



# EASTMONT SCHOOL DISTRICT

*Relationships, Relevance, Rigor, Results*

509.884.7169 • FAX: 509.884.4210 • WWW.EASTMONT206.ORG  
800 EASTMONT AVE. • EAST WENATCHEE, WA 98802

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## **BOARD OF DIRECTORS SPECIAL MEETING AGENDA**

Thursday, February 22, 2024  
5:30 p.m.

### **Eastmont Administration Office**

NOTICE is hereby given that the Eastmont School District No. 206 Board of Directors, Douglas County, Washington will hold a special meeting on Thursday, February 22, 2024 beginning at 5:30 p.m. at Eastmont Administration Office Board Room, 800 Eastmont Avenue, East Wenatchee for the purpose of considering and only acting upon the following agenda items:

#### **I. CALL TO ORDER & PLEDGE OF ALLEGIANCE**

#### **II. PUBLIC COMMENT**

Public comment may occur orally or through written comments. Written comments must be received within 24 hours before the Board meeting. Comments critical of personnel, students, or volunteers will not be allowed given privacy concerns. Instead, they will be referred to the Superintendent for further inquiry and possible action. Comments are limited to 3 minutes per person and 10 minutes per topic. The Board asks those offering comment to recognize that as a K-12 public school system, we are modeling civil discourse and the democratic process for the youth in our community.

Written comments may be sent by regular mail to Eastmont School District or emailed 24 hours prior to [schoolboard@eastmont206.org](mailto:schoolboard@eastmont206.org)

#### **III. DISCUSSION & ACTION ITEMS**

1. February 13, 2024 Election Update.
2. Suspension of second reading policy with respect to Resolution No. 2024-01 (described below in item 3), due to the February 23, 2024 deadline for filing Resolution No. 2024-01 with the Auditor of Douglas County, Washington.
3. Resolution No. 2024-01, which provides for the submission to the District's voters, at an election to be held on April 23, 2024, of a proposition authorizing the District to issue its general obligation bonds for the purpose of paying costs of certain capital improvements.
4. Appointment of for/against committee members to write for/against statements for the Douglas County Local Voters' Pamphlet related to the foregoing bond proposition.

#### **IV. ADJOURNMENT**

The image features a large, waving American flag in the foreground, set against a background of a textured, light brown surface. A horizontal band of orange and yellow is visible behind the flag, containing a faint, stylized illustration of the Statue of Liberty and a sun. The text is overlaid on this background.

# **Preliminary Election Results and Next Steps on Bond**

**February 13, 2024 Election  
Eastmont School District**

# February 13, 2024 Election Date Approval Requirements

**Levy**      50% (Simple Majority) approval required by Washington State law to pass a school levy.

**Bond**      60% (Super Majority) approval required to pass a school bond issue.

Validation: Levies do not require validation. Bonds do. Total votes needed to validate are 40% of the total who voted in the previous election (November 2023)



# Results as of February 22, 2024

- Bond validation requirement: 2,961  
By February 2, we had: 2,991
- As of February 16th, we had 59.49% 'Yes'
- Next count and certification: tomorrow at 11:00 a.m.
- 50 votes left to count, county wide.
- 7,653 Eastmont voters voted.





# Bond Options

- Run it again in November 2024, concurrent with the Presidential election.
  - Risk: Cost escalation
  - Risk: State match calculation
  - Risk: Emotions around the Presidential election
  - Risk: The potential of two measures on the ballot regarding Eastmont
  - Risk: Further degradation of oldest buildings
- Run it again on April 23, 2024
  - Risk: Voter fatigue
  - Risk: Messaging



# **Discussion and Next Steps: Consideration of Resolution No. 2024-01**

EASTMONT SCHOOL DISTRICT NO. 206  
DOUGLAS COUNTY, WASHINGTON

PROPOSITION NO. 1 - BONDS TO EXPAND AND RENOVATE SCHOOLS  
AND IMPROVE SAFETY

RESOLUTION NO. 2024-01

A RESOLUTION of the Board of Directors of Eastmont School District No. 206, Douglas County, Washington, providing for the submission to the voters of the District at a special election to be held on April 23, 2024, of a proposition authorizing the District to issue general obligation bonds in the aggregate principal amount of no more than \$117,100,000, for the purpose of paying costs of expanding and renovating Cascade, Kenroy and Lee Elementary Schools, upgrading roofing and HVAC at Rock Island Elementary School and making District-wide safety and security improvements, the principal of and interest on such bonds to be payable from annual excess property tax levies; designating the District's Executive Director of Financial Services and bond counsel to receive notice of the ballot title from the Auditor of Douglas County, Washington; authorizing a request for a Certificate of Eligibility from the State Treasurer for participation in the Washington State School District Credit Enhancement Program pursuant to chapter 39.98 RCW; and providing for related matters.

ADOPTED: FEBRUARY 22, 2024

*This document prepared by:*

*FOSTER GARVEY P.C.  
618 West Riverside Avenue, Suite 300  
Spokane, Washington 99201  
(509) 777-1602*

EASTMONT SCHOOL DISTRICT NO. 206  
DOUGLAS COUNTY, WASHINGTON

RESOLUTION NO. 2024-01

A RESOLUTION of the Board of Directors of Eastmont School District No. 206, Douglas County, Washington, providing for the submission to the voters of the District at a special election to be held on April 23, 2024, of a proposition authorizing the District to issue general obligation bonds in the aggregate principal amount of no more than \$117,100,000, for the purpose of paying costs of expanding and renovating Cascade, Kenroy and Lee Elementary Schools, upgrading roofing and HVAC at Rock Island Elementary School and making District-wide safety and security improvements, the principal of and interest on such bonds to be payable from annual excess property tax levies; designating the District's Executive Director of Financial Services and bond counsel to receive notice of the ballot title from the Auditor of Douglas County, Washington; authorizing a request for a Certificate of Eligibility from the State Treasurer for participation in the Washington State School District Credit Enhancement Program pursuant to chapter 39.98 RCW; and providing for related matters.

BE IT RESOLVED BY THE BOARD OF DIRECTORS OF EASTMONT SCHOOL DISTRICT NO. 206, DOUGLAS COUNTY, WASHINGTON, as follows:

Section 1. Findings and Determinations. The Board of Directors (the "Board") of Eastmont School District No. 206, Douglas County, Washington (the "District"), takes note of the following facts and makes the following findings and determinations:

(a) Student and staff safety and security concerns and the need to improve and expand educational opportunities, improve outdated infrastructure and provide necessary student educational programs require the District to: expand and renovate Cascade, Kenroy and Lee Elementary Schools, upgrade roofing and HVAC at Rock Island Elementary School and make District-wide safety and security improvements, all as more particularly defined and described in Section 2 herein (collectively, the "Projects").

(b) The District lacks sufficient money to pay costs of the Projects.

(c) To pay costs of the Projects, it is necessary and advisable that the District issue and sell unlimited tax general obligation bonds in the aggregate principal amount of no more than \$117,100,000 (the "Bonds"), or such lesser maximum amount as may be legally issued under the laws governing the limitation of indebtedness or required to carry out and accomplish the Projects.

(d) Pursuant to Article VII, Section 2(b) and Article VIII, Section 6 of the Washington Constitution and laws of the State of Washington, including Revised Code of Washington ("RCW") 28A.530.010, RCW 28A.530.020, RCW 39.36.050 and RCW 84.52.056, the District may submit to its voters at a special election, for their approval or rejection, a proposition authorizing the District to issue the Bonds to pay costs of the Projects and to levy annual excess property taxes in amounts sufficient to pay principal of and interest on the Bonds when due (*i.e.*, repay the Bonds).



(e) The best interests of the District's students and other inhabitants require the District to carry out and accomplish the Projects.

Section 2. Description of the Projects. The Projects to be paid for with proceeds of the Bonds, including interest earnings thereon ("Bond Proceeds"), are more particularly defined and described as follows:

(a) Expand and renovate Cascade Elementary School, Kenroy Elementary School and Lee Elementary School, including, but not limited to: (1) constructing permanent classrooms to replace existing portable classrooms; (2) renovating, replacing, expanding, improving and upgrading playfields, parking, student pickup/drop off areas and other school facilities; and (3) making other facility and site improvements, all as determined necessary and advisable by the Board.

(b) Upgrade roofing and heating, ventilation and air conditioning equipment and systems ("HVAC") at Rock Island Elementary School and make other facility and site improvements, all as determined necessary and advisable by the Board.

(c) Make District-wide safety and security improvements, including, but not limited to: (1) installing perimeter fencing; (2) upgrading security cameras; (3) improving school entrances/vestibules; and (4) making other safety, security and capital improvements, all as determined necessary and advisable by the Board.

(d) Acquire, construct and install all necessary furniture, equipment, apparatus, accessories, fixtures and appurtenances in or for the foregoing, all as determined necessary and advisable by the Board.

(e) Pay incidental costs incurred in connection with carrying out and accomplishing the Projects pursuant to RCW 39.46.070. Such incidental costs constitute a part of the Projects and include, but are not limited to: (1) costs related to the issuance, sale and delivery of the Bonds; (2) payments for fiscal and legal costs; (3) costs of obtaining ratings and bond insurance; (4) costs of printing, advertising, establishing and funding accounts; (5) payment of interest due on the Bonds for up to six months after completion of construction; (6) necessary and related engineering, architectural, planning, consulting, inspection, permitting and testing costs; (7) administrative and relocation costs; (8) site acquisition and improvement costs; (9) demolition costs; (10) costs related to demolition and/or deconstruction of existing school facilities to recycle, reclaim and repurpose such facilities and/or building materials; (11) costs of on-site and off-site utilities and road improvements; and (12) costs of other similar activities or purposes, all as determined necessary and advisable by the Board.

The Projects, or any portion or portions thereof, shall be accomplished insofar as is practicable with available Bond Proceeds, together with any other money of the District legally available therefor, and in such order of time as shall be determined necessary and advisable by the Board. Subject to Section 6 of this resolution, the Board shall allocate the Bond Proceeds, together with any other money of the District legally available therefor, between the various parts of the Projects so as to accomplish, as near as may be, all of the Projects. The Board shall determine the exact order, extent and specifications for the Projects. The Projects are to be more fully described in the plans and specifications to be filed with the District.

Section 3. Calling of Election. The Auditor of Douglas County, Washington, as *ex officio* Supervisor of Elections (the “Auditor”), is requested to call and conduct a special election in the District, in the manner provided by law, to be held on April 23, 2024, for the purpose of submitting to the District’s voters, for their approval or rejection, the proposition authorizing the District to issue the Bonds to pay costs of the Projects and levy annual excess property taxes to repay the Bonds.

If the proposition is approved by the requisite number of voters, the District will be authorized to issue, sell and deliver the Bonds in the manner described in this resolution, spend the Bond Proceeds to pay costs of the Projects, and levy annual excess property taxes to repay the Bonds. The Bond Proceeds may be used, either with or without additional money now available or hereafter available to the District, for capital purposes only, as permitted by law, which does not include the replacement of equipment.

Section 4. Authorization to Issue the Bonds. The Bonds authorized may be issued as a single issue, as a part of a combined issue with other authorized bonds, or in more than one series, all as determined necessary and advisable by the Board and as permitted by law. Further, the Bonds may be issued, as determined necessary and advisable by the Board, as taxable bonds, tax-exempt bonds and/or any other type of bonds that are now or in the future may be authorized under applicable state and federal law.

Each series of the Bonds shall be issued as fully registered bonds; shall bear interest payable as permitted by law; shall mature within 21 years from the date of issuance of such series of the Bonds (but may mature at an earlier date or dates as fixed by the Board); shall be paid by annual property tax levies sufficient in amount to pay both principal and interest when due, which annual property tax levies shall be made in excess of regular property tax levies without limitation as to rate or amount; and shall be issued and sold in such manner, at such times and in such amounts as shall be required for the purpose for which each series of the Bonds are to be issued, all as determined necessary and advisable by the Board and as permitted by law. The life of the Projects to be financed with the Bond Proceeds shall, as near as practicable or as otherwise required by law, exceed the term of the respective series of Bonds that finance such Projects. The amount, date, denominations, interest rates, payment dates, final maturity, redemption rights, price, and other terms and conditions of the Bonds (or parameters with respect thereto) shall be hereafter fixed by one or more resolutions of the Board authorizing the issuance, sale and delivery of each series of Bonds, which resolutions may delegate to a District officer or employee the authority to fix any of the foregoing, all as determined necessary and advisable by the Board and as permitted by law.

Pending the issuance of any series of the Bonds, the District may levy excess property taxes to repay those Bonds and may issue short-term obligations pursuant to chapter 39.50 RCW to pay for any portion of the costs of the Projects. Such obligations may be paid or refunded with the Bond Proceeds.

Section 5. Intent to Reimburse. The Board declares that to the extent, prior to the date the Bonds, or other bonds or obligations (which includes the Bonds, or other bonds or obligations, issued as tax-exempt bonds) are issued to pay costs of the Projects, the District makes capital expenditures for the Projects from money that is not (and is not reasonably expected to be) reserved, allocated on a long-term basis or otherwise set aside by the District under its existing and reasonably

foreseeable budgetary and financial circumstances to pay costs of the Projects, those capital expenditures are intended to be reimbursed out of the Bond Proceeds, or proceeds of other bonds or obligations, issued in an amount not to exceed the principal amount of the Bonds provided by this resolution.

Section 6. Sufficiency of Bond Proceeds. If the Bond Proceeds are more than sufficient to carry out and accomplish the Projects (the “Excess Bond Proceeds”), and state or local circumstances require, the District may use the Excess Bond Proceeds to: (a) acquire, construct, install, equip and make other capital improvements to the District’s facilities; or (b) retire and/or defease a portion of the Bonds or other outstanding bonds of the District, all as the Board may determine by resolution, after holding a public hearing thereon pursuant to RCW 28A.530.020. In the event that the Bond Proceeds, together with any other money of the District legally available therefor, are insufficient to carry out and accomplish all of the Projects, the District shall use the Bond Proceeds and other available money for paying the cost of that portion of the Projects that is determined by the Board most necessary and in the best interest of the District.

Section 7. Use of State Financing Assistance. It is anticipated that the District may receive money from the State of Washington as state financing assistance under chapter 28A.525 RCW with respect to the Projects (the “State Financing Assistance”). The State Financing Assistance shall be used, when and in such amounts as it may become available, to carry out and accomplish the Projects. If the State Financing Assistance is more than sufficient to carry out and accomplish the Projects (the “Excess State Financing Assistance”), and state or local circumstances require, the District may use the Excess State Financing Assistance to: (a) acquire, construct, install, equip and make other capital improvements to the District’s facilities; or (b) retire and/or defease a portion of the Bonds or other outstanding bonds of the District, all as the Board may determine by resolution, after holding a public hearing thereon pursuant to RCW 28A.530.020.

Section 8. Alteration of Expenditures. If the Board subsequently determines that state or local circumstances, including, but not limited to, changed conditions or needs, regulatory considerations or incompatible development, should cause any alteration to the specific expenditures from the Bond Proceeds or the State Financing Assistance for the Projects, the District shall not be required to accomplish the Projects and may apply the Bond Proceeds or the State Financing Assistance (or both or any portion of each) to: (a) acquire, construct, install, equip and make other capital improvements to the District’s facilities; or (b) retire and/or defease a portion of the Bonds or other outstanding bonds of the District, all as the Board may determine by resolution after holding a public hearing thereon pursuant to RCW 28A.530.020.

*[ Remainder of page intentionally left blank; signature page follows ]*

Section 9. Form of Ballot Title. Pursuant to RCW 29A.36.071, the Douglas County Prosecuting Attorney is requested to prepare the concise description of the aforesaid proposition for the ballot title in substantially the following form:

PROPOSITION NO. 1

EASTMONT SCHOOL DISTRICT NO. 206

BONDS TO EXPAND AND RENOVATE SCHOOLS AND IMPROVE SAFETY

The Board of Directors of Eastmont School District No. 206 adopted Resolution No. 2024-01, concerning a proposition to improve educational opportunities, outdated infrastructure and safety. This proposition would authorize the District to: expand and renovate Cascade, Kenroy and Lee Elementary Schools (constructing permanent classrooms to replace portables and renovating playfields, parking and student pickup/drop off areas); upgrade roofing and HVAC at Rock Island Elementary School; make District-wide safety and security improvements; issue no more than \$117,100,000 of general obligation bonds maturing within 21 years; and levy annual excess property taxes to repay the bonds, all as provided in Resolution No. 2024-01. Should this proposition be:

Approved .....

Rejected .....

Section 10. Authorization to Deliver Resolution to Auditor and Perform Other Necessary Duties. The Secretary to the Board (the “Secretary”) or the Secretary’s designee is directed to: (a) present a certified copy of this resolution to the Auditor no later than February 23, 2024; and (b) perform such other duties as are necessary or required by law to submit to the District’s voters at the aforesaid special election, for their approval or rejection, the proposition authorizing the District to issue the Bonds to pay costs of the Projects and levy annual excess property taxes to repay the Bonds.

Section 11. Notices Relating to Ballot Title. For purposes of receiving notice of the exact language of the ballot title required by RCW 29A.36.080, the Board hereby designates (a) the District’s Executive Director of Financial Services (Caryn Metsker), telephone: 509.888.4686; email: [metsker@eastmont206.org](mailto:metsker@eastmont206.org); and (b) bond counsel, Foster Garvey P.C. (Jim McNeill), telephone: 509.777.1602; email: [jim.mcneill@foster.com](mailto:jim.mcneill@foster.com) as the individuals to whom the Auditor shall provide such notice. The Secretary is authorized to approve changes to the ballot title, if any, determined necessary by the Auditor or the Douglas County Prosecuting Attorney.

Section 12. Authorization to Request Participation in Washington State School District Credit Enhancement Program. The Board finds and determines that, if the District receives voter approval to issue the Bonds in the manner described in this resolution, it will be in the best interests of the District’s taxpayers to request the State of Washington’s guaranty for payment of the Bonds under chapter 39.98 RCW, the Washington State School District Credit Enhancement Program. Accordingly, the Board hereby requests the State Treasurer to issue a Certificate of Eligibility to the District pledging the full faith, credit and taxing power of the State of Washington to guarantee

the payment, when due, of the principal of and interest on the Bonds pursuant to chapter 39.98 RCW and the rules promulgated thereunder by the State Finance Committee. The Board designates the Secretary and/or the District's Executive Director of Financial Services or such other officer of the District who may in the future perform the duties of that office, if any (the "Executive Director of Financial Services") as the District officials authorized to file with the State Treasurer, on behalf of the District, the request for a Certificate of Eligibility.

Section 13. Withdrawal of Authority. On October 23, 2023, the Board adopted Resolution No. 2023-14, which authorized the submission to the qualified voters within the District at a special election to be held on February 13, 2024, of a proposition authorizing the District to issue its general obligation bonds for the purpose of paying costs of certain capital improvements. In the event the proposition authorized by Resolution No. 2023-14 is approved by the qualified voters within the District on February 13, 2024, then this Resolution No. 2024-01 shall be repealed and have no further force or effect and the Secretary or the Executive Director of Financial Services shall be authorized to withdraw the proposition authorized by this Resolution No. 2024-01 from the April 23, 2024 special election and notify the Auditor of such withdrawal and that the proposition shall not be submitted to the qualified voters within the District at the April 23, 2024 special election.

Section 14. Execution; General Authorization and Ratification. This resolution may be executed by the Directors being present and voting in favor of the resolution, or only the President of the Board (the "President"), and attested by the Secretary, in tangible medium, manual, facsimile or electronic form under any security procedure or platform, and notwithstanding any other District resolution, rule, policy or procedure, or in any other manner evidencing its adoption. The Secretary, the Executive Director of Financial Services, the President, and the District's bond counsel, Foster Garvey P.C., are hereby further severally authorized and directed to take such actions and to create, accept, execute, send, use and rely upon such tangible medium, manual, facsimile or electronic documents, records and signatures under any security procedure or platform, and notwithstanding any other District resolution, rule, policy or procedure, as in their judgment may be necessary or desirable to effectuate the provisions of this resolution. All actions taken prior to the effective date of this resolution in furtherance of and not inconsistent with the provisions of this resolution are ratified and confirmed in all respects.

Section 15. Severability. If any provision of this resolution is declared by any court of competent jurisdiction to be invalid, then such provision shall be null and void and shall be separable from the remaining provisions of this resolution and shall in no way affect the validity of the other provisions of this resolution, of the Bonds or of the levy or collection of the taxes pledged to repay the Bonds.

Section 16. Effective Date. This resolution takes effect from and after its adoption.

*[ Remainder of page intentionally left blank; signature page follows ]*

ADOPTED by the Board of Directors of Eastmont School District No. 206, Douglas County, Washington, at a special open public meeting, of which due notice was given as required by law, held this 22<sup>nd</sup> day of February, 2024.

EASTMONT SCHOOL DISTRICT NO. 206  
DOUGLAS COUNTY, WASHINGTON

\_\_\_\_\_  
President and Director

\_\_\_\_\_  
Vice President and Director

\_\_\_\_\_  
Director

\_\_\_\_\_  
Director

\_\_\_\_\_  
Director

ATTEST:

\_\_\_\_\_  
DR. BECKY J. BERG  
Secretary to the Board of Directors

CERTIFICATION

I, DR. BECKY J. BERG, Secretary to the Board of Directors of Eastmont School District No. 206, Douglas County, Washington (the “District”), hereby certify as follows:

1. The foregoing Resolution No. 2024-01 (the “Resolution”) is a full, true and correct copy of the Resolution duly adopted at a special meeting of the Board of Directors of the District (the “Board”) held at its regular meeting place on February 22, 2024 (the “Meeting”), as that Resolution appears in the records of the District, and the Resolution is now in full force and effect;

2. Written notice specifying the time, place and noting the business to be transacted (the “Notice”) was given to all members of the Board by mail, fax, electronic mail or by personal delivery at least 24 hours prior to the Meeting, a true and complete copy of the Notice is attached hereto as Appendix 1;

3. The Notice was also posted on the District’s website and prominently displayed at the main entrance of the District’s Administrative Office and the entrance to the special meeting location at least 24 hours prior to the Meeting;

4. The Notice was also given by mail, fax, electronic mail or by personal delivery at least 24 hours prior to the Meeting to each local radio or television station and to each newspaper of general circulation that has on file with the District a written request to be notified of special meetings and to any others to which such notices are customarily given by the District; and

5. The Meeting was duly convened and held in all respects in accordance with law, a quorum of the members of the Board was present throughout the Meeting, and a sufficient number of members of the Board present voted in the proper manner for the adoption of the Resolution.

IN WITNESS WHEREOF, I have hereunto set my hand this 22<sup>nd</sup> day of February, 2024.

EASTMONT SCHOOL DISTRICT NO. 206  
DOUGLAS COUNTY, WASHINGTON

\_\_\_\_\_  
DR. BECKY J. BERG  
Secretary to the Board of Directors

APPENDIX 1

COPY OF NOTICE OF SPECIAL MEETING



EASTMONT SCHOOL DISTRICT NO. 206  
DOUGLAS COUNTY, WASHINGTON

NOTICE OF SPECIAL MEETING

**NOTICE IS HEREBY GIVEN** that the Board of Directors (the “Board”) of Eastmont School District No. 206, Douglas County, Washington (the “District”) will hold a special Board meeting on February 22, 2024, commencing at 5:30 P.M. or as soon thereafter as possible, in the Boardroom of the District’s Administrative Office, located at 800 Eastmont Ave, East Wenatchee, WA 98802 (“Special Meeting”).

The Special Meeting is called for the purpose of considering and acting upon the following items:

1. February 13, 2024 Election Update.
2. Suspension of second reading policy with respect to Resolution No. 2024-01 (described below in item 3), due to the February 23, 2024 deadline for filing Resolution No. 2024-01 with the Auditor of Douglas County, Washington.
3. Resolution No. 2024-01, which provides for the submission to the District’s voters, at an election to be held on April 23, 2024, of a proposition authorizing the District to issue its general obligation bonds for the purpose of paying costs of certain capital improvements.
4. Appointment of for/against committee members to write for/against statements for the Douglas County Local Voters’ Pamphlet related to the foregoing bond proposition.

EASTMONT SCHOOL DISTRICT NO. 206  
DOUGLAS COUNTY, WASHINGTON

/s/ Dr. Becky J. Berg  
Superintendent and Secretary to the Board  
of Directors