

NOTICE OF SCHOOL FACILITIES AUTHORITY BOARD MEETING

Date: May 2, 2023
Time: 8:30 a.m.
Board of Education
1390 Miller Street, Board Conference Room
Honolulu, Hawaii 96813
and
Teleconference via Zoom

Join Zoom Meeting
<https://zoom.us/j/92881361534?pwd=S2trall6R0thcHEzQnhlWTVmQTYzdz09>

Meeting ID: 928 8136 1534
Passcode: 890537
One tap mobile
+16699009128,,92881361534#,,,,*890537# US (San Jose)
+17193594580,,92881361534#,,,,*890537# US

AGENDA

- I. Call to Order
- II. Roll Call and Determination of a Quorum
- III. Approval of the Meeting Minutes
 - Board Meeting – April 4, 2023
- IV. Public Testimony

Individuals may submit written testimony in advance of the meeting via email to sfaboard@hisfa.org, or by mail addressed to:

School Facilities Authority
75 Aupuni Street, Basement
Hilo, Hawaii 96720

Individuals interested in signing up to provide oral testimony at the meeting may submit their name, email, and phone number to sfaboard@hisfa.org. Individuals may provide oral testimony in person at the meeting and via the above-listed video conferencing link or by calling in to the above-listed telephone number.

- V. Update from the SFA Executive Director
 - Update on Act 257, SLH 2022
 - Other updates
- VI. Update from the Department of Education
- VII. Discussion Items:
 - SFA Strategic Planning - Chair Oshima and HIPA
- VIII. Additional Public Testimony
- IX. Announcements
- X. Adjournment

The School Facilities Authority Board will be meeting remotely using interactive conference technology. If the Video Conferencing Link cannot be maintained either with all Board members participating in the meeting, or with the public, the meeting shall be automatically recessed for up to thirty (30) minutes to allow staff to attempt to restore communication with all participating members. If communication by the Video Conferencing Link with all participating Board members is restored in those 30 minutes, the meeting will be reconvened. If communication by the Video Conferencing Link cannot be restored in those 30 minutes, the meeting may be reconvened using the audio-only communication at the above-listed telephone number only, if within 15 minutes of establishing audio-only communication, copies of nonconfidential visual aids brought to the meeting by Board members or as part of a scheduled presentation are made available to the public via <http://hisfa.org/>. If the meeting is not reconvened as provided above, the Board may continue the meeting by notifying the public of the date, time, and place of the meeting at <http://hisfa.org/>. Otherwise, the meeting will be automatically terminated.

If you require special assistance or auxiliary aids and/or services to participate in this meeting of the School Facilities Authority Board, please contact Cindy Watarida at (808) 430-5531, or by email at cindy.watarida@k12.hi.us at least 48 hours prior to the meeting so arrangements can be made. For further information, please contact Scott Fuji at scott.fuji@k12.hi.us.

SCHOOL FACILITIES AUTHORITY BOARD MEETING

MINUTES

Date: April 4, 2023

Time: 8:30 a.m.

Teleconference via Zoom

Members Present:

Alan Oshima, Chairperson

Harold Edwards

Bettina Mehnert

Candy Suiso

Lindsay Ball

Staff Present:

Chad Keone Farias, Executive Director

Anne Horiuchi, Department of the Attorney General

Emma Christopherson, Department of the Attorney General

Scott Fuji

Cindy Watarida

AGENDA

I. Call to Order – Chairperson Oshima called the meeting to order at 8:30 a.m.

II. Roll Call and Determination of a Quorum – Three members were present at roll call. Quorum is established. Member Suiso logged in at 8:34am.

III. Approval of the Meeting Minutes

Motion: To approve the March 7, 2023 meeting minutes.

a. Movant: Edwards; Second: Suiso

b. Discussion: None

c. Vote: 5 Ayes (Oshima, Edwards, Mehnert, Suiso, Ball), 0 Noes, 0 Abstentions

d. Motion carries; minutes are approved.

IV. Public Testimony - None

V. Update from the SFA Executive Director

A. Update on Act 257, 2022

i. ED Farias provided an update on the expedited 11 classrooms to the board. 9 out of the 11 have completed pre-bid walk throughs and the remaining 2 are scheduled for the upcoming week (04/06/23). ED

Farias shared that the timeline is to award bids for the 11 classrooms at the end of April, review long lead items in May, and have classrooms completed and ready at the start of August ahead of the August 7th school start date.

- ii. ED Farias shared that SFA is working with program partners on finding additional classrooms for the next group of renovations and classroom openings. SFA is working to divide these potential sites into different groupings to include projects for charter schools, UH campuses, and libraries. The SFA is also looking at hybrid sites to do combined pre-kindergarten classroom projects with other uses such as teacher housing.
- iii. Board discussion with Member Mehnert and Ball regarding how the SFA is able to communicate the work that it is doing to the general public and policymakers. ED Farias noted that in general the conversations and meetings with legislators has been positive and forward thinking as far as SFA support and projects. Chair Oshima noted that incorporating a public facing communications plan will be taken up in the strategic planning process as he agrees it is important to be able to communicate the good work that SFA is doing.

B. Other Updates

- i. Project Manager Position: ED Farias noted that the project manager position recruitment is moving forward. A candidate has been selected however there is no firm timeline for a start date as we are awaiting paperwork to be processed first. Chair Oshima asked how the recruitment process was handled. ED Farias noted that the posting was done through the Department of Human Resources Development (DHRD) but the processing is with Department of Education (DOE).
- ii. Strategic Plan: SFA Business Manager Watardia provided an update on the strategic plan process to the board. Hawaii Institute for Public Affairs (HIPA) was the contractor selected for the strategic planning process. Chair Oshima asked about a timeline for when the strategic plan would be completed. Watarida noted that planning meetings are slated to begin immediately but per the contract a first draft would not be completed until around July/August.
- iii. Educator Housing: SFA Administrative Services Officer Fuji noted that SB941 was still alive in the legislature and proposed three teacher housing sites at or near Waipahu, Nanakuli, and Mililani High schools. ED Farias noted that there was a recent KHON news story that highlighted the bill that the SFA provided comment on. Chair Oshima requested a timeline as to when the projects would be completed. ED Farias noted that until the bill passes and is signed into law, it would be difficult to determine a timeline.
- iv. Professional Services Solicitation: ED Farias noted that SFA is

continuing to work through the evaluation and selection process for a number of professional services such as real estate services.

- v. Chair Oshima requested an update on SFA administrative items such as the website. SFA Business Manager Watarida noted that the SFA is currently working on a contract to work on the design and setup of the SFAs permanent website. Chair Oshima asked for a timeline. ED Farias and Business Manager Watarida believe that the website will be up by the end of July.
- vi. Member Edwards asked for an update on administrative rules. Administrative Services Officer Fuji reported that the SFA had just received back the most recent revisions to the general administrative rules. No updates at this time on the P3 rules as staff has been working on legislative matters over the last few months.

VII. Announcements

- A. Chair Oshima announced that the next meeting will be held on Tuesday, May 2nd, at 8:30am.

VII. Adjournment:

A. Motion to adjourn the meeting.

- i. Movant: Ball, Second: Edwards
- ii. Discussion: None
- iii. Vote: 5 Ayes (Oshima, Edwards, Mehnert, Suiso, Ball), 0 Noes, 0 Abstention.

- B. Motion carries; meeting adjourned at 9:12am

SCHOOL FACILITIES AUTHORITY (SFA) UPDATE

Highlights Of Our Work & Impact

Executive Summary

The SFA has continued to progress on expanding pre-kindergarten classrooms, advocating at the legislature for the resources it needs, and setting up its internal operations.

The SFA, with the leadership of Lieutenant Governor Luke, and collaboration with the Department of Education (DOE), Executive Office on Early Learning (EOEL), and the Hawaii State Charter School Commission (HSCSC) have identified and begun work to open 55 new pre-kindergarten classrooms by August 2024 (school year 2025). Additionally, 11 of those classrooms are currently under renovation and are anticipated to open a year early in August 2023 (school year 2024). These are all part of the LG's "Ready Keiki" initiative to provide all 3 and 4 year olds access to pre-kindergarten classrooms by 2032.

The SFA has also collaborated closely with the legislature this year in advocating for the need for an investment into teacher and educator housing. This has been a top priority for the Board and it was recently announced that the upcoming State Budget contains \$170 million for the SFA for various teacher housing projects. These projects will help our State recruit and retain teachers and other educational staff by providing stable and affordable housing.

SCHOOL FACILITIES AUTHORITY (SFA) UPDATE

Highlights Of Our Work & Impact

May 2, 2023

2023 LEGISLATIVE ADVOCACY

Throughout the 2023 Legislative Session, the SFA has been collaborating with the State Legislative Branch and various State and partner agencies in advocating for initiatives and policies related to improving the learning environment of our Hawaii Keiki and Educators.

- ❖ [S.B. 941 SD2](#) Authorizes the School Facilities Authority to partner with public and private agencies to develop housing, including workforce housing, for teachers, educators, and staff.
- ❖ [H.B. 960 HD1 SD2](#) Transfers the \$200 million appropriated through Act 257 SLH2022 to the SFA special fund.

ACT 257 (SLH 2022) EXPANDING PRE-K ACCESS

Pursuant to Act 257 (2022), the SFA was tasked with assisting the State in its efforts to expand pre-kindergarten access Statewide through the construction of new school facilities, renovation, improvement, and expansion of existing school facilities. In addition to the construction projects, the SFA is also involved in various collaborative meetings related to the pre-k expansion plan:

- ❖ Led by Lieutenant Governor Sylvia Luke, the SFA, and various public-private partners attend a monthly meeting to discuss the progress and furthering the efforts of the State's "[Ready Keiki](#)" initiative.
- ❖ The SFA and County Coordinators of Early Childhood programs meet bi-weekly to discuss pre-k opportunities, concerns, and updates in their County.

IN THE NEWS:

Executive Director Chad Farias is featured in Honolulu Star-Advertiser's Spotlight Hawaii series. Interviewed by Ryan Tsuji and Yunji de Nies, Executive Director Farias shares the progress and impact of Act 257 (2022); and SFA's support in addressing the chronic teacher shortage. [Video: Honolulu Star-Advertiser Spotlight Hawaii](#)

PROJECT UPDATES:

- ❖ Eleven (11) Pre-K Classrooms are currently in the bidding phase. Anticipated on-site construction completion is slated for ending July 2023.

- ❖ In collaboration with the Executive Office on Early Learning (EOEL) and the Hawaii Public Charter School Commission (HPCSC), at least thirty-two (32) pre-k sites have been identified and prioritized for the next round of construction projects. The SFA is currently working on selecting and negotiating with multiple professional services consultants.
- ❖ In late March 2023, the SFA received approval on the release of Act 257 funds for \$10,000,000 to fund the construction of pre-k instructional and support spaces at the University of Hawaii (UH) at Manoa Children’s Center. The facility will include a minimum of six pre-k classrooms. After project completion, the pre-k facility will be staffed and operated by the UH Manoa Children’s Center. [UH News](#)
- ❖ In addition to pre-k classrooms, the SFA is currently working with the Hawaii Department of Education (HIDOE), EOEL, and Consultant MKThink in formulating a standard and guide on pre-k outdoor play areas and equipment and pre-k classroom furniture to streamline the process in design and planning decisions (by reducing timelines and increase efficiency).

ACT 248 (SLH 2022)

CENTRAL MAUI NEW ELEMENTARY & MIDDLE SCHOOL

The SFA was appropriated \$20,000,000 in Capital Improvement Project (CIP) funds for the planning and design of a new elementary and middle school in Central Maui. The SFA held its first meeting in April 2023 with primary stakeholders (HIDOE Office of Facilities and Operations and CA Baldwin-Kekaulike-Kulanihakoi-Maui). The preliminary meeting included discussions on capacity concerns related to middle and elementary schools within the complex area. Since the meeting, the SFA has initiated its strategy for data collection (capacity analysis) and will begin its process in A&E selection soon.

EAST KAPOLEI HIGH SCHOOL, FEASIBILITY STUDY

The SFA was appropriated \$100,000 in CIP funds for “plans and design for a feasibility study to build a new high school in East Kapolei, O’ahu, including consideration of leveraging potential federal funding from USDA Rural Development and other sources” (Act 248, 2022). The SFA is partnering with the UH Community Design Center (UHCDC) to conduct the feasibility study; the Memorandum of Agreement (MOA) is currently under Attorney General (AG) review.

OPERATIONS

FY24 OPERATING BUDGET

HB300 SD1: Budget request(s) to the Legislature:

(8) FTE positions

Requests consist of the following positions:

- (1) Data Processing System Analyst VI
- (1) Land Agent
- (1) Management Analyst
- (1) Office Assistant IV
- (1) Planner
- (2) Project Manager
- (1) Purchasing Specialist

These position requests were strategically made based on the needs of the SFA to complete the work it has been tasked with by the Legislature as well as fulfill its statutory mission. The SFA has also requested an additional \$396,000 to cover personnel costs and \$100,000 to cover other expenses related to the SFA's position requests and statutory mission.

LEVERAGING PRIVATE-PUBLIC PARTNERSHIPS

HAWAII DATA COLLABORATIVE (HDC): The SFA is collaborating with HDC and its partners to create an online reporting and dashboard platform. The online platform, designed to integrate with external systems for timely and accurate data, is intended to provide public transparency, accountability, and reporting to stakeholders and policymakers.

USDA: The SFA has been collaborating with the USDA Rural Development in identifying opportunities and areas of need in the community related to educational facilities and resources. This collaboration has led to discussions with EOEL; and potential partnerships with HPCSC.

OFFICE SPACE: OAHU

In compliance with [Comptroller's Memorandum 2017-15](#), the SFA continues working with the State Department of Accounting and General Services (DAGS) Planning and Leasing Services Branch on selecting a potential office space.

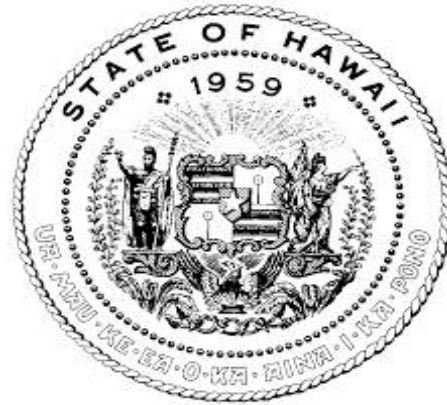
PERSONNEL

The SFA Office would like to welcome its newest team member and Project Manager, Greg Zabinski. He brings thirty-five (35) years of industry experience, working with various private and public agencies.

STRATEGIC PLANNING

The SFA, on behalf of the Board, has entered into a contract with Hawaii Institute for Public Affairs ("HIPA") to facilitate the Board's first strategic plan. SFA staff held a preliminary meeting with Bill Kaneko of HIPA to provide background information to assist with the strategic planning process.

School Facilities Authority Strategic Planning Outline



PRESENTATION TO THE
SCHOOL FACILITIES AUTHORITY BOARD
TUESDAY, MAY 2, 2023
8:30 AM

Strategic Plan Timeline & Deliverables

May 2023: Process for input & format of Plan

June 2023: Stakeholder Sessions; Review input

July 2023: Draft Strategic Plan

August 2023: Final Draft to SFA Board

Suggested Stakeholder Groups

SFA Board Interviews

HIPA Stakeholders over past decade

Hawai`i Department of Education & BOE

Related government agencies e.g., HHFDC, HPHA, DLNR, Etc.

Land Use: Developers, architects, planners, building trades

Finance: Finance and banking professionals

Teachers & students

Educational/Community Organizations

Components of the SFA Strategic Plan

Overall mission, goals & objectives

- *21st Century Schools
- *Teacher and workforce housing
- *Pre-schools
- *Revenue generating activities

Land Use Plan (1)

- *Leveraging & maximizing use of public school lands

Financial Plan (2)

- *Revenue stream
- *Debt and capital expenditures

Community Engagement and Communications Plan (3)

Other Components of the SFA Plan

Short-term Projects

Pre-School Construction \$200M

Act 155 – Pilot Projects

Administrative Priorities

Basic operations, staffing & set-up

Administrative rules and procedures

Transfer of Lands to SFA

Using the Strategic Planning Process

Roadmap for planning and implementation

Process for building trust and consensus

Measures progress and accountability

Sets timelines and desired outcomes

Marketing and communications

Mahalo!

