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Board Cover Memorandum

To Facilities Committee

From Patrice Berry, Director
Jennifer Brouhard, President

Meeting Date March 19, 2026

Subject Resolution No. 2526-0192 - Initiating the Establishment of a 7-11 Advisory Committee to Evaluate the Future Use of 1025 2nd Avenue

Action Requested Discussion and Possible Adoption by the Board of Education, upon recommendation by the Facilities Committee, of Resolution No. 2526-0192 - Initiating the Establishment of a 7-11 Advisory Committee to Evaluate the Future Use of 1025 2nd Avenue.

Background California Education Code provides for community participation before a district decides how to use property that may be surplus and outlines creating a district advisory (“7-11”) committee for that purpose. Committees include 7–11 members representative of the community and key stakeholder groups. The Paul Robeson Administration Building at 1025 Second Avenue served as OUSD’s central office until a January 2013 water leak caused significant damage and relocation of operations. The Board subsequently pursued alternate long-term solutions; the new administrative facility opened for District use at the start of the 2025–26 school year and, on May 8, 2025, was formally named the Marcus A. Foster Leadership Center at 1011 Union Street.

With central functions now relocated, 1025 Second Avenue requires a structured, lawful process to evaluate reuse or disposition options consistent with the District’s long-term facilities and asset-management goals and prior Board direction to prioritize community-benefit uses (including affordable/workforce housing and a Transitional Aged Youth hub) where appropriate.

Districtwide facilities context underscores the need for disciplined evaluation of underutilized and vacant assets to protect instructional environments and fiscal stability. Districtwide asset-management work also supports evaluating Ralph J. Bunche Academy and Lakeview alongside 1025 2nd Avenue. OUSD’s Asset Management Phase I focused on 1025 2nd Ave, Lakeview, and Former Ralph J. Bunche Academy to identify key issues, feasibility, and trade-offs, and the District’s asset-management services include Phase I feasibility studies for Ralph Bunche Academy, Lakeview, and 1025 2nd Avenue. Phase I site findings identified workforce housing as the recommended use for Ralph Bunche and mixed-income housing for Lakeview, with Lakeview potentially supporting affordable, workforce, and/or market-rate housing.

Discussion	The ask of the board is to approve a resolution initiating the establishment of a 7-11 Advisory Committee pursuant to Education Code §§17387–17391 to evaluate future use options for 1025 Second Avenue and provide recommendations to the Board. The Committee will (1) review enrollment, facility condition, program, and financial data drawing from the Facilities Master Plan and related sources; (2) synthesize existing community-engagement inputs into a concise rationale memo and priority list of acceptable potential uses; (3) hold at least one public hearing; (4) outline guardrails and conditions (e.g., intensity of use, compatibility with adjacent uses, environmental/traffic considerations); and (5) transmit a written report recommending prioritized potential uses and next steps under applicable law. The Committee shall not make or imply a declaration that the property is surplus. The Committee will include 7 to 11 members appointed by the Board President (or other designee) and confirmed by the Board, representing the stakeholder groups specified in Education Code §17389; proceedings will comply with the Brown Act. To align with District planning, the Committee will meet first by April 15, 2026 and submit its final written report by June 15, 2026 (with a limited extension possible). Staff will provide data and logistics support and coordinate with the City, County, and other agencies as appropriate. Adoption of this resolution does not predetermine whether 1025 Second Avenue is surplus or direct a specific disposition. Any subsequent action would comply with the Education Code, the Surplus Land Act, CEQA, and applicable local planning requirements.
Fiscal Impact	[No fiscal impact at this time.]
Attachment	Resolution No. 2526-0192 - Initiating the Establishment of a 7-11 Advisory Committee to Evaluate the Future Use of 1025 2nd Avenue.

**RESOLUTION OF THE BOARD OF EDUCATION
OF THE
OAKLAND UNIFIED SCHOOL DISTRICT
Initiating the Establishment of a 7-11 Advisory Committee to Evaluate the Future Use of
1025 2nd Avenue.**

Resolution No. 2526-0192

WHEREAS, the Legislature has expressed its intent that the community be involved before decisions are made about the use of surplus space so as to avoid community conflict and ensure building use compatible with community needs (Ed. Code §17387);

WHEREAS, prior to the sale, lease, or longer-term use or disposition of district property that may be surplus, a governing board typically appoints a district advisory committee (commonly known as a “7-11 Committee”) to advise on policies and procedures for the use or disposition of space not needed for school purposes (Ed. Code §§17388–17390);

WHEREAS, such committees are composed of no fewer than seven and no more than eleven members representative of the District’s ethnic, age, and socioeconomic composition; the business community; landowners or renters (with preference for neighborhood association representatives); teachers; administrators; parents of students; and persons with expertise in environmental impact, legal contracts, building codes, and land use planning (Ed. Code §17389);

WHEREAS, the site located at 1025 2nd Avenue has been the subject of prior Board actions regarding potential redevelopment and programming; and the Board has recently authorized feasibility analyses of District assets, including 1025 2nd Avenue, to evaluate workforce housing, affordable housing, Transitional Aged Youth (TAY) hub and related services, and other community-serving concepts;

WHEREAS, the Paul Robeson Administration Building at 1025 Second Avenue was the District’s central office until a January 2013 water leak caused flooding on all four floors, significant damage, and the relocation of District administration to other facilities; and subsequent Board direction identified alternate central office solutions, indicating that 1025 Second Avenue is no longer needed for central administration purposes;

WHEREAS, the District’s Asset Management Phase I work focused on 1025 2nd Ave, Lakeview, and Former Ralph J. Bunche Academy to identify key issues, feasibility, and trade-offs for those sites; and

WHEREAS, the District’s asset-management services include Phase I feasibility studies for Ralph Bunche Academy, Lakeview, and 1025 2nd Avenue, including technical due diligence, programming and conceptual design, financial analysis, high-level interim use considerations, and a formal Feasibility Study Report for each site; and

WHEREAS, the Board of Education adopted both Resolution Resolution No. 2019-0901 and reaffirmed by Resolution No. 2021-0168, designating the former Cole Elementary as the future home for the administrative building, approved the construction financed through Measure J and

Measure Y bond funds, and the facility was built in accordance with those resolutions, completed and opened for District use at the start of the 2025-26 school year.

WHEREAS, on May 8, 2025, the Board of Education adopted Resolution No. 2425-0132.1 formally naming the new Administrative Building at 1011 Union Street, located on the historical site of Cole Elementary School, in honor of Dr. Marcus A. Foster, a groundbreaking educator and visionary leader, thereby establishing the Marcus A. Foster Leadership Center as the new central home for District administrative operations; and

WHEREAS, with the relocation of District offices and services to the newly named Marcus A. Foster Administrative Center, the Board of Education now seeks to determine the appropriate disposition, reuse, or redevelopment of the former administrative building at 1025 2nd Ave to ensure continued benefit to the Oakland community and alignment with the District's long-term facilities and asset management goals;

WHEREAS, on January 24, 2024, the Board adopted Resolution 2324-0155 prioritizing the disposition/use of unutilized District properties and directing staff to maximize affordable housing—prioritizing youth in OUSD experiencing homelessness or housing insecurity and their families—consistent with Board Policy 7351;

WHEREAS, the Board seeks to engage the community, sister agencies, and subject-matter experts in evaluating options for Ralph Bunche Academy, Lakeview, and 1025 2nd Avenue in a transparent process that includes public hearings and culminates in a written report of recommendations to guide subsequent Board decisions consistent with applicable state law, including the Surplus Land Act, CEQA, and the Education Code.

NOW, THEREFORE, BE IT RESOLVED, that the Board of Education of the Oakland Unified School District hereby establishes a 7-11 Advisory Committee (the “Committee”) pursuant to Education Code §§17387–17391 to evaluate the future use of 1025 2nd Avenue, Ralph J. Bunche Academy (1240 18th St.), and Lakeview (746 Grand Ave.), Oakland, CA;

BE IT FURTHER RESOLVED, the Committee shall consist of 7 to 11 members appointed by the Board President (or designee) and confirmed by the Board, representing members of the groups specified in Education Code §17389, and in making appointments, the Board shall strive for geographic balance and ensure the inclusion of stakeholders proximate to 1025 2nd Avenue and youth/young-adult voices. Members shall serve without compensation. All proceedings shall comply with the Brown Act and be open to the public.

BE IT FURTHER RESOLVED, the Committee shall complete at least the following scope of work, and shall submit a final written report to the Board:

1. Utilize the Facilities Master Plan and other District-provided sources to review data on enrollment, facilities conditions, program needs, and financial considerations relevant to 1025 2nd Avenue, Ralph J. Bunche Academy, and Lakeview.
2. Synthesize existing community-engagement inputs—including materials from the Facilities Master planning process, Asset Management plan development process, prior surveys, meetings, and public comment—into a concise rationale memo that accompanies and justifies a priority list of acceptable potential uses for the properties; this action shall rely on existing data and shall not require new engagement at this time.
3. Hold at least one publicly noticed hearing to solicit and incorporate community feedback.
4. Outline guardrails and conditions (e.g., intensity of use, compatibility with adjacent uses, environmental/traffic considerations) for any potential use of the site.

5. Prepare and transmit a report to the Board recommending a prioritized set of potential uses for the properties and recommended next steps under applicable law (e.g., whether to consider initiating the surplus property process, issuing an RFI/RFP for joint-use/lease concepts, pursuing interagency partnerships, or other actions), including any conditions to be considered. The Committee shall not make or imply a declaration that any property is surplus.
6. Complete all statutory requirements.

BE IT FURTHER RESOLVED, nothing in this Resolution predetermines whether 1025 2nd Avenue is surplus or directs a specific disposition. Any subsequent Board action concerning the declaration of surplus property, issuance of RFPs/RFQs, or other disposition shall comply with all applicable laws, including the Education Code, the Surplus Land Act (Gov. Code §54220 et seq.), CEQA, and any applicable local planning requirements.

BE IT FURTHER RESOLVED, the Committee's work shall be coordinated with and informed by the District's ongoing asset management and feasibility study and any Board-authorized site safety/demolition activities. The Superintendent shall ensure that the Committee receives relevant analyses as they become available; the Committee's deliberations are advisory and not contingent upon the completion of such studies to begin its work.

BE IT FURTHER RESOLVED, the Superintendent, through the Facilities Planning & Management Department and other appropriate departments, shall provide staff support, relevant data, and meeting logistics; and shall coordinate with the City of Oakland, Alameda County, and other agencies, as appropriate, to support the Committee's work.

BE IT FURTHER RESOLVED, to align with staffing capacity and the District's planning calendar, the Committee shall adhere to the following schedule, unless adjusted by subsequent Board action for good cause:

- First meeting no later than April 15, 2026; and
- Submission of the final written report no later than June 30, 2026, with the Board President authorized to grant a limited extension no later than July 1, 2026, upon written request by the Committee Chair.

PASSED AND ADOPTED by the Board of Education of the Oakland Unified School District this ____ day of _____, by the following vote:

PREFERENTIAL AYE:

PREFERENTIAL NOE:

PREFERENTIAL ABSTENTION:

PREFERENTIAL RECUSE:

AYES:

NOES:

ABSTAINED:

RECUSED:

ABSENT:

CERTIFICATION

We hereby certify that the foregoing is a full, true and correct copy of a Resolution passed at the Regular Meeting of the Board of Education of the Oakland Unified School District held on _____.

OAKLAND UNIFIED SCHOOL DISTRICT

Jennifer Brouhard
President, Board of Education

Denise G. Saddler, Ph.D.
Interim Superintendent and Interim Secretary,
Board of Education

