



Facilities and Bond Planning Advisory Committee

April 26, 2017

6:15 p.m.

Carruth Administration Center, Board Auditorium

1111 West 6th Street, Austin, TX 78703

MEETING MINUTES

IN ATTENDANCE:

Committee Members: Kristin Ashy, Leticia Caballero, Cherylann Campbell, Rich DePalma, Gabriel Estrada, Roxanne Evans, Paulette Gibbins, Dusty Harshman, Marguerite Jones, Jodi Leach, Jennifer Littlefield, Scott Marks, Cynthia McCollum, Rick Potter, Tali Wildman

AISD Trustees: Ann Teich, Julie Cowan, Yasmin Wagner

Staff: Paul Cruz, Nicole Conley Johnson, Edmund Oropez, Paul Turner, Beth Wilson, Melissa Laursen, Julia Maldonado, Felipe Romero, Asha Dane'el, Marc Brewster, Lydia Venegas, Chaneel Daniels, Gilbert Hicks, Sandra Creswell, Terrance Eaton, Lisa Goodnow, Craig Shapiro, Gloria Williams, Kevin Schwartz, Celso Baez, Christian Clarke Casarez, Ruben Pizarro

Consultants: Greg Smith, Matias Segura, Drew Johnson, Angela Whitaker-Williams, Taryn Kinney, Kelli Bellon, Jerimi Henry, Chelsea Burkett, Arnold Ashburn

Visitors: List of visitors is attached.

1. Call to Order and Overview of Meeting Goals (6:28 PM)

Tri-chair Cherylann Campbell called the meeting to order at 6:28 PM and reviewed the meeting goals.

Trustees Ann Teich, Julie Cowan, and Yasmin Wagner were acknowledged.

2. Citizens Communication

The Citizens' Communication process was explained.

- *Director of Foundation Communities* – discussed the proposal for the Allan site which would provide 200 low-income units for families; the proposal has been on hold for a possible location for LASA; if LASA does not fit on the Allan site, then provide the Board of Trustees direction so the Foundation Communities proposal can move forward.

- *Rosedale parent* – excited and grateful for the proposal for Rosedale; the Rosedale group has done a lot of research over the past three months to find examples for a new Rosedale school; the school should be single-story, located in a vibrant community setting with surrounding businesses.
- *East Austin resident* – attended east Austin schools; concerned about closing schools in east Austin; there are no clear indicators regarding what it means to establish equity, and requested the FABPAC develop clear outcomes for equity and what that means for bond funding.
- *Menchaca staff* – thanked the FABPAC for recommending Menchaca for years 1-6 on the 25-year FMP roadmap; acknowledged the transparency of the facility master planning process; met with consultants last week to discuss conceptual designs; concerned about student safety at Menchaca, and would like to relocate the school either on the site or to a new location.
- *Menchaca parent* – a lot of the classrooms at Menchaca do not have sinks; concerned with the lack of classroom doors and walls for potential lockdowns; one of the classrooms is not usable due to leaking roof; the school needs to be rebuilt either on a new site, or relocated on the existing site.

3. Approval of Minutes (April 13, 2017)

FABPAC approved the minutes for April 13, 2017 with a minor correction.

4. Update from Subcommittees

- Bond Project Development – Matias Segura (AECOM) explained the scenarios that are being developed and how the community will be involved in the bond planning process. A more detailed update to be provided as part of Agenda Items 5-7.
- Community Engagement – update to be provided as part of Agenda Item 8.
- Equity – first meeting scheduled for May 1, 2017. Trustee Gordon and Council member Houston will be in attendance.
- Target Utilization Plan/Consolidations – subcommittee has not yet met.

5. Large Comprehensive Project Update

Matias Segura (AECOM) reviewed the timeline of the five phased bond planning process to achieve a June 19, 2017 board meeting to call the election order. A team of consultants (DLR, Perkins + Will and AECOM) are conducting visioning meetings with school leadership to discuss conceptual designs, phasing, and swing space for the following eighteen (18) large comprehensive projects.

- | | |
|---------------------------|--------------------------------|
| • Ann Richards SYWL | • Bowie HS |
| • Doss and Hill Relief ES | • Kiker and Baranoff Relief ES |
| • T.A. Brown ES | • Doss ES |
| • Blazier Relief | • Cowan ES |

- Casis ES
- LASA
- Rosedale
- Martin MS
- Menchaca ES
- Wooten ES
- Brentwood ES
- New Northeast MS
- ALC/Original L.C. Anderson
- Murchison MS

Mr. Segura specifically noted:

- Ann Richards – considering the cost benefits of major renovations versus replacement.
- Doss and Hill Relief School – challenging because there is not an identified site.
- LASA – looking at several site options, all located in a more centralized location.
- Rosedale – looking at several site options, in a central location.
- Bowie – discussing two conceptual design options, both of which do not increase impervious cover.

Fact sheets for all comprehensive projects will be developed for distribution at community collaboration series #5 to illustrate areas of new construction and renovation, space types, phasing, and swing space.

Several committee members participated in a meeting with members of the Original L.C. Anderson alumni association, at which time the group reported on a survey conducted with the alumni association. Survey results indicated a preference for a Career and Technical Education (CTE) Hub at a renovated Original L.C. Anderson building (currently housing the Alternative Learning Center). Other options presented on the survey were the relocation of LASA and the relocation of Rosedale. The FABPAC discussed the survey results, and agreed to further explore the following options 1) CTE Hub with a community use; and 2) co-location of a CTE Hub and LASA. Additional meetings are scheduled with the alumni, as well as the surrounding community. Committee members also discussed the ALC program, and where the program could be relocated. Edmund Oropez (Chief of Teaching and Learning) mentioned that the district administration is re-evaluating the program, and space needs may be different in the future depending on a new model.

6. Small Targeted Project Update

Proposed small targeted projects are driven by the facility condition and educational suitability assessments, and are generally not included in the Facility Master Plan's 25-year roadmap. AECOM is reviewing the assessment results for all facilities to develop a list of potential bond projects. This information will be presented to the FABPAC at its next meeting, organized by vertical team.

7. Potential Bond Projects and Scenarios (Large Targeted and Comprehensive; Small Targeted; Departmental Needs and Initiatives; and Bond Carry)

Matias Segura began the discussion by stating the goal was to get feedback on the potential bond scenarios to determine 2-3 scenarios to be further analyzed by AECOM and presented to the FABPAC at its next meeting.

The universe of projects (planning profile) includes \$3.9B of identified project costs:

- Large comprehensive projects – 18 projects currently being considered at an estimated Facility Master Plan cost of \$840M.
- Departmental needs and academic reinvention projects – 221 projects identified as potential bond projects at an estimated cost of \$1.5B
- Small targeted projects – 1,000+ projects identified at 112 campuses at an estimated cost of \$1.5B (years 1-6 only)
- Bond carry costs – includes professional services not tied to a specific project and reimbursement resolutions at an estimated cost of \$50M.

Using the four categories described above, AECOM presented four (4) high-level potential bond scenarios each totaling \$1.2B.

Project Type	Planning Profile	Scenario 1	Scenario 2	Scenario 3	Scenario 4
Large Comprehensive	\$840M	\$840M	\$250M	\$700M	\$600M
Departmental Needs & Academic Reinvention	\$1.5B	\$110M	\$450M	\$225M	\$250M
Small Targeted	\$1.5B	\$200M	\$450M	\$225M	\$300M
Bond Carry	\$50M	\$50M	\$50M	\$50M	\$50M
TOTAL	\$3.9B	\$1.2B	\$1.2B	\$1.2B	\$1.2B

Nicole Conley Johnson (Chief Financial Officer) offered preliminary assumptions on tax rates. She stated if there was a \$900M - \$1B bond every five years, there would not be an increase in the tax rate until 2026. After 2026, there would be an increase in the tax rate until 2039 when the debt is retired. To fund the entire FMP, there would be an approximate tax increase of ten cents.

After discussing the four potential bond scenarios, the FABPAC was asked to rank the scenarios.

- Scenario 1 – all comprehensive projects
 - 2 votes ranked as #1
 - 2 votes ranked as #2
 - 6 votes ranked as #3
- Scenario 2 – ratio of projects
- Scenario 3 – phased comprehensive project cost
 - 3 votes as #1
 - 8 votes as #2
- Scenario 4 – heavily phased comprehensive project cost
 - 10 votes ranked as #1
 - 4 votes ranked as #2

FABPAC suggested modifications to the bond scenarios including: provide more phasing in years 1-6; consider removing some of the comprehensive projects; add more money to the department projects; and keep the total below \$1B.

8. Update on Community Collaboration Series #5 Planning

Celso Baez (Assistant Director of Community Engagement) provided an update on the planning for community collaboration series #5. Committee members requested that the presentation include information about all of the data that has already been collected and analyzed; the bond planning is building upon the approved Facility Master Plan. Kristin Ashy (Community Engagement subcommittee lead) reminded the committee to continue to reach out to neighborhood associations.

9. Discussion of Committee Operations, Future Meeting Dates, Locations and Agenda Items

Bond planning schedule:

- May 2 – FABPAC Meeting
- May 8 - Board Work Session
- May 11 – FABPAC Meeting
- May 22 – Board Meeting
- May 24 – FABPAC Meeting
- June 6 – FABPAC Meeting
- June 12 – Board Work Session
- June 19 – Board Meeting to Call the Election Order

10. Adjourn (9:37 PM)

FACILITIES AND BOND PLANNING ADVISORY COMMITTEE
CITIZENS' COMMUNICATION SIGN-IN SHEET

TO SPEAK

COMPLETE ATTACHED SPEAKER CARD
GIVE TO COMMITTEE MEMBER

April 26, 2017

	<u>NAME</u>	<u>SCHOOL AFFILIATION</u>
1.	WALTER MOREAU	ALWAN
2.	Maureen Benschoter	Rosedale
3.	Rocio Villalobos	n/a
4.	Molly Burkett	Menucha
5.	Bryce Georg	Menucha

FACILITIES AND BOND PLANNING ADVISORY COMMITTEE
VISITOR SIGN-IN SHEET

April 26, 2017

	<u>NAME</u>	<u>SCHOOL AFFILIATION</u>
1.	Elizabeth Dicky	Rosedale
2.	Helen Gladish	Menchaca
3.	Rocio Villalobos	n/a
4.	Jen Moczygomba	Menchaca
5.	Molly Burkelt	Menchaca
6.	Adolfo Andrade	BAC
7.	Susan Moffat	McCallen
8.	Bryce Georg	Menchaca
9.	Liz Wallace	LASA
10.	Magdalena	LASA
11.	Yvette Alvarado	CAC Special Ed.
12.	Barbara Speiser	OLCA
13.	Lauren Schuller	Martin
14.		
15.		