



Brighton Facilities Improvement Plan

Board of Education Presentation

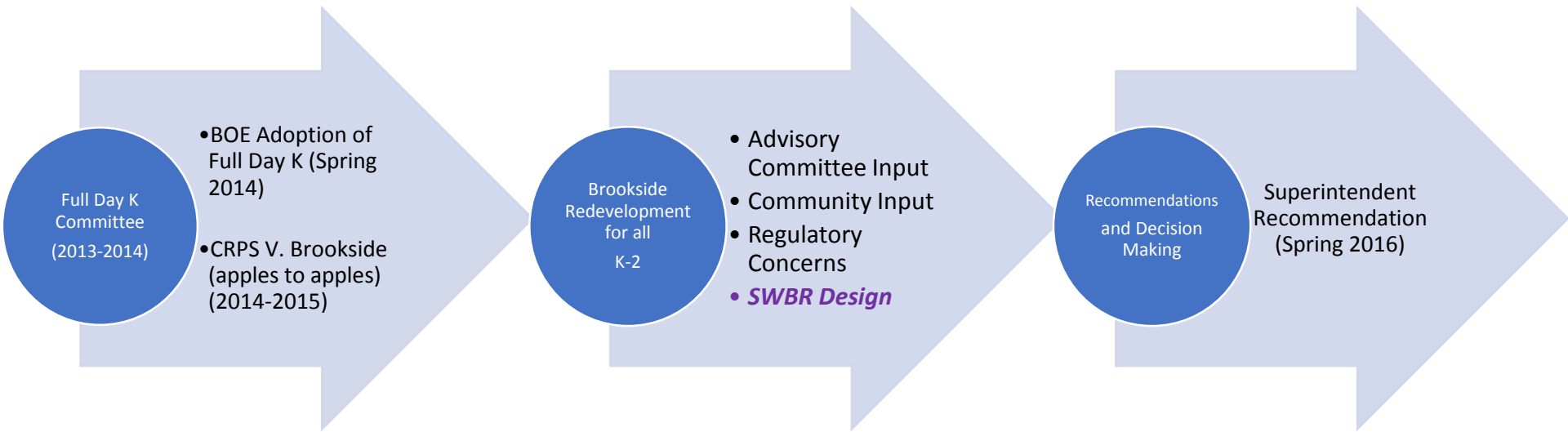
March 21, 2017

A Brief History

- ▶ History: Two tracks...
 - ▶ Districtwide facilities master planning – Building Conditions Survey, evaluating impact that physical space has on the learning environment
 - ▶ Full-day kindergarten

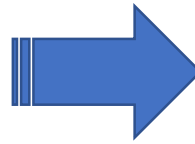
- ▶ Brookside Redevelopment Advisory Committee Focus:
 1. 21st Century Learning Space for K-2 students in Brighton CSD
 2. Full Day K is important, so are all other grade levels

A Brief History



We Listened and Modified Plan Based on Community Feedback

Brookside Redevelopment (K-2)



Facilities Improvement Plan (K-12)



Total Cost = \$63.1
million

Aidability = 33.84%

20 Year Avg Debt =
\$4,500,000 (P&I)

Net Local Share =
\$3,550,000
(PV = 7.1%)

Est. Impact on Tax
Bill = \$354



- Investment of \$65 million that makes improvements in each school
- Provides adequate space for full-day kindergarten in most cost effective manner
- Maximizes aidability
- **Cuts the local tax impact in half**

Planning Process

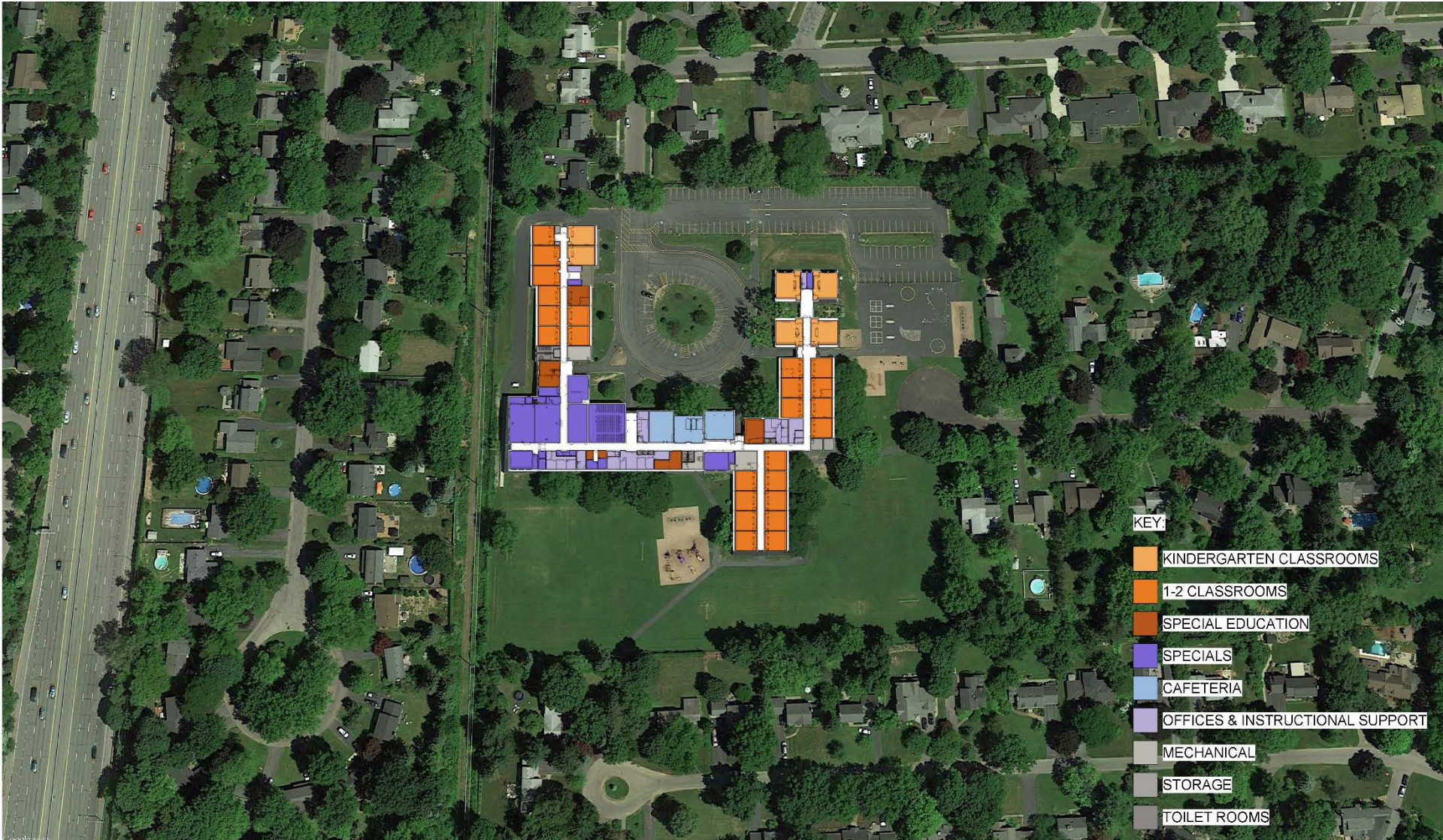
- **Continued community & administrative input**
 - Improvements at each school
 - Cost-effective solution for full-day kindergarten
 - Maximize aidability
 - Reduce estimated tax impact
- **Building Conditions Survey**
- **OACM Planning Team**

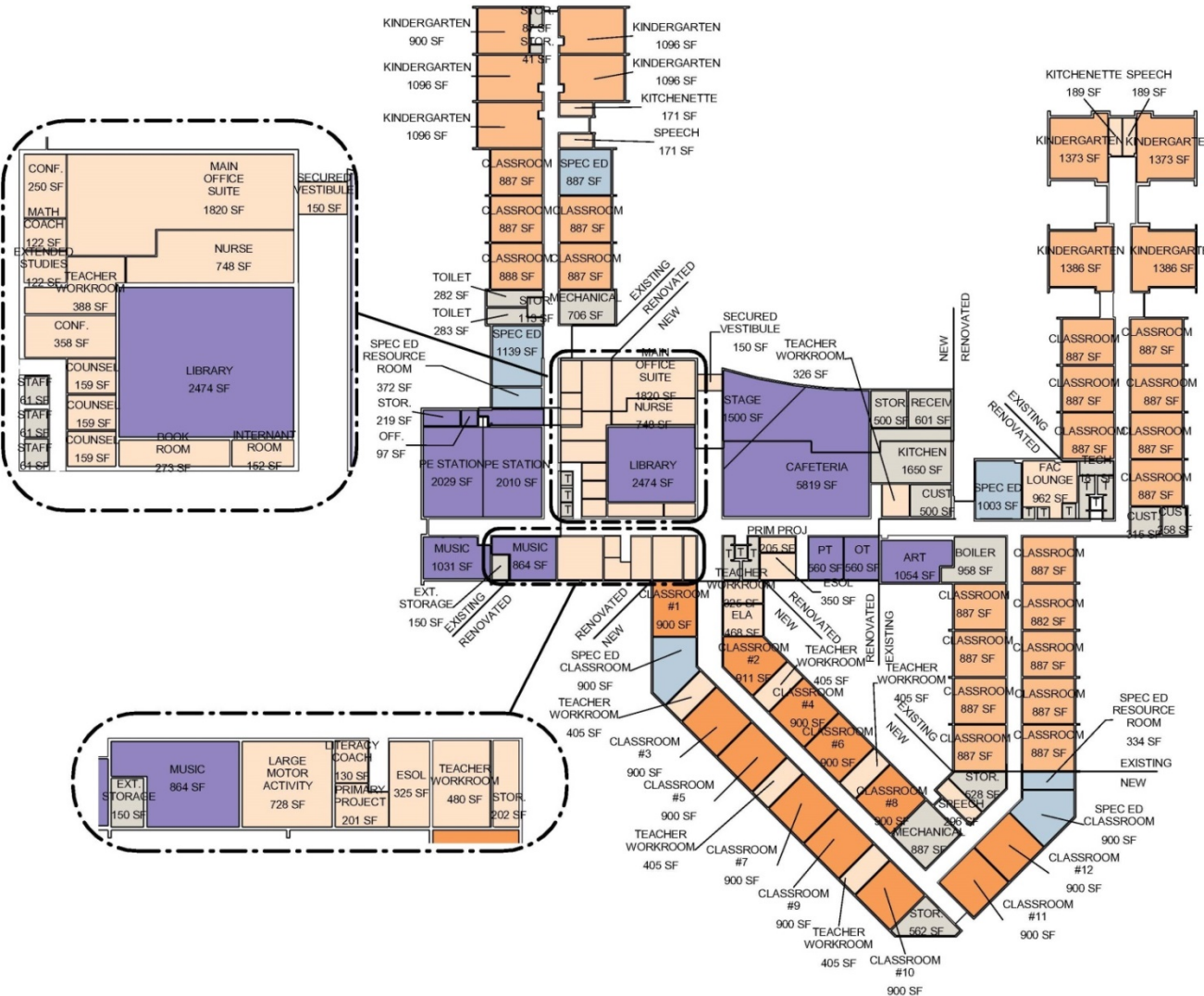


Project Scope: Council Rock Primary School

- *21st Century Learning Environment*
- *Addition containing 12 learning areas*
- *Full-Day Kindergarten*
- Secure single point of entry and main office addition
- Nurse's suite addition
- Adaptive reuse of auditorium into multi-functional space
- Library relocation and expansion
- Additional support services
- Entry lobby off new Cafetorium addition
- Building-wide fire suppression (sprinkler system)
- Mechanical, electrical and plumbing upgrades
- Expanded parking for buses and cars
- Increased parking lot lighting
- ADA building accessibility via new sidewalks and play areas







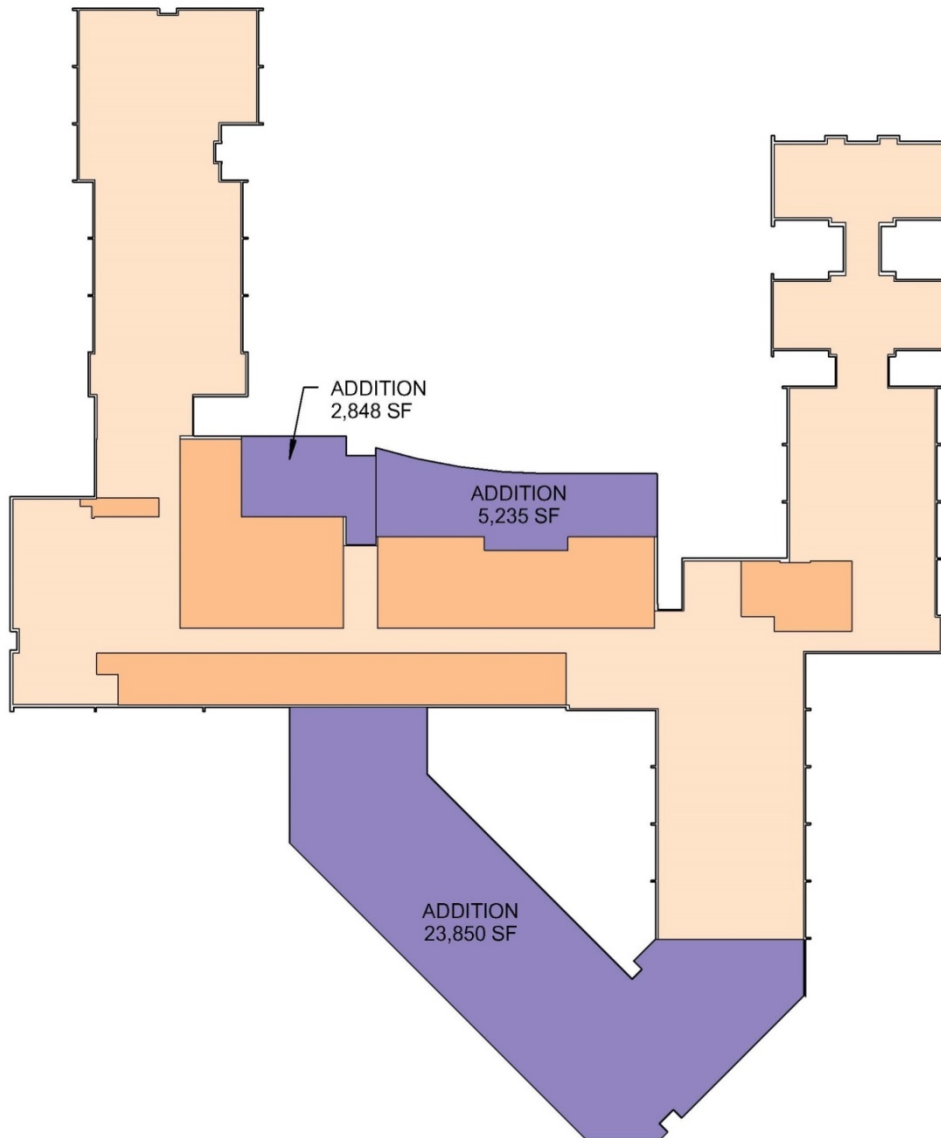
CATEGORIES OF CONSTRUCTION:

LOW LEVEL RENOVATION	59,306 SF
MEDIUM LEVEL RENOVATION	20,453 SF
ADDITION	31,930 SF

KEY:

-  CLASSROOMS
-  CLASSROOMS (ADDITION)
-  INSTRUCTIONAL SUPPORT
-  MECHANICAL/TOILET ROOM
-  SPECIAL EDUCATION CLASSROOMS
-  SPECIALS

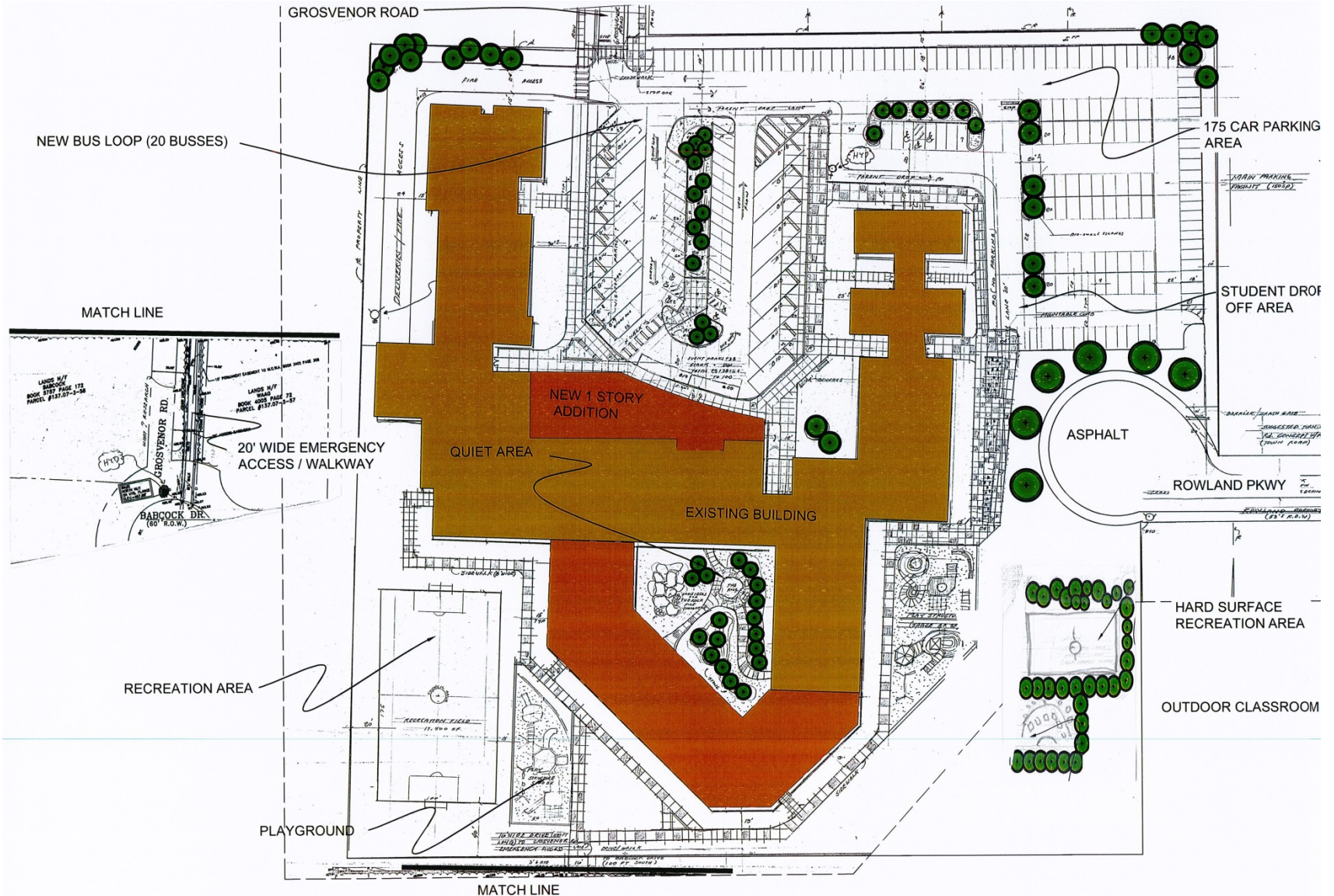




KEY:

EXISTING:	59,306 SF
RENOVATED:	20,453 SF
ADDITION:	31,930 SF





Cafetorium/Secure Main Entry



Project Scope: French Road Elementary School

Modernization:

- Library Media Center renovation
- Cafetorium renovation
- Art/Music Suite renovation

Architectural: New gym floor, roof replacement, interior door hardware

Accessibility: Bathroom & toilet room renovations, classroom sink replacement (ADA)

Electrical: Lighting upgrades, emergency lighting, fire alarm notifications, replace circuit and panel boards

Technology: Replace CAT5 data network cable plant with CAT6A

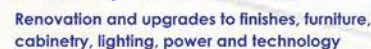
Mechanical: Boiler replacement, cooling tower upgrades, exhaust fans

Site: Bus loop and parking lot asphalt and milling/topping





concept



Mechanical, Electrical, Plumbing and Technology upgrades

Project Scope: Twelve Corners Middle School

Modernization:

- Cafeteria renovation
- Art room renovations & upgrades
- Library renovations
- Music room renovations
- Fitness Suite renovations
- Faculty work room / dining

Architectural: Interior door hardware, bathroom renovations, floor finishes, structural

Accessibility: Locker rooms, toilet rooms, interior door clearances, classroom accommodations.

Electrical: Emergency lighting, fire alarm notifications, PA system, lighting, fiber

Mechanical: Unit vents & HVAC upgrades/repairs

Site: Concrete walkways, athletic field resurfacing, dugout repairs



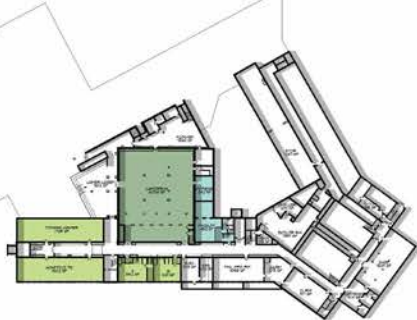
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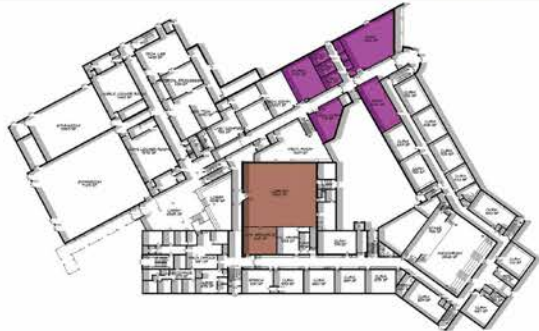
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Legend

- CAFETERIA
- FACULTY
- FITNESS SUITE
- AUDITORIUM
- LIBRARY
- MUSIC
- ART ROOMS



ground floor



first floor



second floor

LOCKER ROOMS

Renovate and upgrade finishes, lockers, lighting and increase ADA accessibility

existing



concept



existing



concept



CAFETERIA

Upgrade finishes, lighting, and provide multiple seating options

BAND ROOMS

Upgrade finishes, provide more storage and improve sound isolation for practice rooms

existing



concept



existing



concept



LIBRARY / MEDIA

Renovate and upgrade finishes, lighting, provide flexible furniture for collaboration and use of technology

ART ROOMS

Upgrade finishes, lighting provide new cabinetry and additional storage

existing



concept



BCS BUILDING SURVEY CONDITION ITEMS

Site Work

Concrete Walkways

Athletic Field Resurfacing

Dugout Repairs

ADA Accessibility Improvements

Locker Rooms

Toilet Rooms

Door Hardware and Clearances

Mechanical, Electrical, Plumbing, and Technology Upgrades

Project Scope: Brighton High School

Modernization:

- Art room renovations & upgrades
- Auditorium renovations
- Library renovations
- Science room renovations
- Solar project (Rotary sponsored)

Architectural: Pool bleachers, interior doors, floor finishes, structural

Accessibility: Locker rooms, toilet rooms, classroom accommodations, interior door hardware

Electrical: Emergency lighting, circuit panel boards, feeders, clock system

Technology: Data cabling, fiber backbone

Mechanical: Heat pumps, air handlers, exhaust fans, piping and shutoff valve replacement

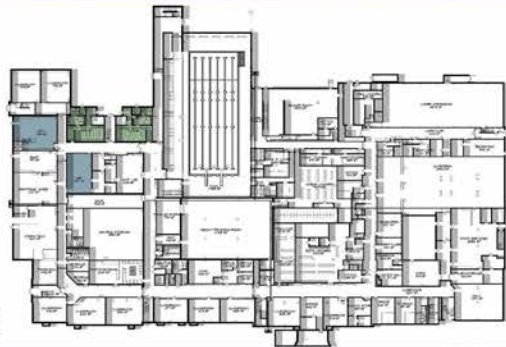
Site: Replace turf field, resurface track, tennis court resurfacing, fencing



brighton facilities improvement plan

Legend

- ART ROOMS
- AUDITORIUM
- MUSIC ROOMS
- SCIENCE ROOMS
- LOCKER ROOMS



ground floor



first floor



second floor

LOCKER ROOMS

Renovations and upgrades to finishes and lockers
Improved ADA accessibility

existing



concept



ART ROOMS

Renovations and upgrades to finishes, cabinetry, furniture, storage, and lighting

existing



concept



AUDITORIUM

Renovations and upgrades to seating, lighting, rigging, sound acoustics and ADA accessibility

existing



concept



MUSIC ROOMS

Renovations and upgrades to finishes, cabinetry, storage and sound proofing in practice rooms

SCIENCE ROOMS

Renovations and upgrades to finishes, cabinetry, furniture, technology, and lighting

existing



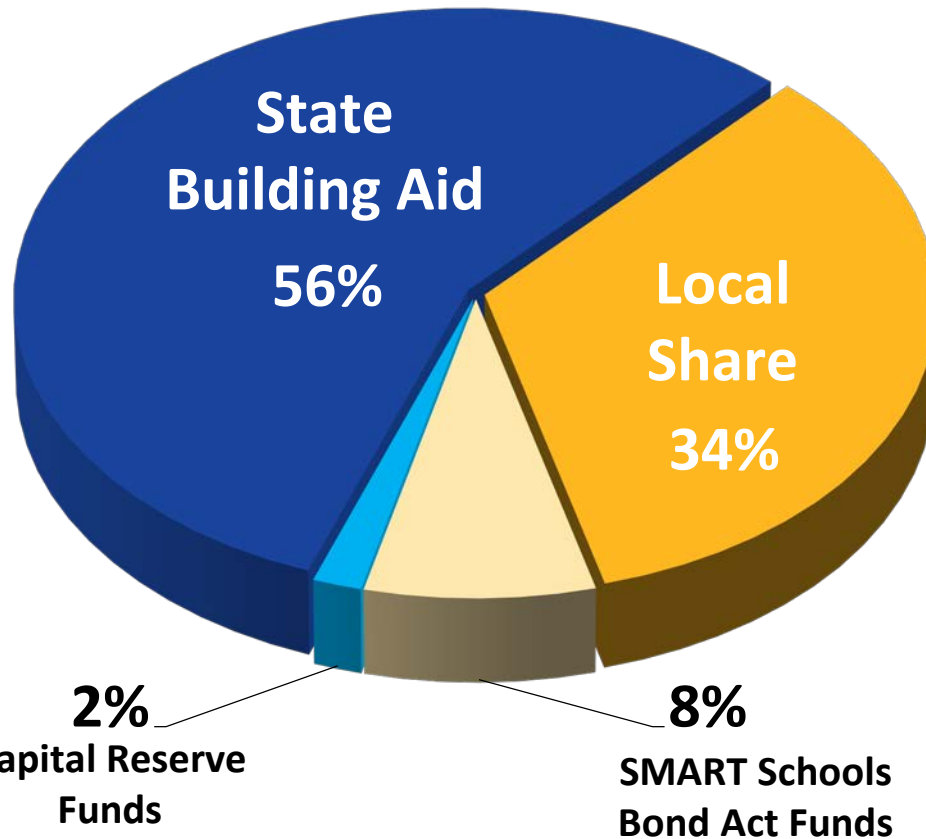
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BCS BUILDING CONDITION SURVEY ITEMS

- Athletic Fields
- Turf Field Replacement
- Resurface Track
- Site Fencing
- ADA Accessibility improvements
- Door Hardware
- Toilet Rooms
- Locker Rooms
- Mechanical, Electrical and Plumbing System upgrades

Project Financing

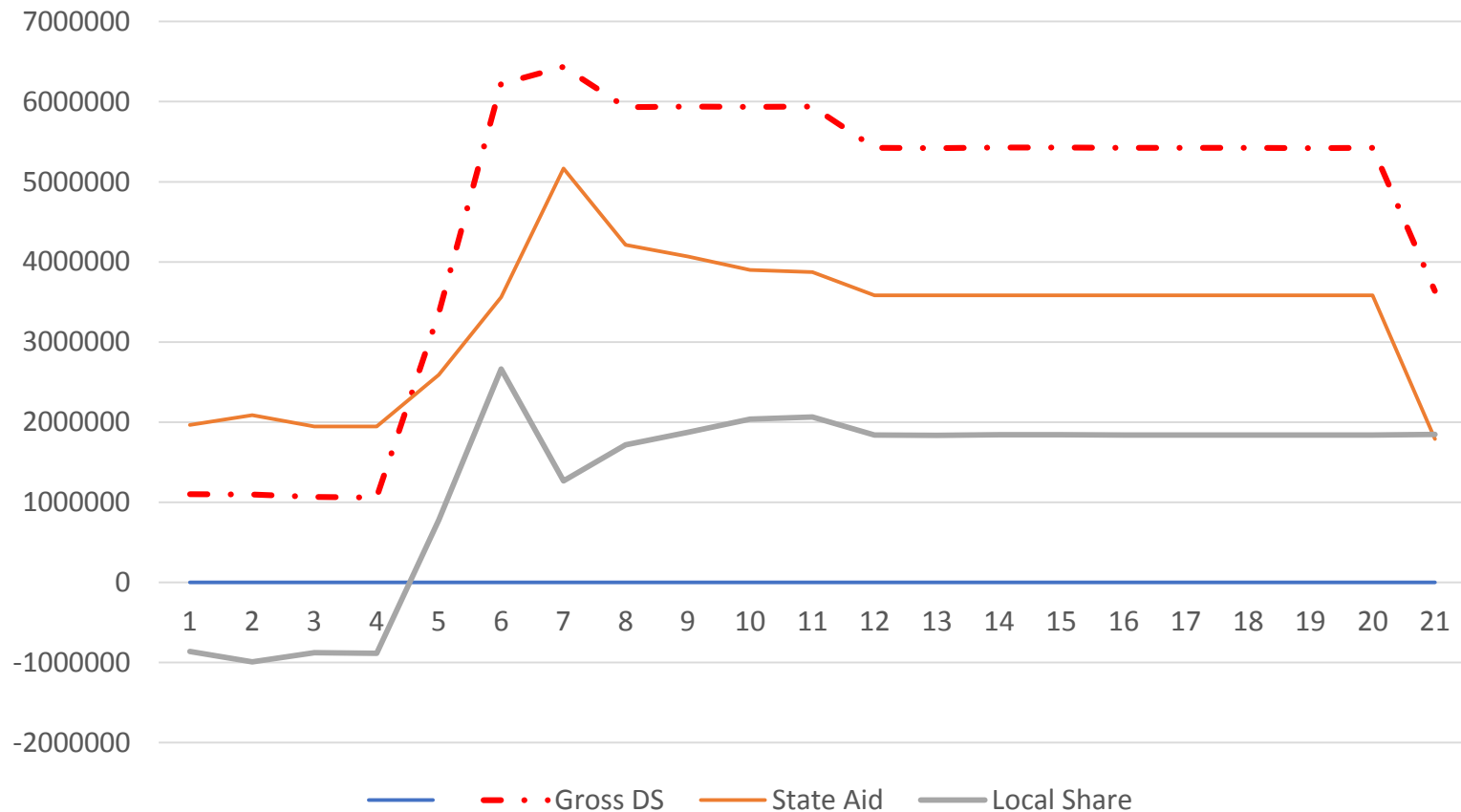


Average Tax Rate Impact per Household	
Project Referendum Amount	\$64,996,500
Average Annual Tax Impact (before exemptions)	\$144

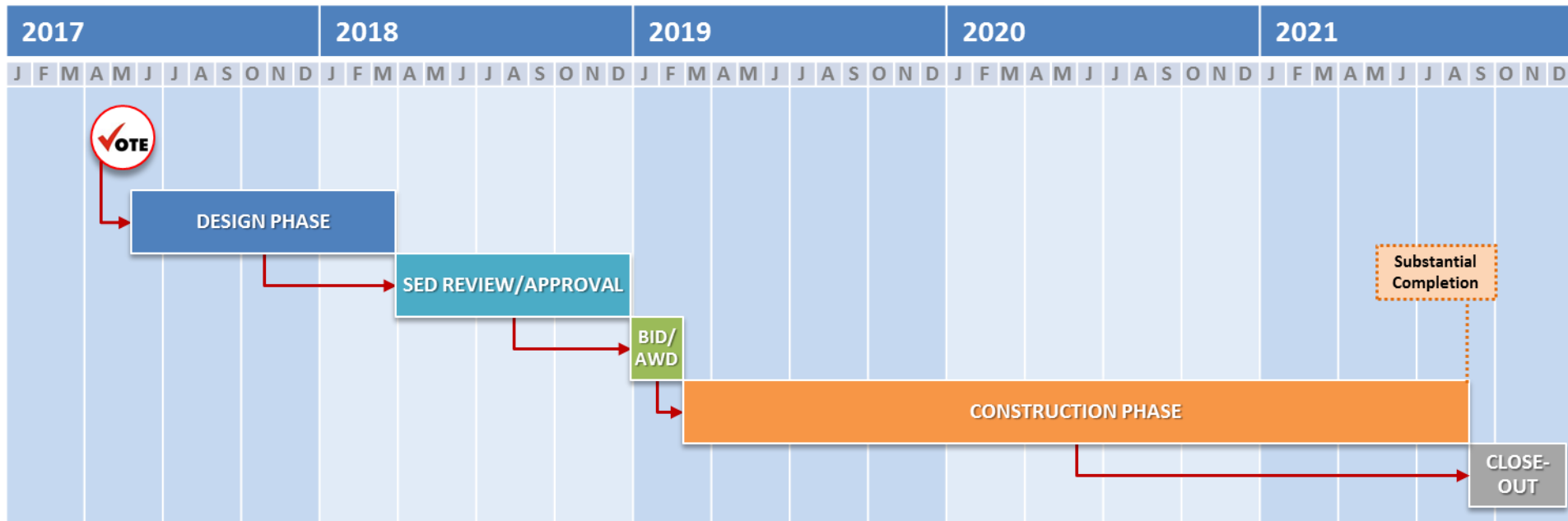
The estimated tax impact is based on a home assessed at \$200,000 and excludes any exemptions, including STAR savings.

Debt Service Illustration

Impact of Capital Costs on Local Levy



Preliminary Project Schedule



Voter Information

Public Information Sources

- Lobby boards
- Fact sheet
- Newsletter

Community Presentations

- April 11, 7pm
- April 24, 6pm (Open House)
- April 25, 7pm

Public Vote: May 16, 2017





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