

Facilities and Bond Oversight Committee Meeting

November 3, 2021

5:30 pm

Kunkel Room and Zoom format

1. Welcome
 - a. Call to order 5:35pm
 - b. Byron Severance introduced agenda, focus on academics for this May 2022 bond
 - c. Max Cleaver — reviewed bond timeline, local bond performance including Georgetown & Comal recent bonds; similar results to our own bonds last May where academic items passed and extracurricular items failed. With that in mind, committee may want to postpone extracurricular items that would require separate bond propositions.
2. Bond 2022 list
 - a. Academic Support Center
 - i. Would not be shovel ready after bond, would still need to go out for bids (start 2023, finish Aug 2024)
 - ii. Project budget has increased since last year's bond
 - iii. District employees are currently spread out between several buildings across district; Superintendent Dr. Wright spoke to how spread out the district staff is and difficulties that presents to productivity, including driving time etc
 - iv. Possibly move staff into portables closer to central while project under construction
 - v. Could we sell this piece of property for more money, build the admin building somewhere cheaper? No because other land is also expensive, and if we sell the land it would likely get sold to charter schools
 - vi. The current site is about 13 acres
 - vii. Architect reviewed site plan, gave summary
 - viii. Data center — employees will work from the main building basement offices, but will have necessary access to equipment; this will be the 2nd data center (other is off Hwy 21); another backup at JHS. Physical security of data facilities — levels of access restriction including biometric readers, alarms
 - ix. 10-year expansion plan—extra offices are built in for each dept, all 3 floors; current employee count is 183, itinerant 115; 58 future offices; growth beyond 10 years can be handled with more site expansion and possibly add a floor to the top of bldg
 - x. SPED testing room — is it sufficient? Yes each team met with design team
 - xi. Does the budget include site prep? Max said yes

- xii. Current building is original admin bldg for the district; was purchased and repurposed from a tractor supply business and has not had much renovation since
 - xiii. Max — spaces are very flexible, including board rooms and voting centers; gave floor plan summary
 - xiv. Marketing of bond — do we have data to show that this building would improve academics; have done more research in design this time and have more buy-in from staff and actually has everyone on this campus instead of last design; get testimonials from dept's; gives space to successfully expand Live Oak; building prices keep increasing; help recruitment of future employees; role of FBOC members to help talk about the bond; role of future public forums; Taxpayer Tuesdays etc that district can market to; explain that tax rate will remain same
- b. Negley Relief School Update
- i. Demographer summary — housing starts have increased and therefore increases enrollment projections; Tom Green will be relieved with Sunfield Elementary opening; next concern is Negley zone; district enrollment increasing about 5% each year
 - ii. After school #16, next site would likely be near Fuentes, east central side Bunton Lane area
 - iii. Negley relief school could be open by August 2024; same model as Sunfield Elem; land in Anthem subdivision has been surveyed; estimated \$48M cost
 - iv. Could close on the land in December; about 12 acres
 - v. Address the car rider line concern
 - vi. Would probably use same design again for Elem 17; this current design is from past discussion about conserving resources/money in architecture
 - vii. 2021 bond built in engineering fees for the next future school, also using same design helps speed of planning and building
 - viii. 2025 start on next high school design for opening in 2029; JHS is currently more crowded than HHS and LHS; the high schools can still take on more capacity; big discussion about capacity and what that looks like at different campuses
 - ix. Elem 16 will also grow quickly
 - x. Dr. Wright — schools that open with fewer enrollments can absorb paid ELC and pre-K
 - xi. Demographer does account for charter schools opening but usually not completely accurate
 - xii. Max — take note that JHS has accelerated enrollment faster than planned, Negley zone might do the same thing; bond capacity is bigger than the conservative estimates from our bonding expert
- c. Total of the academic projects — \$57M ASC, \$48M Negley relief, \$3M Elem 17 design fees
- i. Possibility of building in design fees for future high school

- ii. Studying middle school capacities on other middle schools not currently being expanded
- 3. Look ahead
 - a. Discuss athletics and fine arts projects, buses, etc.
 - b. Possibly table athletics and fine arts projects
 - c. Look at fleshing out a 10-year plan for extracurriculars
 - d. Dr. Wright — back off of rushed bond project plans
 - e. Committee will still rank projects, members can do research on projects
- 4. Questions and Answer
- 5. Wrap-up
 - a. Adjourn 7:57pm

| | | Committee Member: | Appointed By: | 18-Nov-20 | 16-Dec-20 | 04-Feb-21 | 25-Mar-21 | 20-Apr-21 | 20-May-21 | 24-Jun-21 | 26-Aug-21 | 23-Sep-21 | 21-Oct-21 | 03-Nov-21 | 11-Nov-21 |
|------|------------------------------|------------------------------|--------------------------------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|
| 1 . | Chair Person & Voting Member | 1 . Byron Severance | 1 . Trustee Orosco (Dist. 5) | | | | x | x | x | x | x | x | x | x | |
| 2 . | Secretary & Voting Member | 2 . Jessica Bedwell | 2 . Trustee Orosco (Dist. 5) | | | | | x | x | | x | | x | x | |
| 3 . | Voting Member | 3 . Amanda Fuqua | 3 . Trustee Keller (Dist. 4) | | | | x | x | x | x | x | x | x | x | |
| 4 . | Voting Member | 4 . Brad Alexander | 4 . Trustee Orosco (Dist. 5) | | | | x | | | | x | | x | x | |
| 5 . | Voting Member | 5 . Alejandro Correa | 5 . Trustee McManus (At-Lg) | | | | | x | x | | | | | | |
| 6 . | Voting Member | 6 . Chelsea Witcher | 6 . Trustee Petrea (At-Lg) | | | | x | | | | x | x | | x | |
| 7 . | Voting Member | 7 . Charissa McBee Crossland | 7 . Trustee Tenorio (Dist. 2) | | | | | x | x | x | | x | x | x | |
| 8 . | Voting Member | 8 . Jamie Fulenwider | 8 . Trustee McManus (At-Lg) | | | | | | x | x | x | x | x | x | |
| 9 . | Voting Member | 9 . Celeste Castro | 9 . Trustee Runkle (Dist. 3) | | | | | | * | * | * | * | * | * | |
| 10 . | Voting Member | 10 . Bernardo Saenz III | 10 . Trustee Runkle (Dist. 3) | | | | | | | x | x | | x | | |
| 11 . | Voting Member | 11 . Geoff Seibel | 11 . Trustee Keller (Dist. 4) | | | | | x | x | | x | x | x | x | |
| 12 . | Voting Member | 12 . Libby Gimpel | 12 . Trustee Runkle (Dist. 3) | | | | | | x | x | | x | x | x | |
| 13 . | Voting Member | 13 . Brad Growt | 13 . Trustee McManus (At-Lg) | | | | | | | | x | x | x | x | |
| 14 . | Voting Member | 14 . Jennifer Price | 14 . Trustee Vela (Dist. 1) | | | | | | | | | | | | |
| 15 . | Voting Member | 15 . Kim Hilsenbeck | 15 . Trustee Keller (Dist. 4) | | | | x | x | x | | x | x | | x | |
| 16 . | Voting Member | 16 . Kyle Taylor | 16 . Trustee Orosco (Dist. 5) | | | | | x | | x | x | x | | x | |
| 17 . | Voting Member | 17 . Lee Urbanovsky | 17 . Trustee Keller (Dist. 4) | | | | | | | x | | x | x | | |
| 18 . | Voting Member | 18 . Michelle Carey | 18 . Trustee Vela (Dist. 1) | | | | | x | x | | | | | | |
| 19 . | Voting Member | 19 . Michelle Cohen | 19 . Trustee Tenorio (Dist. 2) | | | | x | x | x | | | | x | x | |
| 20 . | Voting Member | 20 . Jodi Kennison | 20 . Trustee Petrea (At-Lg) | | | | x | x | | | | x | x | x | |
| 21 . | Voting Member | 21 . Mimi Rivers | 21 . Trustee Runkle (Dist. 3) | | | | x | x | x | x | x | | x | x | |
| 22 . | Voting Member | 22 . Brett Pennington | 22 . Trustee McManus (At-Lg) | | | | | | | | x | x | | | |
| 23 . | Voting Member | 23 . Stephen Dean | 23 . Trustee Petrea (At-Lg) | | | | x | | | | x | | | x | |
| 24 . | Voting Member | 24 . Sylvia Cruz | 24 . Trustee Vela (Dist. 1) | | | | | | x | x | | | | | |
| 25 . | Voting Member | 25 . temporarily vacant | 25 . Trustee Vela (Dist. 1) | | | | | | | | | | | | |
| 26 . | Voting Member | 26 . temporarily vacant | 26 . Trustee Tenorio (Dist. 2) | | | | | | | | | | | | |
| 27 . | Voting Member | 27 . Trey Williams | 27 . Trustee Petrea (At-Lg) | | | | | x | x | | x | x | x | x | |
| 28 . | Voting Member | 28 . Yvonne Espinoza | 28 . Trustee Tenorio (Dist. 2) | | | | x | | x | x | x | | x | x | |