

Fountain Valley School District
Superintendent's Office

SPECIAL MEETING OF THE BOARD OF TRUSTEES

10055 Slater Avenue
Fountain Valley, CA 92708

March 28, 2019

MINUTES

President Collins called the regular meeting of the Board of Trustees to order at 5:30pm.

CALL TO ORDER

The following board members were present:

ROLL CALL

Ian Collins	President
Sandra Crandall	Clerk
Lisa Schultz	Member
Jim Cunneen	Member

Absent:

Jeanne Galindo	President Pro Tem
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Motion: Mrs. Schultz moved to approve the meeting agenda.

AGENDA APPROVAL

Second: Mrs. Crandall

Vote: 4-0

Mrs. Schultz led the Pledge of Allegiance.

PLEDGE OF
ALLEGIANCE

SPECIAL PRESENTATIONS

Assistant Superintendent, Educational Services, Dr. Steve McLaughlin, and Director Educational Services, Dr. Jerry Gargus, reviewed with the Board of Trustees the process used to update the District's Local Control Accountability Plan (LCAP). Dr. McLaughlin reviewed the Local Control Funding Formula, in addition to the purpose of the LCAP, State Priority Areas, and 17-18 Smarter Balanced Assessment results. Following this, Dr. Gargus provided the 2018-19 EL Annual Update. He reviewed the assessment results for our EL students, including details of the number of students reclassified, criteria for reclassification and comparison of our District to the County and State. In addition, he reviewed the California School Dashboard and what these metrics

LOCAL CONTROL
ACCOUNTABILITY
PLAN (LCAP)

say about out EL students. Moreover, Dr. McLaughlin provided greater detail regarding the California Dashboard, including the purpose, State Indicators and Local Indicators, and results for our District. Following this, Dr. Gargus reviewed District progress on our 2018-19 goals, including a review of our five goal areas and the metrics attached to each in addition to feedback received through our LCAP survey. In closing, Dr. McLaughlin reviewed the LCAP timeline through the end of the year.

Assistant Superintendent of Business Services, Christine Fullerton, was joined by Lori Raineri and Keith Weaver, from Government Financial Strategies Inc., to review and discuss the results from the District's recent General Obligation Bonds issuance. Mr. Weaver reviewed the bid process, the credit rating process, interest rates, location of bidders, and the bid results. Of the nine bidders, Mesirow Financial was the winning underwriter with the lowest bid of 3.48%. Mr. Weaver explained that the strong bid results meant the issuance of more bonds (\$35 million versus \$30 million) and lower upfront costs, which produced over \$5 million more funds for facilities than budgeted, and reduced risk by securing more funds now at a low, fixed borrowing rate that maintains projected tax rates and helps stay ahead of construction cost escalation. In closing, Mrs. Raineri noted the total debt ratio of 1.68:1, wonderful news for our tax payers. The remaining bond sale of \$7 million is planned for 2021.

In response to the Request for Proposal (RFP) for the former Fred Moiola School site, the District received several proposals to purchase the Property pursuant to a purchase and sale agreement, and fewer to either lease the Property pursuant to a short lease of the Property in its current state, or lease the Property pursuant to a long term ground lease of the Property in a manner which allows for its development. Andreas Chialtas from Atkinson, Andelson, Loya, Ruud and Romo, summarized the mostly finalized RFP process and proposals received. He began by reviewing the history of the Moiola site, including the reconfirming resolution adopted on April 19, 2018, receipt of a waiver from the State Board of Education, Town Hall meeting held, and the RFP process. In addition, he reviewed the disposition options available to the Board, including lease (building lease), ground lease or sale. Mr. Chialtas noted that in response to the RFP, three building lease proposals were received, one ground lease and twenty purchase proposals. He provided a summary and loose ranking within the lease and purchase proposals of each offer received. In closing, he reviewed next steps for the District including confirming best and final proposals and presentation of final

RESULTS FROM GENERAL OBLIGATION BOND ISSUANCE

PRESENTATION OF PROCESS FOLLOWED AND PROPOSALS RECEIVED FOR THE POTENTIAL SALE OR LEASE OF THE DISTRICT'S FORMER FRED MOIOLA SCHOOL SITE PURSUANT TO THE DISTRICT'S REQUEST FOR PROPOSAL PROCESS

proposals to the Board at the April 25th meeting. The Board then selects the most beneficial proposal and states the reasons for selecting. Following this, the District enters into an agreement with the selected proposer within 60 days.

PUBLIC COMMENTS

There was one request to address the Board of Trustees. A member of the community addressed the Board regarding the Moiola School site.

PUBLIC COMMENTS

LEGISLATIVE SESSION

Motion: Mrs. Crandall moved to adopt Resolution 2019-14: Approval of Guaranteed Maximum Price for the Lease-Leaseback Agreement with West Coast Air Conditioning, Inc. for the Measure O Modernization and HVAC Project at Cox Elementary School

Second: Mr. Cunneen

Vote: 4-0

RESOLUTION 2019-14: APPROVAL OF GUARANTEED MAXIMUM PRICE FOR THE LEASE-LEASEBACK AGREEMENT WITH WEST COAST AIR CONDITIONING, INC. FOR THE MEASURE O MODERNIZATION AND HVAC PROJECT AT COX ELEMENTARY SCHOOL

There were no requests to address the Board prior to closed session.

PUBLIC COMMENTS

Mr. Collins announced that the Board would retire into Closed Session. Action was not anticipated. The following was addressed:

CLOSED SESSION

- Personnel Matters: *Government Code 54957 and 54957.1*
Appointment/Assignment/Promotion of employees; employee discipline/dismissal/release; evaluation of employee performance; complaints/charges against an employee; other personnel matters.
- Pupil Personnel: *Education Code 35146*

Student expulsion(s) or disciplinary matters for violation of Board Policy 5144.1.

- Negotiations: *Government Code 54957.6*
Update and review of negotiations with the FVEA and CSEA Bargaining Units with the Board's designated representative, Cathie Abdel.

ADJOURNMENT

Motion: Mrs. Schultz moved to adjourn the meeting at 8:11PM.

Second: Mr. Cunneen

Vote: 5-0

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