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Alameda County, CA

March 2, 2004 Election

Measure C

Bonds

Alameda Unified School District

55% Approval Required

13,809 / **71.9%** Yes votes 5,396 / **28.1%** No votes

See Also: [Index of all Measures](#)



Results as of May 4 2:39pm, 100.0% of Precincts Reporting (47/47)

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[Full Text](#)

To renovate aging neighborhood schools, improve student safety conditions, relieve classroom overcrowding, construct, equip, upgrade classrooms, facilities and sites, and qualify for over \$17 million in State matching funds, shall the Alameda City Unified School District issue \$63 million of bonds at legal rates, with annual audits and citizen oversight, with no proceeds going to the State and all funds remaining in Alameda to benefit neighborhood schools without increasing existing tax rates?

Impartial Analysis from Alameda County Counsel

Measure C, an Alameda Unified School District (the "District") bond measure, seeks voter approval to authorize the District to issue and sell general obligation bonds in two series over a three year period at an aggregate principal amount not to exceed sixty-three million dollars (\$63,000,000). If the bonds are authorized and sold, the principal and the interest will be payable from the proceeds of tax levies made upon the taxable property in the District. The purpose of the bonds is to finance the repair and renovation of existing District facilities, as is more specifically set forth in the ballot measure in this Voter Pamphlet, and to qualify for over \$17 million in State matching funds.

Section 1(b) of Article XIII A of the California Constitution provides an exception to the one percent property tax limit by allowing special districts to increase the property tax rate above one percent to pay off bonded indebtedness only for the purchase or improvement of real property. Education Code 15274 provides that at least 55% of qualified electors who vote on the measure must vote "yes" in order for the measure to be approved.

If the measure is approved, Education Code sections 15272 and 15278-15282 require the District to appoint a citizens' oversight committee and to conduct an annual, independent performance audit to ensure the bond revenue is expended on school and classroom improvements and for no other purpose. The citizens' oversight committee is charged with ensuring that, as prohibited by Article XIII A, Section 1(b)(3)(A), of the California Constitution, no funds are used for any teacher or administrative salaries or other school operating expenses.

Events

League of Women Voters of Alameda Pros & Cons Presentation

Wednesday, February 25, 2004 7 - 9 PM
Mastic Senior Center
1155 Santa Clara, Alameda

News and Analysis

Oakland Tribune

- [Officials question Island schools bond; District's financial guru says Measure C could take until 2046 to pay off](#) - February 28, 2004

S. F. Chronicle

- [Schools' requests for funds draw mixed reactions](#) - February 27, 2004

[Suggest a link related to Measure C](#)

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Approval of this measure would authorize the District to levy an ad valorem tax on the assessed value of real property within the District by an amount needed to pay the principal and interest on these bonds. The estimate of the tax rate required to be levied to fund the bonds in each year throughout the term of authorization would be six (6) cents per \$100 dollars of assessed valuation (\$60.00 per \$100,000), as set forth more fully in the measure's Tax Rate Statement in this Voter Pamphlet. The Tax Rate Statement for Measure C in this voter pamphlet reflects the District's best estimates, based upon currently available data and projections, of the property tax rates required to service the bonds in the first year in which taxes are expected to be levied to pay debt service on the bonds, the year in which the tax is expected to be highest, and the year following the last expected issuance of bonds, all as required by Elections Code 9400 et seq.

If 55% of the qualified electors voting on this measure do not vote for approval, the measure will fail and the District will not be authorized to issue the bonds to fund projects and improvements.

s/RICHARD E. WINNIE
County Counsel of Alameda County

Arguments For Measure C

Most of our Alameda schools are over 50 years old. Despite modest renovations over the years many classrooms are inadequate and need repair.

Without raising existing tax rates, Measure C will fund the most essential repair and renovation projects in our schools. Passage of Measure C will qualify Alameda schools to receive \$17 million in state matching funds, reducing costs to local taxpayers

Specifically, Measure C will:

- Repair or replace leaky roofs and weather damaged ceilings
- Upgrade school electrical systems to support computers and other technology
- Expand and improve aging science labs, computer labs and libraries to meet the needs of a modern curriculum
- Replace outdated plumbing systems and renovate aging student bathrooms
- Add new classrooms to relieve overcrowding in Alameda schools Measure C will not increase your existing property taxes. Measure C is tax deductible. All the money raised by Measure C will stay here in Alameda to improve Alameda schools. Every school in Alameda will see direct improvement. Measure C will make local schools safer, relieve overcrowding and maintain property values. An independent Citizens Oversight Committee made up of local citizens including members of the business community, taxpayers organizations, senior citizens groups and parents will serve without pay to provide oversight of the projects and to ensure funds are spent according to the bond project list. Annual performance and financial audits will be conducted.

No Measure C funds will go to administration or salaries.

Measure C is a smart investment in our community. Please vote YES on Measure C.

s/DENNIS G. PAGONES

Business Owner, Past President Alameda Chamber of Commerce and Alameda Association of Realtors

s/WILLIAM A. SONNEMAN

Principal Encinal High School

s/EDWIN G. DANKWORTH

Senior Citizen

s/BEVERLY JOHNSON

Mayor, City of Alameda

s/LENA L. TAM, P.E.

Organization of Alameda Asians Boardmember

(No arguments against Measure C were submitted)

Tax Rate Statement from Superintendent, Alameda Unified School District

An election will be held in the Alameda Unified School District (the "District") on March 2, 2004, to authorize the sale of up to \$63,000,000 principal amount of general obligation bonds (the "Bonds") of the District to finance the school facilities as described in the proposition. If the Bonds are approved, the District expects to issue the Bonds in two (2) series over a three (3) year period. Principal and interest on the Bonds will be payable from the proceeds of tax levies made upon taxable property in the District. The following information is provided in compliance with Sections 9400-9404 of the Elections Code of the State of California.

1. The best estimate of the tax rate which would be required to be levied to repay the Bonds 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 this statement, is 6 cents per \$100 (\$60.00 per \$100,000) of assessed valuation in fiscal year 2004-05.
2. The best estimate of the tax which would be required to be levied to repay the Bonds 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 this statement, is 6 cents per \$100 (\$60.00 per \$100,000) of assessed valuation in fiscal year 2006-07.
3. The best estimate of the highest tax which would be required to be levied to repay the Bonds, based on estimated assessed valuations available at the time of filing this statement, is 6 cents per \$100 (\$60.00 per \$100,000) of assessed valuation and is expected to remain the same in each year during the term of repayment of the Bonds. Voters should note that the estimated tax rates are based on the ASSESSED VALUE of taxable property on the County's official tax rolls, not on the property's market value. Property owners should consult their own property tax bills to determine their property's assessed value and any applicable tax exemptions.

Attention of all voters is directed to the fact that the foregoing information is based on the District's projections and estimates only, which are not binding on the District. The actual tax rates and the years in which they apply may vary from those presently estimated, due to variations from these estimates in the timing of periodic Bond sales, the amount of Bonds sold and the market interest rates then available at the time of each Bond sale, and the actual property assessed valuations over the term of repayment of the Bonds. The dates of sales and amount of Bonds sold at any given time will be determined by the District based on its need for school construction funds and other factors, including the legal limitations on the Bonds approved by a 55% vote. The actual interest rates at which the Bonds are sold will depend on the interest rates available to the District in the bond market at the time of each Bond sale. Actual future property assessed valuations will depend upon the amount and value of taxable property within the District as determined by the County Assessor in the annual property assessment and equalization process.

Dated: December 05, 2003

s/DR. ALAN NISHINO, Superintendent
Alameda Unified School District

Full Text of Measure C

The following is the full proposition presented to the voters by the Alameda City Unified School District. **Alameda School Repair Measure.** "To renovate aging neighborhood schools, improve student safety conditions, relieve classroom overcrowding, construct, equip, upgrade classrooms, facilities and sites, and qualify for over \$17 million in State matching funds, shall the Alameda City Unified School District issue \$63 million of bonds at legal rates, with annual audits and citizen oversight, with no proceeds going to the State and all funds remaining in Alameda to benefit neighborhood schools without increasing existing tax rates?"

PROJECTS

The Board of Education of the Alameda City Unified School District evaluated the District's urgent and critical facility needs, including safety issues, class size, and computer technology, in developing the scope

of projects to be funded as outlined in the District's Master Facilities Plan, incorporated herein, and as shall be further amended from time to time. In developing the scope of projects, the Board, teachers and staff have prioritized the key health and safety needs so that the most urgent and basic repairs that will make our local schools operational and safe for learning are included. The Board conducted independent facilities evaluations and received public input and review in developing the scope of school facility projects to be funded. **This input of community and business leaders concluded that it would be less expensive to construct new classrooms upgrade and repair aging school buildings and classrooms now, than in the future.**

In preparing the Master Facilities Plan the Board of Education made four important determinations:

- (i) The District must improve all the schools to a comparable level of repair and improvement;**
- (ii) That everyone benefits from better schools, not just school children and their parents;**
- (iii) That the District must repair or replace all leaky roofs, weather damaged ceilings, outdated plumbing, fix bathrooms and drinking foundations at each school; and**
- (iv) That the District must bring all computer labs and science labs up-to-date to meet the needs of a modern curriculum and improve all libraries.**

A copy of the Master Facilities Plan, as amended from time to time, is on file in the office of the District Superintendent, and includes the following projects:

I. REPAIR AND RENOVATION OF EXISTING SCHOOL FACILITIES PROJECT LIST

Project costs for repair and renovation of existing school facilities may include, but are not limited to, some or all of the following: renovation of student restrooms; repair and replacement of heating and ventilation systems; repair and replacement of worn-out roofs, windows, walls and doors; installation of electrical system wiring to safely accommodate computers, technology and other electrical devices; exterior painting; repair and replacement of plumbing, sewer, and water pipes, fixtures and systems; repair and replacement of fire alarms, emergency communications, lighting and security systems; replacement of portable classrooms; demolition; playground surface repairs; security fencing; seismic upgrades; asbestos, mold and other toxics abatement; and, improved access for disabled persons.

Woodstock Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Seismic repairs, hazardous materials abatement, disabled access projects
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Otis Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Edison Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement, disabled access projects

- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Lum Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Paden Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Longfellow Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Miller Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade playgrounds with safety improvement
- Upgrade paving, landscaping and fencing
- Upgrade athletic structures and surfaces

Washington Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms

- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Franklin Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Haight Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Seismic repairs, hazardous materials abatement, disabled access projects
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Bay Farm Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Add new classrooms to accommodate student growth
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement, disabled access projects
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Earhart Elementary School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Seismic repairs, hazardous materials abatement, disabled access projects
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Chipman Middle School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems

- Upgrade fire alarms
- Add classrooms to accommodate increasing student enrollment
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Lincoln Middle School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Add classrooms to accommodate increasing student enrollment
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Seismic repairs, hazardous materials abatement, disabled access projects
- Install clock and bell system, closed circuit TV
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Wood Middle School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Add classrooms to accommodate increasing student enrollment
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement, disabled access projects
- Install clock and bell system, closed circuit TV
- Upgrade athletic structures and surfaces
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Alameda High School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Seismic repairs, hazardous materials abatement
- Install clock and bell system, closed circuit TV
- Upgrade athletic structures and surfaces
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Encinal High School

- Repair/replace roofing
- Repair/replace heating, ventilation, electrical, plumbing systems
- Upgrade emergency/security/technology/lighting systems
- Upgrade fire alarms
- Add classrooms to accommodate increasing student enrollment
- Renovate student restrooms
- Repair/renovate classrooms, buildings, windows, walls/ doors
- Hazardous materials abatement
- Install clock and bell system, closed circuit TV

- Upgrade athletic structures, play fields and surfaces
- Upgrade paving, landscaping and fencing
- Upgrade playgrounds with safety improvement

Alameda Adult School

- Repair roof
- Repair/replace leaky windows
- Upgrade room 100 to serve as classroom
- Repair landscaping/sprinkler system
- Paint as required

II.CONSTRUCTION OF NEW SCHOOL Construction of a new K-8 school designed for approximately 600 students.

III. DISTRICT-WIDE PROJECTS

- Woodstock CDC remodel.
- District-wide technology upgrades, including upgrades to Internet and cable technology, computers, replace outdated equipment;
- Construct additional classrooms and school facilities for potential growth.
- Historic Alameda High School East Wing 1) Repair/replace roofing 2) Repair/replace heating, ventilation, electrical, plumbing systems 3) Repair/renovate classrooms, buildings, windows, walls/doors 4) Upgrade emergency/security/technology systems 5) Seismic retrofit, hazardous materials abatement, disabled access projects 6) Renovate restrooms
- Historic Alameda High School West Wing 1) Repair/replace roofing 2) Repair/replace heating, ventilation, electrical, plumbing, lighting systems 3) Repair/renovate classrooms, buildings, windows, walls/doors 4) Upgrade emergency/security/technology systems 5) Seismic retrofit, hazardous materials abatement, disabled access projects 6) Renovate restrooms

Listed building, repair, and rehabilitation projects and upgrades will be completed as needed. Each project is assumed to include its share of furniture, equipment, architectural, engineering, and similar planning costs, construction management, and a customary contingency for unforeseen design and construction costs. The allocation of bond proceeds will be affected by the District's receipt of State bond funds and the final costs of each project. The budget for each project is an estimate and may be affected by factors beyond the District's control. The final cost of each project will be determined as plans are finalized, construction bids are awarded, and projects are completed.

The bond program is designed to provide facilities which will serve current and expected enrollment. In the event of an unexpected slowdown in enrollment of students certain of the projects described above may be delayed or may not be completed. In such case, bond money will be spent on only the most essential of the projects listed above. The District will work with the Citizens' Oversight Committee on prioritizing those projects in the event factors beyond the District's control require that projects be reconsidered.

FISCAL ACCOUNTABILITY. THE EXPENDITURE OF BOND MONEY ON THESE PROJECTS IS SUBJECT TO STRINGENT FINANCIAL ACCOUNTABILITY REQUIREMENTS. BY LAW, PERFORMANCE AND FINANCIAL AUDITS WILL BE PERFORMED ANNUALLY, AND ALL BOND EXPENDITURES WILL BE MONITORED BY AN INDEPENDENT CITIZENS' OVERSIGHT COMMITTEE TO ENSURE THAT FUNDS ARE SPENT AS PROMISED AND SPECIFIED. THE CITIZENS' OVERSIGHT COMMITTEE MUST INCLUDE, AMONG OTHERS, REPRESENTATION OF A BONA FIDE TAXPAYERS ASSOCIATION, A BUSINESS ORGANIZATION AND A SENIOR CITIZENS ORGANIZATION. NO DISTRICT EMPLOYEES OR VENDORS ARE ALLOWED TO SERVE ON THE CITIZENS' OVERSIGHT COMMITTEE.

NO ADMINISTRATOR SALARIES. PROCEEDS FROM THE SALE OF THE BONDS AUTHORIZED BY THIS PROPOSITION SHALL BE USED ONLY FOR THE ACQUISITION, CONSTRUCTION, RECONSTRUCTION, REHABILITATION, OR REPLACEMENT OF SCHOOL FACILITIES, INCLUDING THE FURNISHING AND EQUIPPING OF SCHOOL FACILITIES, AND NOT FOR ANY OTHER PURPOSE, INCLUDING TEACHER AND ADMINISTRATOR SALARIES AND OTHER OPERATING EXPENSES. BY LAW, ALL FUNDS CAN ONLY BE SPENT ON REPAIR AND IMPROVEMENT PROJECTS.

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