

**LAGUNITAS ELEMENTARY SCHOOL DISTRICT  
BOND MEASURE A**

<p><b>A</b> <b>BOND MEASURE A:</b> To modernize learning environments, classrooms and libraries; renovate outdated school facilities; improve energy efficiency; enhance student access to technology; make health and safety renovations; upgrade playgrounds and playfields; and replace outdated windows and heating, ventilation, and air-conditioning systems, shall the Lagunitas School District issue \$5,000,000 of bonds at legal interest rates, have an independent citizens' oversight committee and have no bond money taken by the state or used for teacher or administrator salaries?</p>	<b>BONDS YES</b>
	<b>BONDS NO</b>

**COUNTY COUNSEL'S IMPARTIAL ANALYSIS  
OF MEASURE A**

**LAGUNITAS ELEMENTARY SCHOOL DISTRICT  
BOND MEASURE**

If this Measure is approved by 55% of the vote, the Lagunitas Elementary School District will be authorized to incur bonded indebtedness of Five Million Dollars (\$5,000,000). The proceeds of the proposed bonds must be used for the purposes set forth in the Measure and for no other purposes, and will be subject to oversight by a citizens' oversight committee and annual independent audits to assure that the funds are spent only for the school facilities projects listed in the Measure.

s/STEVEN M. WOODSIDE  
County Counsel

**TAX RATE STATEMENT FOR MEASURE A**

An election will be held in the Lagunitas School District (the "District") on November 5, 2013 to authorize the sale of \$5,000,000 in general obligation bonds. The following information is submitted in compliance with Sections 9400-9404 of the California Elections Code.

The best estimate of the tax rate that would be required to fund this bond issue during the first fiscal year after the sale of the first series of bonds, based on estimated assessed valuations available at the time of filing of this statement, is \$.0300 per \$100 (\$30.00 per \$100,000) of assessed valuation in fiscal year 2014-15.

The best estimate of the tax rate that would be required to fund this bond issue during the first fiscal year after the sale of the last series of bonds, based on estimated assessed valuations available at the time of filing of this statement, is \$.0300 per \$100 (\$30.00 per \$100,000) of assessed valuation in fiscal year 2018-19.

The best estimate of the highest tax rate that would be required to fund this bond issue, based on estimated assessed valuations available at the time of filing this statement, is \$.0300 per \$100 (\$30.00 per \$100,000) of assessed valuation.

These estimates are based on projections derived from information obtained from official sources. The actual tax rates and the years in which they will apply may vary depending on the timing of bond sales, the amount of bonds sold at each sale and actual increases in assessed valuations. The timing of the bond sales and the amount of bonds sold at any given time will be determined by the needs of the District. Actual assessed valuations will depend upon the amount and value of taxable property within the District as determined in the assessment and the equalization process.

Dated: Aug. 2, 2013

s/LARRY ENOS  
Superintendent  
Lagunitas School District

## ARGUMENT IN FAVOR OF MEASURE A

### Lagunitas School District

Everyone knows the importance and value of having quality schools. From higher achieving students, to greater neighborhood safety and improved property values, quality schools make a difference. While our teachers and staff do their best in educating our children, many classrooms and school facilities at the Lagunitas School District are outdated and inadequate to provide students with the facilities they need to succeed. This is why our children need your **YES vote on Measure A!**

Although our schools have been well maintained over the years, aging classrooms and facilities must be upgraded since many do not meet 21st century standards. Many of the buildings our children use are between 30-50 years old! Measure A would allow the District to improve our schools and the quality of education provided to local students. By investing in our schools, we can meet today's safety, technological, and educational standards and better our community.

**If passed, Measure A will provide funding to make facility improvements at Lagunitas and San Geronimo Elementary Schools including:**

- Improving student access to computers and modern technology
- Making health, safety, and handicapped accessibility improvements
- Modernizing outdated classrooms, restrooms, and school facilities
- Improving playgrounds and playfields
- Making energy-efficient improvements to reduce utility costs.

**Measure A makes financial sense and protects taxpayers.**

- All funds must be spent locally and cannot be taken by the State.
- By law, spending must be reviewed and annually audited by an independent citizens' oversight committee.
- Funds can only be spent to improve local elementary schools, not for teacher or administrator salaries.

Measure A upgrades and renovates old and inadequate school facilities, improves the education of local children, and maintains the quality of our communities. That's something we can all support. Please join us and VOTE YES ON MEASURE A!

s/REEDE STOCKTON

s/JASPER THELIN

Teacher

s/THELMA WEISS

s/JOHN G. BECKELEY

s/MARY ANNE KOLANOSKI

**NO ARGUMENT AGAINST MEASURE A WAS SUBMITTED.**

## FULL TEXT OF MEASURE A

### RESOLUTION OF THE BOARD OF TRUSTEES OF THE LAGUNITAS SCHOOL DISTRICT ORDERING AN ELECTION TO AUTHORIZE THE ISSUANCE OF SCHOOL BONDS, ESTABLISHING SPECIFICATIONS OF THE ELECTION ORDER, AND REQUESTING CONSOLIDATION WITH OTHER ELECTIONS OCCURRING ON NOVEMBER 5, 2013

WHEREAS, in the judgment of the Board of Trustees (the "Board") of the Lagunitas School District (the "District"), it is advisable to call an election to submit to the electors of the District the question whether bonds of the District shall be issued and sold for the purpose of raising money for the acquisition or improvement of real property, and the furnishing and equipping of school facilities; and

WHEREAS, as a result of the approval of Proposition 39 on November 7, 2000, Article XIII A, Section 1, paragraph (b), of the California Constitution ("Article XIII A") provides an exception to the limit on *ad valorem* property taxes on real property for bonded indebtedness incurred by a school district approved by 55 percent of the voters of the district voting on the proposition; and

WHEREAS, the Board is specifically authorized, upon approval by a two-thirds vote of the Board, to pursue the authorization and issuance of bonds by a fifty-five percent (55%) vote of the electorate on the question whether bonds of the District shall be issued and sold for specified purposes, pursuant to Education Code Section 15264 *et seq.* (the "Act"); and

WHEREAS, pursuant to the California Elections Code, it is appropriate for the Board to request consolidation of the election with any and all other elections to be held on Tuesday, November 5, 2013, and to request the Marin County Registrar of Voters to perform certain election services for the District; and

NOW, THEREFORE, BE IT RESOLVED, by the Board of Trustees of the Lagunitas School District the following:

**Section 1. Call for Election.** The Board hereby orders an election and submits to the electors of the District the question of whether general obligation bonds of the District shall be issued and sold in the maximum principal amount of \$5,000,000 for the purpose of raising money to finance school facilities and property of the District, and paying costs incident thereto, as set forth more fully in the ballot proposition approved pursuant to Section 3. This Resolution constitutes the order of the District to call such election.

- Section 2. Election Date.** The date of the election shall be November 5, 2013, and the election shall be held solely within the boundaries of the District.
- Section 3. Purpose of Election; Ballot Proposition.** The purpose of the election shall be for the voters in the District to vote on a proposition, a full copy of which is attached hereto and marked Exhibit A, containing the question of whether the District shall issue the Bonds for the purpose stated therein, together with the accountability requirements of Article XIII A and Government Code Section 53410 and the requirements of Section 15272 of the Act. The Marin County Registrar of Voters (the "County Registrar") is requested to print the Full Text of Measure contained on Exhibit A, including Exhibit A-1 in the sample ballot pamphlet. As required by Elections Code Section 13247, the abbreviated form of the measure to appear on the ballot is attached hereto and marked as Exhibit B. The Superintendent or his designee is hereby authorized and directed to make any changes to the text of the proposition or this resolution as required to conform to any requirements of Article XIII A, the Act, or the Marin County Registrar of Voters.
- Section 4. Authority for Election.** The authority for ordering the election is contained in Section 15264 *et. seq.* of the Education Code and Section I, paragraph (b), subsection (3), of Article XIII A. The authority for the specification of this election order is contained in Section 5322 of the Education Code.
- Section 5. School Facilities Projects.** As required by Article XIII A, the Board hereby certifies that it has evaluated safety, class size reduction, enrollment growth, and information technology needs in developing the list of school facilities projects set forth on Exhibit A-1.
- Section 6. Covenants of the Board upon Approval of the Bonds by the Electorate.** As required by Article XIII, Section 15278 of the Act, and Government Code Section 53410, in the event 55 percent of the voters voting in the District approve of the Bonds, the Board shall:
1. conduct an annual, independent performance audit to ensure that the funds have been expended only on the projects listed in Exhibit A-1;
  2. conduct an annual, independent financial audit of the proceeds from the sale of the Bonds until all of those proceeds have been expended for the school facilities projects listed in Exhibit A-1;
  3. establish and appoint members to an independent citizens' oversight committee in accordance with Sections 15278, 15280, and 15282 of the Act;
  4. apply the bond proceeds only to the specific purposes stated in the ballot proposition;
  5. cause creation of accounts into which bond proceeds shall be deposited; and
  6. cause the preparation of an annual report pursuant to Government Code Sections 53410 and 53411.
- Section 7. Delivery of this Resolution.** The Clerk of the Board is hereby directed to send a copy of this Resolution to the Marin County Superintendent of Schools, the County Registrar and the Marin County Clerk of the Board of Supervisors.
- Section 8. Consolidation of Election.** The County Registrar and the Marin County Board of Supervisors are hereby requested to consolidate the election ordered hereby with any and all other elections to be held on November 5, 2013, within the District.
- Section 9. Ballot Arguments; Tax Rate Statement.** Any and all members of this Board are hereby authorized to act as an author of any ballot argument prepared in connection with the election, including a rebuttal argument. The Superintendent, President of the Board, or their designees, are hereby authorized to execute any Tax Rate Statement or other document and to perform all acts necessary to place the bond measure on the ballot.
- Section 10. Elections Code.** Pursuant to Section 5303 of the Education Code and Section 10002 of the Elections Code, the Board of Supervisors of Marin County, is requested to permit the Registrar of Voters to render all services specified by Section 10418 of the Elections Code relating to the election, for which services the District agrees to reimburse Marin County in full upon presentation of a bill, such services to include the mailing of the sample ballot and tax rate statement (described in Section 9401 of the Elections Code).
- Section 11. Agreement.** The Superintendent is authorized and directed to execute the agreements on file with Jones Hall, A Professional Law Corporation, which firm is appointed hereby to perform bond and disclosure counsel services in regard to the Bonds, and Isom Advisors, a Division of Urban Futures Inc. which firm is appointed to perform financial advisory services in regard to the Bonds.

**Section 12. Effective Date.** This resolution shall take effect on and after its adoption.

PASSED AND ADOPTED by the Board of Trustees of the Lagunitas School District the 18th day of April, 2013.

s/CHRISTOPHER SABEC  
Clerk

**EXHIBIT A  
BALLOT MEASURE  
FULL TEXT OF MEASURE**

This proposition may be known and referred to as the Lagunitas School District General Obligation Bond of 2013, or Measure A.

**BOND AUTHORIZATION**

By approval of this proposition by at least 55% of the registered voters voting on the proposition, the Lagunitas School District (the "District") shall be authorized to issue and sell bonds of up to \$5,000,000 in aggregate principal amount to provide financing for the specific school facilities projects listed in the Bond Project List below, and in order to qualify to receive State matching grant funds, subject to all of the accountability safeguards specified below.

**ACCOUNTABILITY SAFEGUARDS**

The provisions in this section are specifically included in this proposition in order that the District's voters and taxpayers may be assured that their money will be spent wisely to address specific facilities needs of the District, all in compliance with the requirements of Article XIII A, Section 1(b)(3) of the State Constitution, and the Strict Accountability in Local School Construction Bonds Act of 2000 (codified at Education Code Sections 15264 and following).

**Evaluation of Needs.** The Board of Trustees hereby certifies that it has evaluated safety, class size reduction and information technology needs in developing the Bond Project List.

**Limitation on Use of Bond Proceeds.** The State of California does not have the power to take locally approved school district bond funds for any State purposes. The Constitution allows proceeds from the sale of bonds authorized by this proposition to be used only for the construction, reconstruction, rehabilitation, or replacement of school facilities listed in this proposition, including the furnishing and equipping of school facilities, or the acquisition or lease of real property for school facilities, and not for any other purpose, including teacher and administrator salaries and other school operating expenses. Proceeds of the bonds may be used to pay or reimburse the District for the cost of District staff only when performing work on or necessary and incidental to the bond projects.

**Independent Citizens' Oversight Committee.** The Board of Trustees shall establish an independent Citizens' Oversight Committee (pursuant to Education Code Section 15278 and following), to ensure bond proceeds are spent only for the school facilities projects listed in the Bond Project List. The committee shall be established within 60 days of the date on which the Board of Trustees

enters the election results on its minutes.

**Annual Performance Audits.** The Board of Trustees shall conduct an annual, independent performance audit to ensure that the bond proceeds have been expended only on the school facilities projects listed in the Bond Project List.

**Annual Financial Audits.** The Board of Trustees shall conduct an annual, independent financial audit of the bond proceeds (which shall be separate from the District's regular annual financial audit) until all of those proceeds have been spent for the school facilities projects listed in the Bond Project List.

**Special Bond Proceeds Account: Annual Report to Board.** Upon approval of this proposition and the sale of any bonds approved, the Board of Trustees shall take actions necessary pursuant to Government Code Section 53410 and following to establish an account in which proceeds of the sale of bonds will be deposited. As long as any proceeds of the bonds remain unexpended, the Superintendent or the Business Manager of the District (or such other employee as may perform substantially similar duties) shall cause a report to be filed with the Board no later than December 31 of each year, commencing December 31, 2013, stating (1) the amount of bond proceeds received and expended in that year, and (2) the status of any project funded or to be funded from bond proceeds. The report may relate to the calendar year, fiscal year, or other appropriate annual period as such officer shall determine, and may be incorporated into the annual budget, audit, or other appropriate routine report to the Board.

**FURTHER SPECIFICATIONS**

**Specific Purposes.** All of the purposes enumerated in this proposition shall be united and voted upon as one single proposition, pursuant to Education Code Section 15100, and shall constitute the specific purposes of the bonds, and proceeds of the bonds shall be spent only for such purposes, pursuant to Government Code Section 53410.

**Joint Use.** The District may enter into agreements with the County of Marin or other public agencies or non-profit organizations for joint use of school facilities financed with the proceeds of the bonds in accordance with Education Code Section 17077.42 (or any successor provision). The District may seek State grant funds for eligible joint-use projects as permitted by law, and this proposition hereby specifies and acknowledges that bond funds will or may be used to fund all or a portion of the local share for any eligible joint-use projects identified in the Bond Project List or as otherwise permitted by California State regulations, as the Board of Trustees shall determine.

**Rate of Interest.** The bonds shall bear interest at a rate per annum not exceeding the statutory maximum, payable at the time or times permitted by law.

**Term of Bonds.** The number of years the whole or any part of the bonds are to run shall not exceed the legal limit, though this shall not preclude bonds from being sold which mature prior to the legal limit.

## BOND PROJECT LIST

The Bond Project List below describes the specific projects the Lagunitas School District proposes to finance with proceeds of the bonds. Listed projects will be completed as needed at a particular school site according to Board-established priorities, and the order in which such projects appear on the Bond Project List is not an indication of priority for funding or completion. The final cost of each project will be determined as plans are finalized, construction bids are awarded, and projects are completed. Certain construction funds expected from non-bond sources, including State grant funds for eligible projects, have not yet been secured. Until all project costs and funding sources are known, the Board of Trustees cannot determine the amount of bond proceeds available to be spent on each project, nor guarantee that the bonds will provide sufficient funds to allow completion of all listed projects. Completion of some projects may be subject to further government approvals by State officials and boards, to local environmental review, and to input from the public. For these reasons, inclusion of a project on the Bond Project List is not a guarantee that the project will be funded or completed. The Board of Trustees may make changes to the Bond Project List in the future consistent with the projects specified in the proposition.

Unless otherwise noted, the projects in the Bond Project List are authorized to be completed at each or any of the District's sites, as shall be approved by the Board of Trustees:

### Improve and Enhance Student Instructional Spaces

- Renovate, repair, construct and/or upgrade school facilities, including classrooms and outdoor educational spaces.
- Improve technology infrastructure, including, wiring upgrades, acquiring computers, audio-visual equipment, and other electronic equipment.
- Construct, reconstruct and rehabilitate playgrounds and playfields in accordance with Federal and State mandated safety regulations.
- Upgrade, renovate, and equip science instructional facilities, multipurpose rooms and community use facilities, food service facilities, library/media centers, and other school facilities.
- Enhanced facilities for performing arts.

### Improve Health and Safety

- Federal and State mandated Americans with Disabilities Act (ADA) accessibility upgrades including site access, parking, staff and student restrooms, relocation of some existing electrical devices, drinking fountains, playground equipment, walkways, etc.
- Improve fire safety and life safety systems, including alarms, smoke/fire detection systems, and sprinklers.
- Improve campus security.
- Improve student and traffic safety through the repair, reconfiguration of parking and vehicle access to school sites, including off-street parking

areas, pickup/drop-off areas, ingress/egress, and signage.

- Repair, replace and/or upgrade paved surfaces, turf, and other grounds to eliminate safety hazards and improve outside instructional areas.

### Improve Energy Efficiency

- Improve energy efficiency, including repairing or replacing outdated heating, ventilation and air conditioning systems
- Install solar energy systems
- Replacing outdated lighting, windows, window coverings, etc.
- Retrofit existing facilities with energy saving improvements such as upgraded insulation, efficient lighting, energy management systems and climate control.

### Facility Repair and Enhancements for Students and Community

- Construct, repair, replace or modify roofs.
- Repair, replace or upgrade deteriorating plumbing, piping, drainage, irrigation and sewer systems, including water supply, meters, water heating systems, wastewater systems, plumbing and fixtures.
- Repair, modify, upgrade or reconstruct structural elements of existing campus structures.
- Refinish the exterior finishes of school buildings, including stucco, wood and metal trims, framing and siding, and painting.
- Replace existing wiring systems to meet current electrical and accessibility codes and increased capacity.
- Abate and remove hazardous materials identified prior or during construction.
- Address unforeseen conditions revealed by construction/modernization (including plumbing or gas line breaks, dry rot, seismic, structural, etc.).
- Repair, replace, modify or construct site improvements, paths, sidewalks and walkways, canopies, exterior shade structures, landscaping improvements, irrigation and drainage, and retaining walls.
- Renovate and construct necessary storage spaces.

Each project listed is assumed to include its share of costs of the election and bond issuance and other construction-related costs, such as construction management, architectural, engineering, inspection and other planning costs, legal, accounting and similar fees, independent annual financial and performance audits, a customary construction contingency, and other costs incidental to and necessary for completion of the listed projects (whether work is performed by the District or by third parties), including:

- Remove, dispose of, and otherwise remediate hazardous materials, including asbestos, lead, etc., where necessary.
- Address unforeseen conditions revealed by construction/modernization (including plumbing or gas line breaks, dry rot, seismic, structural, etc.).

- Site preparation/restoration in connection with new construction, renovation or remodeling, or installation or removal of relocatable classrooms, including ingress and egress, demolition of existing structures, removing, replacing, or installing irrigation and drainage, utility lines (such as gas lines, water lines, electrical lines, sewer lines, and communication lines), trees and landscaping, relocating fire access roads, traffic lights and mitigation, and acquiring any necessary easements, licenses, or rights of way to the property.
- Rental or construction of storage facilities and other space on an interim basis, as needed to accommodate construction materials, equipment, and personnel, and interim classrooms (including relocatables) for students and school functions or other storage for classroom materials displaced during construction.
- Acquisition of any of the facilities on the Bond Project List through temporary lease or lease-purchase arrangements, or execute purchase option under a lease for any of these authorized facilities.
- Furnishing and equipping of existing and newly constructed, modernized or rehabilitated classrooms and facilities on an ongoing basis, including to replace worn, broken, or out-of-date furniture and equipment for all classrooms, athletic facilities and other facilities, as needed.

For any project involving renovation, modernization, remodeling or rehabilitation of a building or the major portion of a building, the District may proceed with new replacement construction instead (including any necessary demolition), if the Board of Trustees determines that replacement and new construction is more practical than rehabilitation and renovation, considering the building's age, condition, expected remaining life, comparative cost, and other relevant factors.