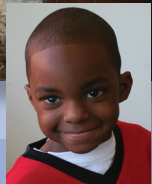


Portland Public Schools Board of Education



2009-2010

Agenda

Regular Meeting
August 24, 2009

———— • Summer Programs • ————

BOARD OF EDUCATION

Portland Public Schools
Regular Meeting
August 24, 2009

Board Auditorium

Blanchard Education Service Center
501 North Dixon Street
Portland, Oregon 97227

Note: Those wishing to speak before the School Board should sign the citizen comment sheet prior to the start of the regular meeting. No additional speakers will be accepted after the sign-in sheet is removed, but citizens are welcome to sign up for the next meeting. While the School Board wants to hear from the public, comments must be limited to three minutes. All citizens must abide by the Board's Rules of Conduct for Board meetings.

Citizen comment related to an action item on the agenda will be heard immediately following staff presentation on that issue. Citizen comment on all other matters will be heard during the "Remaining Citizen Comment" time.

This meeting may be taped and televised by the media.

AGENDA

1. **STUDENT TESTIMONY** 7:00 pm
2. **EXCELLENCE IN TEACHING AND LEARNING** 7:10 pm
 - Summer Academic Programs (*information item*)
3. **BUSINESS AGENDA** 7:30 pm
4. **OTHER BUSINESS** 7:35 pm
5. **CITIZEN COMMENT** 7:45 pm
6. **ADJOURN** 8:00 pm

The next meeting of the Board will be held on **September 14, 2009** at 7:00pm at the Blanchard Education Service Center.

NOTE: The Board's agendas are focused on the five strategic operatives of the District as found in the 2005-2010 Strategic Plan: Excellence in Teaching and Learning; Excellence in Operations and Services; Strong Partnerships with Families and Community; Leadership for Results; and Continuous Learning Ethic.

Portland Public Schools Nondiscrimination Statement

Portland Public Schools recognizes the diversity and worth of all individuals and groups and their roles in society. All individuals and groups shall be treated with fairness in all activities, programs and operations, without regard to age, color, creed, disability, marital status, national origin, race, religion, sex, or sexual orientation.

Board of Education Policy 1.80.020-P



PORTLAND PUBLIC SCHOOLS

Mailing Address: P.O. Box 3107 / Portland, Oregon 97208-3107
Telephone: (503) 916-3741 • FAX: (503) 916-2724

BOARD ITEM STAFF REPORT

FROM: Doug Capps (Bryan Winchester)

DATE: August 13, 2009

RE: River District Lease for Classroom Space

BOARD ITEM STAFF REPORT

I. BACKGROUND

(Brief summary of issue and why Board action is required)

Several months ago, the school board approved a resolution that gave support to an agreement with a housing development company, Nurture 247 Limited Partnership, to lease space on the ground floor for classroom purposes. The affordable apartment project is to be built at NW 13th and Raleigh Street. It is at the north end of the River District, on current industrial/warehouse land. It is bordered by property to the east that was, until recently, an active railway yard. The expectation is that River District development, including commercial, retail and housing, with a history of occurring from south to north, with one day envelop this site. A public park is planned nearby.

Since that resolution was approved by the Board, District staff and consultants have been working diligently to a) develop building specifications for the tenant improvements to meet District standards for operation of PPS classrooms, and b) negotiating to arrive at a lease rate, along with tenant improvements, at a price that meet the Board's financial commitment when it first supported the agreement.

On the design front, PPS retained the services of DOWA, the same architectural firm that designed Rosa Parks School, to assure that what the developer built as school space would meet District standards, understanding that it had to be financially compatible with a short term lease arrangement. After careful evaluation of each component of the tenant improvements (lighting, flooring, sinks, mechanical systems, etc), PPS and the developer arrived at an agreement to a level of improvements that the developer could support. Those improvements will be provided by the developer at no cost to the District.

On the lease terms/cost front, PPS retained the knowledgeable services of Larry Dully, who has assisted District staff in negotiating other key real estate transactions (the sale of some of the Washington High School property to the City, the sale of the Lakeside property to NAYA, for example), and PPS' real estate staff negotiated a lease that meets the financial parameters approved by the Board in its earlier resolution.

II. STAFF RECOMMENDATION

(Describe key data supporting your recommendation and other concerns or impacts presented by the recommendation)

Staff recommends approval of the resolution to authorize entering into a lease with the non-profit development firm building an affordable housing project for families in the River District.

Due to the unique nature of this transaction, a more comprehensive analysis of the transaction has been prepared for the benefit of the Board, including the rationale for supporting this initiative. Please see attached ("Leasing School Space in a Proposed Affordable Apartment Project in the River District: Staff analysis").

III. FISCAL IMPACT

(Describe any fiscal impact the recommendation has, including how you intend to cover the cost. Fiscal impacts need to be initialed by Budget Director or Finance Officer)

Lease terms provide on a base rent of \$22,197/month, with an escalator clause reflecting cost of living adjustments of 2% per annum. The five-year lease is renewable by PPS after five years.

IV. COMMUNITY OR JURISDICTION INVOLVEMENT (If applicable)

(Review all stakeholders involved in the development of this policy or resolution)

While this real property transaction has been primarily discussed between a future landlord and PPS as a potential tenant, there are others in the community watching this transaction closely.

- A growing number of parents living in the core area of the City is demanding a public school option located closer to their residences than Chapman School.
- City of Portland elected officials and policy and planning staff have advocated more family-friendly amenities in the River District, and this agreement is a positive step in that direction that is being wholeheartedly encouraged.
- Affordable housing interests in the City are supportive of this non-profit's initiative to create family-friendly affordable housing in the River District. Providing classroom space in the development will be seen as a "draw" to parents with children deciding to locate in this part of the core area.

V. LINK TO CURRENT SCHOOL POLICIES (If any)

(Describe any governing authority, law, existing policy, etc that applies to this issue, and how we are in accordance with that authority)

At this early stage, no determination has been made as to the configuration of grades within this facility, although expectations are that the classroom space will accommodate younger children living in the immediate vicinity of the development, and therefore lower grades. It is expected to be part of the Chapman School boundaries. PPS staff will follow District policies in establishing a new school program.


VI. BOARD COMMITTEE REVIEW

(Which committee will review this item and the date to be discussed)

This transaction was first reviewed by the Board's SSCR Committee prior to the Board taking action to support the lease.

Since then, the details of the transaction were reviewed by the Board's Finance Committee.

I have reviewed this staff report and concur with the recommendation to the Board.


(per Zeke Smith)

August 18, 2009

Carole Smith
Superintendent
Portland Public Schools



City of Portland
Bureau of
**Planning and
Sustainability**

Sam Adams, Mayor
Susan Anderson, Director

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To: Portland Public Schools Board

From: Joe Zehnder
Chief Planner
Bureau of Planning and Sustainability

Date: August 18, 2009

We at the Bureau of Planning and Sustainability want to voice our strong support for the Portland Public School board's approval of a lease agreement for classroom space in the new Pearl Family Housing project to be built in the North Pearl District.

Providing local public school options for young children is an important step for meeting City goals for the Central city and a good strategic move for Portland Public Schools. It is a longstanding City goal to encourage families with children to live in the Central City, thereby making it a more diverse, sustainable and vital part of the city. As the Pearl District grows up as a neighborhood, its residents are growing as well, setting down roots that often include deciding to have a family. Having local public school options for these families will support residents in creating a complete community. Having Portland Public Schools as the provider of that education is a great way to introduce and keep these families in the Portland Public Schools system.

We expect an increasingly large population of children living in the Central City. According to Metro's most recent forecast we could see up to 35,000 more households in the Central City by 2035. Portland Public Schools' decision to lease space is a good interim strategy for adding public education options to the Central City while Portland Public Schools and the City develop out long term plans.

We believe that your decision to proceed with this lease and the addition of new public school programs in the Pearl District will be seen as a turning point for attracting families with children to the Central City and a smart strategic action for Portland Public Schools.

Regards,

Joe Zehnder
Chief Planner
Bureau of Planning and Sustainability

CC: Carole Smith, Portland Public Schools
Ed McNamara, Turtle Island Development

BOARD OF EDUCATION
SCHOOL DISTRICT NO. 1J, MULTNOMAH COUNTY, OREGON

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August 24, 2009

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Personnel

The Superintendent RECOMMENDS adoption of the following items:

Numbers 4125 through 4132

RESOLUTION No. 4125

Election of Probationary Administrators

RECITAL

The following persons have served or will serve in administrative positions with the District, and the Superintendent recommends them to the Board of Education ("Board") for election as First-Year Probationary Administrators.

RESOLUTION

The Board accepts the Superintendent's recommendation and by this resolution hereby elects as First-Year Probationary Administrators for the school year 2009-10 the following persons, according to the employment terms and conditions set out in the standard District contract, with all to be placed on the applicable Salary Guide that now exists or is hereafter amended:

Last	First	ID
Armendariz	Debora	018675
Linnman	Elizabeth	018682
Schorr	Elisa	012652
Williams	Charlene	018676

H. Harris

RESOLUTION No. 4126

Election of First-Year Probationary Teachers (Full-Time)

RECITAL

The Superintendent recommends to the Board of Education ("Board") the following named persons for election as First-Year Probationary Teachers.

RESOLUTION

The Board accepts the recommendation and by this resolution hereby elects as First-Year Probationary Teachers for the school year 2009-10, upon the terms and conditions for employment contained in the standard form contract approved by the legal counsel for the District, the following persons, with all to be placed on the applicable Salary Guide that now exists or is hereafter amended:

Full-time

Last	First	ID
Bertram	Serene	012459

H. Harris

RESOLUTION No. 4127

Election of Second-Year Probationary Teachers (Full-Time)

RECITAL

The Superintendent recommends to the Board of Education (“Board”) the following named persons for election as Second-Year Probationary Teachers.

RESOLUTION

The Board accepts the recommendation and by this resolution hereby elects as Second-Year Probationary Teachers for the school year 2009-10, upon the terms and conditions for employment contained in the standard form contract approved by the legal counsel for the District, the following persons, with all to be placed on the applicable Salary Guide that now exists or is hereafter amended:

Full-Time

Last	First	ID
Adkisson	Daniel	017886
Enfield	Donald	017797
Groh	Brianne	018362
Holton	Lashell	017121
Pederson	Ryan	010931
Roska	Jane	018287

H. Harris

RESOLUTION No. 4128

Election of First-Year Probationary Teachers (Part-Time)

RECITAL

The Superintendent recommends to the Board of Education (“Board”) the following named persons for election as First-Year Probationary Teachers.

RESOLUTION

The Board accepts the recommendation and by this resolution hereby elects as First-Year Probationary Teachers for the school year 2009-10, upon the terms and conditions for employment contained in the standard form contract approved by the legal counsel for the District, the following persons, with all to be placed on the applicable Salary Guide that now exists or is hereafter amended:

Part-Time

Last	First	ID
Bergstrom	Kelly	018020

H. Harris

RESOLUTION No. 4129

Election of Second-Year Probationary Teachers (Part-Time)

RECITAL

The Superintendent recommends to the Board of Education (“Board”) the following named persons for election as Second-Year Probationary Teachers.

RESOLUTION

The Board accepts the recommendation and by this resolution hereby elects as Second-Year Probationary Teachers for the school year 2009-10, upon the terms and conditions for employment contained in the standard form contract approved by the legal counsel for the District, the following persons, with all to be placed on the applicable Salary Guide that now exists or is hereafter amended:

Part-Time

Last	First	ID
Moren	Michael	017887
Robinson	Drew	017839

H. Harris

RESOLUTION No. 4130

Election of Previously Retired Temporary Administrators

RECITAL

- A. The following persons have retired, but are being rehired to serve in administrative positions with the District on a temporary basis, and the Superintendent recommends them to the Board of Education (“Board”) as Temporary Administrators.
- B. The Superintendent recommends to the Board that the persons listed below not have their contracts renewed or extended after their respective termination dates because the assignments are temporary and the Board does not require their services beyond completion of their respective temporary assignments.

RESOLUTION

- 1. The Board accepts the Superintendent’s recommendation to designate the persons listed below as Temporary Administrators as described by the Superintendent.
- 2. The Board accepts the Superintendent’s recommendation to not renew or extend the contracts of the persons listed below for the reasons described by the Superintendent.

Last	First	ID	Department	Location	FTE	Eff Date
Miller	Joan	003687	Grant/Madison/Marsh Clusters	BESC	0.50	7/1/2009
Wolleck	Gregory	005817	Cleve/Roose/Wilson Clusters	BESC	0.50	7/1/2009

H. Harris

RESOLUTION No. 4131

Appointment of Temporary Teachers and Notice of Nonrenewal

RESOLUTION

The Board of Education accepts the recommendation to designate the following persons as temporary teachers for the term listed below. These temporary contracts will not be renewed beyond their respective termination dates because the assignments are temporary and District does not require the teachers' services beyond completion of their respective temporary assignments.

Full Name	Location	Job Title	FTE	Start Date	End Date
	Richmond	Teacher-ES Gr 4/5			
Bjornstad,Kaoru K	PK-5	Japanese Immersion	1.00	9/1/2009	6/18/2010
	Mt. Tabor	Teacher-SPED Learning			
Dorobek,Leslie J	MS	Center	1.00	9/1/2009	6/18/2010
	Woodstock	Teacher-SPED Learning			
Ewers,Cindy L	K-5	Center	0.50	8/16/2009	12/18/2009

H. Harris

RESOLUTION No. 4132

Recommended Termination Decision

The Board of Education accepts the recommendation of the Superintendent to terminate the employment of Employee #000160 effective August 24, 2009.

C. Smith

Purchases, Bids, Contracts

The Superintendent RECOMMENDS adoption of the following items:

Numbers 4133 through 4135

RESOLUTION No. 4133

Revenue Contracts that Exceed \$25,000 Limit for Delegation of Authority

RECITAL

Board Policy 8.90.010-P, "Contracts," requires the Board of Education ("Board") to enter into and approve contracts where the total revenue amount reaches \$25,000 or more per contractor. Contracts meeting this criterion are listed below.

RESOLUTION

The Superintendent recommends that the Board approve these contracts. The Board accepts this recommendation and by this resolution authorizes the Deputy Clerk to enter into agreements in a form approved by General Counsel for the District.

NEW CONTRACTS

Contractor	Contract Term	Contract Type	Description of Services	Fund, Department, Grant/Project	Contract Amount	Responsible Administrator
Clackamas County ESD	07/01/09 through 06/30/10	IGA/R 56852	Columbia Regional Program will provide deaf/hard of hearing classroom services to preschool children.	Fund 299 Dept. 5430 Grant S0163	\$42,000	C. Hopson
Multnomah County ESD	07/01/09 through 06/30/10	IGA/R 56949	Columbia Regional Program will provide deaf/hard of hearing classroom services to preschool children.	Fund 299 Dept. 5430 Grant S0163	\$157,500	C. Hopson
North Clackamas School District	07/01/09 through 06/30/10	IGA/R 56951	Columbia Regional Program will provide deaf/hard of hearing classroom services for regionally eligible students.	Fund 299 Dept. 5430 Grant S0031	\$125,750	C. Hopson
Corbett School District	07/01/09 through 06/30/10	IGA/R 56952	Columbia Regional Program will provide deaf/hard of hearing classroom services for regionally eligible students.	Fund 299 Dept. 5430 Grant S0031	\$46,000	C. Hopson
Lake Oswego School District	07/01/09 through 06/30/10	IGA/R 56953	Columbia Regional Program will provide deaf/hard of hearing classroom services for regionally eligible students.	Fund 299 Dept. 5430 Grant S0031	\$71,000	C. Hopson
Gresham-Barlow School District	07/01/09 through 06/30/10	IGA/R 56954	Columbia Regional Program will provide deaf/hard of hearing classroom services for regionally eligible students.	Fund 299 Dept. 5430 Grant S0031	\$125,750	C. Hopson
Molalla River School District	07/01/09 through 06/30/10	IGA/R 56955	Columbia Regional Program will provide deaf/hard of hearing classroom services for regionally eligible students.	Fund 299 Dept. 5430 Grant S0031	\$58,750	C. Hopson

State of Oregon	07/01/09 through 06/30/10	IGA/R 56956	Columbia Regional Program will provide classroom services for severely disabled students in Clackamas, Multnomah, Hood River and Wasco counties.	Fund 205 Dept. 5430 Grant G1024/G1025	\$19,607,623	C. Hopson
Employers for Education Excellence	07/01/09 through 05/15/10	R 56941	Renaissance Arts Academy awarded additional support for instructional and equity leadership coaching and professional development.	Fund 205 Dept. 3623 Grant G1051	\$65,000	M. Davalos

AMENDMENTS TO EXISTING CONTRACTS

Contractor	Contract Term	Contract Type	Description of Services	Fund, Department, Grant/Project	Amendment Amount, Contract Total	Responsible Administrator
Portland State University	10/13/08 through 06/30/10	IGA/R 56562 Amend. 1	District science teacher Nancy Lapotin will serve as a liaison between PSU and the District with the goal of establishing a professional development program for District K-12 science teachers for a second year.	Fund 205 Dept. 5442 Grant G1006	\$27,000	M. Arganbright

M. Gunter

RESOLUTION No. 4134

Expenditure Contracts that Exceed \$25,000 Limit for Delegation of Authority

RECITAL

Board Policy 8.90.101-P, "Contracts," requires the Board of Education ("Board") enter into contracts and approve payment for products, materials, supplies, capital outlay, equipment, and services whenever the total amount reaches \$25,000 or more annually per contractor. Contracts meeting this criterion are listed below.

RESOLUTION

The Superintendent recommends that the Board approve these contracts. The Board accepts this recommendation and by this resolution authorizes the Deputy Clerk to enter into agreements in a form approved by General Counsel for the District.

NEW CONTRACTS

Contractor	Contract Term	Contract Type	Description of Services	Fund, Department, Grant/Project	Contract Amount, Payment Total*	Responsible Administrator
Kendall / Hunt Publishing Company	07/31/09	Purchase Order PO 86004	District-wide: Ratification of purchase of consumable science materials.	Fund 191 Dept. 5555 Project B0005	\$25,394 \$2,507	A. Watt
Professional Video and Tape, Inc.	08/04/09	Purchase Order PO 86053	District-wide: Ratification of purchase of Ross Senergy 100 Production Switcher.	Fund 205 Dept. 4325 Grant G1046	\$39,968 \$30,488	W. Brosseau
AEG Facilities, Inc.	06/22/09 through 06/07/12	Lease Agreement LA 56964	District-wide: Venue for high school graduations through year 2012.	Fund 101 Dept. 5404	\$141,000 \$0	T. Hunter
Self Enhancement, Inc.	09/01/09 through 06/30/10	Personal / Professional Services PS 56972	District-wide: Academic, social and emotional services for 40 freshmen and 40 sophomores at Grant 9-12, Jefferson 9-12 and Benson 9-12, and 20 students in grades 2-5 at Boise Eliot PK-8.	Fund 101 Dept. 5484	\$270,000 \$110,587	T. Hunter
Oracle USA	08/05/09	Purchase Order PO 86079	District-wide: Ratification of the purchase of maintenance renewal for all PPS PeopleSoft modules for Fiscal Year 2010.	Fund 101 Dept. 5581	\$329,398 \$88,610	N. Jwayad
Mountain States Networking	08/10/09	Purchase Order PO 86183	District-wide: Ratification of purchase of six (6) 48-port switches for K-8 computer refresh to update computer labs to comply with District standards.	Fund 407 Dept. 5581 A1002	\$27,807 \$631,498	N. Jwayad

Jaegar & Erwert General Contractors	08/14/09 through 12/31/09	Construction Services C-56968	Multiple Sites: Install code compliance striping on 10 sets of stairs at 23 locations.	Fund 191 Dept 5597 Project F0120	\$12,200 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Sunnyside Environmental K-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0131	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Terwilliger/Portland French School: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0132	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Abernethy K-5: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0133	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Beaumont 6-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0134	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Kelly K-5: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0135	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Boise Eliot PK-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0136	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Buckman K-5: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0137	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Woodlawn PK-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0138	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Marshall 9-12: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0139	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Portsmouth: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0140	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Ainsworth K-5: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0141	\$25,000 \$0	B. Winchester

To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Stephenson K-5: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0142	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Tubman: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0143	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Arleta K-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0144	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Sabin PK-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0145	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Sitton K-5: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0146	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Winterhaven K-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0147	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Binnsmead K-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0148	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Wilson 9-12: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0149	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	BESC: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0150	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Chief Joseph PK-5: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0151	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Peninsula K-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0152	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Rose City Park K-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0153	\$25,000 \$0	B. Winchester

To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Grant 9-12: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0154	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Beverly Cleary – Fernwood 2-8: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0155	\$25,000 \$0	B. Winchester
To be determined – based on quotes received	08/25/09 through 12/31/09	Construction Services	Beverly Cleary – Hollyrood K-1: Minor Roof Repairs.	Fund 191 Dept 5597 Project F0156	\$25,000 \$0	B. Winchester

AMENDMENTS TO EXISTING CONTRACTS

Contractor	Amendment Term	Contract Type	Description of Services	Fund, Department, Grant/Project	Amendment Amount, Contract Total, Payment Total*	Responsible Administrator
Laidlaw dba First Student	09/30/09 through 09/30/10	Service Requirements SR 54168 Amendment 5	District-wide: Field trip services.	Fund 101 Dept. 5560	\$200,000 \$2,179,000 \$805,113	P. Weber
Radio Cab Company	09/30/09 through 09/30/10	Service Requirements SR 54235 Amendment 3	District-wide: Flat rate cab services.	Fund 101 Dept. 5560	\$600,000 \$3,137,000 \$18,692	P. Weber
SAFE Transportation, Inc.	09/30/09 through 09/30/10	Service Requirements SR 54224 Amendment 4	District-wide: Flat rate cab services.	Fund 101 Dept. 5560	\$600,000 \$2,300,000 \$85,381	P. Weber
Blue Star Charters & Tours, Inc.	09/30/09 through 09/30/10	Service Requirements SR 54318 Amendment 4	District-wide: Field trip services.	Fund 101 Dept. 5560	\$60,000 \$250,000 \$6,031	P. Weber
Get Away Charters	09/30/09 through 09/30/10	Service Requirements SR 54319 Amendment 6	District-wide: Field trip service.	Fund 101 Dept. 5560	\$50,000 \$210,000 \$0	P. Weber
Coastwide Laboratories	08/01/09 through 06/30/10	Personal/ Professional Services PS-55783 Amendment #3	District-wide: One-year extension for planned maintenance of custodial equipment.	Fund 101 Dept 5593	\$60,000 \$140,740 \$142,220	B. Winchester
U-Store Self Storage	09/01/08 through 08/31/09	Lease Agreement LA 56679 Amendment #1	BESC: Lease of parking spaces for District employees through August 31, 2010.	Fund 101 Dept 5591	\$43,800 \$85,848 \$0	B. Winchester

* "Payment Total" is the total amount actually paid to the vendor since July 1, 2009, and thus may be more or less than the "Contract / Amendment Amount" or "Contract Total." "\$0" in the Payment Total column indicates no payments made to date. Payment Total is not included for IGAs.

M. Gunter

RESOLUTION No. 4135

Expenditure Contracts that Exceed \$25,000 Limit for Delegation of Authority
21st Century Capital Projects Fund

RECITAL

Board Policy 8.90.101-P, "Contracts," requires the Board of Education ("Board") enter into contracts and approve payment for products, materials, supplies, capital outlay, equipment, and services whenever the total amount reaches \$25,000 or more annually per contractor. Contracts meeting this criterion are listed below.

RESOLUTION

The Superintendent recommends that the Board approve these contracts. The Board accepts this recommendation and by this resolution authorizes the Deputy Clerk to enter and execute agreements in a form approved by General Counsel for the District.

Nine Solar Roofs 2009				Total Budget: \$15,824,500
Contractor	Contract Terms	Project Number(s)	Description of Contract / Amendment	Previously Committed Amount / This Amendment Amount
Gerding Edlen Sustainable Solutions, LLC	08/25/09 through 12/31/09 Development Contract D 56687 Change Order 2	C0701, C0702, C0703, C0704, C0705, C0706, C0707, C0708, and C0709	Atkinson K-5, Creston K-8, Jackson 6-8, Lane 6-8, Lent K-8, Pioneer at Columbia HS, Roseway Heights K-8, Scott K-7, and Woodstock K-5: Additional roofing scope not included in original contract.	\$11,357,800 \$511,634
Gerding Edlen Sustainable Solutions, LLC	08/25/09 through 12/31/09 Development Contract D 56687 Change Order 3	F0116	Atkinson K-5, Creston K-8, Jackson 6-8, Lane 6-8, Lent K-8, Pioneer at Columbia HS, Roseway Heights K-8, Scott K-7, and Woodstock K-5: Roof Repair scope not included in original contract.	\$11,869,434 \$175,131*
Barrentine Bates Lee Architects	08/25/09 through 12/31/09 Personal / Professional Services PS 56590 Amendment 1	C0703	Jackson 6-8: Additional architectural services related to the additional roofing scope not included in original contract.	\$62,895 \$3,400
Barrentine Bates Lee Architects	08/25/09 through 12/31/09 Personal / Professional Services PS 56630 Amendment 1	C0706	Pioneer at Columbia HS: Additional architectural services related to the additional roofing scope not included in original contract.	\$72,085 \$600

Contractor	Contract Terms	Project Number(s)	Description of Contract / Amendment	Previously Committed Amount / This Amendment Amount
			Total Project Budget	\$15,827,500
			This Resolution Request	\$690,765*
			Previously Committed Amount	<u>\$12,587,921</u>
			Remaining Budget	\$2,548,814

* This change order will be funded by Facilities and Asset Management.

Other Matters Requiring Board Action

The Superintendent RECOMMENDS adoption of the following items:

Numbers 4136 and 4137

RESOLUTION No. 4136

Resolution approving Lease Agreement with Nurture 247 Limited Partnership for School Space in a River District Housing Development

RECITALS

- A. The Board of Education ("Board") adopted Resolution No. 4039 to support an agreement with Nurture 247 Limited Partnership ("Developer") to lease space in a mixed-use development containing family-size affordable apartments. The space is intended to accommodate the lower grades of an elementary school. The proposed housing project will be located at NW Raleigh and 13th Avenue in the north area of the Portland's "River District," near a new park to be constructed. The site is surrounded by undeveloped or under-developed property where the City of Portland and Portland Development Commission is encouraging mixed-use urban development to occur.
- B. Resolution No. 4039 provided Board support to negotiate a lease for the school space in an amount not to exceed \$290,000 per annum. The lease is intended to commence in the 2011-12 school year and extend for a period of five years.
- C. Developer has committed to make improvements to the leased space that will meet the standards of a Portland Public School ("District") education program, flexibly designed to accommodate an academic program as determined by District policies and processes for establishing a new school program.
- D. Developer has agreed to the Board's previous resolution by meeting its financial terms, committing to a lease term of five years, and making building improvements in the space at the developer's expense to meet the District's plans and specifications.
- E. The lease terms provide an initial lease for five years, with an option to extend for two additional five year terms should the District desire to do so.
- F. Resolution No. 4039 was reviewed by the Student Support and Community Relations Committee (SSCR) and the Finance, Audit and Operations Committee (FAO). In reviewing this topic the Board committees have noted:
- that there is a growing school age population in the River District;
 - that there are forecasts for continued increase in this population, not only from this affordable housing project;
 - that there are capacity constraints at Chapman School;
 - that these factors could indicate the need for an additional school but that it is very premature to come to that conclusion based upon the information currently available;
 - that the proposed lease provides a sensible interim strategy to accommodate the actual and projected population increase while allowing for further evaluation and validation of population trends and building options
 - that this interim strategy to accommodate growth in this newly developing neighborhood in no way changes or undermines the Board's commitment to rebuild and/or renovate the District's existing school facilities to 21st century standards.
- G. The FAO Committee has received additional information as lease negotiations have been pursued, and recommends the approval of this Resolution.

RESOLUTION

- 1. The Board of Education authorizes the Superintendent to enter into a lease with Nurture 247 Limited Partnership for school space in a mixed-use housing development project in the River District at NW Raleigh and 13th Avenue, in a form approved by the General Counsel for the District.

M. Gunter/D. Capps

RESOLUTION No. 4137

Amending Resolution No. 4107 Imposing and Categorizing Taxes –
Combined School District No. 1J, Multnomah County, Oregon

RECITALS

- A. On June 29, 2009, the Board of Education (“Board”) passed Resolution No. 4107 (“Imposing and Categorizing Taxes – School District No. 1J, Multnomah County, Oregon”) and submitted the resolution to the State Department of Revenue.
- B. The State Department of Revenue subsequently advised Portland Public Schools (“District”) that the Permanent Rate Gap Tax Levy recently re-authorized by the State legislature should be included as part of the Permanent Rate Tax Levy and requested the District pass a correcting resolution.
- C. ORS 310.060 requires a school district to provide written notice to its county assessor of the school district’s intent to impose property taxes. This notification must also include two copies of a lawfully adopted resolution categorizing the taxes.
- D. Oregon Local Budget Law (ORS 294.435) requires that before the Measure 5 constitutional limits can be tested, taxes on property must be categorized in one of three classes: General Government, Education, or Excluded from Limitation.

RESOLUTION

- 1. The Board hereby amends Resolution No. 4107, to impose the taxes provided for in the FY 2009-10 Adopted Budget at the permanent rate of \$5.2781 per \$1,000 of assessed value for operations during the tax year 2009-10.
- 2. The Board imposes local option property taxes provided for in the Adopted Budget at the rate of \$1.2500 per \$1,000 of assessed value for operations during the tax year 2009-10.
- 3. These taxes are hereby imposed and categorized as Education for tax year 2009-10 upon the assessed value of all taxable property in the District, as follows:

Education

Permanent Rate Tax Levy	\$5.2781/\$1,000 of assessed valuation
Local Option Rate	\$1.2500/\$1,000 of assessed valuation

M. W. Murray