



Natomas Charter School
Special Board of Directors Meeting
April 15, 2011, 4:30 p.m.
NCS Administration Building

Board Members (Bold Type=Absent)

- 1.) **Edward Aguilar – Community Representative and Chairperson**
- 2.) Laura Bariel – ILP & PACT Coordinator
- 3.) Joan Finch-Allen - PFAA Parent Representative
- 4.) **Isamel Javed – LE Student Representative**
- 5.) Tammy Lee – PFAA Coordinator
- 6.) Charlie Leo – NCS Executive Director
- 7.) Lisa Kaplan – NUSD Representative
- 8.) **Christine Molina – PFAA Student Representative**
- 9.) Phillip Nanni – Community Representative
- 10.) Kit Rich – LE Coordinator
- 11.) Georgia Schaaf – LE Parent Representative
- 12.) Rick Stewart – PACT Parent Representative

Advisor:

Jonathan Corr

- I. Charlie Leo called the meeting to order at 4:30 p.m.
- II. Roll call was taken.
- III. Public Comments (regarding items not on current agenda): None.
- IV. Discussion/Informational Items
 - A. Lease Terms for 1326 North Market. Charlie Leo reported that there are several contingencies that must be approved or resolved before the lease for 1326 N. Market can become a viable option for the Transitions Program. These include amendment of the NCS Charter as negotiated with the Superintendent, the Zoning Exemption by the County Planning Department and clarity of the draft of the revised NCS MOU. The lease is still in the final stages of being negotiated. The facility could serve the Transitions program for 3 to 6 years. NCS can operate on this site for three years, with the possibility to extend this. Charlie has negotiated a 6-year lease with an option of a 5-year lease with a 3-month penalty. NCS can sublease or use as an ILP Resource Center when and if the Transitions Program moves out in three years. The owner of the building is putting in \$200,000 worth of improvements. Charlie is trying to determine the methodology used by NCS for its contribution. Phase I will require an investment by NCS of approximately \$190,000. Phase II will require an additional \$145,000 in construction costs. Phase III Multipurpose Room (if needed) would cost approximately \$100,000. NCS currently has \$300,000 in the building reserve fund, which should be sufficient to cover construction costs if financing is not available for Phase 1 and 2.

B. Other Facilities Options for NCS Programs. Charlie Leo reported that other options would be to lease the current Transitions site at 1166 W. National Drive for an additional year or utilize the portables at Jefferson Elementary as proposed via NUSD's Prop 39 response. A motion was unanimously passed to move forward with the lease agreement and giving Charlie the authority to finalize and sign the lease. Nanni/Stewart.

V. Motion was passed to adjourn meeting at 5: 00 p.m. Schaaf/Finch-Allen.