

**MINUTES**  
**BOARD OF EDUCATION**  
**COMMITTEE OF THE WHOLE MEETING**  
**COMMUNITY UNIT SCHOOL DISTRICT 200**  
**August 31, 2016**

The Committee of the Whole meeting of the Board of Education of Community Unit School District 200, DuPage County, Illinois, was called to order at the School Service Center, 130 W. Park Avenue, Wheaton, IL, by Board President Jim Vroman, on Wednesday, August 31, 2016, at 7:30 PM.

**ROLL CALL**

Upon the roll being called, the following were present:

Board Members:        Jim Vroman  
                              Brad Paulsen  
                              Chris Crabtree  
                              Joann Coghill  
                              Jim Gambaiani  
                              Barbara Intihar (arrived at 7:32)  
                              Jim Mathieson

Also in Attendance:  Dr. Jeff Schuler  
                              Mr. Bill Farley  
                              Mrs. Erica Loiacono  
                              Mr. Rodney Mack  
                              Mrs. Joanne Panopoulos  
                              Dr. Robert Rammer

**PLEDGE OF ALLEGIANCE**

Member Crabtree led the Board and community in the Pledge of Allegiance.

**MOTION**

Member Gambaiani moved, Member Coghill seconded to suspend the rules and adjourn to workshop setting. Upon a roll call vote being taken the vote was: AYE 7, NAY 0. **The motion carried 7-0.**

**Business Services**

Discussion and Prioritization of Facility Master Plan Projects

Dr. Schuler thanked the board for adding this meeting to the schedule to devote additional time to the Master Facility Plan. The goal for the night is to come closer to consensus with regard to implementation of the plan. The board was reminded of the timelines with regard to final decisions of a potential referendum that would go in front of community.

Dr. Schuler emphasized the three key activities which need to occur post meeting based on a general consensus of the board: First, the finance committee needs to meet to discuss funding scenarios with regard to a potential referendum for a specific amount and a more defined final plan. Second, the community engagement committee has secured a partner do conduct a community survey which will be a focused phone survey with internet complement. This is to

ensure a representative sample of the district is met. It is important to zero in on a defined set of projects to carry forward with that work in September. Third, define the projects that the facilities committee will need to dive deeper into based on the discussion that occurs. While there will be no binding decisions at this time, it is important that the conversations move forward and all leave the meeting with a clear direction.

Dr. Schuler referred to documents which the board should have seen:

- Updated Cost Estimates for Capital Improvement Projects District Wide (shows how we got from the original 2015 capital projects document with condition 1 and 2 items totaling \$144M to the capital number which is part of the Project Bucket List of \$83.5M)
- Master Facility Plan – Project Buckets (shows the capital and educational improvement estimated costs, as well as the financial benefit of combining projects)

It was noted that the capital needs for both Woodland and SSC locations are noted on the last page of the project bucket list, though no improvements are planned at either building.

There was discussion on the following:

- The economies of scale regarding capital improvements for all elementary vs. individual schools
- Clarification that the capital number listed for Jefferson (existing building) \$5.8M would not happen if the new ELC happens
- Building administration input regarding the individual projects may be helpful in terms of the board rating of the projects (1-3). The staff may have a better idea whether to classify project items as a need vs. a want
- Should all of the items and projects presented be a (1) since through this process we have eliminated all of the (3) items? It was noted that everything on this list is worth consideration at this point, and board members should have an opportunity to express their individual opinions.
- 21<sup>st</sup> century learning improvements – consider need vs. want?
- Classify all capital needs as ‘must haves’ and the educational projects as ‘wants’?
- Can furniture be funded in alternative ways - corporate sponsors, etc.?
- Should the next step be to come up with a number and turn it over to the finance committee to investigate funding options?
- The distinction between “rating” and “priority”
- The facilities committee needs to know if there are any (3) rating projects which means the project should not be included in the implementation plan
- If specific projects are pulled out of the plan, there is a concern of alienating part of the community
- The total cost of what the board believes is needed to implement the master facility plan is not necessarily the number that is needed to finance the plan

Dr. Schuler was asked by the board to offer his recommendation with regard to the master facility plan. He reiterated that whatever facility plan is determined should be the board plan, but was happy to provide his input. Regarding capital improvements, all projects are not wants, but needs and the capital buckets are priority (1). From within the educational side, in order of priority, the three middle schools (Edison, Franklin and Monroe), ELC, secured entries, elementary LLC's, high school projects. If Washington and Sandburg are not addressed in totality, the secured entries need to be addressed.

There was additional discussion on the following:

- Washington and Sandburg projects and the potential need to take a fresh look at those project costs separately
- Should specific projects be pulled out of the plan, we need to be clear we are “deferring” them and not pulling them out entirely.
- PMA shared with the finance committee the result of a referendum of \$130M on a \$322,300 home would amount to roughly \$177 dollars in estimated tax payment increase per year, based on incremental issuance of bonds.
- Should Sandburg and Washington projects be removed, the secured entrance amounts and possibly LLC’s at these locations would need to be added in if these projects are prioritized for all elementary schools
- The term “defer” does not mean that this money will come out of the operations budget
- The need to be aware of the project timeline and stay on track. Any vote by the board to pursue a referendum question would need to happen in January
- The possibility of giving the Franklin project another look, perhaps creating another option to look at. Is there a more cost effective way to do that project?
- The idea of piloting furniture in different buildings
- The finance committee looking at more than one funding option, perhaps one with a smaller bond amount, but an operating rate increase paired with it. This would be a structural way to fund long term capital improvements
- The Woodland facility and options
- Going down the list of the project bucket list, the “yes” items to pursue would be capital needs, secured entries, elementary LLC’s, middle schools (but possible other options for Franklin), WWS-LLC, WN-tech lab, high school capital needs, ELC. The “no” list would include collaborative spaces, furniture (but develop a long term plan for replacement). Sandburg and Washington – determine how we can address the core elements in different ways. Also focus on the secured entries of the two buildings.

Dr. Schuler summarized the next steps for the Facility Master Plan, noting that three things will happen simultaneously:

- The community engagement committee will pursue the survey
- The facilities committee will be looking at items they need to further dive into
- The finance committee has a number they will look at while considering different financing scenarios

## **PUBLIC COMMENTS – Non-Agenda Items**

None

## **ADJOURNMENT MOTION**

There being no further business to come before the Board in Open Session, Member Mathieson moved, Member Gambaiani seconded to adjourn the meeting. Upon a voice call vote being taken, all were in favor and the motion carried 7-0.

The meeting was adjourned at 9:12 PM.

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**Chris Crabtree, Secretary**

**Jim Vroman, President**