



## Bond Oversight Committee Meeting Notes

The first meeting of the Corbett Bond Oversight Committee was held via Zoom on February 18, 2021. BoardBook Premier was used to organize the agenda and meeting materials.

Committee members in attendance were Stayce Blume, Bob Buttke, Liz Conner, Cindy Duley, Robert Hattan, Todd Redfern, Steve Salisbury, Tamie Tlustos-Arnold, Michelle Vo and Dan Wold. Representing Soderstrom Architects were Henry Fitzgibbons, Marlene Gillis and Ian Mickelson. Also in attendance was Holly Dearixon, providing technical assistance. There were no committee members not in attendance

### 1. Call to Order 7:07 pm by Superintendent Dan Wold

Quarterly meetings of this group are to be expected over the next 18 months, maybe more if needed.

Roundtable introductions were made. Members highlighted their relevant experience and community connection to the district's work. Experience includes business management, business ownership, military service, facilities construction, architects, local government administration, health care, commercial project contracting, construction and project management, K-12 school design and construction.

### 2. Bond oversight roles and responsibilities

Superintendent Wold referred to the Bond Oversight Committee Roles and Responsibilities document and summarized that this committee is charged with monitoring projects to ensure they are as specified in the ballot title and moving along as intended by the voters. Recorded notes of these committee meetings will be used to provide project updates.

### 3. Procedures for annual checklist

Superintendent Wold referred to the last page of the Bond Authorizing Resolution's Form of Annual Tax-Exempt Compliance Checklist for what needs to be included in an annual report.

Committee members are requested to review the Oregon School Bond Manual prior to the next meeting.

### 4. GO Bond materials

Superintendent Wold referred to several bond informational pieces the committee has been given access to in BoardBook, such as OASBO's The Bond Passed Now What.

### 5. Project Update

Soderstrom Architects presented a concept sketch, noted that program needs have been defined and cost reductions are needed to work more with existing structures and reduce new construction, which is more expensive than refurbishment. The southernmost building in the

concept sketch is not in the current plan (would be \$1M more). Drain field site/sanitation decisions to be made. Breakout spaces are costly and need to be tightened up with smaller hallways and multiuse areas. Desire to make all new construction as efficient as possible. Hardscapes envisioned as multipurpose, ie bus loop also a play area, reduce asphalt on west side. Question about athletic space; not part of scope; possibly outdoors.

Question asked about defining projects for reporting. Board Chair Vo sees three projects for public reporting but can be all one for accounting purposes.

Board Chair Vo outlined three types of contingency costs and suggested we review these at each meeting:

- Design/project contingency (in the project cost estimate)
- Construct/contractor contingency (in the project cost estimate)
- Owner contingency (our reserved dollars not in the project cost estimate)

Trust and transparency defined as guiding principles for this undertaking.

Mention made that money could potentially be saved if contractor bonding not required.

Superintendent Wold suggested and it was unanimously agreed that meeting notes will be taken by Cindy Duley.

Superintendent Wold called for volunteers to chair the committee. Tamie Tlustos-Arnold volunteered and it was unanimously agreed she will chair the committee. Stayce Blume volunteered to back up Tamie; there was no objection.

After discussion, the next meeting date was set at Tuesday, May 18, 2021.

The meeting was adjourned at 8:00 pm.

# **Corbett School District 39 Bond Oversight Committee Roles and Responsibilities**

## **BACKGROUND**

In November 2020, the Corbett School District passed a Capital Projects Bond. As part of the promise to the community, the Corbett School District is establishing the Bond Oversight Committee (BOC) to work with the district in monitoring the bond funds.

## **PURPOSE AND AUTHORITY**

With the desire for public transparency and accountability for the District's effective use of bond funds, the Bond Oversight Committee (BOC) shall monitor the progress of the bond program relative to voter-approved scope of work, schedule and budget objectives. The BOC will monitor schedules and spending, and report quarterly to the Board of Directors regarding progress.

## **MEMBERSHIP/COMPOSITION:**

Eligibility for community member participation on the Bond Oversight Committee includes:

- Live within the Corbett School District
- Be a registered voter
- Not be an employee of the District (community member position)

The Bond Oversight Committee is composed of no fewer than 7 and no more than 14 members, confirmed by the Corbett School Board. Members shall primarily be professionals with experience in construction, finance, auditing, public budgeting, banking and general business. Two or three board members and the Business Manager shall serve as members. The make-up of the oversight committee shall include the following:

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- Architect(s)
- Superintendent
- Three to five community members (selected through an application process)
- Two or three board members (ex officio members)
- Business manager and director of maintenance (ex officio members)

The Committee members shall receive no compensation from the District for their services as members of the Committee. Bond Oversight Committee members may not have an active or

pending contract with the District, nor enter into a contract with the district during their term on the Committee.

**Scope of Work:**

- Determining that school district bond revenues are expended only for the purposes for which the bond was approved, and that bond revenues are not used for any purpose prohibited by law;
- Communicating key information related to the bond to the Superintendent, School Board, public groups, parent organizations and additional stakeholders.

**LEGAL LIMITATIONS**

The Corbett School District School Bond Oversight Committee is established as a district committee and not empowered with certain legal decision-making. For example, BOC meetings are advisory and not directly related to legal policy decision-making by the Corbett School Board. The BOC will provide information and respond to questions and/or concerns.

**The charge to the Committee does not include:**

1. Approval of construction contracts or change orders;
2. Appropriation of construction funds or construction plans or schedules;
3. Handling of legal matters;
4. Selection of architects, engineers, construction managers, project managers, and other such professional service firms;
5. The approval of the design for any project;
6. The selection of independent audit firm(s), and such other consultants as are necessary to support the performance of the Bond Program;
7. Committee members duties shall not extend to any fiduciary responsibilities reserved by law to the Board; or
8. Activities, roles or responsibilities that have been designated by the Superintendent or his/her designee to staff or consultants, or any policy-making responsibilities.

**COMMITTEE STRUCTURE AND TIMING**

The Bond Oversight Committee shall meet through September, 2022, or upon issuance of a final report by the Committee after all projects authorized by the Corbett District Bond Measure have been completed, whichever is earlier.

The Oversight Committee shall meet no fewer than four times per year. Meetings shall be held at a time and location to be determined by the Committee. Corbett School District staff will

provide necessary technical and administrative assistance including meeting materials and notes.

## **DELIVERABLES**

The Bond Oversight Committee shall prepare and deliver quarterly meeting notes as well as an annual progress report to the Board of Directors regarding project progress including an overall assessment of the projects, schedules, spending trends, and cost projections for specific projects to ensure the purpose and promise of the Corbett School District Capital Projects Bond is fully realized.

# Notice of Measure Election

District

SEL 803

26-220

rev 03/18 ORS 250.035,  
250.041, 255.145, 255.345

<b>Notice</b>			
<b>Date of Notice</b> August 16, 2020	<b>Name of District</b> CORBETT SCHOOL DISTRICT NO. 39	<b>Name of County or Counties</b> Multnomah	<b>Date of Election</b> November 3, 2020

**Final Ballot Title** The following is the final ballot title of the measure to be submitted to the district's voters. The ballot title notice has been published and the ballot title challenge process has been completed.

**Caption** 10 words which reasonably identifies the subject of the measure.

Bonds to Construct, Renovate, and Improve District Facilities

**Question** 20 words which plainly phrases the chief purpose of the measure.

Shall Corbett School District issue \$4,000,000 in bonds and receive State grant to construct and renovate schools? If the bonds are approved, they will be payable from taxes on property or property ownership that are not subject to the limits of sections 11 and 11b, Article XI of the Oregon Constitution.

**Summary** 175 words which concisely and impartially summarizes the measure and its major effect.

District will receive \$3,878,367 state grant only if bonds are approved and is on waiting list to receive additional \$121,633 if voters approve bonds, funds are available and another district's measure fails to pass. If bonds are not approved grant will be diverted to another district. Bond and grant funds are expected to finance or refinance the following capital costs:

- Improvements, renovation and/or construction of facilities for grade and middle schools, high school and District offices and facilities, including high school remodel for additional office space and grade school roof repairs
- Furnishing, equipping and improvements to facilities, including for CTE, Title IX and ADA
- Site improvements, refinance loan for land acquisition and improvements, demolition, bond issuance costs.

District would establish citizen oversight committee to ensure proceeds are used for purposes indicated.

Bonds would mature in not to exceed 11 years from issuance and may be issued in series. The estimated tax rate is \$1.02 per \$1,000 of assessed property value. Actual levy rate may differ due to changes in interest rates and assessed value.

**Explanatory Statement** 500 words that impartially explains the measure and its effect.

If the county is producing a voters' pamphlet an explanatory statement must be drafted and attached to this form for:  
→ any measure referred by the district elections authority; or  
→ any initiative or referendum, if required by local ordinance.

**Explanatory Statement Attached?**  Yes  No

**Authorized District Official** Not required to be notarized.

<b>Name</b> Robin Lindeen-Blakeley	<b>Title</b> Deputy Clerk
<b>Mailing Address</b> 35800 E Historic Columbia River Highway, Corbett, OR 97019	<b>Contact Phone</b> 503-261-4211

*By signing this document:*  
→ I hereby state that I am authorized by the district elections authority to submit this Notice of Measure Election; and  
→ I certify that notice of receipt of ballot title has been published and the ballot title challenge process for this measure completed.

*R. Lindeen-Blakeley*  
Signature

9-2-20  
Date Signed

RECEIVED  
20 SEP -3 PM 12:00  
DIRECTOR OF DISTRICT ELECTIONS

## EXPLANATORY STATEMENT

This \$4 Million bond is estimated to cost voters approximately \$1.02 per \$1,000 of assessed property value annually. This is less than the average \$2.58 per \$1,000 of assessed value District taxpayers paid annually over the life of the previous Grade School bond. Actual levy rate may differ due to changes in interest rates and assessed value.

Corbett School District has also secured a \$3,878,367 capital improvement grant from the State only if this bond is approved.

- District will only receive the grant if this bond measure is approved.
- District is on a waiting list to receive up to an additional \$121,633 if District voters approve bonds, funds are available, and another district's measure fails to pass.
- If District voters do not approve this measure, these funds will be diverted to another school district.
- District's grant was allocated based on a lottery; District and taxpayers may not have this opportunity at a future election.

With the combined \$7,878,367 of bond and grant funds, the District plans to:

Relocate Middle School and District Offices to Woodard property. Permanent facilities are expected to be created at the main campus if future bonds are approved.

- Begin to address a portion of approximately \$28 Million of identified long-term capital improvement needs.

More specifically, if approved, bond and grant funds are expected to finance or refinance the following capital costs:

- Improvements, renovation and/or construction of facilities for:
  - Relocation of middle school to Woodard property
  - Relocation of district offices to Woodard property
  - Renovation of high school facilities
  - Grade School roof repairs
  - Seismic improvements to Multi-Purpose Building on Main Campus
  - Decommission existing middle school facility
- Furnishing, equipping and improvements to facilities, including for CTE, Title IX and ADA
- Site improvements, refinance loan for land acquisition and improvements, demolition, bond issuance costs.
- If District's proposed use of Woodard property is not approved by authorities having jurisdiction, including Multnomah County, then funds planned for relocating Middle School and District Offices to Woodard will be used to accommodate them at the main campus.

The District faces aging facilities, educational changes resulting from increased access to technology, State mandates, and changes in educational standards, curricular focus, and changing student demographics. The buildings are in disrepair from age and heavy usage. The District's last bond to fund construction of the Grade School was approved in 1994. If approved, this bond would finance capital costs to help the District comply with state and federal laws that protect students, staff, and the community from hazardous materials, safety concerns, seismic deficiencies, and assist with ADA and Title IX (gender equity) compliance.

If approved, the District would establish a citizen oversight committee to ensure that bond proceeds are used for purposes indicated. The citizen oversight committee would make regular reports to the School Board throughout the design and construction process.

Bonds would mature in a period not to exceed 11 years from issuance and may be issued in series. Financial audits and oversight will be required.

**LENDER LETTER**

**\$4,000,000**  
**Corbett School District No. 39**  
**Multnomah County, Oregon**  
**General Obligation Bond, Series 2021**

The undersigned, a duly authorized officer of City National Bank of Florida (the “Bank”), hereby certifies as follows with respect to the Bank’s interest (as assignee of BciCapital, Inc.) in the above-captioned General Obligation Bond, Series 2021 (the “Bond”) dated as of April 15, 2021, and the related Bond Purchase Agreement dated as of April 15, 2021 between Corbett School District No. 39, Multnomah County, Oregon (the “District”) and BciCapital, Inc. (the Bond Purchase Agreement”):

1. The Bank is an organization that falls within one of the following categories:

- (a) a bank as defined in Section 3(a)(2) of the Securities Act of 1933 as amended (the “Securities Act”);
- (b) a savings and loan association or other institution described in Section 3(a)(5)(A) of the Securities Act, whether acting in its individual or fiduciary capacity; or
- (c) a “Qualified Institutional Buyer” as that term is defined in Rule 144A under the Securities Act.

2. The Bank has sufficient knowledge and experience in financial and business matters, including purchase and ownership of municipal obligations, to be able to evaluate the risks and merits of the investment represented by the Bond and the Bond Purchase Agreement.

3. The Bank has made its own independent and satisfactory inquiries related to the financial condition of the District, including inquiry into financial statements and other information relating to the financial condition of the District, the Bond, and the Bond Purchase Agreement, to which a reasonable investor would attach significance in making investment decisions, and of any other matters deemed to be relevant to a reasonably informed decision to purchase the Bond.

4. The Bank has had the opportunity to ask questions and receive answers from knowledgeable individuals concerning the District, the Bond, the Bond Purchase Agreement, the projects financed and refinanced with the Bond, and the use of the proceeds of the Bond, all so that as a reasonable investor the Bank has been able to make a reasonably informed decision to purchase the Bond.

5. The Bank confirms that its investment in the Bond constitutes an investment that is suitable for and consistent with its investment program and that the Bank is able to bear the economic risk of an investment in the Bond, including a complete loss of such investment.

6. The Bank is purchasing the Bond as an investment only and for its own account (and not as an “underwriter” or “Participating Underwriter” as defined in Securities and Exchange Commission Rule 15c2-12, as amended, replaced or supplemented) and does not presently intend to transfer, otherwise distribute or sell the Bond or any portion thereof to the general public or to any other party.

7. The Bank acknowledges that its right to assign, sell and transfer the Bond is limited as provided in the Bond Purchase Agreement.

8. The Bank acknowledges that the Bond (a) has not been registered under the Securities Act of 1933, as amended, and has not been registered or otherwise qualified for sale under the securities laws of any state, (b) will not be listed on any securities exchange, (c) will carry no rating from any rating service, and (d) there is no established market for the Bond and none is likely to develop. The Bank understands and acknowledges that (i) the Bond is not intended to be subject to the requirements of Rule 15c2-12 promulgated under the Securities Exchange Act of 1934, as amended and (ii) in connection with the Bank’s purchase of the Bond, the District has not prepared or caused to be prepared, any official statement, private placement memorandum or other offering document in connection with the Bond.

9. The Bank is purchasing the Bond solely for its own account for investment purposes only, with a present intent to hold the Bond until maturity, early redemption or mandatory tender, and not with a view to, or in connection with, any distribution, resale, pledging, fractionalization, subdivision or other disposition thereof (subject to the understanding that disposition of Bank’s property will remain at all times within its control).

10. The Bank has been furnished with and has examined the Bond, District Resolution No. 12.85-20 adopted December 16, 2020 authorizing the Bond, and other documents, certificates and legal opinions delivered in connection with the issuance of the Bond.

11. The Bank agrees that it will comply with any applicable state and federal securities laws in effect with respect to the initial purchase of the Bond and in effect with respect to any disposition of the Bond by it, and further acknowledges that any current exemption from registration of the Bond does not affect or diminish such requirements.

12. The Bond is guaranteed under the Oregon School Bond Guaranty Act (ORS 328.321 to 328.356) (the “Act”). Under the Act, if the District does not transfer sufficient funds for a debt service payment by the required time to its paying agent, and the State Treasurer receives the notice required by law, the State Treasurer is required to transfer the amount of the deficiency to the paying agent.

13. The Bank understands that the District and Hawkins Delafield & Wood LLP, Bond Counsel, will rely upon the accuracy and truthfulness of the representations and warranties contained herein and hereby consents to such reliance.

Dated as of the 23 day of April, 2021.

**CITY NATIONAL BANK OF FLORIDA**

By:   
Authorized Officer

Capital spending sources and uses since 2018-19.

Fiscal Year		Fund 8 FFCR Fund	Fund 9 Capital Projects*
2018-19	Beginning balance	\$ -	\$ 19,005
2018-19	Revenue	\$ -	\$ 516,700
2018-19	Expenditures	\$ -	\$ 515,803
2018-19	Ending balance	\$ -	\$ 19,902
2019-20	Revenue	\$ 3,000,000	\$ 610,034
2019-20	Transfers In	\$ -	\$ 185,000
2019-20	Expenditures	\$ 625,833	\$ 777,736
2019-20	Ending balance	\$ 2,374,167	\$ 37,200
2020-21	Revenue	\$ -	\$ 998,991
2020-21	Transfers In	\$ -	\$ -
2020-21	Expenditures	\$ 30,623	\$ 5,378
2020-21	Ending balance	\$ 2,343,544	\$ 1,030,813

\*Renamed GO Bond 2021 in April 2021

**Corbett School District**  
**General Ledger Transaction Detail**  
**Includes Transactions From 7/1/2018 Through 6/30/2019**

Post Date	Sub-System	Reference	Secondary Reference	PEID	Description	Debits	Credits	Balance
<b>0914150000 Bldg Acquisition/Construction</b>								
<b>0322 Repairs &amp; Maintenance Services</b>								
06/28/2019	JE	JE10737			Nature Space XP F01:F09	25,836.47		25,836.47
<b>Total Repairs &amp; Maintenance Services</b>						25,836.47		25,836.47
<b>0354 Advertising</b>								
03/27/2019	AP	TXN00094048		000197	DAILY JOURNAL O seismic upgrad	583.00		583.00
<b>Total Advertising</b>						583.00		583.00
<b>0383 Architect/Engineer</b>								
01/10/2019	AP	6915		000695	SODERSTROM ARCH GYM Seismic Up	1,440.00		1,440.00
03/27/2019	AP	TXN00093970		601353	ICI Fee Gresham ICI FEE GRESHA	82.40		1,522.40
03/27/2019	AP	TXN00093978		002800	CITY OF GRESHAM CITY OF GRESHA	3,295.95		4,818.35
03/31/2019	AP	7107		000695	SODERSTROM ARCH Up Grade Gym S	22,003.70		26,822.05
04/30/2019	AP	7193		000695	SODERSTROM ARCH GYM SEISMIC UP	13,291.59		40,113.64
05/31/2019	JE	JE10718		000695	Seismic Grant	2,902.50		43,016.14
05/31/2019	AP	7282		000695	SODERSTROM ARCH Gym Seismic Up	5,855.93		48,872.07
06/30/2019	JE	JE10761		000695	Invoice 7396 to FY2019	25,132.50		74,004.57
06/30/2019	AP	7338		000695	SODERSTROM ARCH GYM SISMIC GRA	7,947.50		81,952.07
<b>Total Architect/Engineer</b>						81,952.07		81,952.07
<b>0520 Building Acquisition</b>								
06/19/2019	AP	1ST		003603	DEACON CONSTRUC GYM Seismic Gr	119,175.97		119,175.97
06/30/2019	AP	1244165		001436	CARLSON TESTING Seismic Grant	1,002.00		120,177.97
06/30/2019	AP	WO-PTC-1081		002390	PROTEC INC GYM REPAIR	134.00		120,311.97
06/30/2019	AP	2ND		003603	DEACON CONSTRUC Gym Work	283,422.24		403,734.21
<b>Total Building Acquisition</b>						403,734.21		403,734.21
<b>0640 Dues and Fees</b>								
03/12/2019	AP	TXN00093469		002930	MULTNOMAH COUNT MULT CO LAND U	94.00		94.00
05/27/2019	AP	TXN00095839		601353	ICI Fee Gresham ICI FEE GRESHA	87.89		181.89
05/27/2019	AP	TXN00095847		002800	CITY OF GRESHAM building permi	3,515.68		3,697.57

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**Corbett School District**  
**General Ledger Transaction Detail**  
**Includes Transactions From 7/1/2018 Through 6/30/2019**

<u>Post Date</u>	<u>Sub-System</u>	<u>Reference</u>	<u>Secondary Reference</u>	<u>PEID</u>	<u>Description</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>
<b>Total Dues and Fees</b>						3,697.57		3,697.57
<b>3299 Oth Restricted Grants in Aid</b>								
08/23/2018	CR	CR006919	CR006919		Oregon Business Seismic Rehabi		53,172.00	(53,172.00)
06/30/2019	JE	JE10728			OBDD Seismic Rehab Draw 2 rev		463,528.00	(516,700.00)
<b>Total Oth Restricted Grants in Aid</b>							516,700.00	(516,700.00)
<b>Total Bldg Acquisition/Construction</b>						515,803.32	516,700.00	(896.68)
<b>0915203000 Capital Improvements</b>								
<b>0383 Architect/Engineer</b>								
11/30/2018	AP	6855		000695	SODERSTROM ARCH Seismic Upgrad	2,902.50		2,902.50
11/30/2018	AP	6856		000695	SODERSTROM ARCH Sesmic Grant -	11,034.00		13,936.50
05/31/2019	JE	JE10718		000695	Reclass Function 5203:4150		2,902.50	11,034.00
05/31/2019	JE	JE10718		000695	Reclass to GF Capital		11,034.00	
<b>Total Architect/Engineer</b>						13,936.50	13,936.50	
<b>0460 Non-consumable Items</b>								
09/18/2018	AP	755169		002390	PROTEC INC MATERIALS & SERVICE	1,031.00		1,031.00
05/31/2019	JE	JE10718		002390	Reclass to GF Capital		1,031.00	
<b>Total Non-consumable Items</b>						1,031.00	1,031.00	
<b>Total Capital Improvements</b>						14,967.50	14,967.50	
<b>Grand</b>						530,770.82	531,667.50	(896.68)

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**Corbett School District**  
**General Ledger Transaction Detail**  
**Includes Transactions From 7/1/2019 Through 6/30/2020**

<u>Post Date</u>	<u>Sub-System</u>	<u>Reference</u>	<u>Secondary Reference</u>	<u>PEID</u>	<u>Description</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>
<b>0814150000 Full Faith &amp; Credit 2020</b>								
<b>0319 Othr Instr Prof/Tech Services</b>								
01/30/2020	AP	JM044CORBE		003075	Fry, Peter F CONSULTATION MULT	760.00		760.00
01/30/2020	AP	JM045CORBE		003075	Fry, Peter F CONSULTATION ON T	1,158.00		1,918.00
03/31/2020	AP	JM046CORBE		003075	Fry, Peter F CONSULTATION	1,615.00		3,533.00
03/31/2020	AP	JM047CORBE		003075	Fry, Peter F CONSULTATION	855.00		4,388.00
<b>Total Othr Instr Prof/Tech Services</b>						4,388.00		4,388.00
<b>0322 Repairs &amp; Maintenance Services</b>								
02/29/2020	AP	11627		002357	SEPTIC TECHNOLO LOCATE,EXPOSE,	619.00		619.00
02/29/2020	AP	53696		003658	ENVIRONMENTAL S Environmental	8,935.80		9,554.80
03/31/2020	AP	11731		002357	SEPTIC TECHNOLO MEASURE FOR NE	194.00		9,748.80
05/31/2020	AP	50273		002390	PROTEC INC BASE CONTRACT AES R	605.00		10,353.80
06/30/2020	AP	2102		003670	NORTHWEST SURVE Survey OF Wood	8,762.00		19,115.80
06/30/2020	AP	153725		002512	GRESHAM LOCKSMI Keys and Rekey	1,408.50		20,524.30
<b>Total Repairs &amp; Maintenance Services</b>						20,524.30		20,524.30
<b>0354 Advertising</b>								
03/31/2020	AP	744650996		000197	DAILY JOURNAL O BIDS FOR CONST	292.82		292.82
06/30/2020	AP	744691768		000197	DAILY JOURNAL O Construction Bi	77.44		370.26
<b>Total Advertising</b>						370.26		370.26
<b>0383 Architect/Engineer</b>								
02/26/2020	AP	#1		003108	BOEGER & ASSOCI Septic System	1,000.00		1,000.00
03/31/2020	AP	241178		000560	COMMUNITY NEWSP ARCHITECTURAL	223.51		1,223.51
04/10/2020	AP	2		003108	BOEGER & ASSOCI ENGINEERING -	3,415.00		4,638.51
05/31/2020	AP	3		003108	BOEGER & ASSOCI WOODARD RD WOR	2,300.00		6,938.51
06/30/2020	AP	8124		000695	SODERSTROM ARCH Architects for	33,425.00		40,363.51
<b>Total Architect/Engineer</b>						40,363.51		40,363.51
<b>0510 Land Acquisition</b>								
06/30/2020	JE	JE200630K			Woodard Land from 0520 Bldg Ac	69,033.00		69,033.00

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**Corbett School District  
General Ledger Transaction Detail  
Includes Transactions From 7/1/2019 Through 6/30/2020**

<u>Post Date</u>	<u>Sub-System</u>	<u>Reference</u>	<u>Secondary Reference</u>	<u>PEID</u>	<u>Description</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>
06/30/2020	<u>JE</u>	<u>JE200630L</u>			Woodard Earnest Money	685.51		69,718.51
					<b>Total Land Acquisition</b>	69,718.51		69,718.51
<b>0520 Building Acquisition</b>								
03/06/2020	<u>JE</u>	<u>JE10772</u>		<u>003462</u>	Woodard Property 2020 Earnest	5,000.00		5,000.00
03/06/2020	<u>JE</u>	<u>JE10772</u>		<u>003462</u>	Woodard Property 2020	503,402.00		508,402.00
06/30/2020	<u>JE</u>	<u>JE200630K</u>			Woodard Property 2020		69,033.00	439,369.00
06/30/2020	<u>JE</u>	<u>JE200630L</u>			Woodard Earnest Money		685.51	438,683.49
					<b>Total Building Acquisition</b>	508,402.00	69,718.51	438,683.49
<b>0590 Other Capital Outlay</b>								
02/25/2020	<u>AP</u>	<u>C3362629</u>		<u>003462</u>	FIRST AMERICAN Closing 31520 E	498,402.00		498,402.00
03/06/2020	<u>AP</u>	<u>701655749</u>		<u>003462</u>	FIRST AMERICAN Commission to R	5,000.00		503,402.00
03/06/2020	<u>JE</u>	<u>JE10772</u>		<u>003462</u>	Woodard Property 2020		503,402.00	
					<b>Total Other Capital Outlay</b>	503,402.00	503,402.00	
<b>0640 Dues and Fees</b>								
01/31/2020	<u>CR</u>	<u>CR007821</u>	<u>CR007821</u>		MISC CASH RECEI Full Faith & C	51,800.00		51,800.00
03/31/2020	<u>CR</u>	<u>CR007923</u>	<u>CR007923</u>	<u>003462</u>	FIRST AMERICAN Buyer Refund		15.00	51,785.00
					<b>Total Dues and Fees</b>	51,800.00	15.00	51,785.00
<b>5150 Loan Receipts</b>								
01/31/2020	<u>CR</u>	<u>CR007821</u>	<u>CR007821</u>		MISC CASH RECEI Full Faith & C		3,000,000.00	(3,000,000.00)
					<b>Total Loan Receipts</b>		3,000,000.00	(3,000,000.00)
					<b>Total Full Faith &amp; Credit 2020</b>	1,198,968.58	3,573,135.51	(2,374,166.93)
					<b>Grand</b>	1,198,968.58	3,573,135.51	(2,374,166.93)

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**Corbett School District**  
**General Ledger Transaction Detail**  
**Includes Transactions From 7/1/2019 Through 6/30/2020**

<u>Post Date</u>	<u>Sub-System</u>	<u>Reference</u>	<u>Secondary Reference</u>	<u>PEID</u>	<u>Description</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>
<b>0914150000 Bldg Acquisition/Construction</b>								
<b>0319 Othr Instr Prof/Tech Services</b>								
12/19/2019	AP	420		003648	BUILDING ANALYS Inpectors for	8,300.00		8,300.00
<b>Total Othr Instr Prof/Tech Services</b>						8,300.00		8,300.00
<b>0322 Repairs &amp; Maintenance Services</b>								
05/28/2020	AP	1165		003659	SHELTER & VINE Nature Space Pl	1,280.00		1,280.00
<b>Total Repairs &amp; Maintenance Services</b>						1,280.00		1,280.00
<b>0324 Rentals</b>								
01/30/2020	AP	6253563505		003531	ECOLAB INC Dishwasher Rental	122.83		122.83
<b>Total Rentals</b>						122.83		122.83
<b>0383 Architect/Engineer</b>								
08/30/2019	JE	JE10762		000695	Invoice 7396 to FY2019		25,132.50	(25,132.50)
08/30/2019	AP	7396		000695	SODERSTROM ARCH Gym Seismic Up	25,132.50		
09/30/2019	AP	7475		000695	SODERSTROM ARCH GYM SEISMIC UP	8,570.72		8,570.72
09/30/2019	AP	7541		000695	SODERSTROM ARCH GYM SEISMIC UP	1,998.00		10,568.72
11/30/2019	AP	7602		000695	SODERSTROM ARCH HS Classroom a	4,801.00		15,369.72
11/30/2019	AP	7603		000695	SODERSTROM ARCH Gym Seismic Up	139.50		15,509.22
11/30/2019	AP	7683		000695	SODERSTROM ARCH Gym Seismic Up	360.00		15,869.22
12/23/2019	AP	19328		002697	MINORITY ABATEM Gym Remove Mez	2,153.25		18,022.47
12/31/2019	AP	7751		000695	SODERSTROM ARCH Seismic Report	1,800.00		19,822.47
<b>Total Architect/Engineer</b>						44,954.97	25,132.50	19,822.47
<b>0520 Building Acquisition</b>								
07/30/2019	AP	3RD		003603	DEACON CONSTRUC Gym work	175,547.83		175,547.83
07/31/2019	AP	3RD		003603	DEACON CONSTRUC Gym Seismic Up	195,554.13		371,101.96
08/19/2019	AP	1245162		001436	CARLSON TESTING Final Summary	50.00		371,151.96
09/30/2019	AP	PAYMENT 1.		003603	DEACON CONSTRUC HIGH SCHOOL RE	47,424.00		418,575.96
09/30/2019	AP	PAYMENT 4		003603	DEACON CONSTRUC SEISMIC GYM UP	125,896.51		544,472.47
10/15/2019	AP	5TH		003603	DEACON CONSTRUC GYM SEISMIC UP	25,961.72		570,434.19

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**Corbett School District  
General Ledger Transaction Detail  
Includes Transactions From 7/1/2019 Through 6/30/2020**

<u>Post Date</u>	<u>Sub-System</u>	<u>Reference</u>	<u>Secondary Reference</u>	<u>PEID</u>	<u>Description</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>
10/30/2019	AP	PAYMENT 2		003603	DEACON CONSTRUC High School Re	118,304.45		688,738.64
10/30/2019	AP	RETENTION		003603	DEACON CONSTRUC High School Re	8,722.55		697,461.19
10/30/2019	AP	RETENTION		003603	DEACON CONSTRUC Gym Retention	48,713.00		746,174.19
01/30/2020	AP	6133		000311	GRESHAM AWARDS Plastic Sign Fo	100.00		746,274.19
01/30/2020	AP	20638		003064	ADVANTAGE ENVIR Asbestos Mater	210.00		746,484.19
<b>Total Building Acquisition</b>						746,484.19		746,484.19
<b>0640 Dues and Fees</b>								
11/30/2019	AP	#95182		003160	BUREAU OF LABOR Public Works F	973.00		973.00
12/09/2019	AP	PREAPP.FEE		002930	MULTNOMAH COUNT Pre App. Fee F	754.00		1,727.00
<b>Total Dues and Fees</b>						1,727.00		1,727.00
<b>3299 Oth Restricted Grants in Aid</b>								
10/31/2019	CR	CR007711	CR007711		Oregon Business Seismic Rehabi		559,848.00	(559,848.00)
02/06/2020	CR	CR007832	CR007832		Oregon Business Seismic Rehab		50,186.00	(610,034.00)
<b>Total Oth Restricted Grants in Aid</b>							610,034.00	(610,034.00)
<b>Total Bldg Acquisition/Construction</b>						802,868.99	635,166.50	167,702.49
<b>Grand</b>						802,868.99	635,166.50	167,702.49

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**Corbett School District  
General Ledger Transaction Detail  
Includes Transactions From 7/1/2020 Through 6/30/2021**

<u>Post Date</u>	<u>Sub-System</u>	<u>Reference</u>	<u>Secondary Reference</u>	<u>PEID</u>	<u>Description</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>
<b>0814150000 Full Faith &amp; Credit 2020</b>								
<b>0322 Repairs &amp; Maintenance Services</b>								
02/28/2021	AP	2102.1		003670	NORTHWEST SURVE Site & Topgrap	1,005.00		1,005.00
<b>Total Repairs &amp; Maintenance Services</b>						1,005.00		1,005.00
<b>0383 Architect/Engineer</b>								
07/30/2020	AP	#4		003108	BOEGER & ASSOCI Engineer for W	6,035.00		6,035.00
10/30/2020	AP	8223		000695	SODERSTROM ARCH Woodard Road	2,352.50		8,387.50
10/30/2020	AP	5		003108	BOEGER & ASSOCI Preliminary En	3,300.00		11,687.50
12/30/2020	AP	#6		003108	BOEGER & ASSOCI Septic System	4,005.00		15,692.50
01/31/2021	AP	8411		000695	SODERSTROM ARCH WODARD	7,365.00		23,057.50
02/28/2021	AP	#7		003108	BOEGER & ASSOCI Septic Evaluat	6,560.00		29,617.50
<b>Total Architect/Engineer</b>						29,617.50		29,617.50
<b>Total Full Faith &amp; Credit 2020</b>						30,622.50		30,622.50
<b>Grand</b>						30,622.50		30,622.50

**Corbett School District  
General Ledger Transaction Detail  
Includes Transactions From 7/1/2020 Through 6/30/2021**

<u>Post Date</u>	<u>Sub-System</u>	<u>Reference</u>	<u>Secondary Reference</u>	<u>PEID</u>	<u>Description</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>
<b>0900000000 GO Bond 2021</b>								
<b>5110 Bond Proceeds</b>								
04/15/2021	CR	CR008197	CR008197		MISC CASH RECEI Net Bond Proce		998,990.77	(998,990.77)
<b>Total Bond Proceeds</b>							998,990.77	(998,990.77)
<b>Total GO Bond 2021</b>							998,990.77	(998,990.77)
<b>0914150000 Bldg Acquisition/Construction</b>								
<b>0383 Architect/Engineer</b>								
11/30/2020	AP	20-435		002697	MINORITY ABATEM REMOVAL DABINE	5,378.00		5,378.00
<b>Total Architect/Engineer</b>						5,378.00		5,378.00
<b>Total Bldg Acquisition/Construction</b>						5,378.00		5,378.00
<b>Grand</b>						5,378.00	998,990.77	(993,612.77)