

**Riverside Unified School District**  
**Operations Division**  
Board Operations Subcommittee Meeting  
Conference Room 3 A/B  
3380 14<sup>th</sup> Street, Riverside, California 92501  
December 10, 2014 – 2:00 to 5:00 p.m.

**MINUTES**

**CALL TO ORDER:** 2:20 p.m. by Mr. Hunt

**PRESENT:** Kathy Allavie, Tom Hunt, Brent Lee, and Kirk Lewis

Also present were David Hansen, Mike Fine, Hayley Calhoun, Kevin Hauser, Orin Williams, and Lizette Delgado (Recorder).

**Action/Discussion Items**

The following agenda items will be discussed and the Subcommittee members may choose to introduce and pass a motion as desired.

**1. Approval of Minutes**

Mrs. Allavie moved and Mr. Hunt seconded to approve the minutes of the February 28, 2014, and April 11, 2014, meetings.

**2. Strategic Planning of Properties for Sale, Lease, or Exchange**

The subcommittee reviewed the Real Property “7-11” Committee Report to the Board of Education and additionally discussed potential strategies for the disposition of the following properties:

Cleveland and Myers – 20 ac.

The subcommittee agreed that the District should keep the property for potential educational use.

District Office – 1.1 ac.

The subcommittee requested a Board Study Session to discuss this property further.

Grant Educational Center – 5.5 ac.

The subcommittee requested a Board Study Session to discuss this property further.

“Old” Hawthorne I – 6.85 ac.

The subcommittee recommended to staff to have the property evaluated for potential sale.

Van Buren (between Van Buren and the Martin Luther King Jr. High School Detention Basin) – 1.72 ac.

The subcommittee agreed that the District should hold on to the property until further discussion.

The subcommittee recommended hiring a real property advisor to assist staff evaluate the properties and to provide guidance. Subcommittee members also recommended to staff to seek community partnerships for the sale and/or development of the properties. The subcommittee additionally discussed and identified other properties of interest for possible purchase.

**3. Redevelopment Funds**

The subcommittee discussed information received from staff concerning the availability of RDA funds and the potential use of those funds. The subcommittee agreed that Redevelopment Funds should be used for the Ramona High School Theater Remodel Project. The subcommittee also recommended that a formula for future distribution of funds to each trustee area should be developed.

**4. Proposition 39 Year 1 and Year 2 Projects**

Staff discussed the status of implementation of the plan for the first year and the initial planning that is underway to develop a plan for year two. Staff informed the subcommittee that the district received \$1,993,255 for year 1 energy projects. From that allocation, \$597,977 was set aside for planning. Year 1 projects totaled \$1,105,136, leaving a remaining balance of \$978,119 for year 2 projects. It was also mentioned that the district is still waiting for the award amount for year 2, and that it is expected that LEAs will receive the same amount as year 1 for years 2 through 5. However, possible declining revenues generated from taxes for Prop 39 may reduce the district's award amount. Also, key changes to Prop 39 guidelines are expected.

Year 1 projects include:

- Lighting retrofit project in the amount of \$51,213, was completed in November 2014. It is anticipated the project will generate rebates in the amount of \$8,025.
- HVAC upgrades project with a cost estimate of \$984,935, will go out to bid in the spring of 2015 for completion in the summer 2015. It is anticipated the project will generate rebates in the amount of \$17,976.

Year 2 projects are in the development stage and include lighting retrofit and HVAC replacement at Fremont Elementary and Riverside Polytechnic High schools.

**5. Bus Yard**

Staff provided an update on the bus yard. After a brief discussion, subcommittee members asked staff to give a Mailout report to the Board on the status of the bus yard.

**6. Casa Blanca**

Staff gave an update to the subcommittee. The subcommittee briefly discussed the potential opening of a preschool in Casa Blanca and recommended to staff to contact the City to discuss the possibilities.

**Public Relations**

**7. Unscheduled Communications**

There were no requests to speak to the subcommittee.

**8. Subcommittee Members Comments**

There were no comments from the subcommittee members.

**Adjournment**

The meeting was adjourned at 4:30 p.m.