

JUNEAU SCHOOL DISTRICT
CITY AND BOROUGH OF JUNEAU

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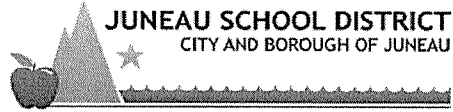
BOARD OF EDUCATION
SPECIAL MEETING PACKET

TUESDAY,
JULY 19, 2011

SALLY SADDLER
PRESIDENT, BOARD OF EDUCATION

GLENN GELBRICH
SUPERINTENDENT OF SCHOOLS

In Juneau we are all partners in providing each student with the skills, knowledge, and attitudes to be a contributing citizen in a changing world.



Board of Education

Sally Saddler, President

Andi Story, Vice President

Ed Flanagan, Clerk

Mark Choate

Phyllis Carlson

Barbara Thurston

Kim Poole

No person shall be denied employment, re-employment, or advancement or be discriminated against in compensation, or in a term condition, or privilege of employment because of the person's race, religion, color, or national origin, or because of the person's age, physical or mental disability, gender, sexual orientation, marital status, pregnancy, or parenthood when the reasonable demands of the position do not require distinction on the basis of age, physical or mental disability, gender, sexual orientation, marital status, changes in marital status, pregnancy, or parenthood.

**BOARD OF EDUCATION
SPECIAL MEETING**

**TUESDAY, JULY 19, 2011
5:30 p.m.
JDHS LIBRARY**

**AGENDA
(UNADOPTED)**

- 1.0 Call to Order
- 2.0 Flag Salute
- 3.0 Roll Call
- 4.0 Approval of Agenda
- 5.0 Opportunity for Public Comment
(Limited to a total of 10 minutes with no more than 2 minutes for any individual.)
- 6.0 CONSENT AGENDA
 - 6.1 Approval of Board Minutes- June 28, 2011 (Special Meeting)
- 7.0 ACTION ITEMS
 - 7.1 Recommendation to the City and Borough of Juneau Regarding Adair-Kennedy Field Synthetic Turf Replacement and Auke Bay Elementary School Ground Source Heat System (Final Reading) (*Director of Administrative Services*)
- 8.0 INFORMATION ITEM
 - 8.1 Classified Personnel Report
- 9.0 Superintendent's Report- None
- 10.0 Committee Reports- None
- 11.0 Adjournment

Board Members:

Sally Saddler, President; Andi Story, Vice President; Ed Flanagan, Clerk
Barbara Thurston; Kim Poole; Phyllis Carlson; Mark Choate
Email the Board at: schoolboard@ci.juneau.ak.us

CITY AND BOROUGH OF JUNEAU SCHOOL DISTRICT

BOARD AGENDA ITEM

DEPARTMENT _____ INFORMATION
OR
CLASSIFICATION: ACTION ITEM 6.0 X ACTION

TITLE: CONSENT AGENDA

BACKGROUND

The Consent Agenda is designed to expedite items routine in nature that do not require separate discussion. Any Board Member or member of the public in attendance may request that an item be removed and considered as a separate item. Any item removed from the Consent Agenda will follow the format of staff reports, Board questions, public comment and Board action.

STATUS

Following are items listed on the Consent Agenda.

6.1 Consent Agenda

The Consent Agenda is designed to expedite items routine in nature that do not require separate discussion. When the Board Chair calls for the Consent Agenda, any Board Member or member of the public may request that an item be removed and considered as a separate item. Items removed from the Consent Agenda will follow the format of staff reports, Board questions, public comment and Board action.

6.1 Approval of Minutes – June 28, 2011 (Special Meeting)

RECOMMENDATION

That the Board of Education approve the Consent Agenda as presented.

**CITY AND BOROUGH OF JUNEAU
BOARD OF EDUCATION**

June 28, 2011

Special Meeting- 5:30 p.m.
JDHS Library

UNADOPTED

1.0 CALL TO ORDER. The regular meeting of the City and Borough of Juneau Board of Education, held in the Juneau-Douglas High School Library, was called to order at 5:30 p.m. by Board President, Sally Saddler.

2.0 FLAG SALUTE. Sally Saddler, Board President, led the flag salute.

3.0 ROLL CALL

Members Present

Sally Saddler, President
Andi Story, Vice-President
Ed Flanagan, Clerk
Mark Choate (via teleconference)
Barbara Thurston
Kim Poole
Phyllis Carlson

Members Absent

None

Administrators

Glenn Gelbrich, Superintendent
Laury Scandling, Assistant Superintendent
David Means, Director of Administrative Services
Kristin Bartlett, Communications Manager

4.0 APPROVAL OF AGENDA

Kim Poole requested that the Action Items be moved ahead of the Consent Agenda to accommodate Ms. Saddler who would need to leave early.

Kim Poole moved and Ed Flanagan seconded the motion to approve the agenda as amended. MOTION PASSED.

5.0 OPPORTUNITY FOR PUBLIC COMMENT ON NON-ACTION ITEMS

There was no public comment.

7.0 ACTION ITEMS

7.1 RECOMMENDATION TO CBJ REGARDING AUKE BAY ELEMENTARY GROUND SOURCE HEAT SYSTEM (FINAL READING)

A heating system optimization analysis was completed as part of the Auke Bay Elementary School Renovation planning process. Initially the planned heating system for the Auke Bay School Renovation Project included dual fuel (electric and oil-fired) boilers. The analysis looked at this option along with four other alternative systems that included:

1. Containerized Wood Boiler (Lead) and Electric Boiler (Lag)
2. Wood Boiler (Lead) and Electric Boiler (Lag)
3. Ground Source Heat Pump (Lead)) and Electric Boiler (Lag)
4. Air Source Heat Pump System

The finding was that the Ground Source Heat (GSH) would provide the School District with the lowest (by far) operating and maintenance costs.

The issue is that to install a GSH system there would be a higher up front cost than what is currently budgeted for in the Auke Bay School Renovation Project. The current budget assumes a conventional heating system of an oil fired boiler with a back-up electric boiler that would cost an estimated \$2.678M; a GSH system is estimated at \$4.076M. To fund the GSH system, an additional \$1.4M in funding will be required.

It is believed that this additional cost would qualify for 70% reimbursement from the Alaska Department of Education and Early Childhood's (EED) State Aid for Debt Retirement for Capital Improvement Projects. (We are currently awaiting official response to that question.) The local cost share of this project would be \$420,000 (30% of \$1.4M); it is proposed that the local cost share can be met through the use of existing bond interest accrued by the Harborview and Glacier Valley Elementary School Renovation projects.

On June 20, 2011, the JSD Facilities Committee approved the use of \$420,000 in bond interest from the Harborview and Glacier Valley Elementary School Renovation projects (\$300K from Harborview and \$120K from Glacier Valley), to fund the local cost share of the Auke Bay Elementary Ground Source Heat Pump System, and recommended that the CBJ Assembly place a ballot initiative before the voters asking them to approve a general obligation bond proposition.

Recommendation: That the Board approve the use of \$420,000 in bond interest from the Harborview and Glacier Valley Elementary School Renovation projects, to fund the local cost share of the Auke Bay Elementary Ground Source Heat System, and recommended that the CBJ Assembly place a ballot initiative before the voters asking them to approve a general obligation bond proposition for this project.

Pros: The Ground Source Heat System would provide the District with the lowest life cycle cost for both operating and maintenance costs. This system would also decrease the current carbon footprint of the District. Additionally, by using interest funds from existing school bonds to pay the local share for this project, there would not be an increase to the annual property tax levy to fund this project.

Cons: Utilizing these monies on this project would mean that these funds would not be available for use on other projects in the District. Additionally, this is a complex funding strategy using existing bond interest to pay the local share that may be difficult to clearly explain clearly for inclusion on the municipal ballot.

Mr. Gelbrich recommended pulling the item from the agenda to allow for further discussion of funding methods by the Facilities Committee.

Public Comment:

There was no public comment.

Barbara Thurston moved and Phyllis Carlson seconded the motion to pull Action Item 7.1, Recommendation to CBJ Regarding Auke Bay Elementary Ground Source Heat System, from the agenda.

The Board heard further explanation of the proposed project from Rorie Watt, CBJ Engineering Director. The Board agreed to address this issue at a Special Facilities Committee meeting on Friday, July 8, and to schedule a Special Board Meeting on Tuesday, July 19 to consider this item.

7.2 SIX-YEAR CAPITAL IMPROVEMENT PLAN- REVISED (FINAL READING)

Each year the District is required to submit a Six-Year Capital Improvement Plan (CIP) to the Alaska Department of Education (EED) by September 1. The effort in preparing the plan involves reviewing the prior year submission; taking into account newly identified needs, and developing a new plan.

Of particular importance in developing the plan is the identification of the priorities for the next fiscal year. This latter listing of proposed projects, together with supporting data are then considered by EED in developing its statewide listing of capital projects to be supported in seeking funding from the Legislature.

The following list reflects the priorities as established and approved by the JSD Facilities Committee on June 20, 2011, for inclusion in the Six Year Plan. This is the same list that was originally approved at the April 26, 2011 School Board Meeting, with the exception of the removal of Adair-Kennedy Turf Field Replacement Project from priority number seven. A new stand-alone project for the Adair-Kennedy Turf Field Replacement Project has been created and is now listed separately as priority number eight. This revision to the District's list is required by EED, before a new application for the Adair-Kennedy Turf Field Replacement Project can be submitted for approval. Currently the City and Borough of Juneau Assembly is considering the placement of a ballot initiative before voters on October 4, 2011.

FY 13 - CIP Project Priority Listing Current Estimated Cost

1. Marie Drake Building Renovation & Realignment	\$14,346,477.00
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2. Juneau-Douglas HS Main Gymnasium Renovation	\$ 500,000.00
3. Juneau School District Site/Safety/Security Improvements	\$ 3,300,000.00
4. Mendenhall River Elementary Renovation	\$ 4,310,000.00
5. Dzantiki' Heeni MS Renovation	\$ 6,100,000.00
6. District-wide Career Technology Facilities & Upgrades	\$ 3,100,000.00
7. Floyd Dryden MS Covered Play Area & Dzantik'I Heeni MS Trail Addition	\$ 2,195,000.00
8. Adair-Kennedy Turf Field Replacement	\$ 1,200,000.00
9. District Maintenance Facility Renovation	\$ 2,314,415.00
10. District-wide Food Service Upgrades	\$ 1,350,000.00
11. Thunder Mountain HS Covered Bleachers & Supporting Facilities	\$ 2,431,500.00
12. Marie Drake Building Upgrades	\$ 2,913,995.00

Board Policy provides for facilities meetings to serve as first readings for facilities related matters. Following formal approval by the Board, applications will be developed for projects, along with changes to the cost estimates for the projects as they are developed in accordance with the latest revisions to each project.

Public Comment:

There was no public comment.

Andi Story moved and Ed Flanagan seconded the motion that the Board adopts the list of prioritized projects for the Capital Improvement Plan Six-Year Plan as approved by the Facilities Committee for final reading. MOTION PASSED.

* Ms. Saddler excused herself from the meeting.

6.0 ACTION ITEMS

6.1 CONSENT AGENDA

6.1 Certified Personnel Report

6.2 Approval of Board Minutes- June 28, 2011 (Regular Meeting)

Ed Flanagan moved and Phyllis Carlson seconded the motion that the Board of Education approve the Consent Agenda as presented. MOTION PASSED.

8.0 INFORMATION ITEM

8.1 TMHS/ DIMOND PARK IMPROVEMENTS AND ADAIR-KENNEDY SYNTHETIC TURF REPLACEMENT

At the High School Project Team meeting on February 2, 2011, committee members directed staff to develop a list of projects that could best utilize the remaining funds from the Thunder Mountain High School (TMHS) project. At that time there was approximately \$300,000 in principal from bonds sold to fund TMHS and \$400,000 in interest available for use.

The High School Project Team is a decision making body related to decisions concerning scope, schedule, budget and has general oversight in decisions related to the design and construction for the Juneau-Douglas High School's renovation and construction of TMHS. The committee is made up of three school board members and three CBJ assembly members. Decision making is by consensus, if possible, or majority vote when necessary.

CBJ and JSD staff met and recommended that:

1) **\$370,000 of interest funds – Adair-Kennedy Synthetic Turf Replacement.** The synthetic turf at Adair-Kennedy has exceeded its useful life and is in need of replacement. Improvements to the Adair-Kennedy field would benefit student programs at both Juneau-Douglas High School, TMHS and Floyd Dryden Middle School, as well as the community as a whole. This project would qualify for 70% State reimbursement under the State's School Construction Bond Dept Reimbursement program. The current total estimate for this project is \$1.2 million, with \$370,000 representing the community's 30% obligation for this project. The project would need to be approved by Juneau voters, but by using interest funds from the THMS project to leverage this project, there would be no increased cost to local property owners.

2) **\$133,000 of principal funds–TMHS/Dimond Improvements.** This project would construct sidewalks to better connect TMHS to the Field House and the Dimond Park ball fields as well as provide foot paths for students to and from Riverside Drive. Provide a walkway from Riverbend Elementary to the Dimond Park Aquatic Center for the school's Learn to Swim Program. The project will also improve drainage problems throughout the site by connecting the runoff to the existing storm drainage system. An added benefit to the community will be connecting the Dimond Park footpaths to the Mendenhall River trail system. New Landscaping between the ball fields and TMHS will help reduce dust blowing onto the TMHS site. (Please see the attached diagram showing the Dimond Park Improvements.)

NOTE: Funds provided from the THMS project account will fund the construction of the sidewalks between Riverbend Elementary School and TMHS. CBJ funds will fund the proposed landscaping upgrades to the site.

Once these two additional projects are approved and completed along with the final projects to be completed over the 2011 summer (TMHS bleacher project, security camera system and minor close out work) has been completed and we have a final accounting, then we will know if any additional funds might be available to address other issues at THMS such as an electronic reader board for the school.

At the June 7, 2011, the High School Project Team approved the use of \$133,000 of principal for the TMHS/Dimond Park Improvements and \$370,000 of interest to be used towards replacement of the Adair Kennedy Turf Field. (*A proposition is being considered at the Assembly level to place a ballot initiative before the voters asking them to approve a general obligation bond for these two projects.)

*Mr. Gelbrich noted that the final sentence in the green sheet submitted to the Board was inaccurate. The sentence should instead read: A proposition is being considered at the Assembly level to place a ballot initiative before the voters asking them to approve a general obligation bond for the Adair-Kennedy project.

8.2 CLASSIFIED PERSONNEL REPORT

Resignations

Nichole O'Brien, Special Education Paraeducator, Harborview (1.0 FTE)

Jessica Smith, Special Education Paraeducator, Gastineau (1.0 FTE)

Donna Young, Special Education Paraeducator, Auke Bay (1.0 FTE)

Liza Hinton, Office Assistance I, Gastineau (1.0 FTE)

Mark Insteness, Special Education Paraeducator, TMHS (1.0 FTE)

9.0 ADJOURNMENT

Phyllis Carlson moved and Barbara Thurston seconded the motion that the Board of Education adjourn at approximately 6:12 p.m. MOTION PASSED.

Board Clerk

Date

CITY AND BOROUGH OF JUNEAU SCHOOL DISTRICT

BOARD AGENDA ITEM

DEPARTMENT _____ INFORMATION
OR
CLASSIFICATION: ADMINISTRATIVE SERVICES 7.1 X ACTION

TITLE: RECOMMENDATION TO THE CITY AND BOROUGH OF JUNEAU REGARDING ADAIR-KENNEDY FIELD SYNTHETIC TURF REPLACEMENT AND AUKE BAY ELEMENTARY SCHOOL GROUND SOURCE HEAT SYSTEM (FINAL READING)

JSB GOAL: N/A - Operational

ISSUE SUMMARY:

ADAIR-KENNEDY FIELD

The turf field at Adair-Kennedy Field, which has exceeded its life expectancy, needs replacing to maintain a safe environment for students, athletes, and other potential users.

Replacing the turf at Adair-Kennedy Field is expected to cost \$1.2 million based on an estimate prepared by the City and Borough of Juneau (CBJ) Engineering Department.

AUKE BAY ELEMENTARY SCHOOL HEAT SYSTEM

A ground source heat system for Auke Bay Elementary would have the lowest cost over its expected life. It has a higher initial cost than the fuel oil heating system estimated in the current renovation project budget.

The ground source heat system is estimated to cost \$4.076 million. The oil fired boiler system with an electric back up boiler would cost \$2.678 million. Additional funding of \$1.4 million is needed.

RECOMMENDATION:

The administration recommends that the CBJ Assembly place a ballot issue before the voters in the amount of \$2.6 million for replacement of the synthetic turf at the Adair-Kennedy Field and \$1.4 million for a ground source heat system at Auke Bay Elementary School, and that the Assembly transfer earned interest from Thunder Mountain High School Construction (\$370,000), Harborview Renovation (\$300,000), and Glacier Valley Renovation (\$120,000) to pay towards scheduled school project debt payments.

BACKGROUND:

The Adair-Kennedy turf field was installed in 2000 with a life expectancy of eight (8) years. Although several critical seam repairs were made during the summer of 2009, the turf continues to show significant signs of wear and has lost some of its ability to hold the infill chipped rubber. The chipped rubber is a primary component of the synthetic turf that provides users with protection from falls and serious injuries. It is prudent to replace the synthetic turf to provide continued protection. Recent vandalism makes replacing the turf more vital.

The turf field is used by Floyd Dryden Middle School for physical education classes. Juneau-Douglas High School plays football and soccer on it. It is used by the Juneau Youth Football League and the Juneau Soccer Club for youth activities. Other groups use the field as well.

Replacing the synthetic turf at Adair-Kennedy has been on the District's capital improvement plan for several years. It was included in the FY 2012 plan as part of the 4th request: Floyd Dryden Middle School, Adair-Kennedy Turf Field, Dzantik'i Heeni Middle School Trail Addition. The Board of Education recently revised the FY 2013 capital improvement plan to separate the Adair-Kennedy Turf Replacement project from the others. This plan is due at the Alaska Department of Education & Early Development (AKDEED) on August 31, 2011.

The Project Team met on June 7, 2011. They recommended to the Assembly that a ballot proposition be submitted to the voters authorizing \$1.2 million and that \$370,000 be taken from the Thunder Mountain High School Construction projection earned bond interest to pay for the local share of the Adair-Kennedy bond payments.

District and CBJ officials would need to obtain a project agreement with the AKDEED to replace the turf at Adair-Kennedy Field. AKDEED approval is expected.

CBJ would issue bonds in the amount of \$1.2 million to be paid back over ten (10) years. The State would reimburse CBJ for 60% - 70% of the bond payments making the local share 30% - 40%. The local share is \$370,000 at 30% of \$1.2 million.

A heating system optimization analysis was completed as part of the Auke Bay Elementary School Renovation planning process. Initially the planned heating system of the Auke Bay School Renovation Project included dual fuel (electric and oil-fired) boilers. The analysis looked at this option along with four (4) other alternative systems that included:

1. Containerized Wood Boiler (Lead) and Electric Boiler (Lag);
2. Wood Boiler (Lead) and Electric Boiler (Lag);
3. Ground Source Heat Pump (Lead) and Electric Boiler (Lag); and
4. Air Source Heat Pump System.

The finding was that the Ground Source Heat (GSH) would provide the Juneau School District (District) with the lowest (by far) operating and maintenance costs.

Installing a GSH system there requires a higher up front cost than what is currently budgeted for in the Auke Bay School Renovation Project. The current budget assumes a conventional heating system of an oil fired boiler with a back-up electric boiler that would cost an estimated \$2.678 million; a GSH system is

estimated at \$4.076 million. To fund the GSH system, an additional \$1.4 million is funding will be required.

The ground source heat pump system also has a smaller carbon footprint than conventional fuel oil, which fits into one of CBJ's goals concerning construction projects.

It is believed that this additional cost would qualify for 70% reimbursement from the AKDEED's State Aid for Debt Retirement for Capital Improvement Projects. (The District is currently awaiting official response to that question.)

On June 20, 2011, the District's Facilities Committee approved the use of \$420,000 in bond interest from Harborview and Glacier Valley Elementary School Renovation projects (\$300,000 from Harborview and \$120,000 from Glacier Valley), to fund the local cost share of the Auke Bay Elementary Ground Source Heat Pump System, and recommended that the CBJ Assembly place a ballot initiative before the voters asked them to approve a general obligation bond proposition.

The Board of Education referred the Auke Bay issue back to the Facilities Committee during a special Board of Education meeting on June 28, 2011.

To minimize the impact on local taxpayers, interest earned from the Thunder Mountain High School Construction project (\$370,000), the Harborview Renovation project (\$300,000), and the Glacier Valley Renovation project (\$120,000) would be transferred into CBJ's debt service fund to make debt service payments. Earned interest from bond proceeds should be spent on allowable capital expenditures or debt service within 36 months of issuing bonds according to IRS regulations.

The Facilities Committee met July 8, 2011. They voted to recommend that the issues cited above be combined into one (1) ballot measure. They voted to recommend a bond election for Adair-Kennedy Field Synthetic Turf Replacement (\$1.2 million) and Auke Bay GSH (\$1.4 million). They also voted to recommend CBJ Assembly transfer interest (\$370,000 from Thunder Mountain High School Construction, \$300,000 from Harborview, and \$120,000 from Glacier Valley) to pay debt service on school projects. This action is linked to the voters approving the bonds. Making the debt service payments reduces by \$790,000 the amount that taxpayers would have to pay through property taxes during FY 2013.

Voters must approve the bonds in order to be reimbursable under the State's program. In order to facilitate this in a timely manner the following schedule is proposed:

DATE	STEP
July 19, 2011	Board of Education approve recommendation to Assembly
August 8, 2011	First reading of ordinance submitting issue to voters
August 22, 2011	Final reading of ordinance submitting issue to voters
October 4, 2011	Municipal election held

PROS/CONS:

Pros: The synthetic turf at Adair-Kennedy Field needs replacing to provide continued protection from falls and other serious injuries.

Pros: The Ground Source Heat System would provide the District with the lowest life cycle cost for both operating and maintenance costs. This system would also decrease the current carbon footprint of the District.

Cons: Utilizing these monies on these projects would mean that these funds would not be available for use on other project in the District. Additionally, this is a complex funding strategy using existing bond interest to pay the local share that may be difficult to clearly explain for inclusion on the municipal ballot.

BUDGET IMPLICATIONS:

1. There is \$2,000 in the budget should the District wish to inform the voters about this ballot measure.
2. Reduced maintenance and energy cost at Auke Bay Elementary School when installed and operational.

STATUS: This is a final reading.

MOTION:

I move that the Board of Education recommend to the City and Borough of Juneau Assembly that - -

1. A bond issue to placed before the voters during the next municipal election in the amount of \$2.6 million to replace the synthetic turf at Adair-Kennedy Field (\$1.2 million) and provide a ground source heat system at Auke Bay Elementary School (\$1.4 million); and
2. Earned interest from Thunder Mountain High School (\$370,000), Harborview (\$300,000), and Glacier Valley (\$120,000) be used for debt service payments on school projects provided the bond issue is approved by the voters.

Motion by _____ Seconded by _____

Advisory Vote _____ Vote _____

**CITY AND BOROUGH OF JUNEAU SCHOOL DISTRICT
BOARD INFORMATION**

DEPARTMENT

X INFORMATION

OR

 ACTION

CLASSIFICATION: HUMAN RESOURCES 8.1

TITLE: CLASSIFIED PERSONNEL REPORT

RESIGNATION(S)

NAME	POSITION	Effective Date
Jorge Ceballos	Custodian (1.0 FTE) Juneau Douglas High School	07/01/11