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Westminster School District, Westminster School District Classroom Repair, School Safety/Security, Quality Education Improvement Measure

To provide safe, modern schools by repairing, upgrading and equipping aging classrooms, labs, instructional technology, and school facilities to support student achievement in math, science, technology, arts and engineering, fixing deteriorated roofs, plumbing, HVAC, electrical systems and improving school safety/security systems, shall Westminster School District’s measure authorizing \$128,000,000 in bonds at legal rates be adopted, levying \$30 per \$100,000 assessed value (\$8,000,000 annually) while bonds are outstanding, with citizen oversight, independent audits, all money locally-controlled?

What your vote means

YES	NO
A “YES” vote is a vote in favor of authorizing the District to issue and sell up to \$128,000,000 in general obligation bonds.	A “NO” vote is a vote against authorizing the District to issue and sell up to \$128,000,000 in general obligation bonds.

For and against

FOR	AGAINST
Tony Lam Former Westminster City Councilman, 50-year Homeowner, Retired Business Owner Kim Bui President, Westminster Teachers Association Christine Hernandez Parent, HBUHSD Boardmember, Youth Advocate, 2026 Westminster Woman of Distinction Khanh Nguyen Retired Engineer, 25-year Homeowner, WSD Trustee Kenneth Lopour, Ed.D 18-year Educator, Principal, Warner Middle School	No argument against this measure was submitted.



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Full Text of Measure B Westminster School District

"To provide safe, modern schools by repairing, upgrading and equipping aging classrooms, labs, instructional technology, and school facilities to support student achievement in math, science, technology, arts and engineering, fixing deteriorated roofs, plumbing, HVAC, electrical systems and improving school safety/security systems, shall Westminster School District's measure authorizing \$128,000,000 in bonds at legal rates be adopted, levying \$30 per \$100,000 assessed value (\$8,000,000 annually) while bonds are outstanding, with citizen oversight, independent audits, all money locally-controlled? "

PROJECT LIST

The Board of Trustees of the Westminster School District is committed to **maintaining the quality of education** in our local public schools by upgrading aging classrooms and improving student safety by providing safe, secure, **modern classrooms, labs and technology** needed to support high quality instruction in **math, science, engineering, technology**, art, music and career technical education. To that end, the Board evaluated the District's urgent and critical facility needs, including safety issues, class size reduction, **basic repairs**, computer and information technology in developing the types of projects to be funded by this measure as described below.

This bond includes strict accountability requirements to make sure public funds are used appropriately. These requirements include public disclosure of all spending, independent annual financial and performance audits, and the formation of a committee of local citizens and business owners to ensure all spending is in line with the promises made in the measure. What's more, by law, all funds must be used to improve our local schools and cannot be taken by Sacramento, the federal government, the County, or anyone else.

In approving this Project List, the Board of Trustees determines that the District **must**:

- (i) **KEEP computer systems and instructional technology up-to-date; and**
- (ii) **IMPROVE STUDENT SAFETY and campus security systems that will protect students and staff in case of an emergency; and**
- (iii) **ENSURE all money raised will stay local to support students; and**
- (iv) **REPAIR or replace deteriorating roofs and plumbing; and**
- (v) **PROVIDE the classrooms, facilities, and technology needed to support high quality instruction; and**
- (vi) **REQUIRE a transparent system of accountability, including a Project List detailing how money will be used, a citizens' oversight committee and public disclosure of how all funds are spent.**

The Project List includes the following types of upgrades and improvements at District schools, facilities and sites:

LOCALLY CONTROLLED FUNDING FOR SCHOOL IMPROVEMENTS

School Repair and Safety Projects

Goals and Purposes:

Most of our schools were built in the 1950s and 1960s and need to be repaired. Last year alone, there were 135 classrooms and facilities with leaky roofs. It's time to make essential repairs and improvements so our schools can serve our community well for the decades to come.

Some of our schools were built so long ago that they don't meet modern health codes, building safety codes, or have proper access for students with disabilities. We need to fix these issues.

- Upgrade restrooms that were constructed 70 years ago.
- **Repair or replace deteriorating roofs, plumbing, HVAC, gas lines, sewer lines, and electrical systems where needed.**
- Replace aging portable classrooms that are expensive to repair and maintain with modern, permanent classrooms that meet today's academic standards.
- Improve student safety and campus security, systems including security fencing, security cameras, intruder protection systems, emergency communications systems, smoke detectors, fire alarms, and sprinklers.

SUPPORT HIGH QUALITY INSTRUCTION IN MATH, SCIENCE, ENGINEERING AND TECHNOLOGY

Projects That Improve Student Success

Goals and Purposes:

If we want our kids to succeed in high school, college and careers, they must be skilled in the use of today's technologies and have a solid



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background in science, math, engineering and technology. This measure will make this possible.

Even if you do not have school-age children, supporting this school bond is a wise investment. Good schools improve the quality of life in our community and protect the value of our homes.

- Keep computer systems and instructional technology up-to-date.
- **Provide the classrooms, facilities and technology needed to support high quality instruction in math, science, engineering, and technology.**
- Create modern, multi-use classrooms to support hands-on science instruction and learning-by-doing.
- **Provide modern labs, career technology and equipment so students are prepared for high school, college and in-demand careers in fields like health sciences, engineering, technology, and skilled trades.**
- Provide the classrooms, facilities and technology needed to support high quality instruction in math, science, engineering, and technology.

In addition to the projects listed above, the repair and renovation of each of the existing school and District support facilities may include, but not be limited to, some or all of the following: add or renovate student and staff restrooms; repair, replace and upgrade electrical, plumbing, heating, ventilation and air conditioning systems; upgrade of facilities for energy efficiencies, electrical generation and financial savings, including solar panels; improve accessibility for students, staff and the public with disabilities; upgrade, repair and replace worn-out and deteriorated roofs, gutters, windows, walls, tackboards, floors, sinks, doors and drinking fountains/hydration stations and portable classrooms; construct or renovate offices and facilities for multipurpose and indoor/outdoor learning spaces, more efficient areas for professional development and administration and for the safety of students on campuses; install wiring and electrical systems to safely accommodate computers, technology and other electrical devices; upgrade, replace, or construct support facilities including central plants, boilers, administrative, central kitchens, child care, physical education, music, art, visual and performing and fine arts classrooms or facilities, including an art and technology center, science, robotics, computer labs/classrooms, career technical facilities, media centers/libraries and buildings, covered eating areas, shade and rain shelter, playgrounds and play equipment, administrative, transportation and maintenance facilities and yards; acquire modular/portable classrooms; upgrade, repair and replace fire and intrusion alarms and detectors, emergency communications, public address, speaker, and security systems, including security protections on windows; improve facilities to satisfy ADA and seismic requirements; as needed, removal of hazardous materials like asbestos, mold and lead paint from older schools, as needed; improve/resurface or replace asphalt, broken concrete and improve walkways, hard courts, turf, tracks, athletic and open fields, irrigation, gutters, and downspout drainage systems and campus landscaping; install and improve signage, way-finding, flagpoles, solar electric systems, gates and fencing; expand parking and improve pick-up and drop-off areas and crosswalks; improve all site utilities; acquire land; construct new school buildings; upgrade or replace interior and exterior painting, landscaping, floor covering, including carpets, and school facades; demolition; upgrade kitchens, food service and school cafeterias; construct various forms of storage and support spaces and classrooms; improve quads; repair, upgrade and install interior and exterior lighting systems and back-up power generators; improve, construct or replace playgrounds, play structures, athletic fields/stadiums, lockers/locker rooms, field lighting, concessions, bleachers, field houses, gymnasiums, and facilities to support student health, fitness and safety; construct or upgrade aquatic facilities, pools, including pool filtration systems, plaster and decking; repair, install and replace outdated fences, including security fences and security systems (including access control systems, electronic locks and cameras), provide lunch shelters, indoor space for assemblies or for rainy day lunch; upgrade and construct music labs, theatres, multi-purpose and assembly rooms, learning centers and media centers; add or upgrade parking lots and structures, including solar systems and electric vehicle charging stations. In addition to the listed projects stated above, the Project List also includes the acquisition of a variety of instructional, maintenance and operational equipment, including the reduction or retirement of outstanding lease obligations and interim funding incurred to advance fund projects from the Project List; payment of the costs of preparation of all facility planning, facility studies, assessment reviews, facility master plan preparation and updates, environmental studies (including environmental investigation, remediation and monitoring), design and construction documentation, DSA oversight, and temporary housing of dislocated District activities caused by construction projects.

The upgrading of technology infrastructure includes, but is not limited to, upgrading, expanding, and acquiring classroom technology, wireless internet access and networks, portable interface devices, servers, switches, routers, computers, modules, sound projection systems, district-wide computer lab upgrades, interactive boards, cameras, sound projection, information systems, printers, digital white boards, upgrade voice-over-IP, communication systems, enterprise software, licenses and warranties, audio/visual and telecommunications systems, call manager and network security/firewall, Internet connectivity, wireless systems, technology infrastructure, disaster recovery and business continuity infrastructure (secondary sites, backup systems, redundant connectivity), information security systems, such as security monitoring and incident response infrastructure, including logging, SIEM/SOC tools, endpoint security, and data loss prevention and other miscellaneous IT and instructional equipment, DATA storage, fiber/copper infrastructure, phones, identity access cards, the creation and upgrading of technology for distance learning, acquire necessary software and the construction and installation of on-premises, cloud-based, or hybrid data center and related infrastructure for District enterprise systems, such as resource planning, websites, domain name systems, cloud applications and information security.

The budget for each project is an estimate and may be affected by factors beyond the District's control. Some projects throughout the District may be undertaken as joint use projects in cooperation with other public or non-profit agencies. The final cost of each project will be determined as plans and construction documents are finalized, construction bids are received, construction contracts are awarded and projects are completed. Based on the final costs of each project, certain of the projects described above may be delayed or may not be completed. Demolition of portable classrooms and existing facilities and reconstruction of facilities scheduled for repair and upgrade may occur, if the Board determines that such an approach would be more cost-effective in creating more enhanced and operationally efficient campuses. Necessary site preparation/restoration may occur in connection with new construction, renovation or remodeling, or installation or removal of relocatable or modular classrooms, including ingress and egress, removing, replacing, or installing irrigation or drainage systems, traffic signals, sewer or utility lines, trees and landscaping, relocating fire access roads, road widening, and acquiring any necessary easements, licenses, permits, or rights of way to the property. The listed projects will be completed as needed. Each project is assumed to include its share of furniture, equipment, architectural, engineering, legal fees and similar planning costs, connection fees, program and project management, staff training expenses and a customary contingency for unforeseen design and



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construction costs. Proceeds of the bonds may be used to pay or reimburse the District for the cost of District bond audits and staff when performing work on or necessary and incidental to bond projects. Bond proceeds shall only be expended for the types of projects and purposes identified herein. The District shall create an account into which proceeds of the bonds shall be deposited and comply with the reporting requirements of Government Code § 53410.

FISCAL ACCOUNTABILITY

THIS MEASURE REQUIRES A CLEAR SYSTEM OF ACCOUNTABILITY, INCLUDING A PROJECT LIST DETAILING HOW THE MONEY WILL BE USED, A CITIZENS’ OVERSIGHT COMMITTEE, AND INDEPENDENT AUDITS TO ENSURE MONEY IS SPENT PROPERLY.

In accordance with Education Code Section 15272, the Board of Trustees will appoint a citizens’ oversight committee and conduct annual independent audits to ensure that funds are spent only on District projects and for no other purpose. The expenditure of bond money on these projects is subject to stringent financial accountability requirements. By law, performance and financial audits will be performed annually, and all bond expenditures will be monitored by an independent citizens’ oversight committee to ensure that funds are spent as promised and specified. The citizens’ oversight committee must include, among others, representation of a bona fide taxpayers association, a business organization and a senior citizens organization. No District employees or vendors are allowed to serve on the citizens’ oversight committee.

No Administrator Salaries: Proceeds from the sale of the bonds authorized by this proposition shall be used only for the acquisition, construction, reconstruction, rehabilitation, or replacement of school facilities, including the furnishing and equipping of school facilities, and not for any other purpose, including teacher and school administrator salaries and other operating expenses.

Tax Rate Statement Westminster School District Measure B

An election will be held in the Westminster School District (the “District”) on November 3, 2026 to authorize the sale of up to \$128,000,000 in general obligation bonds. 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 submitted in compliance with Section 9401 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.

The following information is provided pursuant to Elections Code Section 9401:

1. The best estimate of the average annual tax rate that would be required to be levied to fund this bond issue over the entire duration of the bond debt service, based on estimated assessed valuations available at the time of filing of this statement, is \$30.00 per \$100,000 (3.0¢ per \$100) of assessed valuation. It is currently expected that the tax will be collected until fiscal year 2060-61.
2. The best estimate of the highest tax rate that would be required to be levied to fund this bond issue, for each year that bonds are outstanding, based on estimated assessed valuations available at the time of filing this statement, is \$30.00 per \$100,000 (3.0¢ per \$100) of assessed valuation, which is projected to be the same in every fiscal year the bonds remain outstanding.
3. The best estimate of total debt service, including principal and interest, that would be required to be repaid if all the bonds are issued and sold will be approximately \$276 million.

Voters should note that these estimates are based on projections derived from information obtained from official sources, and are based on the assessed value (not market value) of taxable property on the County’s official tax rolls. 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 and durations and are not binding upon the District. The actual debt service, tax rates and the years in which they will apply may vary depending on the timing of bond sales, the par amount of bonds sold at each sale and actual increases in assessed valuations. The timing of the bond sales and the amount of bonds sold at any given time will be determined by the District based on the need for project funds and other considerations. Actual 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.

s/ Dr. Gunn Marie Hansen
Superintendent
Westminster School District



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**Impartial Analysis
Westminster School District
Measure B**

This measure was placed on the ballot by the governing board ("Board") of the Westminster School District ("District"). This measure, if approved by 55 percent of the votes cast on the measure, will authorize the District to issue and sell up to \$128,000,000 in general obligation bonds. The sale of these bonds by the District represents a debt of the District.

Voter approval of this measure will also authorize an annual tax to be levied on taxable property in the District to generate revenue to pay principal and interest on the bonds. The District's stated best estimate in its tax rate statement of the average annual tax rate required to fund the bonds is \$30 per \$100,000 of assessed value. The final fiscal year in which the tax is anticipated to be collected is fiscal year 2060-61. The best estimate of the total debt service, including principal and interest, required to be repaid if all bonds are issued and sold is \$276,000,000. The interest rate and maturity date on any bond shall not exceed the maximums allowed by law.

Proceeds from the sale of bonds authorized by this measure may only be used by the District for the construction, reconstruction, rehabilitation or replacement of school facilities, including the furnishing and equipping of school facilities, or the acquisition or lease of interests in real property for school facilities in the District. A complete list of the projects and allowed expenditures, which bonds proceeds may be spent on, is included in the full text of the measure. The Board has certified that it has evaluated safety, class size, and information technology needs in developing the project list for this bond measure.

The California Constitution provides that proceeds of school district bond measures cannot be used for teacher or administrator salaries or other operating expenses and requires independent annual performance and financial audits. State law requires the establishment of an independent citizens' oversight committee for ensuring that bond proceeds are expended as specified in the measure and as provided by law.

A "YES" vote is a vote in favor of authorizing the District to issue and sell up to \$128,000,000 in general obligation bonds.

A "NO" vote is a vote against authorizing the District to issue and sell up to \$128,000,000 in general obligation bonds.



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Argument in Favor of Measure B

EVERY child deserves to learn in safe, modern school facilities. Help make it true for ALL the youngest learners in OUR community. **VOTE YES on Measure B** for Westminster School District schools.

Westminster elementary and middle schools are aging. Time has taken its toll. Most of our schools (built in the 1950s-'60s) need critical repairs. Last year, 135 classrooms/facilities faced leaky roofs! Some schools were built so long ago they don't meet modern health and safety codes, or have proper access for children with disabilities.

We need to fix these issues. Measure B will help. No other funding currently exists to address these needs.

Passage of Measure B will:

- **Upgrade** classrooms for modern science, technology, engineering, arts and math instruction.
- **Repair/replace** failing roofs, HVAC, gas/sewer lines, plumbing and electrical systems.
- **Provide** labs, technology and hands-on science equipment so students can properly prepare for high school, college, jobs, and careers.
- **Update** school restrooms constructed 70 years ago.
- **Renovate** outdated classrooms for music, visual, and performing arts instruction.
- **Replace** aging portables with modern, permanent classrooms.
- **Improve school safety/security** - fencing, cameras, intruder protection, emergency communications, smoke detectors, fire alarms, sprinklers, etc.

Taxpayer protections are REQUIRED:

- **ALL funds STAY LOCAL.** The State CANNOT take this funding away.
- NO funds are allowed for administrators' salaries.
- Citizens' Oversight and mandatory independent audits ensure proper spending.

Passing Measure B also qualifies Westminster School District to receive up to \$90M in State matching funds, leveraging local taxpayer dollars further.

Whether you have school-age children or not, protecting the quality of our neighborhood schools is a wise investment. That's why teachers, parents, school leaders and residents across EVERY Westminster SD school community are VOTING YES on B.

Make YOUR vote count - for **our** children, for **our** community.

Please, VOTE YES on B. Thank you!

www.YesForWSDschools.com

s/ Tony Lam
Former Westminster City Councilman, 50-year Homeowner, Retired Business Owner

s/ Kim Bui
President, Westminster Teachers Association

s/ Christine Hernandez
Parent, HBUHSD Boardmember, Youth Advocate, 2026 Westminster Woman of Distinction

s/ Khanh Nguyen
Retired Engineer, 25-year Homeowner, WSD Trustee

s/ Kenneth Lopour, Ed.D
18-year Educator, Principal, Warner Middle School

No argument against this measure was submitted.