



**SPECIAL JOINT MEETING AGENDA**  
**West Contra Costa Unified School District and**  
**Pinole City Council**  
**Monday, May 13, 2019**  
**6:30 PM**

**Pinole Middle School Gymnasium**  
**1575 Mann Drive**  
**Pinole, CA 94547**

**President**

Tom Panas

**Board members**

Valerie Cuevas

Stephanie Hernández-Jarvis

Consuelo Lara

Mister Phillips

**Mayor**

Pete Murray

**Mayor Pro Tem**

Roy Swearingen

**Councilmembers**

Norma Martinez-Rubin

Vincent Salimi

Anthony L. Tave

**West Contra Costa Unified School District  
Board of Education / Pinole City Council Joint Meeting  
Agenda  
May 13, 2019**

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**Board Agenda Packets and Information:**

Board meeting agendas are available for review at the Administration Building, as well as available online at: [www.wccusd.net](http://www.wccusd.net).

Documents that are public records and are provided to a majority of the governing board regarding an open session item on this agenda will be made available for public inspection in the District office located at 1108 Bissell Avenue, Richmond, CA 94801 during normal business hours. In addition, such writings and documents may be posted on the District's website as noted above.

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**Viewing the Board Meetings:**

Television: Rebroadcast of this meeting is available by the City of Pinole on PCTV Channel 26/28, the City of Richmond KCRT Channel 28 and the City of Hercules Cable Channel 28. Please check the city websites for local listings of broadcast schedules.

You may also find the complete meeting available on a tape-delay basis through the Richmond City Web Page at: <http://www.kcrt.com> within a few days of the recording date.

Audio recordings of Board meetings are kept on file at the Administration Building, 1108 Bissell Avenue, Richmond, CA 94801 (510-231-1101).

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**Attending Board Meetings:**

Location: PINOLE MIDDLE SCHOOL  
GYMNASIUM  
1575 MANN DR.  
PINOLE, CA 94564

Public Session: 6:30 PM

The public is invited to attend and participate in all WCCUSD Board of Education meetings.

Order of Business: ORDER OF BUSINESS MAY BE CHANGED WITHOUT NOTICE

Special Accommodations: Upon written request to the District, disability-related modifications or accommodations, including auxiliary aids or services, will be provided. Please contact the Superintendent's Office at 510-231-1101 at least 48 hours in advance of meetings.

**A. PLEDGE OF ALLEGIANCE**

**B. WELCOME AND MEETING PROCEDURES**

**C. ROLL CALL**

**D. AGENDA REVIEW AND ADOPTION**

**E. STUDENT PERFORMANCE: Pinole Valley High School Concert Choir**

Comments

The award-winning Pinole Valley High School Concert Choir will perform under the direction of music teacher Joseph Lim.

Recommended Motion  
For Recognition

Financial Impact  
None

**F. OPEN FORUM FOR PUBLIC COMMENT**

**G. STUDY SESSION**

**1. Charter School Update**

Comments

Presentation on Charter Schools, school funding information and fiscal impact on the District, and data showing students enrolled in District and Charter schools serving Pinole students.

Recommended Motion  
For informational purposes

Financial Impact  
None

Attachment

**2. School Resource Officers in the WCCUSD**

Comments

The WCCUSD partners with local law enforcement agencies to provide School Resource Officers at all WCCUSD middle and high schools including an alternative high school and one roving officer in Richmond. This partnership has been longstanding with the district paying the full cost of the officers. The district is currently experiencing declining enrollment and significant loss of revenue.

As a result, the district is exploring ways to reduce expenditures and determine its priorities. There are many in the community who believe the district should

pay for SROs at all middle and high schools and others who do not. For the 2019-20 school year, we capped our contribution to each SRO across our 5 cities at \$150,000. We had previously paid in the range of \$160,000-\$180,000 for an SRO depending on the city. For example, in Pinole, we pay \$328,000 for two SROs.

For the 2020-21 school year, we are exploring moving to a cost sharing model where the district and cities would together pay the cost of the SROs and if that is not possible, exploring other options as to where we best believe SROs should be deployed.

Tonight, we will have the opportunity to have a discussion about this subject and answer any questions.

Recommended Motion  
For Discussion

Financial Impact  
To Be Determined

### **3. Pinole Valley High School Update**

Comments

Staff will provide an update on the Pinole Valley High School project.

Recommended Motion  
For Information Only

Financial Impact  
None

Attachment

## **H. ADJOURNMENT**

# Pinole and Charters

Overview on Charters, Fiscal Impact, Locations

# Overview of Presentation

## **Charter Schools**

- What are Charter Schools?
- Why the demand for Charter Schools?
- In what ways are Charters different?
- How are charters performing compared to Pinole Schools?
- Why is the community pressing for greater transparency?

## **Fiscal Overview**

- School & District Funding
- Impact of charters on District, and Pinole

## **Pinole Schools Snapshot**

- How many Traditional Public and Charter Schools are located in Pinole?
- Total enrollment and square footage of Pinole schools?
- Percentage of Pinole schools within the District?

# Charters Schools

- ...are public schools that do not have the same constraints as Traditional Public Schools (TPS).
- ...agree to exchange higher accountability for autonomy.
- ...are intended to serve the same demographics.
- ...vary in performance \* compared to TPS schools.
- ...are intended to provide a choice for parents, leadership for teachers, and opportunities for innovation.
- ...are under scrutiny for failing to promote transparency– essential for proper oversight\*\*.
- ...are able to enroll students from anywhere in a District, and are often fully enrolled at the year's beginning. This factor eliminates enrollment possibilities for newcomer students, and results in increased cost to a District.

\*Elementary Report: <https://tinyurl.com/y22lqkhp>

\*Middle Schools Report: <https://tinyurl.com/y65w2vgl>

\*High Schools Report: <https://tinyurl.com/y3elyozw>

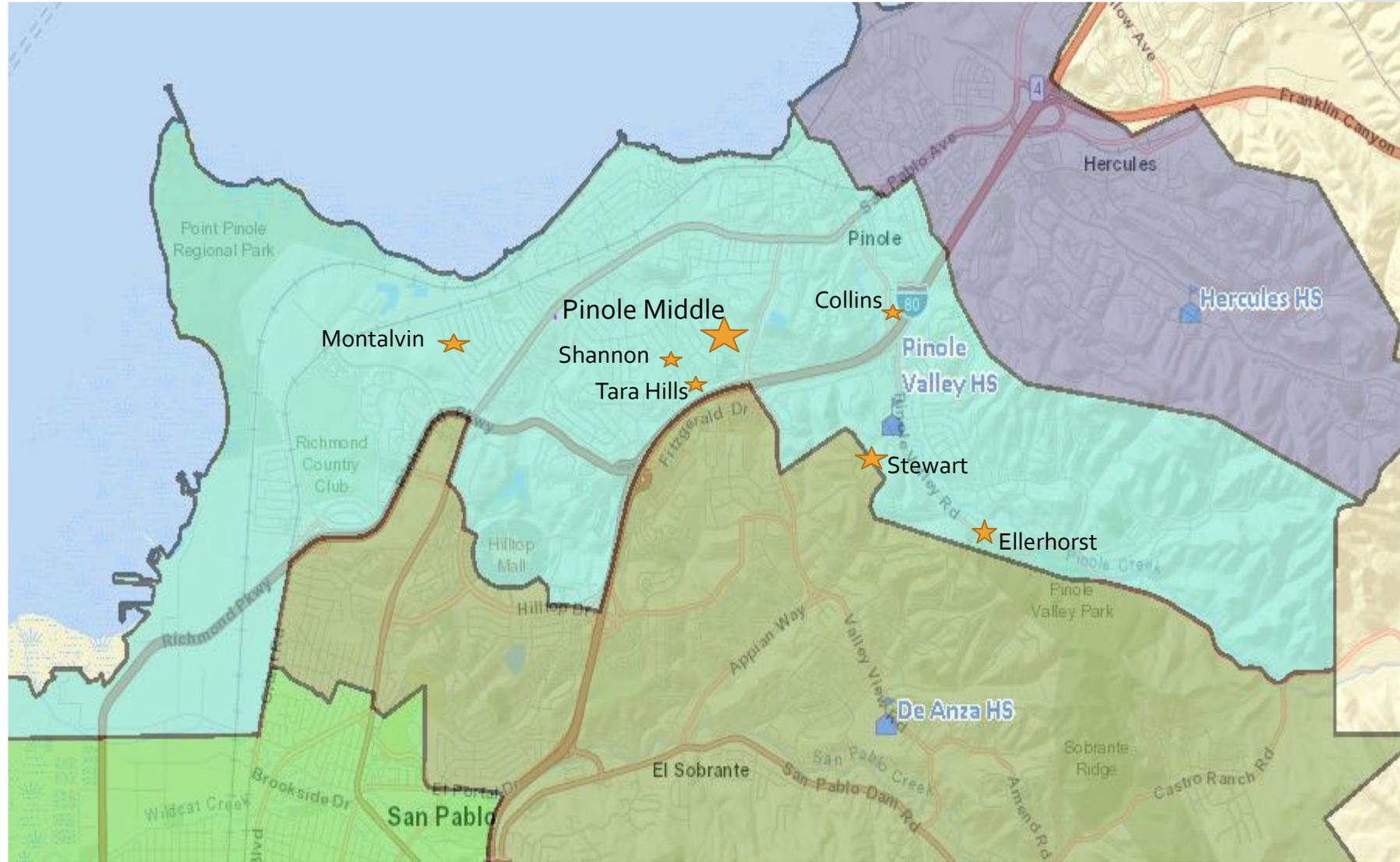
\*\*Grand Jury Report: <https://adobe.ly/2ZVGtow>

# Fiscal Issues

- Schools and Districts are funded based on the number of students who attend each day.
- When a student leaves a neighborhood school for a charter school, the funding follows that child.
- As students from any District school may leave for a charter, there are uneven impacts throughout, making adjustment impossible. For example, a District school may lose 5 students across 5 grade levels. The school must continue to staff each classroom, provide leadership, light, heat and maintain the building, and staff support services (HR, Fiscal department, etc.).
- A recently published study (<https://bitty.ch/vmptg>) written by Dr. Lafer analyzed the actual cost to Districts from the loss of students to charter schools. He used three California Districts as examples and found the following:

District	Fiscal Impact of Charters on District
San Diego Unified	\$65,902,809
Oakland Unified	\$57,386,832
East Side Union	\$19,343,602

# Pinole Schools Locations

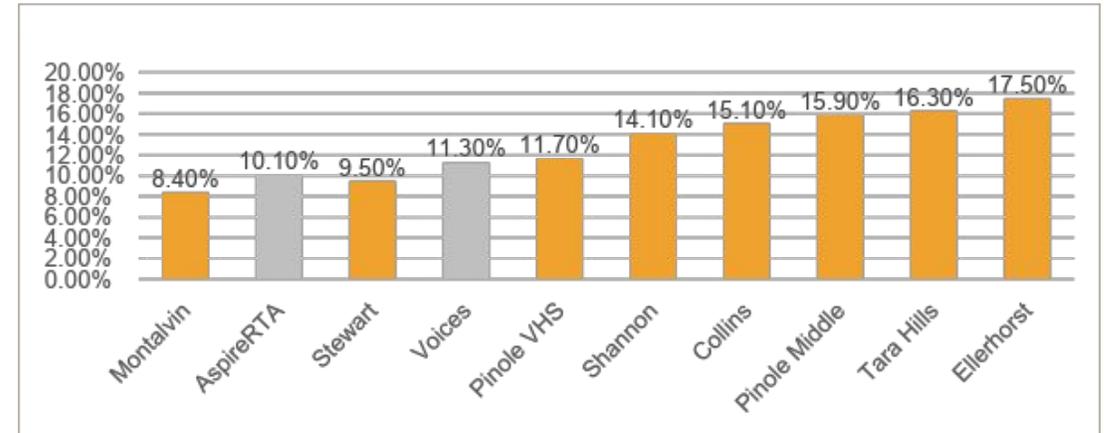
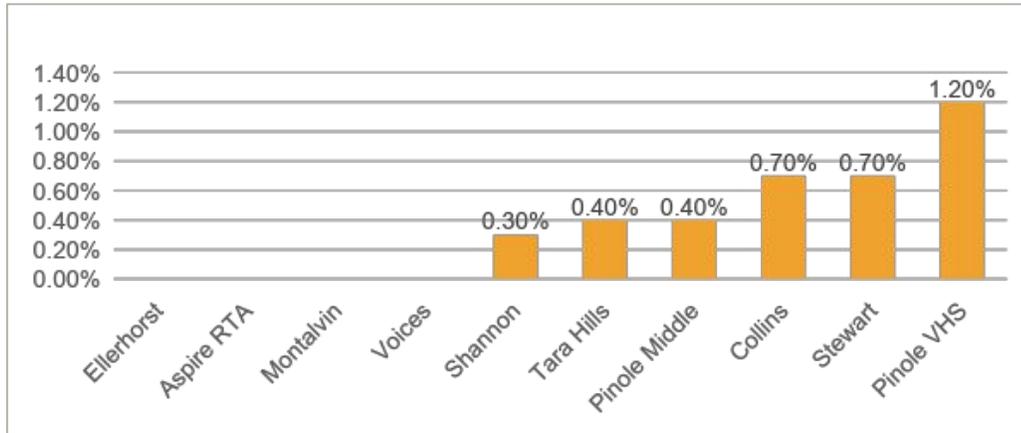
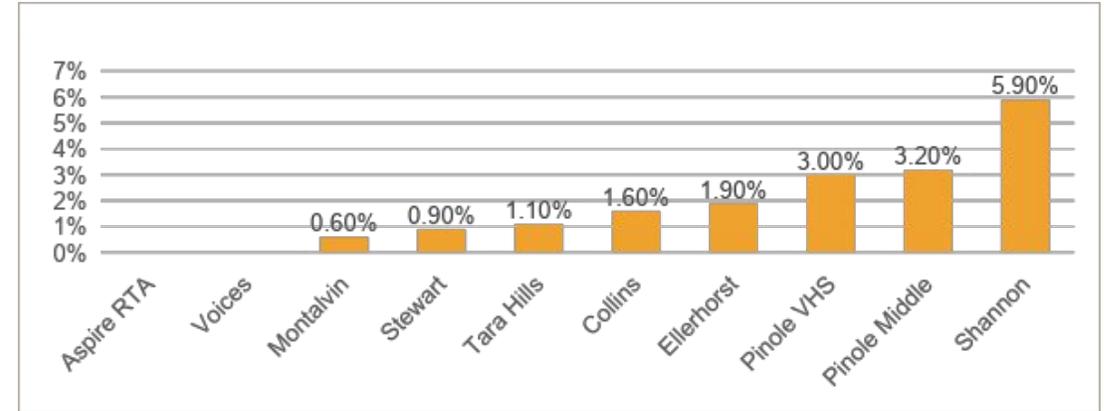
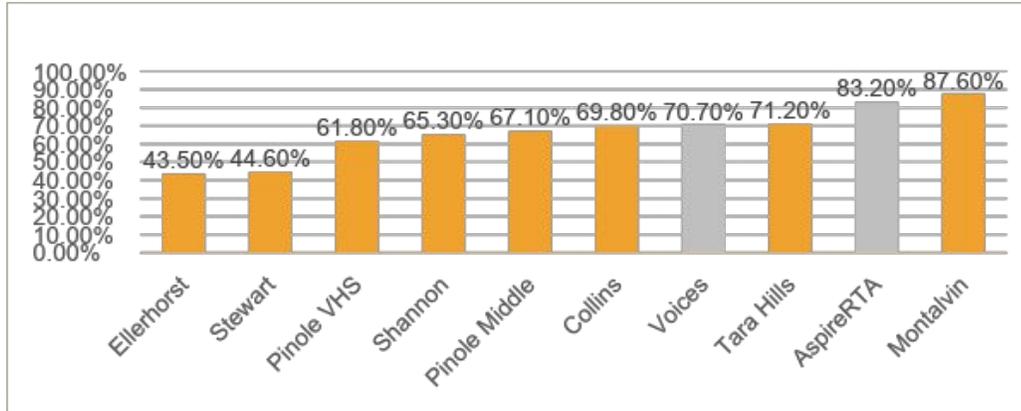
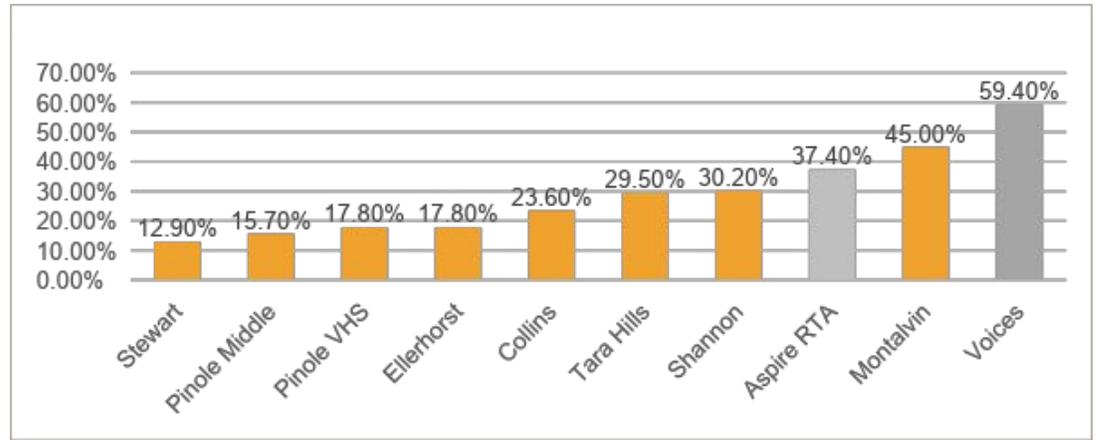


Pinole Valley High enrolls students from 4 elementary schools, 2 Kinder through 8<sup>th</sup> schools, and one Middle school. This is 15% of the total of Traditional Public Schools in the District.

Campus Size,  
Grades  
Served,  
Enrollment &  
Site Square  
Footage

Name	Level	Enrollment	Square Ft.
Pinole Valley	High School	1,120	267,246
Pinole Middle	Middle School	529	106,644
Montalvin	K-- 8th	498	43,666
Stewart	K-- 8th	451	49,133
Collins	Elementary	305	52,051
Ellerhorst	Elementary	359	39,448
Tara Hills	Elementary	448	45,573
Shannon	Elementary	354	26,558

# Subgroups, 2018-19



# Subgroups, California and WCCUSD

<b>California</b> Subgroups	Charter School Enrollment	Non-Charter Enrollment	Total Enrollment
English Learners	15.10%	19.80%	19.30%
Foster Youth	0.40%	0.60%	0.50%
Homeless Youth	1.60%	3.60%	3.40%
Migrant Education	0.20%	0.80%	0.80%
Students with Disabilities	10.10%	11.90%	11.70%
Socioeconomically Disadvantaged	59.20%	61.10%	60.90%
All Students	652,933	5,533,345	6,186,278

<b>WCCUSD</b> Subgroups	Charter School Enrollment	Non-Charter Enrollment	Total Enrollment
English Learners	27.00%	32.20%	31.60%
Foster Youth	0.20%	0.40%	0.40%
Homeless Youth	1.50%	2.90%	2.70%
Migrant Education	0.00%	0.00%	0.00%
Students with Disabilities	9.20%	12.40%	12.10%
Socioeconomically Disadvantaged	81.50%	70.60%	71.90%
All Students	3,639	28,121	31,760

## Anticipated Charter Enrollment, 2019-2020

2019-20	TK	K	1	2	3	4	5	6	7	8	9	10	11	12	School Enrollment
AMPS: BJE		80	73	85	85	85	85								493
Aspire: RTA	24	50	50	50	50	60	60								344
RCP	30	60	60	60	60	60	60	60	60	60					570
Voices	28	28	56	30	30										172
CBA	15	96	96	96	96	96	96	96	96	96					879
Making Waves							168	168	168	112	109	107	99	87	1018
Manzanita								50	50	50					150
AMPS: RCA								90	90	90					270
Invictus									85	85					170
SummitTam									105	100	105	102			412
SummitK2									105	95	105	110	105	100	620
Aspire: RCCPA								90	90	88	90	85	78	52	573
AMPS: JHHS											85	85	85	75	330
LPS											150	150	150	150	600
<b>Grade Level T:</b>	<b>97</b>	<b>314</b>	<b>336</b>	<b>323</b>	<b>324</b>	<b>305</b>	<b>474</b>	<b>560</b>	<b>856</b>	<b>784</b>	<b>653</b>	<b>649</b>	<b>528</b>	<b>476</b>	<b>6601</b>

# Pinole Valley High School (PVHS) Project Update



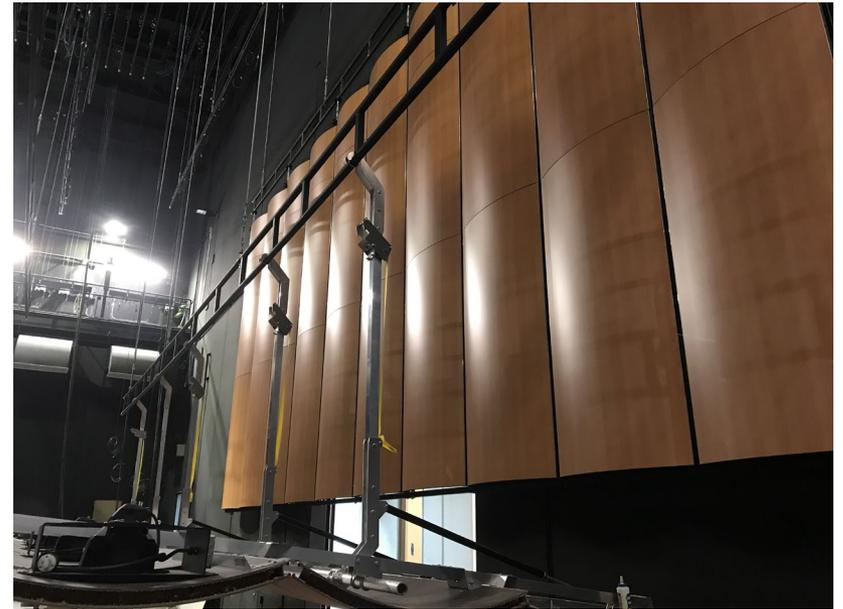
Joint WCCUSD Board of Education & City Council of Pinole  
May 13, 2019

# PVHS New Campus Project Update

## Performing Arts Building A

### Complete thru April

- Stage rigging complete
- Acoustical ceilings at Cafeteria
- Tape/mud walls complete



### Upcoming (ongoing)

- Flooring installation
- Painting (interior/ exterior)
- Kitchen equipment installation
- Mechanical, electrical and plumbing finishes
- Orchestra pit

# PVHS New Campus Project Update

## Library Building B

### Complete thru April

- Carpet flooring in library
- Electrical and mechanical trim
- Painting, ceiling cloud work
- Casework



### Upcoming

- Lighting and textbook storage
- Flooring at 2<sup>nd</sup> floor
- Mechanical, plumbing, electrical finishes

# PVHS New Campus Project Update

## Classroom Building C

### Complete thru April

- Classroom casework



### Upcoming

- Corridor flooring
- Installing wall and flooring finishes

# PVHS New Campus Project Update

## Classroom Building D

### Complete thru April

- Casework installed
- Flooring at Atrium



### Upcoming

- Corridor flooring
- Installing flooring and wall finishes

# PVHS New Campus Project Update

## Gymnasium Building E

### Complete thru April

- Panels at corridors installed
- Ceiling tiles installed



### Upcoming (ongoing)

- Plumbing fixtures
- Mirrors in training room
- Flooring at corridors

# PVHS New Campus Project Update

## Site Work

### Complete thru April

- Rebar for quad area concrete installed
- Ongoing concrete at the quad
- Trenching at Pinole Valley Road for utility placement



### Upcoming (ongoing)

- Flatwork concrete in the quad
- Irrigation and piping in progress

# PVHS On-site Summer Activities

## **Campus Replacement & Interim Campus Demobilization**

Pinole Valley Road traffic lights

Furniture, Fixtures, Equipment & Supplies

Moving Services from Interim Campus to New Campus

Technology: cameras, computers & projectors

Demobilization of Interim Campus

**School Opens in August 2019**

# PVHS Final Phases Anticipated Timelines

## **PVHS Final Phases: Interim Campus Demolition, Fields, Field House, Bleachers & Solar Carports**

Interim Campus Demobilization	Fall 2019
Solar Carports	Fall 2019
Design Development through DSA Submittal	Fall 2019*
DSA Review	Spring 2020*+
Bidding	Spring 2020*+
Construction Completion	Summer 2021*+

[\* Target Date] [+ DSA will assess review time required at time of submittal]

# PVHS Fields Phase Project Budget

## PVHS Fields Phase Project Cost Summary

Original Project (hard/soft cost)	\$15,000,000
AOR estimate for Original Scope	\$23,000,000
Estimated Value Engineering savings	<b>\$8,000,000</b>

Note: Potential project cost may exceed the remaining Bond project authority. The additional funds may be supplemented by MRAD for the field resurfacing and track replacement \$1.5M.

# Value Engineering

Reductions in Site work

Eliminate New Visitors Bleachers (utilize existing)

Utilize Existing Tennis & Basketball courts

Football Field Replacement (resurface only)

Track Replacement (resurface only)

Building F1 reduction of square footage

Eliminate Building F2 combine into F1

Eliminate Building F3 Restrooms

# PVHS Fields Proposed Scope

Turf baseball / softball field

Home field bleachers & press box

Added basketball courts

Resurfacing Tennis courts

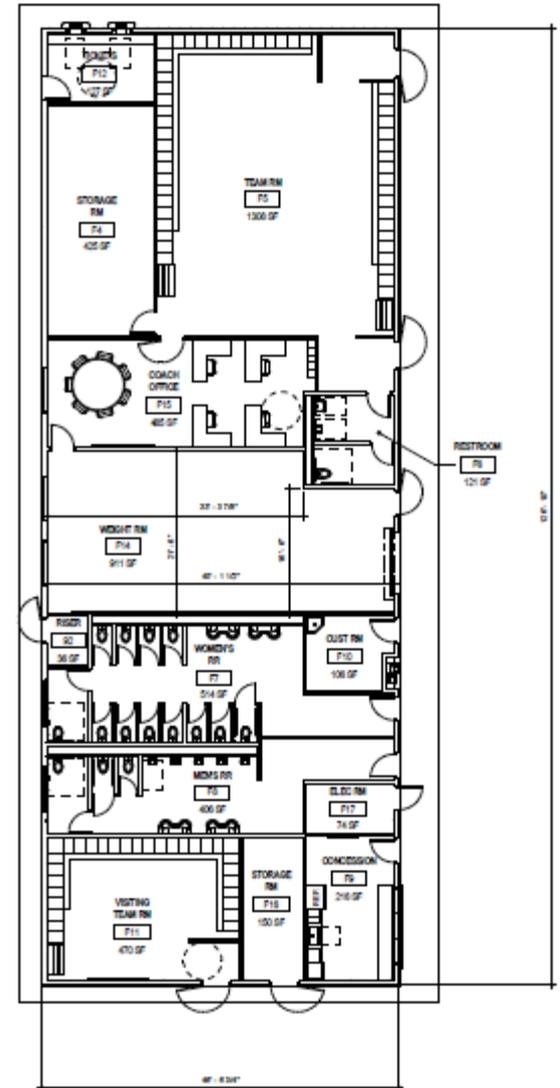
Resurfacing Football Field turf

Resurfacing Track

Ticketing and concessions

Field House including: Team locker rooms, storage, weight room

# PVHS Proposed Site Plan



# PVHS New Campus Project Update Outreach

## Community Communication Plan

- City Council and Staff Updates
  - City Public Works staff invited to weekly project meetings.
  - City of Pinole update provided on August 2018.
- TV format of Newsletters 1-34 provided to the City of Pinole.
- Newsletters 1-34, mailed to community, City of Pinole, PVHS, Board of Education.

PINOLE VALLEY HIGH SCHOOL

## CONSTRUCTION NEWS

May 2019

Edition 34



### CONSTRUCTION MANAGER'S CORNER

The project has hit a major milestone this month with the punch list process having begun in the classrooms and building exteriors.

Work is still in progress in other areas with finishes being installed in all hallways and throughout the Performing Arts Building. Also, work has resumed along Pinole Valley Road renovating the crosswalk ramps and signal poles.



### UPCOMING CONSTRUCTION ACTIVITIES

- Complete onsite concrete work at main Quad.
- Complete exterior wall paneling and painting.
- Continue flooring install in hallways and lobbies.
- Continue interior wall panel install in all buildings.
- Continue concrete and electrical work along PVR.
- Continue installation of Theater finishes.



### MONITORING & STATISTICS

Storm Water Pollution Prevention Program in place with specialist on site weekly for monitoring.



### WORK COMPLETED THIS MONTH

- Concrete pours of site walkways and sidewalks.
- Completed rigging installation in Theater.
- Casework, windows, wall panels, and lighting fixture installation in all buildings.
- Flooring installation in hallways and Library.
- Exterior wall painting on Gymnasium Building.
- Began stacks and casework installation in Library.
- Resumed work on Pinole Valley Road sidewalks.



### POTENTIAL IMPACTS TO NEIGHBORS

Impacts this coming month will be similar to what occurred last month and will include the following:

- Noise
- Increased truck traffic
- Crane on site
- Continued work on Pinole Valley Road



Library Interior Update: Carpet, Stacks, Casework, Ceiling Clouds & Lighting



Quad Area Concrete and Performing Arts & Library Building Exteriors



### CONTACT INFORMATION

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Rich Miller (916) 224-5249  
Inez Ayerra (510) 502-1850

