



September 13, 2021

sent via email

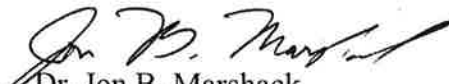
Superintendent Jorge A. Aguilar
 Area 2 Trustee Leticia Garcia
 and Members of the Board of Education
 Sacramento City Unified School District
 5735 47th Avenue
 Sacramento, CA 95824

SEPTEMBER 16, 2021 SCUSD BOARD MEETING, ITEM 3.4:
 THE FATE OF HISTORIC MARSHALL SCHOOL

Old Marshall School, a beloved historic Landmark structure, has been neglected for far too long. It is only a matter of time before this historic treasure is destroyed by neglect or catches on fire. Recent break-ins threaten its survival. Five years ago, Sacramento City Unified School District trustees directed staff to begin negotiations with Mogavero Architects and Bardis Homes to rehabilitate the 118-year-old Marshall School into senior housing and to build 35 to 50 for-sale condominiums on school grounds. The community and surrounding neighborhoods were delighted that this beautiful building would be saved and reused. But since then, nothing has been done to move ahead with rehabilitation and reuse or to protect the building from further damage and decay.

We understand that on September 16, members of the SCUSD Board will meet with the developers (identified as Mogavardis in the announcement on the SCUSD website) to negotiate the "Price and Terms" that could allow the rehabilitation and construction project to proceed. ***The Board of Directors of the Boulevard Park Neighborhood Association urges the SCUSD Board members to make a good faith effort to keep this project on track and prevent the loss of this significant historic resource.***

Sincerely,



Dr. Jon B. Marshack
 Preservation Chair

cc: Sacramento City Councilmember Katie Valenzuela
 Marshall New Era Neighborhood Association
 Preservation Sacramento

From: Jon Marshack
Sent: Monday, September 13, 2021 9:30 AM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Jorge Aguilar; Rose F. Ramos; Ronald Hickey; SCUSD Public Comment
Cc: kvalenzuela@cityofsacramento.org; marshall.newera@gmail.com; preservation.sacramento@gmail.com
Subject: SCUSD Board Meeting Item 3.4, Old Marshall School
Attachments: Old Marshall School SCUSD Meeting 9-16-21.pdf

Warning! This message originates from OUTSIDE the District's email system. Please verify the sender and contents before opening attachments or clicking any links. Contact the Technology Services Help Desk at 916-643-9445 with any questions.

School Board Members,

Attached please find a comment letter from the Boulevard Park Neighborhood Association.

Thank you.

Dr. Jon B. Marshack
BPNA Preservation Chair

From: Alexa Roberts
Sent: Monday, September 13, 2021 10:11 AM
To: SCUSD Public Comment
Subject: Old Marshall School

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Concerning the Old Mashall School,

I'm writing to urge you to finalize the deal with the Mogavero Bardis team and to make this discussion a public one.

The surrounding community is **very** concerned with what's going on with this important historical building. Especially after the recent nearby car fire incident, we **NEED** to see a positive move as soon as possible. We don't want to see this beautiful school fall prey to demolition by neglect! We were promised in 2016 that the school would be saved by the Mogavero Bardis team and we've seen no action since then to ensure the future of this beloved property.

Please use this meeting to take a step in the right direction and allow the Mogavero Bardis team to take responsibility for our Old Marshall School!

Thank you,

Alexa Roberts
Founder & President
Belvedere Preservation Alliance



PRESERVATION
SACRAMENTO

PO Box 162140, Sacramento CA 95816 – preservation.sacramento@gmail.com - PreservationSacramento.org

September 14, 2021

Superintendent Jorge A. Aguilar
Area 2 Trustee Leticia Garcia
And Members of the Board of Education
Sacramento City Unified School District
5735 47th Avenue
Sacramento, CA 95824

RE: September 16, 2021 SCUSD Board Meeting—Marshall School

The Marshall School, a City of Sacramento landmark, can't wait any longer. The Board of Directors of Preservation Sacramento urges the SCUSD Board to move forward with the plan to rehabilitate the Marshall School, as proposed by Mogavero Architects and Bardis Homes. There are no longer any excuses for delay, and there is no need for further study or analysis. It is time to take decisive action.

We urge the members of the SCUSD Board to move forward with this project. In addition, we request that the SCUSD Board follow up their approval with a public meeting or announcement so that the community can be updated on the progress of the transaction. The fate of the historic Marshall School depends on your immediate action.

William Burg
President, Preservation Sacramento Board of Directors

From: Preservation Sacramento
Sent: Tuesday, September 14, 2021 7:26 PM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Jorge Aguilar; Rose F. Ramos; Ronald Hickey; SCUSD Public Comment; Julie Murphy; Jon Marshack
Subject: Public Comment for Agenda Item 3.4 (Marshall School)
Attachments: Preservation Sacramento Public Comment re Marshall School .pdf

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Please find attached a letter of public comment regarding this agenda item from the Board of Directors of Preservation Sacramento.

William Burg
Board President, Preservation Sacramento



3.4

September 14, 2021

sent via email

Superintendent Jorge A. Aguilar
Area 2 Trustee Leticia Garcia
And Members of the Board of Education
Sacramento City Unified School District
5735 47th Avenue
Sacramento, CA 95824

RE: SCUSD Board Meeting September 16, 2021 AGENDA ITEM 3.4 Regarding OLD MARSHALL SCHOOL

Old Marshall School is a cultural and historic resource in Midtown Sacramento that is more than 100 years old and is currently suffering demolition by neglect by the Sacramento City Unified School District (SCUSD). The school has been vacant since 2009. Since it has been vacant, the building has developed roof leaks that have caused extensive damage to the interior and exterior due to long overdue roof repairs. This summer has been particularly nerve-wracking for the community around Old Marshall School. First, there was a car fire in June right in front of the school. Next, someone broke a front window and entered the building. The crime was completely undetected until the alarm was triggered when a door was opened. Now that window is covered with a big piece of plywood. Recently, the 28th and G Street gate was left open for an undetermined period. Once we notified them, it took more than four hours for SCUSD security personnel to secure the building.

In August 2016, SCUSD issued a Request for Proposals (RFP) to redevelop the site and invited members of the community, along with school district staff to participate on the selection committee to make a recommendation to the SCUSD board. Our community representatives assisted SCUSD to make a unanimous recommendation regarding the viability and desirability of the three competing proposals. This recommendation was approved by the SCUSD Board in November 2016 and the community was told that contract negotiations would be underway with the selected developer, the Mogovero/Bardis Group. Now, five (5) years later, there still has been no tangible progress. SCUSD has done nothing to protect the building from further damage or decay. In short, this architectural gem is becoming a blight in our community.

We want Old Marshall School to become a vibrant part of our community again. We continue to support the vision outlined by the Mogovero/Bardis Group to rehab the main building and create condominium housing on the lots to the east and west of the main building. We understand the SCUSD Board will be meeting on September 16 in closed session to negotiate "Price and Terms." The Marshall School New Era Park Neighborhood Association Board urges that the SCUSD Board undertake renewed action and urgency regarding the deposition of Old Marshall School. Please keep us apprised of your actions!

Sincerely

A handwritten signature in cursive script, appearing to read "Thomas F. Quasebarth".

Thomas F Quasebarth
Treasurer MNENA

cc: Sacramento City Councilmember Katie Valenzuela
Preservation Sacramento

From: Marshall-New Era
Sent: Tuesday, September 14, 2021 8:18 PM
To: Jorge Aguilar; Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Rose F. Ramos; Ronald Hickey; SCUSD Public Comment
Cc: kvalenzuela@cityofsacramento.org; preservation.sacramento@gmail.com
Subject: Marshall New Era Neighborhood Association Letter regarding Old Marshall School - SCUSD Board Meeting 9-16-21 Agenda Item 3.4
Attachments: MNENA-SCUSD-Ltr-9-14-21.pdf

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MARSHALL-NEW ERA
NEIGHBORHOOD ASSOCIATION

The Marshall New Era Neighborhood Association submits the attached letter urging the Sacramento City Unified School District to finally take action on moving the Old Marshall School rehabilitation process forward at the closed session meeting on September 16 2021.

Tom Quasebarth
Treasurer

From: Lori And Sean Ward
Sent: Tuesday, September 14, 2021 8:23 PM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Lavinia Phillips; Chinua Rhodes; Jorge Aguilar; Ronald Hickey; Rose F. Ramos; SCUSD Public Comment
Subject: Save Old Marshall School!

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Dear SCUSD Boards and SCUSD Staff:

Public Comment for Agenda Item 3.4.

Enough is enough! Stop the demolition by neglect of Old Marshall School. Do the deal! You promised the community that the Mogavero Bardis team would save Old Marshall School in 2016. SCUSD, your inaction is destroying Old Marshall School. This beautiful historic building and our neighborhood deserve for you to do right by it and save it.

In peace,
Lori Ward

Sent from my iPhone

From: Bob Saari
Sent: Tuesday, September 14, 2021 8:54 PM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Jorge Aguilar; Rose F. Ramos; Ronald Hickey; SCUSD Public Comment
Subject: Save Marshall School

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Dear SCUSD Boards and SCUSD Staff:

Public Comment for Agenda Item 3.4.

Enough is enough! Stop the demolition by neglect of Old Marshall School. Do the deal! You promised the community that the Mogavero Bardis team would save Old Marshall School in 2016. SCUSD, your inaction is destroying Old Marshall School. One day soon Old Marshall School, and the surrounding neighborhood, will burn to the ground if SCUSD does not act soon.

From: Betsy Jane Vallejo
Sent: Wednesday, September 15, 2021 9:23 AM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Jorge Aguilar; Rose F. Ramos; Ronald Hickey; SCUSD Public Comment
Subject: Old Marshall School - Public Comment for Agenda Item 3.4

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Dear SCUSD Boards and SCUSD Staff:

Public Comment for Agenda Item 3.4.

Enough is enough! Stop the demolition by neglect of Old Marshall School. Do the deal! You promised the community that the Mogavero Bardis team would save Old Marshall School in 2016.

SCUSD, your inaction is destroying Old Marshall School. We want to save the old building and turn it into much needed housing for the Midtown Area.

Sincerely,

Betsy Vallejo

Sacramento, CA 95816

From: Chad Talach
Sent: Wednesday, September 15, 2021 2:51 PM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Jorge Aguilar; Rose F. Ramos; Ronald Hickey; SCUSD Public Comment
Subject: Marshall school is going to get destroyed. Its only a matter of time....

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Dear SCUSD Boards and SCUSD Staff:
Public Comment for Agenda Item 3.4.

Enough is enough! Stop the demolition by neglect of Old Marshall School. Do the deal! You promised the community that the Mogavero Bardis team would save Old Marshall School in 2016. SCUSD, your inaction is destroying Old Marshall School. One day soon Old Marshall School, and the surrounding neighborhood, will burn to the ground if SCUSD does not act soon.

Regards, Chad



CHAD TALACH, MBA
REALTOR®, Broker Associate
& Founding Leader

C: 916.715.6455
E: chad@chadtalach.com
W: chadtalach.com
DRE# 01896460



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From: Julie Murphy
Sent: Wednesday, September 15, 2021 6:13 PM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Jorge Aguilar; Rose F. Ramos; Ronald Hickey; Nathaniel Browning
Cc: SCUSD Public Comment; Marshall-New Era
Subject: Public Comment for Closed Session Agenda Item 3.4.

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Dear School Board Members and SCUSD Staff:

I write to express my extreme disappointment that once again discussions regarding the disposition of Old Marshall School remain behind closed doors. I live across the street from Old Marshall School and have a front-row seat to the destruction of a piece of Sacramento history. For the new Board Members and Staff, I provide the following summary and a demand for action.

Old Marshall School was built in 1903. It was many things to many people once it ceased being an elementary school in the 1970s. It was home to adult education classes, a daycare facility, and the Met High School for a period of time. In 2009, the adult school moved out and SCUSD allowed a Montessori School to move in July. By November 2009, the Montessori School was gone and the building has remained vacant since. It was determined by SCUSD that Old Marshall School would not be suitable for a school location unless tens of millions of dollars were invested to rehab the building.

The Marshall-New Era Neighborhood Association has been lobbying to save Old Marshall School since its closure. In 2015, discussions began regarding the future of Old Marshall School. In 2016, SCUSD undertook a series of public engagement exercises to determine what was feasible for the future use of Old Marshall School. SCUSD sent out a request for proposal and three development teams submitted their ideas for future uses for Old Marshall School. Several members of the community were invited to participate in the selection process. A local team, Mogavero Architects and Bardis Homes, was selected by SCUSD to restore the existing historic building and add additional housing on the eastern and western sides of the historic building. It still took two years for SCUSD to figure out the financial terms of the transaction.

In 2018, SCUSD and the Mogavero Bardis team hosted a community meeting to unveil the plans. A 99-year lease would be signed by the development team with SCUSD. A housing project geared towards seniors would be built. The historic building would be restored to its former glory and become housing. The new buildings would be built to the east and west of the historic building. In October 2018, behind closed doors, the District blew up this plan. Since then, all discussions regarding Old Marshall School are in closed session and outside the oversight of the community. Our representative, Leticia Garcia, is prohibited from sharing any information with us because of these "closed door sessions." SCUSD staff uses the "closed session" excuse as a reason to provide no updates to community members. Can you understand how deeply frustrated this community is regarding the fate of Old Marshall School? You tell us nothing!

It's been a crazy couple of months for Old Marshall School. First, there was a car fire in June right in front of the school. Next, someone broke a front window and got inside the building. The crime was undetected until the bad guy triggered the alarm when a door was opened. Now that window is covered with a big piece of plywood. Recently, the 28th and G Street gate was open for some undetermined amount of time. It took at least four hours for security to secure the

property. Old Marshall School, and the surrounding neighborhood, will burn to the ground if SCUSD continues to stall the efforts to finalize the land swap with the Mogavero Bardis Development team.

My questions are simple. When is this going to end? What are you waiting for? Why can't the District finalize the land swap so that SCUSD can release its hold on this historic treasure? You are destroying it with your inaction! Hold a public meeting so that we can get our questions answered. Thank you.

Julie Murphy

Board member, Marshall-New Era Neighborhood Association

From: Pauline Thompson <
Sent: Wednesday, September 15, 2021 7:43 PM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; Jamee Villa; Chinua Rhodes; Lavinia Phillips; Jorge Aguilar; Rose F. Ramos; Ronald Hickey; SCUSD Public Comment; Sharon Hemenway
Subject: Marshall School

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I understand that you are meeting to decide the fate of Marshall School. I no longer live in Sacramento but my family has connections that go back to the 1860s. I attended school throughout my school years in Sacramento Unified Schools (Theodore Judah, Kit Carson, Sacramento High), from 1951 - 1964. I then attended and graduated from Sacramento State.

My dad and my uncle attended Marshall School. My dad loved to tell the story about his being in charge of raising the American flag each morning.

I am only one voice among many here but I urge you to consider finding a way to save this valuable part of Sacramento history.

Thank you,

Pauline Campbell Thompson

From: Margaret Kashuba
Sent: Wednesday, September 15, 2021 8:31 PM
To: Christina Pritchett; Lisa Murawski; Darrel Woo; Leticia Garcia; lavinia-phillips@scusc.edu; Jamee Villa; Jorge Aguilar; Ronald Hickey; SCUSD Public Comment; Rose F. Ramos
Subject: Public Comment on Old Marshall School For 9/16 Meeting & Workshop

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Dear SCUSD Boards and SCUSD Staff:
Public Comment for Agenda Item 3.4

Please stop the demolition by neglect of Old Marshall School. Make good on the promise to restore the school into something that can benefit the community instead of leaving the building that served generations of Sacramentans abandoned, letting it waste away and be vandalized. It is a part of Sacramento's history and should be preserved and continue to contribute to the neighborhood in a new way. This beautiful historic building has so much potential and the Mogavero and Bardis groups have been ready to revitalize the property with new life to become housing or a community resource center. The public and community are tired of SCUSD letting this historic building fall apart when action should have been taken years ago. Move the plans forward now!

Margaret Kashuba
Sacramento Resident