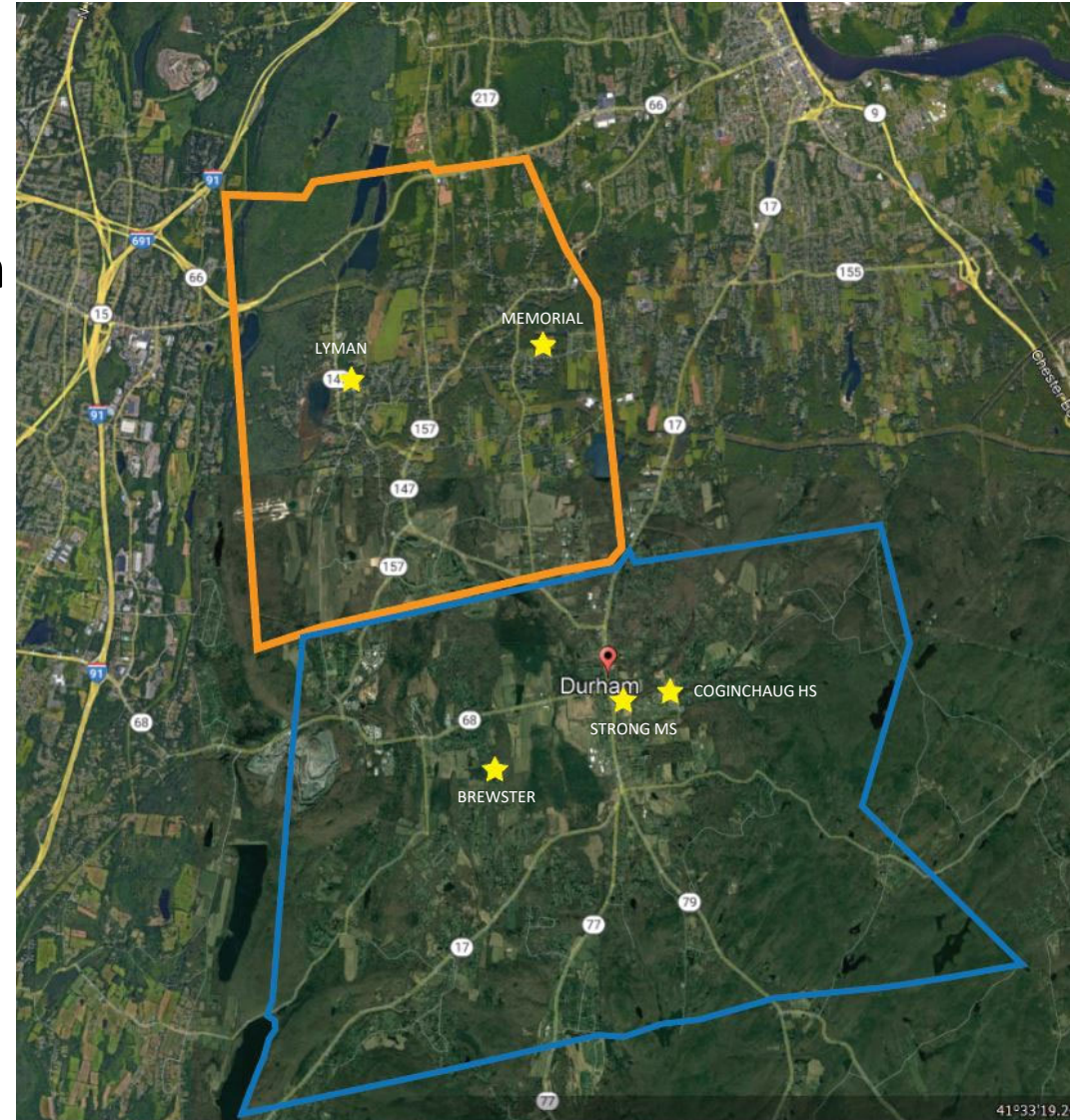


Regional District #13 – Durham & Middlefield Facility Study

BOE & BC MEETING – March 20th, 2024



- ❖ R13 BOE Selects Three School Option
- ❖ Review with State OGA
- ❖ Present Option For Referendum
- ❖ State Grant Application 6/30/24



Enrollment Projections – August 2022

MEDIUM PROJECTIONS

School Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	PK	PK-12	K-5	PK-5	6-8	9-12
2021-22	2016	71	95	99	103	109	98	106	99	101	99	98	91	108	128	32	1,366	610	642	299	425
2022-23	2017	81	107	98	99	102	112	100	105	100	100	81	98	90	123	32	1,347	618	650	305	392
2023-24	2018	77							99	106	99	81	81	97	102	32	1,322	625	657	304	361
2024-25	2019	95							113	100	105	81	81	80	110	32	1,326	624	656	318	352
2025-26	2020	74	CAPACITY		BOE - STUDENTS / CR		HIGH BY GRADE		106	114	99	85	81	80	91	32	1,307	619	651	319	337
2026-27	2021	98	PK – 16 X 2 CR = 32		32		124		102	107	113	81	85	80	91	32	1,323	632	664	322	337
2027-28	2022	101	KG – 18 X 7 CR = 126		125		125		101	103	106	92	81	84	91	32	1,335	645	677	310	348
2028-29	2023	99	1 ST – 18 X 7 CR = 126		121		121		112	102	102	86	92	80	95	32	1,350	649	681	316	353
2029-30	2024	100	2 ND – 20 X 6 CR = 120		121		121		105	113	101	83	86	91	91	32	1,358	656	688	319	351
2030-31	2025	103	3 RD – 22 X 6 CR = 132		125		125		112	106	112	82	83	85	103	32	1,375	660	692	330	353
2031-32	2026	105	4 TH – 24 X 5 CR = 120		122		122		102	113	105	91	82	82	97	32	1,380	676	708	320	352
2032-33	2027	108	5 TH – 24 X 5 CR = 120		770		770		114	103	112	85	91	81	93	32	1,393	682	714	329	350
			TOTAL 38 CR		776		770														

HIGH PROJECTIONS

School Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	PK	PK-12	K-5	PK-5	6-8	9-12
2021-22	2016	71	95	99	103	109	98	106	99	101	99	98	91	108	128	32	1,366	610	642	299	425
2022-23	2017	81	107	98	99	102	113	100	105	101	101	81	99	91	123	32	1,352	619	651	307	394
2023-24	2018	77	101	111	98	99	105	116	99	107	101	83	82	99	104	32	1,337	630	662	307	368
2024-25	2019	95	108	105	111	98	102	108	115	101	107	83	84	82	113	32	1,349	632	664	323	362
2025-26	2020	74	97	112	105	110	101	104	107	117	101	88	84	84	94	32	1,336	629	661	325	350
2026-27	2021	98	112	100	112	104	114	103	103	109	117	83	89	84	96	32	1,358	645	677	329	352
2027-28	2022	101	110	116	100	111	107	117	102	105	109	96	84	89	96	32	1,374	661	693	316	365
2028-29	2023	104	118	114	116	100	115	110	116	104	105	89	97	84	102	32	1,402	673	705	325	372
2029-30	2024	105	114	122	114	115	103	118	109	118	104	86	90	97	96	32	1,418	686	718	331	369
2030-31	2025	108	117	118	122	113	119	105	117	111	118	85	87	90	111	32	1,445	694	726	346	373
2031-32	2026	111	121	121	118	121	117	122	104	119	111	97	86	87	103	32	1,459	720	752	334	373
2032-33	2027	114	124	125	121	117	125	120	121	106	119	91	98	86	99	32	1,484	732	764	346	374

Eight Year Window

State OSCGR Project – AREA CALCULATIONS



DEPARTMENT OF ADMINISTRATIVE SERVICES (DAS)
Office of School Construction Grants & Review (OSCG&R)

PROJECT TYPE LIST FORM SCG-002

The following list indicates the Project Types available for grant reimbursement:

- A – alteration of existing facility
- AA – asbestos abatement
- CV – code violation
- CW – contaminated water
- E/A – combined extension/alteration
- E – extension (existing)
- EC – energy conservation
- EM – emergency repair
- FC – fire code
- HC – handicapped code
- IAQ – indoor air quality
- LA – lead abatement
- N – new construction (new building)
- O – outdoor athletic facility
- OT – oil tank replacement
- P – purchases of facilities
- PF – facility purchase
- PS – site acquisition
- RE – relocatable classroom
- RR – roof replacement
- RNV – renovation
- Replacement - within new areas of an existing school property and/or site improvements (existing site)
- SD – sewage disposal
- SI – site improvement
- THSS – technical high school system project
- VE – Vo-Ag equipment purchase

SPACE STANDARDS

Max PK-5 Enrollment 764
 Allowable Area per Student – 121.33 SF
Allowable Building Area = 92,699 NSF + 1% for HVAC = 93,625 NSF (98,307 GSF)
 Existing Area 49,500 G SF (After the Portables 2,250SF are Demolished)
 Proposed Addition 54,230 NSF
Total Building Area after Construction 105,270 GSF
Existing Pre 1959 Construction 37,242 NSF (80% = 29,794 NSF)
Total Post 1959 Construction Area 96,414 NSF (Actual)
Adjusted Area for Space Standards 92,695 NSF (Adjusted for Space Standards)
Actual Area for Space Standards 101,143 NSF (Adjusted for Space Standards)

Area Under Allowable 0 NSF
IMPACT ON REIMBURSEMENT RATE 0%

ESTIMATED 2024 REIMBURSEMENT RATE 52.14

Project Number: TBD												LEA CODE: _____	
School Name: Middlefield Memorial School													
LEA Name: Regional District 13													
SPACE STANDARDS WORKSHEET													
This worksheet should be completed and submitted with the application for any N (new), E (extension), A (alteration, or RNV (renovation) project, or combination.													
State Standard Space Specifications													
Grades													
Projected Enrollment	Pre-K & K	1	2	3	4	5	6	7	8	9	10	11	12
0 - 350	124	124	124	124	124	156	156	180	180	180	194	194	194
351 - 750	120	120	120	120	120	152	152	176	176	176	190	190	190
751 - 1500	116	116	116	116	116	148	148	170	170	170	184	184	184
Over 1500	112	112	112	112	112	142	142	164	164	164	178	178	178

Steps for completing Section 1:
 1. In the field labeled "Projected Enrollment," enter your school's highest projected 8 year enrollment.
 2. Select "Yes" for each grade served or to be served in your school.

8-year enrollment: **764**

Pre-K/Yes	6	Pre-K and/or K	6
1/Yes	7	1	7
2/Yes	8	2	8
3/Yes	9	3	9
4/Yes	10	4	10
5/Yes	11	5	11
	12		12

(a) Total (grades Pre-K through 12) **728**
 (b) Number of grades housed **6**
 (c) Average [(a)/(b)] **121.33**
 (d) Extra 1% for HVAC (CGS10-286(c)(2))? YES
 (e) Maximum allowable square footage per space standard ((c) x 10%) **93,625 NSF NEW**

(a) Existing area constructed pre-1959 remaining at completion of project **37,242**
 (b) Multiply (a) by 80% **29,794**
 (c) Area (at completion of project) constructed 1959 or later **59,022**
 (d) Actual square footage at completion [(a) + (c)] **96,264**
 (e) Adjusted square footage for space standards computation [(b) + (c)] **88,816**

If line 2(e) is greater than line 3(e) there is no grant reduction
 If line 3(e) is greater than line 2(e), divide line 2(e) by line 3(e)
No grant reduction 0.00%*

*This factor will be used to reduce total eligible costs because of space in excess of the maximum eligible for reimbursement. If a project exceeds the standards solely as the result of extraordinary programmatic requirements, the superintendent may submit a request to the Commissioner for a waiver. A detailed list of space allocations for all extraordinary programs with explanations must be included with the request.

MEMORIAL PK-5 SCHOOL – OPTION C1

Renovate-As-New Facility Unoccupied Site



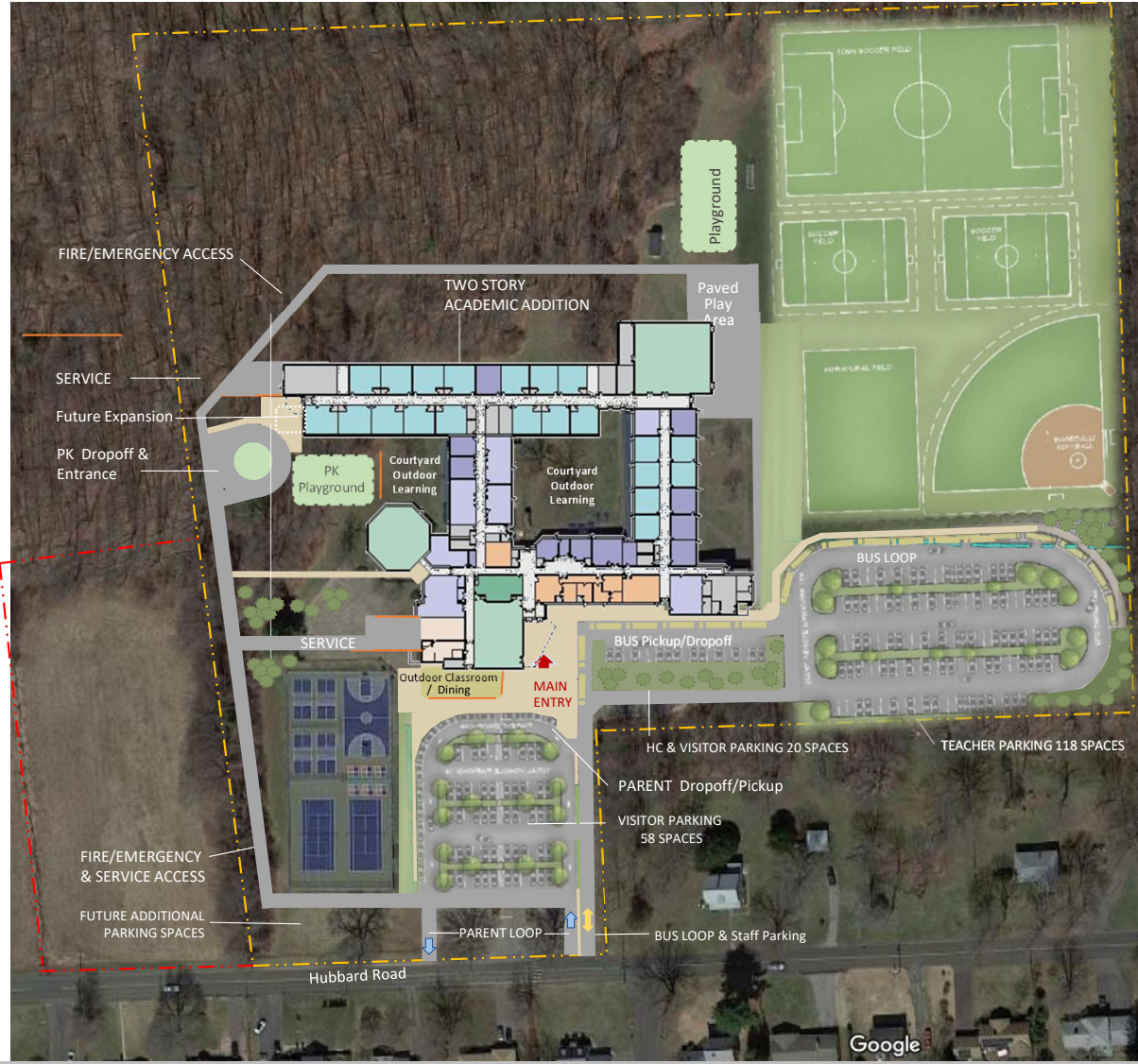
MAIN ENTRANCE FIRST FLOOR PLAN



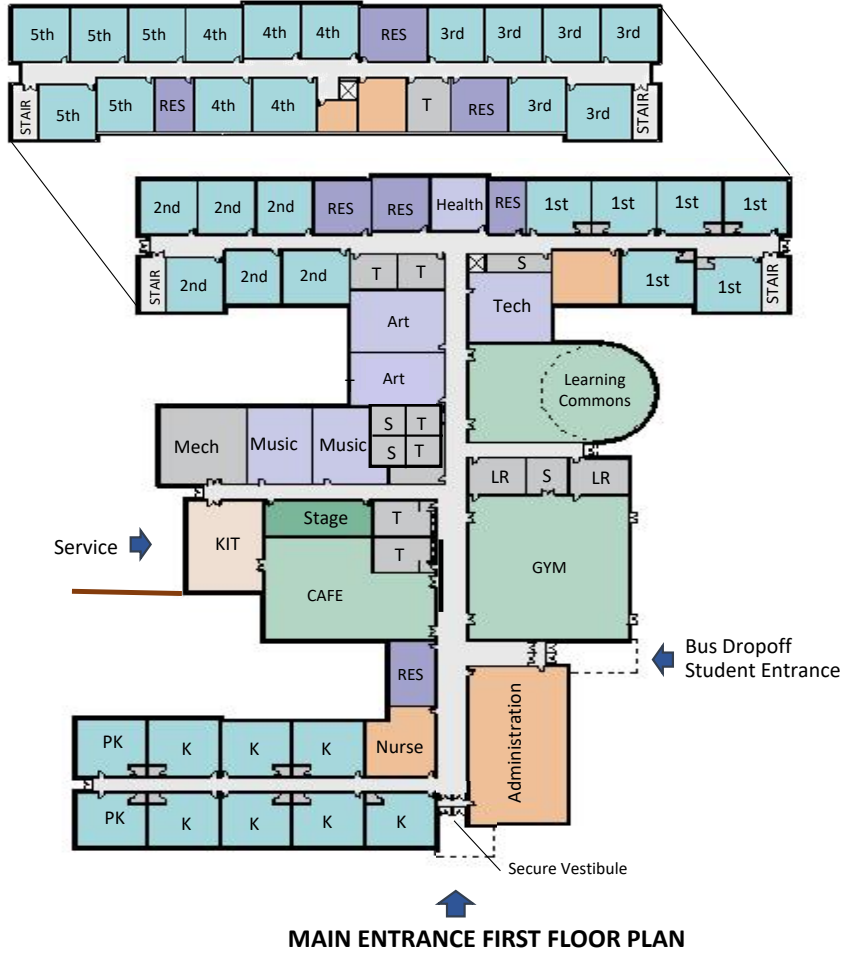
BOE & BC MEETING

MEMORIAL PK-5 SCHOOL –OPTION C1A

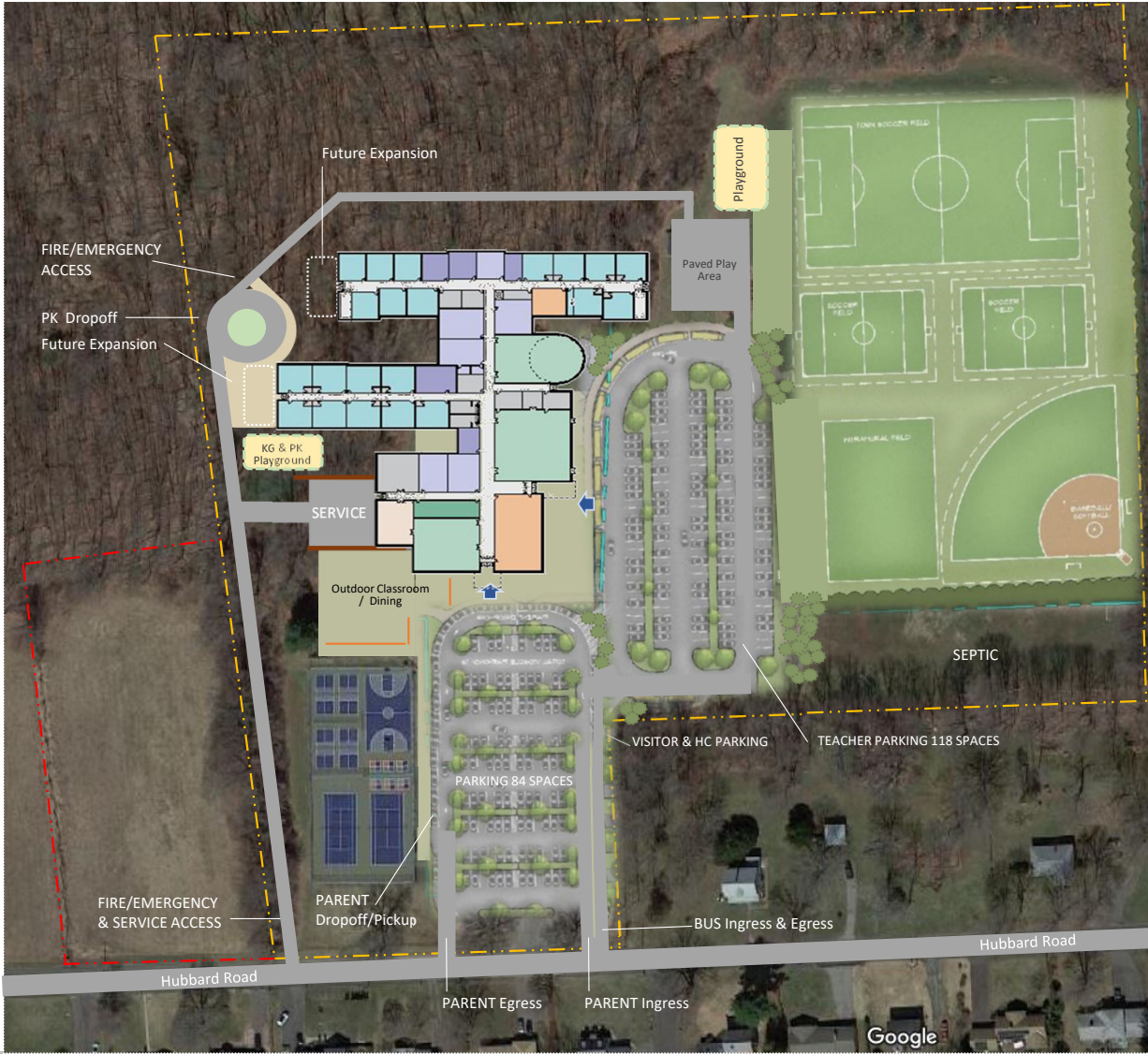
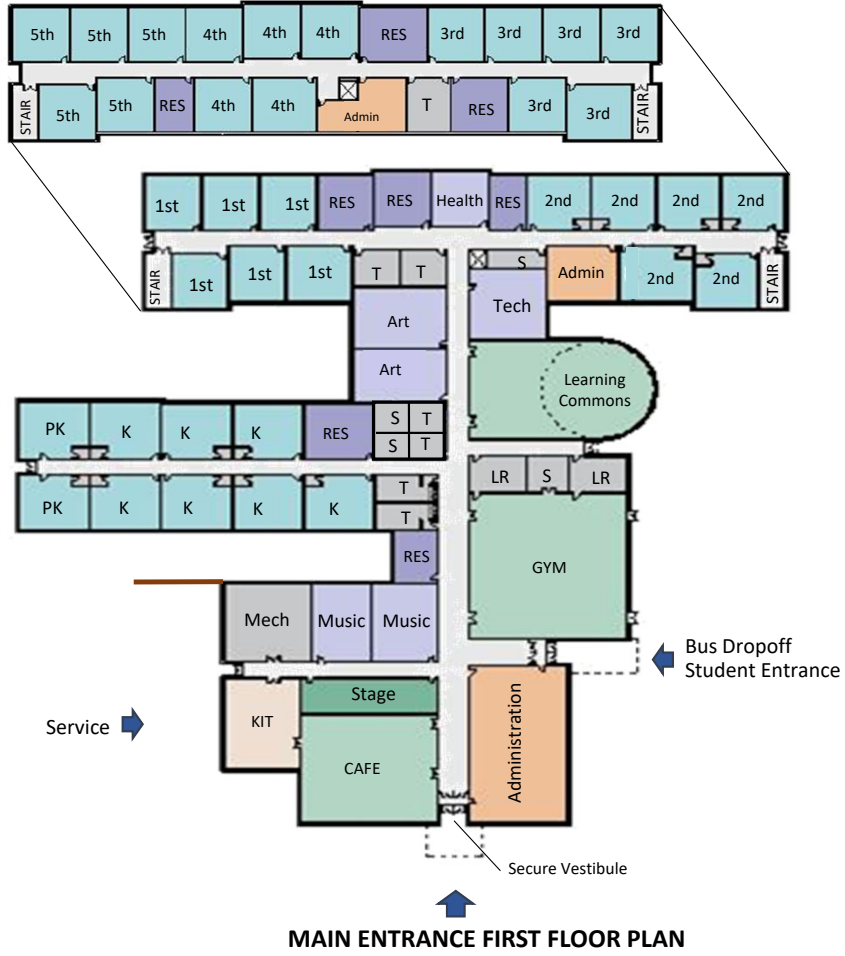
Renovate-As-New Facility Unoccupied Site



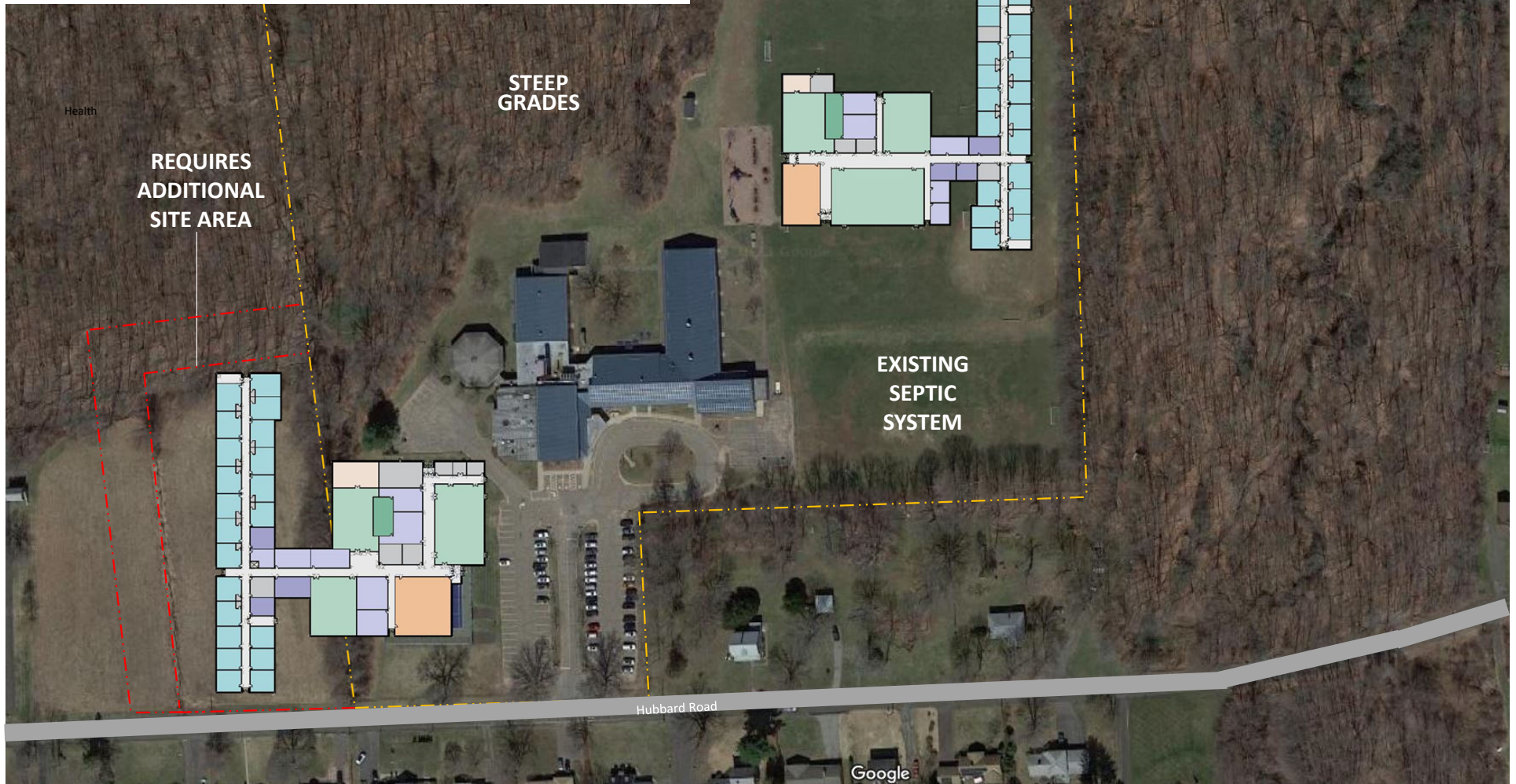
MEMORIAL PK-5 SCHOOL – OPTION C2 NEW Facility – Unoccupied Site



MEMORIAL PK-5 SCHOOL – OPTION C2A NEW Facility – Unoccupied Site

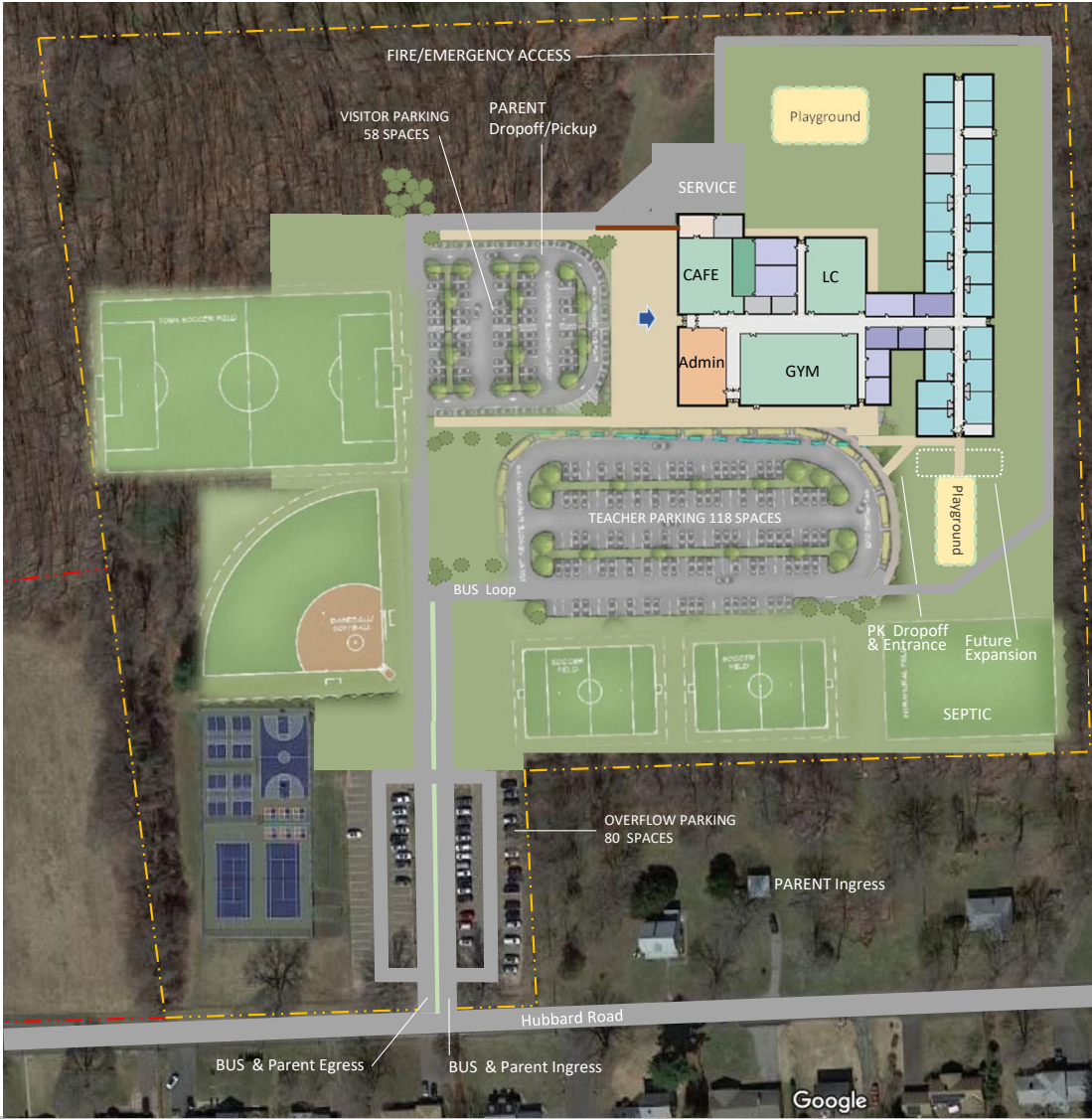


MEMORIAL NEW PK-5 SCHOOL – OPTION C3 EVALUATION - **Occupied Site**



MEMORIAL NEW PK - 5 SCHOOL – OPTION C3

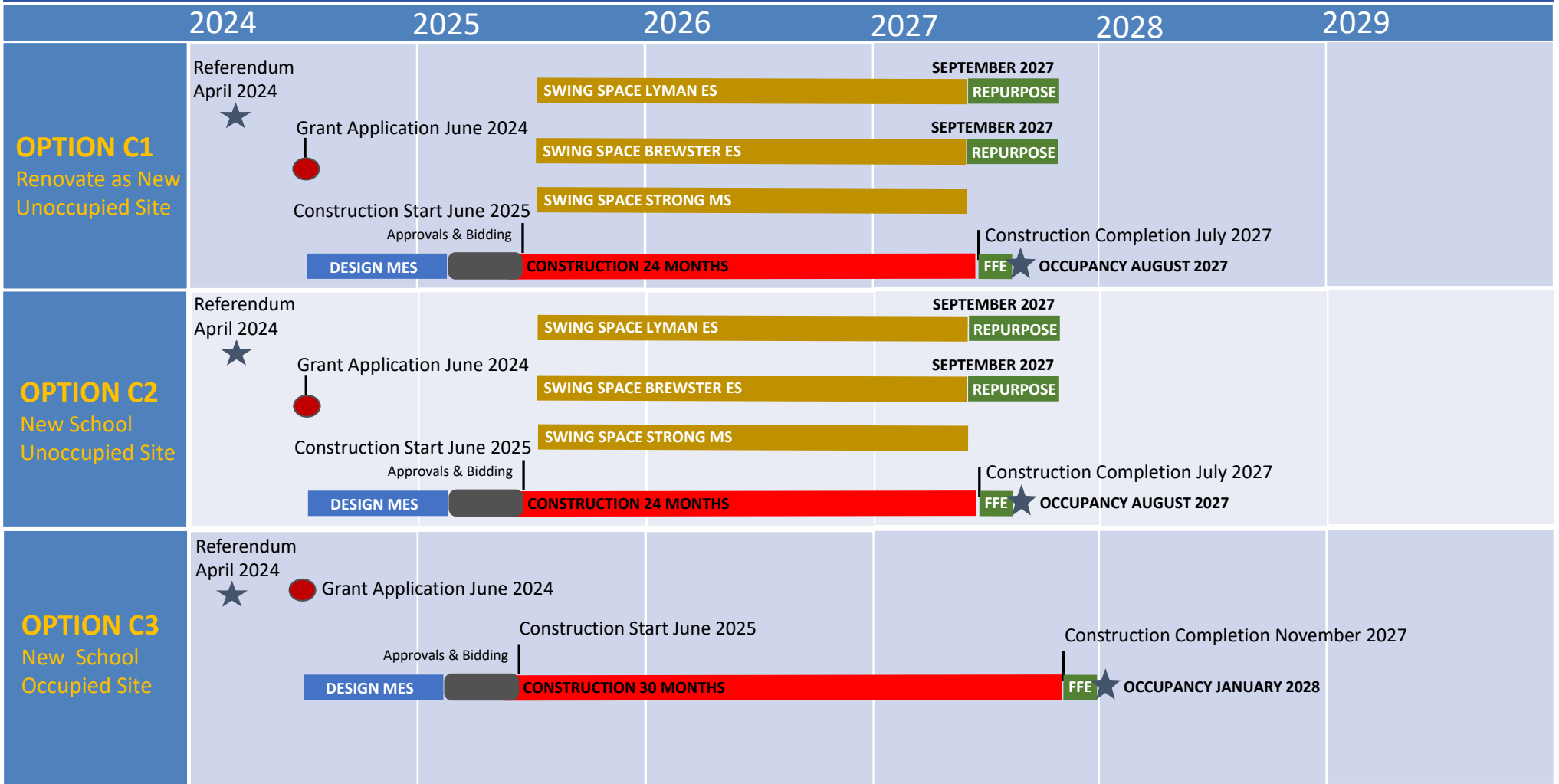
NEW Facility - Occupied Site



COMPARISON OF ELEMENTARY 3 SCHOOL OPTIONS AT MEMORIAL SITE

CONSTRUCTION IMPACT	OPT C1A - RENO UNOCCUPIED SITE	OPT C2 - NEW UNOCCUPIED SITE	OPT C3 - NEW OCCUPIED SITE
CONSTRUCTION COMPLEXITY & PHASES	1 PHASES FOR ELEMENTARY	1 PHASES FOR ELEMENTARY	2 PHASES FOR ELEMENTARY
DISRUPTION TO EDUCATION	LOW	LOW	MODERATE
CONSTRUCTION DURATION ELEMENTARY SCHOOLS	24 - 30 MONTHS	24 - 30 MONTHS	30 - 36 MONTHS
IMPACT OF HAZMAT ABATEMENT ON CONSTRUCTION	MINIMAL	MINIMAL	MODERATE
DEMOLITION	PORTABLES DEMOLISHED	PORTABLES DEMOLISHED	PORTABLES DEMOLISHED
EXISTING BUILDINGS STATUS	BREWSTER & LYMAN REPURPOSED	BREWSTER & LYMAN REPURPOSED	BREWSTER & LYMAN REPURPOSED
EDUCATIONAL PROGRAM			
FUTURE READY SCHOOL	PARTIAL	YES	YES
SEPARATE BUS & PARENT CIRCULATION	ACHIEVED	ACHIEVED	ACHIEVED
ADEQUATE ON-SITE PARKING	MEETS ED SPEC	MEETS ED SPEC	MEETS ED SPEC
POTENTIAL FOR FUTURE EXPANSION	YES	YES	YES
ATHLETIC FIELDS / PLAYGROUNDS	MEETS ED SPEC	MEETS ED SPEC	MEETS ED SPEC
ADA ACCESS TO ATHLETIC PROGRAMS	YES	YES	YES
HEALTH & SAFETY			
FULLY ACCESSIBLE & CODE COMPLIANT	YES	YES	YES
SAFETY & SECURITY TO STANDARDS	YES	YES	YES
LAND USE / WETLANDS IMPACT	NO IMPACT	NO IMPACT	NO IMPACT
ENERGY EFFICIENCY & HVAC ENHANCED VENTILATION	MEETS HPSB	MEETS HPSB	MEETS HPSB
NEW CONSTRUCTION / TOTAL	54,230 NSF / 101,143 NSF (105,270 GSF)	93,625 NSF (98,300 GSF)	93,625 NSF (98,300 GSF)
NATURAL LIGHT TO CLASSROOMS	YES	YES	YES
FINANCIAL IMPACT PK-5 SCHOOLS			
TOTAL PROJECT COST	\$ 76,130,000 - \$751 PER GSF	\$ 79,350,500 - \$807 PER GSF	\$ 83,048,500 - \$807 PER GSF
GEN 2024 REIMBURSEMENT RATE 51.43% (2.5% INELIGIBLE)	\$ 37,196,500 – EST 48.86%	\$ 30,891,150 – EST 38.93%	\$ 32,330,750 – EST 38.93%
NET CONSTRUCTION COST TO REGION 13	\$ 38,933,500	\$ 48,495,350	\$ 50,717,750
10-YEAR OPERATING COST SAVINGS	\$ 28,992,000 ESTIMATED SAVINGS	\$ 28,992,000 ESTIMATED SAVINGS	\$ 28,992,000 ESTIMATED SAVINGS
10-YEAR INCREASE IN DEBT SERVICE (P&I)	\$ 2,486,484	\$ 2,486,484	\$ 2,486,484
TOTAL PK-5 PROJECT COST	\$ 12,427,984	\$ 21,953,834	\$ 24,212,234

Project Schedule & Phasing



NEXT STEPS / QUESTIONS

- ❖ **BOE / BC Selects Option**
- ❖ **Update for State Grant Application**
- ❖ **Present Option For Referendum**
- ❖ **State Grant Application 6/30/24**

