

Rental or Lease of District Real Property

Purpose

This policy sets forth the district's authority to rent or lease real property not currently being used by the district for educational services or activities, and prescribes the use of the proceeds.

Scope

This policy applies to the Board of Directors, Superintendent and Chief Financial Officer.

Policy

1. When district real property is not needed, the Board of Directors has the authority to rent or lease any surplus real property. In cases where the value of the rental or lease is \$10,000.00 or more, a notice of the intent to rent or lease the property will be published in a newspaper of general circulation in the district at least forty-five (45) days before the rental or lease takes effect. The Board has the authority to call for bids and the district may establish a minimum acceptable bid based upon the fair market value, provided that such minimum bid is non-discriminatory within classes of users.
2. Such property will be rented or leased for lawful purposes. The rental or lease will be in the best interests of the district and not interfere with the conduct of the district's educational program and related activities. Any lease or rental agreement entered into will include provisions which permit the recapture of the leased or rented surplus property of the district should such property be needed for district purposes in the future. Proceeds from the rental or lease of district property which are in excess of the operational costs incurred for such rental or lease will be deposited in the capital projects fund or debt service fund.
3. At the option of the Board, after evaluating the sufficiency of the school district's capital projects fund for purposes of meeting demands for new construction and improvements, moneys derived from the lease or rental of real property may be deposited into the district's general fund to be used exclusively for nonrecurring costs related to operating school facilities, including but not limited to, expenses for maintenance.

Related Procedures

N/A

Policy Cross References

N/A

Policy Legal References

RCW 28A.335.040 – Surplus school property, rental, lease or use of — Authorized – Limitations

RCW 28A.335.050 – Surplus school property, rental, lease or use of — Joint use—
Compensation—Conditions generally

RCW 28A.335.060 – Surplus school property, rental lease or use of — Disposition of moneys received from

RCW 28A.335.070 – Surplus school property, rental, lease or use of — Existing contracts not impaired

RCW 28A.335.080 – Surplus school property, rental, lease or use of — Community use not impaired

RCW 28A.335.090 – Conveyance and acquisition of property — Management— Appraisal

RCW 28A.335.130 – Real property — Sale — Use of proceeds

Management Resources

N/A

Policy History

Action:	Date:
Approved by the Board	December 17, 2014
Revised	
Revised	
Revised	