

**SONORA UNION HIGH SCHOOL DISTRICT**  
**Minutes for a Special Board of Trustees Workshop -**  
**Wildcat Ranch Property**  
**January 11, 2018**                      **Thursday, 6:00 PM**  
SONORA HIGH SCHOOL LIBRARY, 430 N Washington St, Sonora, CA 95370

---

**Members Present:** Jeanie Smith, President  
Kathy Ankrom, Member  
Jeff Norstrom, Member  
Rob Lyons, Member  
Levi Houghton, Student Representative

**Members Absent:** Kim Norton, Clerk

Also present were Superintendent Patrick Chabot, Chief Business Official Dana Vaccarezza, Recording Secretary Cindy Costello, SHS Principal Ben Howell, Alt Ed Principal Roy Morlan, SUHSD staff and students, and members of the public.

**1. OPENING BUSINESS**

**1.A. Call to Order and Establishment of Quorum**

- Establishing a quorum, Jeanie Smith called the meeting to order at 6:00 pm.

**1.B. Pledge of Allegiance**

- Jeanie Smith led the Pledge of Allegiance.

**1.C. Adopt Agenda as Presented/Amended**

- ✓ Motion by Kathy Ankrom, second by Levi Houghton to accept the agenda as presented.
- ✓ Student Vote: Aye
- ✓ Board Vote: Ayes: 4 (Kathy Ankrom, Jeanie Smith, Rob Lyons, Jeff Norstrom)  
Noes: 0  
Absent: 1 (Kim Norton)

**2. PUBLIC COMMENT for non-agendized items**

Members of the public are welcome to address the board at this time regarding non-agendized items:

- Time is limited to five (5) minutes per speaker, with a cumulative time of twenty (20) minutes.
- This is a time for comments, as opposed to dialogue, questions and answers with Board members.
  - There was no Public Comment regarding non-agendized items.

**3. COMMUNICATIONS - Wildcat Ranch Property; APN: 097-130-04**

**3.A. Information Items**

- There was no Public Comment regarding the attached informational documents.

**3.B. Board Discussion of Wildcat Ranch Property**

- ✓ Motion by Jeff Norstrom, second by Levi Houghton to address the Board Discussion of 3.B after 4.B. to allow public comment to continue.
- ✓ Student Vote: Aye
- ✓ Board Vote:   Ayes: 4 (Kathy Ankrom, Jeanie Smith, Rob Lyons, Jeff Norstrom)  
                  Noes: 0  
                  Absent: 1 (Kim Norton)

Public Comment:

- Members of the public spoke in support of and shared their thoughts on the cross country course and benefits of hands-on learning at the Ranch. Most agree that keeping a portion but not all of the land is acceptable as long as the funds received from the sale or lease is used to develop the land for student programs.

Note: 4.A. and 4.B. were addressed prior to the Board Discussion of 3.B.

Board Discussion:

- Board members expressed their desire to support all CTE programs. The Wildcat Ranch sat unused for many years and they would like to find solutions that maximize resources to benefit all students. They aim for their decisions to be well-informed and long-term, while keeping students their number one consideration.

Note: 4.C. was addressed next

**4. PUBLIC COMMENT**

**4.A. Board Consideration to Change Public Comment Time to Three (3) Minutes per Speaker and 45 Minutes Cumulative Time for This Meeting**

Board bylaw 9323 states:

"Individual speakers shall be allowed five minutes to address the Board....The Board shall limit the total time for public input on each item to 20 minutes. With Board consent, the Board president may increase or decrease the time allowed for public presentation, depending on...the number of persons wishing to be heard. The president...may ask that additional persons speak only if they have something new to add."

Therefore, the Board will consider altering the allowed time for individual speakers to three minutes and limit the total time for public input to 45 minutes.

- ✓ Motion by Kathy Ankrom, second by Jeff Norstrom to shorten individual public comments to 3 minutes and a cumulative time of 45 minutes or longer, as needed.
- ✓ Student Vote: Aye
- ✓ Board Vote:   Ayes: 4 (Kathy Ankrom, Jeanie Smith, Jeff Norstrom)

Noes: 1 (Rob Lyons)  
Absent: 1 (Kim Norton)

**4.B. Public Comment** for Wildcat Ranch Property; APN: 097-130-04

- Please step up to the podium when addressing the Board;
- You will have one opportunity to come to the podium to address the Board;
- This is a time for comments, as opposed to dialogue, questions and answers with Board members.
  - Some students and members of the public gave ideas of ways to sell or lease a portion of the land to obtain funding for developing the remaining land in a way that would benefit the students. Others reported the importance of CTE and Ag programs, and the cross country course to invest in the future of students. And another urged the Board to remember their mission statement and consider that as they move forward with their decisions.

Note: Board Discussion of 3.B. was addressed next.

**4.C. Public Comment** for Closed Session Items

Members of the public are welcome to address the board at this time regarding closed session items:

- Time is limited to five (5) minutes per speaker, with a cumulative time of twenty (20) minutes.
- This is a time for comments, as opposed to dialogue, questions and answers with Board members.
- The public once again expressed how the Wildcat Ranch offers students numerous opportunities; they reminded the Board to look at income generating options when moving forward; and finally, it was mentioned that some felt that progress was made at tonight's meeting.

**5. CLOSED SESSION**

Conference with Real Property Negotiator

Property: Wildcat Ranch Property; APN: 097-130-04

Negotiator: Patrick Chabot

Under Negotiation: Possible criteria for sale of property

- The meeting adjourned to Closed Session at 7:54 pm.
- The Student Representative departed from the meeting.

**6. RECONVENE TO OPEN SESSION, REPORT ON ACTIONS TAKEN IN CLOSED SESSION**

- The meeting reconvened to Open Session at 8:49 pm.
- No actions were taken during Closed Session.

**SONORA UNION HIGH SCHOOL DISTRICT**  
**Minutes for a Special Board of Trustees Workshop -**  
**Wildcat Ranch Property**

**January 11, 2018**

**Thursday, 6:00 PM**

SONORA HIGH SCHOOL LIBRARY, 430 N Washington St, Sonora, CA 95370

---

**7. BOARD ACTION REGARDING MATTERS DISCUSSED IN CLOSED SESSION**

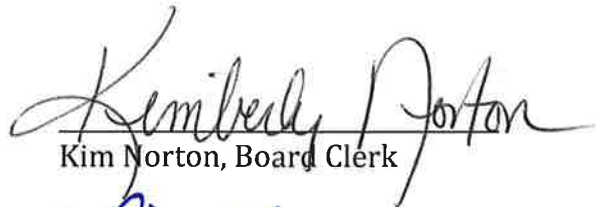
Wildcat Ranch Property; APN: 097-130-04

- No matters were presented for voting.

**8. ADJOURNMENT**

Late agenda material can be inspected in the superintendent's office at 100 School Street, Sonora, California. In compliance with the Americans with Disabilities Act, if any person needs special assistance to participate in the meeting, please contact the superintendent's office at (209) 533-8510 ext 12, 48 hours prior to the meeting.

- With no further business, the meeting was adjourned at 8:50 pm.

  
\_\_\_\_\_  
Kim Norton, Board Clerk

  
\_\_\_\_\_  
Patrick A. Chabot, Board Secretary

  
\_\_\_\_\_  
Cindy Costello, Recording Secretary