

**ADVISORY COUNCIL ON SCHOOL FACILITIES AND CAPITAL PROGRAMS
(FAC) MEETING MEETINGS**

November 13, 2023
Jefferson Middle School

Members present: Hans Bauman, Rosa Cheney- Chair Emeritus, Tina Chiappetta, Kateri Garcia, Cynthia Hilton – Vice Chair, Jessica Hubley, Kelly Jones, Zachary Lamard, Kelley Litzner– Chair, Adam Rasmussen, Matthew Thoman

Liaisons present: Mary Kadera - School Board, Greg Lloyd – Superintendent's sustainability committee

Staff present: Jeff Chambers, Michael DePalma, Iliana Gonzales, Renee Harber, Cathy Lin

1. Welcome & Introductions: Approve October Minutes – FAC Action

- Kelley welcome & overview of agenda
- Motion is made and seconded to approve previous minutes with two minor changes.

2. Facilities & Operations: Operational Efficiency Monitoring Report

Renee reports on Nov 9 meeting of Facilities & Operations together with Information services + Finance

- Shared design and construction projects underway, including security vestibules.
- Shared improvements in transportation (on-time arrivals, where's the bus app)
- Safe transportation is Renee's focus heading into winter weather.

3. Long Range Plan to Renovate Existing Facilities FAC Action

- Kelley reports on joint FAC and JFAC meeting with Goldstein and Kadera for comments on long range plan.
- Kelley asks APS Staff to give quick overview of LRP and discuss what they want from FAC.
- Staff wants FAC to provide validation or comments on methodology.
- Staff presentation by Cathy:
 - Background on CIP creation of methodology; piloting phase; evaluation; future “deeper dives”;
 - Description of current and forthcoming reports
 - Facility Condition Index (industry standard) that suggests smaller “local projects” (like MC/MM; under \$500k) and major infrastructure projects (\$500k to \$15m).
 - Building characteristics index – larger qualitative study that would suggest where a deeper dive is needed for leading into renovation or reconstruction (above \$15m)
 - Response to question: yes, the need for major infrastructure projects as determined by the FCI could also lead to a decision for renovation or reconstruction. However, it is unlikely that a BCI could lead to a local project because the BCI is so comprehensive.
 - Note that none of these use operational funds. MC/MM is generally not bonded but they come out of reserves (sometimes closeout funds, sometimes capital reserve funds).
 - Question: why did we previously only discuss the BCI and not the

FCI? Rosa: some of the things considered in the framework fall into the FCI. The consultant took the FAC list and divided it into FCI and BCI

- What's next: how to use all the data to make priorities?
 - Method for identifying major infrastructure projects.
 - Prioritize based on FCI, remaining useful life, and infrastructure type.
 - Plan for 5 projects for next CIP under infrastructure funding line
 - Method for identifying deep dives.
 - Prioritize educational space deficiencies (sq footage), then common space deficiencies, then consider FCI, consider what capital investments have been made in the past 20 years.
 - Plan to do 3 to 5 deep dives to be completed in the 2 years before next CIP (reduced from 5 to 10 since it is unlikely there will be enough bonding to fund more than a few renovations).
 - None of the work of renovation will start before 2028.
 - Question response: Decision on whether to do a renovation based on the deep dive will be based on what needs are uncovered and what are the estimated costs and what can be included in the bond.
 - Question response: "review capital investments in past 20 years" is a gut check for the short list of schools that emerge from higher priorities.
 - Role of FAC
 - Provide feedback on these methods.
 - Help advocate for acceptance by the public of the methods and findings/decision.
- What's in the data?
 - Overview of how to use excel book of data.
- Comments/discussion
 - Need to also develop and publish a methodology for how deep dive schools are selected for renovation.
 - Need to be precise in the description of method's priorities (e.g., it's not just sq footage but % of classmates that meet sf guidelines)
- Kelley wraps up: this is just an orientation; we will discuss feedback later.

4. School Board (SB) Fiscal Year 2025-34 Capital Improvement Plan (CIP) Direction

FAC Action

- Renee presentation
 - CIP includes projects ready to be included in bond and potential projects for future consideration.
 - Subsequent CIPs can change the projects based on more updated information.
 - Each CIP reconsiders each project's inclusion and prioritization.
 - Proposed CIP directions: continue projects from 2023-32 CIP and add:

long range plan feasibility studies, major infrastructure projects, synthetic turf projects, trade center optimization study and future phases of career center campus.

- Overview of timeline
- Request for FAC feedback/support on CIP direction by SB meeting Nov 30
 - Confusion on whether such feedback includes feedback on methodology for selection of deep dives or not.
 - Kadera says no, the CIP direction does not have specifics on methodology.
 - Staff say yes, they need the feedback on the methodologies right away.
 - FAC says we cannot give feedback on methodology before the December FAC meeting.
- Regarding FAC support for 2025-34 CIP Directions:
 - Clarification of what is "major infrastructure projects" (its general)
 - Question on how long we have been doing synthetic turf (for past 10-15 years as cost-share with the county; high schools are all synthetic now)
 - What is the Trades Center Operational Space feasibility study: to organize the Trades Center space with the county and all the relevant users of that space; how can diesel buses be transitioned to electric (and other support vehicles)
 - Motion is made, seconded, and passed to support the proposed CIP directions.

5. Liaison Reports

- **Budget Advisory Council (BAC)**
 - Some updates provided from BAC meeting (will need Cynthia to add them – I didn't follow)
 - We are flatlining in numbers of students but need to know what the population is of *potential* students.

6. Subcommittees

- **Sustainability Buildings & Wellness [Human and Environmental]**
 - Proposed topics: collection of current practices, review contemporary sustainability certification programs and what other schools are doing, what is backed with research, decide a path forward.
 - Rosa will email description of sub-committee to ask for volunteers.

7. Public Comment

- None

8. Meeting Parking Lot Conversation

- None

NOTE: **FAC Action**

By the end of the meeting, it was decided and agreed that the FAC will provide feedback on the LRP methodologies via shared google doc so that it can be compiled and consolidated as soon as possible.