

The Board of Directors of the Cedar Falls Community School District in the County of Black Hawk, State of Iowa, met in regular session pursuant to the laws and rules of said Board at the City of Cedar Falls City Hall, 220 Clay Street, Cedar Falls, Iowa, at 5:30 p.m. The meeting was called to order by the President and the roll being called there were present Joyce Coil in the chair, and the following named Directors: Eric Giddens, Jeff Hassman, Susie Hines, Jenny Leeper, Jeff Orvis and Sasha Wohlpart. Others in attendance were: Dr. Andrew Pattee, Superintendent, Douglas Nefzger, Director of Business Affairs, Daniel Conrad, Director of Secondary Education, and Pam Zeigler, Director of Elementary Education and Dr. Adrian Talbot, Director of Human Resources.

President Coil called the meeting to order and reported that we are here to focus on students and student achievement.

Item No. 1 – Approval of the Following Consent Agenda Items:

Director Hines moved and Director Wohlpart seconded the motion that the Board approves the following consent agenda:

1. The agenda of the December 10, 2018 Board of Education
2. Approval of the November 26, 2018 work and regular session Board of Education meeting minutes.
3. Approval of the bills as presented for payment as reviewed by the designated Board member, Sasha Wohlpart
4. Bio-Retention Maintenance Agreement

Directors voting in favor of the motion: Coil, Giddens, Hassman, Hines, Leeper, Orvis, and Wohlpart. Those voting “no” none. Motion carried.

Item No. 2 – Public Comment

None

Item No. 3 – Communications

The Cedar Falls Community School Board of Education student board liaison member, Marika Yang reported on the following:

- Men’s and women’s basketball
- Rocket team activities
- Rocket Team “Go Fund Me” campaign
- Student Senate activities

Janelle Darst reported on the following District news activities:

- AP All District Honor Roll
- CAPS Med Associates
- Holmes Junior High Band update
- Leaflet
- High School Jazz combo at University of Northern Iowa
- Trees for Ever
- Teacher and student collaborating in coding
- Parent University update
- Orchard Hill Elementary addition update

Item No. 4 – Facility Discussion

Dr. Pattee introduced Brian Sanderman from InVision Architecture. Mr. Sanderman reviewed the process associated with the development of plans for a new high school, as well as the discovery process including Insight Week and invited input from staff and community. Mr. Sanderman reviewed the previous redevelopment that was done in 2012 concerning the current high school. He stated that approximate cost to renovate and construct additions to the current high school would be 76% of the construction costs of a new high school and would not include any additional purchase of land at the current high school site.

Mr. Sanderman reviewed the discovery of space programming needs in the following areas:

- Learning communities
- Athletics and P.E.
- Science
- Visual Arts
- Performing Arts
- Cafeteria and student commons
- Kitchen
- Business development
- Family and Consumer science
- Engineering and manufacturing
- Special needs
- Administration
- Learning resource center
- Support areas
- Auditorium

Mr. Sanderman stated the District is considering an approximate 211 sq. ft. per student for the new high school. This discussed comparisons of other recently constructed or proposed large Iowa schools that will range between 242 sq. ft. per student for the proposed new high school at Ames Community School District to 167 sq. ft. per student new Centennial Liberty High School in Iowa City. Dr. Pattee stated the Centennial Liberty High School was designed to be a 3A or a smaller high school with the intent to add on to the facility as needed. Mr. Sanderman reviewed the next steps including updating staff and community groups, as well as continuing the researching of the potential for a new high school.

Questions and comments from the Board included:

1. Remodeling current high school versus new high school
2. Site considerations
3. Short and long term decision making process for a new high school
4. Square foot comparisons
5. Life expectancy of flexibility of a potentially new building

The Board thanked Mr. Sanderman for his presentation.

Item No. 5 – Approval of Plans, Specifications and Set Public Hearing for Set Public Hearing for Peet Junior High Portable Project

Mr. Nefzger introduced Dan Channer from ISG-Struxture Architecture. Mr. Channer reviewed the specifications for moving the existing two classroom portable at Orchard Hill Elementary to Peet Junior High School. The plans call for the unit to be moved in the summer of 2019. Total projected costs for the work associated with the foundation, utility connections, and the ramps to the portable are \$169,500. The total budget including architect fees and an allowance is \$189,800. The price to move the unit is estimated to be \$18,563, for a total project estimated cost of \$208,363. After discussion, Director Orvis moved and Director Hines seconded the motion that the Cedar Falls Community School District Board of Education approve the plans, specifications and form of contract and set January 14, 2019 at 5:30 p.m. as the date and time to hold a public hearing for the 2019 Peet Junior High portable relocation project. Directors voting in favor of the motion: Coil, Giddens, Hassman, Hines, Leeper, Orvis, and Wohlpert. Those voting “no” none. Motion carried.

Item No. 6 – Approval of 2017-2018 School Year Audit

Mr. Nefzger introduced Monica Haag from Carney Alexander & Marold Inc. Ms. Haag and Mr. Nefzger reviewed the summary of the Independent Auditor’s results reporting that this audit was an unqualified opinion and the audit did not disclose any deficiencies in internal controls or non-compliance that are material to the financial statements.

Mr. Nefzger highlighted notes of financial statements including:

1. Revenue expenditures for all funds for fiscal year 2018
2. Three year historical explanation of revenue expenditures
3. Condensed statement of net position
4. Historical net position for the previous three school years
5. Condensed balance sheet of governmental funds
6. Condensed statement of net position for proprietary funds
7. Capital assets
8. Revenue and debt obligations including:
 - a. Compensated absences
 - b. OPEB liability
 - c. Net pension liability
 - d. School infrastructure Sales, Service and Use tax debt
9. Debt coverage for District's revenue bonds
10. Component unit: Cedar Falls Community School's Foundation

Ms. Haag reviewed the summary of findings of her report. Mr. Nefzger thanked Ms. Haag and her staff from Carney, Alexander and Marold, Inc. as well as the business office for on all their hard work and assistance in completing the audit. Ms. Haag expressed her gratitude and thanks to the business office for their courtesies that they offered during the audit. Director Leeper moved and Director Hassman seconded the motion to approve the 2017-2018 school year audit report as presented. Directors voting in favor of the motion Coil, Giddens, Hassman, Hines, Leeper, Orvis, and Wohlpert. Those voting "no" none. Motion carried.

Item No. 7 – Report on District Financial Health

Mr. Nefzger presented the end of the 2017-2018 school year District financial health report, including information on:

- Revenue and expenditures
- Fund balances
- Current and projected unspent authority
- Enrollment
- Assessed valuation
- Other financial indicators

Mr. Nefzger noted that the District's unspent budget authority has decreased by \$837,976 and is expected to decrease for the next 2 to 3 years before leveling off.

President Coil and the Board thanked Mr. Nefzger for all he has done for the District and appreciate all his guidance over the years.

Item No. 8 – Superintendent's Report

Dr. Pattee reported on the following:

1. January 9, 2019 Board/Administrative Council Retreat
2. Board meeting January 14, 2019
3. Update on Administrative trip to Sioux City on specialty elementary schools

Item No. 9 – Questions, Comments, and Concerns from Board Members

The Legislative forum will be held at Peet Junior High on January 9, 2019.
The Legislative reception will be held at the Isle of Capri on December 12, 2018.

Item No. 10 – Adjournment

Director Hines moved and Director Giddens seconded the motion to adjourn. Directors voting in favor of the motion: Coil, Giddens, Hassman, Hines, Leeper, Orvis, and Wohlpart. Those voting “no” none. Motion carried.

The meeting adjourned at 7:08 p.m.

Secretary

President