

**EAST TROY COMMUNITY SCHOOL DISTRICT
BOARD OF EDUCATION
Special Meeting Minutes –January 7, 2015**

The East Troy Community School District Board met in special session on January 7, 2015. The meeting was called to order by President Ted Zess at 7:04 p.m. followed by the Pledge of Allegiance. Other Board members present were Dawn Buchholtz, Steve Lambrechts, and Martha Bresler. The student representative present was Julia Kostopoulos. Also present were Dr. Christopher Hibner, Amy Foszpanczyk, Kathy Zwirgzdas, administrators, consultants, and eleven guests.

Ted Zess read the open meeting statement indicating that the meeting is open to the public as required by state statute and that notice of the meeting had been sent to the media and/or posted.

IV. APPROVAL OF AGENDA AS POSTED

A motion was made by Dawn Buchholtz and seconded by Martha Bresler for the approval of the agenda as posted. Motion carried.

V. APPROVAL OF MINUTES

A motion was made by Dawn Buchholtz and seconded by Steve Lambrechts to approve the minutes from Dec 16, 2014. Motion carried with one correction.

VI. PUBLIC PARTICIPATION

Janet Becker: thanked everyone for their passion and time on the school board. She stated she attended the last meeting and had thoughts and comments. She stated she has the feeling that after the last referendum there is a divide on the school board. Also, the last referendum failed, so feels the board is looking to change it again, rather than looking at the referendum that was proposed and selling it. She stated the board should figure out what the needs are for the school district and stick to them instead of changing them. Dollars can go up and down based on how much you want to spend on specific things. Create a futuristic and long-range plan. Plans of the past were thoughtful, so let's try to do the same for generations going forward. Campus style school district doesn't make sense – seems like a catch phrase, but don't need to send our very young kids to a school with age differences. All the talk about moving Doubek to PV is a waste of a great building and site; there would be no future there anymore. Keep PV land for long term future needs that arrive at a later date. Plan wasn't bad, but get the community to believe in your purpose. Marketing: Virtual tour, highlight mechanical, kids in school during the day, extracurricular events. Finally, others she spoke to said it sounds like throwing spaghetti against the wall to see what will stick. Lose interest and faith in the objective. Another she spoke to had fear that the arts will be the first thing to go. She stated she tried to explain that is was about adding not taking away. About

infrastructure and improvements of the community as a long term goal. She believes Doubek is an integral part of having a country small town feel. 3 year old program: Why should the taxpayers pay for families day care. Do the architects have a most viable, most economical recommendation? They have so much knowledge, what do they recommend?

Patrick Evans: I am the guy that calls schools and finds out why their referenda have passed. Talked with Steve McNeil, Beloit Schools. Talked about geothermal. Costs \$750K – how long did it take from time digging hole to heating? Not saying I am for geothermal, but why not bring the person in to talk to it. Again calculated \$150 per square foot in building. In addition purchased 20 acres of land, has nothing to do with sq ft cost. Mentioned Reek in the past: all three schools have used the same methodology. First thing: create citizens’ committee. Those people can help negotiate. The location of the school: Prairie View – everyone said build there. The old lumber yard, can’t use the word hip, will call it an industrial park, housing pushed off to the side. Prairie View is where it was supposed to be. Why not do it if you can get the price? So figure out tonight where the location will be. PV or Doubek like last referendum doomed from the start because two people didn’t agree.

Vicki Ksobiech; 23 kids in classroom, very small classrooms. We need something. Some people feel one building, some another. Doubek is so dated, in such need. Not sure if admin should be there. Rooms are so tiny. Need to knock down walls with new trends in education. No exploration. Need renovating or something different. Very few outlets. Might have to do Prairie View. I miss having 4/5 graders come down to help. Don’t have that with separate schools. There is good and bad with different grade configurations. Please stop in and visit and that might help direct our needs.

VII. WORKING REFERENDUM SESSION

A. Administration and consultants sharing requested information pertaining to scope of projects, building costs, operating costs and educational issues:

- i. Recap the December 16, 2014 meeting - Dr. Hibner wanted to revisit key points from the last meeting. 1. Put to rest questions about square footage and numbers – light, medium, heavy renovation and new construction. How costs per sq ft can change and/or include/not include various factors. 2. BM report that continuing to pay down debt means \$22.5 million is now the amount at \$0 tax impact. 3. Rough estimates were shared on operating expenses of various configurations of Doubek and Prairie View. 4. Principals shared educational impacts of various configurations. 5. To bring back Pk-2, Pk-1 scenarios at Prairie View, High School projects, Middle School. 6. If not using Bynes / Doubek site for housing students, need to be thoughtful of what will be done with the area. Could house administration and look to sell remaining area not needed. However, any sale should be with specific requirements through an RFP process that takes into account the proximity of residents, Village and district. Also, need to have money allocated if no offer comes to fruition that

meets those requirements to be able to demolish sections that will not be used. Can not continue to operate and maintain areas not in use. Tonight need to determine site.

- ii. Review new Pre-K -1 at Prairie View Site (also additional cost to add 2nd grade to new PreK-1) – Bray Architects walked the board through a packet of information to include: a new elementary school at the PV site, HS projects, existing Doubek and Byrnes site, Referendum plans from November, preliminary architectural specifications, preliminary schedule April 2015 referendum, preliminary space program district administration offices. Miron then presented costs of three options: the Doubek renovation from the last referendum, a PK-1 at the PV site and less Doubek renovations/additions, and a PK-2 on the PV site. All three options had similar scopes for the remaining Byrnes, MS, and HS areas.

A short recess was taken at 8:05. The meeting reconvened at 8:15. PV and Doubek principals Mark Weerts and Lindsey Harris presented on the educational impact of the various elementary options. Second grade being with PK – 1 was the preferred perspective, so PK -2, but they understand the considerations the board is faced with.

- iii. Review scope of HS projects from previous November referendum – No discussion.
- iv. Review updates to MS regarding HVAC, energy management system, corridor lockers, renovation of restrooms, aesthetics, security, and lighting – No discussion.
- v. Review site options of Doubek and Chester Byrnes if building were to occur at Prairie View -
- A discussion about where to place administration also occurred, as well as options around the Doubek/Byrnes site. Next the Board discussed if PreK-2 is the preferred option, and if there is a tax impact, would the community support the tax impact? An option of a poll was discussed. Next the board discussed how to reduce the options regarding a new PK-1 or PK-2 building at Prairie View: remove demolition costs, remove admin renovation at Doubek costs, reduce MS numbers, reduce PV numbers. PK-2 is the preferred option by the whole board if money was not an option. Next the timeline of April was discussed. Next, a two question referendum proposal came from the consultant. PK-1 and all other projects would be the first question that could have a zero dollar tax impact; and moving second grade onto the Pk – 1 building, hence making it a Pk – 2 building would be the second question that would have a tax impact. The board then asked for administration to identify \$800,000 of reductions and alternative solutions to district administration and middle school areas. The board then reviewed option 1. Byrnes demolition dollars were discussed as a contingency vs having the public think it was definitely coming down. The board determined to keep the demolition monies in the questions as contingencies and a message along with starting an RFP process entertaining the sale of the Doubek/Byrnes site with any stipulations the Board required. The question of new operational expenses for the new building was also discussed as well as the on-going operational deficit. The operational expenses for the new building

would be tight according to Director of Building and Grounds: new HVAC, LED lighting, and other efficiencies could bring operational B&G expenses down enough to make it doable. The operational deficit \$300-\$600K annually because of revenue cap gap shortfall was discussed as really a separate need that would result in a tax impact. Matt Wolfert at Bray summarized the conclusion then be to work in the following direction: referendum question 1 being PK-1 at Prairie View with the admin team to work on an \$800K reduction to get to the tax neutral status, referendum question 2 being 2nd grade also moving to the PK-1 building with a tax impact and admin to evaluate operational costs only as it relates to buildings.

vi. Review scope of past November referendum – No discussion.

B. Set next meeting date: Monday, January 12th, regular board meeting.

XIII. ADJOURNMENT

A motion was made by Dawn Buchholtz and seconded by Steve Lambrechts to adjourn. Motion carried unanimously. Meeting adjourned at 9:37 p.m.

Respectfully submitted,

Dawn Buchholtz