



Evergreen
School District

Joint Facility Use Board Advisory Committee

May 3, 2018

Items for Discussion / Action

3.1 Approval of Minutes; April 12, 2018

3.2 Discussion of fees, usage, options and opportunity – Next Steps and Recommendations



Summary/Recommendations:

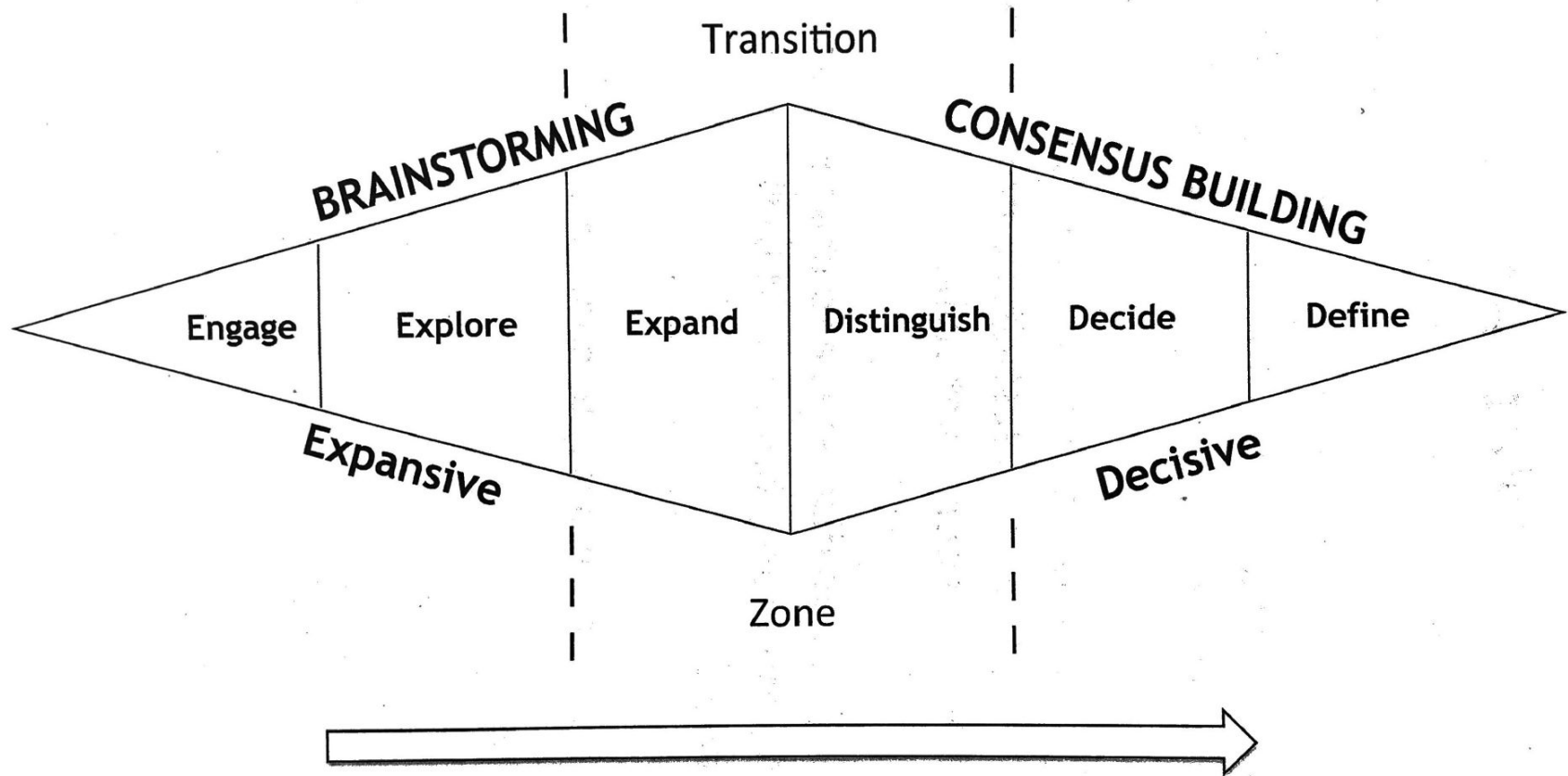
Martin Site:

- Identify a Residential Developer to Maximize Value
- Research & Identify Options to Exchange for an Income Producing Property, to Create on going Revenue

Existing School Site(s):

- Identify School Site(s) with Potential to re-use all or a portion for non-school related new development uses
- Identify Highest and Best Alternate Use(s) by Site
- Identify Developer(s) to Ground Lease Land, Creating Income to District

Collaborative Decision Making*



* Graphic from the New Teacher Center

What does 'consensus' mean?

- All participants contribute and differences are viewed as helpful, not harmful to the process.
- Everyone has a chance to describe feelings about the issue.
- Those who continue to disagree indicate publicly they are willing to try the decision.
- All agree to abide by the decision until the team revisits it.

It does Not Mean:

- A unanimous vote
- Everyone's first choice

Committee Discussion Summary

- Development of Partnership Profile (February)
- Review of Current Facility Use & Transition to Facilitron (March)
- Facility Use Rates and Joint Use Options (April)

Committee Norms

- *All members have equal standing and voice*
- *Be open-minded*
- *Give freely of your experience and expertise*
- *Actively listen to understand*
- *Have a solution-focus*
- *Look for bright spots*

Our Task

Research and recommend
potential joint use opportunities at
all our academic facilities.

via . . .

Brainstorming & Consensus Building
Protocols

Brainstorming Protocol*

- Individually brainstorm a list of as many good ideas as possible in an equitable, fast-paced, positive setting.
- Individuals will share their idea until all ideas are heard.
- Each member will have the option to say “pass” when it is his/her turn to contribute.
- All remarks should be made as clearly and succinctly as possible in 20 seconds or less.
 - **Netrality:** There should be no criticism or discussion of ideas or strategies.
 - **Clarify:** The recorder will ask for clarification to ensure accurate recording of ideas.
 - **Build:** Expect to “piggyback” or build on each other’s ideas since some of the best strategies are generated in this way.

* Adapted from the New Teacher Center

Consensus Building Protocol*

1. Clarify – Team members ask clarifying questions of others.
2. Combine – Look over list to see if similar ideas might be combined into a single item.
3. Add – Anyone can add to the list an additional idea that might have been overlooked.
4. Advocate – Individuals advocate for their top 2-3 favorite ideas from the list

* Adapted from the New Teacher Center

Consensus Building Protocol*

5. Vote – Use dots to vote for 5.
6. Eliminate – Eliminate ideas without/few votes.
7. Agree – Can we agree on the remaining ideas we are willing to support?
8. Reflect – As a team, discuss the process: What worked? What were our challenges?

* Adapted from the New Teacher Center

Next Steps

1. Continue to identify potential areas for committee recommendation.



Next Meeting: May 17, 2018
4:30 - 6:00 p.m. Teacher Center



Departments

[Home](#) > [Departments](#) > [Operations](#) > Joint Facility Use Committee

Superintendent's Office

Categorical Programs

Child Nutrition

Fiscal Services

Purchasing

Technology

Human Resources

Communications

Instruction

Operations

Facilities • Advisory Committee

Joint Facility • Use Committee

• Measure M

Pupil Services

Facilities Advisory Committee Future Meetings

Joint Facility Use Board Advisory Committee

The Joint Facility Use Board Advisory Committee was established by the Board of Trustees on December 14, 2017 to research and recommend potential joint use opportunities at all our academic facilities in an effort to maximize the use of its facilities to both serve the community and generate revenue. The Board is not obligated to adopt these recommendations but will take them under advisement as it makes decisions related to the joint use opportunities.

Agenda/Meeting Minutes:

February 1, 2018 Agenda Minutes Presentation	March 1, 2018 Agenda Minutes	April 12, 2018 Agenda Minutes
May 3, 2018 Agenda Minutes	June 7, 2018 Agenda Minutes	June 14, 2018 Presentation to Board of Trustees (Tentative) Minutes

Files are in PDF format unless otherwise noted

Resources

Related/Requested Documents and Links:

Joint Facility Use Board Advisory Committee Resources Website

<https://www.eesd.org/page.cfm?p=4269>

Rate Comparison By District

		Evergreen S.D.		Oak Grove S.D.		Franklin McKinley S.D.			Mt. Pleasant S.D.		Berryessa S.D.			Alum Rock		Campbell			
		Group	Group	Group	Group	Group	Group	Group	Group	Group	Group	Group	Group	Group	Group				
	Rate at Per Hour	A	B	A	B	A	B	C	A	B	A	B	C	A	B	A	B	C	D
Facility Use Fee		Non-Profit Pupil Related event with no charge to participant	Profit or Non-profit with fee to participant	Non-profit	Profit and Non-profit with fee to participant	District and school sponsored groups, clubs such as Boy Scouts, Girl Scouts, PTA, school employee associations.	Department or agencies of local municipal governments.Community organizations, clubs & associations with 501c3 status. Government Agencies not charging fees, including non-profit organizations.	Group consist of profit organizations.Organization s that are engaged in recreational, educational, political, economic, civic, or moral activities which conduct their meetings for their own membership or personal gain.	Non-profit	All others	Berryessa USD sponsored activities	Non-profit organizations not directly related to District's educational programs/charge admission, fees,dues, or contributions	Organizations engaged in fundraising/pr ofit making activities.Net proceeds not expended for the welfare of BUSD students	Non-Profit Organizations	Profit Organizations	Groups providing activities directly related to the CUSD	Non-profit (501c3) which charge admission	Profit making organizations	Groups providing enrichment value to students that are run at sites prior to 6pm on regular school days and not run by the district.
	2-Hour Minimum Charge	NO	Yes			NO	NO	NO	NO	NO	NO	NO	NO	YES (3HR)	YES (3 HR)	NO	NO	NO	NO
	Classroom	NC	\$25.51	\$15.00	\$30.00	N/C Mon-Fri	\$15.00	\$30.00	\$40.00	\$80.00	NC	\$36.00	\$45.00	NC	\$28.00	NC	\$13.26	\$19.10	\$35.27
	Multi-Purpose Room	NC	\$51.06	\$30.00	\$60.00	N/C Mon-Fri	\$15.00	\$30.00	\$40.00	\$80.00	NC	\$72.50	\$100.00	\$55.00	\$55.00	NC	\$30.77	\$48.27	\$58.61
	Gym	NC	\$76.56	\$45.00	\$90.00	N/C Mon-Fri	N/A	N/A	\$60.00	\$120.00	NC	\$86.00	\$148.00	N/A	N/A	NC	\$36.87	\$61.27	\$64.71
	Kitchen	\$51.05	\$102.10																
	Field (Per Day)*	NC	\$102.10	\$15.00/ HR	\$30.00/HR	N/C Mon-Fri	\$25.00	\$30.00			N/A	\$25.50/HR	\$45.00/HR	\$20.00/HR	\$40.00/HR	NC	\$659.88 Per Season June-December	\$659.88 Per Season June-December	\$659.88 Per Season June-December
	Parking Lot (Per Day)*	NC	\$15.30			N/C Mon-Fri	\$10.00/HR	\$20.00/HR											
	Basketball Court/Black Top (Per Day)*	NC	\$15.30			N/C Mon-Fri	\$10.00	\$15.00											
	Restrooms (Plus Custodian Cost)	NC	\$7.51																

Indicates fee charge greater than Evergreen School District

2016-17 FACILITY REVENUE
10% ALLCATION TO SCHOOL

SITE	SCHOOL	REVENUE	10%
0	UNDISTRBUTED	30,937.08	3,094
1	EVERGREEN	61,376.73	6,138
2	KATHERINE SMITH	8,802.05	880
3	O. B. WHALEY	9,045.15	905
4	CADWALLADER	36,379.95	3,638
5	HOLLY OAK	22,333.86	2,233
6	QUIMBY OAK MIDDLE	24,378.24	2,438
7	CEDAR GROVE	15,976.43	1,598
8	LAURELWOOD	35,376.21	3,538
9	GEORGE LEY VA MIDDLE	12,195.46	1,220
10	MONTGOMERY	2,605.76	261
12	NORWOOD CREEK	13,903.86	1,390
13	MILLBROOK	1,851.21	185
14	DOVE HILL	748.17	75
15	CHABOYA MIDDLE	69,696.74	6,970
16	SILVER OAK	41,014.60	4,101
17	TOM MATSUMOTO	96,843.65	9,684
18	JAMES F SMITH	86,814.60	8,681
19	CAROLYN CLARK SCHOOL	72,128.08	7,213
		642,407.83	64,240.78

Joint Facility Use Board Advisory Committee Meeting

Thursday, February 1, 2018

Partnership Profile: What are the attributes of ideal organizations/agencies that would enrich the Evergreen Community? (not in priority order)

- Cultural inclusion / diverse
- Financially set and fiscally responsible
- High quality
- Well managed / organized
- Can replicate / scalable / portable
- Adult education, technical
- Safe
- Sustainable / low impact / history of respecting facilities
- Minimum distraction to school site
- Vested commitment - long term
- Enrichment (PTA, arts, music, language, STEAM, sports, homework clubs)
- Vocational training
- Accredited / upstanding credibility
- Enhance quality of District
- Trustworthy, ethical and responsible
- Low or no start-up costs
- Community building – year-round
- Arts enrichment – credibility
- Technical challenge - technology use
- Parent component
- Building community partners – connection with local community
- Unique to Evergreen
- Encourages student retention
- Give back to site/community
- Vested commitment / community service – “give back to community”
- Extending reach to encourage growth within community
- National recognition for youth
- Parent support/classes
- Social/emotional support
- Flexible
- Independent
- Sponsorships
- Day care
- Branding awareness – sponsorship opportunities
- Pipelining – create global citizens
- Recycle help
- Adult education providers, especially vocational training
- Technology companies
- High tech programs to enhance high schoolers qualifications

Committee “Need To Knows”

(not in priority order)

- ~~What is the current capacity of sites?~~
- ~~What is the current capacity of sites?~~
- ~~What's available? What's in use? Site plan layouts?~~
- ~~What is the zoning criteria for school sites?~~
- What are the renovation plans?
- ~~What are current rental rates?~~
- What is the impact increased leases have on non-profit organizations (youth soccer, Little League)?
- Can we look at a cross section of community support for raising revenue?
- ~~How is it site use managed/contracted?~~
- When will we be able to start?
- Options for retrofitting?
- Are there any set restrictions (leases, zoning, etc.)
- What are our sublet options?
- ~~What do we have, when available?~~
- Should options stay in education?
- What has been successful in other districts?
- What work has FAC completed that may assist?
- What is the impact to existing programs?
- How fluid is a school to be able to accommodate?
- What programs are needed for specific community?
- How do we ensure safety/security?
- Needs analysis, what's working?