

**Meeting Minutes**  
**Special Meeting of the Envision Board of Directors**  
**Friday, October 14, 2022**

*The California Governor's Executive Order Number N-29-20 has suspended some provisions in the Brown Act and allows meetings during the COVID-19 pandemic to occur entirely telephonically.*

**I. Preliminary**

A. Call to Order

- Board Chair Mark Daoust called the meeting to order at 7:00am

B. Roll Call

- Attendees: Mark Daoust, Larry Hancock, Shruti Sehra, Rhonnel Sotelo, Tara Thomas, Kaleb Lawson, Akil Hollis, Rob Vassel, Jillian Juman, Bob Lenz (joined at 7:09am)
- Not present: Miyesha Perry, Michelle Seijas, Jean Driscoll
- Others Present: Kathi Burke, Sele Nadel-Hayes, Jeff Sloan, Jennifer Afdhal Rice, Miranda Rozas

**II. Public Comments and Announcements:**

- A. There were no public comments.

**III. Action Items**

A. Approve the A-G Funding Expenditure Plan

- Sele Nadel-Hayes requested to delay this action item for today. It will be voted on during the Regular Board meeting set in November. It will be included as a discussion item so that the board and the public will have an opportunity to hear more about these items before the November meeting.

B. Appoint Keysha Bailey as President/Chair of EEI Support Corporation Board of Directors

- Board formally voting to appoint Keysha as the President/Chair of EEI Support Corporation Board of Directors. It is the non-profit organization that serves as the sole member of the LLC that owns properties on the behalf of Envision. She meets the criteria as being an uninterested party. She would serve as president and chair and is being appointed due to David Cooper's friendly resignation from the position.
  - Motion: Rhonnel Sotelo
  - Second: Shruti Sehra
  - Approved by voice vote: Yes 9 No 0

B. Approve and adopt the Operating Agreement for EEI Oakland LLC

- Motion: Rob Vassel
- Second: Mark Daoust
- Approved by voice vote: Yes 9 No 0

**IV. Open Session:**

- A. Approval of the purchase of 286 14th Street, Oakland Ca 94612

- Sele Nadel-Hayes presented updates on the 286 14th Street facility and the importance of why we would like to move forward with the building. One important focus for us is the actual structure of the building and getting the pricing around how much the project could cost. Sele spoke about the site visit with professional structural engineers and their positive reaction towards the structural integrity of the roof.
- Board member Akil Hollis asked if we'd like to get a second opinion on the cost of construction and how much padding we added for the cost estimation. Sele responded that she would like better information on the actual estimate on this building and that she's added a padding of about 1.2 million into the hard cost.
- Jennifer Afdahl Rice spoke on how they were successful in seeing much more of the facility than is typical, allowing us to see what we'd already be working with. Board chair Mark Daoust asked if our willingness to dive into this process is helping or hurting us. Jennifer responded that we have not seen this kind of price point and Oakland has less than 1% vacancy of commercial real estate right now. This process has worked to our advantage.
- Sele mentioned how this would be a great opportunity for our school to have a permanent home close to the original location we've been housed in for the past decade. Once we put all the pieces together, this opportunity is a positive one. She highlighted the risks of walking away from this opportunity, being that we would lose our deposit, lose the \$15,000 in services we've paid so far, and lose our opportunity to have a school located in our area.
- Jillian opened the floor to any questions. Tara then asked if we anticipated any other political risks that we'd have to maneuver with this building. Sele responded that for this process we would need to get a conditional use permit and that will involve public hearings. These hearings could include people who are anti-charter schools.
  - Motion: Bob Lenz
  - Second: Tara Thomas
  - Approved by voice vote: Yes 10 No 0

## **V. Public Hearing**

### **A. Public Hearing on the Educator Effectiveness Funding Expenditure Plan**

- There are two funding sources from the state that have been allocated to Envision schools:
  - The A-G funding grant. These courses help our students apply to 4 year colleges in the state of California. \$750,000 of that can be spent over the next 5 years at our 3 sites. The focus is to support students to get grades of C or better in those A-G courses.
  - The Educator Effectiveness funds which are intended to support schools and provide professional learning for teachers. We have 5 years to spend \$264,409 across our 3 schools. We plan to spend these funds on coaching and mentoring of staff. We intend to utilize the funds to pay for programming that supports strategies to help beginning teachers.

## **VI. Adjournment:**

### **A. Board chair Mark Daoust adjourned the meeting at 8:00am**