THE SCHOOL BOARD OF SARASOTA COUNTY, FLORIDA
Landings Administrative Complex
1980 Landings Blvd.
9:00 AM

March 19, 2024 Monthly Work Session

Call to Order

1. WORKFORCE HOUSING

   Contact:
   DUMAS
2. PROPERTY INSURANCE RENEWAL

   Contact:
   PETERSON
3. POLICY UPDATES AND REVISIONS

   Contact:
   PARENTEAU

Board Members' Comments

4. BOARD MEMBERS COMMENTS

   Contact:

Adjournment

March 19, 2024 Board Meeting
Agenda Item 1.

Title
WORKFORCE HOUSING

Contact
DUMAS

ATTACHMENTS:

Description	Upload Date	Type
Presentation	3/19/2024	Cover Memo
Presentation 2	3/19/2024	Cover Memo
Presentation 3	3/19/2024	Cover Memo
Presentation 4	3/19/2024	Cover Memo

Sarasota County School Board

Workforce Housing Exploration

March 19th, 2024

SARASOTA County Schools

Goals for today

1. Overview of previous efforts
2. Discuss basis for conversation today
3. Provide options for partnerships
4. Provide time for Board member dialogue

SARASOTA County Schools

Previous efforts

1. Conversation began several years ago

2. Formed a work group

   - Community partners
   - County staff
   - Sheriff's department

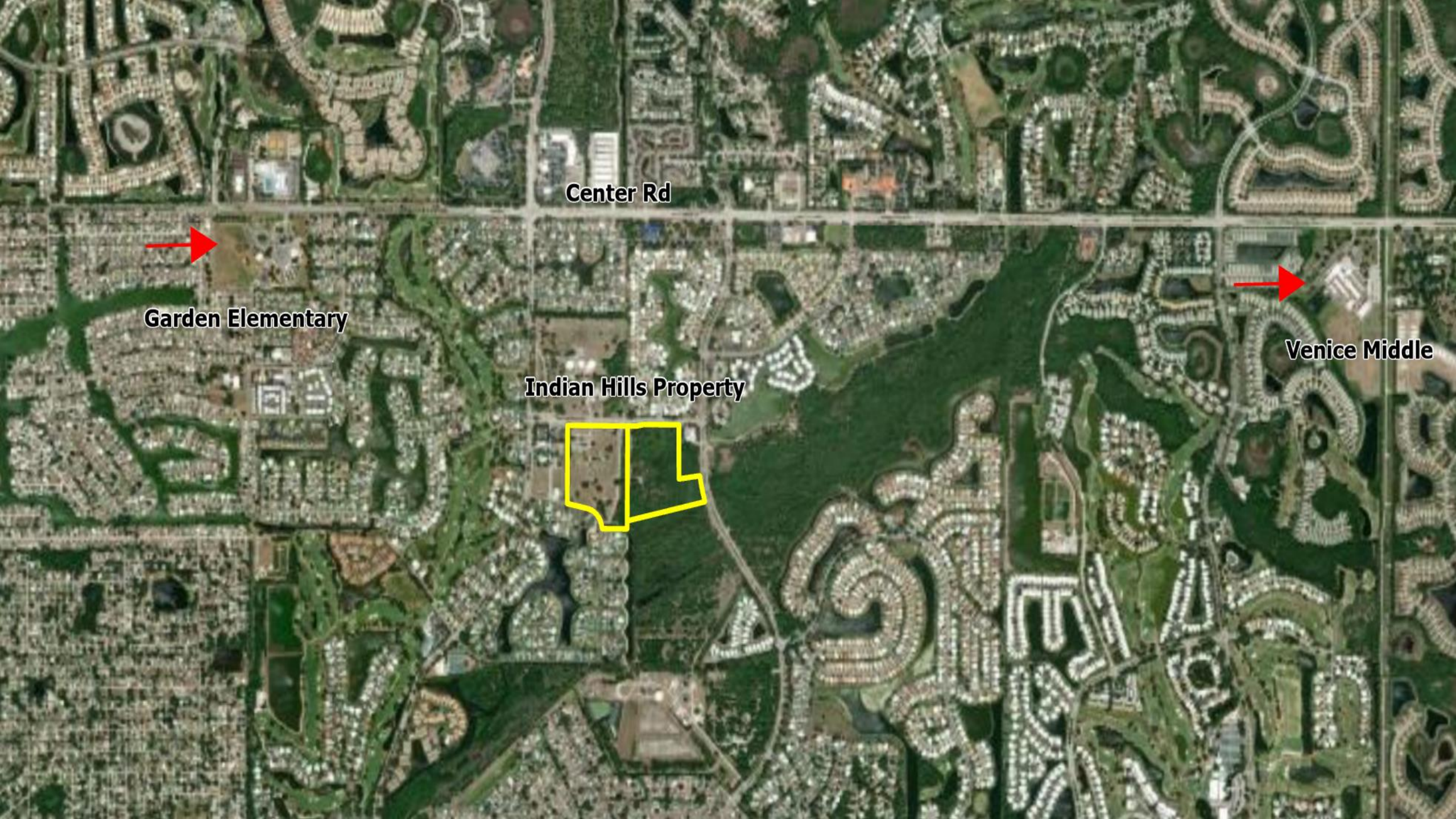
3. Resources

SARASOTA County Schools

Basis for today's conversation

Indian Hills Blvd Property

- 40 Acres
- 6.5 Million (2022)
- Proximity to other schools
  - 1.3 miles to Garden
  - 3.0 miles to VMS
- Property Title


Center Rd
Garden Elementary
Venice Middle
Indian Hills Property

Indian Hills Blvd
Jacaranda Blvd
Venice East Blvd

Presentations

1. Jack Meredith – Sarasota Housing Authority
2. Mark Vengroff – One Stop Housing
3. Pat Neal – Neal Communities

SARASOTA County Schools

Board member conversation

Next steps?

EVERY STUDENT. EVERY DAY!

SARASOTA County Schools

WORKFORCE/AFFORDABLE HOUSING FEASIBILITY ANALYSIS

1130 Indian Hills Blvd. Venice, FL

WORKFORCE/AFFORDABLE HOUSING FEASIBILITY ANALYSIS

1 MARKET FEASIBILITY

2 TECHINICAL FEASIBILITY

3 FINANCIAL FEASIBILITY

1 MARKET FEASIBILITY

WHAT IS WORKFORCE AND AFFORDABLE HOUSING?

AFFORDABLE HOUSING

Housing that serves families or individuals at or below 80% of area median income (AMI) is the industry-standard definition for affordable housing.

WORKFORCE HOUSING

Housing near job centers for families or individuals, with an AMI 81%-140%, where they can live affordably near work every day with little commute time.

1 MARKET FEASIBILITY

SARASOTA INCOME

SARASOTA AREA MEDIAN HOUSEHOLD INCOME

$78,340.00

Sources: Florida Bureau of Economic and Business Research, 2023 (Resident Population); Sarasota County PDS (Seasonal Population). All other values: U.S. Census Bureau, 2022 American Community Survey 1-Year Estimates

72% OF RENTERS AND 62% OF HOMEOWNERS WITH INCOMES BELOW 80% AMI ARE PAYING MORE THAN 30% OF THEIR INCOME FOR HOUSING, OF THESE 45% PAY MORE THAN 50% ON HOUSING

Sources: Workforce Housing Report, Sarasota county and Sarasota City

1 MARKET FEASIBILITY

HOUSING COST

As of March 2024, the average rent in Sarasota, FL is $1,824 per month. This is 22% higher than the national average rent price of $1,498/month, making Sarasota one of the most expensive cities in the US.

Market Rate Rent:
Studio$1,242/month One Bedroom $1,824/month Two Bedroom $2,240/month Three Bedroom $2,952/month

Source: Apartment .com

Affordable Rent Rates;

HUD release: 5/15/2023
Effective: 5/15/2023

2023 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP and HHRP Programs

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Sarasota County	30%	19,200	21,950	24,660	30,000	35,140	40,280	45,420	50,560	Refer to HUD		480	514	621	814	1,007	1,199
(North Port-Sarasota-	50%	32,000	36,600	41,150	45,700	49,400	53,050	56,700	60,350	63,980	67,636	800	857	1,028	1,188	1,326	1,463
Bradenton MSA)	80%	51,200	58,500	65,800	73,100	78,950	84,800	90,650	96,500	102,368	108,218	1,280	1,371	1,645	1,900	2,120	2,339
Median: 98,700	120%	76,800	87,840	98,760	109,680	118,560	127,320	136,080	144,840	153,552	162,326	1,920	2,058	2,469	2,853	3,183	3,511
	140%	89,600	102,480	115,220	127,960	138,320	148,540	158,760	168,980	179,144	189,361	2,240	2,401	2,880	3,328	3,713	4,096

2 TECHINCAL FEASIBILITY
ZONING ANALYSIS

Site area is divided between 2 parcels of land.

East Parcel 1 Zoned RSF1

West Parcel Zoned RSF2

Bill Furst
SARASOTA COUNTY
PROPERTY APPRAISER

Property Record Information for [illegible]

Ownership:
SCHOOL BOARD OF SARASOTA COUNTY
C/O MGR OF PROPERTY RECORDS 1960 LANDINGS BLVD, SARASOTA, FL, 34231-3330
Situs Address:
0 INDIAN HILLS BLVD VENICE, FL, 34293

Land Area: [illegible]
Municipality: Sarasota County
Subdivision: 0000 - NOT PART OF A SUBDIVISION
Property Use: 7000 - Vacant Institutional Land
Status OPEN
Sec/Twp/Rge: 23-39S-19E
Census: 121150025101
Zoning: [illegible]

Bill Furst
SARASOTA COUNTY
PROPERTY APPRAISER

Property Record Information for 0437160002

Ownership:
SCHOOL BOARD OF SARASOTA COUNTY
C/O MGR OF PROPERTY RECORDS 1960 LANDINGS BLVD, SARASOTA, FL, 34231-3330
Situs Address:
1150 INDIAN HILLS BLVD VENICE, FL, 34293

Land Area: 514,760 Sq-Ft
Municipality: Sarasota County
Subdivision: 1658 - VENICE GARDENS UNIT 34 SEC 3
Property Use: 8000 - Vacant government land
Status OPEN
Sec/Twp/Rge: 23-39S-19E
Census: 121150025101
Zoning: [illegible]
Total Living Units: 0
Parcel Description: TRACT S; VENICE GARDENS UNIT 34 SEC 3

2 TECHINCAL FEASIBILITY
ZONING ANALYSIS

SINGLE FAMILY DISTRICTS	Standards	
	RSF-1	RSF-2
Gross Density (Maximum) Conventional Subdivision	2.50	3.50
Gross Density (Maximum) Cluster Subdivision	2.50	3.50

MULTI-FAMILY DISTRICTS	Gross Density (Maximum)
RMF-1	6.0
RMF-2	9.0
RMF-3	13.0

Current zoning of single-family for lot with RSF-1 zoning at 20 acres would allow for 50 single family homes.

Current zoning of single-family for lot with RSF-2 zoning at 21 acres would allow for 73 single family homes.

To maximize site development and to provide best use of the site and affordability, multi-family housing should be considered. This option would require a comp-plan amendment and rezone to a multi-family district.

This study analyzes changing the parcel with RSF-2 zoning to RMF-2 to provide 189 units of workforce and affordable housing, leaving the parcel with RSF-1 zoning for future use.

3 FINANCIAL FEASIBILITY
POSSIBLE HYPOTHICAL FINANICAL SOLUTION

- Sarasota County Schools would donate the west parcel, 21-acre site, property ID 043716602.
- The site would accommodate 189 units, with a mix of workforce housing and affordable housing based on percentages of public and private funds.
- The site would be developed/constructed by the developer and Sarasota Housing Authority or other entity through private/public funding.
- Workforce housing units would be from 81% -140% AMI funded through private funding.
- Affordable housing units would be 80% AMI funded through public funding.
- Rents would be approximately $1,400 per month for one-bedroom, $1,600 per month for a two-bedroom, $1,900 per month for a three-bedroom utilities included. These rent amounts will be based on HUDS income and rent limits of 80% AMI.
- The Sarasota Housing Authority or private developer would provide operating costs, and maintenance.
- The cost to build will be approximately $43,470.00 at $230,000 per unit.

ECONOMICAL WORKFORCE HOUSING COMMUNITIES

Presentation Prepared for:

Sarasota County School District

Company Overview

"Complete Turn Key One Stop Solution to Housing & Mixed Community Development"

DEVELOP & BUILD	ACQUIRE & MANAGE	INSPIRE & SUPPORT
Development & Licensed General Contractor	Acquisition & Procurement Property Management	501c3: Wrap Around Services

One Stop Housing (OSH) is the largest property management company focused on non-subsidized workforce housing in Sarasota & Manatee Counties. OSH is currently operating throughout the State of FL and Memphis, TN.

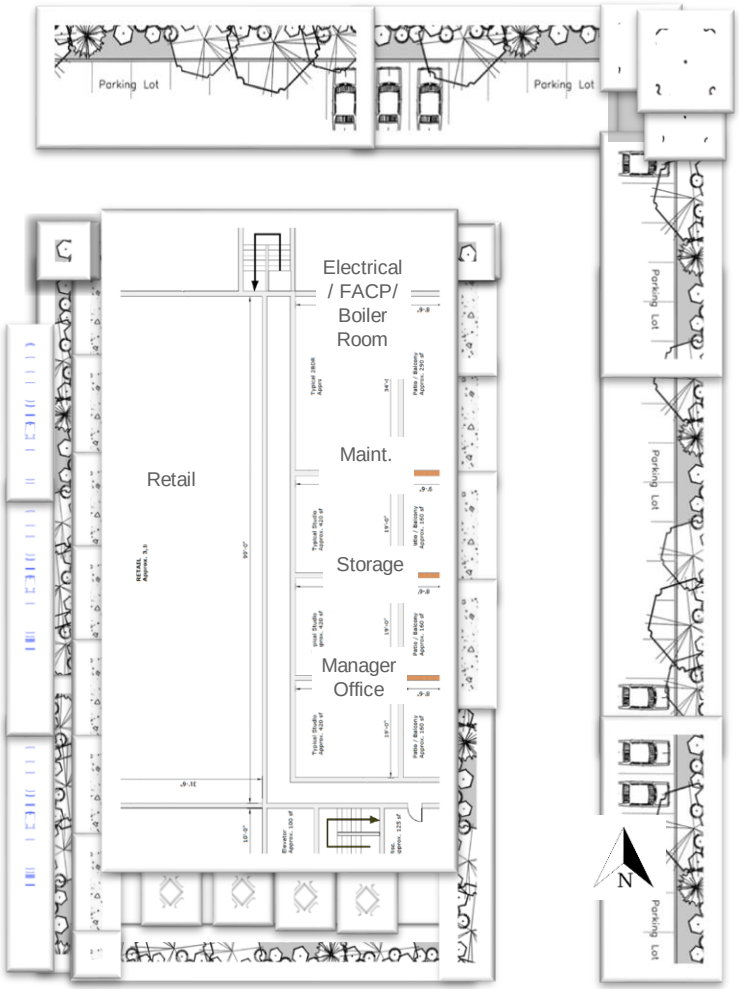
39 Years in Business I 4,000 Multi-Family Apartment Units

ONE STOP HOUSING
DEVELOPMENT & CONSTRUCTION

The
NEST APARTMENTS
At Robin's Apartments

- 182 Workforce Apartments
- 100% under 80% AM
- In collaboration with Manatee County
- Target Completion 2025

2303 1st Street, Bradenton FL 34208



Michael Saunders & Company®
LICENSED REAL ESTATE BROKER

295 School Avenue Sarasota FL
100% WORKFORCE MIXED USE HOUSING APARTMENT

- 44 Mixed Use Multi-Family Apartments
- 100% at 80% AMI or below
- 20+ apartments set aside for County Sheriff and Staff.

Palm Gardens

- 150 unit hotel to multifamily apartment conversion.
- 100% rents at or below 80% AMI
- Partnership with City of Orlando. Provided Grant of $4.159m.
- Phase 1 completion April 15th, Final CO: December2024

SARASOTA STATION

Sarasota Station is a 202 Multi-Family Mixed Use Development focused 100% on Workforce Housing. Themed after the historic Suncoast Sarasota Railroad. The property is on 7.878 acres located at 2211 Fruitville Road and 300 Audubon Place, north of Fruitville Road.

This community will include:

- 202 Newly built Workforce Apts @ or below 80% AMI
- The development will include 4 (6) story building and a clubhouse with the following mix of units: (46) Studio, (78) 1 Bedroom, (77) 2 Bedroom apartments and 1 manager suite
- 30 Year Affordability Period on units at or below 80%
- Property Amenities Include: Club House, Basketball Court, Dog Park, Business Center, Community Center, Legacy Trail Connector, Walking distance to downtown.
- Historic Ringing Circus Train operating as Restaurant called, Bob's Train.

One Stop Housing
www.onestophousing.com

ONE STOP HOUSING
DEVELOPMENT & CONSTRUCTION

AN EMPLOYER BASED COMMUNITY

- **Pri*vate / Public Partnership***
  Bradenton Area EDC, Eight Large Manatee Area based employers, & One Stop Housing
- ***Custom Sized Mixed Use Multifamily Development*** –
  Rents with utilities set at or below 30% of employee annual wages.
- Apartment Mix, Unit Size & Amenities all selected based on ***survey results of over 700 employee*** surveys from the participating companies.
- ***Complete Turn Key Solution*** from Development to Management
- ***Improve Employee Retention and Recruitment while return on investment.***

Apartment Layout

Studio Apartment

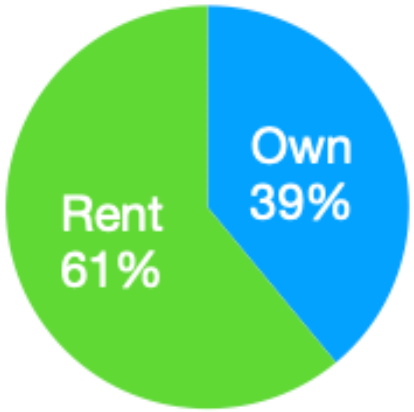
Two Bedroom Apartment

One Bedroom Apartment

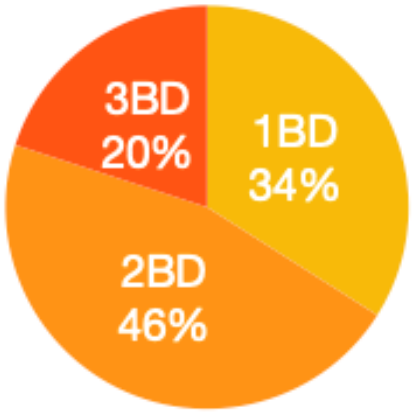
Studio Apartment: 412 Sq Ft
One Bedroom Apt: 615 Sq Ft
Two Bedroom Apt: 842 Sq Ft

Eagle Rock of Manatee

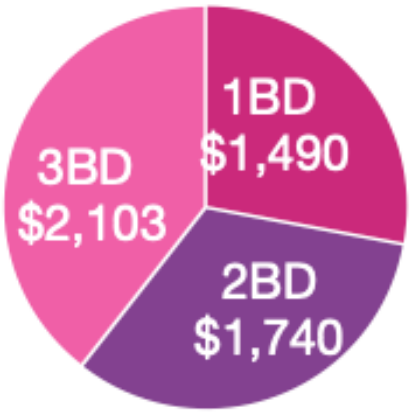
Employee Survey Findings:



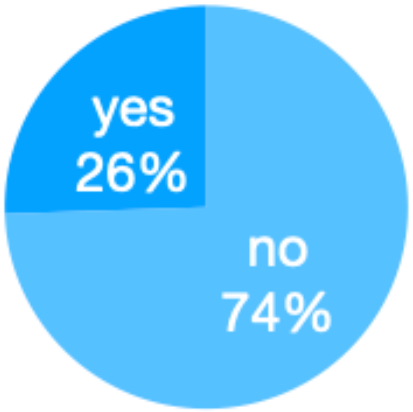
Renter / Owner



Renters Housing Mix



Current Average Monthly Rent



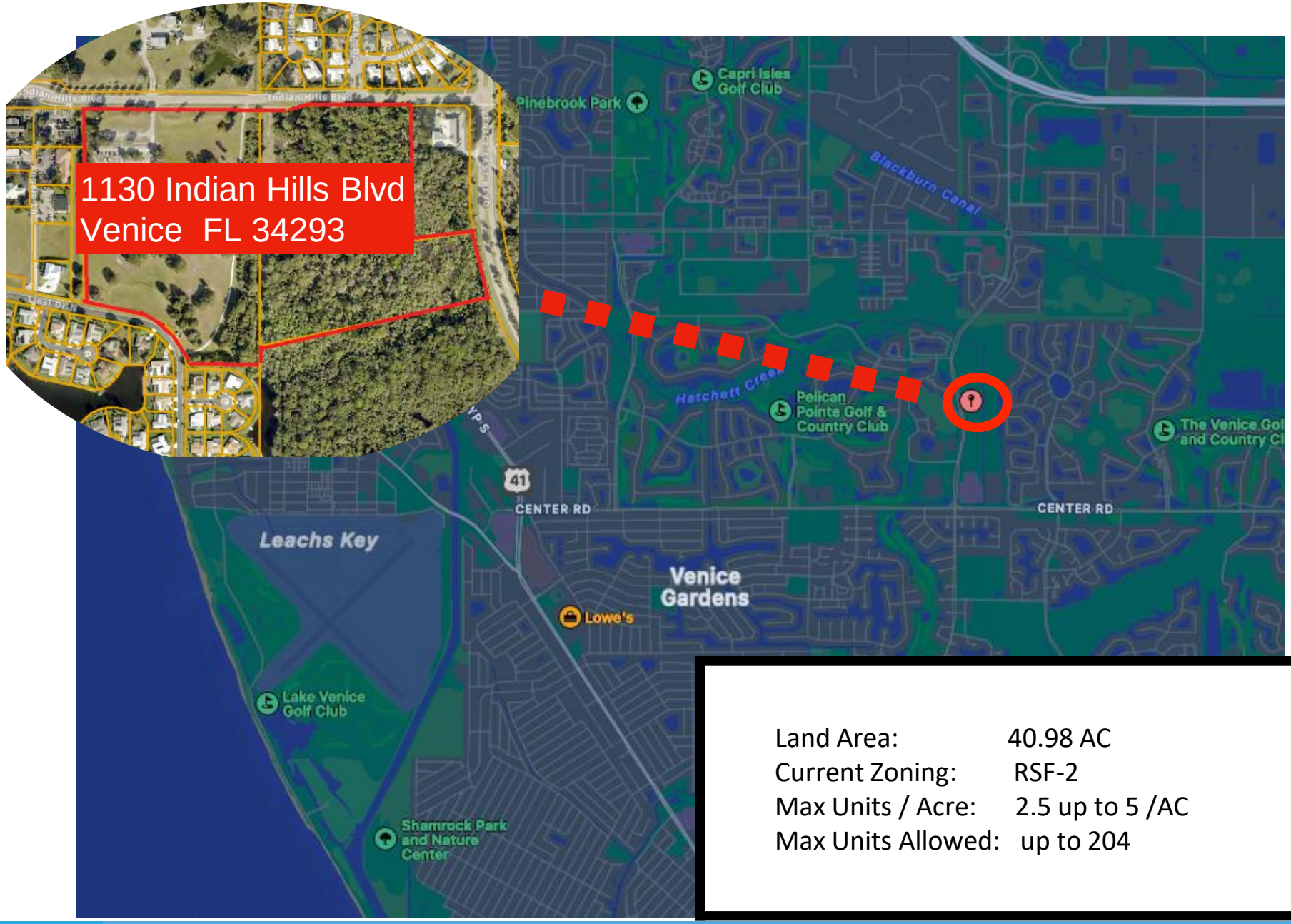
Household w/ Children

- About 2 out of 3 employees surveyed rent.
- 73% of all renter are spending more than 80% of AMI on rent each month.

1130 Indian Hills Blvd
Venice FL

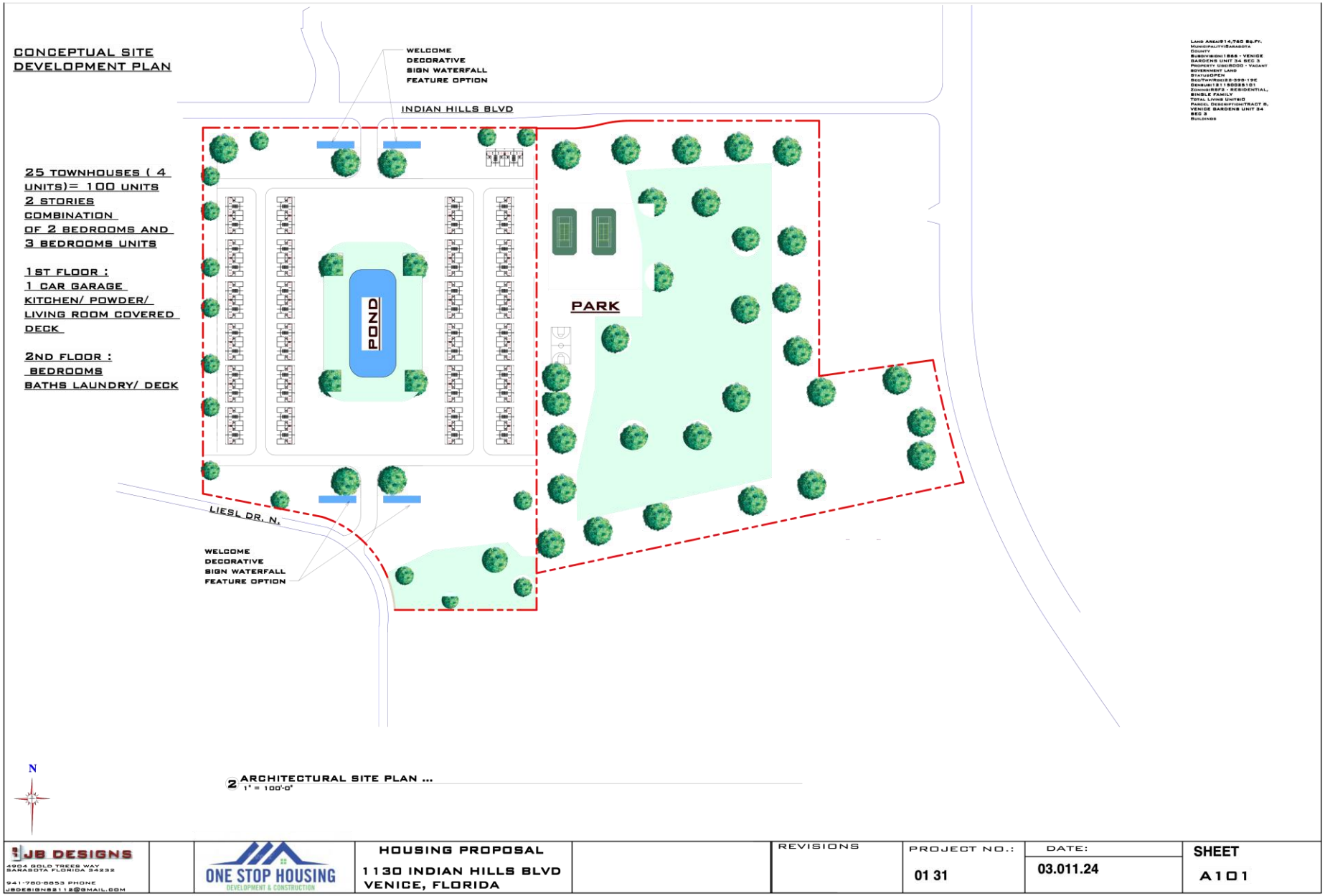
PRESENTED BY:

Aerial Map:

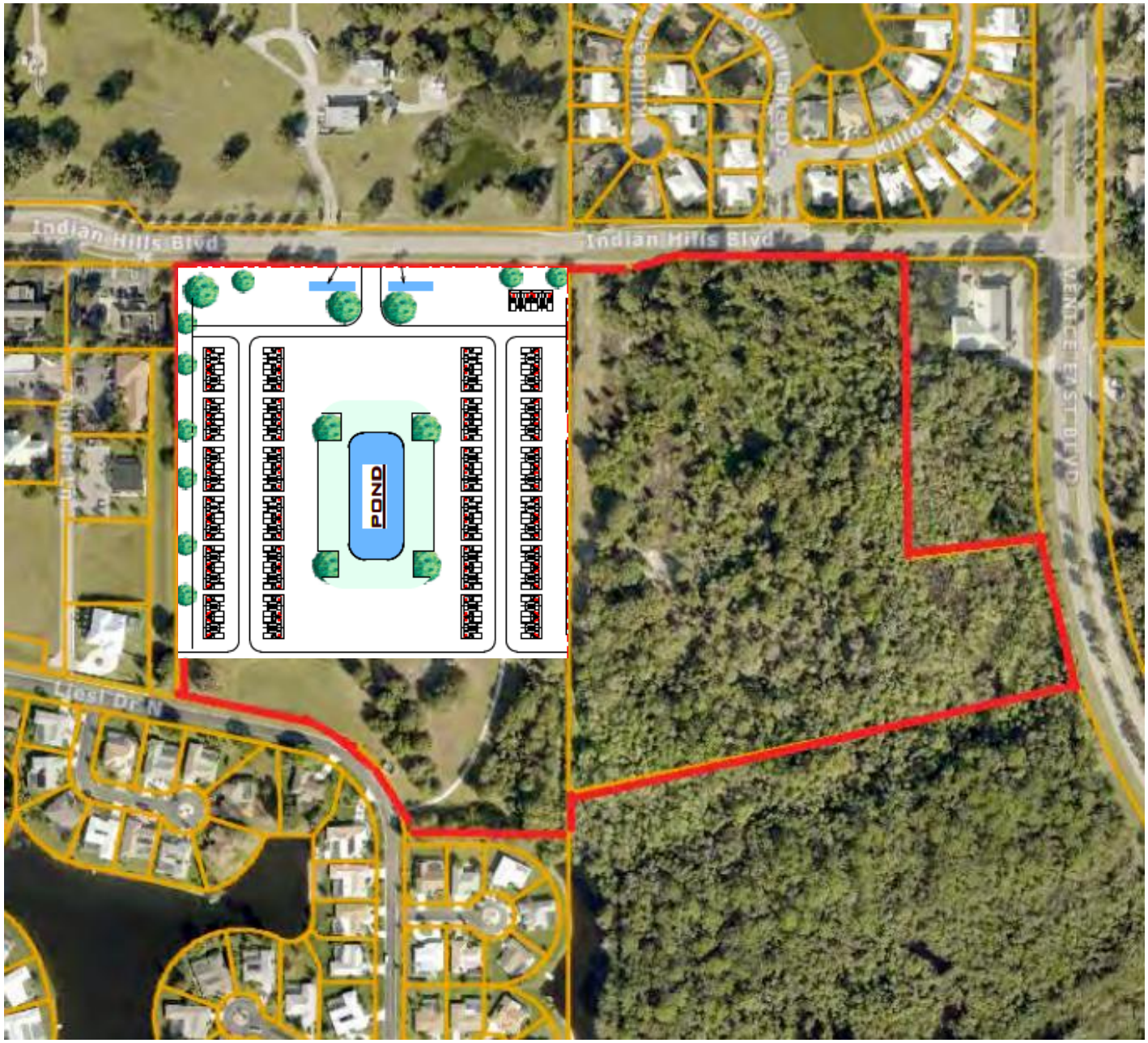


Land Area: 40.98 AC
Current Zoning: RSF-2
Max Units / Acre: 2.5 up to 5 /AC
Max Units Allowed: up to 204

Proposed Site Plan



Proposed Site Plan

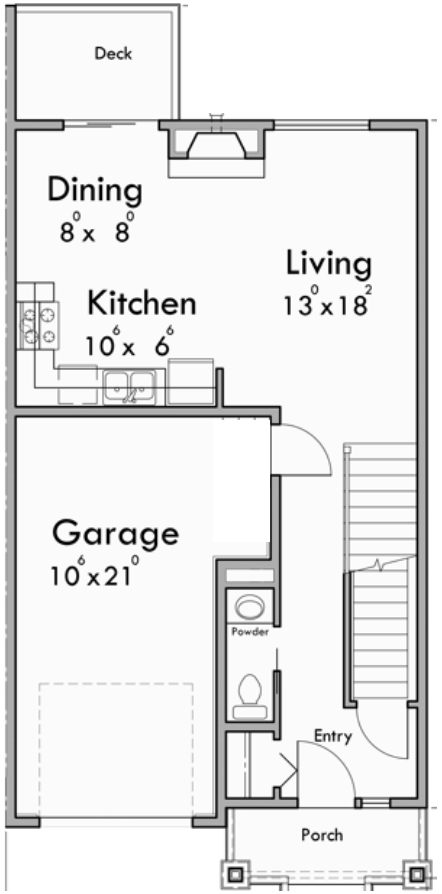


Typical Unit

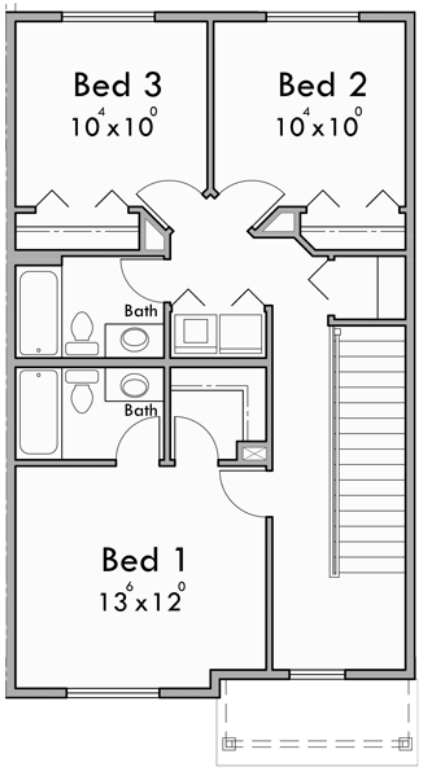
For conceptual purposes only

For conceptual purposes only

Exterior Elevation



Ground Floor



Second Floor

Partnership / Development Options:

I. **Complete Turnkey Development/Build & Manage**: SCSD would hold ownership in development and outsource full development and management of the development. Includes support in structuring capital stack. i.e. Financial Reporting/Proformas, creation of bank/lender book, and network of resources.

- Tax Exempt Bonds
- Debt Structured Capital

II. **Property Lease** w/ Master lease on reserved units

III. **Formation of NewCO:** SCSD contribute land as equity in newco,

- Participation on revenue share of cash flow back to non-profit
- OSH contribute and responsible for all other cash equity and debt capital
- OSH is manager of entity to create arms length for SCSD

IV: **Purchase of Property** @ Discount with Master Lease on Reserved Units

The One Stop Housing Team :

- We specialize in designing and building workforce housing and mixed-use developments.
- We are committed to providing smart, superior quality, turnkey development and construction services focused on affordable workforce housing communities.
- We specializing in new-build construction and renovation and expansion services for multi-family residential complexes and mixed-use developments.
- The One Stop Housing team share the common goal of delivering quality construction management services while keeping cost affordable.
- One Stop housing has an extensive documented track record of successful property development and property management throughout Florida.

Mark Vengroff
Managing Partner
MarkV@OneStopHousing.com
(941) 993-9563 Direct #

Stefan Baron
Head of Development
StefanB@OneStopHousing.com
(941) 374-7325 Direct #

One Stop Housing

SIMPLYDWELL

HOMES

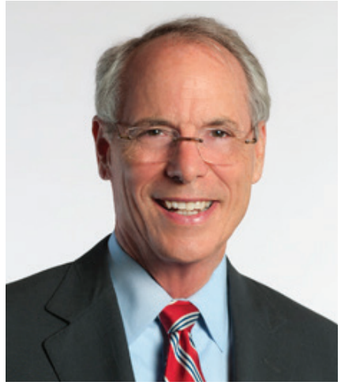
SIMPLYDWELL HOMES

Team Introduction

Jag Rupnarain

Division President

Jag brings over 20 years of homebuilding experience to SimplyDwell Homes, emphasizing the importance of uniting the right people to deliver high-quality homes to an underserved market. As President, Jag oversees the operations at SimplyDwell Homes. He focuses on operational excellence and ensuring team members have the resources needed to bring the vision of homeownership to life for customers. Having worked across the Southeast, he is experienced in the building industry leading designs, methods, and materials. Jag believes all people deserve to partake in the homeownership journey and that SimplyDwell Homes will help to create more of these opportunities across Southwest Florida. Jag is a graduate of the University of Florida's Business Management program, a Florida State Certified General Contractor, and a Florida State Certified Home Inspector.



Pat Neal

CEO

Pat founded the business in 1970 and is recognized in the industry as a conscientious developer, master builder and the visionary leader of Neal Communities. Pat holds a B.S. from the University of Pennsylvania and is a graduate of the prestigious Wharton School of Finance. He served in the Florida House of Representatives from 1974–1978 and in the Florida Senate from 1978–1986, where he was Chair of the Natural Resources Committee and Senate Appropriations Committee. Pat has won every environmental award made to members of the Florida Legislature during his tenure. Notably, he co–Sponsored the Bay Aquatic Preserve Bill establishing Estero Bay Aquatic Preserve as an outstanding Florida waterway, and providing protection for the 11,000–acre Estuary. Neal Communities was named the Professional Builder 2015 Builder of the Year and one of 2012's America's Best Builders by BUILDER Magazine.

Ivory Matthews

Vice President, Community & Governmental Affairs

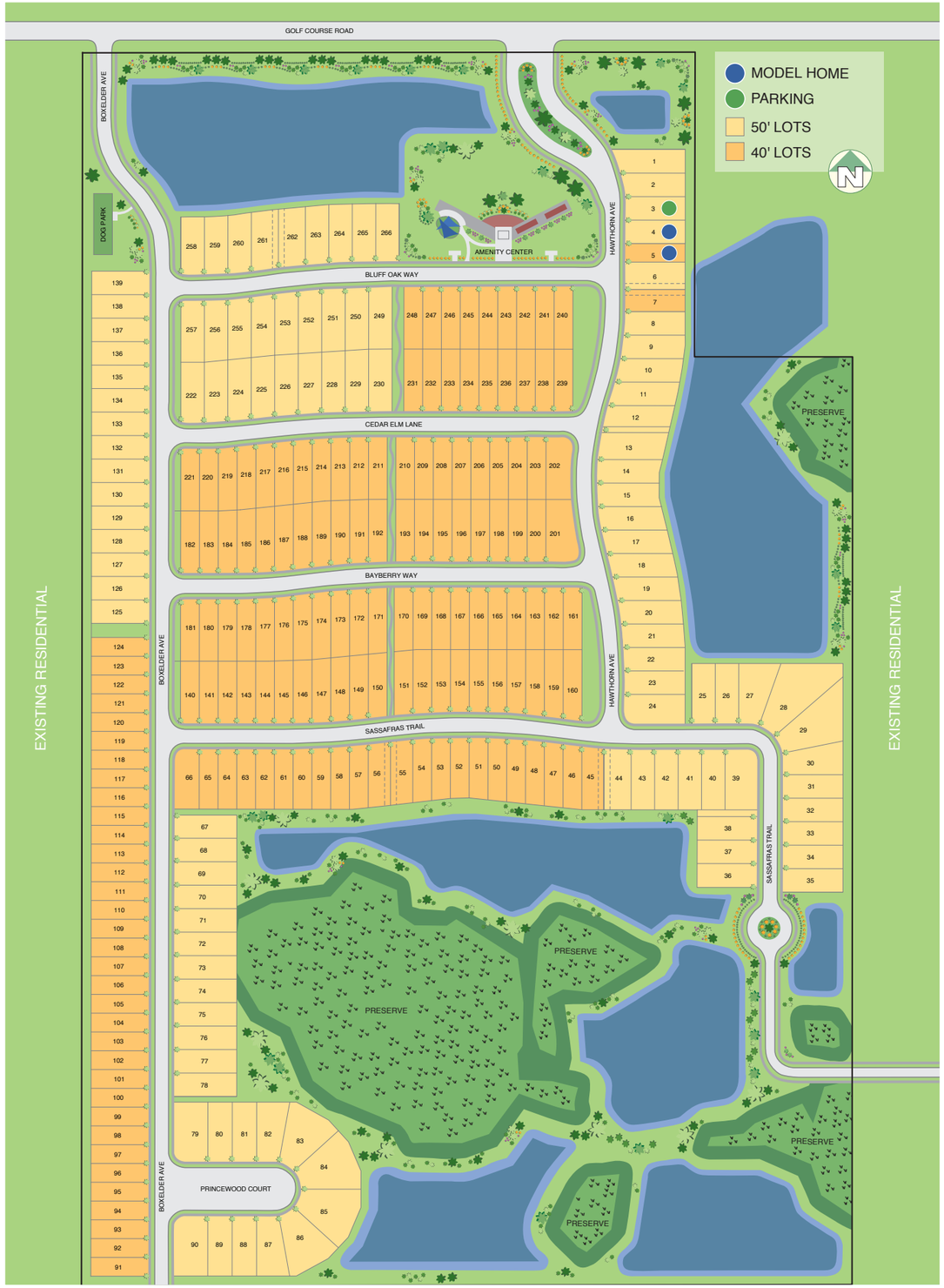
Ivory brings over a decade of experience in public policy advocacy to Neal Communities as Vice President of Community and Governmental Affairs. She is responsible for managing $150 million in active projects within Sarasota and Manatee Counties through the entitlement process by working with county and government staff and presenting at public hearings. She also implements outreach campaigns for new developments, knowing the public's support brings a Neal community to life. Ivory also oversees Neal's philanthropic efforts, creating and supporting community connection by giving back to local organizations. She has also raised over $5 million for a host of local campaigns and public policy issues, earning recognition as Southwest Florida's top fundraiser. An active community member, Ivory is a mentor for Take Stock in Children, a non-profit organization providing low-income youth with educational resources, mentors and scholarship opportunities to set them up for success. She is also a current board member for Step Up Suncoast, an organization offering a variety of resources for families from early childhood education to tax income preparation.

SIMPLYDWELL HOMES

Our Mission

Created in 2023 by Southwest Florida's largest privately owned homebuilder, SimplyDwell Homes was started to build quality homes for budget-conscious consumers who want to partake in the dream of homeownership.

We provide a quality product and make the home-buying experience straightforward through transparent and attainable pricing.

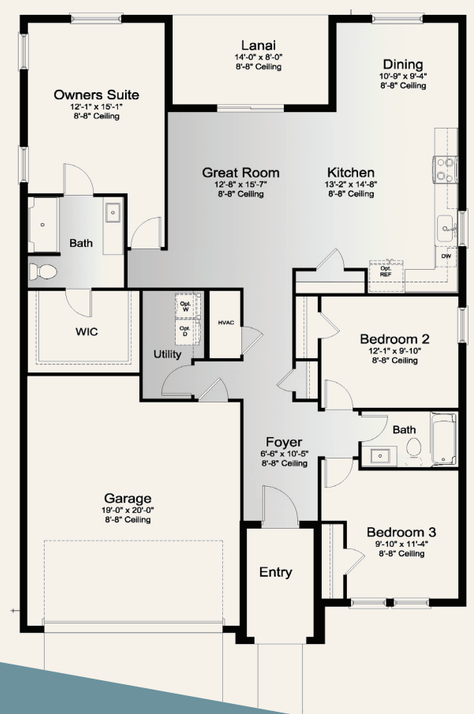


Broadleaf

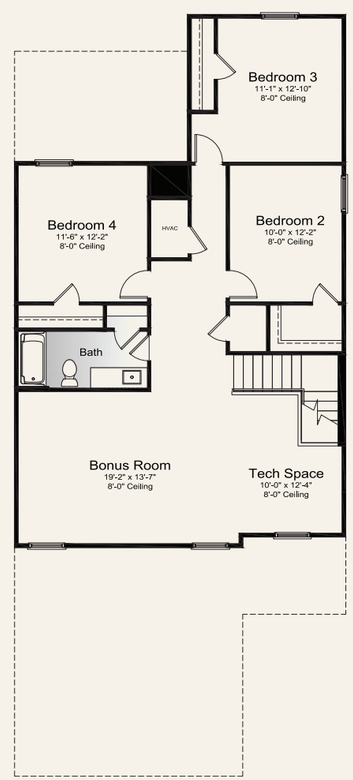
- Parrish, Florida
- 266 lots
- Three year build out
- Homes range from $299,999 - $415,999
- Square footages range from 1,312 - 2,594
- So far, we have sold 14 homes in Broadleaf. 13/14 have been to first time homebuyers.

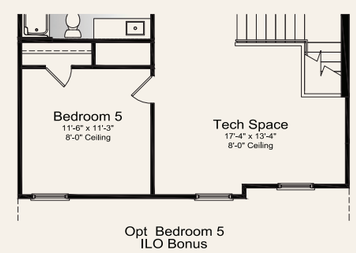
Broadleaf's Best-Selling Products

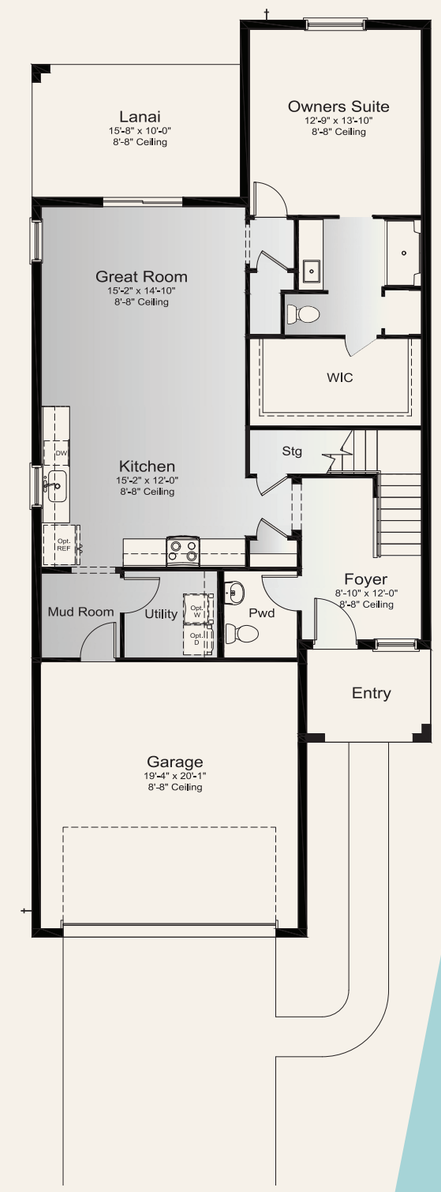
Cedar Elevation B



Jasmine Elevation C

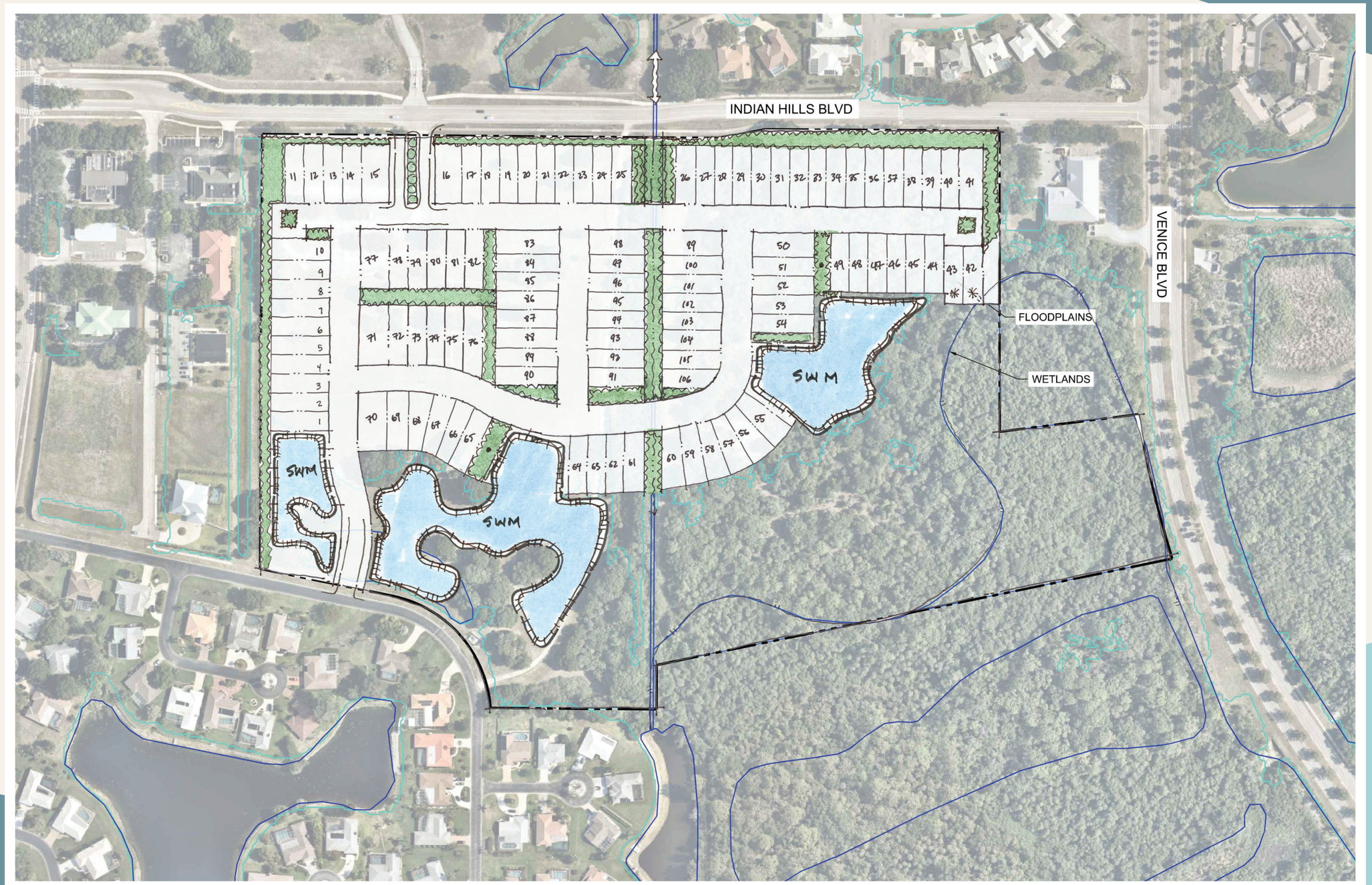






Townhome Product (Currently in Design)

Indian Hills



SIMPLYDWELL HOMES

Affordability

- Minimum teacher Salary ranges from $44,322 to $54,462.
- Our current homes in Broadleaf have estimated monthly mortgage payments of $1,637 – $2,270.*
- For the current renter looking to purchase a home, monthly mortgage payments are attainable as a monthly payment for a mortgage is comparable to current market costs for rent.
- Saving for an impactful down payment is the largest struggle for most renters.

*Total estimated monthly payment includes principal and interest, homeowners insurance, and HOA dues.

SIMPLYDWELL HOMES

Partnership

- Our goal is to partner with the School District for the best use of this parcel; providing attainable housing and the opportunity of homeownership to School District employees.

- A partnership between SimplyDwell Homes and the School District would entail a sale and purchase of the land for the development of an attainable housing product.

- As the down payment is the primary struggle for the buyer, the School District would be responsible for assisting and educating its employees with down payment assistance programs through the State of Florida, Sarasota County, a School District grant or program, and local Foundations offering down payment grants and other assistance.

- SimplyDwell Homes will provide project updates and timelines to the School District to allow time for mortgage pre-approvals and financing assistance.

- Together SimplyDwell Homes and the School District will provide employees an opportunity to build wealth through homeownership.

SIMPLYDWELL HOMES

Summary

- Through the sale and purchase of the Indian Hills parcel, SimplyDwell Homes will develop a community with attainably priced homes.
- The Sarasota County School District will be responsible for providing its employees with resources on down payment assistance programs and grants.
- Through our partnership we will provide homeownership opportunities to the employees of the Sarasota County School District.

Thank you

Thank you for the opportunity of a partnership to make homeownership a reality!

SIMPLYDWELL
HOMES

March 19, 2024 Board Meeting
Agenda Item 2.

Title
PROPERTY INSURANCE RENEWAL

Contact
PETERSON

ATTACHMENTS:

Description	Upload Date	Type
Presentation	3/19/2024	Cover Memo

SARASOTA
County Schools

2024 Property Insurance Renewal

Property Insurance History

Effective Date	Annual Premium	Insurable Values	Loss Limit	AOP Deductible	Wind Deductible
07/01/1992	$123,187	$202,723,328	$202,723,328	$100,000	NONE
07/01/1993	$562,935	NA	$150,000,000	$100,000	1%
07/01/1994	$687,561	NA	$150,000,000	$100,000	1%
07/01/1995	$841,407	NA	$150,000,000	$100,000	2%
07/01/1996	$856,465	NA	$150,000,000	$100,000	2%
07/01/1997	$863,405	NA	$150,000,000	$100,000	2%
07/01/1998	$803,958	NA	$185,000,000	$100,000	2%
07/01/1999	$804,997	NA	$185,000,000	$100,000	2%
07/01/2000	$908,586	NA	$185,000,000	$100,000	2%
07/01/2001	$1,205,805	$647,001,773	$185,000,000	$250,000	2%
07/01/2002	$2,561,100	$653,823,202	$120,000,000	$250,000	2%
07/01/2003	$2,500,000	$675,949,774	$120,000,000	$250,000	2%
07/01/2004	$1,940,000	$704,110,123	$120,000,000	$250,000	2%
07/01/2005	$1,920,372	$734,870,884	$120,000,000	$250,000	2%
07/01/2006	$3,107,500	$903,723,223	$47,500,000	$250,000	5%
05/01/2007	$2,773,859	$1,347,147,537	$47,500,000	$250,000	5%
05/01/2008	$2,650,000	$1,413,174,862	$70,000,000	$250,000	5%
05/01/2009	$3,308,900	$1,493,706,975	$70,000,000	$250,000	5%
05/01/2010	$2,486,858	$1,239,461,057	$70,000,000	$250,000	5%
05/01/2011	$2,315,325	$1,281,678,625	$70,000,000	$250,000	5%
05/01/2012	$3,144,388	$1,286,906,931	$70,000,000	$250,000	5%
05/01/2013	$3,486,768	$1,356,292,117	$70,000,000	$250,000	5%
05/01/2014	$3,082,138	$1,326,909,718	$100,000,000	$250,000	5%
05/01/2015	$2,418,950	$1,333,150,184	$100,000,000	$250,000	5%
05/01/2016	$2,254,255	$1,336,327,157	$125,000,000	$250,000	3%
05/01/2017	$2,359,586	$1,523,787,342	$125,000,000	$250,000	3%
05/01/2018	$2,354,929	$1,594,963,074	$125,000,000	$100,000	3%
05/01/2019	$2,966,579	$1,709,837,051	$125,000,000	$100,000	3%
05/01/2020	$3,462,697	$1,798,918,485	$125,000,000*	$100,000	3%
05/01/2021	$3,759,034	$1,805,098,991	$125,000,000*	$100,000	3%
05/01/2022	$4,263,630	$1,905,309,404	$125,000,000*	$100,000	3%
05/01/2023	$5,850,000	$2,045,283,410	$75,000,000*	$100,000	5%

Last Hard Insurance Market was Post-Katrina/Rita/Wilma

Impact to Sarasota Schools in 2006:

- Reduction of -60% Hurricane Limit
- Increase from 2% to 5% Hurricane Deductible
- Premium increase of +61%

SARASOTA County Schools

2024 Renewal Background

- The 2024 property market is starting to show signs of both rate and pricing stabilization; which is very different from what we saw during the 2023 renewal season.
- Although insurance carriers saw billions of dollars worth of insured losses in 2023, most carriers still ended the fiscal year more favorably than what they had experienced over the last few years.
- We are also seeing some new markets enter into the property insurance marketplace, as well as carriers being willing and able to provide additional capacity on accounts.

SARASOTA County Schools

2024 Renewal Overview

- Due to some slight value trending, new building additions, as well as adding nearly $70M worth of Property in the Open values to the District's Schedule of Values (SOV), Sarasota School's Total Insured Values (TIV) increased by **7.54%** to **$2,199,526,029** for the 2024-25 property renewal.

- All deductible terms are expected to remain the same as the expiring program.
  - (AOP at $100,000; with a 5% NWS deductible/no maximum cap)

- The total program policy limits will stay the same at $75M; however, there are options as to the amount of co-participation that the District may ultimately elect to take.

- The property program will continue to include a stand-alone terrorism policy with a 5% increase to premium.

- The equipment breakdown policy will also renew as expiring with a 17.28% increase in premium.

- The flood polices at Woodland Middle School will auto renew once payment is received by the carrier.

SARASOTA County Schools

2024 Renewal Options

- **Option 1 – $75M Tower** – Quota-share 50% above $50M
- **Option 2 – $75M Tower** – Quota-share 30% above $50M
- **Option 3 – $75M Tower** – Fully Insured

Option 1

$75M Tower – Quota-share 50% above $50M

	2023-24	2024-25	% Change
Insurable Value	$2,045,283,410	**$2,199,526,029**	7.54%
Property Premium	$5,719,541	**$6,117,408**	6.96%
Property Rate	$0.27965	**$0.27812**	-0.54%
Equipment Breakdown	$24,321	**$28,523**	17.28%
Terrorism	$31,500	**$33,000**	4.76%

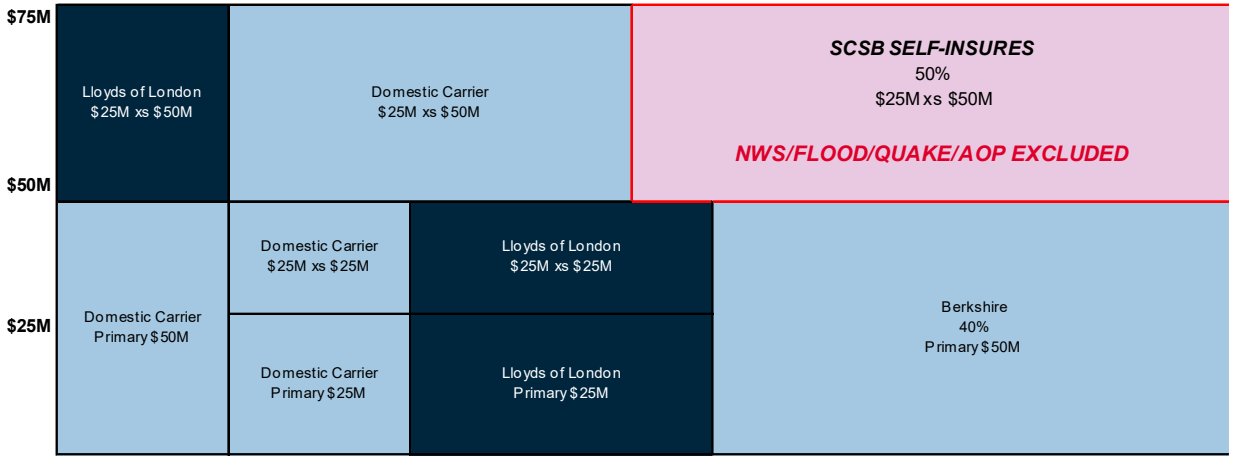
SARASOTA County Schools

Option 1

School Board of Sarasota County, FL

Option #1 - $75M Limit - Quota-Shared by District ($25m xs $50m)

Anticipated Premium = $6,120,000+



Policy Deductibles: $100,000 All Perils, 5% Named Storm, NO MAX; 5% Flood, NO MAX

DOMESTIC	INTERNATIONAL	SCSB SELF-INSURES (NO NWS/FLOOD/QUAKE/AOP)

Option 2

$75M Tower – Quota-share 30% above $50M

	2023-24	2024-25	% Change
Insurable Value	$2,045,283,410	**$2,199,526,029**	7.54%
Property Premium	$5,719,541	**$6,420,785**	12.26%
Property Rate	$0.27965	**$0.29192**	4.39%
Equipment Breakdown	$24,321	**$28,523**	17.28%
Terrorism	$31,500	**$33,000**	4.76%

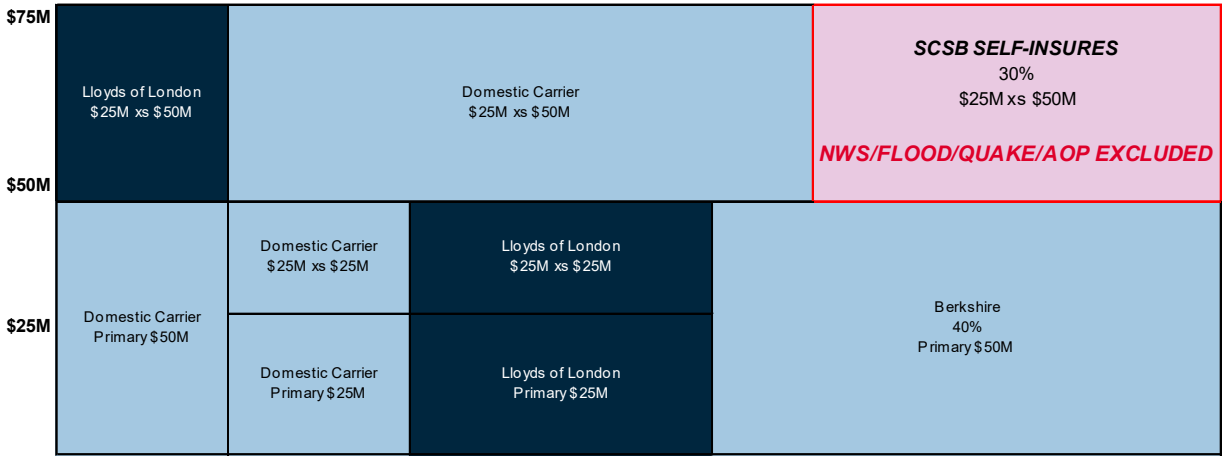
SARASOTA County Schools

Option 2

School Board of Sarasota County, FL

Option #2 - $75M Limit - Quota-Shared by District ($25m xs $50m)

Anticipated Premium = $6,420,000+



Policy Deductibles: $100,000 All Perils, 5% Named Storm, NO MAX; 5% Flood, NO MAX

DOMESTIC	INTERNATIONAL	SCSB SELF-INSURES (NO NWS/FLOOD/QUAKE/AOP)

Option 3

$75M Tower – Fully Insured

	2023-24	2024-25	% Change
Insurable Value	$2,045,283,410	**$2,199,526,029**	7.54%
Property Premium	$5,719,541	**$6,824,755**	19.32%
Property Rate	$0.27965	**$0.31028**	10.96%
Equipment Breakdown	$24,321	**$28,523**	17.28%
Terrorism	$31,500	**$33,000**	4.76%

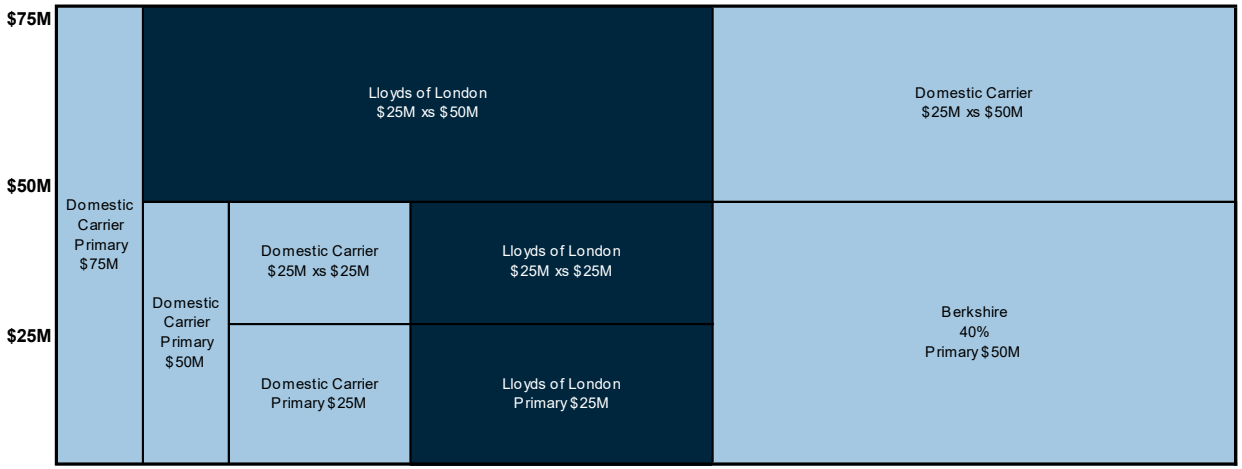
SARASOTA County Schools

Option 3

School Board of Sarasota County, FL

Option #3 - $75M Limit - Fully Supported

Anticipated Premium = $6,825,000++



Policy Deductibles: $100,000 All Perils, 5% Named Storm, NO MAX; 5% Flood, NO MAX

DOMESTIC	INTERNATIONAL	SCSB SELF-INSURES (NO NWS/FLOOD/QUAKE/AOP)

March 19, 2024 Board Meeting
Agenda Item 3.

Title
POLICY UPDATES AND REVISIONS

Contact
PARENTEAU

ATTACHMENTS:

Description	Upload Date	Type
Preentationi	3/19/2024	Cover Memo
Policy 6.271	3/8/2024	Cover Memo
Policy 7.85	3/8/2024	Cover Memo
Policy 9.40	3/8/2024	Cover Memo
Policy 2.222 - version 1	3/19/2024	Cover Memo
Policy 2.222 - version 2	3/19/2024	Cover Memo
Policy 2.222 - version 3	3/19/2024	Cover Memo
Policy 2.222 - version 4	3/19/2024	Cover Memo

Policy Development/ Revisions

March 19, 2024

SARASOTA County Schools

Policy 9.40 Advertising and Commercial Activities

- Addition of Item IV, Lines 62-70
- Change allows District Central Office publications like newsletters, programs, flyers, etc. to accept paid advertising, similar to what is allowed at the school level.
- Superintendent or Designee must approve any advertising to ensure it is appropriate and consistent with the educational objectives of the District
- Payments can be used by the Cost Center receiving them, subject to Board policy, State Law, and FL DOE rules.

Policy 7.85 Online Educational Service Agreements and Contracts

- New policy to provide guidelines for contracts, data collection, and personal information protection
- Outlines rules and responsibilities for reviewing online services agreements and items needed to be included in agreements
- Defines requirements for informing when PII may be collected, how it will be used, and when it will be destroyed

Policy 6.271 Staff and Student Communication

- New policy to provide guidelines on approved communications between staff and students aligned with the District's two-way communication within the new website
- Defines acceptable use of communications between staff, including coaches, and students as well as prohibited communication
- Includes that all District communication is subject to public records laws and must be produced upon request
- The District's new website and the communication tool within it retains all records, which is why it is the recommended tool for use

Local Governing Board Public Comment Procedures

Governing Board	Time Limit	Procedure
Sarasota County Commission	3 minutes per speaker	Agenda comments first, then up to 5 speakers not on agenda, remaining speakers at end of meeting
City of Sarasota	Up to 3 minutes per speaker	30 minutes of comment not related to agenda items at start of meeting, second period at end of meeting. Public Comment for each agenda item
City of North Port	Up to 3 minutes per speaker	General public comment at start of meeting, public comment on each agenda item prior to each vote
City of Venice	Up to 5 minutes per resident, property or business owner in City, up to 2 minutes for others	1 hour of public comment at start of meeting, remaining speakers at end with same time restrictions
Town of Longboat Key	Up to 3 minutes per speaker	Public comment at start for items not on agenda, public comment for each agenda item prior to vote
Sarasota-Manatee Airport Authority	Up to 5 minutes per speaker	Public comment for items on agenda at start of meeting, public comment for items not on agenda at end of meeting
Sarasota Memorial Hospital	3 minutes per speaker	After consent agenda

SARASOTA County Schools

Policy 2.222 Public Participation in Meetings

- 4 versions of this for discussion so the Board can recommend any portions they would like to see
- All versions contain the same lines 1-26 on statutory authority for public comment, lines 115-138 on disruptions at meetings, and lines 140-161 on accommodations

V1 Policy 2.222 Public Participation in Meetings

- Structure of public comment is unchanged from how public comment period is currently implemented
- Previous slide provisions added to strengthen policy

V2 Policy 2.222 Public Participation in Meetings

- Item B(3) - Public Comment speaking time shall be determined by the number of speakers, with no specifically determined limit on how long the public comment period can last
- 1-25 speakers = 3 minutes each, 26-50 speakers = 2 minutes each, 51+ speakers = 1 minute each
- Public Comment time can be used for comment on agenda items or general business of the Board/District

V3 Policy 2.222 Public Participation in Meetings

- Item B(2) - Public Comment speaking time shall be 90 minutes total
- Speaking time shall be divided evenly for each speaker, not to exceed three minutes per speaker
- Public Comment time can be used for comment on agenda items or general business of the Board/District

V4 Policy 2.222 Public Participation in Meetings

- Item A(1) - Public Comment shall be two portions, Agenda Comments at the start of the meeting, General Comments at the end of the meeting
- Item A(5) - Public Comment speaking time shall be determined by the number of total speaker cards, with no specifically determined limit on how long the public comment period can last
- Item A(5) - 1-25 speaker cards = 3 minutes each, 26-50 speaker cards = 2 minutes each, 51+ speaker cards = 1 minute each
- Item B(2) - Speakers get one period to comment in agenda comments, regardless of how many agenda items they wish to speak on
- An individual speaker is allowed to speak during both comment periods as long as they turn in a speaker card for each portion

SARASOTA County Schools

Staff and Student Communication 6.271+

The School Board recognizes that understands that communication between staff and students is necessary during the business of the District. Approved communications between staff and students shall be voluntary, follow all School Board Policies, must be archived and made available, if requested, in accordance with Chapter 119 of the Florida Public Records Statute, and must not contain confidential information or educational records of third parties. In accordance with the above, the following shall apply:

I. **Definitions –** for the purposes of this policy, the following definitions shall apply:

A. Electronic Communication - A communication transmitted by means of an electronic device including, but not limited to, a telephone, cellular phone, computer, computer network, personal data assistant, or pager. Electronic communications include, but are not limited to, e-mails, text messages, instant messages, and communications made by means of an Internet website, including social media and social networking websites.

B. Improper Communication –

1. Any communication defined as prohibited within this policy; or
2. Any communication made outside of a District's acceptable communication platform
3. A communication with a minor student, through the use of District or personally owned devices that is not related to school connected activities/assignments and that is made without parental permission to do so

C. Social media includes the various online technology tools that enable people to communicate easily over the internet to share information and resources. Social media can include text, audio, video, images, podcasts and other multimedia communications. These media provide information from various published sources and allow for interaction through user-generated content.

D. Staff is any full time, part time, or temporary Instructional, administrative, non-certificated, instructional support personnel, or coach as defined in accordance with the provision of Florida Statutes.

E. As defined in FS 1014, "parent" means any person who has legal custody of a minor child as a natural or adoptive parent or a legal guardian.

II. **Acceptable Use**

A. District Communication Tools – The District's website has a communication platform (email, text, and voice) embedded within it. The tool has 2-way communication technology classroom management for administrators, teachers, coaches, parents, and students to communicate in the language of choice. The District also provides every employee with a District email address. Due to retention of records, District Communication Tools are the preferred method of communication.

B. Communication between a staff member, volunteer, coach and student via personal telephone, cellular telephone, or text messaging shall be used only when the District's Communication Tools are either not available or not a feasible option for all parties concerned.

III. Prohibited Communication

A. Social Media communication between a staff member and student shall be prohibited
B. In accordance with State and Federal law, transmittal of any education concerning third parties shall be prohibited
C. Communication that violates School Board policy or State or Federal law
D. Any communication of a sexual nature or conduct unless otherwise permitted by Florida Statute 1006.28, sexually oriented humor or language, sexual advances, or pornography as defined in Florida Statute 847.012 shall be prohibited
E. Any communication involving the use of, encouraging the use, or promoting the use of alcohol, tobacco, or any other illegal activities shall be prohibited
F. Communication through any email account of a staff member other than their authorized District email account shall be prohibited.

IV. Reporting Responsibilities

A. If a student sends an improper or prohibited electronic communication to a staff member, the staff member shall immediately notify their Supervisor. Upon notification of the improper communication, the Supervisor or Designee shall immediately notify the parent of the student and take appropriate action to have the student discontinue the improper electronic communication.

V. Acknowledgements

A. Because all District communication is subject to Chapter 119 of Florida's Public Records Statute, staff members shall have no expectation of privacy on the School District's email system, through the District's Website Communication Tool, or in any other communication with a student, regardless if it is authorized.
B. All school personnel or volunteers who communicate about school business or students shall be responsible for retaining all communications or other records generated, regardless of device, and produce such records upon request in accordance with Chapter 119 F. S.

C. Any improper electronic communication by a staff member may result in appropriate disciplinary action.

STATUTORY AUTHORITY: **1001.41, 1001.42, F.S.**
Family Educational Rights and Privacy Act (FERPA)

LAW(S) IMPLEMENTED: **1001.43, 1003.04, 1003.31, 1006.07, 1006.08, 1006.09, 1006.145, F.S., Family Educational Rights and Privacy Act (FERPA)**

HISTORY: **ADOPTED: _____**
REVISION DATE(S):
FORMERLY: NEW

Online Educational Services Agreements/Contracts 7.85

The District is committed to maintaining the privacy and security of student data and teacher and principal data and will follow all applicable laws and regulations for the handling and storage of this data in the District and when disclosing or releasing it to others, including, but not limited to, third-party contractors. The District adopts this policy to implement the requirements of state and federal privacy laws, including FERPA and its implementing regulations, the Children's Online Privacy Protection Act (COPPA), 15 U.S.C. §§6501-6506, 20 U.S.C. Section 1232g(a)(4) and personally identifiable information ("PII") as defined in 34 CFR §99.3, and Section 1002.22, F.S., F.A.C. §6A-1.0955~~0(9)~~ as well as to align the District's data privacy and security practices.

This procedure is required whether or not there is a written agreement governing student use, and whether or not the online educational service is free. This procedure is required even if the use of the online educational service is unique to specific classes or courses. Prior to entering into an online educational services agreement, the following review and approval procedure shall be followed.

1. Definitions:

a. "Commercial or marketing purpose" means the sale of student data; or its use or disclosure for purposes of receiving remuneration, whether directly or indirectly; the use of student data for advertising purposes, or to develop, improve, or market products or services to students.

b. "Contract or other written agreement" means a binding agreement between an educational agency and a third-party, which includes, but is not limited to, an agreement created in electronic form and signed with an electronic or digital signature or a click-wrap agreement that is used with software licenses, downloaded, and/or online applications and transactions for educational technologies and other technologies in which a user must agree to terms and conditions prior to using the product or service.

c. "Disclose" or "disclosure" means to permit access to, or the release, transfer, or other communication of personally identifiable information by any means, including oral, written, or electronic, whether intended or unintended.

d. "Education records" means an education record as defined in the Family Educational Rights and Privacy Act and its implementing regulations, 20 USC Section 1232g and 34 CFR Part 99, respectively.

e. "Educational agency" means a school district, school, or charter school.

f. "Eligible student" means a student who is eighteen years or older.

g. "Online educational service" means computer software, mobile applications (apps), and web-based tools that students or parents are required to use and

access through the internet and as part of a school activity or function. Examples include online services that students or parents use to access class readings, assignments, or videos, to view learning progression, or to complete assignments. This does not include online services that students or parents may use in their personal capacity or to online services that districts or schools may use to which students or parents do not have access, such as a district student information system.

h. "Parent" means a parent, legal guardian, or person in parental relation to a student.

i. “Personally identifiable information” or “PII” as applied to student data means information that can be used to distinguish or trace a student’s identity either directly or indirectly through linkages with other information, as defined in 34 CFR §99.3. PII includes, but is not limited to direct identifiers (such as a student’s or other family member’s name), indirect identifiers (such as a student’s date of birth, place of birth, or mother’s maiden name), and other personal identifiers (such as a student’s social security number or Florida Education Identifier (FLEID) number). PII also includes information that, alone or in combination, is linked or linkable to a specific student that would allow a reasonable person in the school community, who does not have personal knowledge of the relevant circumstances, to identify the student with reasonable certainty. It also includes data as applied to teacher or principal data.

j. "Principal" means a building principal subject to annual performance evaluation review

k. "Release" has the same meaning as disclosure or disclose.

l. "Student" means any person who is or has been in attendance in a district school and regarding whom the District maintains education records.

m. "Student data" means personally identifiable information (PII) from the student records of an educational agency.

n. "Teacher" means a teacher subject to annual performance evaluation review

o. "Teacher or principal data" means personally identifiable information from the records of an educational agency relating to the annual professional performance reviews of classroom teachers or principals that is confidential and not subject to release pursuant to 1012.31, F.S.

p. "Third-party contractor/service provider/vendor” means any person or entity, other than an educational agency, whether public or private, that receives student data or teacher or principal data from an educational agency pursuant to a contract or other written agreement for purposes of providing services to the educational agency, including but not limited to data management or storage services, conducting studies for or on behalf of the educational agency, or audit or evaluation of publicly funded programs. This term will include an educational partnership organization that receives student and/or teacher or principal data from a school district to carry out its responsibilities and is not an educational agency, and a not-for-profit corporation or other nonprofit

organization, other than an educational agency. The term does not include the Florida Department of Education or the Department's contractors and subcontractors.

q. "Unauthorized disclosure" or "unauthorized release" means any disclosure or release not permitted by federal or state statute or regulation, any lawful contract or written agreement, or that does not respond to a lawful order of a court or tribunal or other lawful order.

2. Data Collection Transparency and Restrictions

As part of its commitment to maintaining the privacy and security of student data and teacher and principal data, the District will take steps to minimize its collection, processing, and transmission of PII. Additionally, the District will:

a. Not sell PII nor use or disclose it for any marketing or commercial purpose or facilitate its use or disclosure by any other party for any marketing or commercial purpose or permit another party to do so.

b. Ensure that it has provisions in its contracts with third-party contractors or in separate data sharing and confidentiality agreements that require the confidentiality of shared student data or teacher or principal data be maintained in accordance with law, regulation, and District policy.

c. Any agreement for online educational services shall contain an explicit prohibition against sharing or selling a student's PII for commercial purposes without providing parents a means to either consent or disapprove.

d. This disclosure prohibition does not prevent the purchase, merger, or other type of acquisition of a third party provider or online educational service by another entity, provided that the successor entity continues to be subject to the provisions of this rule with respect to previously acquired PII.

e. If student PII will be collected by the online educational service, the Superintendent shall establish procedures for notifying parents and eligible students of information that will be collected, how it will be used, when and how it will be destroyed, and the terms of re-disclosure, if any.

3. Data Protection and Terms of Service

Prior to submitting any online services agreement or contract to the School Board for approval, the Superintendent, or designee shall:

a. Designate a person or persons responsible for the review and approval of online educational services that are required for students to use.

b. Ensure the online educational service's terms of service and privacy comply with state and federal privacy laws, including FERPA and its implementing regulations, the Children's Online Privacy Protection Act (COPPA), 15 U.S.C. ss. 6501-6506, and Section 1002.22, F.S.

c. Ensure the Online Educational Services Agreement contains an explicit prohibition against sharing or selling a student's PII for commercial purposes without providing parents a means to either consent or disapprove. (This disclosure prohibition does not prevent the purchase, merger, or other type of acquisition of a third party provider or online educational service by another entity, provided that the successor entity continues to be subject to the provisions of this policy with respect to previously acquired PII.

d. Establish procedures for notifying parents and eligible students if student PII will be collected by the online educational service on how it will be collected, how it will be used, when and how it will be destroyed, and the terms of re-disclosure, if any.

e. Ensure the service or application is inventoried and evaluated, and supports the schools' and districts broader mission and goals.

4. Contracts or Agreements with Third Parties

All contracts or agreements executed by or on behalf of a school district with a third-party vendor or a third-party service provider must protect the privacy of education records and student PII contained therein. Any agreement that provides for the disclosure or use of student PII must:

a. Require compliance with FERPA, its implementing regulations, and Section 1002.22, F.S..
b. Where applicable, require compliance with COPPA, 15 U.S.C. ss. 6501-6506, and its implementing regulations.
c. Where applicable, require vendors to ensure compliance with the Student Online Personal Information Protection Act, Section 1006.1494, F.S.
d. Ensure that only the PII necessary for the service being provided will be disclosed to the third party; and
e. Prohibit disclosure or re-disclosure of student PII unless one of the conditions set forth in paragraph (4)(b) has been met.
f. Contracts or agreements with a third-party vendor or third-party service provider may permit the disclosure of PII to the third party only where one or more of the following conditions has been met:

1. The disclosure is authorized by FERPA and 34 CFR §99.31.
2. The disclosure is authorized by the school board or charter governing board's directory information policy implemented in accordance with FERPA and 34 CFR §99.37. or
3. The disclosure is authorized by written consent of an eligible student or parent. Consent must include, at a minimum, an explanation of who the PII would be disclosed to, how it would be used, and whether re-disclosure is permitted. Any re-disclosure must meet the requirements of paragraph (4)(b) and must be authorized by the school board or charter school governing board.

5. District Data Privacy

The District will protect the privacy of PII by:

a. Ensuring that every use and disclosure of PII by the District benefits students and the District by considering, among other criteria, whether the use and/or disclosure will:

b. Improve academic achievement;

c. Empower parents and students with information; and/or

d. Advance efficient and effective school operations.

e. Not including PII in public reports or other public documents.

6. The District affords all protections under FERPA and the Individuals with Disabilities Education Act and their implementing regulations to parents or eligible students, where applicable.

7. Click-Wrap Agreements

Periodically, District staff may wish to use software, applications, or other technologies in which the user must "click" a button or box to agree to certain online terms of service prior to using the software, application, or other technology. These are known as "click-wrap agreements" and are considered legally binding "contracts or other written agreements".

a. District staff are prohibited from using software, applications, or other technologies pursuant to a click-wrap agreement in which the third-party contractor receives student data or teacher or principal data from the District unless they have received prior approval from the Superintendent, or designee.

b. The District will develop and implement procedures requiring prior review and approval for staff use of any software, applications, or other technologies pursuant to click-wrap agreements.

8. Notice:

For any online educational service that a student is required to use, the district will provide notice on its website of the PII information that may be collected, how it will be used, when it will be destroyed and the terms of re-disclosure. This notice will include a link to the online educational service's terms of service and privacy policy, if publicly available.

9. Compliance:

Pursuant to this policy any online educational service provided through a Third-party vendor or Third-party service provider must be School Board approved. An employee's failure to follow this policy may result in disciplinary proceedings, up to and including termination.

10. Parent/Guardian Notice:

a. The use of any non-approved online educational software, web-based tools or mobile applications on district provided devices may result in the student's PII being disclosed and not protected.

b. Students shall only use School Board approved online educational software, web-based tools or mobile applications on district provided devices. The use of any non-approved online educational software, web-based tools or mobile applications on district provided devices may result in disciplinary proceedings, up to and including expulsion.

STATUTORY AUTHORITY: **1001.41, 1001.42, 1001.43, F.S.**

LAW(S) IMPLEMENTED: **~~1001.22; 1001,21;~~ 1022.21, 1022.22, F.S.**
20 U.S.C. s. 1232g(a)(4); 15 U.S.C. ss. 6501-6506
34 CFR §99.3;
F. A.C. § ~~6A-1.0955~~ 6A-1.09550

HISTORY: **ADOPTED:**

FORMERLY

I.

ADVERTISING AND COMMERCIAL ACTIVITIES 9.40

I. School or District name, facilities, website, or the District Email System shall not be used for oral, written, or graphical advertising or otherwise promoting the interests of any commercial, political, religious, or other non-school agency,–or individual public or private organization; nor shall School Board employees or students be employed in such a manner. Advertising on school buses shall be prohibited. The following are exceptions and may not be false, misleading, or deceptive, related to an illegal activity, or discriminatory behavior. Any such approval, granted for whatever cause or group, shall not be construed as an endorsement of any product, service, organization, or activity of said cause or group by the Board or Superintendent:

a. School officials, with the Superintendent's approval, may cooperate with any governmental agency in promoting activities in the general public's interest or may cooperate in furthering the work of any not for profit community-wide social service agency; provided, that such cooperation does not restrict or interfere with the educational program of the school, that such activities promote student or School Board interests and are non-partisan and consistent with State standards;

b. A school may use film or other educational materials which contain advertising if the educational value of the materials outweighs their commercial nature. The film or material shall be carefully evaluated by the school principal for classroom use to determine whether the film or material contains content inconsistent with State standards and the School District's educational mission;

c. The Superintendent may announce, or authorize to be announced, any lecture or community activity of particular educational merit;

d. Demonstrations of educational materials and equipment shall be permitted with the principal's approval; and,

e. Schools may utilize athletic facilities for commercial advertising to support school programs. The principal shall maintain approval rights on the content and form of such advertising. Money collected from these commercial advertisements shall be deposited into the proper internal account.

II. The School Board may permit commercial advertising on District owned property and may enter into sponsorship agreements with commercial entities on such terms as will be beneficial to the school system. Schools and departments may recognize businesses, business partners, and other community groups providing assistance or financial support for academic/enrichment programs. These activities shall not involve any direct costs to the District. The cost center head must approve any facility or on-site advertising and such advertising must be in

accordance with applicable municipal or county government codes and zoning laws.

III. School publications, including publications such as event programs, calendars, newspapers, and yearbooks may accept and publish paid advertising with advance approval of the school principal. In no instance shall advertising or images for alcohol, tobacco, drugs, drug paraphernalia, weapons, or obscene, pornographic or illegal materials be accepted. The advertisements shall be carefully evaluated by the school principal to determine appropriateness and consistency with the educational objectives of the District and State education standards.

IV. Central Office publications, including but not limited to, programs, newspapers, flyers, etc. may accept and publish paid advertising with advance approval of the Superintendent or Designee. In no instance shall advertising or images for alcohol, tobacco, drugs, drug paraphernalia, weapons, or obscene, pornographic or illegal materials be accepted. The advertisements shall be carefully evaluated to determine appropriateness and consistency with the educational objectives of the District and State education standards. Any payments received shall be authorized for use by the Cost Center receiving the payments, in accordance with School Board policies, State Law, and Florida Department of Education rules.

V. Nothing in this policy shall be construed as prohibiting the recognition of school/educational programs related contribution, such as instructional materials or student awards by business/corporations, nor to prohibit the use of such contributions bearing the identification of businesses which are sponsoring the contribution. However, no such awards or contributions may be made without the approval of the appropriate District Level Administrator.

VI. All appropriate School Board bookkeeping procedures will be followed as to all funds collected. All said funds shall be administered and accounted for in accordance with existing laws, Florida State Board of Education Administration Rules, and School Board policies.

The School Board or Superintendent reserves the right to consider requests for advertising in the schools on a case-by-case basis.

STATUTORY AUTHORITY: **1001.41(2), 1001.43(4), (5) F.S.**

LAW(S) IMPLEMENTED: **1001.43(4), (5) F.S.**

HISTORY: **ADOPTED: 08/21/01**
REVISION DATE(S): 11/06/18, 03/04/24
FORMERLY: 2.107

NOTES:

Public Participation in Meetings 2.222*

The Sarasota County School Board recognizes the importance of public participation in the educational decisions of the Board, as well as the ability for public comment on school matters of community interest. In accordance with Florida Statute 286.0114, members of the public shall be given a reasonable opportunity to be heard before the School Board takes action on an item. This requirement does not apply to:

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c) A meeting that is exempt from s. 286.011; or

d) A meeting during which the board or commission is acting in a quasi-judicial capacity. This paragraph does not affect the right of a person to be heard as otherwise provided by law.

The public shall be informed that it is unlawful to knowingly disrupt or interfere with a School Board meeting and that any such action may result in a misdemeanor offense of the second degree. This includes individuals who advise, counsel, or instruct students or School Board employees on techniques for disrupting a School Board meeting.

A. Public Comment Procedures

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2) Anyone wishing to speak at a Board Meeting shall complete a Speaker Card and submit it to the Board Administrative Assistant or designee. The deadline to submit a Speaker Card shall be when the Board Chair calls the meeting to order.

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5) Speakers shall not play any audio or video recordings during their allotted comment time.

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6) No speaker may yield his or her time to any other person.

7) Members of the public shall not display signs, posters, or placards in the School Board meeting room in a manner that blocks the view of other members of the audience. This shall not apply to materials deemed reasonably necessary by staff to make effective presentations to the School Board or by citizens while addressing the School Board when recognized during public comment.

B. Public Comments Rules

1) The Public Comment Period shall be listed on the published Board Agenda and must take place before takes action on any item under consideration.

2) Each speaker shall be given one (1) period of three (3) minutes for their comments.

3) Speakers wishing to provide Board Members with materials in addition to their comments, those materials should be provided to the School Board Office at 1980 Landings Blvd, Sarasota, FL 34231, at least two business days prior to the scheduled Board meeting when possible, to allow Members to review these materials. Board Members may not be able to be reviewed if received fewer than two business days before the meeting. Materials provided during a Board Meeting should be given to a member of the Sarasota County Schools Police Department so they can be given to the Board Administrative Assistant.

4) All comments should be directed to the Superintendent or the School Board Members, not to members of the audience or District staff members.

C. Disruptive Speech and Meeting Disruptions

Sarasota County School Board meetings are recognized as a limited open public forum, as it relates to the First Amendment, and the public's First Amendment rights will be recognized and protected accordingly. During public comment periods, Board business periods, and Board Member comments, members of the audience shall not cheer, clap, or audibly comment either in support of or against anything happening at that time. The Board Chair has the authority to:

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2) Order the meeting to recess for a designated period of time if the actions interfere with the orderly conduct or decorum of the meeting.

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4) Order the Board Meeting room to be cleared of all audience members if the conduct continues to interfere with the expeditious or orderly process of the Board Meeting and allow speakers to return when it is their turn to provide their comments.

D. Accommodations

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STATUTORY AUTHORITY:

1001.41, 1001.43(10), F.S.

286.0114, 1001.32, 1001.37, 1001.372, 1001.41, 1001.42, 1001.43, 1006.145, F.S.

HISTORY: **ADOPTED:**

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REVISION DATE(S):
FORMERLY:

NOTES:

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2) Each speaker shall be given one (1) period of maximum of three (3) minutes for their comments.

3) Time for speakers shall be allotted as follows: If 1-25 speakers sign to speak, each will be allotted three (3) minutes; if 26-50 speakers sign up to speak, each will be allotted two (2) minutes; and if 51+ speakers sign up to speak, each will be allotted one (1) minute.

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STATUTORY AUTHORITY:

1001.41, 1001.43(10), F.S.

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143
144 **286.0114, 1001.32, 1001.37, 1001.372, 1001.41, 1001.42,**
145 **1001.43, 1006.145, F.S.**
146
147 **HISTORY:** **ADOPTED:**
148 **REVISION DATE(S):**
149 **FORMERLY:**
150
151 **NOTES:**

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B. Public Comments Rules

1) The Public Comment period shall be listed on the published Board Agenda and must take place before takes action on any item under consideration.

2) The Public Comment period of the Board Meeting shall be scheduled for 90 minutes. Speaking time for each individual addressing the Board will be divided evenly for each speaker, not to exceed three (3) minutes per speaker.

3) Speakers wishing to provide Board Members with materials in addition to their comments, those materials should be provided to the School Board Office at 1980 Landings Blvd, Sarasota, FL 34231, at least two business days prior to the scheduled Board meeting, when possible, to allow Members to review these materials. Board Members may not be able to be reviewed if received fewer than two business days before the meeting. Materials provided during a Board Meeting should be given to a member of the Sarasota County Schools Police Department so they can be given to the Board Administrative Assistant.

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2) Order the meeting to recess for a designated period of time if the actions

interfere with the orderly conduct or decorum of the meeting.

3) Order the removal of any person interfering with the expeditious or orderly process of a Board meeting, provided such officer has first issued a warning that continued interference with the orderly processes of the meeting will result in removal, in accordance with F.S. 1001.372. Any law enforcement authority or a sergeant-at-arms designated by the officer shall remove any person ordered removed pursuant to this section.

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STATUTORY AUTHORITY:

1001.41, 1001.43(10), F.S.

286.0114, 1001.32, 1001.37, 1001.372, 1001.41, 1001.42, 1001.43, 1006.145, F.S.

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HISTORY: **ADOPTED:**
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A. Public Comment Procedures

1) Public Comment shall be broken into two portions, Agenda Comments for members of the public to address items on that meeting's agenda, prior to any action taken by the Board, and General Comments the public on matters relevant to the governance of the School Board. Members of the public will also be given time to address the Board during a required Public Hearing.

2) Anyone wishing to speak at a Board Meeting shall complete a Speaker Card and submit it to the Board Administrative Assistant or designee. The deadline to submit a Speaker Card shall be when the Board Chair calls the meeting to order.

3) Each person completing a Speaker Card shall indicate on the card which agenda item(s) they wish to speak about or if they will be providing comments on something not on the agenda during General Comments.

4) Speakers will be called forward during the designated time on the agenda in the order their comment cards were received.

5) Time for speakers shall be allotted as follows: If 1-25 total speakers sign to

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speak, each will be allotted three (3) minutes; if 26-50 total speakers sign up to speak, each will be allotted two (2) minutes; and if 51+ total speakers sign up to speak, each will be allotted one (1) minute.

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B. Agenda Comments

1) Public Comments on agenda items shall be listed on the published Board Agenda and must take place before takes action on any item under consideration.

2) Each speaker shall be given one (1) period of maximum of three (3) minutes for comments on agenda items, regardless of how many agenda items they wish to speak about.

3) Speakers wishing to provide Board Members with materials in addition to their comments, those materials should be provided to the School Board Office at 1980 Landings Blvd, Sarasota, FL 34231, at least two business days prior to the scheduled Board meeting, when possible, to allow Members to review these materials. Board Members may not be able to be reviewed if received fewer than two business days before the meeting. Materials provided during a Board Meeting should be given to a member of the Sarasota County Schools Police Department so they can be given to the Board Administrative Assistant.

4) Speakers addressing the Board during Agenda Comments may also speak during General Comments, as long as they have submitted a separate Speaker Card.

C. General Comments

1) General Comments on matters not on the agenda, but relevant to the governance or operation of the District shall be listed on the published Board Agenda and will take place after all agenda items have been heard, but prior

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to Board Member Comments at the end of the meeting.

2) General Comments shall be directed to the Superintendent or School Board, not to members of the audience or other District staff members.

3) Comments shall not be abusive, threatening, obscene, profane, or disorderly in nature.

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2) Order the meeting to recess for a designated period of time if the actions interfere with the orderly conduct or decorum of the meeting.

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HISTORY:

ADOPTED:
REVISION DATE(S):
FORMERLY:

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DRAFT

March 19, 2024 Board Meeting
Agenda Item 1.

Title
WORKFORCE HOUSING

Contact
DUMAS

ATTACHMENTS:

Description	Upload Date	Type
Presentation	3/19/2024	Cover Memo
Presentation 2	3/19/2024	Cover Memo
Presentation 3	3/19/2024	Cover Memo
Presentation 4	3/19/2024	Cover Memo

Sarasota County School Board

Workforce Housing Exploration

March 19th, 2024

SARASOTA County Schools

Goals for today

1. Overview of previous efforts
2. Discuss basis for conversation today
3. Provide options for partnerships
4. Provide time for Board member dialogue

SARASOTA County Schools

Previous efforts

1. Conversation began several years ago

2. Formed a work group

   - Community partners
   - County staff
   - Sheriff's department

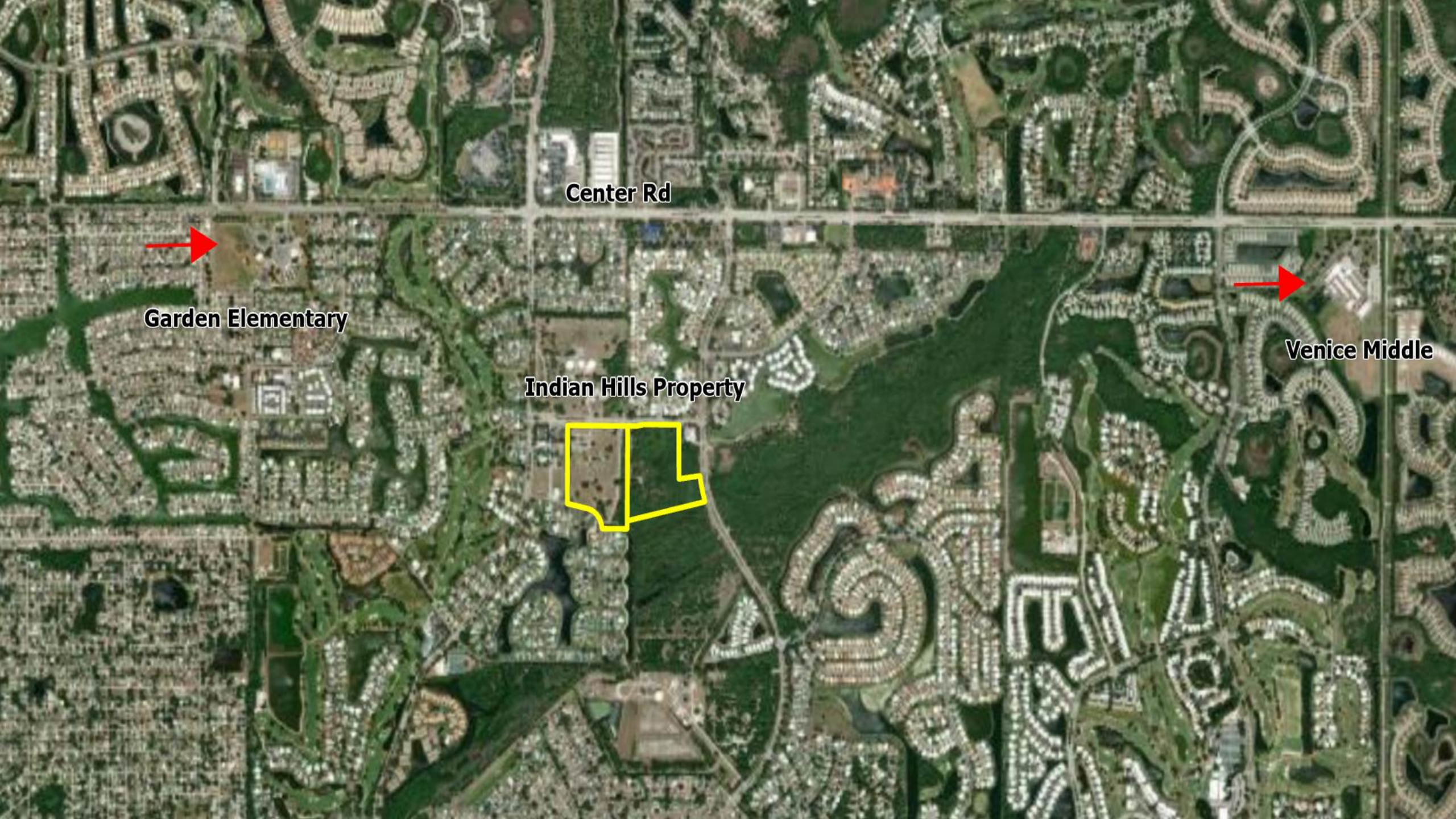
3. Resources

SARASOTA County Schools

Basis for today's conversation

Indian Hills Blvd Property

- 40 Acres
- 6.5 Million (2022)
- Proximity to other schools
  - 1.3 miles to Garden
  - 3.0 miles to VMS
- Property Title


Center Rd
Garden Elementary
Venice Middle
Indian Hills Property

Indian Hills Blvd
Jacaranda Blvd
Venice East Blvd

Presentations

1. Jack Meredith – Sarasota Housing Authority
2. Mark Vengroff – One Stop Housing
3. Pat Neal – Neal Communities

SARASOTA County Schools

Board member conversation

Next steps?

EVERY STUDENT. EVERY DAY!

SARASOTA County Schools

WORKFORCE/AFFORDABLE HOUSING FEASIBILITY ANALYSIS

1130 Indian Hills Blvd. Venice, FL

WORKFORCE/AFFORDABLE HOUSING FEASIBILITY ANALYSIS

1 MARKET FEASIBILITY

2 TECHINICAL FEASIBILITY

3 FINANCIAL FEASIBILITY

1 MARKET FEASIBILITY

WHAT IS WORKFORCE AND AFFORDABLE HOUSING?

AFFORDABLE HOUSING

Housing that serves families or individuals at or below 80% of area median income (AMI) is the industry-standard definition for affordable housing.

WORKFORCE HOUSING

Housing near job centers for families or individuals, with an AMI 81%-140%, where they can live affordably near work every day with little commute time.

1 MARKET FEASIBILITY

SARASOTA INCOME

SARASOTA AREA MEDIAN HOUSEHOLD INCOME

$78,340.00

Sources: Florida Bureau of Economic and Business Research, 2023 (Resident Population); Sarasota County PDS (Seasonal Population). All other values: U.S. Census Bureau, 2022 American Community Survey 1-Year Estimates

72% OF RENTERS AND 62% OF HOMEOWNERS WITH INCOMES BELOW 80% AMI ARE PAYING MORE THAN 30% OF THEIR INCOME FOR HOUSING, OF THESE 45% PAY MORE THAN 50% ON HOUSING

Sources: Workforce Housing Report, Sarasota county and Sarasota City

1 MARKET FEASIBILITY

HOUSING COST

As of March 2024, the average rent in Sarasota, FL is $1,824 per month. This is 22% higher than the national average rent price of $1,498/month, making Sarasota one of the most expensive cities in the US.

Market Rate Rent:
Studio$1,242/month One Bedroom $1,824/month Two Bedroom $2,240/month Three Bedroom $2,952/month

Source: Apartment .com

Affordable Rent Rates;

HUD release: 5/15/2023
Effective: 5/15/2023

2023 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP and HHRP Programs

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Sarasota County	30%	19,200	21,950	24,660	30,000	35,140	40,280	45,420	50,560	Refer to HUD		480	514	621	814	1,007	1,199
(North Port-Sarasota-	50%	32,000	36,600	41,150	45,700	49,400	53,050	56,700	60,350	63,980	67,636	800	857	1,028	1,188	1,326	1,463
Bradenton MSA)	80%	51,200	58,500	65,800	73,100	78,950	84,800	90,650	96,500	102,368	108,218	1,280	1,371	1,645	1,900	2,120	2,339
Median: 98,700	120%	76,800	87,840	98,760	109,680	118,560	127,320	136,080	144,840	153,552	162,326	1,920	2,058	2,469	2,853	3,183	3,511
	140%	89,600	102,480	115,220	127,960	138,320	148,540	158,760	168,980	179,144	189,361	2,240	2,401	2,880	3,328	3,713	4,096

2 TECHINCAL FEASIBILITY
ZONING ANALYSIS

Site area is divided between 2 parcels of land.

East Parcel 1 Zoned RSF1

West Parcel Zoned RSF2

Bill Furst
SARASOTA COUNTY
PROPERTY APPRAISER

Property Record Information for [illegible]

Ownership:
SCHOOL BOARD OF SARASOTA COUNTY
C/O MGR OF PROPERTY RECORDS 1960 LANDINGS BLVD, SARASOTA, FL, 34231-3330
Situs Address:
0 INDIAN HILLS BLVD VENICE, FL, 34293

Land Area: [illegible]
Municipality: Sarasota County
Subdivision: 0000 - NOT PART OF A SUBDIVISION
Property Use: 7000 - Vacant Institutional Land
Status OPEN
Sec/Twp/Rge: 23-39S-19E
Census: 121150025101
Zoning: [illegible]

Bill Furst
SARASOTA COUNTY
PROPERTY APPRAISER

Property Record Information for 0437160002

Ownership:
SCHOOL BOARD OF SARASOTA COUNTY
C/O MGR OF PROPERTY RECORDS 1960 LANDINGS BLVD, SARASOTA, FL, 34231-3330
Situs Address:
1150 INDIAN HILLS BLVD VENICE, FL, 34293

Land Area: 514,760 Sq-Ft
Municipality: Sarasota County
Subdivision: 1658 - VENICE GARDENS UNIT 34 SEC 3
Property Use: 8000 - Vacant government land
Status OPEN
Sec/Twp/Rge: 23-39S-19E
Census: 121150025101
Zoning: [illegible]
Total Living Units: 0
Parcel Description: TRACT S; VENICE GARDENS UNIT 34 SEC 3

2 TECHINCAL FEASIBILITY
ZONING ANALYSIS

SINGLE FAMILY DISTRICTS	Standards	
	RSF-1	RSF-2
Gross Density (Maximum) Conventional Subdivision	2.50	3.50
Gross Density (Maximum) Cluster Subdivision	2.50	3.50

MULTI-FAMILY DISTRICTS	Gross Density (Maximum)
RMF-1	6.0
RMF-2	9.0
RMF-3	13.0

Current zoning of single-family for lot with RSF-1 zoning at 20 acres would allow for 50 single family homes.

Current zoning of single-family for lot with RSF-2 zoning at 21 acres would allow for 73 single family homes.

To maximize site development and to provide best use of the site and affordability, multi-family housing should be considered. This option would require a comp-plan amendment and rezone to a multi-family district.

This study analyzes changing the parcel with RSF-2 zoning to RMF-2 to provide 189 units of workforce and affordable housing, leaving the parcel with RSF-1 zoning for future use.

3 FINANCIAL FEASIBILITY
POSSIBLE HYPOTHICAL FINANICAL SOLUTION

- Sarasota County Schools would donate the west parcel, 21-acre site, property ID 043716602.
- The site would accommodate 189 units, with a mix of workforce housing and affordable housing based on percentages of public and private funds.
- The site would be developed/constructed by the developer and Sarasota Housing Authority or other entity through private/public funding.
- Workforce housing units would be from 81% -140% AMI funded through private funding.
- Affordable housing units would be 80% AMI funded through public funding.
- Rents would be approximately $1,400 per month for one-bedroom, $1,600 per month for a two-bedroom, $1,900 per month for a three-bedroom utilities included. These rent amounts will be based on HUDS income and rent limits of 80% AMI.
- The Sarasota Housing Authority or private developer would provide operating costs, and maintenance.
- The cost to build will be approximately $43,470.00 at $230,000 per unit.

ECONOMICAL WORKFORCE HOUSING COMMUNITIES

Presentation Prepared for:

Sarasota County School District

Company Overview

"Complete Turn Key One Stop Solution to Housing & Mixed Community Development"

DEVELOP & BUILD	ACQUIRE & MANAGE	INSPIRE & SUPPORT
Development & Licensed General Contractor	Acquisition & Procurement Property Management	501c3: Wrap Around Services

One Stop Housing (OSH) is the largest property management company focused on non-subsidized workforce housing in Sarasota & Manatee Counties. OSH is currently operating throughout the State of FL and Memphis, TN.

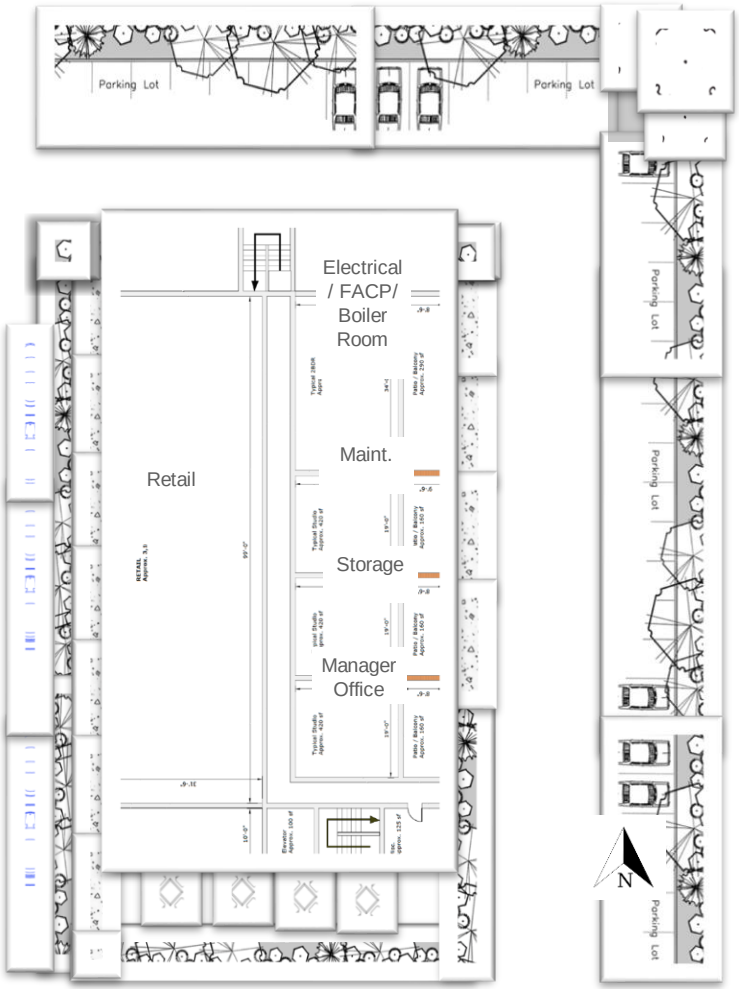
39 Years in Business I 4,000 Multi-Family Apartment Units

ONE STOP HOUSING
DEVELOPMENT & CONSTRUCTION

The
NEST APARTMENTS
At Robin's Apartments

- 182 Workforce Apartments
- 100% under 80% AM
- In collaboration with Manatee County
- Target Completion 2025

2303 1st Street, Bradenton FL 34208



Michael Saunders & Company®
LICENSED REAL ESTATE BROKER

295 School Avenue Sarasota FL
100% WORKFORCE MIXED USE HOUSING APARTMENT

- 44 Mixed Use Multi-Family Apartments
- 100% at 80% AMI or below
- 20+ apartments set aside for County Sheriff and Staff.

Palm Gardens

- 150 unit hotel to multifamily apartment conversion.
- 100% rents at or below 80% AMI
- Partnership with City of Orlando. Provided Grant of $4.159m.
- Phase 1 completion April 15th, Final CO: December2024

SARASOTA STATION

Sarasota Station is a 202 Multi-Family Mixed Use Development focused 100% on Workforce Housing. Themed after the historic Suncoast Sarasota Railroad. The property is on 7.878 acres located at 2211 Fruitville Road and 300 Audubon Place, north of Fruitville Road.

This community will include:

- 202 Newly built Workforce Apts @ or below 80% AMI
- The development will include 4 (6) story building and a clubhouse with the following mix of units: (46) Studio, (78) 1 Bedroom, (77) 2 Bedroom apartments and 1 manager suite
- 30 Year Affordability Period on units at or below 80%
- Property Amenities Include: Club House, Basketball Court, Dog Park, Business Center, Community Center, Legacy Trail Connector, Walking distance to downtown.
- Historic Ringing Circus Train operating as Restaurant called, Bob's Train.

One Stop Housing
www.onestophousing.com

ONE STOP HOUSING
DEVELOPMENT & CONSTRUCTION

AN EMPLOYER BASED COMMUNITY

- **Pri*vate / Public Partnership***
  Bradenton Area EDC, Eight Large Manatee Area based employers, & One Stop Housing
- ***Custom Sized Mixed Use Multifamily Development*** –
  Rents with utilities set at or below 30% of employee annual wages.
- Apartment Mix, Unit Size & Amenities all selected based on ***survey results of over 700 employee*** surveys from the participating companies.
- ***Complete Turn Key Solution*** from Development to Management
- ***Improve Employee Retention and Recruitment while return on investment.***

Apartment Layout

Studio Apartment

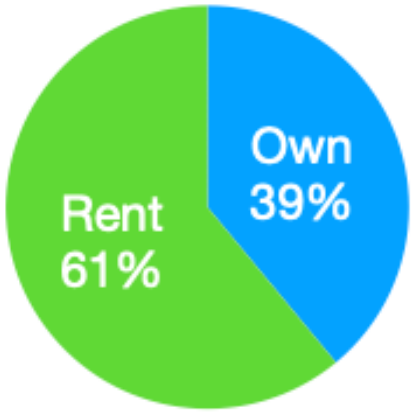
Two Bedroom Apartment

One Bedroom Apartment

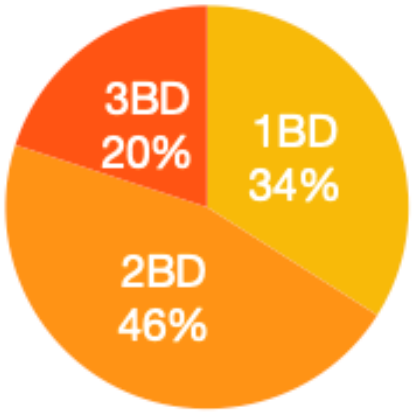
Studio Apartment: 412 Sq Ft
One Bedroom Apt: 615 Sq Ft
Two Bedroom Apt: 842 Sq Ft

Eagle Rock of Manatee

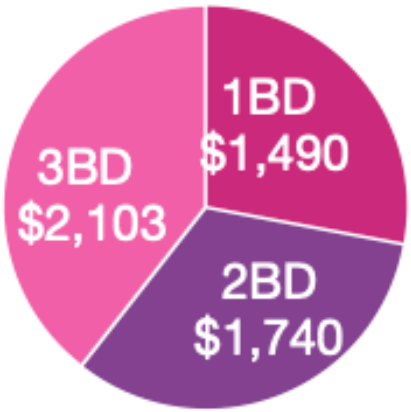
Employee Survey Findings:



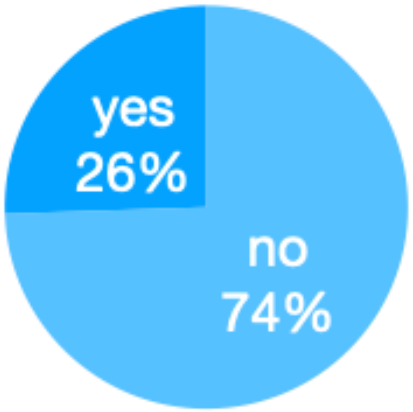
Renter / Owner



Renters Housing Mix



Current Average Monthly Rent



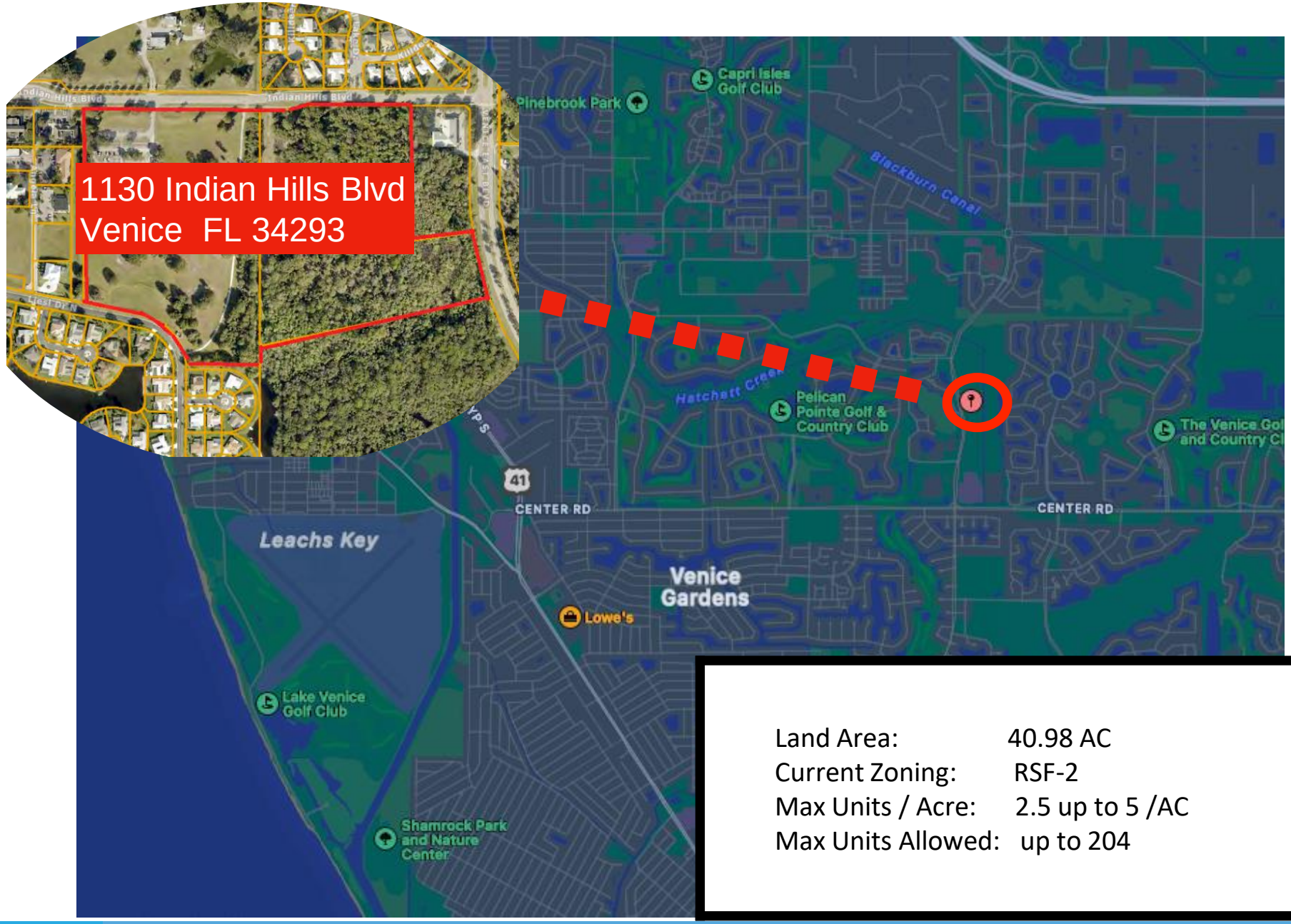
Household w/ Children

- About 2 out of 3 employees surveyed rent.
- 73% of all renter are spending more than 80% of AMI on rent each month.

1130 Indian Hills Blvd
Venice FL

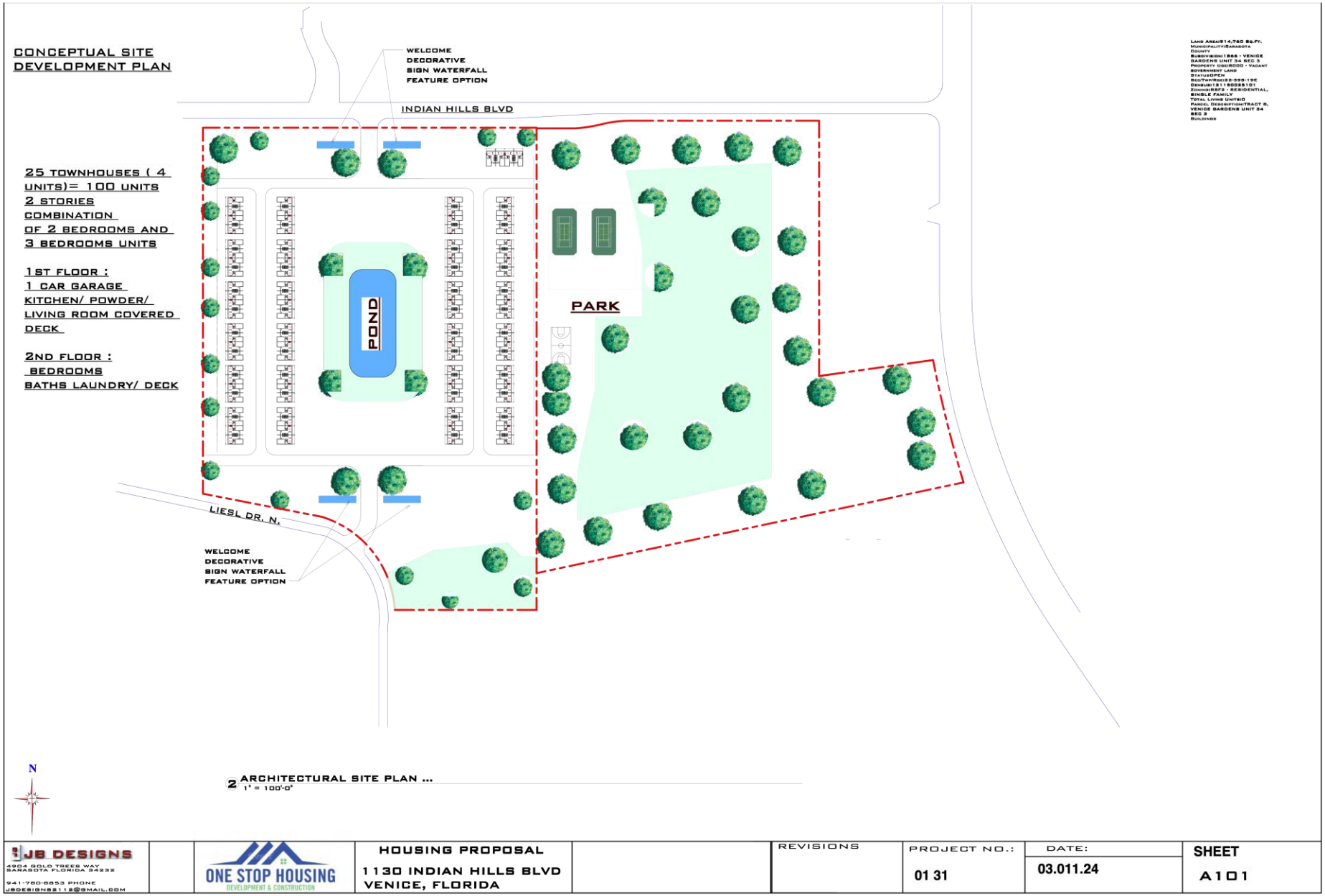
PRESENTED BY:

Aerial Map:

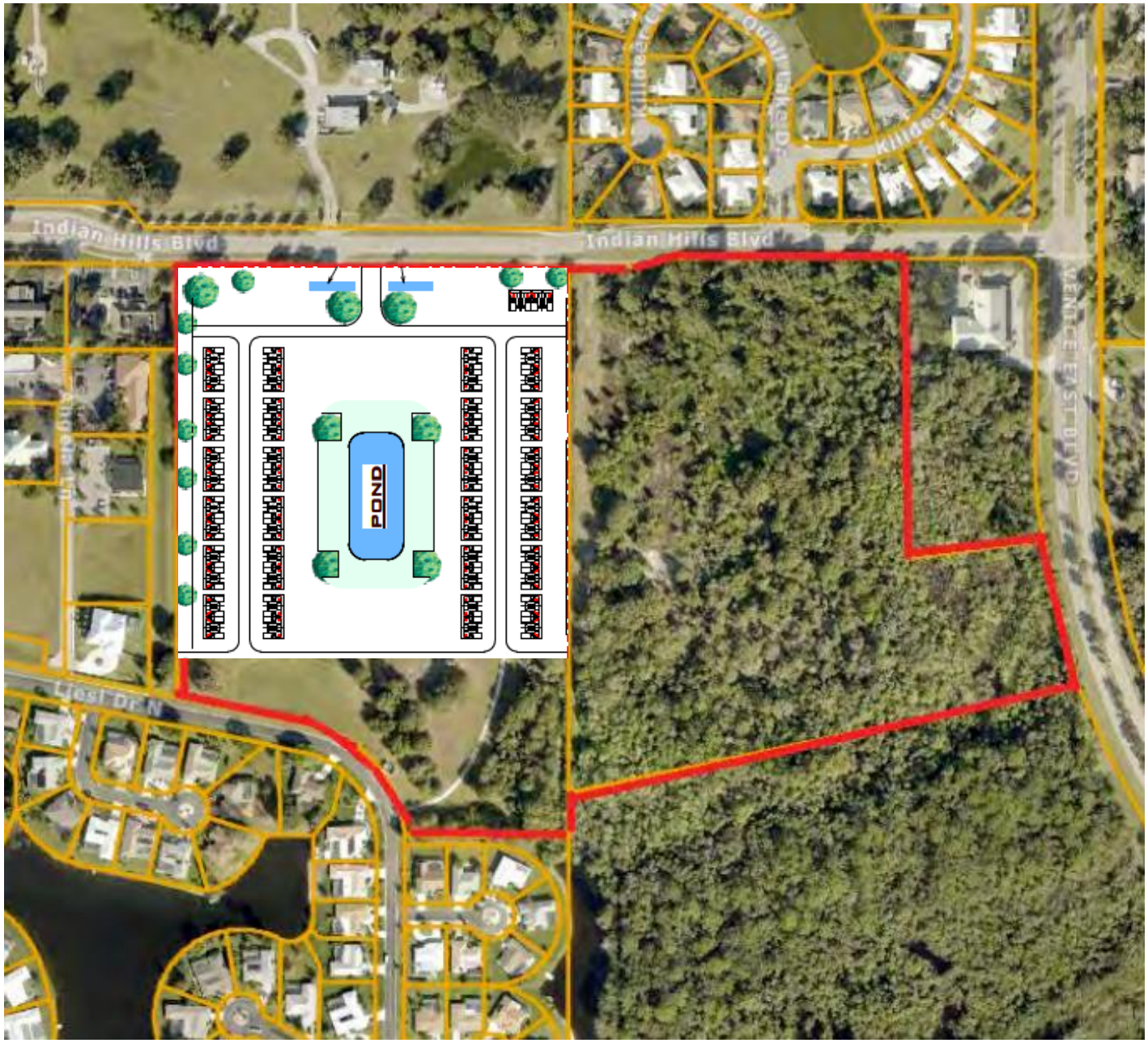


Land Area: 40.98 AC
Current Zoning: RSF-2
Max Units / Acre: 2.5 up to 5 /AC
Max Units Allowed: up to 204

Proposed Site Plan



Proposed Site Plan

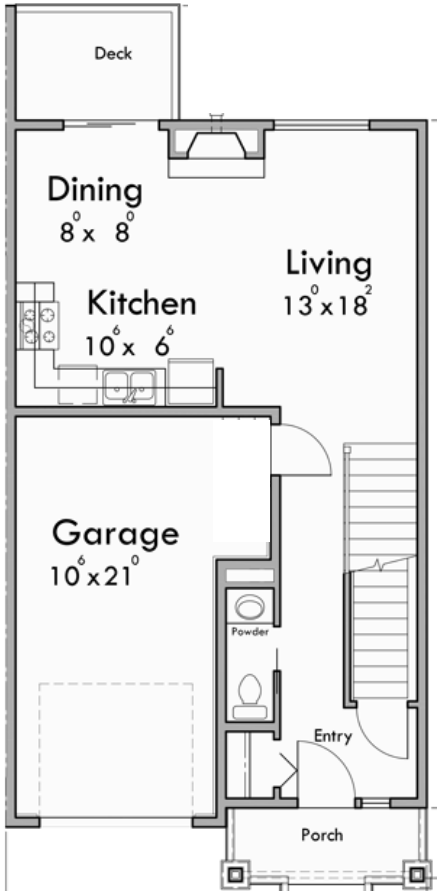


Typical Unit

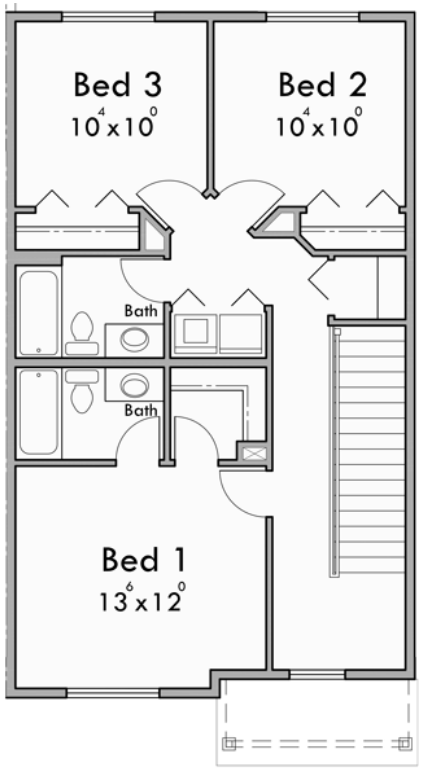
For conceptual purposes only

For conceptual purposes only

Exterior Elevation



Ground Floor



Second Floor

Partnership / Development Options:

I. **Complete Turnkey Development/Build & Manage**: SCSD would hold ownership in development and outsource full development and management of the development. Includes support in structuring capital stack. i.e. Financial Reporting/Proformas, creation of bank/lender book, and network of resources.

- Tax Exempt Bonds
- Debt Structured Capital

II. **Property Lease** w/ Master lease on reserved units

III. **Formation of NewCO:** SCSD contribute land as equity in newco,

- Participation on revenue share of cash flow back to non-profit
- OSH contribute and responsible for all other cash equity and debt capital
- OSH is manager of entity to create arms length for SCSD

IV: **Purchase of Property** @ Discount with Master Lease on Reserved Units

The One Stop Housing Team :

- We specialize in designing and building workforce housing and mixed-use developments.
- We are committed to providing smart, superior quality, turnkey development and construction services focused on affordable workforce housing communities.
- We specializing in new-build construction and renovation and expansion services for multi-family residential complexes and mixed-use developments.
- The One Stop Housing team share the common goal of delivering quality construction management services while keeping cost affordable.
- One Stop housing has an extensive documented track record of successful property development and property management throughout Florida.

Mark Vengroff
Managing Partner
MarkV@OneStopHousing.com
(941) 993-9563 Direct #

Stefan Baron
Head of Development
StefanB@OneStopHousing.com
(941) 374-7325 Direct #

One Stop Housing

SIMPLYDWELL

HOMES

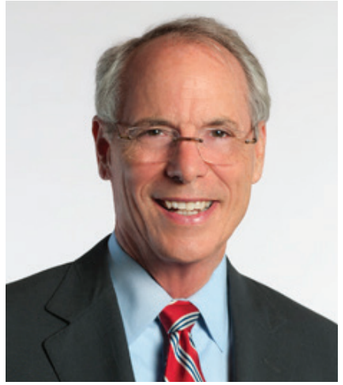
SIMPLYDWELL HOMES

Team Introduction

Jag Rupnarain

Division President

Jag brings over 20 years of homebuilding experience to SimplyDwell Homes, emphasizing the importance of uniting the right people to deliver high-quality homes to an underserved market. As President, Jag oversees the operations at SimplyDwell Homes. He focuses on operational excellence and ensuring team members have the resources needed to bring the vision of homeownership to life for customers. Having worked across the Southeast, he is experienced in the building industry leading designs, methods, and materials. Jag believes all people deserve to partake in the homeownership journey and that SimplyDwell Homes will help to create more of these opportunities across Southwest Florida. Jag is a graduate of the University of Florida's Business Management program, a Florida State Certified General Contractor, and a Florida State Certified Home Inspector.



Pat Neal

CEO

Pat founded the business in 1970 and is recognized in the industry as a conscientious developer, master builder and the visionary leader of Neal Communities. Pat holds a B.S. from the University of Pennsylvania and is a graduate of the prestigious Wharton School of Finance. He served in the Florida House of Representatives from 1974–1978 and in the Florida Senate from 1978–1986, where he was Chair of the Natural Resources Committee and Senate Appropriations Committee. Pat has won every environmental award made to members of the Florida Legislature during his tenure. Notably, he co–Sponsored the Bay Aquatic Preserve Bill establishing Estero Bay Aquatic Preserve as an outstanding Florida waterway, and providing protection for the 11,000–acre Estuary. Neal Communities was named the Professional Builder 2015 Builder of the Year and one of 2012's America's Best Builders by BUILDER Magazine.

Ivory Matthews

Vice President, Community & Governmental Affairs

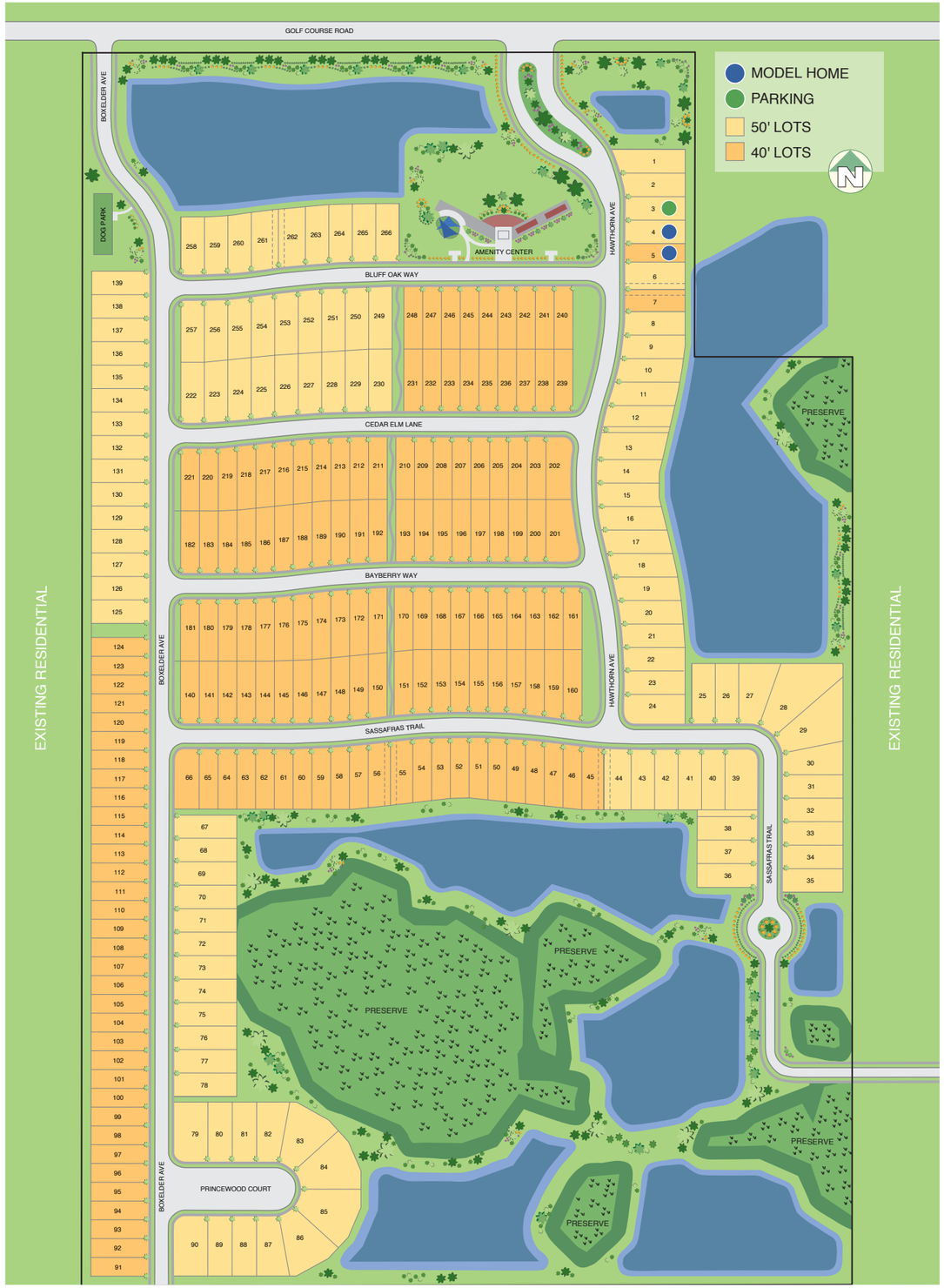
Ivory brings over a decade of experience in public policy advocacy to Neal Communities as Vice President of Community and Governmental Affairs. She is responsible for managing $150 million in active projects within Sarasota and Manatee Counties through the entitlement process by working with county and government staff and presenting at public hearings. She also implements outreach campaigns for new developments, knowing the public's support brings a Neal community to life. Ivory also oversees Neal's philanthropic efforts, creating and supporting community connection by giving back to local organizations. She has also raised over $5 million for a host of local campaigns and public policy issues, earning recognition as Southwest Florida's top fundraiser. An active community member, Ivory is a mentor for Take Stock in Children, a non-profit organization providing low-income youth with educational resources, mentors and scholarship opportunities to set them up for success. She is also a current board member for Step Up Suncoast, an organization offering a variety of resources for families from early childhood education to tax income preparation.

SIMPLYDWELL HOMES

Our Mission

Created in 2023 by Southwest Florida's largest privately owned homebuilder, SimplyDwell Homes was started to build quality homes for budget-conscious consumers who want to partake in the dream of homeownership.

We provide a quality product and make the home-buying experience straightforward through transparent and attainable pricing.

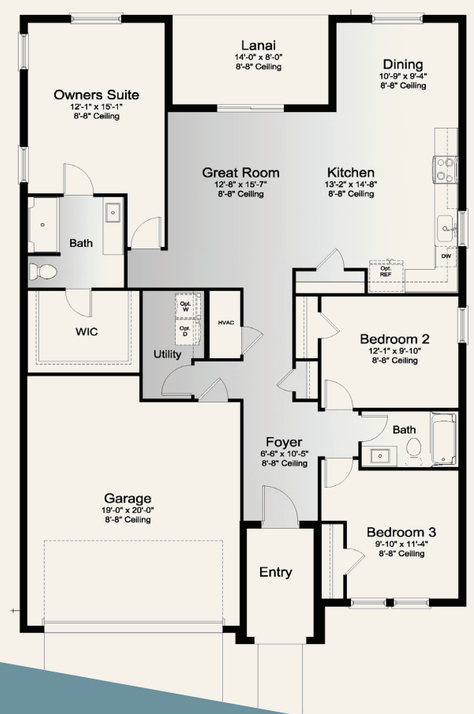


Broadleaf

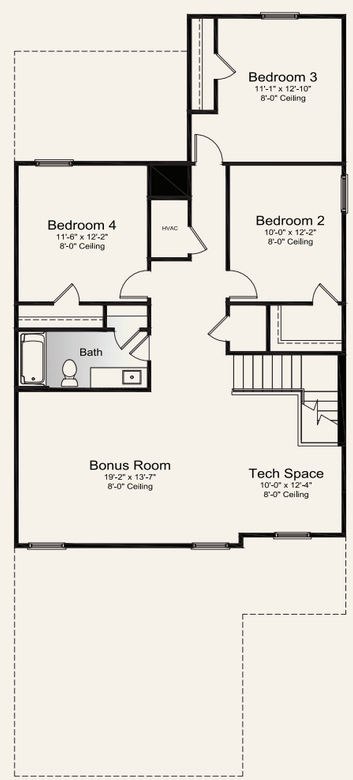
- Parrish, Florida
- 266 lots
- Three year build out
- Homes range from $299,999 - $415,999
- Square footages range from 1,312 - 2,594
- So far, we have sold 14 homes in Broadleaf. 13/14 have been to first time homebuyers.

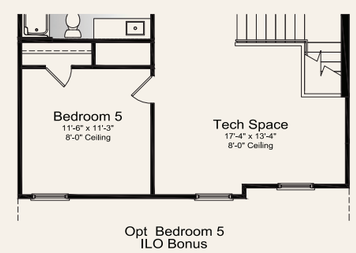
Broadleaf's Best-Selling Products

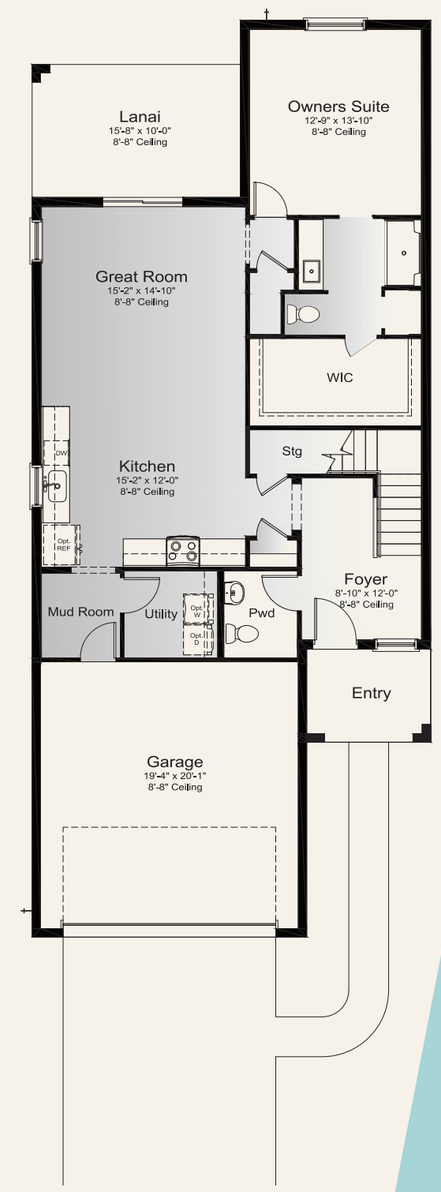
Cedar Elevation B



Jasmine Elevation C

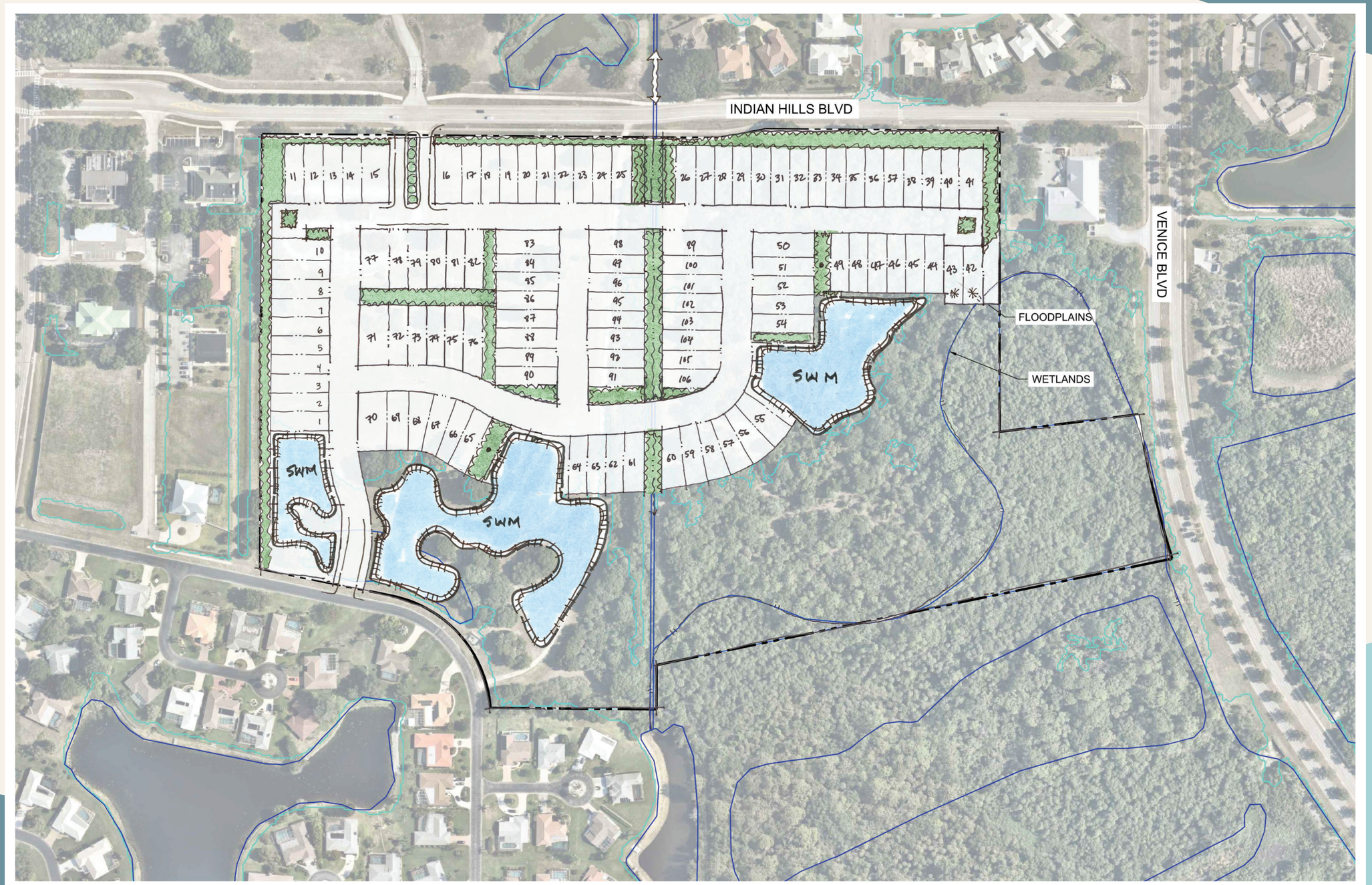






Townhome Product (Currently in Design)

Indian Hills



SIMPLYDWELL HOMES

Affordability

- Minimum teacher Salary ranges from $44,322 to $54,462.
- Our current homes in Broadleaf have estimated monthly mortgage payments of $1,637 – $2,270.*
- For the current renter looking to purchase a home, monthly mortgage payments are attainable as a monthly payment for a mortgage is comparable to current market costs for rent.
- Saving for an impactful down payment is the largest struggle for most renters.

*Total estimated monthly payment includes principal and interest, homeowners insurance, and HOA dues.

SIMPLYDWELL HOMES

Partnership

- Our goal is to partner with the School District for the best use of this parcel; providing attainable housing and the opportunity of homeownership to School District employees.

- A partnership between SimplyDwell Homes and the School District would entail a sale and purchase of the land for the development of an attainable housing product.

- As the down payment is the primary struggle for the buyer, the School District would be responsible for assisting and educating its employees with down payment assistance programs through the State of Florida, Sarasota County, a School District grant or program, and local Foundations offering down payment grants and other assistance.

- SimplyDwell Homes will provide project updates and timelines to the School District to allow time for mortgage pre-approvals and financing assistance.

- Together SimplyDwell Homes and the School District will provide employees an opportunity to build wealth through homeownership.

SIMPLYDWELL HOMES

Summary

- Through the sale and purchase of the Indian Hills parcel, SimplyDwell Homes will develop a community with attainably priced homes.
- The Sarasota County School District will be responsible for providing its employees with resources on down payment assistance programs and grants.
- Through our partnership we will provide homeownership opportunities to the employees of the Sarasota County School District.

Thank you

Thank you for the opportunity of a partnership to make homeownership a reality!

SIMPLYDWELL
HOMES

March 19, 2024 Board Meeting
Agenda Item 2.

Title
PROPERTY INSURANCE RENEWAL

Contact
PETERSON

ATTACHMENTS:

Description	Upload Date	Type
Presentation	3/19/2024	Cover Memo

SARASOTA
County Schools

2024 Property Insurance Renewal

Property Insurance History

Effective Date	Annual Premium	Insurable Values	Loss Limit	AOP Deductible	Wind Deductible
07/01/1992	$123,187	$202,723,328	$202,723,328	$100,000	NONE
07/01/1993	$562,935	NA	$150,000,000	$100,000	1%
07/01/1994	$687,561	NA	$150,000,000	$100,000	1%
07/01/1995	$841,407	NA	$150,000,000	$100,000	2%
07/01/1996	$856,465	NA	$150,000,000	$100,000	2%
07/01/1997	$863,405	NA	$150,000,000	$100,000	2%
07/01/1998	$803,958	NA	$185,000,000	$100,000	2%
07/01/1999	$804,997	NA	$185,000,000	$100,000	2%
07/01/2000	$908,586	NA	$185,000,000	$100,000	2%
07/01/2001	$1,205,805	$647,001,773	$185,000,000	$250,000	2%
07/01/2002	$2,561,100	$653,823,202	$120,000,000	$250,000	2%
07/01/2003	$2,500,000	$675,949,774	$120,000,000	$250,000	2%
07/01/2004	$1,940,000	$704,110,123	$120,000,000	$250,000	2%
07/01/2005	$1,920,372	$734,870,884	$120,000,000	$250,000	2%
07/01/2006	$3,107,500	$903,723,223	$47,500,000	$250,000	5%
05/01/2007	$2,773,859	$1,347,147,537	$47,500,000	$250,000	5%
05/01/2008	$2,650,000	$1,413,174,862	$70,000,000	$250,000	5%
05/01/2009	$3,308,900	$1,493,706,975	$70,000,000	$250,000	5%
05/01/2010	$2,486,858	$1,239,461,057	$70,000,000	$250,000	5%
05/01/2011	$2,315,325	$1,281,678,625	$70,000,000	$250,000	5%
05/01/2012	$3,144,388	$1,286,906,931	$70,000,000	$250,000	5%
05/01/2013	$3,486,768	$1,356,292,117	$70,000,000	$250,000	5%
05/01/2014	$3,082,138	$1,326,909,718	$100,000,000	$250,000	5%
05/01/2015	$2,418,950	$1,333,150,184	$100,000,000	$250,000	5%
05/01/2016	$2,254,255	$1,336,327,157	$125,000,000	$250,000	3%
05/01/2017	$2,359,586	$1,523,787,342	$125,000,000	$250,000	3%
05/01/2018	$2,354,929	$1,594,963,074	$125,000,000	$100,000	3%
05/01/2019	$2,966,579	$1,709,837,051	$125,000,000	$100,000	3%
05/01/2020	$3,462,697	$1,798,918,485	$125,000,000*	$100,000	3%
05/01/2021	$3,759,034	$1,805,098,991	$125,000,000*	$100,000	3%
05/01/2022	$4,263,630	$1,905,309,404	$125,000,000*	$100,000	3%
05/01/2023	$5,850,000	$2,045,283,410	$75,000,000*	$100,000	5%

Last Hard Insurance Market was Post-Katrina/Rita/Wilma

Impact to Sarasota Schools in 2006:

- Reduction of -60% Hurricane Limit
- Increase from 2% to 5% Hurricane Deductible
- Premium increase of +61%

SARASOTA County Schools

2024 Renewal Background

- The 2024 property market is starting to show signs of both rate and pricing stabilization; which is very different from what we saw during the 2023 renewal season.
- Although insurance carriers saw billions of dollars worth of insured losses in 2023, most carriers still ended the fiscal year more favorably than what they had experienced over the last few years.
- We are also seeing some new markets enter into the property insurance marketplace, as well as carriers being willing and able to provide additional capacity on accounts.

SARASOTA County Schools

2024 Renewal Overview

- Due to some slight value trending, new building additions, as well as adding nearly $70M worth of Property in the Open values to the District's Schedule of Values (SOV), Sarasota School's Total Insured Values (TIV) increased by **7.54%** to **$2,199,526,029** for the 2024-25 property renewal.

- All deductible terms are expected to remain the same as the expiring program.
  - (AOP at $100,000; with a 5% NWS deductible/no maximum cap)

- The total program policy limits will stay the same at $75M; however, there are options as to the amount of co-participation that the District may ultimately elect to take.

- The property program will continue to include a stand-alone terrorism policy with a 5% increase to premium.

- The equipment breakdown policy will also renew as expiring with a 17.28% increase in premium.

- The flood polices at Woodland Middle School will auto renew once payment is received by the carrier.

SARASOTA County Schools

2024 Renewal Options

- **Option 1 – $75M Tower** – Quota-share 50% above $50M
- **Option 2 – $75M Tower** – Quota-share 30% above $50M
- **Option 3 – $75M Tower** – Fully Insured

Option 1

$75M Tower – Quota-share 50% above $50M

	2023-24	2024-25	% Change
Insurable Value	$2,045,283,410	**$2,199,526,029**	7.54%
Property Premium	$5,719,541	**$6,117,408**	6.96%
Property Rate	$0.27965	**$0.27812**	-0.54%
Equipment Breakdown	$24,321	**$28,523**	17.28%
Terrorism	$31,500	**$33,000**	4.76%

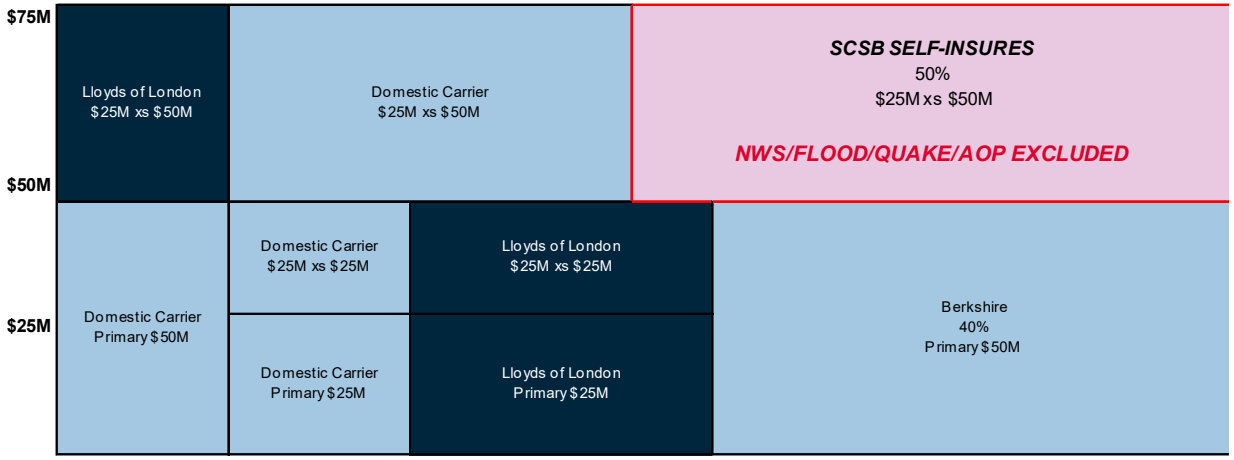
SARASOTA County Schools

Option 1

School Board of Sarasota County, FL

Option #1 - $75M Limit - Quota-Shared by District ($25m xs $50m)

Anticipated Premium = $6,120,000+



Policy Deductibles: $100,000 All Perils, 5% Named Storm, NO MAX; 5% Flood, NO MAX

DOMESTIC	INTERNATIONAL	SCSB SELF-INSURES (NO NWS/FLOOD/QUAKE/AOP)

Option 2

$75M Tower – Quota-share 30% above $50M

	2023-24	2024-25	% Change
Insurable Value	$2,045,283,410	**$2,199,526,029**	7.54%
Property Premium	$5,719,541	**$6,420,785**	12.26%
Property Rate	$0.27965	**$0.29192**	4.39%
Equipment Breakdown	$24,321	**$28,523**	17.28%
Terrorism	$31,500	**$33,000**	4.76%

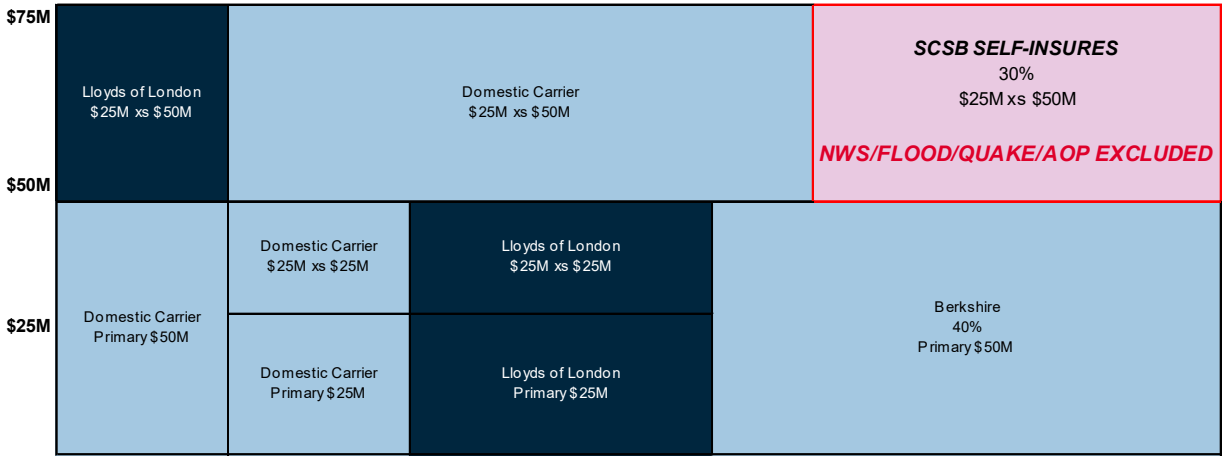
SARASOTA County Schools

Option 2

School Board of Sarasota County, FL

Option #2 - $75M Limit - Quota-Shared by District ($25m xs $50m)

Anticipated Premium = $6,420,000+



Policy Deductibles: $100,000 All Perils, 5% Named Storm, NO MAX; 5% Flood, NO MAX

DOMESTIC	INTERNATIONAL	SCSB SELF-INSURES (NO NWS/FLOOD/QUAKE/AOP)

Option 3

$75M Tower – Fully Insured

	2023-24	2024-25	% Change
Insurable Value	$2,045,283,410	**$2,199,526,029**	7.54%
Property Premium	$5,719,541	**$6,824,755**	19.32%
Property Rate	$0.27965	**$0.31028**	10.96%
Equipment Breakdown	$24,321	**$28,523**	17.28%
Terrorism	$31,500	**$33,000**	4.76%

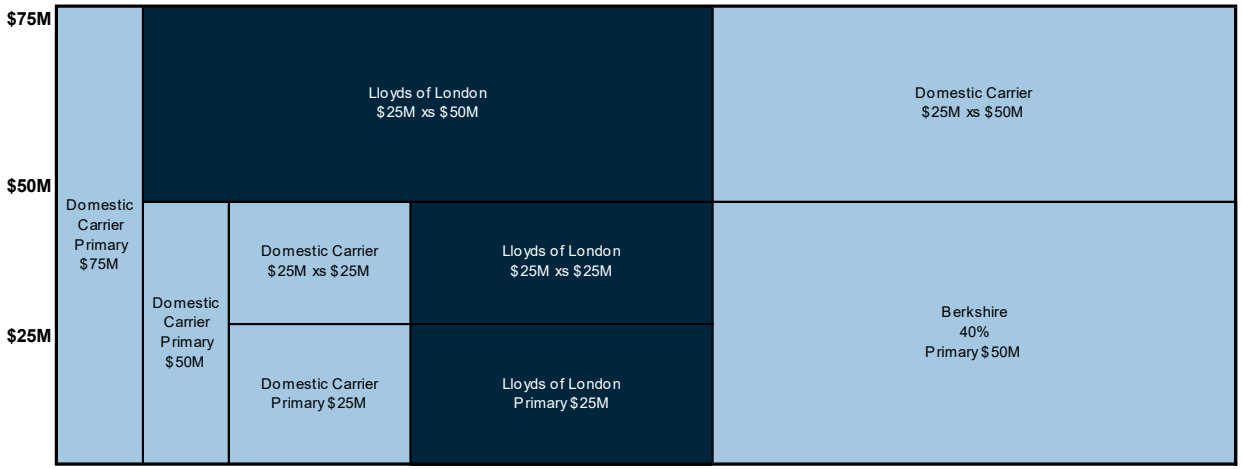
SARASOTA County Schools

Option 3

School Board of Sarasota County, FL

Option #3 - $75M Limit - Fully Supported

Anticipated Premium = $6,825,000++



Policy Deductibles: $100,000 All Perils, 5% Named Storm, NO MAX; 5% Flood, NO MAX

DOMESTIC	INTERNATIONAL	SCSB SELF-INSURES (NO NWS/FLOOD/QUAKE/AOP)

March 19, 2024 Board Meeting
Agenda Item 3.

Title
POLICY UPDATES AND REVISIONS

Contact
PARENTEAU

ATTACHMENTS:

Description	Upload Date	Type
Preentationi	3/19/2024	Cover Memo
Policy 6.271	3/8/2024	Cover Memo
Policy 7.85	3/8/2024	Cover Memo
Policy 9.40	3/8/2024	Cover Memo
Policy 2.222 - version 1	3/19/2024	Cover Memo
Policy 2.222 - version 2	3/19/2024	Cover Memo
Policy 2.222 - version 3	3/19/2024	Cover Memo
Policy 2.222 - version 4	3/19/2024	Cover Memo

Policy Development/ Revisions

March 19, 2024

SARASOTA County Schools

Policy 9.40 Advertising and Commercial Activities

- Addition of Item IV, Lines 62-70
- Change allows District Central Office publications like newsletters, programs, flyers, etc. to accept paid advertising, similar to what is allowed at the school level.
- Superintendent or Designee must approve any advertising to ensure it is appropriate and consistent with the educational objectives of the District
- Payments can be used by the Cost Center receiving them, subject to Board policy, State Law, and FL DOE rules.

Policy 7.85 Online Educational Service Agreements and Contracts

- New policy to provide guidelines for contracts, data collection, and personal information protection
- Outlines rules and responsibilities for reviewing online services agreements and items needed to be included in agreements
- Defines requirements for informing when PII may be collected, how it will be used, and when it will be destroyed

Policy 6.271 Staff and Student Communication

- New policy to provide guidelines on approved communications between staff and students aligned with the District's two-way communication within the new website
- Defines acceptable use of communications between staff, including coaches, and students as well as prohibited communication
- Includes that all District communication is subject to public records laws and must be produced upon request
- The District's new website and the communication tool within it retains all records, which is why it is the recommended tool for use

Local Governing Board Public Comment Procedures

Governing Board	Time Limit	Procedure
Sarasota County Commission	3 minutes per speaker	Agenda comments first, then up to 5 speakers not on agenda, remaining speakers at end of meeting
City of Sarasota	Up to 3 minutes per speaker	30 minutes of comment not related to agenda items at start of meeting, second period at end of meeting. Public Comment for each agenda item
City of North Port	Up to 3 minutes per speaker	General public comment at start of meeting, public comment on each agenda item prior to each vote
City of Venice	Up to 5 minutes per resident, property or business owner in City, up to 2 minutes for others	1 hour of public comment at start of meeting, remaining speakers at end with same time restrictions
Town of Longboat Key	Up to 3 minutes per speaker	Public comment at start for items not on agenda, public comment for each agenda item prior to vote
Sarasota-Manatee Airport Authority	Up to 5 minutes per speaker	Public comment for items on agenda at start of meeting, public comment for items not on agenda at end of meeting
Sarasota Memorial Hospital	3 minutes per speaker	After consent agenda

SARASOTA County Schools

Policy 2.222 Public Participation in Meetings

- 4 versions of this for discussion so the Board can recommend any portions they would like to see
- All versions contain the same lines 1-26 on statutory authority for public comment, lines 115-138 on disruptions at meetings, and lines 140-161 on accommodations

V1 Policy 2.222 Public Participation in Meetings

- Structure of public comment is unchanged from how public comment period is currently implemented
- Previous slide provisions added to strengthen policy

V2 Policy 2.222 Public Participation in Meetings

- Item B(3) - Public Comment speaking time shall be determined by the number of speakers, with no specifically determined limit on how long the public comment period can last
- 1-25 speakers = 3 minutes each, 26-50 speakers = 2 minutes each, 51+ speakers = 1 minute each
- Public Comment time can be used for comment on agenda items or general business of the Board/District

V3 Policy 2.222 Public Participation in Meetings

- Item B(2) - Public Comment speaking time shall be 90 minutes total
- Speaking time shall be divided evenly for each speaker, not to exceed three minutes per speaker
- Public Comment time can be used for comment on agenda items or general business of the Board/District

V4 Policy 2.222 Public Participation in Meetings

- Item A(1) - Public Comment shall be two portions, Agenda Comments at the start of the meeting, General Comments at the end of the meeting
- Item A(5) - Public Comment speaking time shall be determined by the number of total speaker cards, with no specifically determined limit on how long the public comment period can last
- Item A(5) - 1-25 speaker cards = 3 minutes each, 26-50 speaker cards = 2 minutes each, 51+ speaker cards = 1 minute each
- Item B(2) - Speakers get one period to comment in agenda comments, regardless of how many agenda items they wish to speak on
- An individual speaker is allowed to speak during both comment periods as long as they turn in a speaker card for each portion

SARASOTA County Schools

Staff and Student Communication 6.271+

The School Board recognizes that understands that communication between staff and students is necessary during the business of the District. Approved communications between staff and students shall be voluntary, follow all School Board Policies, must be archived and made available, if requested, in accordance with Chapter 119 of the Florida Public Records Statute, and must not contain confidential information or educational records of third parties. In accordance with the above, the following shall apply:

I. **Definitions –** for the purposes of this policy, the following definitions shall apply:

A. Electronic Communication - A communication transmitted by means of an electronic device including, but not limited to, a telephone, cellular phone, computer, computer network, personal data assistant, or pager. Electronic communications include, but are not limited to, e-mails, text messages, instant messages, and communications made by means of an Internet website, including social media and social networking websites.

B. Improper Communication –

1. Any communication defined as prohibited within this policy; or
2. Any communication made outside of a District's acceptable communication platform
3. A communication with a minor student, through the use of District or personally owned devices that is not related to school connected activities/assignments and that is made without parental permission to do so

C. Social media includes the various online technology tools that enable people to communicate easily over the internet to share information and resources. Social media can include text, audio, video, images, podcasts and other multimedia communications. These media provide information from various published sources and allow for interaction through user-generated content.

D. Staff is any full time, part time, or temporary Instructional, administrative, non-certificated, instructional support personnel, or coach as defined in accordance with the provision of Florida Statutes.

E. As defined in FS 1014, "parent" means any person who has legal custody of a minor child as a natural or adoptive parent or a legal guardian.

II. **Acceptable Use**

A. District Communication Tools – The District's website has a communication platform (email, text, and voice) embedded within it. The tool has 2-way communication technology classroom management for administrators, teachers, coaches, parents, and students to communicate in the language of choice. The District also provides every employee with a District email address. Due to retention of records, District Communication Tools are the preferred method of communication.

B. Communication between a staff member, volunteer, coach and student via personal telephone, cellular telephone, or text messaging shall be used only when the District's Communication Tools are either not available or not a feasible option for all parties concerned.

III. Prohibited Communication

A. Social Media communication between a staff member and student shall be prohibited
B. In accordance with State and Federal law, transmittal of any education concerning third parties shall be prohibited
C. Communication that violates School Board policy or State or Federal law
D. Any communication of a sexual nature or conduct unless otherwise permitted by Florida Statute 1006.28, sexually oriented humor or language, sexual advances, or pornography as defined in Florida Statute 847.012 shall be prohibited
E. Any communication involving the use of, encouraging the use, or promoting the use of alcohol, tobacco, or any other illegal activities shall be prohibited
F. Communication through any email account of a staff member other than their authorized District email account shall be prohibited.

IV. Reporting Responsibilities

A. If a student sends an improper or prohibited electronic communication to a staff member, the staff member shall immediately notify their Supervisor. Upon notification of the improper communication, the Supervisor or Designee shall immediately notify the parent of the student and take appropriate action to have the student discontinue the improper electronic communication.

V. Acknowledgements

A. Because all District communication is subject to Chapter 119 of Florida's Public Records Statute, staff members shall have no expectation of privacy on the School District's email system, through the District's Website Communication Tool, or in any other communication with a student, regardless if it is authorized.
B. All school personnel or volunteers who communicate about school business or students shall be responsible for retaining all communications or other records generated, regardless of device, and produce such records upon request in accordance with Chapter 119 F. S.

C. Any improper electronic communication by a staff member may result in appropriate disciplinary action.

STATUTORY AUTHORITY: **1001.41, 1001.42, F.S.**
Family Educational Rights and Privacy Act (FERPA)

LAW(S) IMPLEMENTED: **1001.43, 1003.04, 1003.31, 1006.07, 1006.08, 1006.09, 1006.145, F.S., Family Educational Rights and Privacy Act (FERPA)**

HISTORY: **ADOPTED: _____**
REVISION DATE(S):
FORMERLY: NEW

Online Educational Services Agreements/Contracts 7.85

The District is committed to maintaining the privacy and security of student data and teacher and principal data and will follow all applicable laws and regulations for the handling and storage of this data in the District and when disclosing or releasing it to others, including, but not limited to, third-party contractors. The District adopts this policy to implement the requirements of state and federal privacy laws, including FERPA and its implementing regulations, the Children's Online Privacy Protection Act (COPPA), 15 U.S.C. §§6501-6506, 20 U.S.C. Section 1232g(a)(4) and personally identifiable information ("PII") as defined in 34 CFR §99.3, and Section 1002.22, F.S., F.A.C. §6A-1.0955~~0(9)~~ as well as to align the District's data privacy and security practices.

This procedure is required whether or not there is a written agreement governing student use, and whether or not the online educational service is free. This procedure is required even if the use of the online educational service is unique to specific classes or courses. Prior to entering into an online educational services agreement, the following review and approval procedure shall be followed.

1. Definitions:

a. "Commercial or marketing purpose" means the sale of student data; or its use or disclosure for purposes of receiving remuneration, whether directly or indirectly; the use of student data for advertising purposes, or to develop, improve, or market products or services to students.

b. "Contract or other written agreement" means a binding agreement between an educational agency and a third-party, which includes, but is not limited to, an agreement created in electronic form and signed with an electronic or digital signature or a click-wrap agreement that is used with software licenses, downloaded, and/or online applications and transactions for educational technologies and other technologies in which a user must agree to terms and conditions prior to using the product or service.

c. "Disclose" or "disclosure" means to permit access to, or the release, transfer, or other communication of personally identifiable information by any means, including oral, written, or electronic, whether intended or unintended.

d. "Education records" means an education record as defined in the Family Educational Rights and Privacy Act and its implementing regulations, 20 USC Section 1232g and 34 CFR Part 99, respectively.

e. "Educational agency" means a school district, school, or charter school.

f. "Eligible student" means a student who is eighteen years or older.

g. "Online educational service" means computer software, mobile applications (apps), and web-based tools that students or parents are required to use and

access through the internet and as part of a school activity or function. Examples include online services that students or parents use to access class readings, assignments, or videos, to view learning progression, or to complete assignments. This does not include online services that students or parents may use in their personal capacity or to online services that districts or schools may use to which students or parents do not have access, such as a district student information system.

h. "Parent" means a parent, legal guardian, or person in parental relation to a student.

i. “Personally identifiable information” or “PII” as applied to student data means information that can be used to distinguish or trace a student’s identity either directly or indirectly through linkages with other information, as defined in 34 CFR §99.3. PII includes, but is not limited to direct identifiers (such as a student’s or other family member’s name), indirect identifiers (such as a student’s date of birth, place of birth, or mother’s maiden name), and other personal identifiers (such as a student’s social security number or Florida Education Identifier (FLEID) number). PII also includes information that, alone or in combination, is linked or linkable to a specific student that would allow a reasonable person in the school community, who does not have personal knowledge of the relevant circumstances, to identify the student with reasonable certainty. It also includes data as applied to teacher or principal data.

j. "Principal" means a building principal subject to annual performance evaluation review

k. "Release" has the same meaning as disclosure or disclose.

l. "Student" means any person who is or has been in attendance in a district school and regarding whom the District maintains education records.

m. "Student data" means personally identifiable information (PII) from the student records of an educational agency.

n. "Teacher" means a teacher subject to annual performance evaluation review

o. "Teacher or principal data" means personally identifiable information from the records of an educational agency relating to the annual professional performance reviews of classroom teachers or principals that is confidential and not subject to release pursuant to 1012.31, F.S.

p. "Third-party contractor/service provider/vendor” means any person or entity, other than an educational agency, whether public or private, that receives student data or teacher or principal data from an educational agency pursuant to a contract or other written agreement for purposes of providing services to the educational agency, including but not limited to data management or storage services, conducting studies for or on behalf of the educational agency, or audit or evaluation of publicly funded programs. This term will include an educational partnership organization that receives student and/or teacher or principal data from a school district to carry out its responsibilities and is not an educational agency, and a not-for-profit corporation or other nonprofit

organization, other than an educational agency. The term does not include the Florida Department of Education or the Department's contractors and subcontractors.

q. "Unauthorized disclosure" or "unauthorized release" means any disclosure or release not permitted by federal or state statute or regulation, any lawful contract or written agreement, or that does not respond to a lawful order of a court or tribunal or other lawful order.

2. Data Collection Transparency and Restrictions

As part of its commitment to maintaining the privacy and security of student data and teacher and principal data, the District will take steps to minimize its collection, processing, and transmission of PII. Additionally, the District will:

a. Not sell PII nor use or disclose it for any marketing or commercial purpose or facilitate its use or disclosure by any other party for any marketing or commercial purpose or permit another party to do so.

b. Ensure that it has provisions in its contracts with third-party contractors or in separate data sharing and confidentiality agreements that require the confidentiality of shared student data or teacher or principal data be maintained in accordance with law, regulation, and District policy.

c. Any agreement for online educational services shall contain an explicit prohibition against sharing or selling a student's PII for commercial purposes without providing parents a means to either consent or disapprove.

d. This disclosure prohibition does not prevent the purchase, merger, or other type of acquisition of a third party provider or online educational service by another entity, provided that the successor entity continues to be subject to the provisions of this rule with respect to previously acquired PII.

e. If student PII will be collected by the online educational service, the Superintendent shall establish procedures for notifying parents and eligible students of information that will be collected, how it will be used, when and how it will be destroyed, and the terms of re-disclosure, if any.

3. Data Protection and Terms of Service

Prior to submitting any online services agreement or contract to the School Board for approval, the Superintendent, or designee shall:

a. Designate a person or persons responsible for the review and approval of online educational services that are required for students to use.

b. Ensure the online educational service's terms of service and privacy comply with state and federal privacy laws, including FERPA and its implementing regulations, the Children's Online Privacy Protection Act (COPPA), 15 U.S.C. ss. 6501-6506, and Section 1002.22, F.S.

c. Ensure the Online Educational Services Agreement contains an explicit prohibition against sharing or selling a student's PII for commercial purposes without providing parents a means to either consent or disapprove. (This disclosure prohibition does not prevent the purchase, merger, or other type of acquisition of a third party provider or online educational service by another entity, provided that the successor entity continues to be subject to the provisions of this policy with respect to previously acquired PII.

d. Establish procedures for notifying parents and eligible students if student PII will be collected by the online educational service on how it will be collected, how it will be used, when and how it will be destroyed, and the terms of re-disclosure, if any.

e. Ensure the service or application is inventoried and evaluated, and supports the schools' and districts broader mission and goals.

4. Contracts or Agreements with Third Parties

All contracts or agreements executed by or on behalf of a school district with a third-party vendor or a third-party service provider must protect the privacy of education records and student PII contained therein. Any agreement that provides for the disclosure or use of student PII must:

a. Require compliance with FERPA, its implementing regulations, and Section 1002.22, F.S..
b. Where applicable, require compliance with COPPA, 15 U.S.C. ss. 6501-6506, and its implementing regulations.
c. Where applicable, require vendors to ensure compliance with the Student Online Personal Information Protection Act, Section 1006.1494, F.S.
d. Ensure that only the PII necessary for the service being provided will be disclosed to the third party; and
e. Prohibit disclosure or re-disclosure of student PII unless one of the conditions set forth in paragraph (4)(b) has been met.
f. Contracts or agreements with a third-party vendor or third-party service provider may permit the disclosure of PII to the third party only where one or more of the following conditions has been met:

1. The disclosure is authorized by FERPA and 34 CFR §99.31.
2. The disclosure is authorized by the school board or charter governing board's directory information policy implemented in accordance with FERPA and 34 CFR §99.37. or
3. The disclosure is authorized by written consent of an eligible student or parent. Consent must include, at a minimum, an explanation of who the PII would be disclosed to, how it would be used, and whether re-disclosure is permitted. Any re-disclosure must meet the requirements of paragraph (4)(b) and must be authorized by the school board or charter school governing board.

5. District Data Privacy

The District will protect the privacy of PII by:

a. Ensuring that every use and disclosure of PII by the District benefits students and the District by considering, among other criteria, whether the use and/or disclosure will:

b. Improve academic achievement;

c. Empower parents and students with information; and/or

d. Advance efficient and effective school operations.

e. Not including PII in public reports or other public documents.

6. The District affords all protections under FERPA and the Individuals with Disabilities Education Act and their implementing regulations to parents or eligible students, where applicable.

7. Click-Wrap Agreements

Periodically, District staff may wish to use software, applications, or other technologies in which the user must "click" a button or box to agree to certain online terms of service prior to using the software, application, or other technology. These are known as "click-wrap agreements" and are considered legally binding "contracts or other written agreements".

a. District staff are prohibited from using software, applications, or other technologies pursuant to a click-wrap agreement in which the third-party contractor receives student data or teacher or principal data from the District unless they have received prior approval from the Superintendent, or designee.

b. The District will develop and implement procedures requiring prior review and approval for staff use of any software, applications, or other technologies pursuant to click-wrap agreements.

8. Notice:

For any online educational service that a student is required to use, the district will provide notice on its website of the PII information that may be collected, how it will be used, when it will be destroyed and the terms of re-disclosure. This notice will include a link to the online educational service's terms of service and privacy policy, if publicly available.

9. Compliance:

Pursuant to this policy any online educational service provided through a Third-party vendor or Third-party service provider must be School Board approved. An employee's failure to follow this policy may result in disciplinary proceedings, up to and including termination.

10. Parent/Guardian Notice:

a. The use of any non-approved online educational software, web-based tools or mobile applications on district provided devices may result in the student's PII being disclosed and not protected.

b. Students shall only use School Board approved online educational software, web-based tools or mobile applications on district provided devices. The use of any non-approved online educational software, web-based tools or mobile applications on district provided devices may result in disciplinary proceedings, up to and including expulsion.

STATUTORY AUTHORITY: **1001.41, 1001.42, 1001.43, F.S.**

LAW(S) IMPLEMENTED: **~~1001.22; 1001,21;~~ 1022.21, 1022.22, F.S.**
20 U.S.C. s. 1232g(a)(4); 15 U.S.C. ss. 6501-6506
34 CFR §99.3;
F. A.C. § ~~6A-1.0955~~ 6A-1.09550

HISTORY: **ADOPTED:**

FORMERLY

I.

ADVERTISING AND COMMERCIAL ACTIVITIES 9.40

I. School or District name, facilities, website, or the District Email System shall not be used for oral, written, or graphical advertising or otherwise promoting the interests of any commercial, political, religious, or other non-school agency,–or individual public or private organization; nor shall School Board employees or students be employed in such a manner. Advertising on school buses shall be prohibited. The following are exceptions and may not be false, misleading, or deceptive, related to an illegal activity, or discriminatory behavior. Any such approval, granted for whatever cause or group, shall not be construed as an endorsement of any product, service, organization, or activity of said cause or group by the Board or Superintendent:

a. School officials, with the Superintendent's approval, may cooperate with any governmental agency in promoting activities in the general public's interest or may cooperate in furthering the work of any not for profit community-wide social service agency; provided, that such cooperation does not restrict or interfere with the educational program of the school, that such activities promote student or School Board interests and are non-partisan and consistent with State standards;

b. A school may use film or other educational materials which contain advertising if the educational value of the materials outweighs their commercial nature. The film or material shall be carefully evaluated by the school principal for classroom use to determine whether the film or material contains content inconsistent with State standards and the School District's educational mission;

c. The Superintendent may announce, or authorize to be announced, any lecture or community activity of particular educational merit;

d. Demonstrations of educational materials and equipment shall be permitted with the principal's approval; and,

e. Schools may utilize athletic facilities for commercial advertising to support school programs. The principal shall maintain approval rights on the content and form of such advertising. Money collected from these commercial advertisements shall be deposited into the proper internal account.

II. The School Board may permit commercial advertising on District owned property and may enter into sponsorship agreements with commercial entities on such terms as will be beneficial to the school system. Schools and departments may recognize businesses, business partners, and other community groups providing assistance or financial support for academic/enrichment programs. These activities shall not involve any direct costs to the District. The cost center head must approve any facility or on-site advertising and such advertising must be in

accordance with applicable municipal or county government codes and zoning laws.

III. School publications, including publications such as event programs, calendars, newspapers, and yearbooks may accept and publish paid advertising with advance approval of the school principal. In no instance shall advertising or images for alcohol, tobacco, drugs, drug paraphernalia, weapons, or obscene, pornographic or illegal materials be accepted. The advertisements shall be carefully evaluated by the school principal to determine appropriateness and consistency with the educational objectives of the District and State education standards.

IV. Central Office publications, including but not limited to, programs, newspapers, flyers, etc. may accept and publish paid advertising with advance approval of the Superintendent or Designee. In no instance shall advertising or images for alcohol, tobacco, drugs, drug paraphernalia, weapons, or obscene, pornographic or illegal materials be accepted. The advertisements shall be carefully evaluated to determine appropriateness and consistency with the educational objectives of the District and State education standards. Any payments received shall be authorized for use by the Cost Center receiving the payments, in accordance with School Board policies, State Law, and Florida Department of Education rules.

V. Nothing in this policy shall be construed as prohibiting the recognition of school/educational programs related contribution, such as instructional materials or student awards by business/corporations, nor to prohibit the use of such contributions bearing the identification of businesses which are sponsoring the contribution. However, no such awards or contributions may be made without the approval of the appropriate District Level Administrator.

VI. All appropriate School Board bookkeeping procedures will be followed as to all funds collected. All said funds shall be administered and accounted for in accordance with existing laws, Florida State Board of Education Administration Rules, and School Board policies.

The School Board or Superintendent reserves the right to consider requests for advertising in the schools on a case-by-case basis.

STATUTORY AUTHORITY: **1001.41(2), 1001.43(4), (5) F.S.**

LAW(S) IMPLEMENTED: **1001.43(4), (5) F.S.**

HISTORY: **ADOPTED: 08/21/01**
REVISION DATE(S): 11/06/18, 03/04/24
FORMERLY: 2.107

NOTES:

Public Participation in Meetings 2.222*

The Sarasota County School Board recognizes the importance of public participation in the educational decisions of the Board, as well as the ability for public comment on school matters of community interest. In accordance with Florida Statute 286.0114, members of the public shall be given a reasonable opportunity to be heard before the School Board takes action on an item. This requirement does not apply to:

a) An official act that must be taken to deal with an emergency situation affecting the public health, welfare, or safety, if compliance with the requirements would cause an unreasonable delay in the ability of the board or commission to act;

b) An official act involving no more than a ministerial act, including, but not limited to, approval of minutes and ceremonial proclamations;

c) A meeting that is exempt from s. 286.011; or

d) A meeting during which the board or commission is acting in a quasi-judicial capacity. This paragraph does not affect the right of a person to be heard as otherwise provided by law.

The public shall be informed that it is unlawful to knowingly disrupt or interfere with a School Board meeting and that any such action may result in a misdemeanor offense of the second degree. This includes individuals who advise, counsel, or instruct students or School Board employees on techniques for disrupting a School Board meeting.

A. Public Comment Procedures

1) A designated Public Comment period shall be listed on the Board Agenda, for all Board Meetings where action may be taken. Members of the public will also be given time to address the Board during a required Public Hearing.

2) Anyone wishing to speak at a Board Meeting shall complete a Speaker Card and submit it to the Board Administrative Assistant or designee. The deadline to submit a Speaker Card shall be when the Board Chair calls the meeting to order.

3) Speakers will be called forward during the designated time on the agenda in the order their comment cards were received.

4) Comments shall be relevant to items on the agenda or relevant to the operation or governance of the School Board. Speakers shall not make remarks which are abusive, threatening, obscene, profane, or disorderly in nature.

5) Speakers shall not play any audio or video recordings during their allotted comment time.

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6) No speaker may yield his or her time to any other person.

7) Members of the public shall not display signs, posters, or placards in the School Board meeting room in a manner that blocks the view of other members of the audience. This shall not apply to materials deemed reasonably necessary by staff to make effective presentations to the School Board or by citizens while addressing the School Board when recognized during public comment.

B. Public Comments Rules

1) The Public Comment Period shall be listed on the published Board Agenda and must take place before takes action on any item under consideration.

2) Each speaker shall be given one (1) period of three (3) minutes for their comments.

3) Speakers wishing to provide Board Members with materials in addition to their comments, those materials should be provided to the School Board Office at 1980 Landings Blvd, Sarasota, FL 34231, at least two business days prior to the scheduled Board meeting when possible, to allow Members to review these materials. Board Members may not be able to be reviewed if received fewer than two business days before the meeting. Materials provided during a Board Meeting should be given to a member of the Sarasota County Schools Police Department so they can be given to the Board Administrative Assistant.

4) All comments should be directed to the Superintendent or the School Board Members, not to members of the audience or District staff members.

C. Disruptive Speech and Meeting Disruptions

Sarasota County School Board meetings are recognized as a limited open public forum, as it relates to the First Amendment, and the public's First Amendment rights will be recognized and protected accordingly. During public comment periods, Board business periods, and Board Member comments, members of the audience shall not cheer, clap, or audibly comment either in support of or against anything happening at that time. The Board Chair has the authority to:

1) Interrupt and warn a speaker when their comments are not relevant to items on the agenda, are not relevant to they governance or operation of the District, are abusive, threatening, obscene, or disorderly in nature, or if the speaker has exceeded their allotted time.

2) Order the meeting to recess for a designated period of time if the actions interfere with the orderly conduct or decorum of the meeting.

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3) Order the removal of any person interfering with the expeditious or orderly process of a Board meeting, provided such officer has first issued a warning that continued interference with the orderly processes of the meeting will result in removal, in accordance with F.S. 1001.372. Any law enforcement authority or a sergeant-at-arms designated by the officer shall remove any person ordered removed pursuant to this section.

4) Order the Board Meeting room to be cleared of all audience members if the conduct continues to interfere with the expeditious or orderly process of the Board Meeting and allow speakers to return when it is their turn to provide their comments.

D. Accommodations

In accordance with the Americans with Disabilities Act (ADA) and F.S. 286.26, the Sarasota County School Board shall accommodate persons needing accommodations to participate in School Board Meetings.

1) Any person needing accommodations to participate in a School Board meeting should request accommodations, in writing, at least two business days prior to the meeting to ensure the accommodations can be met.

2) Any accommodation requests made fewer than two business days prior to the meeting will be met to the best extent possible.

3) For Special Board Meetings or Emergency Board Meetings with fewer than two days' notice, the District meet accommodation requests to the best extent possible.

Nothing within this policy is intended to limit or affect the right of a person to be heard as required by law, to suppress positive, negative, or neutral comments about the Superintendent, School Board, issues, or the manner in which the work of the Sarasota County School District is carried out.

STATUTORY AUTHORITY:

1001.41, 1001.43(10), F.S.

286.0114, 1001.32, 1001.37, 1001.372, 1001.41, 1001.42, 1001.43, 1006.145, F.S.

HISTORY: **ADOPTED:**

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REVISION DATE(S):
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A. Public Comment Procedures

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B. Public Comments Rules

1) The Public Comment Period shall be listed on the published Board Agenda and must take place before takes action on any item under consideration.

2) Each speaker shall be given one (1) period of maximum of three (3) minutes for their comments.

3) Time for speakers shall be allotted as follows: If 1-25 speakers sign to speak, each will be allotted three (3) minutes; if 26-50 speakers sign up to speak, each will be allotted two (2) minutes; and if 51+ speakers sign up to speak, each will be allotted one (1) minute.

4) Speakers wishing to provide Board Members with materials in addition to their comments, those materials should be provided to the School Board Office at 1980 Landings Blvd, Sarasota, FL 34231, at least two business days prior to the scheduled Board meeting, when possible, to allow Members to review these materials. Board Members may not be able to be reviewed if received fewer than two business days before the meeting. Materials provided during a Board Meeting should be given to a member of the Sarasota County Schools Police Department so they can be given to the Board Administrative Assistant.

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speaker has exceeded their allotted time.

2) Order the meeting to recess for a designated period of time if the actions interfere with the orderly conduct or decorum of the meeting.

3) Order the removal of any person interfering with the expeditious or orderly process of a Board meeting, provided such officer has first issued a warning that continued interference with the orderly processes of the meeting will result in removal, in accordance with F.S. 1001.372. Any law enforcement authority or a sergeant-at-arms designated by the officer shall remove any person ordered removed pursuant to this section.

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3) For Special Board Meetings or Emergency Board Meetings with fewer than two days' notice, the District meet accommodation requests to the best extent possible.

Nothing within this policy is intended to limit or affect the right of a person to be heard as required by law, to suppress positive, negative, or neutral comments about the Superintendent, School Board, issues, or the manner in which the work of the Sarasota County School District is carried out.

STATUTORY AUTHORITY:

1001.41, 1001.43(10), F.S.

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144 **286.0114, 1001.32, 1001.37, 1001.372, 1001.41, 1001.42,**
145 **1001.43, 1006.145, F.S.**
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147 **HISTORY:** **ADOPTED:**
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149 **FORMERLY:**
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151 **NOTES:**

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3) Speakers will be called forward during the designated time on the agenda in the order their comment cards were received.

4) Comments shall be relevant to items on the agenda or relevant to the operation or governance of the School Board. Speakers shall not make remarks which are abusive, threatening, obscene, profane, or disorderly in nature.

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B. Public Comments Rules

1) The Public Comment period shall be listed on the published Board Agenda and must take place before takes action on any item under consideration.

2) The Public Comment period of the Board Meeting shall be scheduled for 90 minutes. Speaking time for each individual addressing the Board will be divided evenly for each speaker, not to exceed three (3) minutes per speaker.

3) Speakers wishing to provide Board Members with materials in addition to their comments, those materials should be provided to the School Board Office at 1980 Landings Blvd, Sarasota, FL 34231, at least two business days prior to the scheduled Board meeting, when possible, to allow Members to review these materials. Board Members may not be able to be reviewed if received fewer than two business days before the meeting. Materials provided during a Board Meeting should be given to a member of the Sarasota County Schools Police Department so they can be given to the Board Administrative Assistant.

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2) Order the meeting to recess for a designated period of time if the actions

interfere with the orderly conduct or decorum of the meeting.

3) Order the removal of any person interfering with the expeditious or orderly process of a Board meeting, provided such officer has first issued a warning that continued interference with the orderly processes of the meeting will result in removal, in accordance with F.S. 1001.372. Any law enforcement authority or a sergeant-at-arms designated by the officer shall remove any person ordered removed pursuant to this section.

4) Order the Board Meeting room to be cleared of all audience members if the conduct continues to interfere with the expeditious or orderly process of the Board Meeting and allow speakers to return when it is their turn to provide their comments.

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1) Any person needing accommodations to participate in a School Board meeting should request accommodations, in writing, at least two business days prior to the meeting to ensure the accommodations can be met.

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3) For Special Board Meetings or Emergency Board Meetings with fewer than two days' notice, the District meet accommodation requests to the best extent possible.

Nothing within this policy is intended to limit or affect the right of a person to be heard as required by law, to suppress positive, negative, or neutral comments about the Superintendent, School Board, issues, or the manner in which the work of the Sarasota County School District is carried out.

STATUTORY AUTHORITY:

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A. Public Comment Procedures

1) Public Comment shall be broken into two portions, Agenda Comments for members of the public to address items on that meeting's agenda, prior to any action taken by the Board, and General Comments the public on matters relevant to the governance of the School Board. Members of the public will also be given time to address the Board during a required Public Hearing.

2) Anyone wishing to speak at a Board Meeting shall complete a Speaker Card and submit it to the Board Administrative Assistant or designee. The deadline to submit a Speaker Card shall be when the Board Chair calls the meeting to order.

3) Each person completing a Speaker Card shall indicate on the card which agenda item(s) they wish to speak about or if they will be providing comments on something not on the agenda during General Comments.

4) Speakers will be called forward during the designated time on the agenda in the order their comment cards were received.

5) Time for speakers shall be allotted as follows: If 1-25 total speakers sign to

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speak, each will be allotted three (3) minutes; if 26-50 total speakers sign up to speak, each will be allotted two (2) minutes; and if 51+ total speakers sign up to speak, each will be allotted one (1) minute.

6) Speakers shall not make remarks which are abusive, threatening, obscene, profane, or disorderly in nature.

7) Speakers shall not play any audio or video recordings during their allotted comment time.

8) No speaker may yield his or her time to any other person.

9) Members of the public shall not display signs, posters, or placards in the School Board meeting room in a manner that blocks the view of other members of the audience. This shall not apply to materials deemed reasonably necessary by staff to make effective presentations to the School Board or by citizens while addressing the School Board when recognized during public comment.

B. Agenda Comments

1) Public Comments on agenda items shall be listed on the published Board Agenda and must take place before takes action on any item under consideration.

2) Each speaker shall be given one (1) period of maximum of three (3) minutes for comments on agenda items, regardless of how many agenda items they wish to speak about.

3) Speakers wishing to provide Board Members with materials in addition to their comments, those materials should be provided to the School Board Office at 1980 Landings Blvd, Sarasota, FL 34231, at least two business days prior to the scheduled Board meeting, when possible, to allow Members to review these materials. Board Members may not be able to be reviewed if received fewer than two business days before the meeting. Materials provided during a Board Meeting should be given to a member of the Sarasota County Schools Police Department so they can be given to the Board Administrative Assistant.

4) Speakers addressing the Board during Agenda Comments may also speak during General Comments, as long as they have submitted a separate Speaker Card.

C. General Comments

1) General Comments on matters not on the agenda, but relevant to the governance or operation of the District shall be listed on the published Board Agenda and will take place after all agenda items have been heard, but prior

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to Board Member Comments at the end of the meeting.

2) General Comments shall be directed to the Superintendent or School Board, not to members of the audience or other District staff members.

3) Comments shall not be abusive, threatening, obscene, profane, or disorderly in nature.

D. Disruptive Speech and Meeting Disruptions

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1) Interrupt and warn a speaker when their comments are not relevant to the agenda items they requested to speak on in Agenda Comments, are not relevant to they governance or operation of the District in General Comments, are abusive, threatening, obscene, or disorderly in nature, or if the speaker has exceeded their allotted time.

2) Order the meeting to recess for a designated period of time if the actions interfere with the orderly conduct or decorum of the meeting.

3) Order the removal of any person interfering with the expeditious or orderly process of a Board meeting, provided such officer has first issued a warning that continued interference with the orderly processes of the meeting will result in removal, in accordance with F.S. 1001.372. Any law enforcement authority or a sergeant-at-arms designated by the officer shall remove any person ordered removed pursuant to this section.

4) Order the Board Meeting room to be cleared of all audience members if the conduct continues to interfere with the expeditious or orderly process of the Board Meeting and allow speakers to return when it is their turn to provide their comments.

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