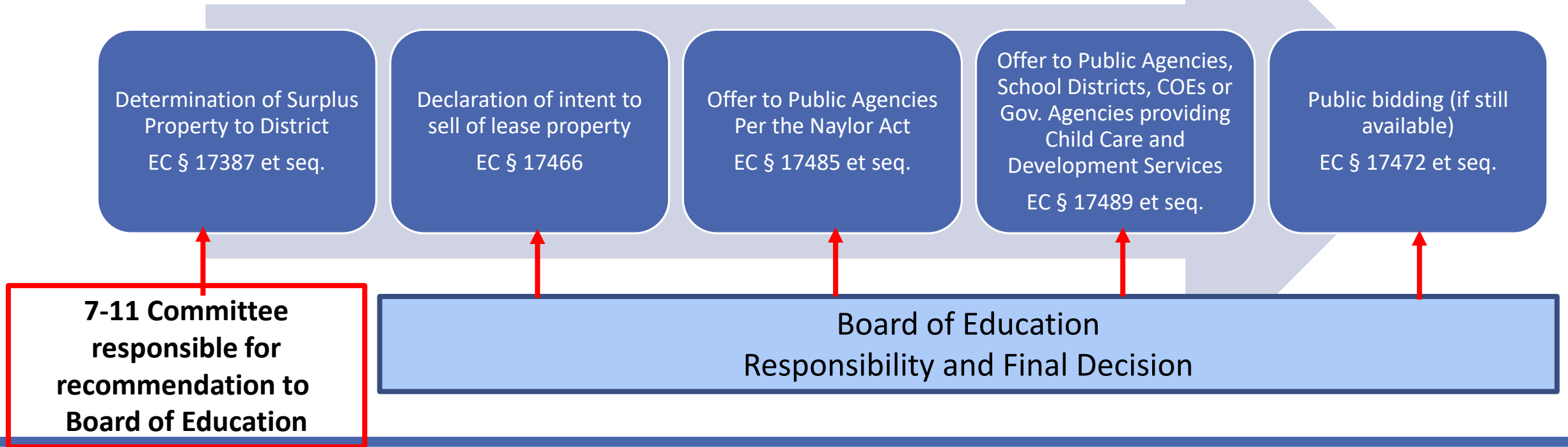


Overview of Current Sites and Additional Site Details



Overview of the Surplus Property Process

Before a school district can sell or lease real property, Education Code Sections (EC §) 17388-17389 require that a specific process be followed



Responsibilities of the Committee

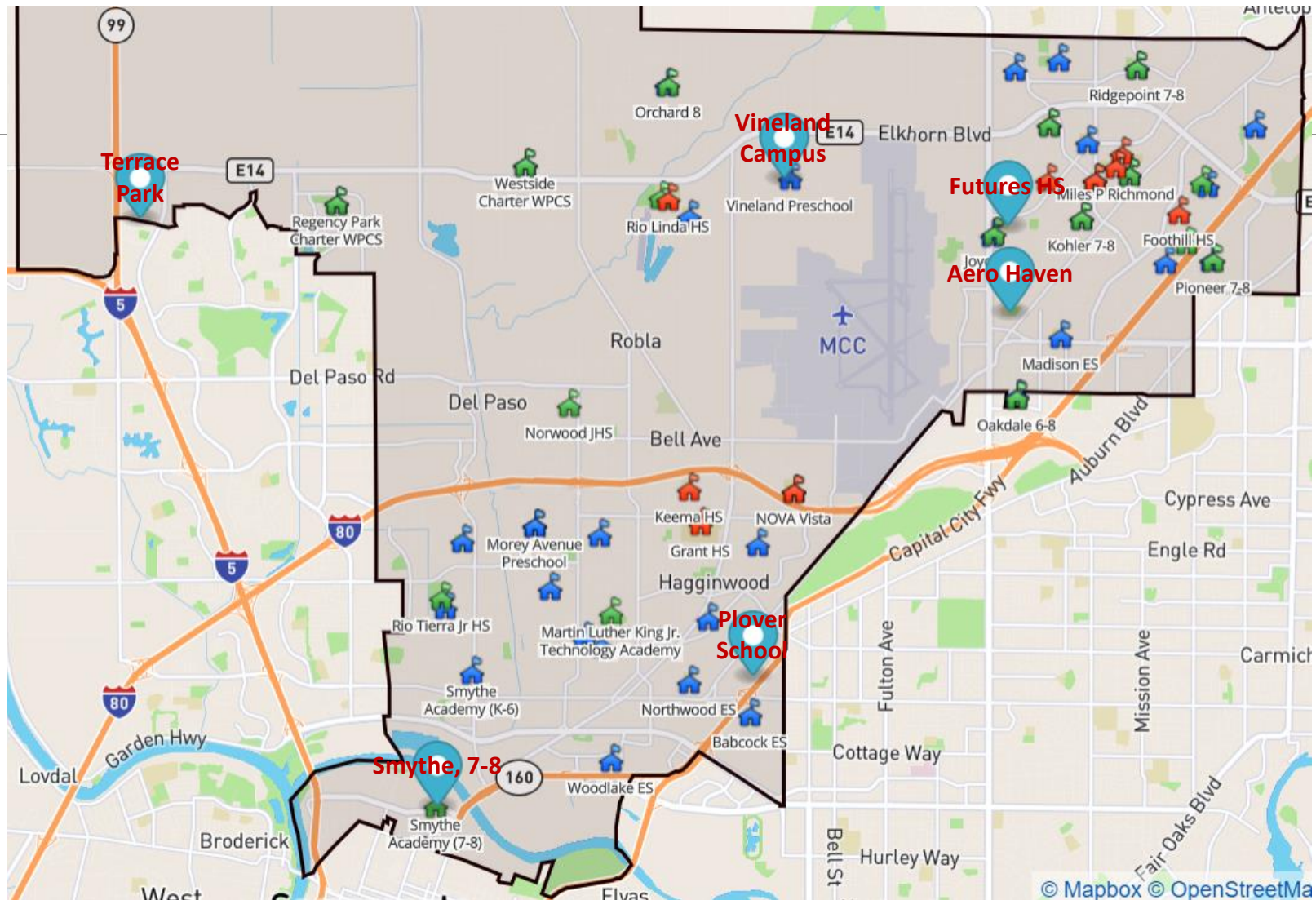
EC § 17390 then provides the responsibilities of the Committee:

- a. Review the projected school enrollment and other data as provided by the district to determine the amount of surplus space and real property
- b. Establish a priority list of use of surplus space and real property that will be acceptable to the community
- c. Cause to have circulated throughout the attendance area a priority list of surplus space and real property and provide for hearings of community input to the committee on acceptable uses of space and real property, including the sale or lease of surplus real property for childcare development purposes pursuant to EC § 17458
- d. Make a final determination of limits of tolerance of use of space and real property
- e. Forward to the district governing board a report recommending uses of surplus space and real property

Current Sites Under Consideration

Land	Address	Year Built	Acres
Futures High School/COA APN #217-0110-006-0000	3800 Bolivar Dr. North Highlands, CA 95660	1959	16.61
Plover School APN #266-0321-004 & 266-0312-006	2625 Plover St. / 1731 & 1741 Fianza Ave. Sacramento, CA 95815	1958	4.12
Smythe Academy of Arts & Science (7-8) APN #001-0082-001	700 Dos Rios St. Sacramento, CA 95811	1953	9.0
Greg Thatch Circle / Terrace Park APN #201-1070-076	891 Greg Thatch Cr. Sacramento, CA 95835	n/a	8.21
Vineland Campus APN #207-0221-016-0000	6450 20 th St. Rio Linda, CA 95673	1953	9.05
Aero Haven APN #218-0261-001	5450 Georgia Dr. North Highlands, CA 95660	1956	10.48

Sites Under Consideration



Additional Sites Under Consideration

Land	Address	Year Built	Acres
Rio Linda Transportation Yard APN #	6619 6 th Avenue Rio Linda, CA 95673		
Panhandle – Village 13 APN #204-0320-018 APN #201-0320-019	E Levee Road Sacramento		

Rio Linda Transportation Yard

Location: 6619 and 6633 6th Avenue

Rio Linda

APN #: 206-0251-040

Current Use: None

Size: 1.45 Acres

Zoning: RD - 5 – Residential

Tax Rate Area: 59-026

Property Description: Vacant



Rio Linda Transportation Yard (current view)



Panhandle (Village 13) (cont.)

Location: E Levee Road, Sacramento

APN #: 201-0320-018 and 201-0320-019

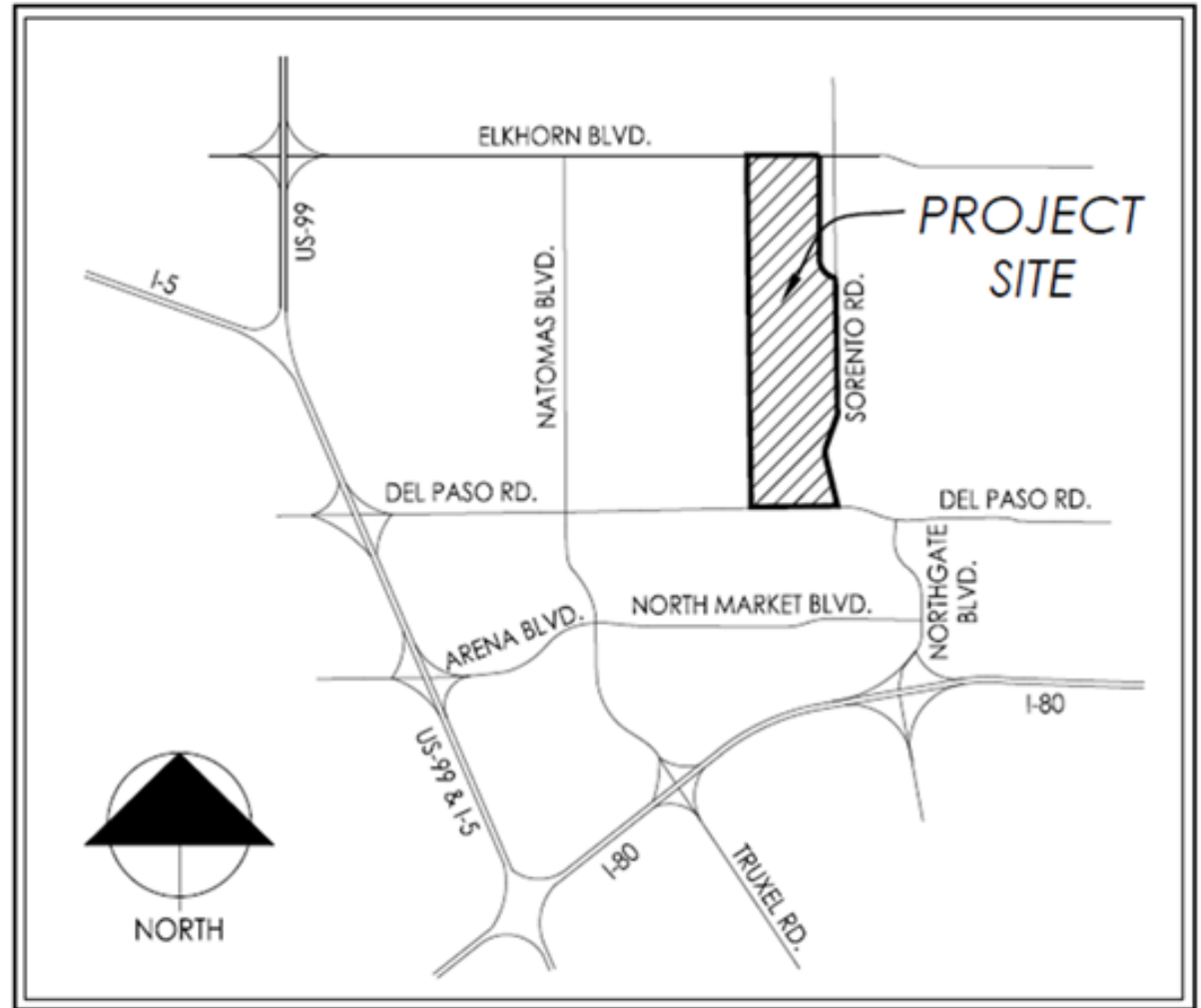
Current Use: Vacant Parcel

Size: 12.2

Zoning: AG-80 – Undefined

Tax Rate Area: 03-445

Property Description: Vacant



What is Panhandle?

- Panhandle Development Project
 - It is located adjacent to City lands on the west and east and adjacent to County lands on the north and south.
 - It is bounded by Elkhorn Boulevard on the north, Sorento Road and East Levee Road on the east, and Del Paso Road on the south.



Panhandle (Village 13)

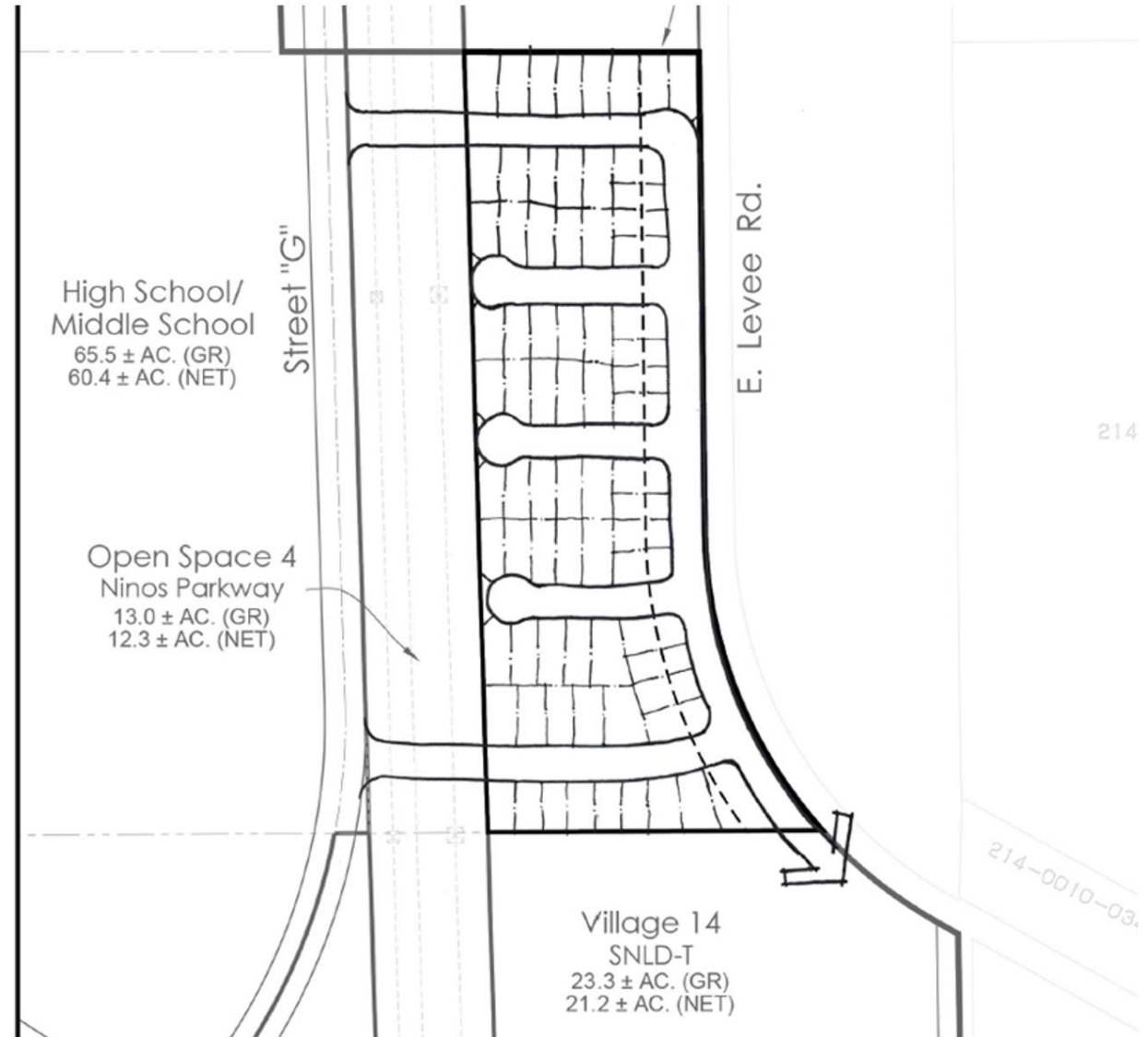
The District owns 5 parcels in the Panhandle PUD. This aerial view shows the approximate boundaries of all 5 parcels owned by the District. The blue dashed line depicts the approximate location of the SMUD easement and the boundary between ENEC and Village 13.



Panhandle Parcels: Possible Revenue Stream

Village 13

- Sacramento Area Flood Control District and Levee Group
- Takings Issue for Levee Road



Village 13 – Possible Revenue Stream

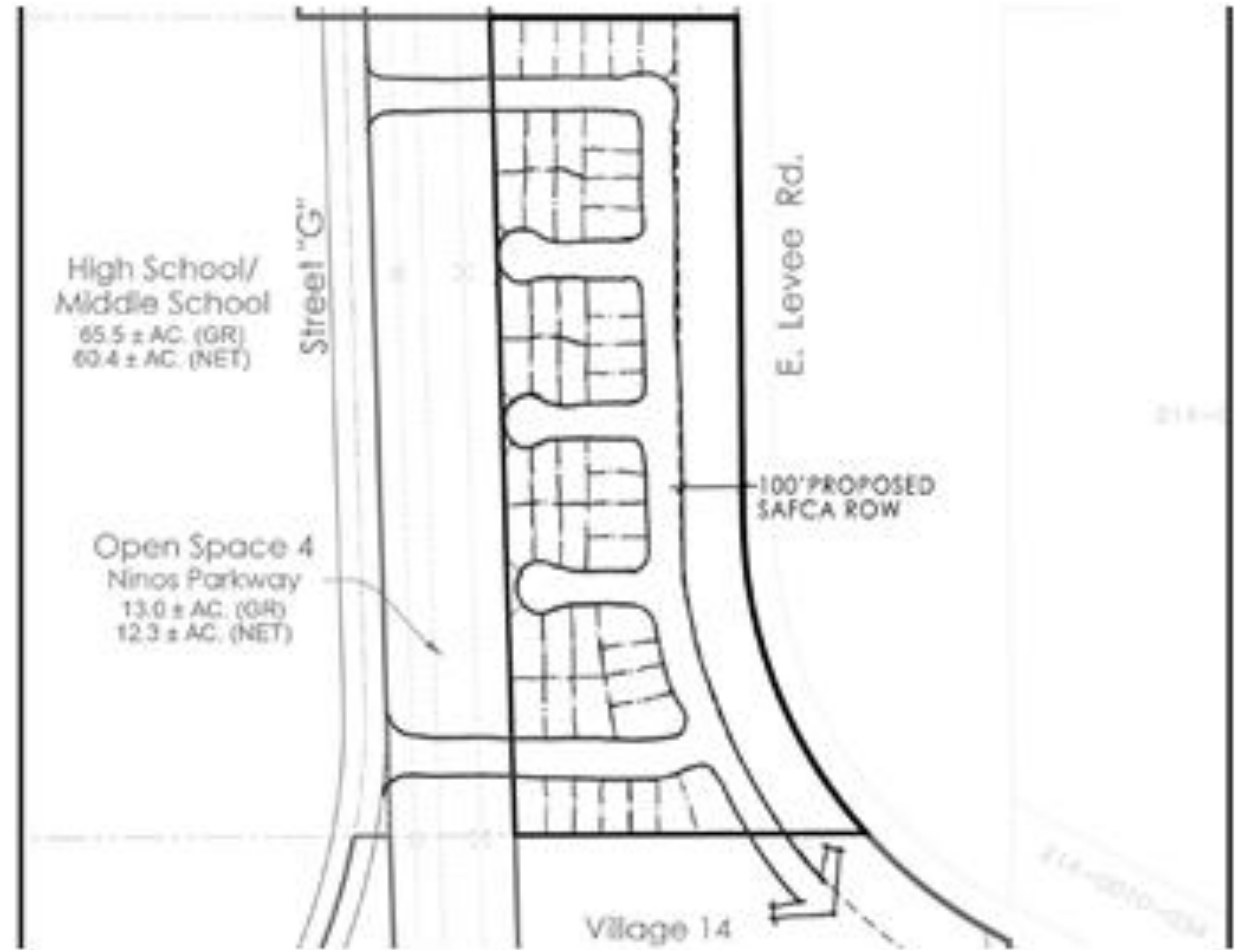
Approximate number of lots: 51

Approximate Value: \$1,020,000-1,530,000

\$20,000 - \$30,000/unit (best guess)

No appraisal at this time.

Does NOT impact the East Natomas Educational Center (ENEC site location)

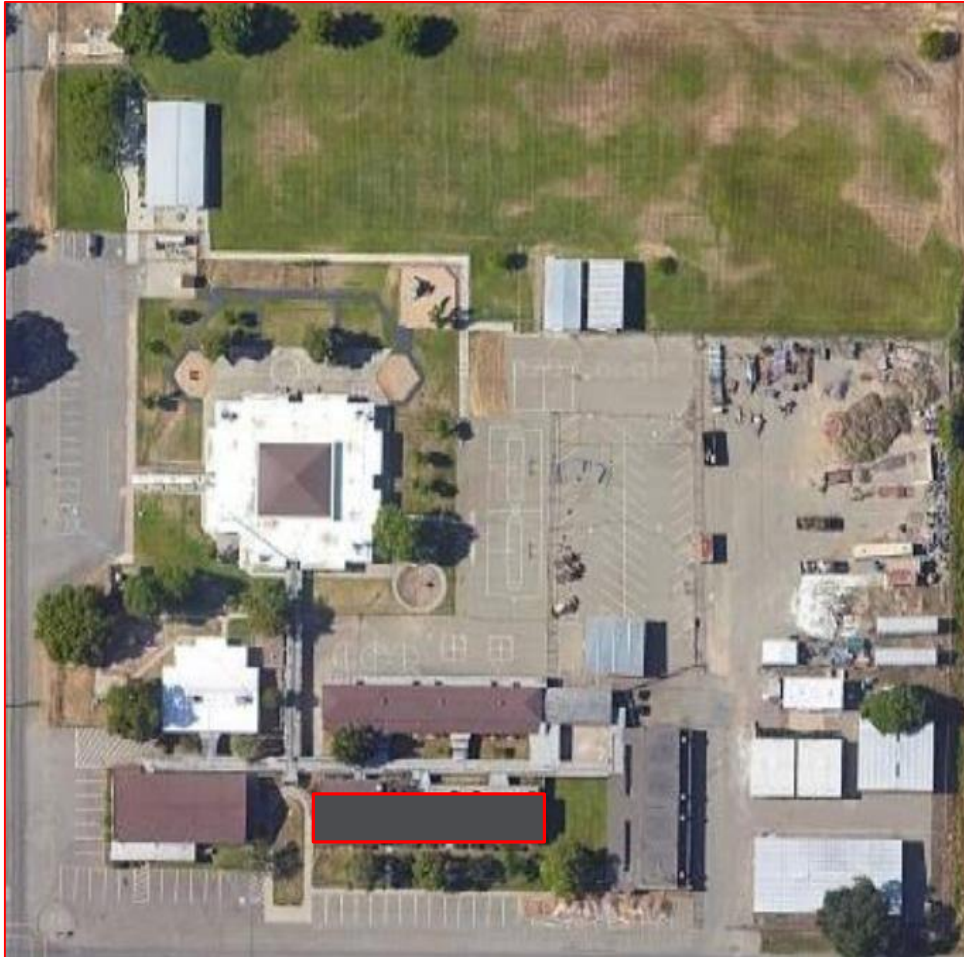


Committee Follow-up

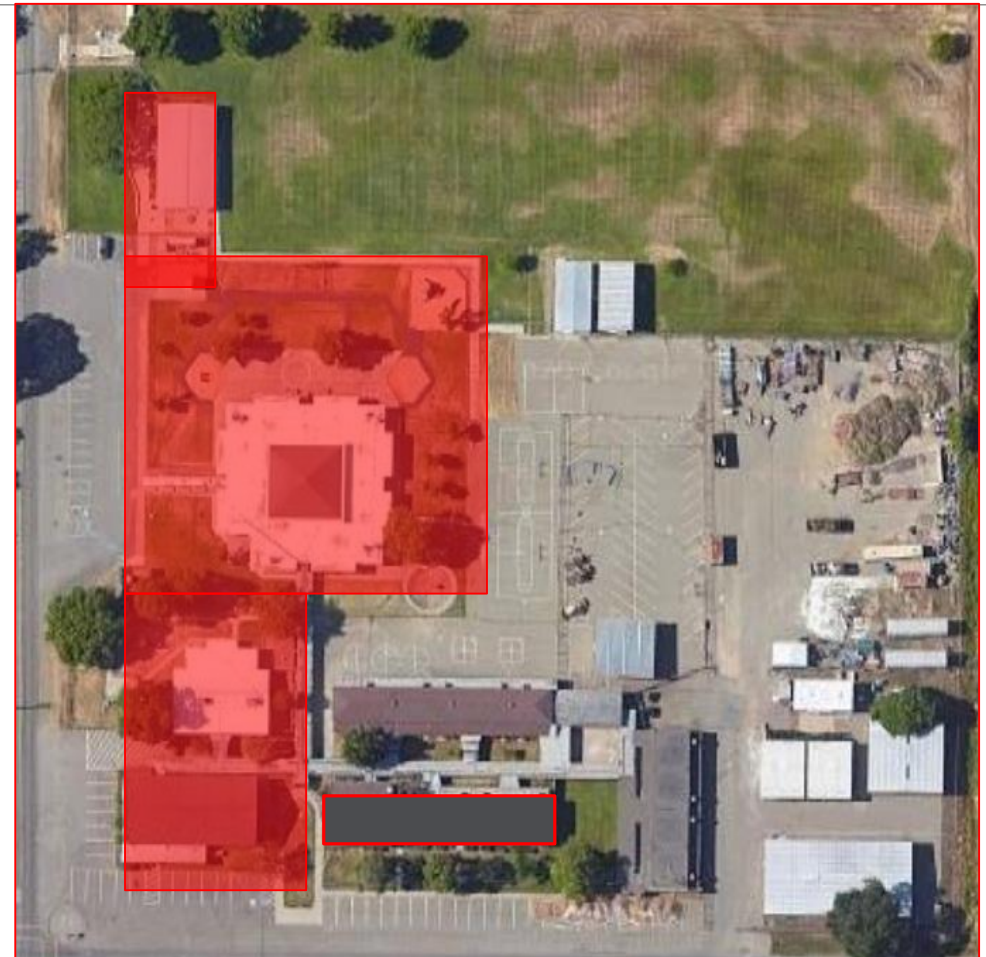
Vineland

- Seeking Committee direction
- Surplus entire site vs. partial site
- Appraisal value: entire site
- Program impacts: relocation of special education preschool impacting approximately 50 students who are transported from throughout the District.

Entire Site - 9.05 Acres



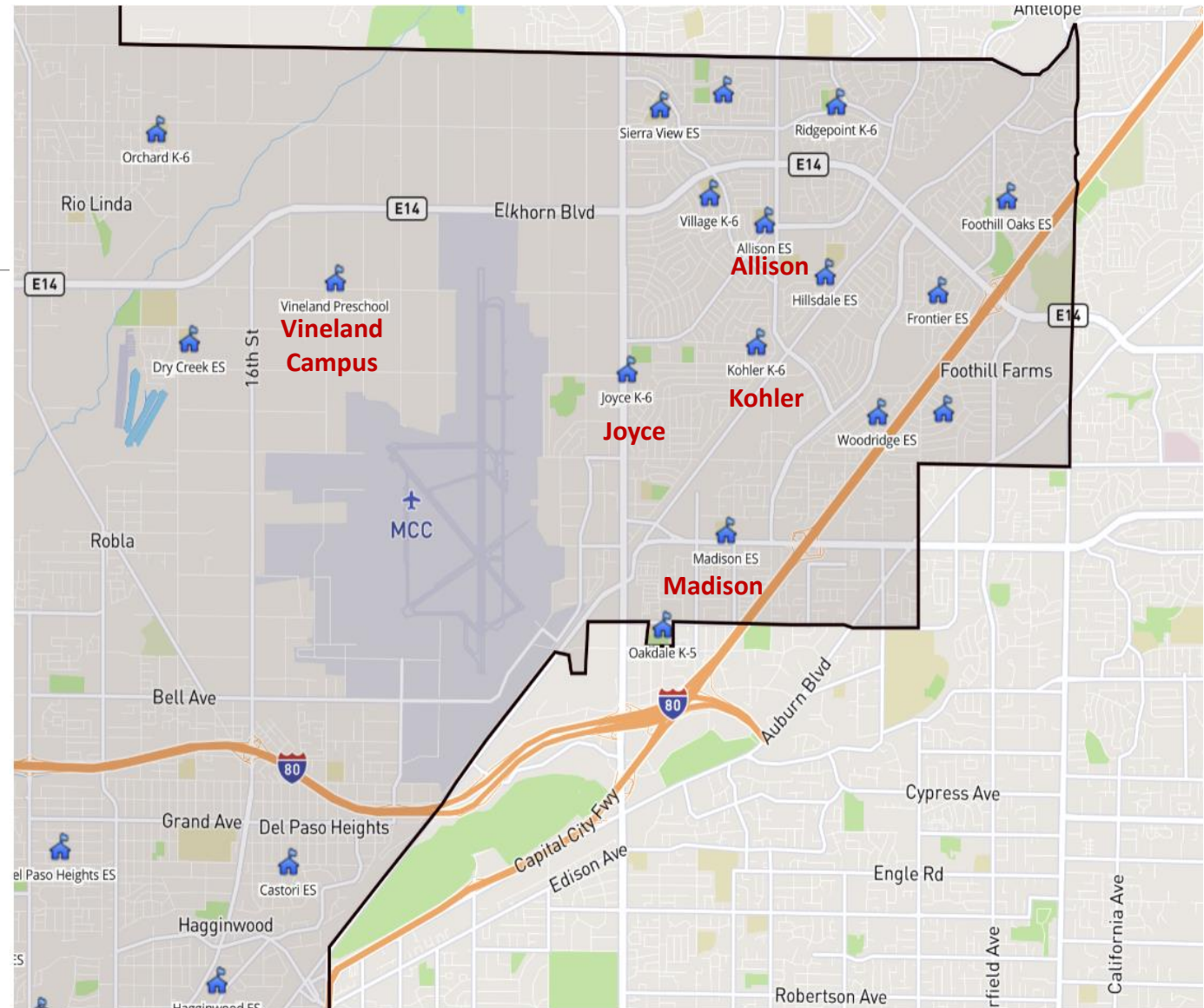
Without School Site
Approximately 7.05 acres



School Size – Approximately 2.0 acres

Possible Program Options

Site	Total Capacity (2019/2020 Enrollment)	2019-2020 Utilization	2024 Projections
Allison	498 (437)	88%	99%
Hillsdale*	471 (316)	67%	58%
Joyce	832 (570)	69%	68%
Kohler	644 (452)	70%	71%
Madison	771 (698)	91%	114%



*Special Education Classes
Hillsdale - 2 MM, 2 MS and 1 Autistic class

Smythe – Follow-up

1. Relocating options

- Smythe K-6
- Martin Luther King Jr. Technology Academy and Rio Tierra Junior High School

2. Parent survey

Smythe K-6 Capacity

Smythe, K-6

2019-20 Capacity Analysis, cont'd

TRUSD Capacity Calculations			OPTIONS FOR AVAILABILITY	
TK	1	District Capacity 2019-20 914	Room #	Current Assignment
Students / Rm.	26		11	RSP/Pysch
Subtotal	26		12	Computer Lab/Virtual Dental Health Program/ESL for Adults
			24	Speech/Masters
K	4		25	SST/Masters/ESL for Adults/Parent Room
Students / Rm.	22		27	Curriculum Center (Book Room, PE Equipment)
Subtotal	88		28	SST/Masters/Virtual Dental Health Program
			29	RSP/Bilingual/Masters, K-6
1-3	12			
Students / Rm.	26			
Subtotal	312		1	Preschool
			40	Preschool
4-8	10			
Students / Rm.	30			
Subtotal	300			
Support	7			
Students / Rm.	27	Avg of Reg CRs		
Subtotal	188			
Enrollment:		678		
% Utilization:		74%		
2024 Projection:		666		
% Utilization:		73%		

MLK Capacity

MLK Jr. Tech Academy

2019-20 Capacity Analysis

TRUSD Capacity Calculations			OPTIONS FOR AVAILABILITY	
4-8	20	District Capacity 2019-20	Room #	Current Assignment
Students / Rm.	30		13	PBIS Room
Subtotal	600		20	Staff Lounge
SDC-ED	0	1,446	21	Counseling Center
Students / Rm.	12		22	Parent Resource Center
Subtotal	0		23	Campus Life
SDC-MM	2		24	Clothes Closet/Resources
Students / Rm.	18		25	RFDC
Subtotal	36		26	RFDC
SDC-MS	1		27	RFDC
Students / Rm.	12		28	RFDC
Subtotal	12		31	AIS/Tutoring Center
Support	27		36	RFDC
Students / Rm.	30	Avg. of Reg CRs	37	RFDC
Subtotal	810		41	Library Annex
			47	Small Group Support/Paras
			48	AVID
			53	Learning Center
Enrollment:	530		54	RSP, 8th
% Utilization:	37%		55	RSP, 7th
			59	Mindfulness Room
2024 Projection:	512		60	VAPA / Just Dream Gallery
% Utilization:	35%		61	VAPA / Just Dream Gallery
			61A	VAPA / Just Dream Gallery
			62	VAPA / Just Dream Gallery
			62A	VAPA / Just Dream Gallery
			71	Staff Mtg Room

Rio Tierra Capacity

Rio Tierra Jr. High School

2019-20 Capacity Analysis

TRUSD Capacity Calculations			OPTIONS FOR AVAILABILITY	
4-8	14	District Capacity 2019-20	Room #	Current Assignment
Students / Rm.	30		10	Staff Lounge
Subtotal	420		21	University Class
SDC-MM	1	900	22	University Class
Students / Rm.	18		23	University Class
Subtotal	18		70 (25)	After School
SDC-MS	1		71 (26)	Student Alliance/PE/After School Program
Students / Rm.	12		31	Unassigned
Subtotal	12		33	English Intervention
Support	15		42	RSP
Students / Rm.	30	Avg. of Reg CRs	50	Storage
Subtotal	450		51B	PSO/Clothes Closet
			52	RSP
			53	RSP
			57	Fitness Room/Storage Closets/IT/Psych Intern Office
Enrollment:	448			
% Utilization:	50%			
2024 Projection:	443			
% Utilization:	49%			

Smythe Arts Academy of Arts and Science 7-8

Survey Results

Methodology

- Worked with site leadership on using "typical" school communication processes
- Open for 10 days
- Multiple reminders
- Translated into Spanish and Hmong

Results

- 26 responses
 - 11 - English Survey
 - 15 - Spanish Survey
 - 0 - Hmong Survey
- 100% agreed that they would continue in the Smythe program if the school was relocated closer to their home or neighborhood

Meeting Overview

Meeting 5:

Process and Recommendation

February 3

February 2021 Board Meetings

- 02-09-21
- 02-23-21

February 17

Meeting 6:

Draft Report Review

March 2021 Board Meetings

- 03-09-21
- 03-23-21

Questions?

Thank you

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