

Board of Education
Velma Lomax, President
Matt Almaraz, Vice President
Sabrena Rodriguez, Member
Amy Callahan, Member
Dr. Jerry Dannenberg, Member
Dr. Roger Rice, Superintendent &
Clerk of the Board



255 W. Stanley Avenue, Suite 100 • Ventura, California 93001-1348 • 805.641.5000

For the future of every student

SPECIAL BOARD OF EDUCATION MEETING

August 5, 2021

Closed Session: 2:00 p.m.

Regular Session: 3:00 p.m.

The Board of Education holds their meetings on the second and fourth Tuesdays of each month at 7:00 p.m. unless otherwise noticed.

The Board may consider and act on an agenda item in a different order or an item may be considered earlier or later than the estimated time. Additionally, discussion of the agenda items may be postponed to a future meeting.

Any individual with a disability, who requires reasonable accommodation to participate in a Board meeting, may request assistance by contacting the Superintendent's Office, 255 W. Stanley Ave., Suite 100, Ventura, CA 93001; (805) 641-5000 ext. 1014, fax (805) 653-7855.

PUBLIC ACCESS/COMMENTS

In accordance with Governor Newsom's Executive Order N-29-20 regarding COVID-19, members of the public will continue to have the right to observe the public meeting via <https://us02web.zoom.us/j/81910695577?pwd=MkgxUXpPVXp3R1NYL1EwaHlmMXg3UT09> and submit public comment in writing at public.comment@venturausd.org or live public comment via the Zoom platform. Both written and live public comment requests are available for the Public Comment agenda item as well as the Public Comment on Closed Session agenda item. Public comment and live Public Comment requests will be accepted for a 24-hour period ending one hour prior to the start of the Opening Procedure of the meeting. All written public comment received via the designated email address, referenced above, will be provided to the Board of Education prior to the start of the Regular Session of the meeting for review. The written public comment will not be read or summarized, but will be made part of the minutes of the Board meeting. ANY REQUESTS RECEIVED FOR LIVE OR WRITTEN PUBLIC COMMENT BEFORE OR AFTER THE 24 HOUR PERIOD WILL NOT BE PROCESSED. A member of the public may submit a request to provide live public comment also using the above-referenced email address. The request must be received during the 24-hour period referenced above. Once received, an email with a Zoom link will be provided with directions and the procedure to provide live public comment. Community members will have 3 minutes to provide their public comment.

Any writings or documents that are public records and are provided to the majority of Board Members before the meeting regarding an open session item on the agenda are available via the district website at <https://www.venturausd.org/board/SuperintendentBoard/BoardofEducation/2019-21AgendasInformation.aspx>

POSTING INFORMATION

The agenda for the special board meetings will be posted 24 hours in advance. The Board of Education Agenda is posted at the following locations:

- Ventura Unified School District, Education Service Center (Always)
255 W. Stanley Avenue, Suite 100, Ventura, CA, (Guard shack)
This serves as the main posting location pursuant to the Brown Act, Government Code §54954.2(a)
- Ventura Adult and Continuing Education (Main Entrance) 5200 Valentine Road, Ventura, CA



AGENDA
BOARD OF EDUCATION SPECIAL MEETING
VENTURA UNIFIED SCHOOL DISTRICT
Thursday, August 5, 2021
VUSD/Education Service Center via Teleconference
255 W. Stanley Ave., Suite 100
Ventura, CA 93001

Public Access

Public Streaming of the Board Meeting at

<https://us02web.zoom.us/j/81910695577?pwd=MkgxUXpPVXp3R1NYL1EwaHlmMXg3UT09>

1. OPENING PROCEDURE - ESC - Time 2:00 p.m.

2. Call to Order

3. Adoption of Agenda

Moved:

Seconded:

ROLL CALL VOTE:

Dannenberg ____, Callahan ____, Rodriguez ____, Almaraz ____, Lomax ____

4. Public Comment on Closed Session Items

5. Motion to go to Closed Session

Moved:

Seconded:

ROLL CALL VOTE:

Dannenberg ____, Callahan ____, Rodriguez ____, Almaraz ____, Lomax ____

6. CLOSED SESSION - ESC

6.a Conference with Legal Counsel - Anticipated Litigation, Significant Exposure to Litigation,
Pursuant to Government Code 54956.9(d)(2)

Number of cases: One

6.b Conference with Real Property Negotiators, Pursuant to Government Code Section 54956.8

Agency Negotiator:	Rebecca Chandler, Assistant Superintendent, Business Services
Property:	Sudden Estate, APN 066-0-020-405, 9.159 acres between Telegraph Road, Foothill Road, west of Saticoy Avenue, Ventura, CA
Negotiating Party(ies):	James Finch, Finch Farms LLC
Under Negotiation:	Price and terms of sale and/or lease

Rebecca Chandler Assistant Superintendent of Business Services

7. **REGULAR SESSION - ESC- Time 3:00 p.m.**

8. **Pledge of Allegiance**

9. **Roll Call:**

Ms. Velma Lomax, President____. Mr. Matt Almaraz, Vice-President____, Sabrena Rodriguez____, Amy Callahan____, Dr. Jerry Dannenberg____, Dr. Roger Rice____

10. **Report of Actions Taken in Closed Session**

11. **Public Comments**

12. **CONFERENCE - BUSINESS SERVICES**

12.a [Consideration for Approval of Resolution #21-20, Reconfirming Acceptance of the Advisory Committee Recommendation Regarding District Real Property; Declaring Property Surplus; Declaring Intention to Offer Property for Sale; Authorizing the Solicitation of Sale Through a Bid Process \(Action Requested\)](#)

The District Board previously appointed a Surplus Property Advisory Committee pursuant to Education Code section 17388 et seq. to advise the District's governing board in the development of district-wide policies and procedures governing the use or disposition of real property which is not needed for school purposes. Specifically, the Advisory Committee reviewed the real property located at 255 West Stanley Avenue, Suite 100, Ventura, CA 93001, known as the Education Service Center, and the real property located at 2647 North Ventura Avenue, Ventura, CA 93001, known as Avenue Elementary (collectively, the "Properties").

On October 21, 2020, the Advisory Committee produced a Final Report and Recommendations ("Final Report"). As discussed in the Final Report, the Advisory Committee considered community input regarding the use of the Properties and evaluated relevant data regarding the District's current and projected real property needs. The Board formally accepted the report on November 6, 2020. The Board now may also formally declare the Properties surplus as recommended by the Report and authorize staff to pursue selling the Properties.

For school district surplus property, Education Code section 17455 et seq. establishes a bid auction procedure whereby school districts must conduct a public auction and award a contract for the lease the property to the highest bidder (the "Bid Process").

To conduct the Bid Process, the Board must declare the Properties surplus, declare its intention to sell the Properties, and authorize District staff to initiate the Bid Process of the Properties. Upon completion of the Bid Process, the results will be presented to the Board for assessment and further determinations.

Board adoption of the attached Resolution #21-20 entitled Reconfirming Acceptance of the Advisory Committee Recommendation Regarding District Real Property; Declaring Property Surplus; Declaring Intention to Offer Property for Sale; Authorizing the Solicitation of Sale Through a Bid Process is requested.

Moved:
Seconded:

ROLL CALL VOTE:
Dannenberg ____, Callahan ____, Rodriguez ____, Almaraz ____, Lomax ____

Dr. Rebecca Chandler, Assistant Superintendent, Business Services

- 12.b [Discussion Regarding Short/Long-Term Lease for Washington School Property](#)
The District is evaluating all long-term and short-term leases throughout the District, including fair market value rental rates. The Ventura County Christian School (VCSS) has requested an extension of the lease agreement for the Washington School Property. The District has recently begun negotiations with VCSS. Staff will provide an overview of the history of the circumstances leading to the leasing of the Washington School Property to VCSS and progress towards a successor lease.
Dr. Rebecca Chandler, Assistant Superintendent, Business Services
- 12.c [Review of BP 7310 - Naming of Facility](#)
Staff will review attached current board policy on naming facilities and seek input and recommendations from the Board for changes to the policy.
Dr. Rebecca Chandler, Assistant Superintendent, Business Services
- 12.d [Consideration to Refurbish Ventura High School Larrabee Stadium Snack Bar Area](#)
Staff will discuss the refurbishment plan for the Larrabee Stadium snack bar and the ingress/egress challenges to home side bleachers.
Dr. Rebecca Chandler, Assistant Superintendent, Business Services; Mr. Bill Eisenbaumer, Director, Facilities

13. CLOSED SESSION

14. ADJOURNMENT

Moved:

Seconded:

ROLL CALL VOTE:

Dannenberg ____, Callahan ____, Rodriguez ____, Almaraz ____, Lomax ____