

**MINUTES OF THE MAY 8, 2017 JOINT MEETING
OF THE BOARDS OF DIRECTORS OF
WEST GILBERT CHARTER ELEMENTARY SCHOOL, INC.,
WEST GILBERT CHARTER MIDDLE SCHOOL, INC.,
IMAGINE CHARTER ELEMENTARY AT DESERT WEST, INC.,
IMAGINE DESERT WEST MIDDLE, INC.,
IMAGINE CHARTER ELEMENTARY AT CAMELBACK, INC.,
IMAGINE CAMELBACK MIDDLE, INC.,
IMAGINE ELEMENTARY AT TEMPE, INC.**

Pursuant to the notice of public meeting, a joint meeting of the Boards of Directors (the “Boards”) of West Gilbert Charter Elementary School, Inc. (“IWGE”), West Gilbert Charter Middle School, Inc. (“IWGM”), Imagine Charter Elementary at Desert West, Inc. (“IDWE”), Imagine Desert West Middle, Inc. (“IDWM”), Imagine Charter Elementary at Camelback, Inc. (“ICBE”), Imagine Camelback Middle, Inc. (“ICBM”), and Imagine Elementary at Tempe, Inc. (“ITP”) (collectively the “Schools”) was held at Imagine Schools Southwest Group Office located at 1843 W 16th Ave, Apache Junction, AZ 85120 at approximately 8:30 a.m. (Arizona Time), on the 8th day of May 2017.

The following directors of the Schools were present by telephone:

Dr. Leonora Ketyer
Herman Orcutt
Megan Zimmermann

The following others were present in person:

Bradie Orton – Administrative Assistant

The following others were present by telephone:

Monte Lange – Executive Vice President
Brad Uchacz – Executive Vice President
Brandon Dahl – Regional Finance Director
Jason Archuleta
Heidi Lindsay
MaryAnn Stackhouse
Matt Rawley
Jeff Armstrong
Laurie Murray

Mary Ann Hartwick
Mandy Metcalf
Tim Rouiller
Selethia Benn
Laila Valencia
Bill Heintz
Davitta Hernandez
Amy Sundhagen

Dr. Leonora Ketyer called the meeting to order and took roll of the governing Board members. Dr. Ketyer served as Chairman of the meeting, Bradie Orton tape-recorded the meeting and recorded the minutes.

The Chairman stated that the next item of business was the report, review, and possible action regarding the revised budget FY17. There being no further discussion, upon motion of Dr. Mr. Orcutt duly made and seconded by Megan Zimmermann, the following resolutions were unanimously adopted:

RESOLVED, that the revised FY17 budget has been approved.
IWGE

RESOLVED, that the revised FY17 budget has been approved.
IWGM

RESOLVED, that the revised FY17 budget has been approved.
IDWE

RESOLVED, that the revised FY17 budget has been approved.
IDWM

RESOLVED, that the revised FY17 budget has been approved.
ICBE

RESOLVED, that the revised FY17 budget has been approved.
ICBM

RESOLVED, that the revised FY17 budget has been approved.
ITP

The Chairman stated that the next order of business was the Desert West expansion. Brad Uchacz informed the board of the additions that are going to be made at the campus for

next year. The campus will be adding 4 portables as a part of phase one of the expansion. Will be updating the board during the next meetings regarding financing. No action needed on this item.

The Chairman stated that the next order of business was the enrollment cap increase to 960 for Imagine Desert West Elementary and 510 for Imagine Desert West Middle. Megan Zimmermann made a motion seconded by Herman Orcutt to approve the enrollment cap increase for both IDWE and IDWM. Motion passed unanimously.

The Chairman then issued a call to the public for issues and there were none.

The next meeting will be held on May 22, 2017.

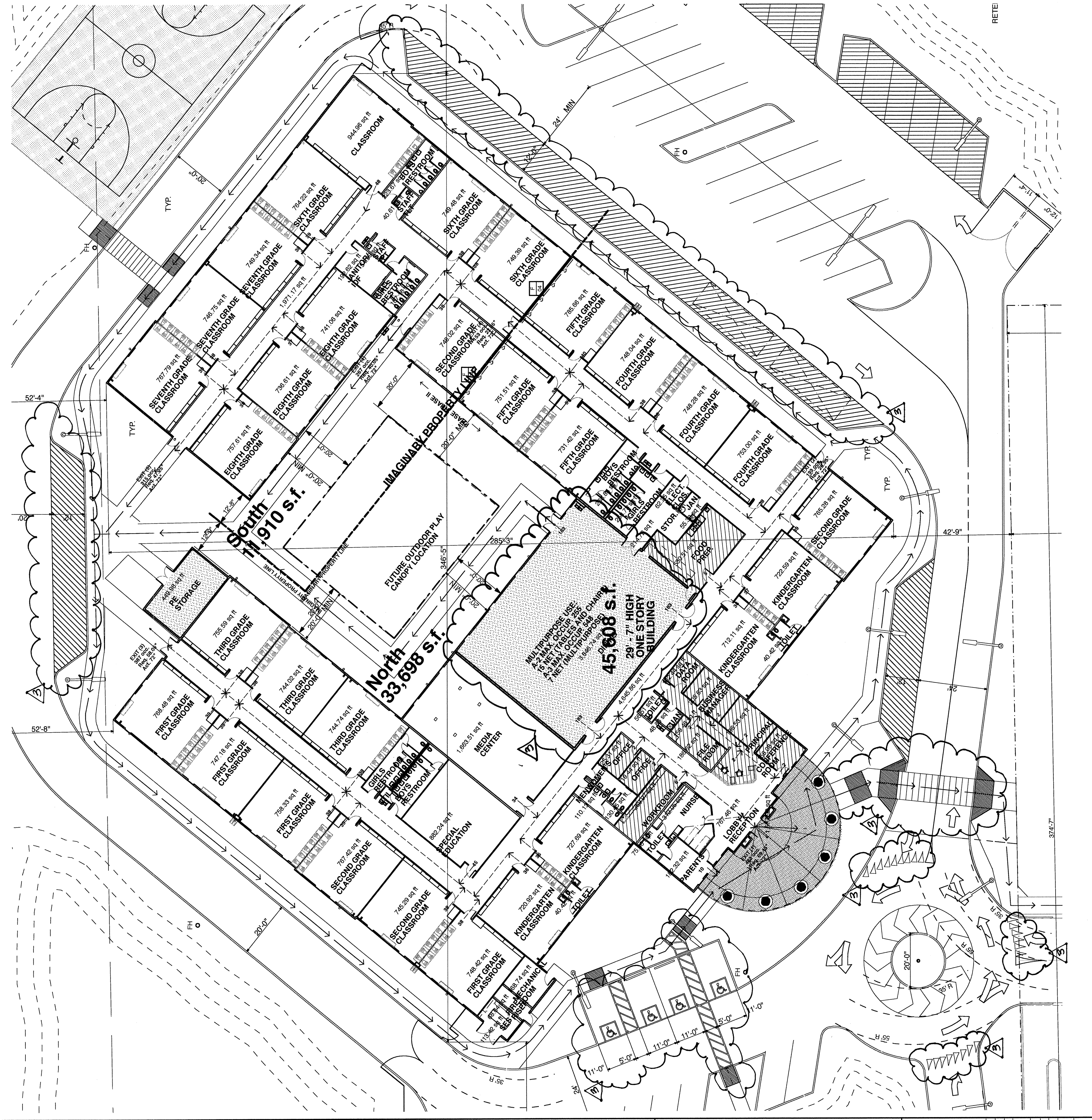
There being no further business to come before the Board, the meeting was adjourned at approximately 8:41 a.m.

APPROVED:



Secretary

West Gilbert Charter Elementary School, Inc.
West Gilbert Charter Middle School, Inc.
Imagine Charter Elementary at Desert West, Inc.
Imagine Desert West Middle, Inc.
Imagine Elementary at Camelback, Inc.
Imagine Camelback Middle, Inc.
Imagine Elementary at, Tempe, Inc.



CODE PLAN

0 5 10 20

PROJECT GENERAL NOTES:

- A. ALL EXITS MUST BE PERMANENTLY OPEN AT ALL TIMES...
B. ALL EXITS MUST BE KEPT CLEAR OF OBSTRUCTIONS...
C. ALL EXITS MUST BE KEPT CLEAR OF OBSTRUCTIONS...
D. ALL EXITS MUST BE KEPT CLEAR OF OBSTRUCTIONS...

PROJECT GENERAL NOTES:

- A. ALL EXITS MUST BE PERMANENTLY OPEN AT ALL TIMES...
B. ALL EXITS MUST BE KEPT CLEAR OF OBSTRUCTIONS...
C. ALL EXITS MUST BE KEPT CLEAR OF OBSTRUCTIONS...

PROJECT GENERAL NOTES:

- A. ALL EXITS MUST BE PERMANENTLY OPEN AT ALL TIMES...
B. ALL EXITS MUST BE KEPT CLEAR OF OBSTRUCTIONS...
C. ALL EXITS MUST BE KEPT CLEAR OF OBSTRUCTIONS...

Statement of Building Use:
Elementary Education
Occupancy Group: E & A3, E & B
Occupancy separation required: 2-hour

302.2 Accessory use areas.
A fire barrier shall be required to separate incidental use areas in accordance with Section 302.1.1. Any other accessory use areas shall not be required to be separated from the main use area by a fire barrier if the fire barrier does not exceed the tabular values in Table 503 for the allowable height or area for such use.

302.3.2 Separated Uses, Exception 1:
Where the building is equipped throughout with an automatic sprinkler system, installed in accordance with section 903.3.1.1, the fire-resistance ratings in Table 503.3 shall be reduced by 1 hour but not less than 1 hour and to not less than that required for floor construction.

General Building Limitations
Type VB - A-3 Occupancy:
Square Footage: 9000
Height: 40

Occupancy Load and Means of Egress:
Use: Classroom (E)
Occupant Load Factor: 100 sq ft/person
Actual sq. ft.: 2,927 sq ft.

Exit Requirements:
Required: 1452 Occ x 15 = 21,780 exits
218 inches, 4 Exits
See exit plan on Sheet G-002 for occupant loads, path of travel, and exit widths provided.

Travel Distance:
E-Occupancy w/sprinkler system max. travel distance is 250.

Pumping Fixture Requirements:
E Occ. Load Factor (based on Classrooms): 875
WC: 30, UR: 120, LAV: 10

Accessibility Requirements:
375 boys
375 girls
500 Elementary
250 Secondary

Additional figures for use of students of either sex:
men: 30, women: 30
WC: 30, UR: 120, LAV: 10

30 men: WC 30, UR 120, LAV 10
30 women: WC 30, UR 120, LAV 10

50 men: WC 50, UR 180, LAV 15
50 women: WC 50, UR 180, LAV 15

80 men: WC 80, UR 280, LAV 20
80 women: WC 80, UR 280, LAV 20

100 men: WC 100, UR 360, LAV 25
100 women: WC 100, UR 360, LAV 25

150 men: WC 150, UR 540, LAV 30
150 women: WC 150, UR 540, LAV 30

200 men: WC 200, UR 720, LAV 40
200 women: WC 200, UR 720, LAV 40

250 men: WC 250, UR 900, LAV 50
250 women: WC 250, UR 900, LAV 50

300 men: WC 300, UR 1080, LAV 60
300 women: WC 300, UR 1080, LAV 60

350 men: WC 350, UR 1260, LAV 70
350 women: WC 350, UR 1260, LAV 70

400 men: WC 400, UR 1440, LAV 80
400 women: WC 400, UR 1440, LAV 80

450 men: WC 450, UR 1620, LAV 90
450 women: WC 450, UR 1620, LAV 90

500 men: WC 500, UR 1800, LAV 100
500 women: WC 500, UR 1800, LAV 100

550 men: WC 550, UR 1980, LAV 110
550 women: WC 550, UR 1980, LAV 110

600 men: WC 600, UR 2160, LAV 120
600 women: WC 600, UR 2160, LAV 120

650 men: WC 650, UR 2340, LAV 130
650 women: WC 650, UR 2340, LAV 130

700 men: WC 700, UR 2520, LAV 140
700 women: WC 700, UR 2520, LAV 140

750 men: WC 750, UR 2700, LAV 150
750 women: WC 750, UR 2700, LAV 150

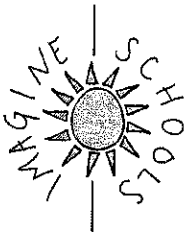
800 men: WC 800, UR 2880, LAV 160
800 women: WC 800, UR 2880, LAV 160

850 men: WC 850, UR 3060, LAV 170
850 women: WC 850, UR 3060, LAV 170

900 men: WC 900, UR 3240, LAV 180
900 women: WC 900, UR 3240, LAV 180

950 men: WC 950, UR 3420, LAV 190
950 women: WC 950, UR 3420, LAV 190

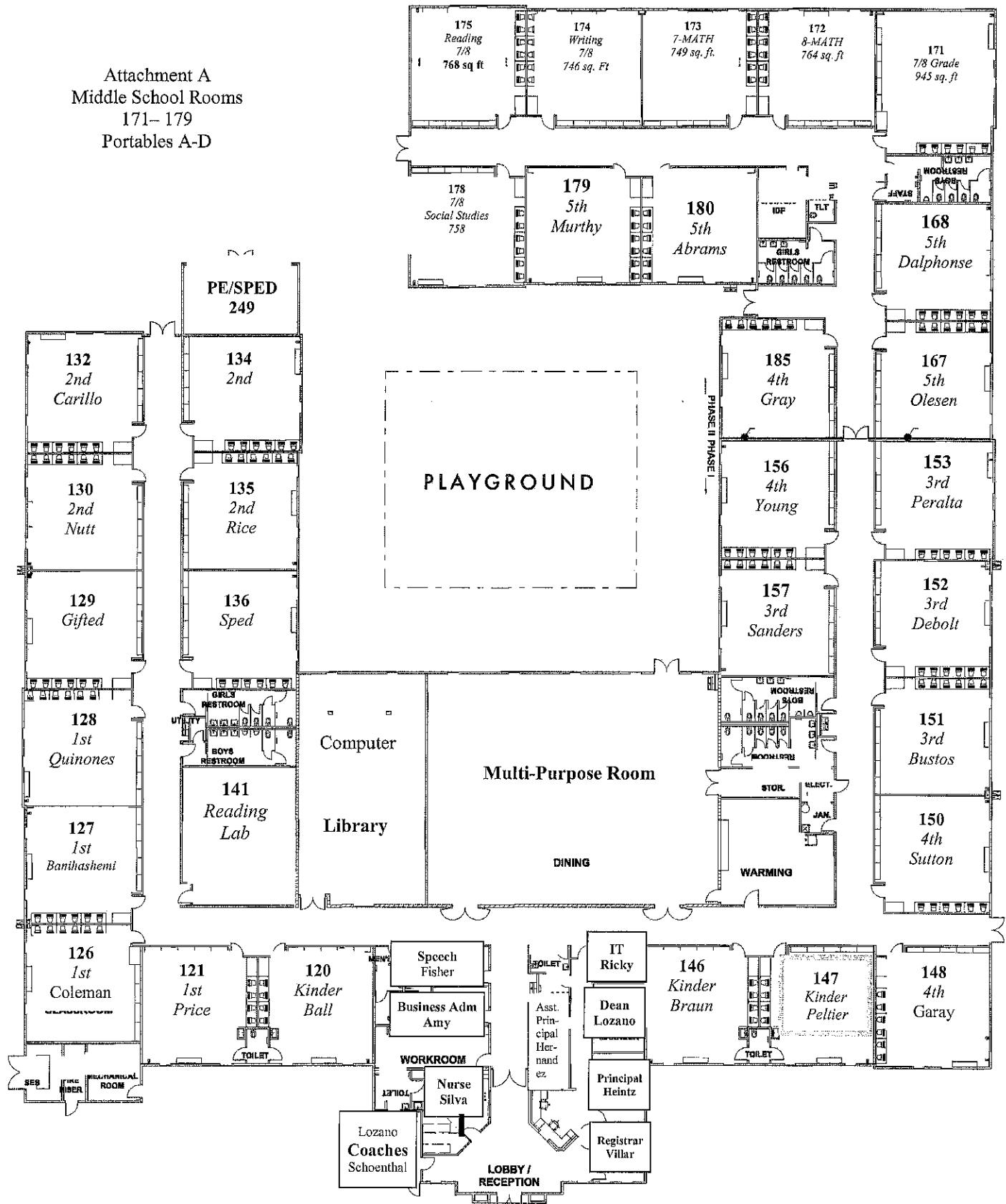
1000 men: WC 1000, UR 3600, LAV 200
1000 women: WC 1000, UR 3600, LAV 200



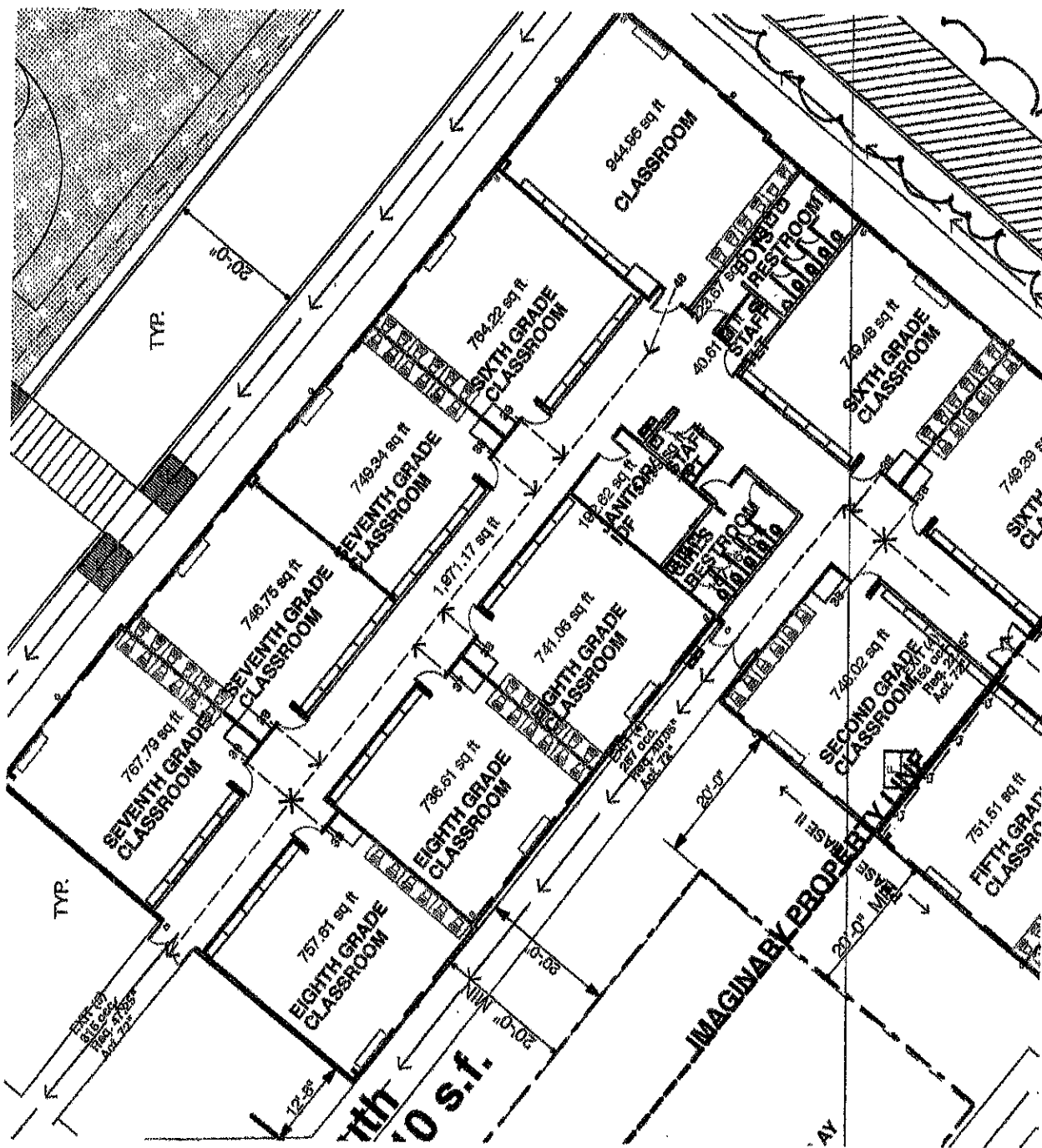
Imagine Desert West 2015-2016

A 6th 690 sq. ft.	D 6th 690 sq. ft.
B 6th 690 sq. ft.	C 6th 690 sq. ft.

Attachment A
Middle School Rooms
171-179
Portables A-D



Attachment B





City of Phoenix

CERTIFICATE OF OCCUPANCY

MAIL TO:

BOUMA CONSTRUCTION INC
4101 ROGER B CHAFFEE MEMORIAL BLVD
GRAND RAPIDS, MI 49548

Issuance of this Certificate of Occupancy indicates the following described building, or portion of a building, has been inspected and been found to be in substantial compliance with applicable city codes and ordinances for the hereby authorized use and occupancy. No change in use, occupancy, or of use is allowed without obtaining a new Certificate of Occupancy. This building shall be maintained in a safe and sanitary condition. All devices, safeguards and exit facilities shall be maintained in good working order. This Certificate of Occupancy shall be void if any requirement, condition or stipulation of Certificate of Occupancy or of the authorizing permits is violated. This Certificate of Occupancy is to be kept on the subject property, and is required to be posted for public information if so ordered by the building official.

SUBJECT ADDRESS: 6738 W MCDOWELL RD
OWNER: SCHOOLHOUSE FINANCE LLC
2338 W ROYAL PALM RD STE J
PHOENIX, AZ 85021

CERTIFICATE #: 0703256 **BUILDING PERMIT:** BLD 06014951
ISSUED: 26-MAR-2007
PROJECT: 05-3839 - IMAGINE CHARTER SCHOOL

FLOOR AREA: 47,186

AUTHORIZED USE AND OCCUPANCY: E/A3/B

DESCRIPTION OF USE: COMMERCIAL NEW

EFFECTIVE BUILDING CODES: 2003 IBC, 2003 IRC, 2003 IMC, 2003 IECC (As amended by the 2004 supplement), 2005 NEC, ARIZONA STATE PLUMBING CODE

PROJECT NAME:IMAGINE CHARTER SCHOOL LOG#:LPRN 0600401 PROJECT#:05-3839 SITE INSP (Y) SPECIAL EGRESS CONTROL (N)
SPRINKLERS (Y) FIRE ALARM (Y) EMERGENCY LIGHTING (Y) ELEVATORS (N)
DEFERRED SUBMITTAL (Y - WOOD TRUSSES) SPEC PER PCC SEC. 1701 (Y - CONCRETE, STEEL, MASONRY, EXPANSION/EPOXY ANCHORS, SOIL) STR SEC. 1702 (N)
ELEC PCC SEC. 2702 (Y) ELEC OBS PCC SEC. 2703 (N)

WATER METERS: Two new 2" domestic water meters, One new 2" landscape irrigation water meter SECONDARY BACKFLOW (Y)
SCOPE OF WORK: BLDG STRUC PLMB MECH ELEC LSC PLAT SITE CIVIL IMPACT PCD
ZONING:C-2
REVIEWER: MGL

Low Slope Sewer Certificate CMOD 060078

DESCRIPTION OF WORK: NEW K-8 SCHOOL WITH WOOD FRAME CONSTRUCTION AND RELATED SITE WORK. BUILDING IS DIVIDED BY FIREWALL INTO TWO SEPARATE AREAS. ASSEMBLY AREA IS INCLUDED AS A NON-SEPARATED USE. BOTH PHASES INCLUDED IN THIS PERMIT, BUT COURTYARD CANOPY IS NOT INCLUDED AND WILL REQUIRE SEPARATE PERMIT AND AREA ANALYSIS.