



One City Schools

One City Regular Board Meeting

Published on April 25, 2021 at 5:58 PM CDT

Date and Time

Tuesday April 27, 2021 at 4:00 PM CDT

Location

Normally, we will meet at One City Schools, 2012 Fisher Street, Madison, WI 53713. However, due to COVID-19, we will meet by Zoom conferencing for this meeting.

Join the April 27, 2021 Board Meeting via Zoom
at <https://onecityschools.zoom.us/j/96414211790>

Meeting ID: 964 1421 1790

Dial by your location

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Agenda

	Purpose	Presenter	Time
I. Opening Items			4:00 PM
A. Record Attendance Roll call - take attendance of Board Directors.		G.Wiseman	1 m
B. Call the Meeting to Order		N.Wray	1 m
C. Approve Minutes from March 23, 2021 Regular Board Meeting	Approve Minutes	N.Wray	2 m

	Purpose	Presenter	Time
Board members will review and approve the minutes from the March 23, 2021 Board meeting.			

Approve minutes for One City Regular Board Meeting on March 23, 2021

II. New Business - None

III. Guest Presentation - None

There is no Guest Presenter for this meeting.

IV. One City Parent Board Member Input 4:04 PM

A. One City Parent Update by Parent-members of One City's Board of Directors	Discuss	Parent Board Members	10 m
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One City Schools has a strong foundation of active and engaged parents. Parent representatives who serve on One City's Board of Directors will have the opportunity to share an update with the Board on behalf of the One City parent-led Parent Council.

Parent Board Members Ms. Toya Pedracine-Stewart, Dr. Wajih Akhtar-Khaleel and Ms. Jodie Pope will present/lead the discussion.

V. Finance Committee: Discussion and Actions 4:14 PM

A. Review and Approve One City's March 2021 Financial Report	Vote	T.Jaeckle, L.Lange, CEO	10 m
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- Nick Curran and Leah Lange of Numbers 4 Nonprofits have prepared One City's March 2021 financial statements.
- One City Treasurer and Finance Committee Chair, Torrey Jaeckle will present One City's March 2021 statements and financial performance to the Board. The Board will discuss and approve the financial statements after discussion.

B. Update on the status of the \$20M grant applied for from the W.K. Kellogg Foundation	FYI	K.Caire	10 m
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One City Schools has passed the Kellogg Foundation's administrative review process and is now in the unique phase of the Peer-to Peer review process. This Peer-to-Peer review process "aligns with a broader goal of ensuring that participating in Racial Equity 2030 provides value to all applicants." Kaleem Caire and Beth Graue, Sorenson Professor, Department of Curriculum and Instruction, are currently engaged in peer review of 5 other applicants who have also passed the administrative review process. The ECE4ALL Coalition that One City has convened is now working on establishing work groups that will move the ECE4ALL [Racial Equity 2030 Initiative](#) forward. We will learn if we are a finalist by summer 2021.

Individuals and the organizations they represent that are members of the ECE4ALL Coalition are:

1. Kaleem Caire, Founder and CEO, One City Schools
2. Beth Graue, Sorrenson Professor of Education and Director, Center for Research on Early Childhood Education (CRECE), UW-Madison

- | | Purpose | Presenter | Time |
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| 3. Jackie Anderson, Wisconsin Infant-Toddler Policy Project Manager, Wisconsin Early Childhood Association (WECA) | | | |
| 4. Jody Bartnick, Executive Director, Community Coordinated Child Care (4-C) | | | |
| 5. Courtney Bell, Professor, Wisconsin Center for Education Research, UW-Madison | | | |
| 6. Hayley Chesnik, Senior Director of Strategic Collaborations, United Way of Dane County | | | |
| 7. Amy Claessens, Associate Professor, Education Policy Studies and CRECE, UW-Madison | | | |
| 8. Nar Doumbya, Co-Director of TEACH Early Childhood Wisconsin, Wisconsin Early Childhood Association | | | |
| 9. Paula Drew, Early Care and Education Research and Policy Analyst, Wisconsin Early Childhood Association | | | |
| 10. Dorothy Edwards, Professor, School of Education, UW-Madison | | | |
| 11. Sarah Esmond, Outreach Program Manager, School of Medicine and Public Health, UW-Madison | | | |
| 12. Simone Lawrence, Administrative Manager-External Relations, One City Schools | | | |
| 13. Kimber Liedl, Business Engagement Director, Wisconsin Early Childhood Association | | | |
| 14. Coral Manning, Early Childcare and Education Manager, City of Madison Child Care Division | | | |
| 15. Lana Shkylar Nenide, Executive Director, Wisconsin Alliance for Infant Mental Health | | | |
| 16. Bryce Pickett, Director, One City Preschool | | | |
| 17. Toni Rivera-Joachin, CEO, Families and Schools Together (FAST) | | | |
| 18. Shedon Ryan Hitchens, United Way of Dane County | | | |
| 19. Savion Castro, Madison Metropolitan School District (MMSD) Board of Education | | | |
| 20. Ruth Schmidt, Executive Director, Wisconsin Early Childhood Association (WECA) | | | |
| 21. Joe Sensenbrenner, Founder, Resilient Cities Center | | | |
| 22. Terri Strong, Early Childcare and Education Consultant, City of Madison Child Care Division | | | |
| 23. Jessica Tormey, Representative for Families and Schools Together (FAST) | | | |
| 24. Gail Wiseman, VP of External Relations, One City Schools | | | |
| 25. Kennan Wood, President, Wood Communications | | | |
| 26. Xena Zupan, Executive Assistant to the CEO and Project Coordinator for ECE4ALL, One City Schools | | | |

One City's CEO, Kaleem Caire, is leading this initiative in partnership with Beth Graue of UW-Madison and Jody Bartnick of Community Coordinated Child Care (4-C).

VI. CEO Update and April 2021 Organizational Report 4:34 PM

A. CEO Departmental Reports: Key Topics and School Highlights FYI Department Heads 1 m

For your information and review, attached to this agenda are the monthly departmental updates for April 2021 from One City's Executive Team:

1. Family and Community Initiatives - Ms. Marilyn Ruffin
2. One City Expeditionary Elementary School - Mr. Faren D'Abell
3. One City Preschool - Mr. Bryce Pickett
4. NO REPORT: New School Development and Memo on potential uses of WPS Facility - Ms. Devon Davis
5. School Health, Facilities and Operations - Mr. David Stephan
6. Fundraising and External Relations - Ms. Gail Wiseman

Please feel free to reach out to the appropriate team member above, or Kaleem, if you have questions.

B. One City Student Enrollment Update for the 2021-22 School Year FYI M.Ruffin 10 m

As of April 23rd, 2021 for the 2021-22 school year:

- **4K - 38 students - FULL (with a growing WaitList)**

- | | Purpose | Presenter | Time |
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| • 5K - 48 students - FULL (with a growing WaitList) | | | |
| • Grade 1 - 48 students - FULL (with a growing WaitList) | | | |
| • Grade 2 - 36/48 or 75% seats filled | | | |
| • Grade 3 - 32/48 or 66% seats filled | | | |
| • Grade 4 - 11/48 or 23% seats filled | | | |

TOTAL: 213/278 = 76% seats filled as of today.

We will reignite our recruitment strategies to fill the remaining seats for 2021-22 in mid-May.

C. Report on Progress Toward Purchase of 1707 W Broadway	FYI	David Stephan	15 m
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One City has signed the Purchase Agreement (K. Caire and T. Jaeckle) to acquire the 1707 W. Broadway property from WPS Health Solutions, and are awaiting WPS' signature on the agreement.

JLA Architects has completed preliminary designs for the new facility.

We have formally notified Urban Land Interests (ULI) that we will not be renewing our lease for the Coyier Lane property for next school year, or thereafter.

Our Facility and Project Team:

- **The Facility:** [Click here](#) to review photos/slides of the facility we are purchasing.
- **Structural Design:** [JL Architects](#) of Madison is the lead architect on our project and [Eppstein Uhen Architects](#) which has a special school practice, is consulting with them as well. The lead architect is [Rafeeq Asad](#) of JLA Architects.
- **Internal Environmental Design:** [Zebradog Studios](#) of Madison is designing the visual esthetic inside the school. Our key contact is the owner, Mark Schmitz.
- **Construction and Project Manager:** [J.H. Findorff & Son](#) will complete the renovation and manage the construction project for us. The Senior Project Manager is John Tucker.
- **Real Estate Broker:** Annette Gelbach of [Key Commercial Real Estate](#).
- **Legal Representation:** [Jared Walker Smith](#) of Boardman Clark LLP is our real estate attorney and [Tess O'Brien-Heinzen](#) is our school law attorney, which a specialization in [charter schools](#).
- **One City Facilities Committee:** Co-chaired by [Joseph Krupp](#), owner of [Prime Urban Properties](#), co-owner of [Food Fight Restaurant Group](#) and founder and former owner of [Krupp General Contractors](#), and [Salli Martyniak](#), retired CEO of [Forward Community Investments](#), a CDFI serving Wisconsin.

Our projected closing date on the purchase of the WPS facility is "no later than" July 30, 2021.

We will complete the renovation of the property in two phases.

Phase One (April 2021 to January 2022) will include:

1. Getting the WPS facility move-in ready by September 1, 2021 for Kindergarten through 4th Grade (278 students): including classrooms, administrative offices, small-group instruction spaces, temporary library, kitchen and cafeteria, and outdoor play space.
2. Completing the initial renovation of the WPS facility to serve our elementary school students (K - 5), and all administrative offices by January 25, 2022.

Phase Two (January 2022 to July 2023) will include:

1. Completing the final renovation of the WPS facility to serve grades K - 12 by July 31, 2022
2. Completing the construction of the multipurpose gymnasium by July 31, 2023 (at the latest)

Purpose Presenter Time

We are going to begin interviewing New Market Tax Credit consultants as well. So far, the following consultants we are going to interview are:

1. [IFF](#), which has an office in Milwaukee, Wisconsin.
2. [Baker Tilley](#), which has an office her in Madison.
3. [Hope Community Capital](#) of Madison.

D. A Preview: First Look at One City Schools WPS Facility	Discuss	Kaleem Caire	30 m
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1. **Clarification:** We are not building a school to educate children. We are building a Early College and Career Education Center that will prepare children to live, learn, work, compete and lead in the future.
2. **The Vision for the Facility:** What type of learner and leader are we cultivating?
3. **The Program of the Facility:** What type of education will our children receive at One City Elementary and Secondary School?
4. **One City Scholars Academy:** It's mission, purpose and structure.
5. **The Facility:** The first cut of schematic drawings of a renovated WPS Facility, for your review
6. **Questions and Answers**

E. A Preview: One City's 2021-22 Capital Campaign	Discuss	Kaleem Caire	25 m
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1. **Preliminary Goals of the Capital Campaign**
2. **Timeline of the Capital Campaign**
3. **Capital Campaign Leadership:** Appointing Campaign Co-Chairs
4. **The Campaign Structure and Members:** (a) Capital Campaign Committee, (b) Local Champions, (c) National Champions, (d) Local Partners, (e) National Partners and (f) Sponsors
5. **Roles of Capital Campaign Member:** Achieving our Goals
6. **Questions and Answers**

VII. Other Business 5:55 PM

A. Other Business	Discuss	Noble Wray	4 m
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Suggest topics for future meetings.

VIII. Closing Items 5:59 PM

A. Adjourn Meeting	Vote	Noble Wray	1 m
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For more information, please contact Gail Wiseman, Vice President of External Relations at gwiseman@onecityschools.org or (608) 514-6119.