



Roseburg Public Schools

Roseburg, Oregon

Building & Sites Committee

3:00 P.M.

March 1, 2021

X	Rev. Howard Johnson, Chair	X	Jared P. Cordon, Superintendent
X	Rod Cotton	X	Cheryl Northam, Chief Operations Officer
X	Micki Hall	X	Tracy Grauf, Physical Plant Manager
	Steve Patterson, Alternate	EXC	Ed Villarreal, Safety Coordinator

Summary of the Building & Sites Committee meeting held on Monday, March 1, 2021 at 3:00 p.m.

Committee members present - Chair Johnson, Director Cotton and Director Hall. Administrators present - Superintendent Cordon and Cheryl Northam. Physical Plant Manager, Tracy Grauf was also present. Ed Villarreal, Safety Coordinator was excused.

Call to Order: Director Johnson called the meeting to order at 3:00 p.m.

Bond Measure:

Superintendent Cordon explained that we need to determine the when, how and what should be considered in a bond measure. Initially, the Board was considering November 2021 as the date for getting the bond on the ballot, but it was determined that May of 2022 is a more feasible option. With 14 months until the election, the first step that needs to be taken is determining which projects should be included in the bond; should the same ones as the last one be featured or are there new or different ones? Director Johnson noted that we need to figure out what information our Roseburg taxpayers would need. It was agreed that ventilation should be a priority, as well as safe, secure sites and the recommended new entryways as these were included in the previous bond. Director Hall recommended consulting with Mr. Grauf to determine if there were other projects that should be included. We also need to provide community members the opportunity to see exactly what it is that needs to be repaired and/or replaced; including arranging for tours of buildings. Director Johnson pointed out that we have taken for granted that the public understands how the entire process works, suggesting the need for an education piece. Director Cotton expressed his agreement with Director Hall that the public needs to see what needs to be repaired. Superintendent Cordon explained that the top two firms interested in Construction Project Management from the previous bond, will be asked to update their previous estimates.

Bond Marketing:

Director Johnson noted that good marketing is an important factor in a successful campaign. Director Hall suggested that a committee be created to disseminate information on the bond, via a variety of social media platforms and the local newspaper. Director Cotton recommended that the local community organizations be provided with bond information to share with their members.

The committee members agreed on pathways to consider for an upcoming campaign:

- Make small changes to the last campaign;
- Obtain more community input;
- Get people out into the buildings to talk about and with Administrators to educate their staff on advocating; and
- No survey this time around.

Agriculture Building Placement on RHS Campus:

Director Johnson asked if Mrs. Northam has an approximate timeline for future use of the property that has been acquired for athletic fields and other school-related uses. Mrs. Northam responded that at this time no date has been identified for converting the current lots. Mrs. Northam added that the owner 344 W. Selmar St., has also expressed interest in selling and is having an appraisal done. Kudos were extended to Mr. Grauf and his team for their work on the newly purchased homes.

Director Johnson asked about the plan for the new agriculture building. Mr. Grauf explained that Sheri Carson, RHS teacher, has done the majority of the leg work on the pre-fab barn. The building will be placed behind the current greenhouse. Mr. Grauf noted that he has been in contact with fencing companies asking for bid on a chain link fence around the lot to allow for added security, as well as making it possible to bring animals to the barn for learning opportunities. A special use permit will need to be obtained. Director Cotton inquired as to how this fits into the master plan, or if there is one. It was noted that there was a Master Plan developed in the 2004-2005 school year that showed a series of sports fields to be developed there with the current practice field becoming a parking area. The plan also shows three greenhouses down near the river in multiple configurations. Mrs. Northam noted that it could be another 5 years \pm before any development happens to this area. Director Cotton expressed concern about how the neighborhood adjacent to the high school will feel about the addition of a barn and the possibility of animals being brought there.

The question was raised as to the funding of this project and Principal Weber explained that there is funding available through the Measure 98 funds. The benefit of this is that it will allow students to learn on-site, rather than having to transport them to an off-site location. Director Johnson asked whether or not this means the program will be expanding. Principal Weber replied that Mrs. Chenowith, the Agriculture teacher, has big plans for the program. Director Cotton made the suggestion to add a Fire Sciences program. Principal Weber noted that at one time this program was offered, but keeping qualified staff was not easy. The question was posed as to what the cost is for the project. Mr. Grauf explained that it will be \$70,000 and this includes the cost of the building, concrete pad and necessary site work. The building can be moved if necessary. Mrs. Northam explained that the intent at this time is to make the committee aware and that when they are ready to make the purchase, it will be brought to the full Board for approval to allocate the funds. The question was posed as to whether or not it is possible to purchase a larger building. Mr. Grauf explained that the layout of this particular site does not allow for anything larger than what is planned. Planning & Zoning has not been consulted yet, but will be prior to beginning site prep. Mr. Grauf explained that the only issue that has come up pertains to the installation of the cyclone fencing along the property line on the west side. There are a couple of options on how to address this, whether pursuing a written agreement with the current owner or have it surveyed. The committee is in agreement that a survey needs to be completed to determine the actual property line.

ADJOURNMENT: The meeting was adjourned at 3:49 p.m. The next scheduled meeting for this committee is yet to be determined.

Prepared by:

Stephanie Taylor, Administrative Assistant