

# MULTNOMAH COUNTY



## **VOTERS' PAMPHLET** **SPECIAL ELECTION – November 5, 2013** **Corbett School District**

### Official Drop Sites

**24-hour Official Ballot Drop Boxes** – secure outdoor sites may be accessed 24-hours a day, but will be locked at 8 pm on Election Day.

- **Multnomah County Elections Division** - 1040 SE Morrison St, Portland – two 24-hour boxes locations (one on SE 11<sup>th</sup> Ave between Morrison & Belmont and one on SE Belmont between 10<sup>th</sup> & 11<sup>th</sup>)
- **Gresham Library 24-hour box** - 385 NW Miller Ave, Gresham – 24-hour box located in library parking lot.

**Library Official Drop Boxes** - Voted ballots may be delivered to the following libraries during library hours until 8 pm on Election Day. Library ballot drop box is located inside each library. Library hours listed below.

- **Fairview-Columbia Library** -1520 NE Village St, Fairview  
Mon & Tue noon – 8 pm; Wed, Thur, Fri & Sat 10 am – 6 pm; Sun noon – 5 pm
- **Gresham Library** – 385 NW Miller Ave, Gresham  
Mon, Fri & Sat 10 am – 6 pm; Tue 10 am – 8 pm; Wed & Thur noon- 8 pm; Sun 10 am – 5 pm.
- **Troutdale Library** – 2451 SW Cherry Park Rd, Troutdale  
Mon & Tue noon – 8 pm; Wed, Thur, Fri & Sat 10 am – 6 pm; Sun noon – 5 pm

**Other Official Drop Site** – Nearby official drop site in Clackamas County.

- **Damascus City Hall** (Clackamas County) – 19920 SE Hwy 212, Damascus  
Mon – Fri 8 am – 5 pm; Election Day 7 am – 8 pm.

This pamphlet produced by:

Multnomah County Elections  
1040 SE Morrison Street  
Portland, Oregon 97214-2495  
[www.mcelections.org](http://www.mcelections.org)



MULTNOMAH COUNTY

TIM SCOTT  
DIRECTOR OF ELECTIONS



ELECTIONS DIVISION

1040 SE MORRISON ST  
PORTLAND, OR 97214  
(503)988-3720

[WWW.MCELECTIONS.ORG](http://WWW.MCELECTIONS.ORG)



Dear Multnomah County Voter:

For your convenience, we have included this Voters' Pamphlet with information on the November 5, 2013 Special Election. Here are a few things you should know.

- Voted ballots **MUST** be received at our office or official drop site location by **8:00 PM, Tuesday, November 5, 2013** to be counted.
- One 1st class or Forever Stamp is all you need to mail the ballot back in Multnomah County. You can also drop your ballot off at any Official Drop Site.
- This Voters' Pamphlet and other Election Information is available on our website: [www.mcelections.org](http://www.mcelections.org). Starting at 8:00 PM on election night, preliminary election results will be posted on our website and updated throughout the evening.
- If a ballot was delivered to your residence for someone who should no longer be receiving a ballot at your address, please write "RETURN" on the envelope and place it back in your mailbox. If a ballot was sent to someone who is deceased, please write "DECEASED" on the envelope and place it back in your mailbox.

If you have any questions you can contact our office at: 503-988-

3720. Sincerely,

A handwritten signature in black ink, appearing to read 'Tim Scott', written over a light grey rectangular background.

Tim Scott  
Director of Elections  
Multnomah County,  
Oregon

[www.mcelections.org](http://www.mcelections.org)

**PLEASE NOTE: Multnomah County Elections prints information as submitted. We do not correct spelling, punctuation, grammar, syntax, errors or inaccurate information.**

# CORBETT SCHOOL DISTRICT

## Measure 26-154

### BALLOT TITLE

#### **Bonds for Safety Improvements, Seismic Renovations and Operational Efficiencies**

**Question:** Shall Corbett School District renovate, save operating costs and improve safety by issuing \$15 million in general obligation bonds? 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:** If approved, District would renovate/replace buildings to reduce maintenance costs, replace old plumbing, electrical, and heating/ventilation systems; meet building codes for seismic, fire and life safety; improve safety and traffic flows and comply with federal ADA and educational equity laws.

This measure is expected to:

- Make seismic and fire protection upgrades to the Multipurpose Cafeteria, Old Gym and High School.
- Replace seismically challenged Middle School to improve safety.
- Renovate 1970 Gym; add classrooms and second multi-purpose facility.
- Construct new Bus Barn.
- Acquire land with building to save construction costs; make improvements if Board determines to be cost effective.
- Furnish, equip and make site improvements for all projects; pay for demolition and costs of issuance.
- Excess proceeds could be used to contribute to track construction. Private funds would also be solicited.

Bonds would mature in a period not to exceed twenty-six years. The initial tax rate is estimated to be approximately \$2.29 per \$1000 of assessed property value, an estimated increase of nine cents per \$1000 of assessed value from the 2012-2013 rate.

### EXPLANATORY STATEMENT

The last significant investment in Corbett School facilities occurred in 1994 when voters passed a \$6.5 million bond to construct a new elementary school.

In January 2013, the District appointed a diverse group of Corbett citizens who, along with professional architects, engineers and construction experts studied facility needs. Community meetings gathered feedback from the general public and Corbett voters were surveyed about different options.

Except for the elementary school, District buildings are between 35 and 90 years old. Since their original construction, building codes have been updated to reflect new requirements for fire and life safety and earthquake resistance. The Middle School (1923) is constructed almost entirely of hollow clay tiles and classified as "dangerous" according to building codes.

The Middle School and Old Gym have been maintained, but do not contain energy-efficient mechanical, electrical and plumbing systems that could save on operating costs and protect the community's investment.

With the expiration of the 1994 bond, and a lower interest rate climate, a new \$15 million bond would cost an estimated \$2.29 per thousand of assessed value. If this new bond were approved, property taxpayers in the Corbett School district are estimated to see an increase in their property tax rate attributable to schools of nine cents per thousand of assessed value above the rate paid in 2012-2013. This is an estimate only.

With a new bond, the District would renovate buildings to reduce maintenance costs; replace old plumbing, electrical, and heating/ventilation systems; meet building codes for seismic, fire and life safety; improve campus safety and traffic flows and comply with federal ADA and educational equity laws.

Specifically, the bond is expected to:

- Make seismic and fire protection upgrades to the Multipurpose Cafeteria (1970), Old (1954) Gym and High School (1977) to improve safety and security.
- Replace the seismically challenged Middle School with an energy-efficient building to increase safety and save money on operating costs.
- Renovate the Gym Addition (1970) to increase energy efficiency and improve safety, add classrooms and a larger multi-purpose facility to complement the smaller auditorium in the Multipurpose Cafeteria.
- Furnish, equip and make site improvements for all projects; pay for demolition and costs of issuance.
- Acquire nearby land, with building, that would save construction costs in the replacement for the Middle School and make improvements to this property if the Board determines them to be cost effective.
- Construct a new Bus Barn that would improve the safety of students and staff, ease traffic congestion and save operating costs.
- Use some bond proceeds to leverage any additional available state funding for seismic and energy efficiency projects.

If proceeds remain after the above projects are completed, the District would consider using a portion to contribute to the construction of a new track. Private funds would also be solicited for this purpose.

A citizen bond oversight committee would be appointed by the School Board to ensure that bond proceeds are spent properly and only on projects described in the ballot title and explanatory statement.

Submitted by  
Randy Trani, Superintendent  
Corbett School District #39

# CORBETT SCHOOL DISTRICT

## Measure 26-154

### ARGUMENT IN FAVOR

Since Corbett's earliest days, our community has made student learning a priority by investing in a high quality public education delivered in safe, well-built facilities.

The last significant investment in our school buildings occurred in 1994 with the construction of the Elementary School. The remaining facilities are between 35 and 90 years old. Their mechanical and electrical systems, plumbing and heating systems, are no longer energy efficient and cost the District ten of thousands of dollars to operate – money that could be used to improve instructional opportunities for students.

Our current Middle School has served the community well but is now classified as "dangerous" according to the building code. With the current low interest rates, we can replace this building with a safer, more energy-efficient structure that honors the current building's design elements, but gives students a modern learning environment for the next century.

Our gyms and multi-purpose building can be made more accessible and safer for students and staff, as well as for the larger community who frequently use them.

A new construction bond will help our small school district support exceptional educational opportunities that we can choose to share, on our own terms, with students from nearby communities. But we will never accept too many out-of-district students that we sacrifice what makes Corbett special: small classes, a rigorous curriculum and creative teachers who know every student by name and who are committed to helping them develop their full potential.

Corbett is being recognized for the excellence of its educational program. Our students are graduating into well-paying jobs. Many go on to complete college; all are on their way to becoming good citizens.

Our students deserve to learn in safe, cost-efficient facilities that prepare them for their world of tomorrow – whether they find that world here in Corbett or somewhere else.

Please vote YES for Measure 26-154.

Corbett School Board Members  
Charlie O'Neil, Chair  
Bob Buttke, Vice-Chair  
David Gorman  
Mark Hyzer  
Todd Mickalson

*(This information furnished by Marnie Conti,  
Citizens for Corbett Schools)*

The printing of this argument does not constitute an endorsement by Multnomah County, nor does the county warrant the accuracy or truth of any statements made in the argument.

### ARGUMENT IN FAVOR

Practical living. To our family, these words best summarize the special place that is Corbett.

More than 16 years ago, my husband and I moved to Corbett with our two sons, aged four and six. We had high hopes and big dreams. Both boys excelled growing up in the Corbett school system and went on to attend out-of-state universities. They are doing well and highly value their Corbett roots.

Barry and I have made life-long friends in Corbett and can't imagine a better place to call home. Being heavily involved in the community since the beginning, I have listened and I have learned. Corbett did not just "happen." Folks are now lining up to get into our little community because we are diverse in many ways, yet also strongly united on a few things. We honor practical living, being a kind and helpful neighbor, and provide a strong education for our children. Strong schools make strong communities.

Being an unincorporated community, we depend heavily on one another. Through the years we have been privileged to work alongside others on school field trips, classroom projects, coaching sports, supporting various school programs and adding to what was built by those who came before.

Our current Middle School is 90 years old. It has served our community well but it is no longer structurally safe or adequate for today's educational programs. Just like the folks who "paved the way" for my kids, I want to do the same for the next generation of Corbett students.

I want to see Corbett stay different than other communities: small, yet strong. I believe our entire community thrives when we have a healthy, vibrant school system with buildings that are designed to meet an ever-changing world of learning. A new school will benefit our students and further strengthen the value of our unique community.

Please join me in voting for the Corbett School Bond, Measure 26-154.

Michelle Smith, Realtor  
Corbett

*(This information furnished by Marnie Conti,  
Citizens for Corbett Schools)*

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# CORBETT SCHOOL DISTRICT

## Measure 26-154

### ARGUMENT IN FAVOR

I am a lifelong Corbett resident from a fourth generation Corbett family and a 1975 graduate of Corbett High School. Two of my children recently graduated from Corbett and two are still in high school. I am 33-year member of Multnomah Co. Fire District #14 (17 years as Fire Chief) and have responded to many fire and medical calls in Corbett school buildings over the years.

As a firefighter, I know the limitations of older buildings with regards to fire and life safety issues. Only three of our buildings are protected by sprinkler systems. The fire alarm systems in our older buildings need updating. The current Middle School has corridors that are not constructed of fire-rated materials; it and other buildings are not compliant with the Americans with Disabilities Act (ADA). Protecting the safety of our students, staff and visitors, and the community's investment in our buildings -- the largest capital investment of Corbett taxpayers -- are crucial aspects of the bond measure.

I received a quality education from Corbett schools, one that helped prepare me for a career as a professional electrician. However, with today's ever changing technology the current Middle School is also outdated. Outdated electrical, heating and ventilation systems increase utility costs compared to modern, energy saving systems. Replacing mechanical systems can save significant dollars in operating costs, dollars that can be put to use in the classroom. Our students today are once again receiving a high quality education. They deserve buildings that can deliver programs -- including science, technology, math and engineering -- that give them the same choices I had in the jobs and careers of tomorrow.

Our community has the opportunity to re-commit to our schools -- maintaining and strengthening the original investment of earlier generations of Corbett families -- an investment that is critical to the future of our community and the success of our students.

Please support Measure 26-154, the Corbett School Bond.

Tom Layton, Volunteer Firefighter  
Corbett

*(This information furnished by Marnie Conti,  
Citizens for Corbett Schools)*

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### ARGUMENT IN FAVOR

My name is Gary Law and my family began attending Corbett Schools over 100 years ago. My father was on the Corbett School Board and my grandfather drove a Corbett school bus. I graduated from CHS in 1957, later taught math there, and earned a masters degree from U of O in 1967. In addition to teaching math in Oregon public schools for ten years, I was also a Corbett business owner between 1983 and 2009. I have served on the boards of numerous Corbett school, church and community organizations and have always encouraged the education of young people.

Ninety years ago the present high school (Columbian HS) was built because the original school burned down. Let's do the responsible thing and build a safe, modern school building before another disaster happens with possible injury to our children.

The bond will be well administered by professional school planners and by our own District staff who have made CHS one of the top schools in the nation. These same professionals saw that the Springdale school remodel was done successfully: in one summer and within budget.

Improved facilities -- safer, more energy efficient and designed for a modern education -- will enable the District to continue to use the extra operational funds generated from charter and transfer students to support our great teachers who are preparing Corbett children for college and our present world.

With refurbished buildings, the Corbett school system can stay small, but it can't be just for in-district only students: not enough revenue would come from the State to hire teachers for even the minimal educational requirements, and the school would lose its accreditation. In the process, we would lose what we value most about our community. My old Columbian HS building needs to be replaced with a new, safe and modern Corbett High School. I fully support a new school bond and I hope you will, too. Please vote YES.

Gary Law  
Springdale

*(This information furnished by Marnie Conti,  
Citizens for Corbett Schools)*

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# CORBETT SCHOOL DISTRICT

## Measure 26-154

### ARGUMENT IN FAVOR

I've been a Corbett resident since 1979, when my family moved here from Troutdale. In 1986, I graduated from Corbett HS and had the privilege to be the National Honors Society president. At the time, it didn't seem much of an honor to be part of this group, because the standards were not as challenging as today. But I appreciate my high school experience because of the uniqueness of Corbett.

After living in Texas, Oklahoma and Jamaica, I transitioned back home to Corbett. Stacey and I are raising three daughters in the house that we plan to call home for the rest of our lives. When we bought our home, we had no idea that the school just up the road had transitioned into one of the best in the state, and the nation. What used to be ordinary is now extraordinary.

Five years as a District 14 firefighter showed me the power of transition. A month after I joined the fire department we took ownership of a new rescue vehicle. The old rescue had served the community well, but it was time to upgrade. Today, that new vehicle is the most frequently used one in the fleet and I can't remember any member saying how much they miss the old 65.

As I watched my daughters and the staff make the 1923 Middle School work, I marveled at their ingenuity. But the simple fact is that that building has outlived its capacity to serve our kids and the kids that will come after them.

Our community needs facilities that support the excellence that is happening in the classroom. With the low interest rates currently available, we can replace this building, and greatly improve our Gym, Multi-Purpose Building and High School with only a small increase in our taxes. This transition is also a bargain, too.

If you care about the next generation of young people, please support the Corbett School Bond.

Vance Rogers

Corbett

*(This information furnished by by Marnie Conti,  
Citizens for Corbett Schools)*

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### ARGUMENT IN OPPOSITION

The results of the *Nelson Community Survey, July 2, 2013*, show that the Corbett residents would support a bond for a new middle school, seismic upgrades to the existing gym and multipurpose building. These projects total 8.1 million. Instead, the vote ( 5-2 ) by the School Board was to place a bond on the ballot for 15 million, for dreams of grand sports fields, fitness center, theater, among other elaborate unnecessary projects.

It was explained by board members that they're asking to spend 15 million but that how they spend it would be finalized later. In essence they want a blank check after which they will decide without any required input of the community whatsoever which projects will or won't be included.

The Nelson survey indicated that the community would be likely to support a measure if the out of area students would not increase with the bond passing. The plans presented illustrate building a new school with double the classrooms of the existing building and additionally include plans to purchase a 14,000 square foot building that is for sale near the main campus (ServPro) as the new district office, which in reality is only the superintendent and two secretaries.

Our student population has doubled since 2009. Over half of the students do not live in Corbett. There has been no independent analysis of our resident population growth potential. Our tax payers are being asked to not only embrace the continual expansion of our schools but also to now pay the bill.

No one is opposing the replacement of the middle school or the safety and seismic upgrades needed.

**THIS IS NOT AN ALL OR NOTHING VOTE!**

It has been said if it fails in November they will re-evaluate and go again for the May election. We the people can force a more responsible plan and reasonable amount if we so choose!

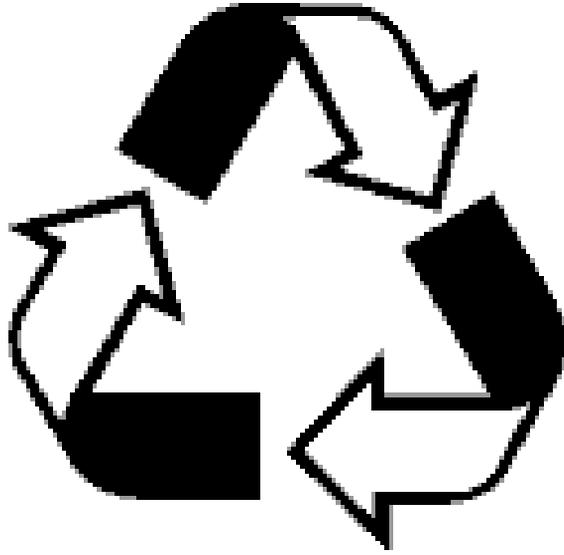
S.O.S.

Save OUR Schools

For more information visit: [www.corbettpost.com](http://www.corbettpost.com)

*(This information furnished by Gary Purvine,  
S.O.S Save Our Schools)*

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**WHEN YOU ARE  
FINISHED WITH THIS  
VOTERS' PAMPHLET**

**PLEASE  
RECYCLE  
IT**



## Tips for voting

- Read the ballot, envelope and voters' pamphlet carefully
- To ensure your vote counts, completely fill in the oval to the left of the response of your choice. Please use a black or blue ink pen.
- If you make a mistake or change your mind while marking your ballot, you may request a replacement ballot from the Elections Office or you may make your changes on the ballot, but it is critical that you make your choice obvious because election workers will inspect each ballot to make sure voter intent is understood and the ballot is counted correctly. Make your intent clear.
- Do not put multiple ballots in one envelope.
- The secrecy envelope is not required. If you forget to enclose the secrecy envelope your ballot will still count.
- **Don't forget to sign your return envelope. Your ballot will not count if you do not sign the return envelope.**
- If you accidentally sign another member of your households return envelope just cross off your signature and sign the correct one. The other member can then sign their envelope and vote.
- If you have a disability or are otherwise unable to mark your ballot you may contact the Elections Division for assistance. Phone 503-988-3720 / Oregon Relay Service 1-800-735-2900.

Lost or damaged ballot? Questions? Call 503-988-3720.