

TO: Board of Education  
FROM: Randall Booker, Superintendent  
SUBJECT: **MEASURE H1 PRIORITIES**

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I. **SUPPORT INFORMATION**

The On June 22, the Board of Education voted to submit a school facilities bond measure -- Measure H1 -- to the voters on November 8, 2016. In recent weeks, members of the community asked for clarification of how the bond funds would be spent if H1 is approved. What follows is information about the bond authorization to address some of the most critical educational objectives and building deficiencies identified in the District's Facilities Master Plan.

**Summary of Priorities**

If approved, Measure H1 would authorize the use of bond funds to:

- Construct new high school facilities to support instruction of Science, Technology, Engineering, Arts and Mathematics ("STEAM").
- Renovate or replace middle and high school facilities to support curriculum and educational programs and upgrade antiquated mechanical, electrical, plumbing, and ventilation systems.
- Add elementary classrooms to support kindergarten curriculum.
- Implement energy-efficiency measures to reduce operating expenses and mitigate environmental impacts.
- Enhance campus security across all campuses.
- Furnish and equip new, renovated and existing buildings.

Variables affecting the allocation of bond funds include project cost, sequencing to maximize efficiency and avoid off-site relocation of students, and the receipt of State matching funds.

**Background: The Facilities Master Plan**

In 2015 and 2016, Piedmont Unified assessed whether its facilities support changing curriculum, programs and educational goals. The resulting [Facilities Master Plan](#) combines (1) the assessment of the educational appropriateness of facilities with (2) the assessment of the physical condition of facilities and (3) teacher and community input, and identifies a range of improvements needed to support our educational programs now and in the future. (For more information about the Plan, see these [Answers to Frequently Asked Questions](#).)

### **Role of the Steering Committee**

The Facilities Steering Committee plays a significant role in bringing community viewpoints and professional expertise into the management and oversight of the District's capital projects. The Committee, which has changed in composition over time, now consists of: Grier Graff; Brad Hebert; Robert Hendrickson; John Gibbs; Sally Aldridge; Angel Fierro; and Bernard Pech. District staff who serve on the Committee include: Superintendent Randall Booker; Assistant Superintendent Song Chin-Bendib; Director of Facilities Pete Palmer; and Board of Education Members Rick Raushenbush and Doug Ireland. This group represents a diversity of viewpoints about how best to implement the Facilities Master Plan.

Starting in January 2016, the Steering Committee's mandate was to: study the Facilities Master Plan; help develop various options to prioritize and phase the work in anticipation of one or more facilities bond measures; scrutinize detailed cost estimates developed by District staff in conjunction with general contractors specializing in school construction; and develop recommendations for the Board of Education. The Committee was guided by considerations of how to accomplish the most pressing educational goals and how to get the best value for the investment of bond funds.

### **Steering Committee Findings and Recommendations**

The Committee concluded that, to continue to provide an excellent education for Piedmont children, the District should begin to address the significant needs identified in the Facilities Master Plan. The Committee determined that the District cannot complete all of the work identified in the Plan at one time because the estimated cost exceeds the District's current bonding capacity, and that the District will have to prioritize the work and seek voter approval to make these improvements in phases. In addition to cost constraints, other constraints on implementation include challenging site topography, limited real estate for the middle and high schools, and the need to avoid the relocation of students off-site.

The Committee recommended:

- Recognizing that it is not possible to address all of the needs identified in the Facilities Master Plan within the current bonding capacity, the PHS campus should be the primary focus because the PHS buildings are the oldest in the District with the most severe physical needs, because PHS serves all Piedmont students in their highest level of education in the District, and because supporting high school STEAM education (Science, Technology, Engineering, Art, and Mathematics) is a paramount educational goal.
- Investment in new classrooms at the elementary schools to support extended-day kindergarten is also a high priority.

Based on the Facilities Master Plan, the findings and recommendations of the Steering Committee, and staff and community input, the Board of Education voted to submit Measure H1 to the voters. Click on the following link to read the full text of [Measure H1](#)

### **The Bond Measure Project List**

Measure H1 states that the following projects are authorized and "shall be approved" by the Board of Education:

- Construction of a new Piedmont High School building, focused on Science, Technology, Engineering, Arts and Mathematics ("STEAM"), with size, scope and location to be determined following additional public input;
- Renovation, refurbishment, or replacement of existing Piedmont High School, Piedmont Middle School, and Millennium High School buildings, including classrooms, infrastructure and landscaping;
- Addition of classrooms to elementary schools sufficient to meet higher educational standards for kindergarten;
- Energy efficiency measures to reduce long term operational expense and environmental impact;
- Addition or expansion of security measures, safe playground and outdoor structures, and "green" areas at existing schools;
- Furnish and equip new, renovated and existing buildings, including modern technology and infrastructure;

Measure H1 further states:

[T]he repair and renovation of each of the existing school facilities may include, but not be limited to, some or all of the following: renovation of restrooms; repair and replacement of heating and ventilation systems; upgrade of facilities for energy efficiencies; repair and replacement of roofs, windows, walls, doors and drinking fountains; improvements to comply with access requirements of the Americans with Disabilities Act; installation wiring and electrical systems to accommodate computers, technology and other electrical devices and needs; upgrades or construction of support facilities; acquisition of property; repair and replacement of fire alarms, emergency communications and security systems; resurfacing or replacing of hard courts, and campus landscaping; parking; install interior and exterior painting and floor covering; demolition; repair, upgrade and install interior and exterior lighting systems; replace outdated security systems; and upgrade technology infrastructure.

The allocation of bond proceeds will be affected by the District's receipt of State matching funds and the final costs of each project. . . . Based on the final costs of each project, certain of the projects described above may be delayed or may not be completed. Demolition of existing facilities and reconstruction of facilities scheduled for repair and upgrade may occur, if the Board determines that such an approach would be more cost-effective in creating more enhanced and operationally efficient campuses. . . .

The preceding language is part of the legal text of the bond measure and, if approved by the voters, could not be changed by the Board of Education.

### **Balancing Specificity with Flexibility**

If H1 is approved by voters, more public input would be sought to assess how the most pressing educational goals may be accomplished while obtaining the greatest value for the investment.

Specifically, there would be public engagement to determine the scope and sequence of projects, assess the educational benefits and trade-offs of the various options, identify additional options, and determine the best solutions.

The District has experience and a successful track record with this kind of public engagement. For example, the concept for the new Havens school emerged from public input after the bond measure was approved by voters. Similarly, the scope and

specifications of the recent technology infrastructure upgrades reflect extensive public engagement.

For these reasons, the District needs to preserve flexibility to find the best, most cost-effective solutions to achieve the items on the project list. Public conversations about *how best to achieve our goals* would be at the heart of the public discussions, not whether to revisit the goals stated in the legal text of the bond measure. No individual or group of individuals, even if elected to the Board of Education, could legally disregard the legal text of the bond measure and related attachments. At the same time, the Board must have the flexibility to choose the best conceptual plan and sequencing of work, particularly with regard to avoiding the disruption and cost of relocating students off site.

II. **RECOMMENDATION: INFORMATION AND DISCUSSION**

Review and discuss the Project List and priorities that is included in the legal text of Measure H1.