



**Joint Meeting
Visalia Unified School District Board of Education
and
Visalia City Council**

Tuesday, May 2, 2006
5000 West Cypress Avenue
Visalia, CA
5:00 p.m. Dinner - C4
(Elected officials and senior staff)

6:00 p.m. to 8:00 p.m. Meeting
Board Room

This meeting is held in an area accessible to the disabled. In compliance with the American Disabilities Act, if you need special assistance to participate in meetings, call (559) 730-7529 48-hours in advance of the meeting. For Hearing-Impaired, call (559) 730-7375 (TDD) 48-hours in advance of the scheduled meeting time to request signing services. Visually Impaired - if enlarged print or a Braille copy is desired, please request in advance of the meeting and services will be provided as soon as possible after the meeting.

AGENDA

(Enclosures for Agenda items, if any, will be distributed at the meeting.)

Introductions/Pledge of Allegiance/Comments -

1. Public Comment - This is the time for members of the public to comment on any matter within the jurisdiction of the Visalia Unified School District Board/Visalia City Council. The Board Members and Council ask that you keep your comments brief and positive. The Board/Council members cannot legally discuss or take official action on citizen request items that are introduced tonight. In fairness to all who wish to speak tonight, each speaker from the public will be allowed three minutes or a total of 20 minutes per topic. Please begin your comments by stating your name.
2. Visalia Unified School District New High School Principal Introductions - Rick Rodriguez, VUSD
3. Measure M Bond Update - Stan Carrizosa, VUSD
4. Proposal to Establish an an Ad Hoc Committee to study the feasibility of a Joint Venture to Establish a Year-Round Aquatic Center in Visalia - Vince Elizondo, City of Visalia

5. Project Update -

- a. Riggin Avenue Extension Project - Jim Funk, David Jacobs, Andrew Benelli, City of Visalia
 - b. McAuliff Street Improvement - Jim Funk, David Jacobs, Andrew Benelli, City of Visalia
 - c. Visalia Parkway Street Construction Project - Jim Funk, David Jacobs, Andrew Benelli, City of Visalia
6. Update on South East City Planning Efforts - Fred Brusuelas, City of Visalia
7. Cottonwood Creek elementary Opening Update - Patty Rohman, VUSD
8. VUSD/Community Campus Update - Patty Rohman, VUSD
9. Adjournment

VISALIA UNIFIED SCHOOL DISTRICT
OFFICE OF THE SUPERINTENDENT

Encl. No. 3

Board Meeting Date of May 2, 2006

TO: Board of Education, City Council of Visalia

FROM: Stan A. Carrizosa, Superintendent

PREPARED BY: Stan A. Carrizosa, Superintendent

APPROVED BY: Stan A. Carrizosa, Superintendent

PRESENTED BY: Stan A. Carrizosa, Superintendent

AGENDA TITLE: Measure M School Construction Bond Update

AGENDA SECTION:

<input type="checkbox"/> Public Recognition/Proclamations/ Action	<input type="checkbox"/> Focus on Student Learning: Presentation/ Public Comment/Board Discussion/Action
<input checked="" type="checkbox"/> Public Comment/Public Interest Announcements/Status Report/Action	<input type="checkbox"/> Public Hearing/Action
<input type="checkbox"/> General Agenda: Review/Public Comment/Board Discussion/Action Action	<input type="checkbox"/> Administrative Panel Recommendations/
<input type="checkbox"/> Routine Action	

BACKGROUND/SUMMARY:

The Superintendent will update the Board and Council on the status of the Measure M school construction bond. The update will include the attached documents, "Facts About Measure M" and "VUSD Proposed Bond Projects List." Additionally, the report will include presentation of an informational DVD prepared by VUSD for use in educating all district staff on the facts about Measure M.

CONTRACT CHANGES:

NA

RECOMMENDED ACTION:

NA

FINANCIAL IMPACT:

NA

Visalia Unified School District

2006 PROPOSED BOND PROJECTS

NECESSARY IMPROVEMENTS State "Modernization" Projects*	ESTIMATED COSTS	STATE DOLLARS	BOND DOLLARS
Willow Glen Elementary Necessary Improvements – 4 Classrooms /Office	\$629,000	\$377,000	\$252,000
Goshen Elementary Necessary Improvements – 8 Classrooms, Restrooms	\$172,000	\$103,000	\$69,000
Mineral King Elementary Necessary Improvements – 10 Classrooms, Restrooms	\$469,000	\$281,000	\$188,000
Washington Elementary Necessary Improvements – 10 Classrooms, Restrooms	\$1,079,000	\$647,000	\$432,000
Charter Alternative Academy, Packwood Necessary Improvements – 3 Classrooms	\$303,000	\$182,000	\$121,000
Green Acres Middle School Necessary Improvements – 8 Classrooms	\$879,000	\$527,000	\$352,000
Crowley Elementary School Necessary Improvements – Two Classroom Replacements	\$440,000	\$264,000	\$176,000
Union Elementary School Necessary Improvements – Three Classroom Replacements	400,000	\$240,000	160,000
Ivanhoe Elementary School Necessary Improvements – Two Classroom Replacements	\$1,045,000	\$627,000	\$418,000
Linwood Elementary School – Eight Classroom Replacements	\$1,439,000	\$863,000	\$576,000
<i>Sub-Total Necessary Improvements</i>	<i>\$6,855,000</i>	<i>\$4,111,000</i>	<i>\$2,744,000</i>

NECESSARY IMPROVEMENTS

State "Modernization" for schools must be at sites that are at least 25 years old and include:

- √ floors, carpet and paint
- √ plumbing, fixtures
- √ roofs, ceilings, electrical
- √ handicap access (A.D.A.)

NEW CONSTRUCTION PROJECTS**	ESTIMATED COSTS	STATE DOLLARS	BOND DOLLARS	DEVELOPER FEE DOLLARS
Elementary School in Northwest (Leila/Ferguson) – 28 Classrooms, office, Multi-purpose room (07-08)	\$17,000,000	\$8,500,000	\$8,500,000	
Elementary School in Southeast (Pinkham/Mary) – 28 Classrooms, office, Multi- purpose room (08-09)	\$17,000,000	\$8,500,000	\$8,500,000	
Design & Construct New Middle School (Riggin/Akers) – 35 Classrooms, Library, Multi- purpose room, Office	\$28,000,000	\$14,000,000	\$14,000,000	
Green Acres Middle School – Teacher Workroom, Student Services Office and Locker Rooms	\$1,800,000	\$900,000	\$900,000	
Washington Elementary Multi- purpose room – Teacher Workroom, Nurses & Adm Office	\$1,600,000	\$800,000	\$800,000	
Sequoia High Multi- purpose room – Teacher Workroom, Nurses & Adm Office	\$1,600,000	\$800,000	\$800,000	
PROJECTS FUNDED WITH DEVELOPER FEES	ESTIMATED COSTS	STATE DOLLARS	BOND DOLLARS	DEVELOPER FEE DOLLARS
Elementary School in Northwest (tbq) – 28 Classrooms, office, Multi- purpose room (09-10)	\$17,000,000	\$8,500,000	\$-0-	\$8,500,000
Union Elementary Multi- purpose room, Classrooms, Teacher Workroom and Offices	\$4,100,000	\$2,050,000	\$1,450,000	\$600,000
Future S/E High School Site	\$2,800,000	\$-0-	\$-0-	\$2,800,000
Urgent Growth Classroom Additions	\$8,000,000	\$4,000,000	\$-0-	\$4,000,000
Future Property	\$5,000,000	\$-0-	\$-0-	\$5,000,000
<i>Sub-Total New Construction Projects</i>	<i>\$103,900,000</i>	<i>\$48,050,000</i>	<i>\$34,950,000</i>	<i>\$20,900,000</i>
<i>Sub-Total Necessary Improvement Projects (pg 1)</i>	<i>\$6,855,000</i>	<i>\$4,111,000</i>	<i>\$2,744,000</i>	<i>\$-0-</i>
TOTAL	\$110,755,000	\$52,161,000	\$37,694,000	\$20,900,000

TOTAL ESTIMATED NEEDED BOND DOLLARS \$ 37,694,000

TOTAL ESTIMATED CONSTRUCTION COST INCREASES \$ 3,306,000

TOTAL BOND DOLLARS ADJUSTED FOR COST INFLATION \$ 41,000,000

Measure M

Visalia Unified School District - School Construction Bond
Ballot Measure - June 6, 2006

FACT SHEET

Purpose of the bond:

Prevent overcrowding

Repair aging schools

Preserve space for K-2 Class Size Reduction, Music, Arts & School Libraries

Intended Improvements/Repairs:

Willow Glen

Goshen

Mineral King

Washington

Crowley

Packwood

Union

Ivanhoe

Linwood

Construct New Classrooms/Workrooms/Multi-Use Space:

Green Acres

Washington

Sequoia

Construct New Schools:

Elementary School N/W (Leila & Ferguson)

Elementary School S/E (Pinkham & Mary)

Middle School (Riggins & Akers)

Financial facts about Measure M:

\$41M Bond (average annual increase of \$25 per \$100K assessed value)

Estimated \$48M in matching State facilities funds for Visalia

How are we spending our local Developer Fees?

Elementary School N/W (Site to be determined upon outcome of Measure M)

Expansion of Union School for growth in SE Visalia

Property for future school sites

Urgent growth classroom additions

Fiscal Accountability

Law requires all bond funds to be used only for school construction and repairs

Law requires a Citizen's Oversight Committee to monitor all bond fund expenditures

**City of Visalia
Agenda Item Transmittal**

Meeting Date: May 2, 2006

Agenda Item Number (Assigned by City Clerk): 4

Agenda Item Wording: Proposal to Establish An Ad Hoc Committee To Study The Feasibility of a Joint Venture to Establish a Year-Round Aquatic Center in Visalia.

Submitting Department: Parks & Recreation Department

Contact Name and Phone Number: Vincent Elizondo, Director of Parks & Recreation, 713-4367

For action by:

- City Council
- Redev. Agency Bd.
- Cap. Impr. Corp.
- VPFA

For placement on which agenda:

- Work Session
- Closed Session
- Regular Session:
 - Consent Calendar
 - Regular Item
 - Public Hearing

Est. Time (Min.): _____

Department Recommendation:

That the City of Visalia and the Visalia Unified School District continue to work on the feasibility of a joint venture to establish an aquatic facility at a future school and/or park site, and that staff be authorized to establish an ad hoc committee to bring back alternatives and ideas for a new aquatic facility at a future joint meeting between the City and the School District.

Background:

At the last joint meeting between the School District and the City, staff provided a brief report on the feasibility of a joint effort in establishing a new aquatic center to serve the citizens of Visalia on a year-round basis.

As outlined at the February 27, 2006 meeting, the El Diamante swimming pool is projected to open to students in the (Fall of 2006 or the Spring of 2007). The pool will be available as part of the City's summer recreation program in the summer of 2007.

As Visalia continues to grow, City staff is suggesting that a comprehensive analysis be given to the future aquatic programming needs of a growing community. It is projected that if planning efforts begin now, the next major community aquatic facility could open in four or five years, providing a funding strategy is implemented.

Some of the points made in the last report:

- A 50 meter pool has been mentioned as a desired amenity in the community to accommodate the wishes of the competitive swimming community as well as the potential to attract regional and statewide swim meet competitions. These large swim

This document last revised: 4/27/06 1:52:00 PM

By author: Vince Evelizondo

File location and name: H:\(1) AGENDAS for Council\2006\050206 Joint VUSD COV Meeting\Item 4 vusdaquatic02.doc

meets have the potential to provide a positive economic impact to the local business community.

- City staff suggested that discussions should begin regarding the feasibility of locating a new aquatic center at the proposed new middle school or high school campuses in northwest Visalia --- or perhaps another location in the community?
- One of the drawbacks of the current community recreation swim program is that it is a summertime only program --- with the general public having access to the high school pools for 9-10 weeks during the busy summer season. Access to an outdoor community pool on a year-round basis is something that is desirable by youth competitive swim programs, water polo teams, lap swimmers, citizens wishing to take swim lessons, and other potential special interest swim classes.
- The opportunities for increased attendance and revenue go up significantly if you consider moving an aquatic program indoors. In essence, you have a summer time program on a year-round basis. A “warm-water” pool can also be considered with an indoor facility which creates many more programming opportunities for small children, seniors, and the disabled.
- Other opportunities for increasing revenues, and minimizing expenses, can include zero-depth entry pools, playground equipment with water elements, and small water slides.
- According to school district officials, the additional construction costs associated with a 50 meter pool vs a 25 meter x 33 yard pool (El Diamante) would be an additional \$5 million in capital costs and roughly \$100,000 to \$150,000 in additional annual operation and maintenance costs. School district officials have indicated they do not have the funding for the additional costs associated with expanding a pool from a 25 meter x 33 yard pool to a 50 meter pool.
- These topics and other ideas should be more thoroughly explored as we plan for the next community pool(s).

Establishing An Ad Hoc Committee:

Staff is suggesting that an ad hoc committee of seven (7) members be formed to study the feasibility of a joint venture to establish a year-round aquatic center in Visalia. On a very preliminary basis, the goal of the committee will be to evaluate potential sites; identify the long-term aquatic programming needs of the community; identify other potential project partners; and formulate some ideas and concepts for a new aquatic center. The proposed committee would include the following:

- 1 Member of the City’s Parks & Recreation Commission
- 1 Member of the City’s Disability Advocacy Committee
- 1 Member of the City’s Citizen’s Advisory Committee
- 1 Member of a Youth Recreation Swim Team (coach or board member)
- 1 Athletic Director (as designated by the District)
- 1 Member of the District’s Facilities Advisory Committee

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1 Community Member At Large (Mike Mackey)

As the potential for this project evolves, this committee could be expanded to include other potential entities or participants. Examples include the County Office of Education, College of the Sequoias, and the YMCA.

Staff support will be provided by the City's Director of Parks and Recreation and the District's Assistant Superintendent of Administrative Services, or his designee. The plan would be to invite a few consulting firms that could provide some initial thoughts and/or recommendations to the committee on the issues surrounding the development of a new aquatic center.

At some point, if there is project support, a consulting firm should be hired to work with the Ad Hoc Committee to develop some schematic designs for a new pool complex and develop some initial cost estimates.

Review and Approval - As needed:

Department Head Review (Signature):

Risk Management Review (Signature):

City Attorney Review (Signature):

Administrative Services Finance Review (Signature):

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By author: Vince Evelizondo

File location and name: H:\(1) AGENDAS for Council\2006\050206 Joint VUSD COV Meeting\Item 4 vusdaquatic02.doc

City of Visalia Agenda Item Transmittal

Meeting Date: May 2, 2006

Agenda Item Number (Assigned by City Clerk): 5a, b, c

Agenda Item Wording: Project update of the Riggins Avenue Extension Project, McAuliff Street Improvement Project and the Visalia Parkway Street Construction Project

Deadline for Action: None

Submitting Department: Public Works

Contact Name and Phone Number:
Jim Funk 713-4540; David Jacobs 713-4492

For action by:

- City Council
- Redev. Agency Bd.
- Cap. Impr. Corp.
- VPFA

For placement on which agenda:

- Work Session
- Closed Session
- Regular Session:
- Consent Calendar
- Regular Item
- Public Hearing

Est. Time (Min.): 3 min.

Riggins Avenue Extension Project:

The Riggins Avenue Extension Project consists of roadway improvements that will connect Riggins Avenue between Dinuba Boulevard and the west end of St. Johns Parkway as an arterial status roadway (ninety feet curb to curb.) Once completed, the segment of roadway will provide an east/west connection on the north side of Visalia between State Route 99 and Lovers Lane. The project consists of installing a traffic signal at the intersection of Dinuba Boulevard and Riggins Avenue along with curb, gutter, median curb and median lighting. Sidewalk will be installed with adjacent development. Striping will allow for two lanes in the east and west bound directions between Dinuba Blvd. and Burke Street.

Riggins Avenue Extension Project Tentative Timeline:

- August 4, 2005 – City Staff opened six (6) bids submitted for the Riggins Avenue Extension Project
- August 15, 2005 – City Council awarded the Riggins Avenue Extension Project to Glen Wells Construction Company, Inc.
- September 15, 2005 – Date of executed contract (contract length: 90 working days)
- September 19, 2005 – Notice to proceed issued to contractor for all work outside Caltrans' right of way
- October 4, 2005 – Caltrans issues Encroachment Permit for underground work only within State's right of way
- October 25, 2005 – Caltrans issues revised State Encroachment Permit for underground work only

- December 27, 2005 – Caltrans issues permit for all work within State's right of way
- January 31, 2006 – Original date project completion
- Contract Change Order No. 1 – Length of contract extended 45 working days due to weather days and Caltrans' Permit delay
- April 5, 2006 – Revised notice of completion date based on Change Order No. 1

Based on current weather delays the project is anticipated to be completed within 45 working days. The contractor has all underground infrastructure in place as well as curb and gutter. Grading for the median island is necessary prior to installing the median curbing. Electrical work will follow the installation of median island curbing. The road section will be installed once the median curb is in place and all underground electrical work is complete. Once underground conduits are in place, the traffic signal will be installed while the roadway is being constructed. Based on acceptable weather conditions it is anticipated the roadway will be opened to the public by June 2, 2006.

McAuliff Street Improvement Project:

The McAuliff Street Improvement project consists of a series of improvements that will connect McAuliff Street to Mill Creek Parkway as a collector status roadway (sixty-four feet curb to curb) south of Houston Avenue. The project will consist of modifying the existing traffic signal at the intersection of McAuliff Street and Houston Avenue to allow for the fourth approach from the south. The project extends McAuliff Street south with new curb, gutter, pavement, bike path and street lights from Houston Avenue to the current end of McAuliff Street north of Douglas Avenue. Two through lanes in each direction will be provided between Houston Avenue and Douglas Avenue.

Additionally, the project constructs McAuliff Street south of Douglas Avenue to the extension of Mill Creek Parkway. The roadway will include curbs, gutters, pavement, street lights and a storm drain system that will be extended to the south limits of the project. A temporary storm basin will be constructed adjacent to McAuliff Street to handle storm water runoff from the roadway until the line is extended to the permanent basin south of Mill Creek/Evans Ditch. Along Douglas Avenue, the project will tie into improvements proposed or being installed by adjacent subdivision development.

Finally, Mill Creek Parkway will be extended east from Manzanita Street to McAuliff Street including curb, gutter, raised median island, median street lighting, pavement and sidewalk along the south side. A new traffic signal will be constructed at the intersection of Mill Creek Parkway and Lovers Lane.

McAuliff Street Improvement Project Tentative Timeline:

- April 4, 2006 - City Staff opened six (6) bids submitted for the McAuliff Street Improvement Project
- April 17, 2006 – City Council awarded the McAuliff Street Improvement project to R.J. Berry Jr., Inc.
- April 18, 2006 – Notice of Award of Contract issued to R.J. Berry Jr., Inc.

- On or before May 2, 2006 – Executed contract documents including bonding and insurance due to City
- On or before May 8, 2006 – Notice to Proceed anticipated to be issued to contractor
- On or before May 30, 2006 – Contractor to begin construction of the McAuliff Street Improvement Project
- On or before August 18, 2006 – Contract date of completion (60 working day contract)

R.J. Berry Jr., Inc., the project contractor, has determined that procuring the traffic signal poles and mast arms will take fourteen to eighteen weeks. The order will not occur until the contract is signed by the City. Delivery of the poles and mast arms may delay the completion of the project. However, staff anticipates that the pavement will be in place and that the road will be open to traffic.

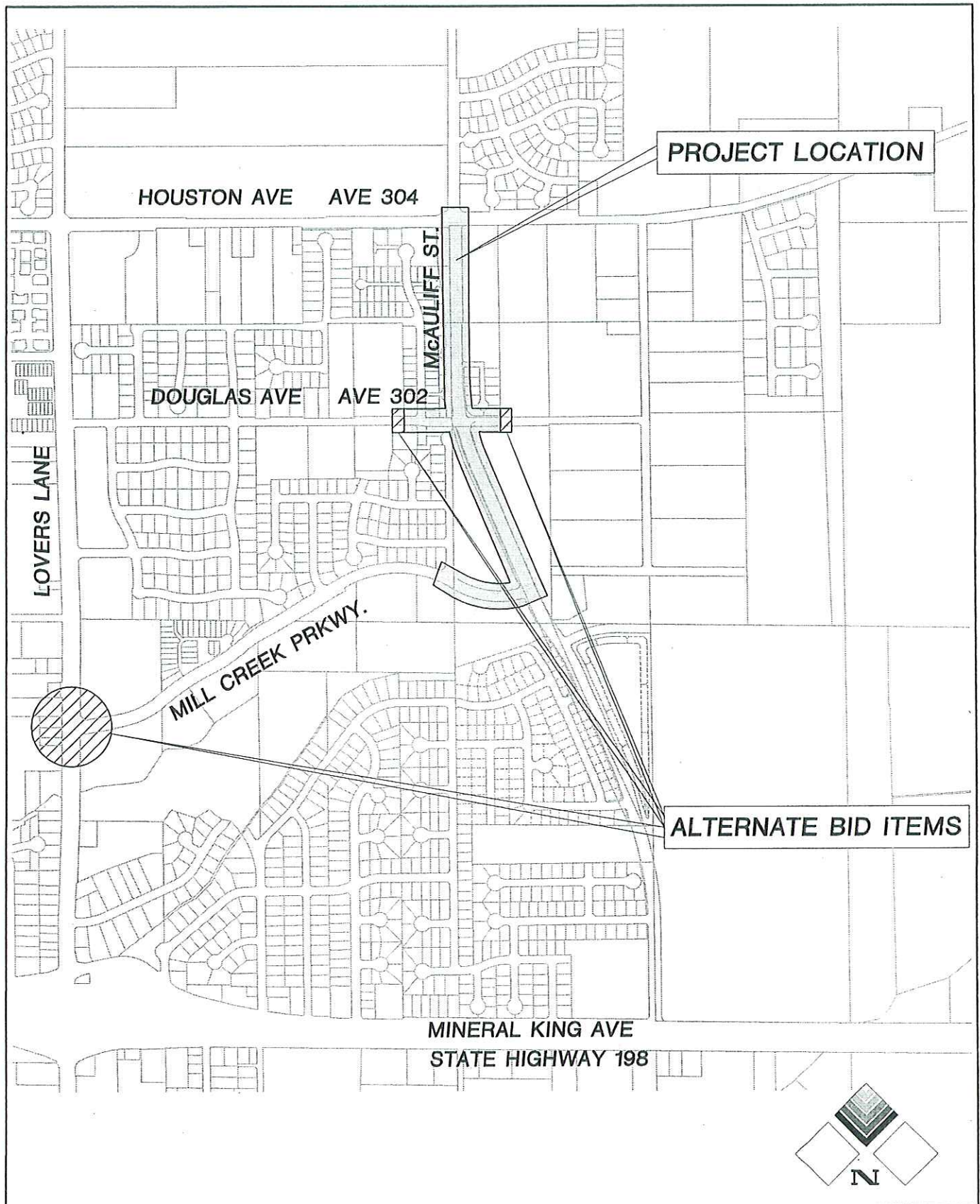
Visalia Parkway Street Construction Project:

The Visalia Parkway Street Construction Project will construct a new segment of Visalia Parkway between Demaree Street and Dans Street. This section of Visalia Parkway is intended to provide a second access for the new Cottonwood Creek Elementary School scheduled to open in the Fall of 2006 and provide better traffic circulation in the surrounding area. Visalia Parkway will ultimately have a landscaped median island with two travel lanes in each direction. The current project will construct the northern half of the roadway and provide a single travel lane in each direction. The street will be a two-lane road until full build out occurs in the future when it will become a four-lane divided roadway. Additionally, a future extension of the divided arterial roadway will cross Packwood Creek to County Center Street. The current project includes signaling the Visalia Parkway and Demaree Street intersection and constructing transition lanes west, north and south of the intersection. In addition, paving and a median curb will be installed along the school frontage. The street is shown as an arterial street as part of the April 2001 Circulation Element.

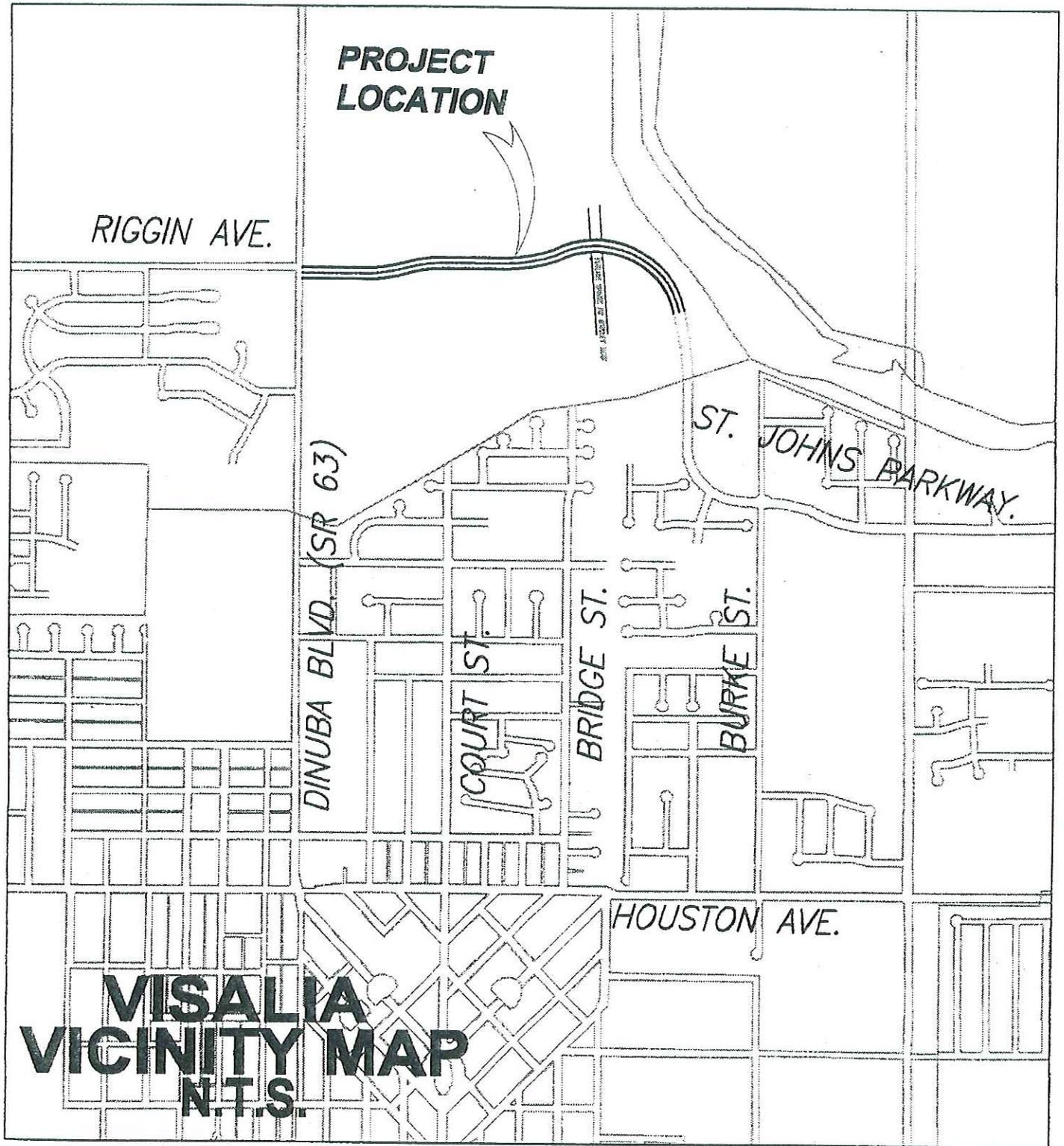
Visalia Parkway Street Construction Project Tentative Timeline:

- February 2006 – Environmental study complete
- Right of way Acquisition
 - Late September 2005 – Close escrow on Story property (northeast corner of Demaree St. and Visalia Parkway)
 - Early October 2005 – Close escrow on Acevedo property (northwest corner of Dans Street and Visalia Parkway)
- Late Jan. 2006 – Sanitary sewer trunk line construction complete between Demaree Street and Dans Street
- Early February 2006 – Topographical survey for design complete
- Mid April 2006 – Roadway design complete
- April 2006 – Traffic signal design complete
- April 3, 2006 – City Council approves Non-Prevailing Wage Agenda Item
- April 13, 2006 – Advertised project for construction bids
- May 2, 2006 – Open bids
- May 8, 2006 – City Council to review bids and consider award of contract
- May 9, 2006 – Notice of award provided to low bidder

- May 26, 2006 – Executed contract documents including bonding and insurance due to City
- June 6, 2006 – Notice to Proceed anticipated to be issued to contractor.
- August 11, 2006 – Contract date of completion (45 working days after Notice of Proceed issued)



**City of Visalia
McAuliff Street Construction
Vicinity Map**



**PROJECT
LOCATION**

RIGGIN AVE.

DINUBA BLVD. (SR 63)

COURT ST.

BRIDGE ST.

BURKE ST.

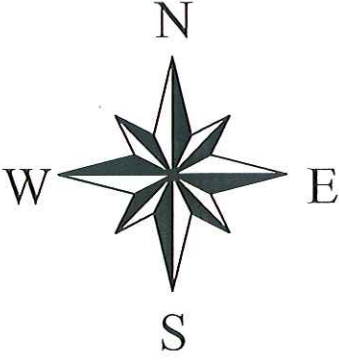
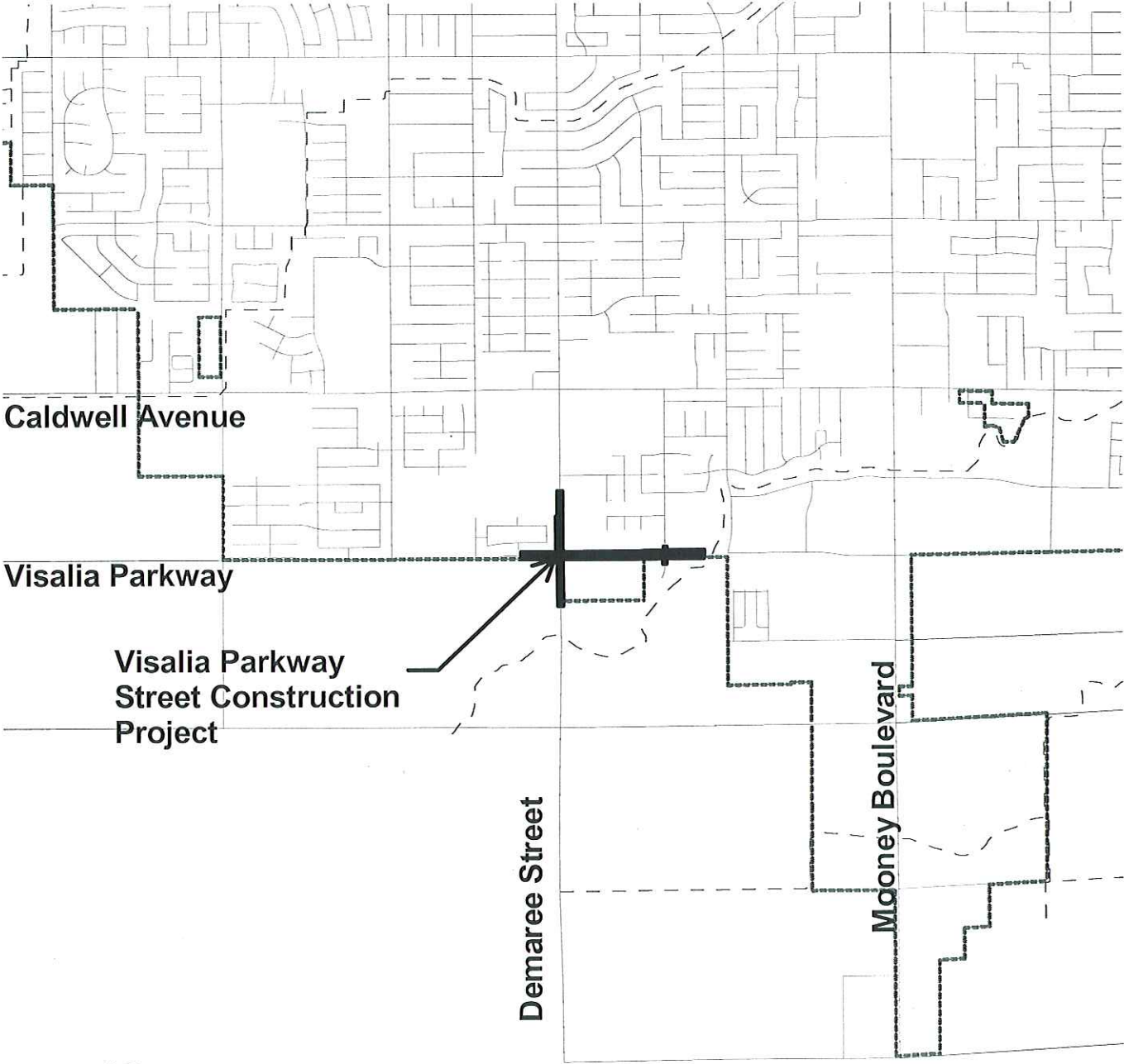
ST. JOHNS PARKWAY.

HOUSTON AVE.

**VISALIA
VICINITY MAP
N.T.S.**

VICINITY MAP
Riggins Avenue Extension
July 2005

Visalia Parkway Street Construction Project



Memorandum

Joint Meeting of Visalia City Council and Visalia Unified School District Board

To: Visalia City Council and Visalia Unified School District Board
From: Fred Brusuelas, Assistant Community Development Director
Subject: Progress Report on the South East Area Master Plan
Date: Tuesday May2, 2006

The Visalia City Council has initiated an effort to prepare a Master Plan for the city's southeast quadrant. The 850 acre project area is located south of Caldwell Avenue, east of Santa Fe, west of Lovers Lane and north of Avenue 272 (see attachment). The consultant firm of Moule and Polyzoides began earnest preparation of the Master Plan during a one week "charrette" (intensive public work session) from April 9th thru 16th. School staff and city staff participated in meetings with the consultants prior and during the charrette to discuss applicable school and land use planning issues. An elementary school site was conceptually located near the center of the master plan area in accordance with school staff discussions.

A Draft Master Plan document will be presented to the city within 60 to 90 days for public review and comment. School district staff and city staff will have will have an additional opportunity to comment. There will also be public meetings later in the process to allow further public comment during the Planning Commission and City Council Public hearings.