed with the site for high school #3, Option #2 in Grand Terrace and simultaneously start exploring other options that will offset overcrowding in the Bloomington area.

Study and Information and Review

1. Assistant Superintendent Casey Cridelich gave a presentation to the Board:

At the next board meeting we will be bringing forth an RFP for board approval regarding a survey to be conducted to determine the feasibility of placing a General Obligation Bond on the ballot. The survey will cost approximately \$20,000 – \$30,000.

If a general obligation bond is placed on the ballot, it would have to specify the projects and timelines the funds would be used for. One of the purposes of a new general obligation bond would be to align School #28 facilities (high school

in Grand Terrace) with Colton High School and Bloomington High School facilities. Both CHS and BHS have gymnasiums, performing arts buildings, and athletic facilities. If school #28 is built as projected, it would be in need of a gymnasium, a performing arts building, and athletic facilities. Bringing School #28 to the standard of the other two comprehensive high schools, constructing Bloomington School #29, and modernizing projects at existing school sites would be specified on a list of projects intended to be funded by a new general obligation bond.

Board member Ibarra said that he would like District staff to look into having the City of Grand Terrace furnish, fund, or partially fund the athletic facilities, especially considering they have an exclusive agreement to utilize the athletic facilities when school is not in session. Board member Albiso said that he and the other Board members should be informed of this and all other agreements with the City of Grand Terrace. Assistant Superintendent Cridelich explained that the City of Grand Terrace insisted on the facilities use agreement before they would release the property from escrow because they claim that they gave up Pico Park in order for the District to have the property so, according to their reasoning, the District should give them use of the athletic facilities.

Board member Taylor asked if the District has visual and performing arts grant funds. Assistant Superintendent Cabrera responded that the District does have the ongoing visual and performing arts funding and offered to bring information to the Board regarding the carry over amount that has not already been obligated.

Board member Albiso suggested that if a new bond is issued, that modernization projects should be comprehensive, that portable classrooms should be removed and that the District consider hiring a construction management firm to be paid from the general obligation bond funds.

Board member Mendoza-Ware asked about the planned modernization projects that included new science labs. Assistant Superintendent Cridelich responded that the new science labs are considered new construction and would be included in the list of itemized projects. The science labs are necessary for students to fulfill their A-G requirements for UC/CSU graduation requirements.

2. The Board was asked to consider a request from the South Coast Air Quality Management District (SCAQMD) to place monitoring equipment on CJUSD school site property. Board members Albiso and Mendoza-Ware both identified properties that are in closer proximity to the source of the contaminant and asked Chung S. Liu, the chief scientist representing SCAQMD, why the school district property was selected as preferred locations for monitoring rather than one of those businesses. Mr. Liu explained that the reason the SCAQMD asked to use CJUSD school site property is because they are interested in using the most sensitive receptor. He said that they have been using the Commerce Union Bank as a monitoring station for quite some time as a down-wind location but out of concern for the health of students, the SCAQMD is interested to know if they need to add additional requirements to put on the cement plant.

Board Action: By consensus the Board directed staff to allow monitoring equipment to be placed on District campuses as requested by the South Coast Air Quality Management District.

Adjournment: The Board adjourned to the next Regular Board of Education Meeting on July 17, 2008.