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Centralia Elementary School District, Building Strong Neighborhood Schools

To repair/modernize aging classrooms, science labs/school facilities to keep pace with technology, including deteriorating roofs, plumbing and electrical systems, improve student safety and campus security systems, acquire, renovate, construct, and equip classrooms, sites, facilities, labs, libraries and instructional technology to support student achievement in reading, math, arts, science/technology, shall Centralia Elementary School District issue \$49,000,000 in bonds at legal rates, with independent citizen oversight, audits, no money for administrator salaries, all money staying local?

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>Lisa Jordan Small Business Owner/Parent</p> <p>Larry A. Herman Former Mayor, La Palma Past President, La Palma Homeowners Association</p> <p>Lisa Tharp President, Centralia Education Ass'n. Teacher, Dysinger School</p> <p>Maria Macedo Parent Leader</p> <p>Peggy Ann Kruse-Stodghill Member, Anaheim Police Chief Advisory Board</p>	No argument was filed against Measure N



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Full Text of Measure N Centralia Elementary School District

The following is the full proposition presented to the voters by the Centralia Elementary School District.

“To repair/ modernize aging classrooms, science labs/ school facilities to keep pace with technology, including deteriorating roofs, plumbing and electrical systems, improve student safety and campus security systems, acquire, renovate, construct, and equip classrooms, sites, facilities, labs, libraries and instructional technology to support student achievement in reading, math, arts, science/ technology, shall Centralia Elementary School District issue \$49,000,000 in bonds at legal rates, with independent citizen oversight, audits, no money for administrator salaries, all money staying local?”

PROJECT LIST

The Board of Trustees of the Centralia Elementary School District is committed to maintaining the quality of education in local schools with safe, secure, upgraded classrooms and science labs to keep pace with technology. To that end, the Board evaluated the District’s urgent and critical facility needs, including safety issues, class size reduction, computer and information technology, and drafted a Facilities Master Plan, approved by the Board on June 28, 2016, which is incorporated herein in its entirety, in developing the scope of projects to be funded. The District conducted a facilities evaluation and received public input in developing this Project List. Teachers, staff, community members and the Board have prioritized the key health and safety needs so that the most critical facility needs are addressed. **The Board concluded that protecting the quality of our schools, the quality of life in our community, and the value of our homes is a wise investment.** Therefore, in approving this Project List, the **Board of Trustees determines that the District must:**

- (i) Retain all funds to support local students and ensure that money cannot be taken away by the State; and
- (ii) Upgrade classrooms, science labs and computer systems to keep pace with technology; and
- (iii) Repair or replace deteriorating roofs, plumbing and electrical systems; and
- (iv) Provide facilities and equipment needed to support quality instruction in core subjects like reading, math, arts, science and technology; and
- (v) Adhere to clear system of accountability, such as:
 - (a) All expenditures must be subject to annual independent financial audits.
 - (b) An independent citizens’ oversight committee must be appointed to ensure that all funds are spent properly.

The Project List includes the following types of upgrades and improvements at District schools and sites:

LOCAL SCHOOL FUNDING TO UPGRADE CLASSROOMS/ LABS TO KEEP PACE WITH TECHNOLOGY: Basic School Repair and Upgrade Projects

Goals and Purposes: All money raised by the measure will stay local to support our students. It cannot be taken away by the State or used for other purposes.

If we want our students to succeed in college and careers, they must be skilled in the use of today’s technologies and have a solid background in science, math, and technology. This measure will make this possible.

Since most of our schools were built more than 50-years ago they need to be upgraded. It’s time to make essential repairs and improvements so that these schools can serve our community well for the decades to come.

- Upgrade classrooms, science labs, and computer systems to keep pace with technology.
- **Repair or replace deteriorating roofs, plumbing, and electrical systems** where needed.
- Improve heating, ventilation, air conditioning, insulation, doors and windows to increase energy efficiency and save money.
- **Provide facilities and equipment needed to support quality instruction in reading, math, arts, science and technology.**

SAFETY AND STUDENT ACHIEVEMENT: Projects That Improve Student Safety

Goal and Purpose: Whether or not you have school-age children, protecting the quality of our schools, the quality of life in our community, and the value of our homes is a wise investment. This measure will upgrade campus security systems for improved student safety.

- Ensure children’s playground equipment and playfields meet current health and safety standards.
- Improve student safety and campus security systems, including security lighting, fencing, and cameras, and emergency communication systems, smoke detectors and sprinklers.
- Improve pick-up and drop-off zones and parking lots to improve student safety and the flow of traffic.
- Improve access for students with disabilities.
- Remove hazardous materials from all schools, like asbestos and lead paint.



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FISCAL ACCOUNTABILITY

This bond measure has strict accountability requirements including:

1. All money will benefit local schools and CANNOT BE TAKEN BY THE STATE.
2. NO MONEY can be used for ADMINISTRATOR SALARIES or administration
3. Require CITIZENS' OVERSIGHT and yearly reports to the community to keep the District accountable for how the funds are spent.
4. **NO ADMINISTRATOR SALARIES.** Proceeds from the sale of the bonds authorized by this proposition shall be used only for the acquisition, construction, reconstruction, rehabilitation, or replacement of school facilities, including the furnishing and equipping of school facilities, and not for any other purpose, including teacher or administrator salaries, pensions and other operating expenses.
5. **FISCAL ACCOUNTABILITY. THE EXPENDITURE OF BOND MONEY ON THESE PROJECTS IS SUBJECT TO STRINGENT FINANCIAL ACCOUNTABILITY REQUIREMENTS. BY LAW, PERFORMANCE AND FINANCIAL AUDITS WILL BE PERFORMED ANNUALLY, AND ALL BOND EXPENDITURES WILL BE MONITORED BY AN INDEPENDENT CITIZENS' OVERSIGHT COMMITTEE TO ENSURE THAT FUNDS ARE SPENT AS PROMISED AND SPECIFIED. THE CITIZENS' OVERSIGHT COMMITTEE MUST INCLUDE, AMONG OTHERS, REPRESENTATION OF A BONA FIDE TAXPAYERS ASSOCIATION, A BUSINESS ORGANIZATION AND A SENIOR CITIZENS ORGANIZATION. NO DISTRICT EMPLOYEES OR VENDORS ARE ALLOWED TO SERVE ON THE CITIZENS' OVERSIGHT COMMITTEE.**

* * *

The listed projects will be completed as needed. Each project is assumed to include its share of furniture, equipment, architectural, engineering, and similar planning costs, program/project management, and a customary contingency for unforeseen design and construction costs. In addition to the listed projects stated above, the Project List also includes the acquisition of a variety of instructional, maintenance and operational equipment, including the reduction or retirement of outstanding lease obligations and interim funding incurred to advance fund projects from the Project List; installation of signage and fencing; payment of the costs of preparation of all facility planning, facility studies, assessment reviews, facility master plan preparation and updates, environmental studies (including environmental investigation, remediation and monitoring), design and construction documentation, and temporary housing of dislocated District activities caused by construction projects. In addition to the projects listed above, the repair and renovation of each of the existing school facilities may include, but not be limited to, some or all of the following: renovate student and staff restrooms; upgrade libraries for 21st Century learning, repair and replace heating and ventilation systems; upgrade of facilities for energy efficiencies; repair and replace worn-out and deteriorated roofs, windows, floors, walls, doors and drinking fountains; improve school facilities for disability access; install shade structures, wiring and electrical systems to safely accommodate computers, technology and other electrical devices and needs; upgrade or construct classrooms, labs, support facilities (including administrative, non-student instruction spaces and District office), physical education (including playground equipment), and central and site kitchens; repair and replace gas, water and sewer systems and lines, fire alarms, phone systems, emergency communications, security systems, doors and locks; resurface or replace hard courts, asphalt, turf and irrigation systems and campus landscaping; expand or modify parking lots and drop-off areas; acquire land; interior and exterior painting and floor covering; demolition; construct various forms of storage and support spaces and classrooms; repair, upgrade and install interior and exterior lighting systems; improve playgrounds, athletic fields and play apparatus; install unitary surfacing in existing playgrounds; and replace outdated security fences and security cameras (including access control systems). The upgrading of technology infrastructure includes, but is not limited to, computers, LCD projectors, portable interface devices, servers, switches, routers, modules, sound projection systems, laser printers, digital white boards, document projectors, upgrade voice-over-IP, call manager and network security/firewall, wireless technology systems, refresh classroom technology, infrastructure upgrades and other miscellaneous equipment.

The allocation of bond proceeds will be affected by the District's receipt of State matching funds and the final costs of each project. In the absence of State matching funds, which the District will aggressively pursue to reduce the District's share of the costs of the projects, the District will not be able to complete some of the projects listed above. The budget for each project is an estimate and may be affected by factors beyond the District's control. Some projects throughout the District, such as the construction of a community and recreation center, and gyms for community use, may be undertaken as joint use projects in cooperation with other local public or non-profit agencies. The final cost of each project will be determined as plans and construction documents are finalized, construction bids are received, construction contracts are awarded 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. Demolition of existing facilities and reconstruction of facilities scheduled for repair and upgrade may occur, if the Board determines that such an approach would be more cost-effective in creating more enhanced and operationally efficient campuses. Necessary site preparation/restoration may occur in connection with new construction, renovation or remodeling, or installation or removal of relocatable classrooms, including ingress and egress, removing, replacing, or installing irrigation, utility lines, trees and landscaping, relocating fire access roads, and acquiring any necessary easements, licenses, or rights of way to the property. Proceeds of the bonds may be used to pay or reimburse the District for the cost of District staff when performing work on or necessary and incidental to bond projects.

Bond proceeds shall only be expended for the specific purposes identified herein. The District shall create an account into which proceeds of the bonds shall be deposited and comply with the reporting requirements of Government Code § 53410.

NO ADMINISTRATOR SALARIES: PROCEEDS FROM THE SALE OF THE BONDS AUTHORIZED BY THIS PROPOSITION SHALL BE USED ONLY FOR THE ACQUISITION, CONSTRUCTION, RECONSTRUCTION, REHABILITATION, OR REPLACEMENT OF SCHOOL FACILITIES, INCLUDING THE FURNISHING AND EQUIPPING OF SCHOOL FACILITIES, AND NOT FOR ANY OTHER PURPOSE, INCLUDING TEACHER AND SCHOOL ADMINISTRATOR SALARIES AND OTHER OPERATING EXPENSES.



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Impartial Analysis Centralia Elementary School District Measure N

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 Centralia Elementary School District has proposed to the voters within the Centralia Elementary School District that general obligation bonds be issued in an amount up to \$49,000,000 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 the Centralia Elementary School District, including upgrading libraries restrooms and laboratories; improving technology infrastructure; repairing or replacing roofs, HVAC systems, security fencing and cameras and plumbing; and updating athletic fields, playgrounds and play apparatus. 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 Centralia Elementary School District. In addition, annual performance and financial audits will be conducted. The measure also requires the Superintendent of the Centralia Elementary 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 the Centralia Elementary School District 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 Centralia Elementary School District has called the election for the purpose of submitting the measure to the voters within the school district. If 55% of the voters within Centralia Elementary 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 Centralia Elementary School District Measure N

To: The voters voting in the November 8, 2016 election on the question of the issuance of \$49,000,000 General Obligation Bonds of the Centralia School District.

You are hereby notified in accordance with Section 9401 of the Elections Code of the State of California of the following:

1. The best estimate from official sources of the tax rate which would be required to be levied to fund principal and interest payments during the first fiscal year after the first sale of bonds, based on assessed valuations available at the time of the election and taking into account estimated future growth, is the following:

\$.024000 per \$100 of assessed valuation, which equates to \$24.00 per \$100,000.

First fiscal year after the first sale of bonds: 2017-2018.

2. The best estimate from official sources of the tax rate which would be required to be levied to fund principal and interest payments during the first fiscal year after the last sale of bonds and an estimate of the year in which that rate will apply, based on assessed valuations available at the time of the election and taking into account estimated future growth, is as follows:

\$.024000 per \$100 of assessed valuation, which equates to \$24.00 per \$100,000.

First fiscal year after last sale of bonds: 2026-2027.

3. The best estimate from official sources of the highest tax rate which would be required to be levied to fund principal and interest payments on the bonds and an estimate of the year in which that rate will apply, based on assessed valuations available at the time of the election and taking into account estimated future growth, is as follows:

\$.024000 per \$100 of assessed valuation, which equates to \$24.00 per \$100,000.

Year of highest tax rate: 2017-2018 and thereafter.

4. The best estimate from official sources of the total debt service, including the principal and interest, which would be required to be repaid, if all of the bonds are issued and sold, based on interest rate information along with assessed valuations available at the time of the election and taking into account estimated future growth, is as follows:

Estimated total debt service, including the principal and interest: \$92,043,200.

The attention of all voters is directed to the fact that the foregoing information is based upon projections and estimates only. The actual tax rates 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 market interest rates at the time of each sale, and actual assessed valuations over the term of repayment of the bonds. The date of sale and the amount of bonds sold at any given time will be determined by the District based on its 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 sale. Actual future assessed valuations 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. Accordingly, the actual tax rates and the years in which such rates are applicable may vary from those presently estimated as above stated.

s/ Norma Martinez
Superintendent of the Centralia School District



Argument in Favor of Measure N

Vote YES on Measure N to maintain outstanding education in Centralia School District and ensure our schools serve our community well for decades to come.

Although our schools have a long tradition of excellence, most Centralia schools were built more than 50 years ago and the quality and condition of schools have not kept pace. To continue providing a great education, our aging schools, labs and classrooms are in need of repairs and upgrades to provide a safe, modern learning environment for all students.

Measure N helps make essential repairs and improvements that our schools need and provides our students with the same educational opportunities as others in the region.

Measure N will:

- Upgrade classrooms, labs and computer systems
- Repair or replace deteriorating roofs, plumbing and electrical systems
- Remove potentially hazardous materials from old school structures
- Update student safety and campus security systems
- Provide the facilities and equipment needed to support high-quality instruction in reading, math, science and technology
- Ensure that children’s playgrounds and playfields meet current health and safety standards
- Improve access to schools for students with disabilities

Measure N requires a clear system of fiscal accountability:

- All Measure N funds will stay local to support our schools
- Not one penny of Measure N can be taken away by the State
- A Citizens’ Oversight Committee and independent audits would be required
- Measure N will qualify our schools for future state matching funds that would otherwise go to other school districts

Measure N provides facilities to give students a solid background in science, math and technology and the skills needed to succeed in college and careers. Measure N supports good schools, which improve the quality of life in our community and protect the value of our homes.

Vote YES on Measure N for safe, updated classrooms and labs in local schools.

s/ Lisa Jordan
Small Business Owner/Parent

s/ Larry A. Herman
Former Mayor, La Palma
Past President, La Palma Homeowners Association

s/ Lisa Tharp
President, Centralia Education Ass’n.
Teacher, Dysinger School

s/ Maria Macedo
Parent Leader

s/ Peggy Ann Kruse-Stodghill
Member, Anaheim Police Chief Advisory Board

No argument against this measure was submitted.