

**RIVERSIDE UNIFIED SCHOOL DISTRICT
OPERATIONS DIVISION**

Operations Board Subcommittee Meeting

March 1, 2017

1:30 – 3:30 p.m.

Conference Room 3

3380 14th St., Riverside, CA 92501

A G E N D A

As required by Government Code 54957.5, agenda materials can be reviewed by the public at the District's Administrative Offices, Reception Area, First Floor, 3380 Fourteenth Street, Riverside, California.

Public Input

The subcommittee will consider requests from the public to comment. Comments should be limited to three minutes or less. If you wish to address the subcommittee concerning an item already on the agenda, please indicate your desire to do so on a provided card. You will have an opportunity to speak prior to the subcommittee's deliberation on that item.

Pursuant to Section 54954.2 of the Government Code, no action or discussion shall be undertaken on any item not appearing on the posted agenda, except that members of the Subcommittee or staff may briefly respond to statements made or questioned posed by persons exercising their public testimony rights. Discussion of items brought forward that are not on the agenda shall be considered for future agendas by the Subcommittee Chair.

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

The subcommittee will be asked to approve the minutes of the February 2, 2017, meeting.

2. Measure "O" Citizens' Oversight Committee (COC) Applications

Subcommittee members will review the Measure O COC applications that have been received. Applications were posted on the RUSD website and the deadline for submission was February 17, 2017. In an effort to increase the pool of applications, the deadline has been extended to Friday February 24, 2017.

3. High School Football Games Locations Update

Staff will present an update on high school football games locations at the request of the subcommittee.

4. Energy Program Update

Staff will provide an update on the District's energy program at the request of the subcommittee.

5. Sign on the District Office Building

This item was added at the request of Board Member Hunt to discuss a sign on the District Office Building.

6. Van Buren Property

This item was added at the request of Board Member Hunt to discuss the possibility of using the property as a dark fiber station to be used jointly with the City of Riverside and RUSD. The property is located at 18721 Van Buren Boulevard on a 1.72-acre land, between Van Buren Boulevard and Martin Luther King High School Detention Basin.

7. Next/Future Meeting(s) Date(s)

The subcommittee will determine their next meeting date(s).

Conclusion

Subcommittee Members Comments

Adjournment

**Riverside Unified School District
Operations Division
Operations Board Subcommittee Meeting
February 2, 2017
2:30 – 4:30 p.m.
Conference Room 3
3380 14th St., Riverside, CA 92501**

MINUTES

CALLED TO ORDER: 2:48 p.m. by Mr. Hunt

PRESENT: Tom Hunt and Angelov Farooq, Board Members, and Sergio San Martin, Assistant Superintendent, Operations.

Also present were Hayley Calhoun, Kevin Hauser, Ken Mueller, Daniel Rudd (CSEA), and Lizette Delgado, (Recorder).

Public Input

There were no requests to speak to the subcommittee members.

Action/Discussion Items

1. Approval of Minutes

Subcommittee members agreed that Mrs. Kathy Allavie, former subcommittee member, review the minutes of the October 31, 2016, meeting, before their final approval.

2. Landscape Project Design Update

Staff provided an update on the landscape project designs at Matthew Gage and Sierra Middle Schools. Members reviewed a Sierra Middle School Conceptual Landscape Master Plan and Landscape Architecture Construction Plans for Matthew Gage Middle School. Staff stated that for both projects draught tolerant plants, decomposed granite, and mulch will be used.

Regarding the Matthew Gage Middle School project, staff stated that the project includes the front (Gage Canal wall at the entrance of the campus) and two adjacent sides of campus. The project is in the design stages and construction is scheduled to be completed this summer. Staff stated that irrigation materials for the project will be donated by Toro, an irrigation company. It was also mentioned that the site will be a draught tolerant demonstration site due to the history and importance of water in the region. The estimated cost for the project is \$1,000,000.

The Sierra Middle School project includes a half-mile athletic field and construction is scheduled to be completed this summer. The estimated cost for this project is \$600,000.

The subcommittee was informed that the Jefferson Elementary School project constitutes a much greater financial challenge and that it has been put on hold until we progress into Measure O.

Subcommittee members discussed the projects, provided input, and requested that the Landscape Project Design Update be presented again at the February 24, 2017, Ad-Hoc Operations Board Subcommittee, for Board Member Allavie's review.

3. Potential Commercial Development on the North Region of the District

Staff provided information regarding potential residential and commercial development on the North region of the District. Mr. San Martin informed the subcommittee that the District Superintendent's Cabinet met with city staff to discuss the potential development project in the North side of the city and added that they stated they are working with the potential developers that are exploring the area. He also mentioned that the District is open to exploring the possibility of selling and rebuilding the Fremont Elementary School site, if it fits the criteria established by the Department of Education. Subcommittee members asked staff to present information concerning growth and overcrowding in the area at a future subcommittee meeting.

4. Summer 2017 Relocatable Building Project Update

Staff presented an update on relocatable building projects that are taking place during the summer 2017 break to accommodate increasing enrollment at Emerson Elementary School (2 portables); John F. Kennedy Elementary School (2 portables, possibly only one placed determined on final projections); and Hawthorne Elementary School (2 portables, possibly only one placed determined on final projections). These projects are being funded from Developer Fees. Lincoln High School (1 portable for a serving kitchen) project is being funded from Redevelopment Funds. Riverside Adult School (3 portables for Certified Nursing Assistant program) project scheduled to start on the fall of 2017, is funded from site funds.

5. District Surplus Properties

Staff stated that the Real Property 7-11 Committee Report was accepted the Board of Education for approval on September 15, 2014. The reported included the list of the properties identified as surplus properties: Van Buren, 1.72 acres; Cleveland and Myers, 20 acres; "Old" Hawthorne Elementary School Site, 6.85 acres; District Office, 1.1 acres; Grant Education Center, 5.5 acres; and Former Hyatt Elementary School Site; 5.5 acres.

Subcommittee members were informed that the Hyatt Elementary School Site is not being recommended for surplus; that identified surplus properties have not yet been declared surplus by the Board of Education; and that the District no longer owns the "Old" Hawthorne Elementary School Site. Staff also briefly updated the subcommittee concerning the exploratory and planning phase for the District Office Consolidation Project and the Cleveland and Myers, and Victoria and Central properties. Members were also notified that the Grant Education Center and District Office sites are currently being assessed

6. Future District Consolidation Project

Staff provided an update on the steps that have been completed and the status of the project. Subcommittee members were informed that a schematic master plan is being prepared by an architectural firm; several sites have been surveyed as future sites; a preliminary title report review is being done; phase I reports have been completed; topographic maps have been

prepared, and preliminary appraisals have been done. Staff added that the schematic data review has been finalized, legal counsel has conducted a title restriction review; and a financial assessment has been done. Members were also informed that the District Superintendent's Cabinet would review the information before it is presented to the subcommittee at a future date. Next steps are to declare surplus property, to identify funding sources, and the design and construction development.

Subcommittee members requested that an update on the District Consolidation Project be presented to the Board of Education at a future meeting.

7. Next/Future Meeting(s) Date(s)

The subcommittee agreed to schedule the next meeting for Wednesday, March 1, 2017, 1:30 – 3:30 p.m. Location to be determined.

Conclusion

7. Subcommittee Members Comments

Subcommittee members stated that they would like to receive updates on the following items at future meetings: District school boundaries, high school football games locations, and energy program.

Adjournment

The meeting was adjourned at 4:34 p.m.

RIVERSIDE UNIFIED SCHOOL DISTRICT
 CITIZEN OVERSIGHT COMMITTEE (COC)
 APPLICATION SELECTION CRITERIA

Selection Criteria:

- Meets Independent Citizens' Oversight Committee (BOC) Bylaws.
- Meets the membership criteria and represents (minimum of seven members):
 - a) One member shall be active in a [business organization](#) representing the business community located within the school district
 - b) One member shall be active in a [senior citizens' organization](#)
 - c) One member shall be active in a [bona fide taxpayers' organization](#)
 - d) One member shall be the [parent or guardian of a child enrolled in the school district](#)
 - e) One member shall be both a parent or guardian of a child enrolled in the school district and [active in a parent teacher organization\(PTA, PTO, SSC\)](#)
 - f) Two (2) members of the [community at-large](#).
- Applicant represents a trustee area. Diversity – representative of at-large geographic area (Trustee Area)
- Applicants' response is consistent with the BOC "Duties" - a) Inform the public, b) review expenditures, c) annual reporting.
- Applicants' response consistent with bylaws section 3.4: Committee shall have **no jurisdiction** over the following types of activities:
 - i. approval of contracts,
 - ii. approval of change orders
 - iii. Expenditures of bond funds
 - iv. Handling of all legal matters
 - v. Approval of project plans and schedules
 - vi. Approval of all deferred maintenance plans, and
 - vii. Approval of the sale of bonds
- Applicants' response focuses on student achievement
- Applicant indicates support and investment in the community
- Applicants' response indicates commitment to serve the necessary time and term requirements

**RIVERSIDE UNIFIED SCHOOL DISTRICT
OPERATIONS DIVISION**

**OPERATIONS BOARD SUBCOMMITTEE MEETING
MARCH 1, 2017**

**FOOTBALL STADIUM USAGE
HIGH SCHOOLS HOME GAMES LOCATION**

	HIGH SCHOOL	VARSITY HOME STADIUM	FRESHMAN/JV HOME STADIUM
1	Arlington	Ramona	Arlington
2	Martin Luther King	King	King
3	Joh. W. North	North	North
4	Riverside Polytechnic	King	Poly
5	Ramona	Ramona	Ramona



Energy Conservation Program

March 1, 2017

Ken Mueller - Director of Maintenance & Operations

Mary Jane Gyll - Energy Manager

What Facilities Make Up RUSD?

- ❑ 53 Total Sites/Facilities
 - ❖ 33 Elementary Schools
 - ❖ 7 Middle Schools
 - ❖ 5 Comprehensive High Schools
 - ❖ 4 Alternative Schools
 - ❖ 4 Administrative Sites
- ❑ 3.42 million sq. ft.
- ❑ \$7,000,000 Annual Utility Budget



Net Savings

The District's energy conservation program began in 2009, we have reduced energy consumption by tightening energy controls, scrutinizing utility bills, and behavioral changes

Gross Savings \$17,279,246 = 26.7%

(From September 2009 thru December 2016)

Program Costs (\$5,029,827)

Net Savings \$12,249,419

Environmental Benefits

□ Our District has saved over:

- ❖ 73 Million kWh of Electricity
- ❖ 513 Thousand Therms of Natural Gas



□ These savings are equal to:

- ❖ 21,047 Metric Tons of carbon dioxide emissions being prevented
- ❖ 4,385 automobiles being removed from the highways
- ❖ 539,673 tree seedlings planted and grown for 10-years

How did we get there?

Billing/Rebates

- ❖ Identified billing mistakes at 3 sites (received credits of \$10,200 also avoiding future charges of \$850 per month.)
- ❖ Continuously capturing rebates from RPU for new equipment installations
- ❖ Continue working with utility companies to ensure correct rates as well as locate new energy programs and rebates

Extended Shut Downs

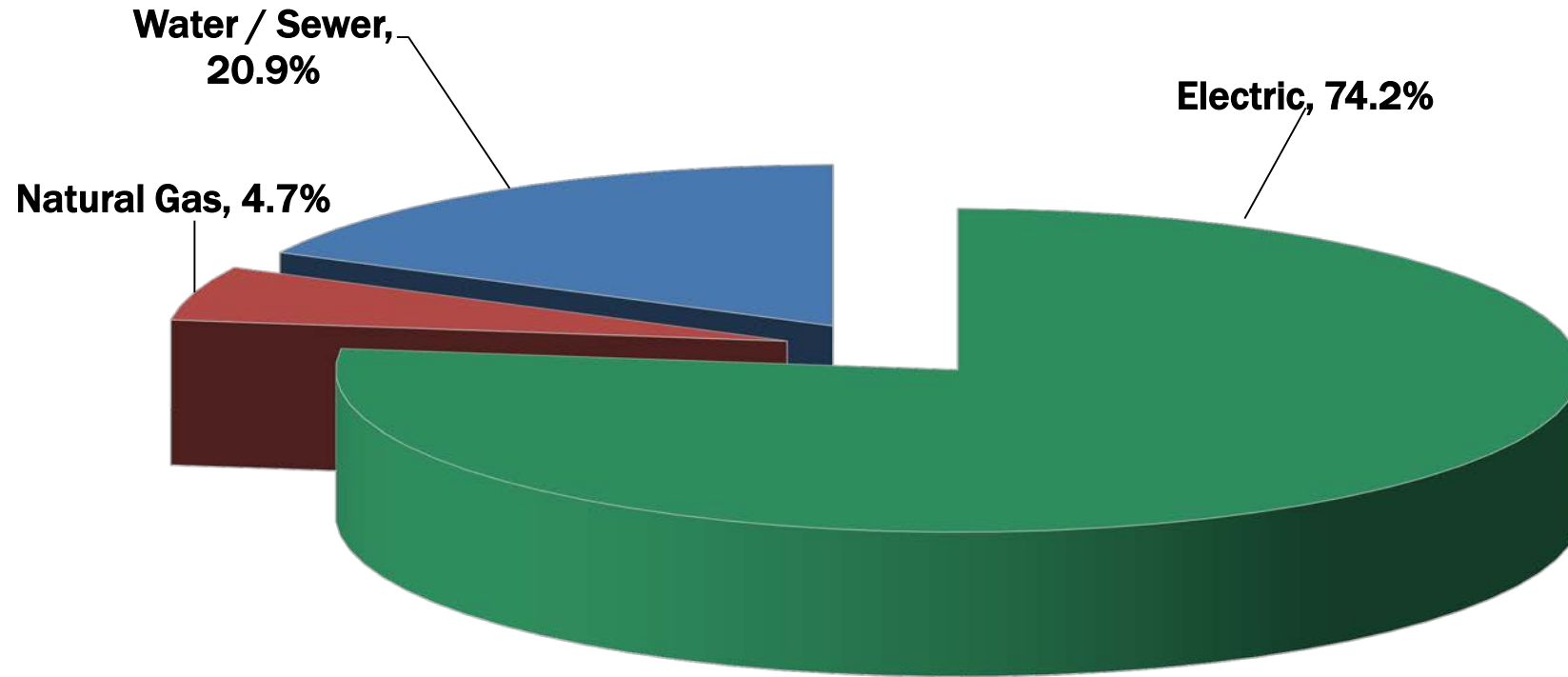
- ❖ Coordinate thorough shutdowns of facilities during holiday, summer, and black-out periods
- ❖ Conduct an extensive summer shut down of all school facilities which saved approximately:
 - ❖ \$816,655 Summer of 2015
 - ❖ \$676,506 Summer of 2016

Energy Manager

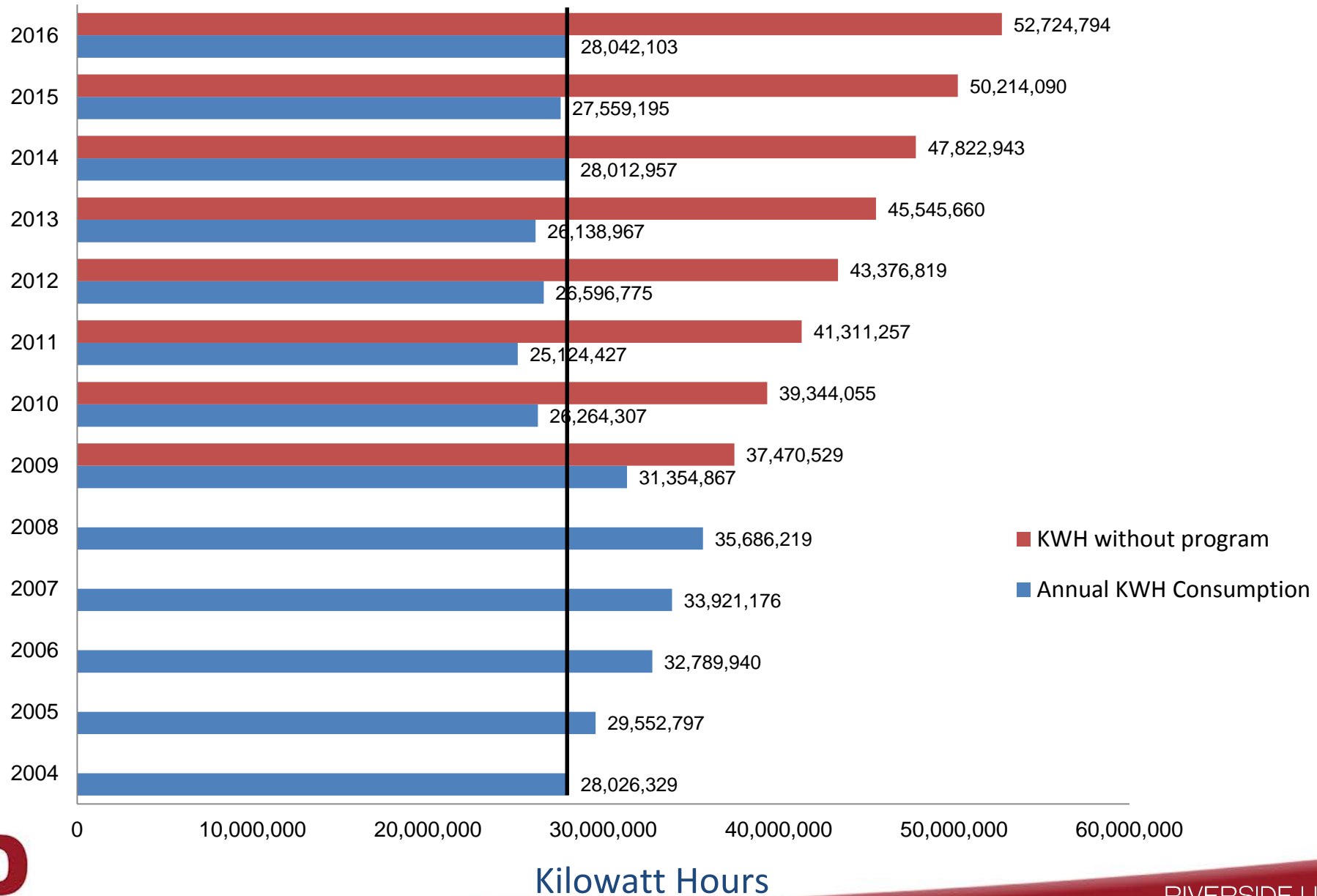
Average Workweek

- ❖ Conduct site audits and Williams walks at all sites
- ❖ Set schedules on the EMS system for after hours activities
- ❖ Monitor EMS system to insure District set points, temperatures, and hours of operation are being maintained
- ❖ Capture rebates from new equipment
- ❖ Ensure monthly utility bills are correct
- ❖ Meet with site administrators to discuss energy conservation progress
- ❖ Conduct extensive summer shutdown of all school facilities
- ❖ Coordinate summer school EMS schedules
- ❖ Conduct holiday shutdowns
- ❖ Work with sites daily to evaluate classroom comfort levels

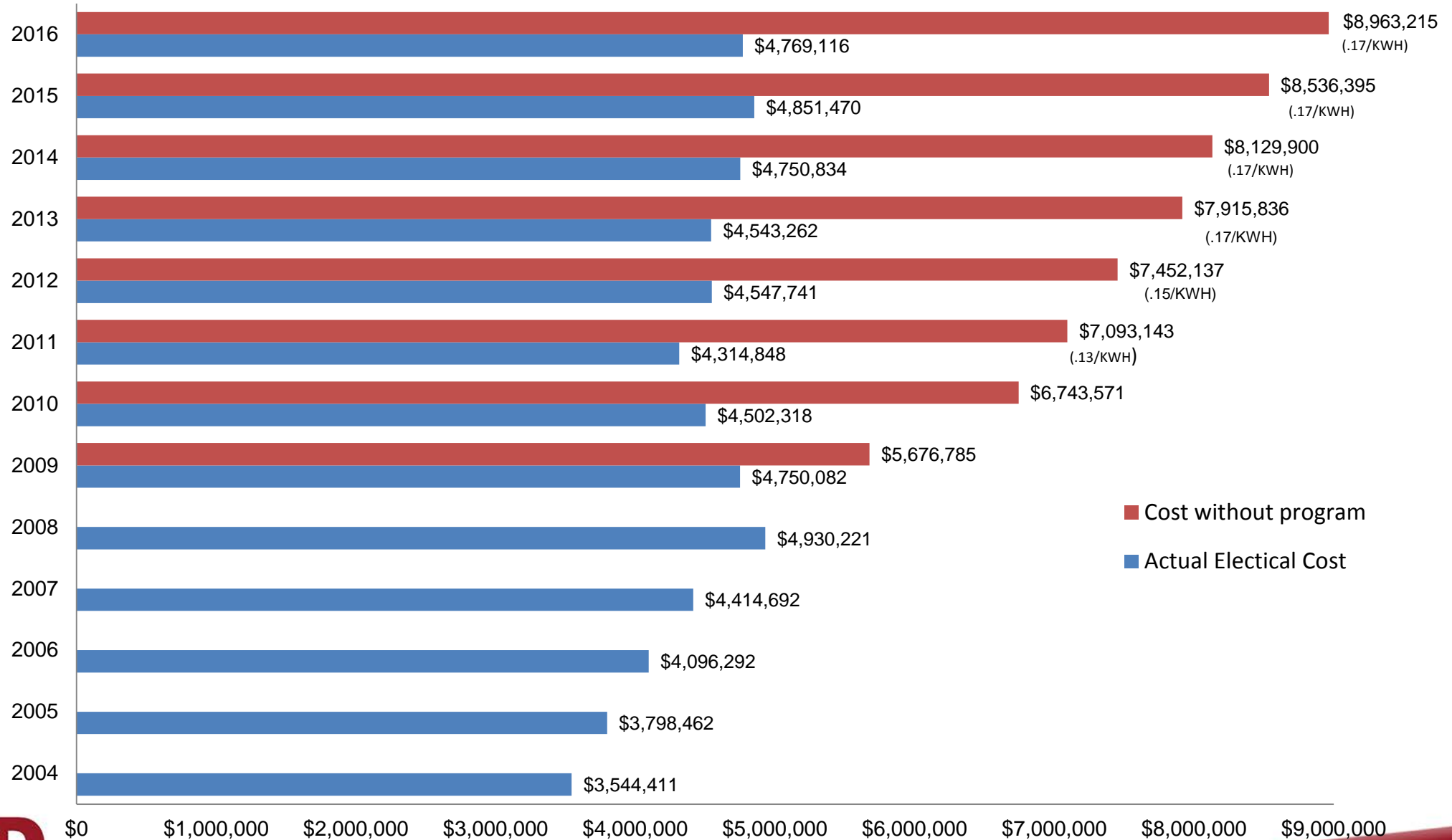
Where our utility dollars go...



Electrical Consumption Trends



Electrical Cost Trends



Water Reduction

❑ Water Comparison 2009 – 2016

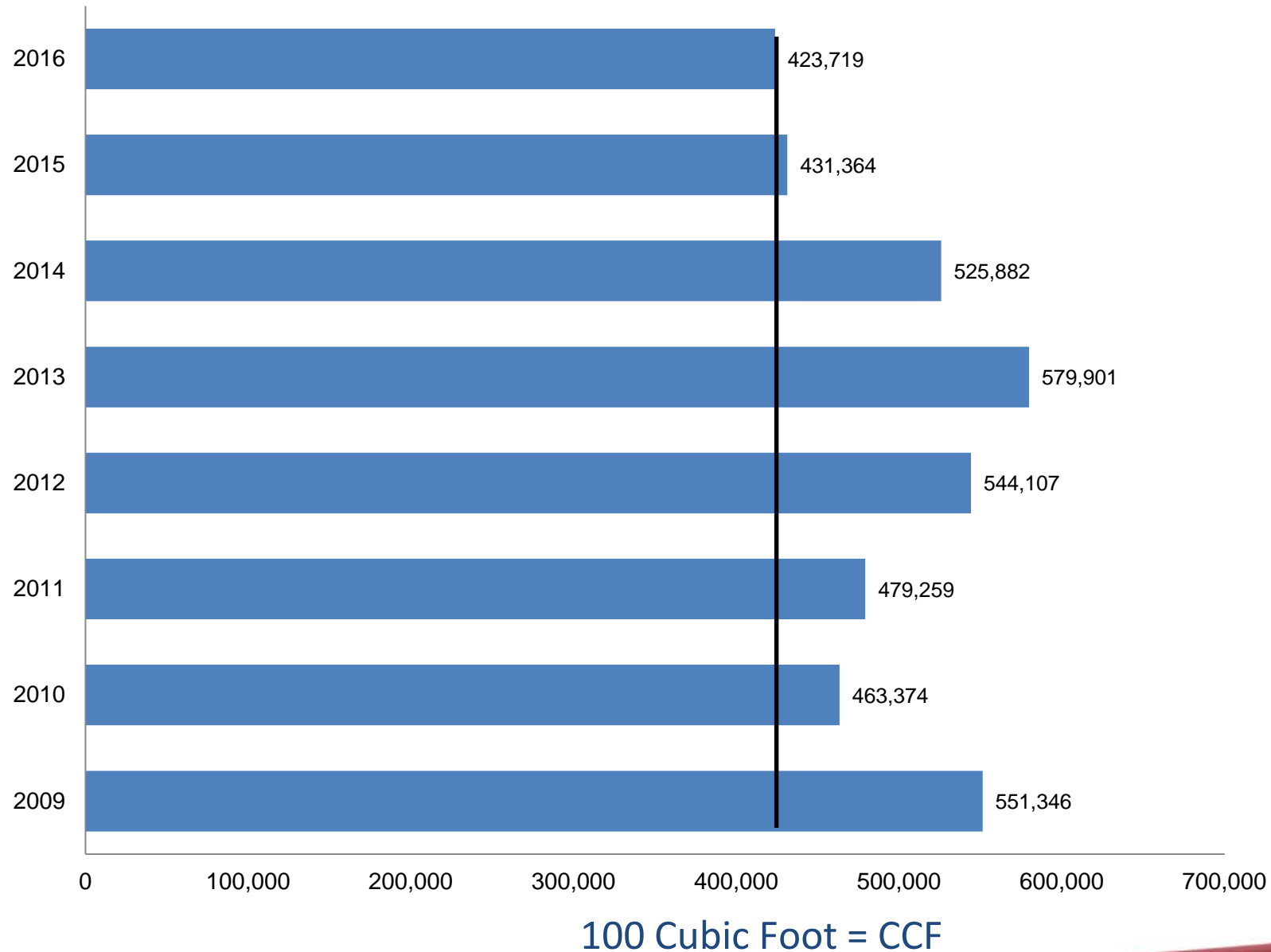
- ❖ Since implementation of the energy program in September 2009 RUSD has reduced water consumption by: *(Installing waterless urinals, shorting irrigation times, using pool covers & fixing leaks promptly)*

910,749,000 Gallons

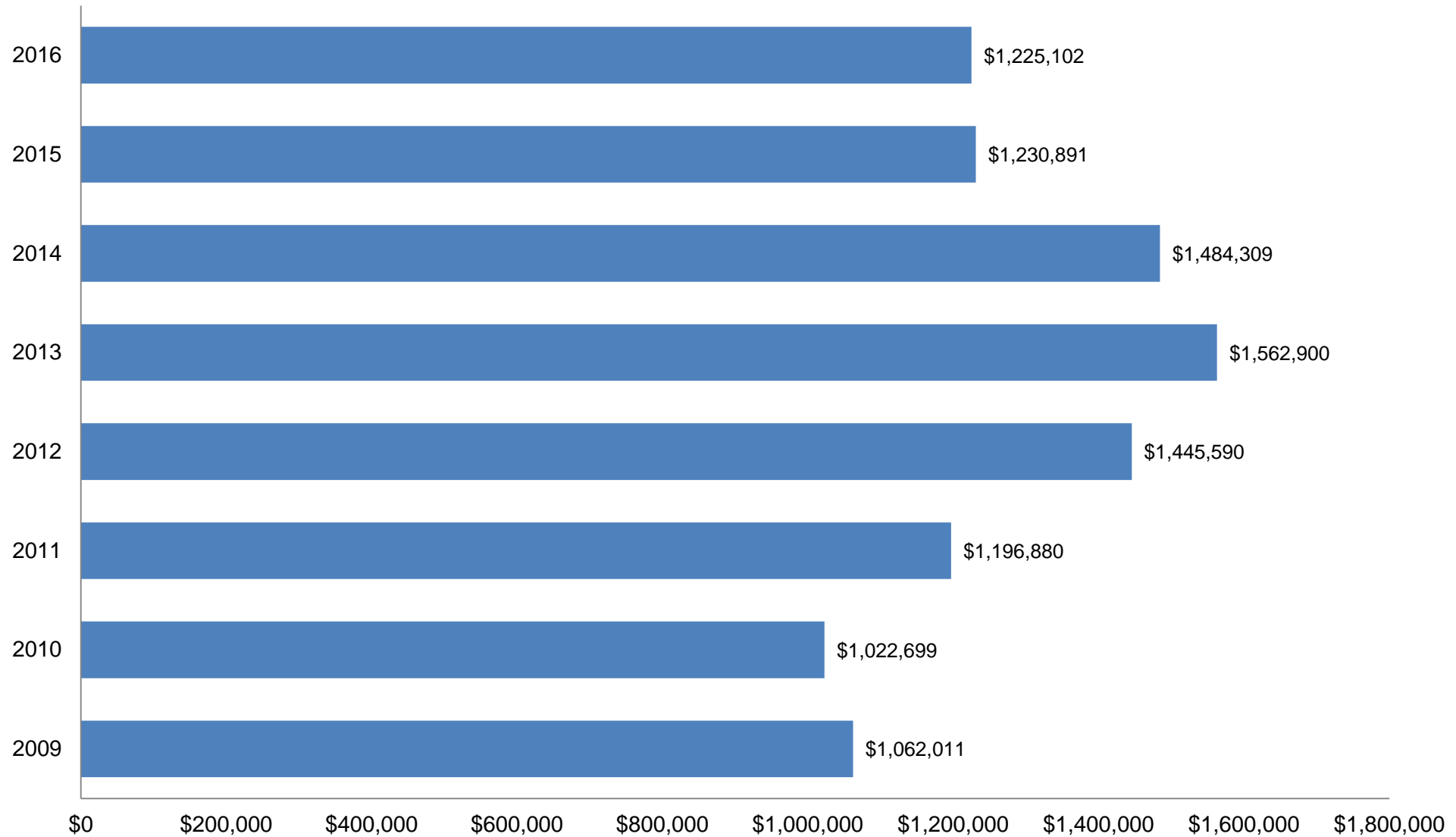
\$3,126,040 24.7%

- ❖ Centralized automated irrigation controls *(20 automated sites, 24 combination sites, 8 manual sites.)*
- ❖ RUSD weather station is used to adjust sites water use based on temperature and evapotranspiration rate.
- ❖ Behavioral changes with staff at manually watered sites *(Speak with staff regarding length of watering times)*

Water Consumption Trends



Water Cost Trends



Proposition 39

□ RUSD's Allocations

- ❖ 2013-14 \$1,993,225
- ❖ 2014-15 \$1,741,118
- ❖ 2015-16 \$1,606,694
- ❖ 2016-17 \$2,438,270
- ❖ 2017-18 to be determined (Estimated \$1.95M)

- ❖ Total of \$9,729,307

All energy projects have to meet strict state mandates to be approved by the California Energy Commission (CEC)

Proposition 39

❑ What have we accomplished?

- ❖ Changed out 225 HVAC units
- ❖ De-lamped w/reflector kit 5,604 classroom lighting ballast
- ❖ Upgraded ceilings at 1 site (32 classrooms)
- ❖ Upgraded EMS at 7 Sites
- ❖ Upgraded 3 high school theater HVAC units (28 tons each)
- ❖ Upgraded outside lighting at 2 high school sites

Using Prop 39 monies Maintenance staff has improved the comfort and lighting levels in 460 Classrooms at 12 different sites!

Solar Feasibility Study

☐ **Conducted by Sage Renewables in June 2016**

☐ **Study looked at 3 SCE and 1 RPU Sites**

- ❖ Goal was to determine financial feasibility to install solar at the SCE sites and leverage one High School to build an attractive package
- ❖ Looked at several financing options
- ❖ PPA is the best option for RUSD at non-RPU sites
- ❖ RPU serviced sites not conducive for a net-metering arrangement
- ❖ Recommend that energy efficiency measures be done in advance of generation.

What's Next?

□ Prop 39

- ❖ Complete year's 2 and 3 projects
- ❖ With the support of RPU, plan year's 4 and 5 projects for submittal to CEC
- ❖ Advocate to the State for the extension of Proposition 39

□ Energy Management

- ❖ Develop monthly utility usage and cost reports for the sites
- ❖ Modify and fill vacant Energy Manager position to focus more on energy saving project implementation

□ Solar

- ❖ Put out an RFP for the installation of solar at our 3 SCE schools
- ❖ Work with RPU on alternative rate structures that will allow us to leverage on-site solar to reduce fixed costs

□ Water

- ❖ Continue upgrades of campus landscapes to comply with current code requirements as funding permits
- ❖ Continue the phasing out of antiquated irrigation controls
- ❖ Timely maintenance of all water systems

Discussion

**RIVERSIDE UNIFIED SCHOOL DISTRICT
OPERATIONS DIVISION**

NOTICE TO THE PUBLIC

Operations Board Subcommittee Meeting

March 1, 2017

**Time change:
2:00 – 3:30 p.m.**

**Conference Room 3
3380 14th St., Riverside, CA 92501**