



Pacific Elementary School

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Pacific Elementary School District

Board of Trustees Meeting
Tuesday, November 16, 2021 @ 4:00 PM

Join Zoom Meeting

<https://us04web.zoom.us/j/79312303090?pwd=L3ErSnR4S0NzRFUyb3pETml5OXhEZz09>

Meeting ID: 793 1230 3090 Passcode: 6Gw3ZC

Pacific Elementary School
50 Ocean St. Davenport, CA 95017

Pacific School Mission Statement

Pacific School's mission is to prepare children for life through experiential learning that addresses the needs of the whole child. We create a safe and secure school environment that promotes social and academic growth and develops an enthusiasm for learning, a positive self-image, and cross-cultural understanding.

All persons are encouraged to attend and, where appropriate, to participate in, meetings of the Pacific School Board of Trustees. Persons wishing to address the Board are asked to state their names for the record. Consideration of all matters is conducted in open session except for those relating to litigation, personnel, and employee negotiations, which, by law, may be considered in executive (closed) session.

Meeting facilities are accessible to persons with disabilities. By request, alternative agenda document formats are available to persons with disabilities. To arrange an alternative agenda document format or to arrange aid or services to modify or accommodate persons with a disability to participate in a public meeting, please provide a written request to: Eric Gross, Superintendent/Principal at the Pacific School District Office at least three working days prior to any public meeting.

Board Meeting Minutes

1. OPENING PROCEDURES FOR OPEN SESSION

- a. Call to Order – 4:06 p.m.
- b. Roll Call & Establishment of Quorum
 - i. Gwyan Rhabyt, Board President - Present
 - ii. Don Croll, Board Trustee – Arrived 4:11, left 5:00 p.m.
 - iii. Cari Napoles, Board Trustee – Present

Also present, Ralph le Roux, Architect; Eric Gross, Superintendent; Elizabeth Andrews, District Office Manager

- c. Approval of the agenda for November 16, 2021
 - i. Agenda deletions, additions, or changes of sequence

Item 7b moved between items 2 and 3. No other changes. Ms. Napoles moved, Mr. Rhabyt seconded. 2 in favor, 0 opposed, 0 abstentions, 1 absence.

2. PUBLIC COMMENTS - None

- a. For items not on the agenda, this is an opportunity for the public to address the board directly related to school business. The Board President may allot time to those wishing to speak, but no action will be taken on matters presented (EC §35145.5).
- b. For items on the agenda, the public will have the opportunity to speak at the time the agenda item is discussed. Please address the Board President.

3. REPORTS

- a. Superintendent Report
 - i. Concrete school front entrance redone, which cost \$3,800; we are applying for NCR (from our insurance JPA) grant to pay for up to half of it.
 - ii. Covid vaccination clinic on campus. Many participants were from other schools. Many of our students are getting it done in other places. We will eventually collect proof of vaccination from students. A small number of families are highly opposed to COVID vaccines.
 - iii. Recent COVID test results have all been negative, although other schools have not been so lucky.
 - iv. We are receiving \$50,000 for after school and vacation programming. This is going to be ongoing funding and is likely to increase, state budget allowing. We are well-positioned to meet the requirements of the funding.
 - v. TK is expanding. We are looking at offering a separate TK class in the afternoons, with TK students having the option to attend preschool in the morning.
- b. Board Member Reports
 - i. Ms. Napoles is continuing to promote our funding needs to appropriate officials.
- c. School Site Council Report
 - i. Still impossible to schedule, has one parent vacancy.
- d. Parents Club Report
 - i. Drive for Schools = \$10,000

- ii. Movie Night = successful
 - iii. Potato Night = about 40 people
 - iv. Tea Towel fundraiser = just ended, high participation
 - v. Only 1/3 of year has passed and only \$3,000 short of annual goal
 - vi. The board discussed creating a partnership with the Roadhouse restaurant that might involve fundraising options for the school.
4. **CONSENT AGENDA:** These matters may be passed by one roll call motion. Board Members may remove items from the agenda for a separate discussion and vote.
- a. Approval of the minutes from the Board meeting on October 19, 2021
 - b. Approval of Warrant Lists
 - c. Developers Fees Report
 - d. Williams Report
 - e. School Accountability Report Card (SARC)

Approved all items with no changes. Ms. Napoles moved, Mr. Rhabyt seconded. 2 in favor, 0 opposed, 0 abstentions, 1 absence.

5. PUBLIC HEARINGS

6. BOARD RESOLUTIONS

- a. Resolution 2022-8 in support of AB-75 Approved with no changes. Ms. Napoles moved, Mr. Rhabyt seconded. 2 in favor, 0 opposed, 0 abstentions, 1 absence.

7. ITEMS TO BE TRANSACTED AND/OR DISCUSSED

- a. Approval of Board Policies, Administrative Regulations, Board Bylaws, & Exhibits - None
- b. Master Plan for Facilities Needs

Mr. Gross will be meeting with a company to explore energy-efficiency projects and funding sources.

Mr. Gross collected feedback on the draft master plan from teachers and shared them with the architect. Mr. le Roux reviewed the comments with the board. Preschool, Transitional Kindergarten, and Kindergarten can all share the same play structure. Typically this would be fenced, but that's not required by law.

We have received an estimate from a roofing company for replacing the roof. To replace it with a sloped roof with asphalt shingles might be \$192,000 whereas using standing-seam metal roofing, which is longer lasting, would be \$305,000. We would also have an additional \$154,000 for reroofing the low-slope roof and \$38,500 for fixing the parapet walls. Mr. le Roux and Mr. Rhabyt recommend shingles. It would be less expensive to replace the roof in-kind, but opens us up to continued issues caused by flat roofs. It's also possible other roofing companies would be a bit less expensive. But there will probably be some extra costs for replacing the skylights.

To do the roofing project now we would have to go through DSA, get it approved, and then the state hopefully would reimburse us. We would also need to do some kind of

ADA upgrade that would amount to 20% of the costs, such as bathroom upgrades, at the same time. This portion could wait, however, until we actually get the money from the state.

Mr. le Roux is confident we would get the money from the state eventually, but it could be 5 to 10 years after we submit our application.

Applications for TK construction funds will open in February of 2022, and it is recommended that we submit an application.

It's generally cheaper to put photovoltaic panels on a new shade structure than on an existing roof.

The numbers below are hard costs, we have already received some of the planning/soft costs for these projects, as you can see from the table.

Project 1: Modernization money (\$671,642), which is what could pay for the roof and bathrooms.

Project 2: We've also applied for facilities hardship funding which involves replacing a portable (\$90,240 funded but there's a chance that they would give us more money eventually.) This money is not tied to a bond act.

Project 3: We are eligible for funding for new construction for 3 classrooms – a 2 classroom project (\$996,080) and a 1 classroom project (\$517,962). The new playground is rolled into this project. The 1-classroom project may get abandoned if the TK funding comes through.

Project 4: Then we will be applying for TK classroom funding.

All of the projects would continue to evolve as designs and needs get clearer.

Location	#	Scope Item	Area	Unit	Cost Per Unit	Construction Cost	Soft Costs (18% - 25% Allowance)	Project Costs	Total State Funding Estimate (HPD)	Total State Funding Soft Costs (HPD)	Notes		
Project 1: Modernization \$671,642	1A	Re-roof low slope		LS	\$0	\$154,000					Per Garland Report 10/05/21		
	1B	Parapet wall		LS	\$0	\$38,500					Per Garland Report 10/05/21		
	1C	Asphalt Shingles		LS	\$0	\$192,000					Per Garland Report 10/05/21		
	1D	Modernize restrooms	325	SF	\$400	\$130,000					20% on ADA for DSA project		
	1E	Ball wall		LS		\$18,000					20% on ADA for DSA project		
					SUB-TOTAL	\$532,500	\$118,525	\$651,025	\$671,642	\$118,525	**subject to Statewide Bond		
Project 2: Portable replacement \$90,240*	2A	classroom with restroom	960	LS		\$160,000							
	2B	Site Work	960	SF	\$100	\$96,000							
					SUB-TOTAL	\$256,000	\$64,000	\$320,000	\$90,240	\$90,240	*increase with site costs		
Project 3: New Construction \$1,514,042**	3A	New Classrooms (2)	1920	SF	\$600	\$1,152,000							
	3B	Playground	1880	SF	\$100	\$188,000							
	3C	Asphalt lunch area	1835	SF	\$30	\$55,050							
						SUB-TOTAL	\$1,395,050	\$249,020	\$1,644,070	\$1,514,042	\$378,510	**subject to Statewide Bond	
	4A	Demo existing bldg	960	LS		\$40							
Project 4: New K / TK Classrooms***	4B	New TK classrooms	1350	SF	\$600	\$810,000							
	4C	New TK playground	700		\$120	\$84,000							
					SUB-TOTAL	\$894,040	\$223,510	\$1,117,550	\$	\$17,962.00	\$	118,525.00	***Make State funding application

- c. Authorizing Use of Remote Teleconferencing Provisions Pursuant to AB 361 and Government Code section 54953. Approved with no changes. Ms.

Napoles moved, Mr. Rhabyt seconded. 2 in favor, 0 opposed, 0 abstentions, 1 absence.

- d. Redistricting
 - i. Unable to find census info to plug into <https://districtr.org/>
 - ii. Consultants too busy to help or even be hired
 - iii. Due by 2/28/22. Some small districts are not doing it.
 - iv. Options:
 - 1. Adopt my proposal
 - 2. Don't redistrict now
 - 3. Hire consultants to do it when available

The board discussed this issue, but did not take any action at this meeting.

- e. Approve Educator Effectiveness Plan – We expect to spend all the available money on the New Teacher Project fees for new teachers. Approved with no changes. Ms. Napoles moved, Mr. Rhabyt seconded. 2 in favor, 0 opposed, 0 abstentions, 1 absence.
- f.

8. CLOSED SESSION

- a. Public Employee Discipline/Dismissal/Release (Section 54957.6)
- b. Public Employee Appointment (Section 54957)

9. REPORT OF ACTIONS TAKEN IN CLOSED SESSION

- i. Jennifer Bird finished classroom teaching on 11/5/21; she will finish up report cards and conferences.
- ii. Kindergarten teachers will be Freya Phillips Mondays and Fridays; Joy Hass Tuesdays and Thursdays; Mary Philis Wednesdays.

10. NEXT REGULAR BOARD MEETING: 4:00 PM December 21, 2021

11. ADJOURNMENT

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The board book for this meeting, including this agenda and any back-up materials, may be viewed or downloaded online: <http://www.pacificesd.org/governance.html> or may be viewed at the school: 50 Ocean St. Davenport CA 95017.

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