



M Capistrano Unified School District, Classroom Repair and School Safety Measure

To upgrade neighborhood schools by repairing outdated classrooms; improving science, technology, engineering, and math labs; ensuring fire/drinking water safety; removing asbestos; replacing leaky roofs; upgrading safety/security; repairing, constructing, and equipping educational facilities to prepare students for college/vocational/military careers, shall School Facilities Improvement District #2 of the Capistrano Unified School District issue \$889 million in bonds at legal interest rates, requiring an independent citizens’ oversight committee, annual independent audits, no funds for administrator or teacher salaries/benefits, and all funds used locally?

What your vote means

YES	NO
A “Yes” vote means the school district may proceed to sell the bonds and levy the related taxes as estimated in the tax rate statement.	A “No” vote on this measure will disapprove the issuance of the bonds and the levy of the taxes for such bonded indebtedness.

For and against

FOR	AGAINST
<p>Amy Hanacek President, Capistrano Unified School District Board of Trustees</p> <p>Mitch Kahn Orange County Fire Captain</p> <p>David Hennings Teacher, Shorecliffs Middle School</p> <p>Mike Darnold Former District Governor Rotary International</p> <p>Kristi Clark 2016 Orange County High School Teacher of the Year</p>	<p>Tony Beall Mayor, City of Rancho Santa Margarita</p> <p>Frank Ury Mayor, City of Mission Viejo</p> <p>Laurie Davies Mayor, City of Laguna Niguel</p> <p>Pam Patterson Mayor, City of San Juan Capistrano</p> <p>Mike Munzing Mayor, City of Aliso Viejo</p>



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Full Text of Measure M Capistrano Unified School District

By approval of this measure by at least fifty-five percent (55%) of the registered voters voting thereon, School Facilities Improvement District No. 2 ("SFID No. 2") of the Capistrano Unified School District shall be authorized to issue and sell bonds of up to \$889 million in aggregate principal amount to provide financing for the specific school facilities projects located within SFID No. 2 and listed below in the Bond Project List, subject to all of the accountability safeguards specified herein.

KEY FINDINGS

The Capistrano Unified School District is committed to continuing a strong, high-quality educational program for the students in all of its local public schools and to attracting and retaining quality staff by providing safe and secure schools that are equipped to support changing educational needs, methods and standards.

Through this process, the Capistrano Unified School District Board of Trustees determined that the District's schools located within SFID No. 2 require repairs and upgrades, including updates to facilities to meet current health, safety, fire, and earthquake standards. Specifically, as further described in the Bond Project List, the Board of Trustees desires in summary to:

- Provide schools with urgently needed repairs;
- Keep schools safe, clean and secure;
- Replace outdated utility and energy systems;
- Upgrade classrooms, labs, science and vocational training rooms to better prepare students for college and careers;
- Improve and expand access to 21st century technology in the classroom and in student support facilities.

ACCOUNTABILITY MEASURES

The provisions in this section are included in this proposition in order that the voters and taxpayers of the District may be assured that their money will be spent to address specific facilities needs of the District, all in compliance with the requirements of Article XIII A, section 1(b)(3) of the State Constitution, and the Strict Accountability in Local School Construction Bonds Act of 2000 (codified at Section 15264 *et seq.* of the California Education Code).

Evaluation of Needs. The Board of Trustees has evaluated the facilities needs of the District, and has identified projects to finance from a local bond measure at this time. As required by law, the Board of Trustees has certified that it has evaluated safety, class size reduction and information technology needs in developing the Bond Project List.

Independent Citizens' Oversight Committee. The Board of Trustees shall establish an independent Citizens' Oversight Committee in accordance with Education Code sections 15278-15282 and applicable Board policy, to ensure bond proceeds are expended only for the school facilities projects listed in the Bond Project List. The committee shall be established within sixty (60) days of the date when the Board of Trustees enters the results of the election in its official minutes.

School Facilities and Finance Advisory Committee. The Superintendent shall establish a School Facilities and Finance Advisory Committee as an administrative advisory committee in accordance with Board Policy 1220, to provide input, advice and recommendations on topics pertaining to school facilities and finance, including the implementation of the general obligation bond program. The committee is planned to include regional representation from school families throughout the District. The details for committee membership, representation, terms, appointment and similar details shall be determined by the Superintendent.

School Family Regional Committees. The Superintendent shall also establish school family regional committees by high school boundary, with representation from each school within the high school boundary, local stakeholder groups and organizations. The regional committees shall collaborate with the School Facilities and Finance Advisory Committee to provide input, advice and recommendations on school facilities and finance within their particular high school boundary. The details for committee membership, representation, terms, appointment and similar details shall be determined by the Superintendent.

Annual Performance Audit. The Board of Trustees shall conduct or cause to be conducted an annual, independent performance audit to ensure that the bond proceeds have been expended only on the school facilities projects described in the Bond Project List.

Annual Financial Audit. The Board of Trustees shall conduct or cause to be conducted an annual, independent financial audit of the bond proceeds until all of those proceeds have been spent for the school facilities projects described in the Bond Project List.

Annual Report to Board. Upon approval of this measure and the sale of any bonds approved, the Board of Trustees shall take actions necessary to establish an account in which proceeds of the sale of bonds will be deposited. As long as any proceeds of the bonds remain unexpended, the Superintendent shall cause a report to be filed with the Board of Trustees no later than January 1 of each year, commencing on the first January 1 after bonds have been issued and proceeds spent, stating (1) the amount of bond proceeds received and expended in the past fiscal year, and (2) the status of any project funded or to be funded from bond proceeds. The report may be incorporated into the annual budget, annual financial report, or other appropriate routine report to the Board.

BOND PROJECT LIST

This Bond Project List, which is an integral part of this proposition, describes the specific projects the District proposes to finance with proceeds of the bonds.

Proceeds from the sale of bonds authorized by this measure shall be used only for the construction, reconstruction, rehabilitation, or replacement of school facilities as described on the Bond Project List, including the furnishing and equipping of said school facilities, or the acquisition or lease of real property for said school facilities, and not for any other purpose, including teacher and administrator salaries or benefits, and other school operating

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expenses.

In order to meet all identified facility needs, the District intends to complete projects using a combination of funding sources. These sources may include District funds, development impact fees, state funds (if available), and other available funds. While the District is eligible to receive State-matching funds and intends to aggressively pursue State funding that becomes available, approval of the measure does not guarantee that all of the proposed projects will be funded beyond the local revenues generated by the measure. Some of the projects listed on the Bond Project List may require state matching funds, and in the absence of such funding, the District may not be able to complete some of the projects.

The primary types of facilities projects to be funded by the bond measure, guided by the Facilities Master Plan, the Board-adopted facilities minimum standards, and community input, include, without limitation, the following:

- Health, Safety and Security Improvements
- Americans with Disabilities Act (ADA) Compliance
- Repairs and Renovations to Classrooms and Buildings
- Basic Infrastructure and Utility Upgrades
- Career and Technical Education Facilities
- 21st Century Learning Spaces
- Construction and Renovation of Science and Computer Labs
- Classroom Construction and Replacement of Aging Portable/Temporary Classrooms
- Performing Arts Centers and Classrooms
- Physical Education Facilities and Outdoor Classrooms

Notwithstanding the capital facilities priorities, projects on the Bond Project List may be completed at any and all school sites and facilities within SFID No. 2 where such project is determined by the Board to be necessary, and projects are authorized to be performed at each and all of the District's schools and sites within SFID No. 2 to benefit school campuses and educational programs, including charter schools, that may be operating on such campuses, including without limitation (in alphabetical order):

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| 1. Aliso Niguel High School | 20. Don Juan Avila Elementary School/Middle School |
| 2. Aliso Viejo Middle School | 21. Fred Newhart Newhart Middle School |
| 3. Arroyo Vista K-8 School | 22. Foxborough School Site (housing Journey Charter School) |
| 4. Barcelona Hills Elementary School Site (housing Oxford Preparatory Charter School) | 23. George White Elementary School |
| 5. Bathgate Elementary School | 24. Harold Ambuehl Elementary School |
| 6. Benedict Elementary School | 25. Hidden Hills Elementary School |
| 7. Bernice Ayer Middle School | 26. John S. Malcom Elementary School |
| 8. Bridges Community Day High School (including Adult Transition Program campus) | 27. Kinoshita Elementary School |
| 9. Cal Prep/Fresh Start | 28. Ladera Ranch Elementary School/Middle School |
| 10. Canyon Vista Elementary School | 29. Laguna Niguel Elementary School |
| 11. Carl Hankey K-8 School | 30. Las Flores Elementary School/Middle School |
| 12. Capistrano Valley High School | 31. Las Palmas Elementary School |
| 13. Castille Elementary School | 32. Marblehead Elementary School |
| 14. Chaparral Elementary School | 33. Marco Forster Middle School |
| 15. Clarence Lobo Elementary School | 34. Marion Bergeson Elementary School |
| 16. Concordia Elementary School | 35. Moulton Elementary School |
| 17. Crown Valley School Site (housing Community Roots Academy and Orange County Academy of Sciences and Arts Charter Schools) | 36. Niguel Hills Middle School |
| 18. Dana Hills High School | 37. Oak Grove Elementary School |
| 19. Del Obispo Elementary School | 38. Oso Grande Elementary School |
| | 39. Palisades Elementary School |
| | 40. Regional Occupation Program/College and Career campus |



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| 41. R.H. Dana Elementary School/Dana Exceptional Needs Facility | 47. Shorecliffs Middle School |
| 42. Phillip Reilly Elementary School | 48. Tesoro High School |
| 43. San Clemente High School | 49. Tijeras Creek Elementary School |
| 44. San Juan Elementary School | 50. Viejo Elementary School |
| 45. San Juan Hills High School | 51. Vista Del Mar Elementary School/Middle School |
| 46. Serra High School (including Adult Education Center) | 52. Wagon Wheel Elementary School |
| | 53. Wood Canyon Elementary School |

Additional sites may include the locations of student and educational support services, such as student transportation, food service, maintenance and operations facilities, excluding the Education Center (District Office).

Plans for specific projects at specific schools additionally include the following:

REPAIRS / UPGRADES / IMPROVEMENTS

A large number of aging school facilities require varying degrees of updates to infrastructure and utility systems, repair or replace leaky roofs, and comprehensive facility modernization. The level of renovation/modernization required at each campus depends upon the age and condition of the existing facility.

- **ALL SCHOOL SITES** – Renovation of student services facilities at older campuses to accommodate staff and student needs. Renovation/expansion of existing restrooms per the Uniform Plumbing Code. Comprehensive modernization of the older campuses, including the repair/replacement of building systems, roofing, covered walkways, structural repairs, upgraded technology infrastructure, HVAC systems, and interior/exterior finishes. Improvement of interior classroom environment with natural daylighting, acoustic control, and HVAC upgrades/repairs. Construction and renovation at sites with existing historical buildings will maintain the characteristics of their historical period and surrounding community. For example, renovation at Las Palmas ES will consist in part of reconstruction of the buildings built prior to 1933 in compliance with The Secretary of the Interior’s Standards for the Treatment of Historical Properties.
- **HIGH SCHOOLS** – Comprehensive modernization of older buildings at all high schools. Renovation of science classrooms, existing band and music rooms, gymnasium, and food services at Aliso Niguel HS. Renovation of student services, food services, and locker rooms at Capistrano Valley HS. Renovation of multi-purpose/physical education facility at Junipero Serra HS. Renovation of Triton Center, auto shops, digital photo lab, dance room, locker room, multi-purpose/physical education facility at San Clemente HS. Renovation/replacement of multi-purpose room, restroom facilities, snack bar, swimming pool and aquatic facility at Dana Hills HS. Pools will be renovated/built substantially to USA Swimming standards where possible. Renovation of music, choral, drama and locker rooms at Tesoro HS.
- **MIDDLE SCHOOLS** – Renovation of multi-purpose room at Vista Del Mar MS, Bernice Ayer MS, and Newhart MS. Renovation of science room and computer lab at Vista Del Mar MS. Remodeling of student services area at Aliso Viejo MS. Renovation of library/media center and restroom facilities at Bernice Ayer MS and Don Juan Avila MS.
- **ELEMENTARY SCHOOLS** –Remodeling/expansion of kindergarten classrooms to meet California State Department of Education (CDE) standards. Renovation and/or expansion of existing library/media centers typical at older elementary schools. Renovation of food service area at Crown Valley ES. Creation of new nurse’s office through renovation of existing building and remodeling of existing studio at John S. Malcom ES. Renovation of multi-purpose building at Laguna Niguel ES and Moulton ES. Renovation of library/media centers at R.H. Dana ES & ENF, Don Juan Avila ES, Marian Bergeson ES, Clarence Lobo ES, Las Palmas ES, Concordia ES, Tijeras Creek ES, San Juan ES, Palisades ES, Harold Ambuehl ES, Wagon Wheel ES, Carl Hankey K-8 School, and Castille ES. Replacement of operable walls with permanent construction at classrooms in Truman Benedict ES. Renovation of kindergarten classrooms at Oso Grande ES, Laguna Niguel ES, Chaparral ES, Arroyo Vista K-8 School, and Las Palmas ES. Provide RSP room at Chaparral ES. Enlarge classrooms at Laguna Niguel ES that are smaller than 960 square feet. Remodel music classroom at Kinoshita ES. Renovate food service area at Las Palmas ES.

FIRE SAFETY / ADA / SECURITY / IMPROVEMENTS

Update fire/life/safety systems and improve ADA accessibility and security at all school sites. Modernize security systems, emergency communication systems, door hardware and perimeter fencing. Retrofit older school buildings for earthquake safety. Remove hazardous materials from school sites.

- **ALL SCHOOL SITES** – Renovation of sites and buildings to improve ADA accessibility per the Division of State Architect (DSA) requirements. Fire access roads shall be modified to meet the requirements of the Orange County Fire Department current codes. The width and turn-around radius for all fire access roads will be modified as necessary per code. Improve circulation and security to separate specialty programs that utilize the school site during regular hours. Make structural repairs at various school sites. Upgrade individual classroom door hardware to allow rapid securing of all classrooms in an emergency. Secure the perimeter of each campus to control access of all visitors to the site.
- **COMMUNICATION SYSTEMS** – Renovate, upgrade, and/or replace existing communications, internet, intrusion alarm, telephone, public address, surveillance and other security systems at all sites as necessary.



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21st CENTURY LEARNING / SUSTAINABLE ENVIRONMENT FACILITIES IMPROVEMENTS

Renovate existing classrooms to support a 21st century learning environment. Classrooms shall be configured for flexibility, wireless technology, and capability to promote project-based learning and a collaborative learning environment.

- ALL SCHOOL SITES – Modernize, upgrade, renovate, re-configure, construct, and expand facilities to support 21st century educational practices. Create acoustical separation between all classrooms at older school sites. Classrooms smaller than the minimum State Department of Education standard of 960 square feet shall be enlarged. Improve acoustical separation between spaces where required. Renovation of Library/Media Centers at all older campuses to accommodate the latest technology infrastructure requirements and collaborative work spaces. Upgrade or provide wireless accessibility for all areas of each campus.
- NEW STATE STANDARDS – Renovation of existing classrooms to support and encourage collaboration, communication, critical thinking and problem solving, creativity and innovation, and civility.

REPLACEMENT OF AGING MODULAR CLASSROOMS

The District has a large number of aging modular classrooms that need to be demolished. These older buildings will be replaced with permanent construction or new modular classrooms.

- ALL SCHOOL SITES – Build new classroom buildings with proportionate restroom facilities, circulation, and support facilities to replace the oldest modular buildings. Provide new covered walkways connecting new classrooms to existing core campus. Projects will also include required fire/life/safety, ADA, and structural improvements as defined by DSA.

EXPANSION & ADDITION OF NEW FACILITIES

Equity of facilities needs to be addressed to offer a comparable educational experience for all students throughout the District. There is a greater need for facility expansions and additions at the older campuses.

- ALL SCHOOL SITES – Install new shade structures and courtyard space at older school sites. Construct new restroom facilities where existing number of fixtures does not comply with the Uniform Plumbing Code. Increase high school parking areas/spaces as modular classrooms are replaced by two-story permanent construction. Expand student services facilities at most old school sites.
- HIGH SCHOOLS – Build new/expanded library/media center at Aliso Niguel HS, Junipero Serra HS, San Clemente HS, and Dana Hills HS. Construct new student services building at San Clemente HS. Build new auxiliary gymnasium at Dana Hills HS. Construct new dance room, locker room expansion, and weight room at Aliso Niguel HS. Construct new performing arts center at Aliso Niguel HS, Tesoro HS, Dana Hills HS, and San Clemente HS, consistent with existing HS performing arts centers built in the District over the past ten years. Add new instrument storage at Tesoro HS. Build new adult student services facilities at Junipero Serra HS. Expand food services facilities at San Clemente HS, Tesoro HS, and Capistrano Valley HS. Expand and build new bleachers at Tesoro HS, Capistrano Valley HS, Dana Hills HS and San Clemente HS. Expand and build new locker room, team room, and offices at Dana Hills HS, San Clemente HS and Tesoro HS. Construct new aquatic facility at San Clemente HS to include long course pool to USA Swimming standards. Renovate/replace pool at Dana Hills HS.
- MIDDLE SCHOOLS – Build new multi-purpose/physical education facility at Don Juan Avila MS, Bernice Ayer MS, Shorecliffs MS, Niguel Hills MS, Marco Forster MS, Ladera Ranch MS, Arroyo Vista K-8 School, Vista Del Mar MS, Newhart MS, and Aliso Viejo MS. Create new food services area at Shorecliffs MS and Newhart MS. Expand to adequate size or construct new lunch shelters at all middle schools as required. Expand student services facility at most older school sites. Expand existing or add new library/media center at Newhart MS, Shorecliffs MS, Niguel Hills MS. Construct new music room at Niguel Hills MS, Marco Forster MS, Newhart MS, and Shorecliffs MS. Construct new fitness room/weight room at Bernice Ayer MS, Las Flores MS, Vista Del Mar MS, Shorecliffs MS, and Newhart MS. Build new science rooms at Bernice Ayer MS. Build new locker room and P.E. classroom at Marco Forster MS, Niguel Hills MS, and Bernice Ayer MS. Add dance room and weight room at Shorecliffs MS and Don Juan Avila MS. Install new decomposed granite track at athletic field at all middle school sites. Build choral room at Vista Del Mar MS. Expand computer lab at Vista Del Mar MS.
- ELEMENTARY SCHOOLS – Expand multi-purpose rooms at Laguna Niguel ES, Castille ES, Viejo ES, Moulton ES, and Truman Benedict ES to accommodate school capacity. Add new multi-purpose facility and food service area at Las Palmas ES, Ladera Ranch ES, Harold Ambuehl ES, Las Flores ES, Palisades ES, and Marian Bergeson ES. Add new food services addition at Kinoshita ES and Harold Ambuehl ES. Build new/expanded student services facility at most older school sites. In some cases, new modular classrooms will be added to sites to address current capacity needs. Build new/expanded library/media center at Philip J. Reilly ES, Wagon Wheel ES, Del Obispo ES, Crown Valley ES, Tijeras Creek ES, San Juan ES, Harold Ambuehl ES, George White ES, Marblehead ES, Hidden Hills ES, Moulton ES, Clarence Lobo ES, R.H. Dana ES & ENF, and Truman Benedict ES. Construct new music classrooms at Oak Grove ES, Carl Hankey K-8 School, Harold Ambuehl ES, Castille ES, Hidden Hills ES, John S. Malcom ES. Add additional kindergarten classrooms at Oak Grove ES, Bathgate ES, Carl Hankey K-8 School, Viejo ES, Crown Valley ES, Ladera Ranch ES, Harold Ambuehl ES, Tijeras Creek ES, Chaparral ES, Del Obispo ES, San Juan ES, Arroyo Vista K-8 School, Concordia ES, Palisades ES, Clarence Lobo ES, George White ES, Truman Benedict ES, Moulton ES, and R.H. Dana ES & ENF. Expand or construct adequate lunch shelters at Marian Bergeson ES and Wood Canyon ES. Build new multi-purpose/physical education facility at Carl Hankey K-8 School. Install new play/athletic equipment and create improved play and athletic areas at several older elementary schools. Install new modular restroom at Hidden Hills ES. Build new music room/outdoor amphitheater at Harold Ambuehl ES and Chaparral ES.



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MISCELLANEOUS IMPROVEMENTS

Additional site and building improvements will be required at all campuses depending upon the scope of work defined and discovery revealed during the construction document phase of each project.

- **GENERAL SITE IMPROVEMENTS** – Improve and enlarge play/athletic areas to meet CDE standards. Play/athletic surfaces at some sites need to be replaced or improved. Install new play/athletic equipment at various sites. New basketball courts where required at both middle and high schools. Repair/replace site utilities as necessary. Provide additional parking for staff, students, and visitors where possible. Improve existing concrete walkways where damaged to improve accessibility. Undersized kindergarten play areas will be enlarged and improved. Turf areas will be expanded and renovated at sites where existing conditions are substandard. Site drainage issues will be improved to address storm water management and erosion control. Upgrade both electrical service and low voltage systems at site as required.
- **SPECIFIC SITE IMPROVEMENTS** – Add new tennis courts at Aliso Niguel HS. Add new school entry at Viejo ES. Install steel shade structure at Las Flores MS. Add new concrete stairs at Hidden Hills ES. Build new trash enclosure at Moulton ES, Ladera Ranch ES and Wagon Wheel ES. Create new courtyard, Relocate tennis courts, elevator, and added parking at Dana Hills HS. Create new courtyard with lights at Tesoro HS and Shorecliffs MS. Expand bleachers at Capistrano Valley HS, Dana Hills HS, and San Clemente HS. Construct new student quad at Aliso Niguel HS. Create new outdoor amphitheater at Harold Ambuehl ES. Build new baseball field at San Juan Hills HS.
- **CONSTRUCTION STAGING** – The contractor’s use of the site for the placement of a temporary office, staff parking, and storage of materials will necessitate the need to replace and repair site work when the project is completed.
- **OTHER COSTS** – Unforeseen conditions revealed during construction, renovation, and modernization. These include utilizes not discovered in the site survey or as-built drawings, structural damage due to dry rot, or other unknown conditions.
- **STUDENT SUPPORT FACILITIES** – construction, reconstruction, rehabilitation, replacement, equipping, and/or furnishing of facilities for student and educational support services, such as student transportation, food service, maintenance, and operations facilities, excluding the Education Center/District Office.
- **TEMPORARY FACILITIES** – Temporary facilities required to support the construction phase of each project will be determined as the scope of work is finalized. The demolition and replacement/relocation of utilities, landscape and irrigation, and hardscape will be necessary to accommodate the campus improvements.

Listed projects, repairs, improvements, rehabilitation projects and upgrades will be completed only as feasible, and the listing of projects does not imply a particular prioritization among such improvements. Listed projects may be completed at any and all District schools, sites and education buildings where such project is determined necessary. Decisions regarding the scope, final size and location, timing, prioritization or other facets of project implementation will be made solely by the Board of Trustees by subsequent action, with input from the School Facilities and Finance Committee and School Family Regional Committees of the District. Where terms such as “renovate,” “upgrade,” and “improve” are used in the Bond Project List, the Board of Trustees shall determine the best method for accomplishing the project’s objective. For any listed project involving renovation or modernization of a building or the major portion of a building, the District may proceed with new replacement construction instead (including any necessary demolition), if the District determines that replacement and new construction is more practical than renovation, considering the building’s age, condition, expected remaining life, comparative cost, and other relevant factors. In addition, where feasible, projects may be completed in partnership with other agencies on a joint use basis using bond proceeds.

Each project is assumed to include its share of costs of bond issuance, architectural, engineering, and similar planning costs, construction management, bond project staff and consultants, staff development and training expenses associated with learning construction techniques and approaches, new bond-funded equipment and systems, and a customary contingency for unforeseen design and construction costs. In addition to the projects listed above, the Bond Project List also includes payment of the costs of preparation of all facilities planning and project implementation studies, feasibility and assessment reviews, master planning, environmental studies, permit and inspection fees, and temporary housing and relocation costs for dislocated programs or activities caused or necessitated by construction projects.

The final cost of each project will be determined as plans are finalized and projects are completed. Based on the final costs of each project, certain of the projects described above may be delayed or may not be completed. Necessary site preparation/grading/restoration may occur in connection with new construction, modernization, renovation or remodeling, including ingress and egress, removing, replacing or installing irrigation, utility lines, trees and landscaping, relocating fire access roads, and acquiring any necessary easements, leases, licenses, or rights of way to the property.

ADDITIONAL SPECIFICATIONS

No Administrator or Teacher Salaries or Benefits. Proceeds from the sale of Bonds authorized by this proposition shall be used only for the construction, reconstruction, rehabilitation, or replacement of school facilities on the Bond Project List, including the furnishing and equipping of said school facilities, or the acquisition or lease of real property for said school facilities, and not for any other purpose, including administrator and teacher salaries and benefits, and other school operating expenses, consistent with legal requirements.

Single Purpose. All of the purposes enumerated in this proposition shall be united and voted upon as one single proposition, pursuant to Section 15100 of the California Education Code, and all the enumerated purposes shall constitute the specific single purpose of the bonds and proceeds of the bonds shall be spent only for such purpose.

Other Terms of the Bonds. The bonds may be issued and sold in several series, and in accordance with a financing plan determined by the Board of Trustees pursuant to requirements of law. When sold, the bonds shall bear interest at an annual rate not exceeding the statutory maximum and with a maximum term not exceeding the statutory maximum, provided that the weighted average maturity of bonds sold will not exceed one hundred twenty percent (120%) of the average useful life of the projects being financed or as otherwise provided by state or federal tax law. The District will not seek any reimbursement for any expenditures incurred prior to the election and bond issuance.



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Impartial Analysis Capistrano Unified School District Measure M

The California Constitution provides that school districts may issue general obligation bonds for the construction, reconstruction, rehabilitation or replacement of school facilities, including the furnishing and equipping of school facilities or the acquisition or lease of real property for school facilities, with the approval of 55% of the voters of the district, voting at an election for that purpose. The California Constitution further provides that the bond measure must include a requirement that bond proceeds will be used only for the permitted purposes and other requirements designed to ensure accountability.

The Board of Trustees of the Capistrano Unified School District has proposed to the voters within the School Facilities Improvement District No. 2 of the Capistrano Unified School District ("SFID No. 2") that general obligation bonds be issued in an amount up to \$889,000,000 and that *ad valorem* taxes be levied upon taxable property within the school district to repay the bonded indebtedness.

The measure provides that proceeds from the sale of the bonds will generally be used to renovate, repair, construct and upgrade school facilities within SFID No.2, including upgrading or constructing libraries, restrooms, music rooms and science rooms; improving technology infrastructure; repairing or replacing roofs, HVAC systems, and plumbing; and updating physical activity facilities, aquatic facilities and play areas. Bond proceeds may only be spent on the projects set forth in the measure.

The measure provides that a citizens' oversight committee will be established to ensure that bond proceeds are properly expended within SFID No. 2. In addition, annual performance and financial audits will be conducted. The measure also requires the Superintendent of the Capistrano Unified School District to submit a yearly report to the Board of Trustees as long as the proceeds of the bond remain unexpended. The measure further provides that bond proceeds will not be used for teacher or administrator salaries or other school operating expenses.

Approval of the measure does not guarantee that the proposed project or projects in SFID No.2 that are the subject of bonds under the measure will be funded beyond the local revenues generated by the measure. The school district's proposal for the project or projects may assume the receipt of matching state funds, which could be subject to appropriation by the Legislature or approval of a statewide bond measure.

The Board of Trustees of the Capistrano Unified School District has called the election for the purpose of submitting the measure to the voters within the School Facilities Improvement District No. 2. If 55% of the voters within School Facilities Improvement District No. 2 of the Capistrano Unified School District voting on the measure vote "yes," the school district may proceed to sell the bonds and levy the related taxes as estimated in the tax rate statement. A "no" vote on this measure will disapprove the issuance of the bonds and the levy of the taxes for such bonded indebtedness.



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Tax Rate Statement Capistrano Unified School District Measure M

An election will be held within the boundaries of School Facilities Improvement District No. 2 of the Capistrano Unified School District ("School District") on November 8, 2016 to authorize the sale of up to \$889,000,000 in bonds to finance facilities as described in the proposition. If the bonds are approved, the School District expects to sell the bonds in multiple series. Principal and interest on the bonds will be payable from the proceeds of tax levies made upon the taxable property located within the School District. The following information is provided in compliance with Sections 9400-9404 of the California Elections Code.

1. The best estimate of the tax rate which would be required to be levied to fund this bond issue during the first fiscal year after the sale of the first series of bonds, based on estimated assessed valuations available at the time of filing of this statement, is 4.18 cents per \$100 (\$41.81 per \$100,000) of assessed valuation in fiscal year 2017-18.
2. The best estimate of the tax rate which would be required to be levied to fund this bond issue during the first fiscal year after the sale of the last series of bonds, based on estimated assessed valuations available at the time of filing of this statement, is 4.29 cents per \$100 (\$42.93 per \$100,000) of assessed valuation in fiscal year 2025-26.
3. The best estimate of the highest tax rate which would be required to be levied to fund this bond issue, based on estimated assessed valuations available at the time of filing of this statement, is 4.29 cents per \$100 (\$42.99 per \$100,000) of assessed valuation in fiscal year 2032-33.
4. The best estimate of total debt service, including principal and interest, which would be required to be repaid if all the bonds are issued and sold is \$1,839,767,626. This estimate results in a debt service to principal ratio of 2.07 to 1, which is nearly half of the maximum allowed by State law. The estimate is based on assumptions regarding future interest rates and the term, timing, structure, and amount of each bond issue.

Voters should note that the estimated tax rate is based on the ASSESSED VALUE of taxable property on the County of Orange official tax rolls, not on the property's market value. Property owners should consult their own property tax bills to determine their property's assessed value and any applicable tax exemptions.

The foregoing information is based upon the District's projections and estimates, which are not binding upon the District. The actual tax rates, debt service and the years in which they will apply may vary from those presently estimated, due to variations from these estimates in the timing of bond sales, the amount of bonds sold and interest rates at the time of sale, and actual assessed valuations over the term of the bonds. The dates of sale and the amount of bonds sold at any given time will be determined by the District based on the need for construction funds and other factors. The actual interest rates at which the bonds will be sold will depend on the bond market at the time of each sale. Actual future assessed valuation will depend upon the amount and value of taxable property within the District as determined by the County Assessor in the annual assessment and the equalization process.

Dated: August 10, 2016

s/ Kirsten Vital
Superintendent



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Argument in Favor of Measure M

VOTE YES ON MEASURE M TO ENSURE SAFE, HEALTHY LEARNING ENVIRONMENTS FOR TODAY'S STUDENTS.

Capistrano Unified School District students have access to some of the best educational opportunities in the state, but our campuses have fallen behind. Measure M will modernize aging schools, upgrade campus safety, and help our students become competitive for 21st century careers.

Measure M requires tough taxpayer protections. Money generated by the measure can only be spent on repairs, facility upgrades, technology infrastructure, and replacing aging portables. No money from this measure can be used for administrators' or teachers' salaries or benefits, nor can it be taken away by the state for use elsewhere. Measure M requires an Independent Citizens' Oversight Committee and annual audits to ensure funds are spent as promised. Measure M meets the Orange County Taxpayers Association criteria for transparency, and includes a 3% reserve fund for ongoing maintenance.

Seventy percent of the district's classrooms were built over 20 years ago. Some were constructed in the 1940s, but even our newest schools need additional classroom buildings. Older campuses urgently need repairs to leaking roofs and broken plumbing, asbestos removal, fire and drinking water safety upgrades, replacement of deteriorating sewer and gas lines, electrical system repairs, air conditioning installation, new technology infrastructure, and improved access for the disabled. Our community's students deserve schools that meet today's standards for classroom quality and safety.

Each of the district's 53 schools will benefit from Measure M, with upgraded science, technology, and engineering labs; new and upgraded arts and music spaces; and improved safety.

Measure M is an investment in our children's future and our outstanding schools, which contribute to the local economy and improved property values. Please join parents, teachers, taxpayers and community leaders in voting

Yes on Measure M to keep our schools safe and successful!

www.YesonMCapistrano.com

s/ Amy Hanacek
President, Capistrano Unified School District Board of Trustees

s/ Mitch Kahn
Orange County Fire Captain

s/ David Hennings
Teacher, Shorecliffs Middle School

s/ Mike Darnold
Former District Governor Rotary International

s/ Kristi Clark
2016 Orange County High School Teacher of the Year

Rebuttal to Argument in Favor of Measure M

Taxpayers have not finished paying back CUSD's existing bond – millions remain unpaid! Now they want \$889,000,000 more!

VOTE NO ON MEASURE M!

SECURED PROPERTY TAXES WOULD INCREASE:

- On your home or business real estate.
- If you failed to pay these taxes, they could foreclose on your property!

UNSECURED PROPERTY TAXES WOULD INCREASE:

- On business and personal property, such as:
 - Mobilehomes
 - Boats
- On your business personal property, including:
 - Machinery
 - Equipment
 - Ovens
 - Computers
 - Copiers/Printers
 - Telephones
 - Furniture
 - Desks/Chairs
 - Supplies

MILLIONS WOULD BE SPENT ON SALARIES AND CONSULTANTS.

- Bond supporters stated, "the measure can only be spent on repairs, facility upgrades, technology infrastructure, and replacing aging portables."
 - THIS IS FALSE!
 - Millions would be spent to pay:
 - Consultants selling the bonds!
 - Salaries of CUSD's classified employees and consultants!

THIS BOND WILL NOT REDUCE CLASS SIZES.

- Students are routinely forced into overcrowded classes, making learning more difficult.
- However, no bond money will be spent to hire more teachers to reduce class sizes!

TAXPAYER PROTECTIONS ARE LACKING.

- CUSD isn't required to complete any improvement project at any school!
- CUSD disbanded the Citizen Oversight Committee with their existing bond!
- CUSD is seeking this bond to fund certain projects (asbestos removal/roof repairs) they previously promised to pay for with their existing bond!

The Orange County Taxpayers Association remains **"concerned about the size and scope of Measure M."**

VOTE NO ON MEASURE M!

www.TheRealCUSD.com

s/ Jim Reardon
Vice President, Capistrano Unified School District Board of Trustees

s/ Wayne A. Brown
Director, Government Relations, South Orange County Economic Coalition

s/ Tony Beall
Mayor, City of Rancho Santa Margarita

s/ Frank L. Ury
Mayor, City of Mission Viejo

s/ Laurie Davies
Mayor, City of Laguna Niguel



Ballot Measures-M

Argument Against Measure M

Orange County residents already are among the highest taxed in America – Measure M seeks to **increase our taxes by \$889 Million (\$1.8 BILLION with Interest)!**

This bond measure is opposed by your trusted representatives:

- **State Senator Patricia Bates**
- **Assemblyman Bill Brough**
- **County Supervisor Lisa Bartlett**

Every Mayor in **Every City** located within Capistrano Unified School District also:

- opposes this bond and
- urges you to **VOTE NO ON MEASURE M!**

Here's why:

A bond works like a government credit card -- paying off that credit card requires the government to raise your taxes.

The increased taxes we'd be forced to pay would be **IN ADDITION TO THE OTHER TAXES RESIDENTS ALREADY PAY**, including:

- Property Taxes
- Mello Roos Taxes
- Existing School Bond Taxes
- State School Bond Taxes
- Income Taxes
- Sales Taxes

Aren't we taxed enough already?

MEASURE M IS THE LARGEST BOND EVER PROPOSED by a school district in Orange County history!

What would this property tax increase likely mean for you?

- **Property Owners:** will be forced to pay increased property taxes.
- **Renters:** will suffer rent increases as landlords pass on the costs of higher taxes.
- **Customers:** will see higher prices as businesses pass on the cost of higher taxes.

South Orange County residents can't afford an \$889,000,000.00 tax hike!

Just four years ago, California voters approved Proposition 30. The teachers' unions promised "billions in new funding for our schools" from Proposition 30. Proposition 30 raised income taxes and sales taxes. Measure M would now raise your property taxes. What tax will they raise next?

NO MORE TAXES -- tell education bureaucrats they need to live within their means (instead of relying upon over-burdened taxpayers to pay ever increasing taxes)!

VOTE NO ON MEASURE M!

www.TheRealCUSD.com

s/ Tony Beall
Mayor, City of Rancho Santa Margarita

s/ Frank Ury
Mayor, City of Mission Viejo

s/ Laurie Davies
Mayor, City of Laguna Niguel

s/ Pam Patterson
Mayor, City of San Juan Capistrano

s/ Mike Munzing
Mayor, City of Aliso Viejo

Rebuttal to Argument Against Measure M

Please don't be misled by opponents' deceptive claims. These career politicians are playing political games by intentionally withholding important facts.

Their real agenda has nothing to do with protecting taxpayers. **Here are the facts the career politicians withheld from you.**

- Measure M fully complies with the Orange County Taxpayers Association's transparency criteria.
- No money from Measure M can be used for administrator or teacher salaries or benefits.
- Measure M money can only be spent on added restrooms and new classroom buildings, repairs, facility upgrades, technology infrastructure, additional parking capacity, and replacing aging portables.
- If Measure M is not approved, local taxpayers could lose \$229 million in state matching funds. Surrounding districts will benefit while our schools' infrastructure deteriorates.
- Properties in districts utilizing facility bonds generally appreciate faster than neighboring districts.

Opponents criticize the size of the bond, but fail to tell you that Capistrano Unified School District is among the largest districts in California. The average homeowner will pay only about \$13.75 per month for this bond, lower than similar districts.

Each of the district's 53 schools will benefit from Measure M with new restrooms and classroom buildings; upgraded science, technology, and engineering labs; new and upgraded arts and music spaces; and improved safety.

Capistrano Unified School District can be one of the top districts in the country, but it won't happen with its current aging and overcrowded facilities. Vote for our community's students. Vote to maintain and enhance your property values. Please join parents, taxpayers and community leaders in voting **YES on Measure M**.

www.YesonMCapistrano.com

s/ Steve Litchfield
Executive Vice President, Microsemi Corp.
Member, Board of Directors, Discovery Science Center

s/ Ellen Gravitt
President, Capistrano Unified Council of PTAs

s/ Mike Darnold
Past District Gov. Rotary International

s/ Mitch Kahn
Orange County Fire Captain

s/ Dr. Thomas A. Parham
Psychologist/Educator/University Vice-Chancellor