



# BALLOT MEASURE SUBMITTAL FORM

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 Alameda County  
 NOV 28 2023  
 Reg. of Voters

All fields with an \* are required.

## BALLOT MEASURE QUESTION

Jurisdiction Name*: San Leandro Unified School District	Election Date*: March 5, 2024
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**Note:** The information as it appears within the text box will be printed on the ballot and voter guide.

**Insert ballot question text here\*:**

With no increase in current estimated tax rates, shall San Leandro Unified School District’s measure to renovate/construct classrooms; repair roofs, plumbing, and electrical systems; remove hazardous materials; and construct below-market rental housing to attract/retain teachers/staff be adopted, authorizing \$174 million of bonds with levies averaging \$37.28 per \$100,000 of assessed valuation (raising \$12 million annually) while bonds are outstanding, legal interest rates, citizen oversight/independent audits, and funds that cannot be taken by the State?

Bonds—Yes

Bonds—No

TYPE OF MEASURE*	PERCENTAGE NEEDED TO PASS*
<input type="checkbox"/> Regular Measure <input type="checkbox"/> Parcel Tax <input checked="" type="checkbox"/> Bond Measure <input type="checkbox"/> Charter Amendment	<input type="checkbox"/> 50% + 1 <input type="checkbox"/> 66.6667% <input type="checkbox"/> 2/3 <input checked="" type="checkbox"/> Other: 55%

## FULL-TEXT OPTION\*

Full Text to be printed in the Voter Information Pamphlet:

**YES** (*note: must provide an MS Word file*)

**NO** – Do not print, but it’s accessible at: [Click or tap here to enter text.](#)

## AUTHORIZED REPRESENTATIVE/CONTACT PERSON\*

(office use)

Print Name: [REDACTED]	Signature: [REDACTED]
Phone #: [REDACTED]	Email: [REDACTED]

## CONTACT INFORMATION

(public use)

Phone #: 510-667-3500	Email: communications@slusd.us
	Website: www.slusd.us

## COUNTY COUNSEL'S IMPARTIAL ANALYSIS OF MEASURE J

### ANALYSIS BY THE COUNTY COUNSEL FOR THE COUNTY OF ALAMEDA OF A SAN LEANDRO UNIFIED SCHOOL DISTRICT BOND MEASURE

Measure J ("Measure"), a San Leandro Unified School District ("District") bond measure, seeks voter approval to authorize the District to issue and sell bonds of up to \$174,000,000 in aggregate principal amount at interest rates within the legal limits.

Pursuant to provisions of the California Constitution and the California Education Code, if 55% of those who vote on the Measure vote "yes," the District will be authorized to issue bonds in the amount noted above. Approval of this Measure will authorize a levy on the assessed value of taxable property within the District by an amount needed to pay the principal and interest on these bonds in each year that the bonds are outstanding.

If approved, the District's best estimate of the property tax rates required to be levied to fund the bond issue is as follows: the average annual tax rate estimate is \$37.28 per \$100,000 of assessed valuation, and the highest tax rate estimate is \$60 per \$100,000. The final fiscal year anticipated to collect the tax is 2054-55, and the total debt service estimate to repay all of the bonds (including principal and interest) is \$343,472,019.

California Education Code Section 15100 restricts the use of the proceeds from the bond sale to items such as building school buildings, improving school grounds, and supplying school buildings and grounds with equipment. In addition, proceeds may only be used for the projects listed in the Measure and not for any other purpose, such as teacher and administrator salaries.

This Measure provides that its proceeds will fund the types of projects set forth in the full text of the Measure printed in this sample ballot that include, among others: constructing and equipping new classrooms; replacing or repairing roofs, plumbing, sewer and gas lines, and electrical systems; and making health and safety improvements, such as seismic reinforcements and removal of hazardous materials.

Certain accountability measures apply, such as establishing a fund to deposit the proceeds from the sale of the bonds. To ensure that the proceeds are spent only for the projects listed in the Measure, it provides for an Independent Citizens' Oversight Committee, an annual independent performance audit, and an annual independent financial audit. Finally, the Superintendent shall file a report no later than January 1 of each year, stating the amount of the bond proceeds received and expended and the status of any project funded from the proceeds.

This Measure is placed on the ballot by the governing board of the District.

DONNA R. ZIEGLER  
County Counsel

The above statement is an impartial analysis of Measure J, which is printed in full in this sample ballot pamphlet. If you desire an additional copy of the measure, please call the Elections Official's office at (510) 272-6933 and a copy will be mailed at no cost to you. You may also access the full text of the measure on the Alameda County website at the following address: [www.acvote.org](http://www.acvote.org).

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ARGUMENT IN FAVOR OF MEASURE \_\_

**With no increase in tax rates**, your Yes Vote on Measure \_\_ will greatly improve the quality of education in San Leandro. Here's how:

**Measure \_\_ Will Improve Our Schools**

Funds will be used at schools throughout the District for:

- Repairing deteriorating roofs, plumbing, and electrical systems;
- Funding up-to-date technology for high-quality instruction and career technical education in science, math, and engineering;
- Building a new library, music rooms, classrooms and a student center at San Leandro High School; and
- Upgrading existing and building new classrooms, expanding access for all San Leandro's four-year-olds to attend public school.

**Measure \_\_ Will Construct Teacher-Staff Housing**

We all know that there is a lack of available housing in our area. By building rental housing for teachers and school staff, Measure \_\_ will:

- Make the District more competitive in attracting and retaining quality teachers and staff members;
- Allow teachers and staff members to live in the community in which they work.

**Measure \_\_ Makes Financial Sense**

- Measure \_\_ will **not** increase tax rates.
- Measure \_\_ funds cannot be taken by the state and spent elsewhere.
- Measure \_\_ will allow many projects to qualify for state matching funds, ensuring that San Leandro receives its fair share.
- Measure \_\_ funds will **not** be spent on administrators' salaries, pensions, or benefits.
- Measure \_\_ will provide full public disclosure of all spending as legally required.
- Measure \_\_ requires accountability, including a Citizens' Oversight Committee and independent annual financial audits.

Help keep San Leandro a safe and thriving community while protecting the value of our homes.  
**Vote YES on Measure \_\_.**

Name: Juan Gonzalez, III  
Title: Mayor, City of San Leandro

Sig



Date

12/8/2023





BALLOT MEASURE ARGUMENT
SUBMISSION FORM

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Submission of: (select one)

- Argument in Favor (300 words or less)
Argument Against (300 words or less)

Measure letter:
Title of Election: Presidential Primary
Jurisdiction: San Leandro Unified School District
Election Date: March 5, 2024

Submitted by: (select one)

- The Governing Body of Alameda County, a school district, or a special district
Bona Fide Organization
Individual(s) eligible to vote on the measure

Indicate County Board Member or Specific District: (if applicable)
Name of Organization/Association: (if applicable)

Contact Person's Printed Name:
Address:
Title:
Phone #:
Fax #:
E-Mail:

Permission to Post Contact Information on Internet

- Grant
Deny

Permission to the Alameda County Registrar of Voters to post the below listed information on the Alameda County Registrar of Voters internet site.

INFORMATION TO BE POSTED:

Name:(Print)
Address:
Phone #:
Fax #:
E-Mail Address:
Website Address:
Signature:
Date:



# Argument/Rebuttal Signatures

Official Use Only: Date Stamp

Submitted by:

Name: [Redacted] Phone: [Redacted]  
 Email: [Redacted]

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 Names and titles listed will be printed in the order that they are listed in below.

## DECLARATION BY AUTHOR(S) OF ARGUMENTS OR REBUTTALS (Election Code Section 9600)

The undersigned author(s) of the argument:

Measure \_\_\_\_\_ Election Date: March 5, 2024 Jurisdiction: San Leandro Unified School District

- Argument in Favor (300 words or less)
- Rebuttal to Argument Against (250 words or less)
- Argument Against Measure (300 words or less)
- Rebuttal to Argument in Favor (250 words or less)

Hereby state that such argument is true and correct to the best of (his/her/their) knowledge and belief.

The Governing Body of Alameda County, a school district, or a special district  
 Bona Fide Organization  
 Individual (s) eligible to vote on the measure

1.	Print Name: <b>Juan Gonzalez, III</b>	Title: <b>Mayor, City of San Leandro</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: <u>12/8/2023</u>			
2.	Print Name: <b>Diana Prola</b>	Title: <b>Trustee, SLUSD Board</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: <u>12/8/2023</u>			
3.	Print Name: <b>Melissa Fegurgur</b>	Title: <b>Trustee, SLUSD Board</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: <u>12/9/2023</u>			
4.	Print Name: <b>Chris Deng</b>	Title: <b>parent</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: <u>12/09/2023</u>			
5.	Print Name: <b>Ellen Corbett</b>	Title: <b>Former San Leandro Mayor, State Senator</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: <u>12/8/2023</u>			

SLUSD proposes \$174,000,000 of Proposition 39 school construction bonds, but imperils the program by proposing funding unallowed expenditures.

The proposed ballot question spending includes, "construct below-market rental housing to attract/retain teachers/staff."

In 2000, California voters approved Proposition 39 (codified in California Constitution Article XIII A), which authorized school districts to sell construction bonds with a 55% majority for "... the construction, reconstruction, rehabilitation, or replacement of school facilities, including the furnishing and equipping of school facilities, or the acquisition or lease of real property for school facilities ..." requiring that this funding "used only for the purposes specified ... and not for any other purpose, including teacher and administrator salaries and other school operating expenses."

No one disputes that teachers are low paid, ~~have great difficulty in finding housing the Bay Area housing market~~, that school districts are authorized to provide workforce housing, and that some educational institutions have been successful in attracting and retaining teachers with such programs. ~~However~~, such use of Proposition 39 funds for housing of teachers ~~and other employees~~ appears clearly contrary to the ~~specified and~~ limited purposes the voters approved.

Yes, there have been other districts that have passed such measures, but, when anyone undertakes actions clearly not authorized in the California Constitution, they are extremely vulnerable to litigation that could reasonably result in such expenditures being disallowed, leaving the district taxpayers to repayment from other taxes ~~that were to fund school operations~~. A bond counsel opinion saying that this is authorized will likely prove a very flimsy shield against such an attack.

~~We support better treatment of our vital teachers and other education district employees~~, but we must protest the use of school construction funds for unauthorized purposes that would expose HUSD taxpayers and students to great risk of adverse consequences.

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# Argument/Rebuttal Signatures

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Submitted by:

Name: [Redacted] Phone#: [Redacted]  
Email: [Redacted]

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## DECLARATION BY AUTHOR(S) OF ARGUMENTS OR REBUTTALS (Election Code Section 9600)

The undersigned author(s) of the argument:

Measure J Election Date: 3/5/2024 Jurisdiction: San Leandro USD

- Argument in Favor (300 words or less)  
 Rebuttal to Argument Against (250 words or less)  
 Argument Against Measure (300 words or less)  
 Rebuttal to Argument in Favor (250 words or less)

Hereby state that such argument is true and correct to the best of (his/her/their) knowledge and belief.

The Governing Body of Alameda County,  
a school district, or a special district  
Bona Fide Organization  
Individual (s) eligible to vote on the  
measure

1. Print Name: Marcus Crawley Title: President-ACTA  
Residence Address: [Redacted]  
Signature: [Redacted] Date: 12/16/2023

2. Print Name: Thomas Rubin Title: Vice president-ACTA  
Residence Address: [Redacted]  
Signature: [Redacted] Date: 12/17/2023

3. Print Name: \_\_\_\_\_ Title: \_\_\_\_\_  
Residence Address: \_\_\_\_\_  
Signature: \_\_\_\_\_ Date: \_\_\_\_\_

4. Print Name: \_\_\_\_\_ Title: \_\_\_\_\_  
Residence Address: \_\_\_\_\_  
Signature: \_\_\_\_\_ Date: \_\_\_\_\_

5. Print Name: \_\_\_\_\_ Title: \_\_\_\_\_  
Residence Address: \_\_\_\_\_  
Signature: \_\_\_\_\_ Date: \_\_\_\_\_



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Argument Against Measure J – San Leandro USD

Vote NO on Measure J. Stop this \$343 Million Dollar Tax Increase!

In 2016, San Leandro Unified School District voters approved a \$225,000,000 tax increase for school bonds, followed by another \$264,330,000 in 2020. *We'll be paying off those bonds until the year 2047.*

Now, just four years later, SLUSD wants more of *your* money.

**Measure J is a NEW \$343,472,019.00 property tax** over 29 years. This taxes San Leandro *ANOTHER* \$12,000,000.00 every year!

This means, on average, **each and every annual residential property tax bill will INCREASE by \$421.67** until 2055.

Housing costs go up! Rents will be raised! Measure J provides **NO SENIOR EXEMPTION!**

**Measure J is unnecessary.** The State of California just inspected **all San Leandro school buildings** and found them to be in “**Exemplary**” or “**Good**” condition with **all systems rated “Good.”** See the 2021 State Accountability Report Cards.

The Federal and State government gave SLUSD more than \$34,000,000 in COVID funds.

You also already pay a \$39.00 per year parcel tax to SLUSD. That existing tax gives SLUSD \$792,000 annually.

**Measure J is a “blank check”** for bureaucrats to spend anywhere within the District. *We read the fine print.* Measure J contains **only one specific project - Workforce Housing**. SLUSD wants to get into **the housing business**. The provision to “Design, acquire and construct rental housing units for teachers and staff” is illegal because those are not “school facilities,” as California’s Constitution requires.

Schools get only 50.7% of the \$343,472,019.00 pot. Rich bondholders nearly as much: 49.3%. That’s **\$169,472,019.00 drained from *our* pockets directly to Wall Street.**

SLUSD has no business engaging in a **RISKY OVER LEVERAGING of our HOMES** with this **MASSIVE DEBT!**

So-called “**accountability requirements**” are ineffective.

A cabal of construction industry and Wall Street “snake oil” salesmen are trying to fool San Leandro voters.

Vote NO!



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Submission of: (select one)

<input type="checkbox"/> <b>Argument in Favor</b> (300 words or less)	<input checked="" type="checkbox"/> <b>Argument Against</b> (300 words or less)	Measure letter: <u>J</u>
		Title of Election: <u>Presidential Primary</u>
		Jurisdiction: <u>San Leandro USD</u>
		Election Date: <u>3/5/2024</u>

Submitted by: (select one)

- The Governing Body of Alameda County, a school district, or a special district**  
A governing board member who signs an argument must be authorized to do so by the governing board.
- Bona Fide Organization**  
Arguments from a bona fide organization must be signed by one of the principal officers. The individual signing an argument on behalf of a bona fide organization does not have to be a registered voter in the jurisdiction.
- Individual(s) eligible to vote on the measure**  
Individual(s) signing an argument must be registered voters eligible to vote on the measure.

Indicate County Board Member or Specific District: (if applicable)  
Name of Organization/Association: (if applicable)

**Alameda County Taxpayers' Association, Inc.**

Contact Person's Printed Name: [REDACTED]	Address: [REDACTED]	
Title: [REDACTED]		
[REDACTED]	Fax # : [REDACTED]	E-Mail: [REDACTED]

Permission to Post Contact Information on Internet

Grant  Deny

Permission to the Alameda County Registrar of Voters to post the below listed information on the Alameda County Registrar of Voters internet site.

INFORMATION TO BE POSTED:

Name:(Print) <b>Marcus Crawley</b>	Address: 3492 Robinson Drive, Oakland, CA 94602
Phone #: 510-531-4548	Fax #: none
E-Mail Address: mcprose@att.net	Website Address: actaxpayers.org
Signature: [REDACTED]	Date: 12/12/2023



# Argument/Rebuttal Signatures

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Submitted by:

Name: [Redacted] Phone: [Redacted]  
 Email: [Redacted]

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Measure J Election Date: 3/5/24 Jurisdiction: San Leandro USD

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 Rebuttal to Argument Against (250 words or less)  
 Argument Against Measure (300 words or less)  
 Rebuttal to Argument in Favor (250 words or less)

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The Governing Body of Alameda County,  
 a school district, or a special district  
 Bona Fide Organization  
 Individual (s) eligible to vote on the  
 measure

1.	Print Name: <b>Marcus Crawley</b>	Title: <b>President -ACTA</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: <b>12/12/2023</b>			
2.	Print Name: <b>Thomas Ruben</b>	Title: <b>Vice President - ACTA</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: <b>12/13/2023</b>			
3.	Print Name: [Redacted]	Title: [Redacted]	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: [Redacted]			
4.	Print Name: [Redacted]	Title: [Redacted]	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: [Redacted]			
5.	Print Name: [Redacted]	Title: [Redacted]	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Residence Address: [Redacted]				
	Signature: [Redacted]	Date: [Redacted]			

## **Rebuttal to Argument Against Measure J**

The argument against Measure J was submitted by persons that do not live in San Leandro, do not understand the needs of our students, and contains factual errors (Measure J includes a detailed project list).

### **Measure J Will Significantly Improve the Quality of Education in San Leandro.**

Here are the facts:

#### **Measure J Will NOT Increase Tax Rates**

Measure J will provide millions for our schools **without raising the tax rate your household pays**. This commitment is part of the resolution adopted by the district.

#### **Measure J Will Build Teacher-Staff Housing**

The Bay Area housing crisis is causing severe shortages of educators, undermining the quality of education our students receive. Measure J will help the district attract and retain outstanding teachers and staff allowing them to live and work in San Leandro.

#### **Measure J Will Repair And Upgrade Aging Neighborhood Schools**

The district has spent tax dollars wisely. Remarkable progress has been made. But the work is not done. Many schools were constructed over 70 years ago. The funds for this work must come from San Leandro or our schools will deteriorate and fall into disrepair.

#### **Measure J Will Build Needed New Classrooms**

Measure J provides funding for classrooms, science labs, and career technical education facilities that prepare our students for success in college and in-demand careers plus classrooms for our youngest students, providing all four-year-olds in San Leandro a public education.

San Leandro students deserve the same educational opportunities as other students in the region.

**Please join us in Voting YES on Measure J.**

# Argument/Rebuttal Signatures

Submitted by:

Name: [Redacted] Phone#: [Redacted]  
 Email: [Redacted]

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## DECLARATION BY AUTHOR(S) OF ARGUMENTS OR REBUTTALS (Election Code Section 9600)

The undersigned author(s) of the argument:

Measure J Election Date: 3/5/24 Jurisdiction: San Leandro Unified School District

- Argument in Favor (300 words or less)       Argument Against Measure (300 words or less)  
 Rebuttal to Argument Against (250 words or less)       Rebuttal to Argument in Favor (250 words or less)

Hereby state that such argument is true and correct to the best of (his/her/their) knowledge and belief.

The Governing Body of Alameda County, a school district, or a special district  
 Bona Fide Organization  
 Individual (s) eligible to vote on the measure

1. Print Name: XOYHOA BOWEN Title: CITY COUNCIL MEMBER  
 Residence Address: [Redacted]  
 Signature: [Signature] Date: 12-15-2023

2. Print Name: Tom Morse Title: President, San Leandro Teachers Association  
 Residence Address: [Redacted]  
 Signature: [Redacted] Date: 12-15-2023

3. Print Name: Lee Thomas Title: Former City Council Member  
 Residence Address: [Redacted]  
 Signature: [Redacted] Date: 12-17-2023

4. Print Name: Jackie Title: \_\_\_\_\_  
 Residence Address: \_\_\_\_\_  
 Signature: \_\_\_\_\_ Date: \_\_\_\_\_

5. Print Name: \_\_\_\_\_ Title: \_\_\_\_\_  
 Residence Address: \_\_\_\_\_  
 Signature: \_\_\_\_\_ Date: \_\_\_\_\_



# Argument/Rebuttal Signatures

Submitted by:

Name: [Redacted] Phone#: [Redacted]  
 Email: [Redacted]

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The undersigned author(s) of the argument:

Measure J Election Date: 3/5/24 Jurisdiction: San Leandro Unified School District

- Argument in Favor (300 words or less)
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- Argument Against Measure (300 words or less)
- Rebuttal to Argument in Favor (250 words or less)

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The Governing Body of Alameda County,  
 a school district, or a special district  
 Bona Fide Organization  
 Individual (s) eligible to vote on the  
 measure

1.	Print Name:	Title:			
	Residence Address:		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Signature:	Date:			
2.	Print Name:	Title:			
	Residence Address:		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Signature:	Date:			
3.	Print Name:	Title:			
	Residence Address:		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Signature:	Date:			
4.	Print Name: <u>Jacqueline C. Perl</u>	Title: <u>Trustee, SLUSD Board</u>			
	Residence Address: [Redacted]		<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Signature: [Redacted]	Date: <u>12/17/2023</u>			
5.	Print Name: <u>Stephen Cassidy</u>	Title: <u>Former San Leandro Mayor</u>			
	Residence Address: [Redacted]		<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Signature: [Redacted]	Date: <u>12/15/23</u>			

# Release of Signatures for Rebuttal Arguments

Official Use Only: Date Stamp

Submitted by:

Name:

Phone #:

E-mail Address:

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Alameda County

DEC 18 2023

**Reg. of Voters**

Measure J Election Date: 3/5/23 Jurisdiction: San Leandro Unified School District

The undersigned author(s) of the direct argument

In Favor

Against

The original signers were:

✓ 1.

Print Name:

Juan Gonzalez, III

Signature:

Date:

12/14/2023

✓ 2.

Print Name:

Diana Prola

Signature:

Date:

12/14/23

✓ 3.

Print Name:

Melissa Fegurgur

Signature:

Date:

12/15/23

✓ 4.

Print Name:

Chris Deng

Signature:

Date:

12/15/2023

✓ 5.

Print Name:

Ellen Corbett

Signature:

Date:

12/14/23

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RESOLUTION NO. 23-40

**RESOLUTION OF THE BOARD OF EDUCATION OF THE  
SAN LEANDRO UNIFIED 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 MARCH 5, 2024**

**WHEREAS**, the San Leandro Unified School District (the "District") in Alameda County (the "County"), State of California (the "State"), is committed to providing quality education to its students; and

**WHEREAS**, the District's facilities are in need of construction and modernization including for repairs, upgrades, and safety improvements in order to provide District students with facilities conducive to high levels of academic achievement in safe, healthy environments; and

**WHEREAS**, furthermore, State lawmakers have found that the stability of housing for school employees of school districts and the public education system in the State is critical to the overall success and stability of each school; and

**WHEREAS**, a low supply of affordable housing in the District contributes to less teachers living in the community in which they practice their profession, long commute times and teacher and staff turnover which can undermine the District's commitment to provide a high quality of education to its students; and

**WHEREAS**, the Teacher Housing Act of 2016, constituting Part 14 (commencing with Section 53570) of Division 31 of the Health and Safety Code of the State of California (the "Teacher Housing Act") authorizes a school district to establish and maintain programs that address the housing needs of teachers and school district employees; and

**WHEREAS**, the Board of Education of the District (the "Board") has determined that it is necessary to address the foregoing concerns, among others, to ensure that its schools are upgraded, repaired, improved and equipped and that it addresses the housing needs of its employees; and

**WHEREAS**, on November 7, 2000, the voters of the State of California approved Proposition 39 ("Proposition 39"), which amended Articles XIII A of the California Constitution ("Article XIII A") to allow for the levy of *ad valorem* property taxes for the payment of bonded indebtedness of a school district, community college district or county office of education approved by at least 55 percent of the voters voting on such proposition; and

**WHEREAS**, upon the passage of Proposition 39, the Strict Accountability in Local School Construction Bond Act of 2000, being California Education Code Section 15264 and following (the "Act"), became operative; and



**WHEREAS**, in order to address the facilities needs of the District as described herein, in the judgment of the Board, it is advisable to call an election pursuant to the Act to submit to the electors of the District the question whether bonds of the District shall be issued and sold pursuant to the authority of Article XVI Section 18 of the California Constitution and Article XIII A (together with the Act, the "Law") for the purposes authorized by the Law and as described in Appendix A hereto (the "Full Text of Bond Measure"); and

**WHEREAS**, under the Act, the election may be ordered at a primary or general election, a regularly scheduled local election at which all of the electors of the District are entitled to vote, or a statewide special election, upon a two-thirds vote of the Board; and

**WHEREAS**, the Board desires to call an election in the District pursuant to the Law on March 5, 2024, which is the date of the statewide primary election, and pursuant to Education Code Section 15121 and Elections Code Section 10400 and following, to request consolidation with any and all other elections held in the District on such date, and to request the Alameda County Registrar of Voters (the "County Registrar") to perform election services for the District; and

**WHEREAS**, in connection with the calling of a bond election and in accordance with Education Code Section 15100 subparagraph (c), the Board has obtained reasonable and informed projections of assessed property valuations that take into consideration projections of assessed property valuations made by the County assessor, if any; and

**WHEREAS**, pursuant to United States Income Tax Regulations Section 1.150-2, the Board desires to declare its official intention at this time that if the measure submitted to voters hereunder is successful and bonds are issued pursuant to such measure, that it intends to reimburse from said bond proceeds any expenditures made by the District prior to the date of issuance of said bonds for the purposes described in the measure; and

**NOW, THEREFORE, THE BOARD OF EDUCATION OF THE SAN LEANDRO UNIFIED SCHOOL DISTRICT DOES HEREBY RESOLVE, DETERMINE AND ORDER AS FOLLOWS:**

**Section 1. Recitals; Findings.** The foregoing recitals are true and correct. In connection herewith, the Board hereby determines to establish and maintain a program that addresses the facilities needs of teachers and school district employees with respect to housing as authorized by the Teacher Housing Act.

**Section 2. 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 \$174,000,000 for the purposes described in the ballot measure approved under Section 4 and attached hereto as Appendix A (Full Text of Bond Measure) and Appendix B (Abbreviated Text of Bond Measure), and paying all costs incident thereto. This Resolution constitutes the order of the District to call such election and shall constitute the "specifications of the election order" pursuant to Education Code Section 5322.

**Section 3. Election Date.** The date of the election shall be March 5, 2024, and such bond election shall be held solely within the boundaries of the District. The boundaries of the District have not changed since the District's last election.

**Section 4. Purpose of Election; Ballot Measure.** The purpose of the election shall be for the voters in the District to vote on a bond measure, a full copy of which is attached hereto as Appendix A and marked "Appendix A – Full Text of Bond Measure" (the "Full Text of the Measure"), authorizing the District to issue general obligation bonds for the purposes stated therein, together with the accountability requirements of Article XIII A and the requirements of Section 15272 of the Act. The Full Text of the Measure, which commences with the heading "FULL TEXT OF BOND MEASURE" and includes all of the text thereafter on Appendix A, shall be printed in the voter information pamphlet provided to voters, with such measure designation as is assigned to the measure by the County elections official.

As required by Education Code Sections 5322 and 15122, Elections Code Section 13247, and in accordance with Elections Code Section 13119, the abbreviated statement of the measure to appear on the ballot is attached hereto as Appendix B and is marked as "Appendix B – Abbreviated Form of Bond Measure."

The President of the Board and the Superintendent are hereby separately authorized and directed to make any changes to the text of the bond measure as described herein to conform to any requirements of the Law or the County Registrar, to changes in applicable legal provisions, to address word count limitations, and upon the advice of its legal counsel. Any such changes shall be directed in writing by the Superintendent to the County Registrar.

**Section 5. Authority for Election.** The authority for ordering the election is contained in Section 15264 *et. seq.* of the Education Code, Article XVI Section 18(b) of the California Constitution and 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 6. Proceeds for School Facilities Projects.** The Board certifies that the proceeds from the sale of the bonds will be used only for the purposes specified in Article XIII A, Section 1(b)(3) as further specified in Appendix A, and not for any other purpose, including teacher and administrator salaries and other school operating expenses. Further, as required by Article XIII A, the Board hereby certifies that it has evaluated safety, class size and information technology needs in developing the list of school facilities projects set forth in Appendix A.

**Section 7. Covenants of the Board upon Approval of the Bonds by the Electorate; Accountability Measures.** As required by Article XIII A, 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:

- (a) conduct an annual, independent performance audit to ensure that the funds have been expended only on the projects listed in Appendix A;
- (b) 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 Appendix A;

- (c) establish and appoint members to an independent citizens' oversight committee in accordance with Sections 15278, 15280, and 15282 of the Act;
- (d) apply the Bond proceeds only to the specific purposes stated in the ballot proposition;
- (e) cause the creation of accounts into which bond proceeds shall be deposited; and
- (f) cause the preparation of an annual report pursuant to Government Code Sections 53410 and 53411.

**Section 8. State Matching Funds.** The Board hereby finds that some of the projects identified on the Full Text of Measure may require additional funding such as State matching funds, if available to the District, for completion. As such, the statement required by Education Code Section 15122.5 has been included in the Full Text of Measure attached hereto which shall be reproduced in the sample ballot.

**Section 9. Delivery of this Resolution.** The Clerk of the Board is hereby directed to send a copy of this Resolution, which shall include all appendices hereto, to (1) the County Registrar, and (2) the Alameda County Clerk of the Board of Supervisors (the "Clerk of the Board") for purposes of consolidation pursuant to Elections Code Section 10403. The Resolution shall be received by the County Registrar and the Clerk of the Board no later than 88 days prior to the election date (which is no later than December 8, 2023), unless otherwise permitted by law.

The County Registrar is hereby requested to print the full text of the ballot measure in the ballot materials as it appears on Appendix A hereto and to provide all required notices of the election and other notices related thereto. With respect to the Tax Rate Statement attached as Appendix C, in accordance with Elections Code Section 9405, the Board of Education adopts the procedures identified in said Section.

**Section 10. Consolidation of Election; Request to Provide Services.** The County Registrar and the Alameda County Board of Supervisors are hereby requested to consolidate the election ordered hereby with any and all other elections to be held on March 5, 2024 within the District.

Pursuant to Section 5303 of the Education Code and Section 10002 of the Elections Code, the Board of Supervisors of Alameda County is requested to permit the County Registrar to render all services specified by Section 10418 of the Elections Code or other provision of law relating to the election, for which services the District agrees to reimburse Alameda County in full upon presentation of a bill from the County, such services to include the publication of a formal Notice of School Bond Election and the mailing of the sample ballot and tax rate statement (described in Section 9401 of the Elections Code).

**Section 11. Approval of Tax Rate Statement.** Pursuant to Elections Code Section 9400 and following including as amended by SB 798 (chaptered October 10, 2023), a tax rate statement has been prepared in the form attached hereto as Appendix C, which form of Tax Rate Statement is hereby approved for inclusion in the sample ballot.



The President of the Board, the Superintendent, or any written designee of the foregoing, are hereby separately authorized and directed to execute the tax rate statement, and to file said Statement with the County Registrar, in accordance with Section 9 hereof.

**Section 12. Ballot Arguments.** As provided in Elections Code Section 9501, the District Board or any member or members of the District Board, are hereby authorized to (but not directed to) act as an author and signatory of any ballot argument prepared in connection with the election, including a rebuttal argument, each of which if filed shall be filed within the time frame established by the County Registrar.

**Section 13. Maturity Limit of Bonds.** The Bonds may be issued in one or more series by the District from time to time, and each series of Bonds shall mature not more than the legal limit at the time of such issuance thereof. The Bonds shall be issued under the Act, under the provisions of Section 53506 *et seq.* of the California Government Code, or under any other provision of law authorizing the issuance of general obligation bonds by school districts.

**Section 14. Estimates Included in Ballot Materials.** The measure authorized by this Resolution includes information presented to voters with respect to the estimated amount of money required to repay issued bonds, the estimated rate of the approved tax per \$100,000 of assessed valuation (*ad valorem* tax), and the estimated duration through which the proposed tax supporting bond repayment will be levied and collected, among others. Any such estimates have been provided by the District in good faith based upon information currently available to the District, but depend on numerous variables which are subject to variation and change over the term of the District's overall facilities and bond financing plan. Such estimates and approximations are not intended by the Board, and shall not be interpreted or construed as additional restrictions on the District's bond program, bond issuances and related tax rate, and, other than the total principal amount of bonds authorized to be issued by the bond measure, do not represent legal maximums or additional limitations beyond applicable legal requirements. Furthermore, the abbreviated and condensed statement of the bond measure set forth in Appendix B, limited by State law to 75 words or less, does not limit the scope and complete meaning provided in the Full Text of Bond Measure, set forth in Appendix A.

In addition, in connection with this bond measure, the District has examined the debt service requirements due on its previously issued and outstanding voter-approved general obligation bonds and refunding bonds, the District's fiscal year 2023-24 tax rate and assessed value and projected future assessed value taking into account reasonable assessed value growth estimates. Due to the scheduled amortization of outstanding general obligation bonds and refunding bonds which will occur prior to the time that the first levy is expected to occur with respect to bonds issued pursuant to this measure (being in fiscal year 2025-26), the District expects that when the initial levy occurs pursuant to this bond measure, that it will not exceed the fiscal year 2023-24 tax rate levied for bonds outstanding in said fiscal year. Notwithstanding this expectation, general obligation bonds authorized by this measure are secured by an *ad valorem* tax unlimited as to rate or amount, and although the expectation is that tax rates will not increase, voters shall be informed that this expectation does not result in a cap or limit on the tax levies required to amortize bonds authorized by this measure through final maturity thereof.

**Section 15. Official Actions.** The President of the Board and the Superintendent are hereby separately authorized and directed to execute and deliver to County officials any directions, requisitions or other writings, and to make and direct any changes to the texts of the measure as described herein and in the tax rate statement, to conform to any legal requirements of the County Registrar, in order to cause the election to be held and conducted in the District in accordance with all legal requirements.

**Section 16. Effective Date.** This resolution shall take effect on and after its adoption.

\*\*\*\*\*

The foregoing Resolution was adopted by the Board of Education of the San Leandro Unified School District of Alameda County, being the Board authorized by law to make the designations therein contained by the following vote, on November 14, 2023.

Adopted by the following votes: *[2/3 vote of Board required for approval]*

AYES: Aguilar, Fegurgur, Gonzalez, Oshinski, Perl, Prola, Sheridan

NOES:

ABSENT:

ABSTAIN:



President of the Board

Atte



Clerk/Secretary of the Board

NOV 28 2023

Reg. of Voters

APPENDIX A

FULL TEXT OF BOND MEASURE

*The full text of bond measure to be printed in the election material begins below the following line.  
Letter designation of measure shall be assigned and input by the County Registrar.*

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SAN LEANDRO UNIFIED SCHOOL DISTRICT MEASURE \_\_\_\_\_  
FULL TEXT OF MEASURE

**BOND AUTHORIZATION**

By approval of this measure by at least 55 percent of the registered voters voting on the measure, the San Leandro Unified School District (the "District") will be authorized to issue and sell general obligation bonds in the aggregate principal of up to \$174,000,000 at interest rates not to exceed legal limits and to provide financing for the specific types of school facilities projects listed in the Bond Project List described below, subject to all the accountability requirements imposed by law and specified below.

**ACCOUNTABILITY REQUIREMENTS**

The provisions in this section are specifically included in this measure in order that the voters and taxpayers in the District may be assured that their money will be spent wisely. Expenditures to address specific facilities needs of the District will be 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 Education of the District (the "School Board") has identified detailed facilities needs of the District and has determined which projects to finance from a local bond. The School Board hereby certifies that it has evaluated safety, class size reduction, enrollment growth, and information technology needs in developing the Bond Project List shown below.

**Independent Citizens' Oversight Committee.** Following approval of this measure, the School Board will establish an Independent Citizens' Oversight Committee, under Education Code Sections 15278 and following, to ensure bond proceeds are expended only on the types of school facilities projects listed below. The Oversight Committee will be established within 60 days of the date when the results of the election appear in the minutes of the School Board. No employee or official of the District and no vendor, contractor or consultant of the District shall be appointed to the Oversight Committee. The School Board may determine that its existing Oversight Committee which oversees the expenditure of bond proceeds of prior bond measures of the District shall simultaneously serve as the Oversight Committee for this bond measure.

**Performance Audits.** The School Board will conduct annual, independent performance audits to ensure that the bond proceeds have been expended only on the school facilities projects listed below.



**Financial Audits.** The School Board will conduct annual, independent financial audits of the bond proceeds until all of those proceeds have been spent for the school facilities projects listed below.

**Government Code Accountability Requirements.** As required by Section 53410 of the Government Code, (1) the specific purpose of the bonds is set forth in this Full Text of the Measure, (2) the proceeds from the sale of the bonds will be used only for the purposes specified in this measure, and not for any other purpose, (3) the proceeds of the bonds, when and if issued, will be deposited into a building fund to be held by the Alameda County Treasurer, as required by the California Education Code, and (4) the Superintendent of the District shall cause an annual report to be filed with the District Board not later than January 1 of each year, which report shall contain information regarding the amount of funds collected and expended, as well as the status of the projects listed in this measure, as required by Sections 53410 and 53411 of the Government Code.

### **NO TEACHER OR ADMINISTRATOR SALARIES**

Proceeds from the sale of bonds authorized by this measure shall be used only for the purposes specified in Article XIII A, Section 1(b)(3), those being for the construction, reconstruction, rehabilitation, or replacement of school facilities, including the furnishing and equipping of school facilities, and the acquisition or lease of school facilities, and not for any other purpose, including teacher and administrator salaries and other school operating expenses.

### **STATE MATCHING FUNDS**

The following statement is included in this measure pursuant to Education Code Section 15122.5: Approval of this measure does not guarantee that each of the proposed projects that are the subject of bonds under this measure will be funded beyond the local revenues generated by this measure. The District's proposal for the project or projects described below may assume the receipt of additional funds including State matching funds, which, if available, could be subject to appropriation by the Legislature or approval of a statewide bond measure.

### **INFORMATION ABOUT ESTIMATES AND PROJECTIONS INCLUDED IN BALLOT**

Voters are informed that any estimates or projections in this bond measure and related ballot materials, including relating to estimated rates of *ad valorem* property taxes, the duration of issued bonds and related levies and collections of *ad valorem* property taxes are provided as informational only. Such amounts are estimates and are not maximum amounts or limitations on the terms of the bonds, the tax rate or the duration of the levy supporting repayment of issued bonds. Such estimates depend on numerous variables which are subject to variation and change over the term of the District's overall facilities and bond financing plan, including but not limited to the amount of bonds issued and outstanding at any one time, the interest rates applicable to issued bonds, market conditions at the time of sale of the bonds, when bonds mature, timing of project needs and changes in assessed valuations in the District. As such, while such estimates and approximations are provided based on information currently available to the District and its current expectations, such estimates and approximations are not limitations and are not binding upon the District. In addition, the abbreviated and condensed statement of the bond measure presented to voters on the ballot label which is subject to a word count

limitation imposed by State law does not limit the scope and complete meaning of the measure provided in this Full Text of Bond Measure and related ballot materials.

In addition, the District has examined the debt service requirements due on its outstanding bonds, the scheduled amortization of such bonds, and the 2023-24 tax rate. Due to the scheduled amortization of outstanding bonds, which will occur prior to the time that the first levy is expected to for bonds issued pursuant to this measure, the District expects that when the initial levy occurs pursuant to this bond measure, that it will not exceed the 2023-24 tax rate levied for bonds outstanding in said fiscal year. Notwithstanding this expectation, general obligation bonds authorized by this measure are secured by an *ad valorem* tax unlimited as to rate or amount under State law, and although the current expectation is that tax rates will not increase, voters are informed that this expectation does not result in a cap or limitation on the tax levies required to amortize bonds authorized by this measure.

### **BOND PROJECT LIST**

**Scope of Projects.** Bond proceeds will be expended on the construction, modernization, reconstruction, rehabilitation, replacement, or otherwise improve school facilities of the San Leandro Unified School District, including furnishing and equipping, and the acquisition or lease of real property for school facilities, and not for any other purpose, including teacher and administrator salaries or other school operating expenses, in compliance with California Constitution Article XIII A, Section 1(b)(3). This measure authorizes bond projects to be undertaken at all current and future District sites, properties, facilities and campuses including but not limited to:

<b>Garfield Elementary</b>	<b>Madison Elementary</b>
<b>Monroe Elementary</b>	<b>Jefferson Elementary</b>
<b>McKinley Elementary</b>	<b>Roosevelt Elementary</b>
<b>Washington Elementary</b>	<b>Wilson Elementary</b>
<b>Bancroft Middle School</b>	<b>John Muir Middle School</b>
<b>Lincoln Education Center</b>	<b>San Leandro Adult School</b>
<b>San Leandro High School</b>	

**School Facility Project List.** The items presented on the following list provide are the types of projects authorized to be financed with voter-approved bond proceeds. Examples included on this list are not intended to limit the broader types of projects described and authorized by this measure. The types of projects authorized are:

- Construct and equip new classrooms and school facilities
- Replace or repair deteriorating roofs, plumbing, sewer and gas lines, heating, cooling, ventilation systems and electrical systems
- Repair outdated portable classrooms or replace with permanent modern facilities
- Make health and safety improvements, such as installing necessary seismic reinforcements and repairing and/or replacing aging building materials including removal of hazardous materials identified either prior to or during construction

- Improve student access to updated and modern technology, including by acquiring computers, modern technology devices and instructional devices, including providing all necessary infrastructure, hardware, software, computers, devices and other modern equipment conducive to a modern learning environment
- Renovate and modernize classrooms and school facilities including flooring, windows, doors, lighting, and paint
- Construct a new library, student commons and music building at San Leandro High School
- Construct and equip new transitional kindergarten classrooms, learning spaces and play areas
- Renovate, repair, replace, construct and/or install new artificial turf playing fields, track and other athletic facilities including all related improvements and equipment for example locker rooms, seating, lighting and additional parking
- Acquire, install and/or upgrade campus security systems, including campus-wide intercom and communications systems, lighting systems, bell systems, fire and life safety systems
- Develop, construct, install and improve outdoor areas including playgrounds, outdoor learning and meeting areas, landscaping and the planting of trees, and building/installing shade structures and seating
- Improve site access and ensure compliance with all applicable legal requirements and regulations including for Americans with Disabilities Act (ADA) at all school and other District sites
- Repair or replace deteriorating asphalt, sidewalks and walkways
- Design, acquire and construct rental housing units for teachers and staff including all related amenities and facilities
- Construct, renovate and improve school facilities for after-school programs
- Reconfigure and reconstruct San Leandro High School entrance and administrative offices to improve campus safety and security

Furnishing and Equipping; Incidental Expenses. Each of the bond projects described in this Bond Project List include the costs of furnishing and equipping such facilities, and all costs which are incidental but directly related to the types of projects described above.

Examples of incidental costs include, but are not limited to: costs of design, engineering, architect, legal and other professional services, facilities assessments, inspections, site preparation, utilities, landscaping, construction management by third parties, general contractors and/or District personnel, and other planning and permitting, environmental review, rezoning and municipal license fees if any, legal, accounting and similar costs; independent annual financial and performance audits; a customary construction contingency; demolition and disposal of existing structures; the costs of interim housing and storage during construction including relocation and construction costs incurred relating to interim facilities; rental or construction of storage facilities and other space on an interim basis for materials and other equipment and furnishings displaced during construction; costs of relocating facilities and equipment as needed in connection with the

projects; interim classrooms and facilities for students, administrators, and school functions, including modular facilities; all federal, state and locally-mandated safety upgrades; the costs of new or expanded infrastructure; the cost of providing parking and other facilities to accommodate new or expanded facilities; addressing any unforeseen conditions revealed by construction/modernization and other necessary improvements required to comply with existing building codes, including the Field Act; complying with all access requirements of the Americans with Disabilities Act and similar laws and regulations; costs of the election; project construction oversight, management and administration during the duration of such projects, including by District personnel, and bond issuance costs.

Alternations to Scope; New Construction. The scope and nature of any of the specific projects described above may be altered by the District as required by conditions that may arise during the course of design and construction. In the event that a modernization or renovation project is more economical for or otherwise determined by the School Board to be in the best interests of the District to be undertaken as new construction, this bond measure authorizes said new construction including land acquisition, relocation and construction at a new or alternative site, and/or demolition and reconstruction and/or repurposing on the original site, including an expanded site, and all costs relating thereto. In addition, this measure authorizes the acquisition of real property, including necessary rights of ways or other real property interests, required to expand District facilities, to provide access to school or other District facilities, or to provide additional school or related facilities.

Interim Financing Included; Joint Use Projects Authorized. In addition, authorized projects include reimbursements for paid project costs and paying and/or prepaying interim or previously obtained financing for the types of projects included on the project list, such as bond anticipation notes or lease financings including certificates of participation relating to facilities projects and/or equipment previously financed. Finally, projects on this list may be undertaken and used as joint use projects with other public agencies.

Unforeseen Circumstances. Many factors which the District cannot predict or control may impact its ability to address each of the projects, including but not limited to construction cost issues, supply chain issues which can cause project delays, labor shortages, and unknown environmental factors or site conditions, among others. The District is unable to anticipate all unforeseen circumstances which may prevent some of the projects listed above from being undertaken or completed. Approval of the District's bond measure does not guarantee that all of the identified projects within the Bond Project List will be funded beyond what can be completed with funds generated by this bond measure.

Project List Not in Order of Priority; Board Determines Prioritization. The order in which projects are listed in the foregoing Bond Project List does not suggest an order of priority. Project prioritization is vested in and will be determined by the District Board.

Interpretation. The terms of this Bond Measure and the words used in the Bond Project List shall be interpreted broadly to effect the purpose of providing broad and clear authority for the officers and employees of the District to provide for the school facilities projects the District proposes to finance with the proceeds of the sale of bonds authorized by this proposition within the authority provided by law, including Article XIII A, Section 1(b)(3) of the California Constitution, Education Code Section 15000 *et seq.* and the Strict Accountability in Local School Construction Bonds Act of 2000. Words used in the Project



List such as repair, improve, upgrade, expand, modernize, renovate, and reconfigure are used to describe school facilities projects in plain English but are not intended to expand the nature of such projects beyond what is authorized by law. As such, in accordance with legal requirements, the Bond Project List does not authorize, and shall not be interpreted to authorize, expending proceeds of the sale of bonds authorized by this proposition for current maintenance, operation or repairs.

Severability. The District Board hereby declares, and the voters by approving this Bond Measure concur, that every section and part of this bond proposition has independent value, and the District Board and the voters would have adopted each provision hereof regardless of every other provision hereof. Upon approval of this measure by the voters, should any part be found by a court of competent jurisdiction to be invalid for any reason, all remaining parts hereof shall remain in full force and effect to the fullest extent allowed by law, and to this end the provisions of this bond measure are severable.

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*The Full Text of Measure ends above the line.*

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APPENDIX B  
ABBREVIATED FORM OF BOND MEASURE

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With no increase in current estimated tax rates, shall San Leandro Unified School District's measure to renovate/construct classrooms; repair roofs, plumbing, and electrical systems; remove hazardous materials; and construct below-market rental housing to attract/retain teachers/staff be adopted, authorizing \$174 million of bonds with levies averaging \$37.28 per \$100,000 of assessed valuation (raising \$12 million annually) while bonds are outstanding, legal interest rates, citizen oversight/independent audits, and funds that cannot be taken by the State?

Bonds—Yes

Bonds—No

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## APPENDIX C

### TAX RATE STATEMENT REGARDING PROPOSED SAN LEANDRO UNIFIED SCHOOL DISTRICT GENERAL OBLIGATION BONDS

An election will be held in the San Leandro Unified School District (the "District") on March 5, 2024, to authorize the sale of up to \$174,000,000 in bonds of the District to finance school facilities as described in the measure. If such bonds are authorized and sold, principal and interest on the bonds will be payable only from the proceeds of *ad valorem* tax levies made upon the 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. Such information is based upon the best estimates and projections presently available from official sources, upon experience within the District, and other demonstrable factors.

Based upon the foregoing and projections of the District's assessed valuation, the following information is provided:

1. The best estimate of the average annual tax rate which would be required to be levied to fund this bond issue over the entire duration of the bond debt service, based on a projection of assessed valuations available at the time of filing of this statement, is \$37.28 per \$100,000 of assessed value. The final fiscal year in which it is anticipated that the tax will be collected is 2054-55.
2. The best estimate of the highest tax rate which would be required to be levied to fund this bond issue, based on a projection of assessed valuations available at the time of filing of this statement, is \$60.00 per \$100,000 of assessed value. It is estimated that the year in which the highest tax rate would apply is in fiscal year 2039-40.
3. The best estimate of the total debt service, including the principal and interest, that would be required to be repaid if all the bonds are issued and sold is approximately \$343,472,019.

Voters should note the estimated tax rate is based on the assessed value (not market value) of taxable property on the County's official tax rolls. In addition, taxpayers eligible for a property tax exemption, such as the homeowner's exemption, will be taxed at a lower effective tax rate than described above. Property owners should consult their own property tax bills and tax advisors to determine their property's assessed value and any applicable tax exemptions.

The attention of all voters is directed to the fact that the foregoing information is based upon projections and estimates only, which amounts are not maximum amounts or durations and are not binding upon the District. The actual debt service, tax rates and the years in which they will apply may vary from those used to provide the estimates set forth above, due to factors such as variations in the timing of bond sales, the par amount of bonds sold and market interest rates available at the time of each sale, actual assessed

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APPENDIX C

TAX RATE STATEMENT  
REGARDING PROPOSED  
SAN LEANDRO UNIFIED SCHOOL DISTRICT  
GENERAL OBLIGATION BONDS

An election will be held in the San Leandro Unified School District (the "District") on March 5, 2024, to authorize the sale of up to \$174,000,000 in bonds of the District to finance school facilities as described in the measure. If such bonds are authorized and sold, principal and interest on the bonds will be payable only from the proceeds of *ad valorem* tax levies made upon the 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. Such information is based upon the best estimates and projections presently available from official sources, upon experience within the District, and other demonstrable factors.

Based upon the foregoing and projections of the District's assessed valuation, the following information is provided:

1. The best estimate of the average annual tax rate which would be required to be levied to fund this bond issue over the entire duration of the bond debt service, based on a projection of assessed valuations available at the time of filing of this statement, is \$37.28 per \$100,000 of assessed value. The final fiscal year in which it is anticipated that the tax will be collected is 2054-55.
2. The best estimate of the highest tax rate which would be required to be levied to fund this bond issue, based on a projection of assessed valuations available at the time of filing of this statement, is \$60.00 per \$100,000 of assessed value. It is estimated that the year in which the highest tax rate would apply is in fiscal year 2039-40.
3. The best estimate of the total debt service, including the principal and interest, that would be required to be repaid if all the bonds are issued and sold is approximately \$343,472,019.

Voters should note the estimated tax rate is based on the assessed value (not market value) of taxable property on the County's official tax rolls. In addition, taxpayers eligible for a property tax exemption, such as the homeowner's exemption, will be taxed at a lower effective tax rate than described above. Property owners should consult their own property tax bills and tax advisors to determine their property's assessed value and any applicable tax exemptions.

The attention of all voters is directed to the fact that the foregoing information is based upon projections and estimates only, which amounts are not maximum amounts or durations and are not binding upon the District. The actual debt service, tax rates and the years in which they will apply may vary from those used to provide the estimates set forth above, due to factors such as variations in the timing of bond sales, the par amount of bonds sold and market interest rates available at the time of each sale, actual assessed



valuations over the term of the bonds, and other factors. The date and amount of bonds sold at any given time will be determined by the District based on the need for project funds and other considerations. The actual interest rates at which the bonds will be sold will depend on conditions in the bond market at the time of sale. Actual future assessed valuations will depend upon the amount and value of taxable property within the District as determined by the County Assessor in the annual assessment and the equalization process.



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Michael McLaughlin, Ed.D.  
Superintendent  
San Leandro Unified School District