



# CHELMSFORD PUBLIC SCHOOLS

*Comprehensive Facilities Assessment*



Feb 2, 2017



Meeting Objective



MSBA Process



Community Values Discussion



Master Plan Objectives & Options



Choosing an SOI Priority Project



Advantages & Disadvantages Exercise



## Meeting Objective

*Identify a priority project type for a MSBA Statement of Interest.*



 Meeting Objective

 **MSBA Process**

 Community Values Discussion

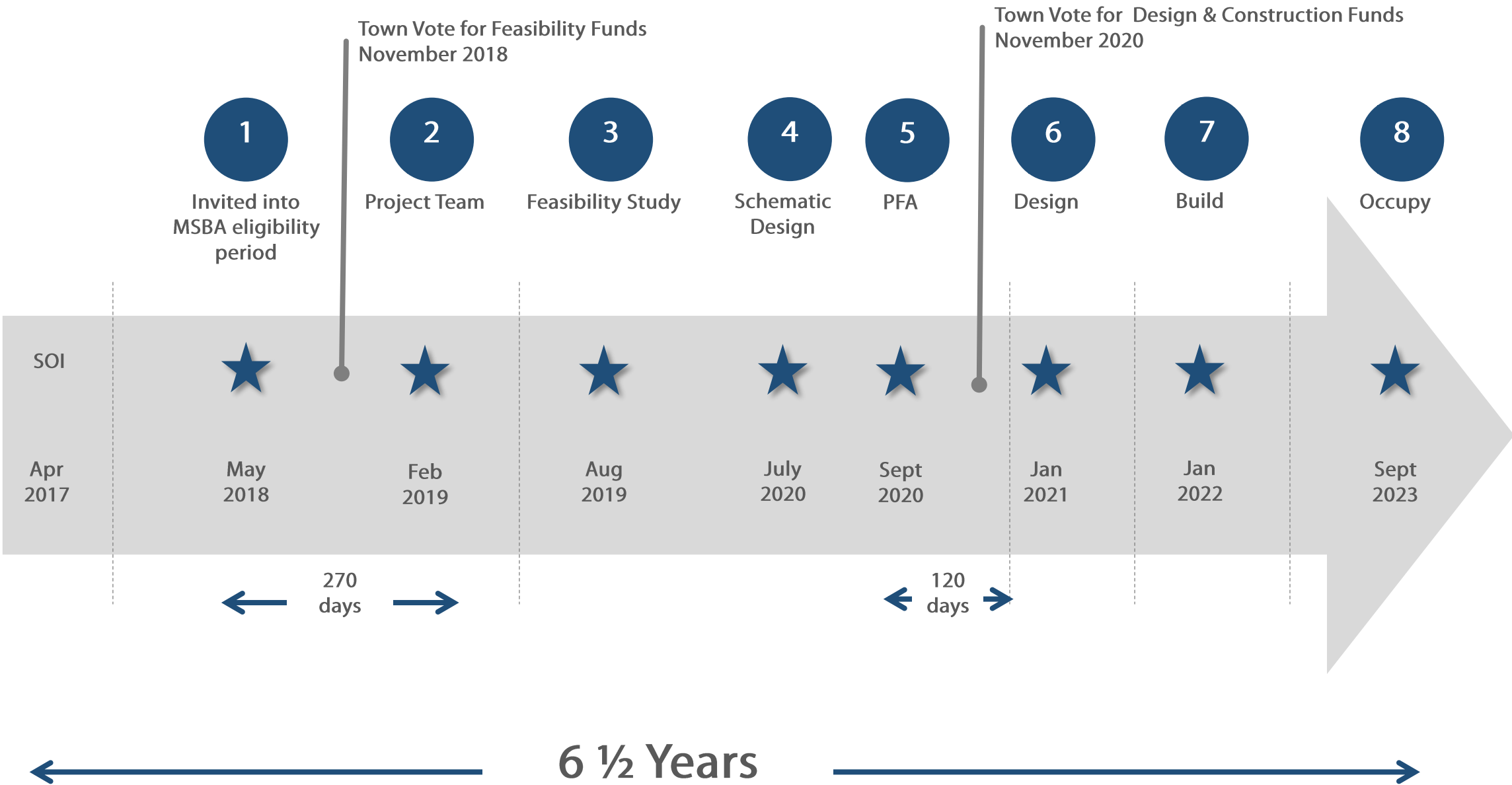
 Master Plan Objectives & Options

 Choosing an SOI Priority Project

 Advantages & Disadvantages Exercise







# Questions?





Meeting Objective



MSBA Process



**Community Values Discussion**



Master Plan Objectives & Options



Choosing an SOI Priority Project



Advantages & Disadvantages Exercise



Place your dot on the project type you would prefer instinctually for a SOI:

- **Early Childhood Center**
- **Elementary School**
- **Middle School**
- **High School**

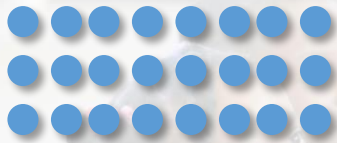


## EARLY CHILDHOOD CENTER (D, J5)

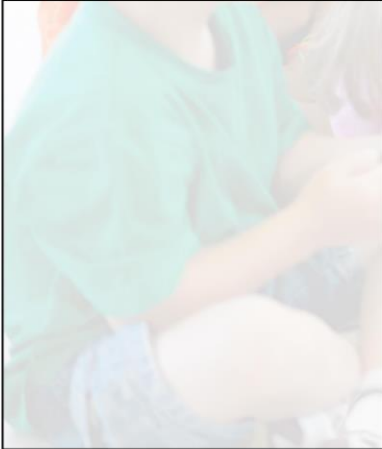
Advantages

Disadvantages

Straw Poll: 1




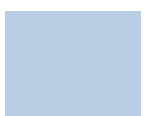




Straw Poll: 2



# why?



-  Meeting Objective
-  MSBA Process
-  Community Values Discussion
-  **Master Plan Objectives & Options**
-  Choosing an SOI Priority Project
-  Advantages & Disadvantages Exercise



# Master Plan Options Objectives

- Address Missing and Inappropriate Spaces
  - Special Education
  - Middle School Science Labs
- Accommodate Full-day Kindergarten
- Co-locate Pre-K with an Elementary School
- Eliminate Overcrowding Conditions
- Eliminate Need for Temporary Construction
- Address Physical Building Conditions



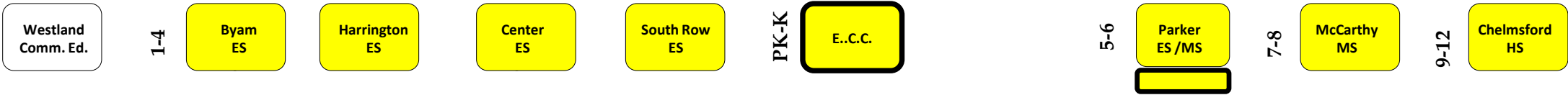


# Master Plan Options

## A STATUS QUO



## D NEW EARLY CHILDHOOD CENTER



## E NEW 3-5 UPPER ELEMENTARY SCHOOL



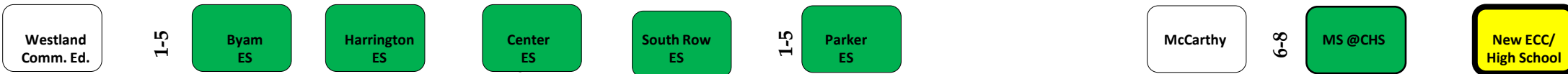
## H NEW 6-8 MIDDLE SCHOOL



## I2 NEW 7-8 MIDDLE SCHOOL



## J5 NEW PK-K/ HIGH SCHOOL



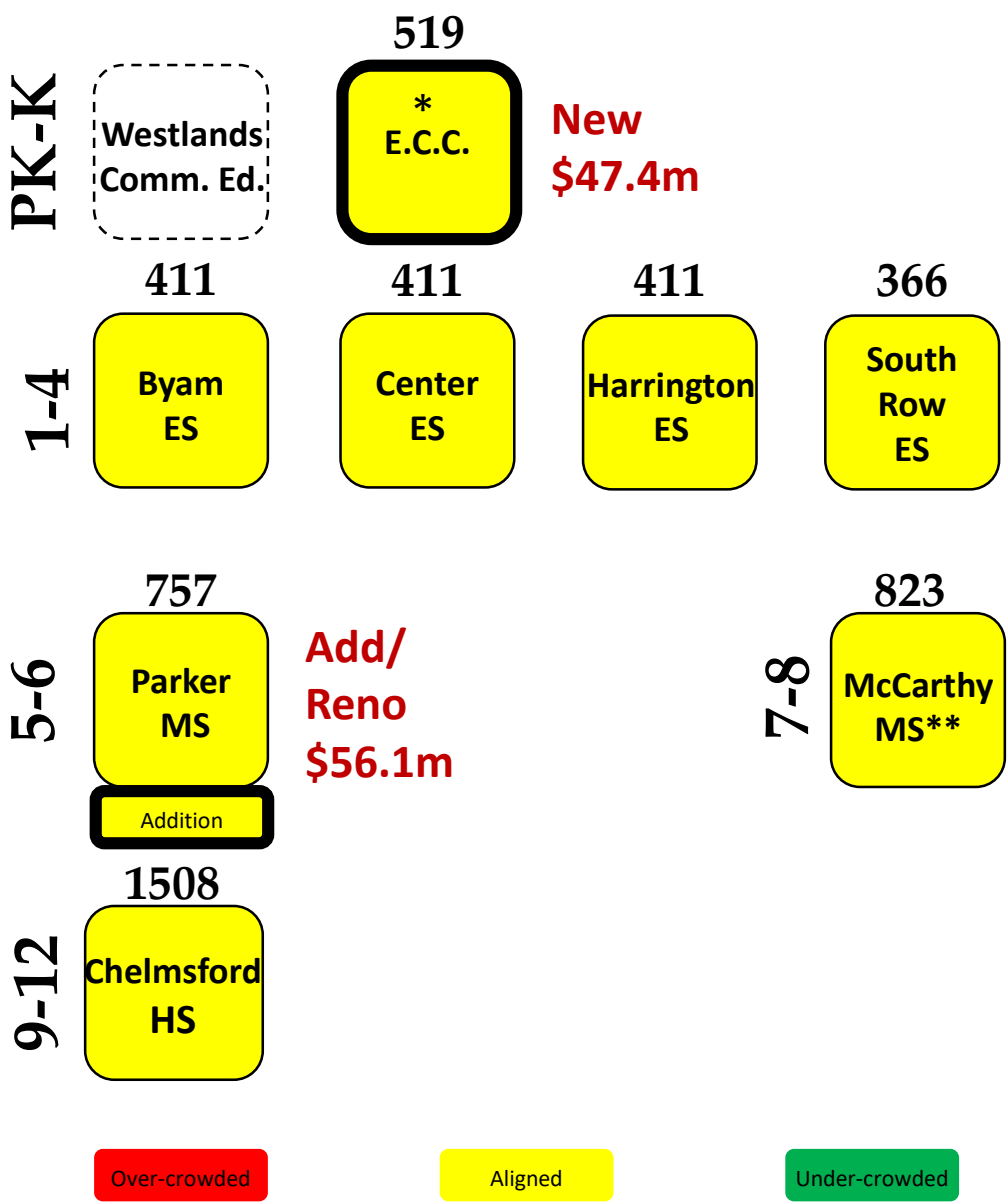
Over-crowded

Aligned

Under-crowded

New Construction

# New Early Childhood Center – Option D



Option D builds a new early childhood center for PK and full-day kindergarten students. Westlands discontinues as a PK center and would be used for Community Ed. Byam, Center, Harrington, and South Row become grades 1-4 elementary schools. The Parker MS becomes a 5-6 middle school to serve all 5-6 students in the District and would require an addition and full school renovation. The McCarthy reconfigures to serve grades 7-8. The high school would remain.

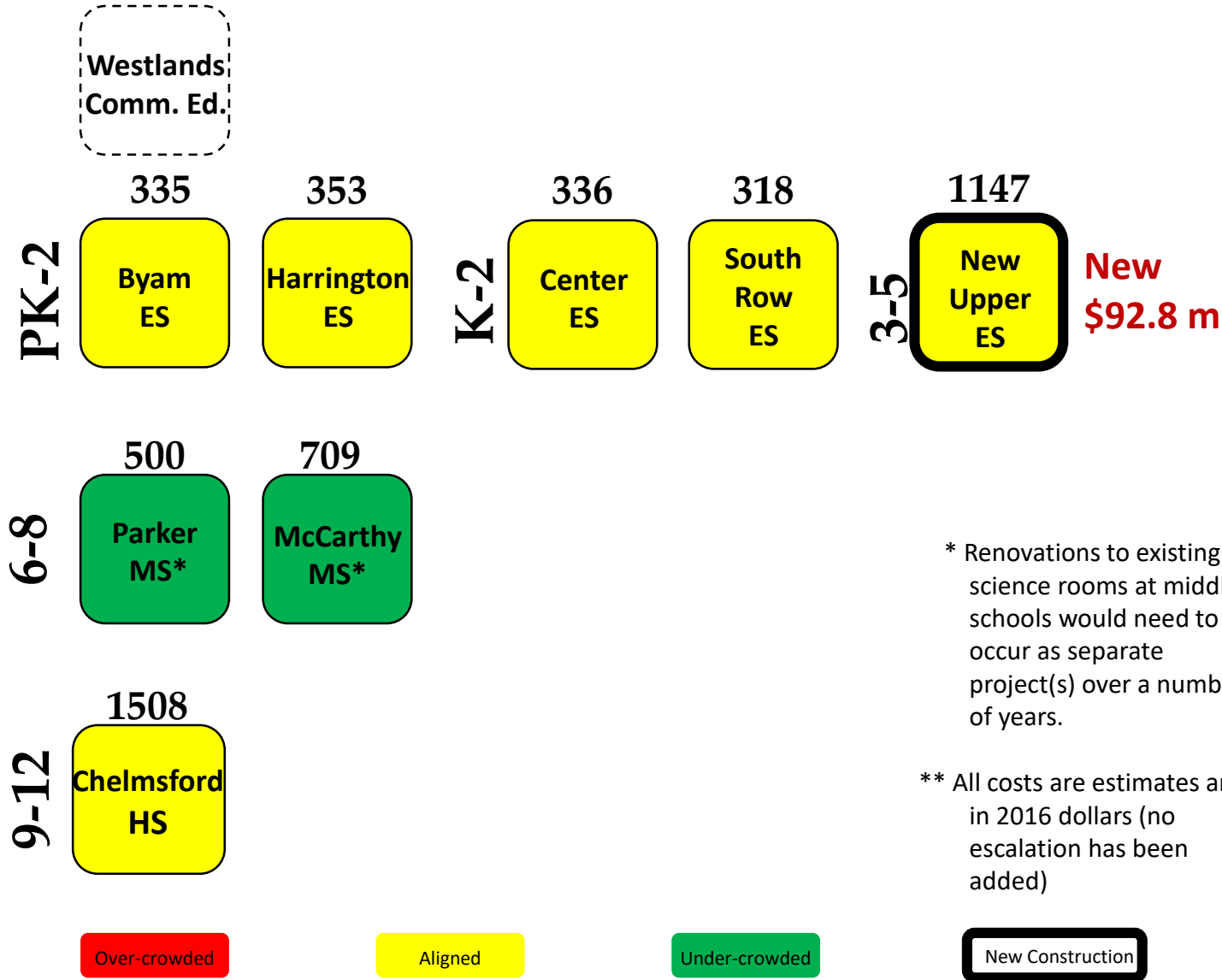
- | Objectives Met  |
|---|
| ✓ Full Day K  |
| ✓ Co-located Pre-K  |
| ✓ Right-sized facilities for: <ul style="list-style-type: none"><li>✓ Elementary schools</li><li>✓ Middle Schools</li><li>✓ High School</li></ul>   |
| ✓ Addresses inadequate program space <ul style="list-style-type: none"><li>✓ Special education space</li><li>✓ Space for specials</li><li><input type="checkbox"/> MS science rooms</li></ul> |
| ✓ Removes temporary construction at schools   |
| ✓ Addresses physical building conditions  |

\* Location of new construction yet to be determined.

\*\* Renovations to existing science rooms at McCarthy would need to occur as separate project(s) over a number of years.

\*\*\* All costs are estimates and in 2016 dollars (no escalation has been added)

# New Upper Elementary School – Option E

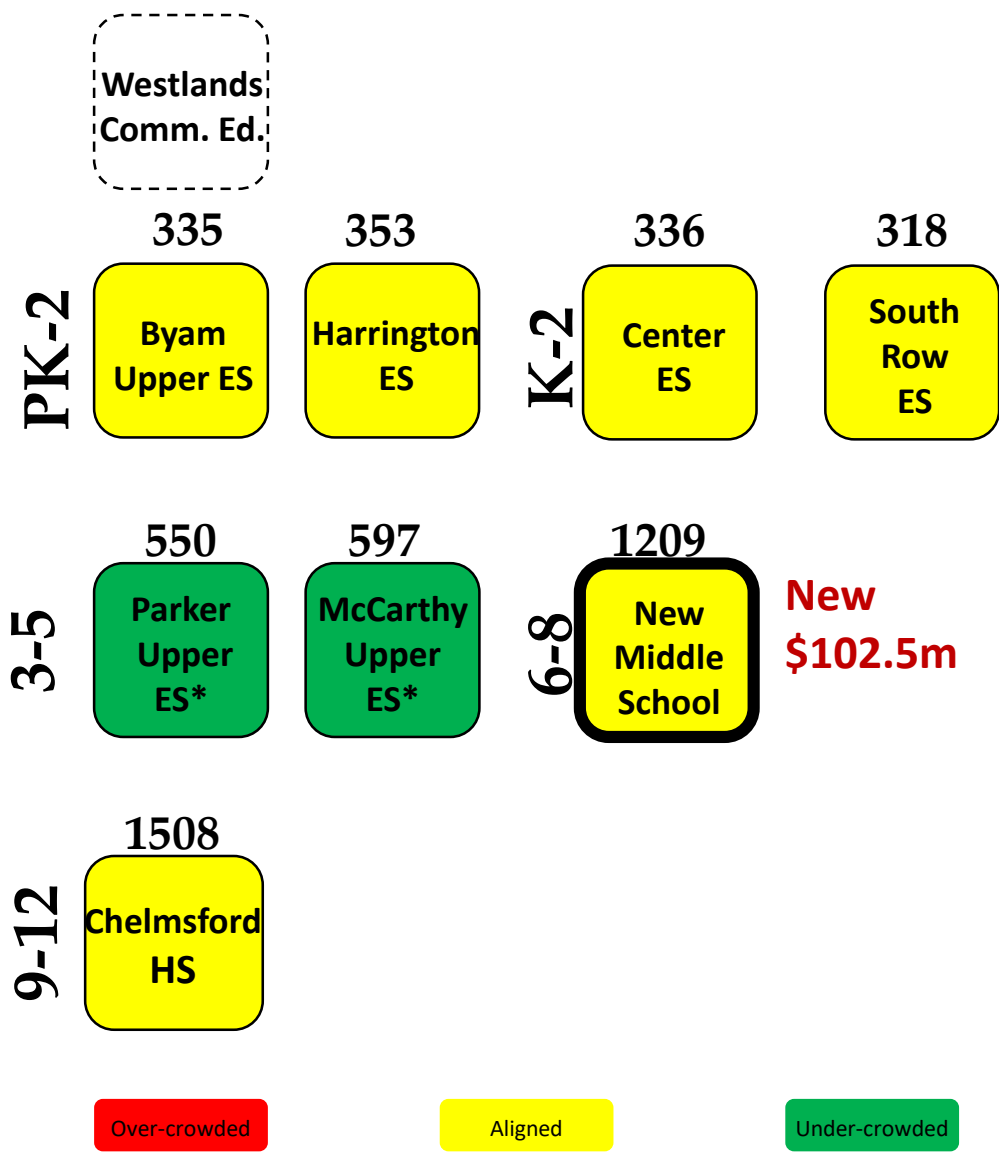


Option E builds a new upper elementary school for all grade 3-5 students in the District. Westlands discontinues as a PK center and would be used for Community Ed. Byam and Harrington reconfigure to become PK-2 elementary schools and Center and South Row become K-2 elementary schools. The Parker and McCarthy Middle Schools reconfigure to serve grades 6-8. Chelmsford High School would remain.

## Objectives Met

- ✓ Full Day K
- ✓ Co-located Pre-K
- ✓ Right-sized facilities for:
  - ✓ Elementary schools
  - ❑ Middle Schools
  - ✓ High School
- ✓ Addresses inadequate program space
  - ✓ Special education space
  - ✓ Space for specials
  - ❑ MS science rooms
- ✓ Removes temporary construction at schools
- ✓ Addresses physical building conditions

# New Middle School – Option H



New  
\$102.5m

\* Renovations should be considered for both Parker & McCarthy School

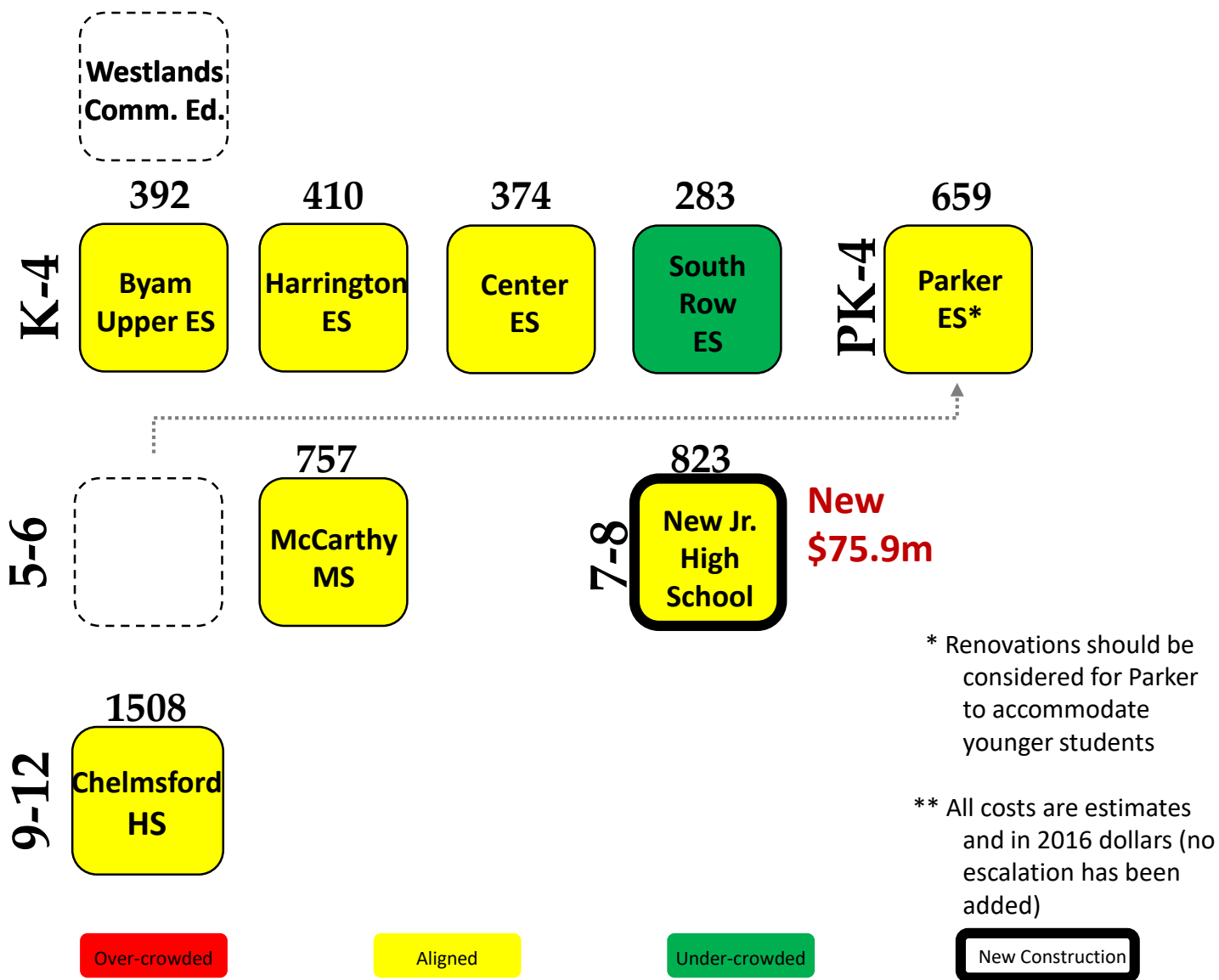
\*\* All costs are estimates and in 2016 dollars (no escalation has been added)

Option H builds a new 6-8 middle school and reconfigures grades at the elementary level. Westlands discontinues as PK and would serve community ed. Byam and Harrington become PK-2 elementary schools and Center and South Row become K-2 elementary schools. Both Parker and McCarthy become 3-5 upper-elementary schools. The District builds a new middle school to serve grades 6-8. Chelmsford High School remains.

## Objectives Met

- ✓ Full Day K
- ✓ Co-located Pre-K
- ✓ Right-sized facilities for:
  - ☐ Elementary schools
  - ✓ Middle Schools
  - ✓ High School
- ✓ Addresses inadequate program space
  - ✓ Special education space
  - ✓ Space for specials
  - ✓ MS science rooms
- ✓ Removes temporary construction at schools
- ✓ Addresses physical building conditions

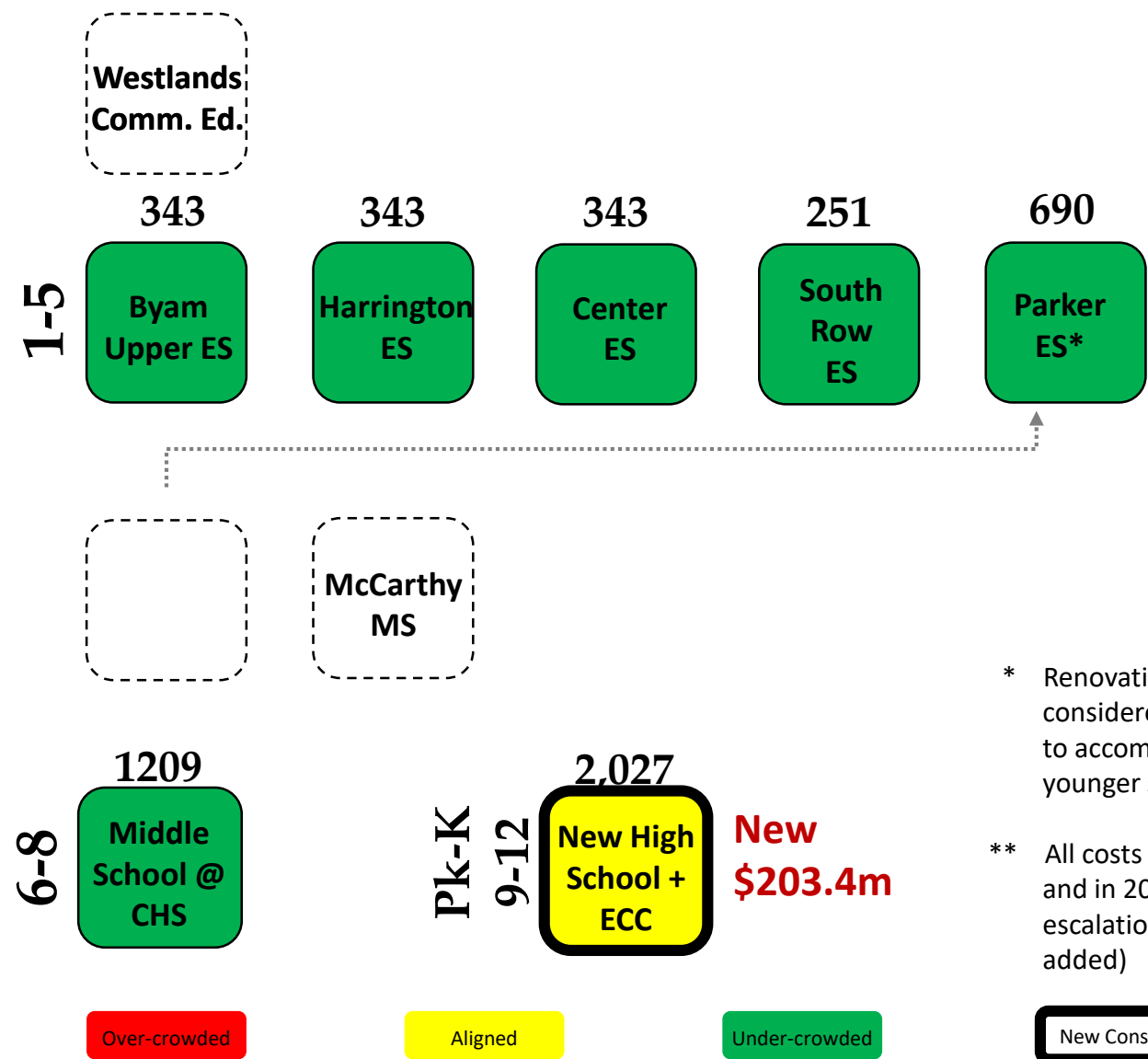
# New Jr. High School – Option 12



Option I builds a new Jr. high school and reconfigures grades at the elementary level. Westlands is discontinued as an educational facility. Byam, Harrington, Center, and South Row become K-4 elementary schools. Parker becomes a PK-4 elementary school. McCarthy becomes an 5-6 upper-elementary school. The District builds a new Jr. high school to serve grades 7-8. Chelmsford High School remains.

- | Objectives Met   |
|--|
| ✓ Full Day K   |
| ✓ Co-located Pre-K   |
| ✓ Right-sized facilities for: <ul style="list-style-type: none"><li>❑ Elementary schools</li><li>✓ Middle Schools</li><li>✓ High School</li></ul>                      |
| ✓ Addresses inadequate program space <ul style="list-style-type: none"><li>✓ Special education space</li><li>✓ Space for specials</li><li>✓ MS science rooms</li></ul> |
| ✓ Removes temporary construction at schools  |
| ✓ Addresses physical building conditions   |

# New High School – Option J5



Option J5 builds a new high school and early childhood center under one roof. The high school becomes a 6-8 middle school. Parker becomes a 1-5 elementary school and Byam, Harrington, Center, and South Row reconfigure to be 1-5 elementary schools. Both Westlands and McCarthy are discontinued as school buildings.

## Objectives Met

- ✓ Full Day K
- ✓ Co-located Pre-K
- ✓ Right-sized facilities for:
  - ❑ Elementary schools
  - ❑ Middle Schools
  - ✓ High School
- ✓ Addresses inadequate program space
  - ✓ Special education space
  - ✓ Space for specials
  - ✓ MS science rooms
- ✓ Removes temporary construction at schools
- ✓ Addresses physical building conditions

# Options Development

- All costs are total project costs.
- All costs are in 2016 dollars and do NOT include any escalation.
- All costs are representative of the major projects only and do NOT include any CIP costs that may be necessary over and above the major project costs.

OPTION	Major Project #1	Major Project #2	Total
OPTION D - NEW ECC + ADD/ RENO @ PARKER	\$47.4 M	\$56.1 M	\$103.5 M
OPTION E - NEW 3-5 SCHOOL	\$92.8 M		\$92.8 M
OPTION H - NEW 6-8 SCHOOL	\$102.5 M		\$102.5 M
OPTION I2 - NEW 7-8 SCHOOL	\$75.9 M		\$75.9 M
OPTION J5 - NEW HS + ECC	\$203.4 M		\$203.4 M



# Master Plan Options

## A STATUS QUO



## D NEW EARLY CHILDHOOD CENTER



## E NEW 3-5 UPPER ELEMENTARY SCHOOL



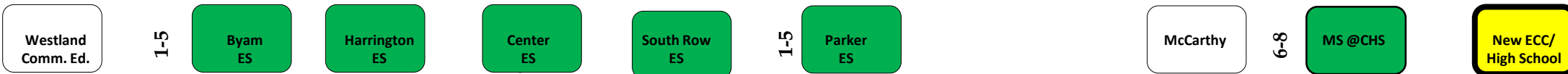
## H NEW 6-8 MIDDLE SCHOOL



## I2 NEW 7-8 MIDDLE SCHOOL



## J5 NEW PK-K/ HIGH SCHOOL



Over-crowded

Aligned

Under-crowded

New Construction





Meeting Objective



MSBA Process



Community Values Discussion



Master Plan Options & Objectives



**Choosing an SOI Priority Project**



Advantages & Disadvantages Exercise



## SOI Priority Options:

- **Early Childhood Center**
- **Elementary School**
- **Middle School**
- **High School**



# SOI Priority Options:

SOI Priority

Master Plan Options

Early  
Childhood  
Center

**D**  
E.C.C.

or

**J5**  
ECC/ HS

Elementary  
School

**E**  
Upper ES

Middle  
School

**H**  
Middle

or

**I2**  
Jr. High

High  
School

**J5**  
ECC/ HS

-  Meeting Objective
-  MSBA Process
-  Community Values Discussion
-  Master Plan Options & Objectives
-  Choosing an SOI Priority Project
-  **Advantages & Disadvantages Exercise**



# SOI Priority Project Options:

Describe & record the advantages/ disadvantages of choosing the given grade grouping as a priority project for a statement of interest.

Early  
Childhood  
Center

Elementary  
School

Middle  
School

High  
School

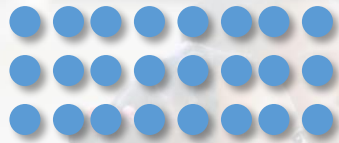


**EARLY CHILDHOOD  
CENTER (D, J5)**

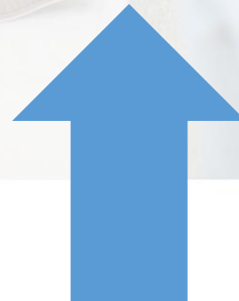
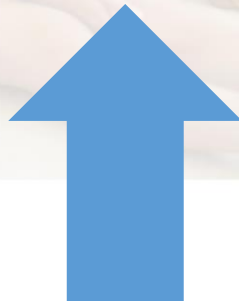
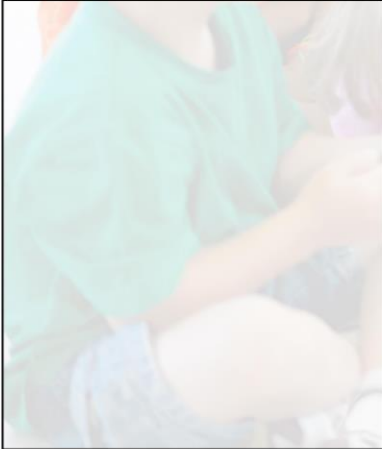
Advantages

Disadvantages

Straw Poll: 1



Straw Poll: 2



SOI Priority Options:

# Reporting Out



Place your dot on the project type you would prefer instinctually for a SOI:

- **Early Childhood Center**
- **Elementary School**
- **Middle School**
- **High School**



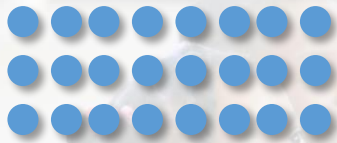


## EARLY CHILDHOOD CENTER (D, J5)

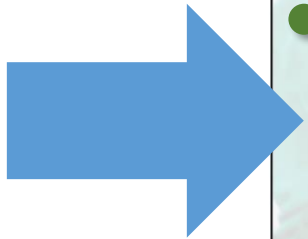
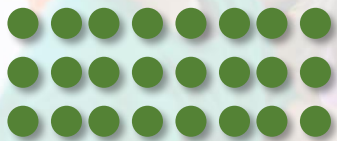
Advantages

Disadvantages

Straw Poll: 1



Straw Poll: 2



# Key Takeaways



# Schedule

- February 7, 2017 : School Committee
- February 16, 2017: Public Presentations
- February 28, 2017: School Committee



Thank you



# EARLY CHILDHOOD CENTER

## OPTIONS (D, J5)

### Advantages

### Disadvantages

Straw Poll: 1



1 NO PROJECT VOTE

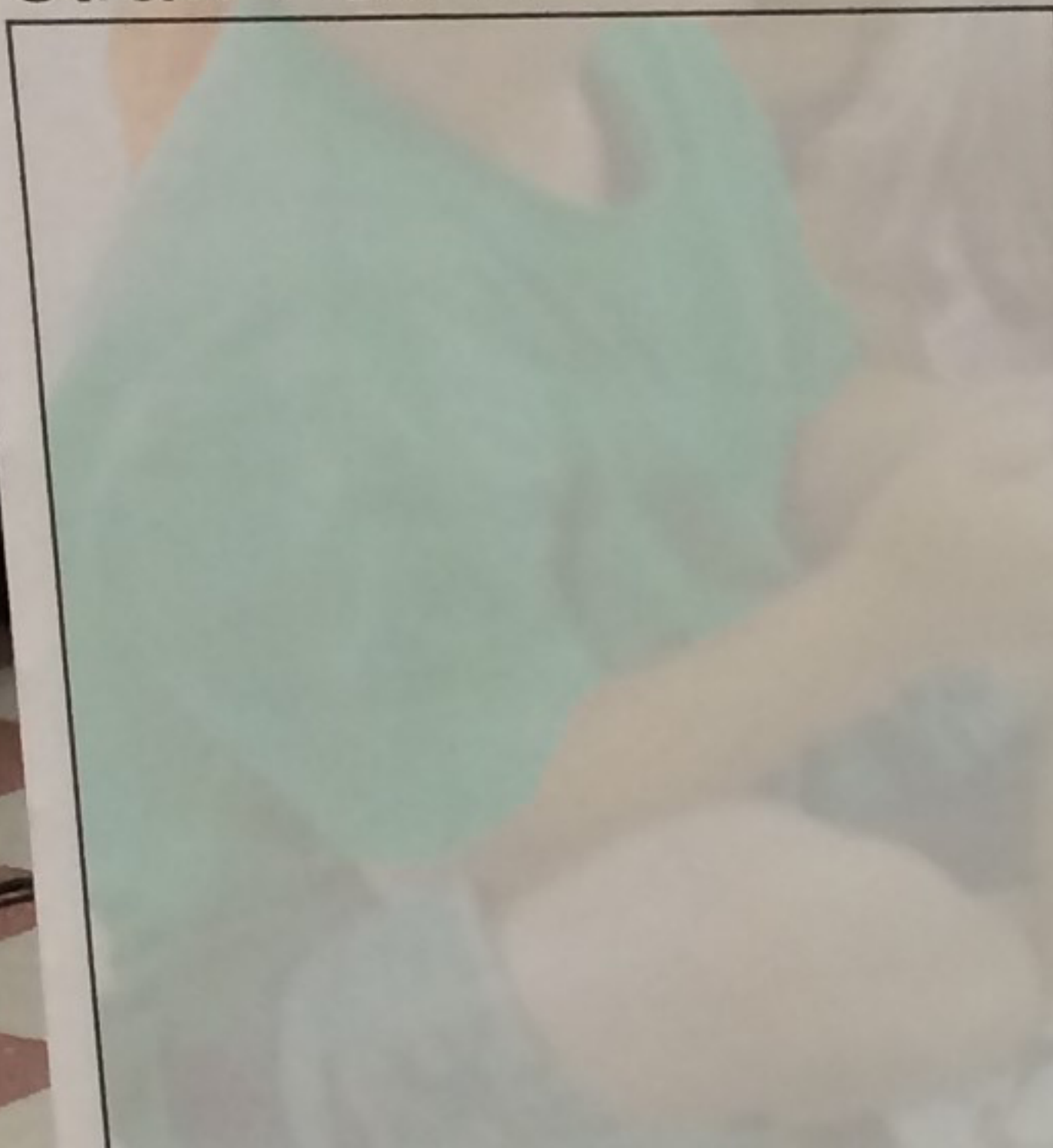
✓✓ Classrooms designed for that age group

✓ SIMILAR CURRICULUM NEEDS... BUILDING OFF OF PREK FOR K

Not at neighborhood school ✓✓✓  
Transportation costs? ✓✓

- D - looking for 2 votes for #
- K children not with older siblings or peer models ✓

Straw Poll: 2



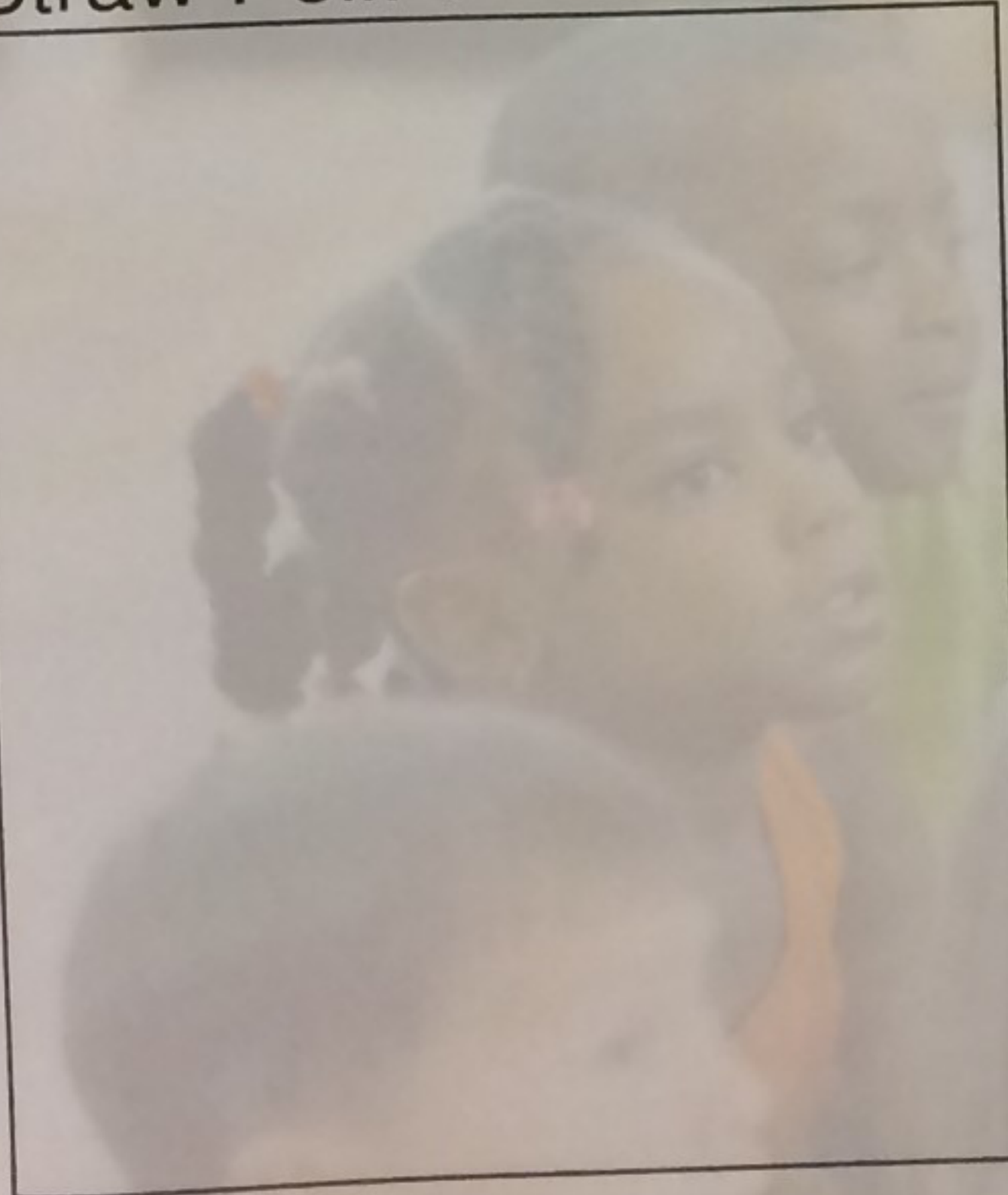


# EARLY CHILDHOOD CENTER OPTIONS (D, J5)

## Advantages

## Disadvantages

Straw Poll: 1



- handicap accessible
- PreK would not be by itself

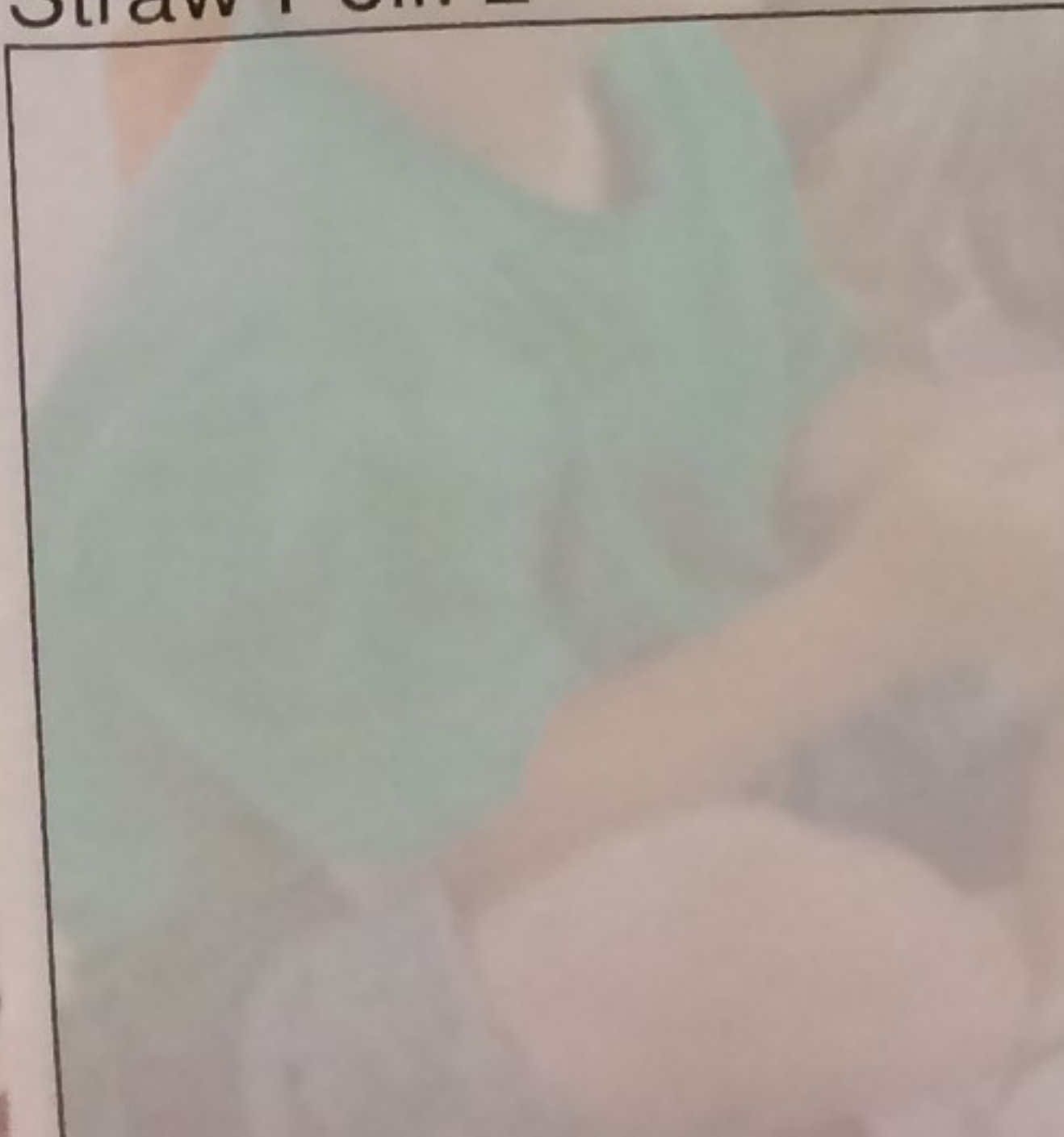
J5- LEVERAGES EXIST. HS  
TO BENEFIT M.S. AGES WHILE  
BENEFITING H.S. AGES SIGNIFICANTLY  
+ Long-term (

J5- ↑ PROPERTY VALUES

- K IS NOT IN neighborhood school ✓
- more transitions
- Doesn't address needs for vast majority of students in town

? IS COMBINING ECC @ HS  
AWKWARD / UNDESIRABLE TO  
EDUCATORS?

Straw Poll: 2





# ELEMENTARY SCHOOL OPTION (E)

## Advantages

## Disadvantages

Straw Poll: 1

• K w/ neighborhood schools ✓✓

- All Kids together for two years only <sup>Gr3-5</sup> ✓  
to be separated for two years (6-8) ✓

- Size of school population

- ~~Not equitable~~
- Does not address science labs.

Straw Poll: 2





# ELEMENTARY SCHOOL OPTION (E)

## Advantages

## Disadvantages

Straw Poll: 1

Eliminates the modulars

Would allow for experimentation in learning  
with the younger students

Cheaper

K is in neighborhood School

- Doesn't maximize ability to fix space constraints across all grades
- Lower property value impact for all home owners in town
- Only 1 neighborhood of kids will get to utilize the space

~~TIME TO ACCOMPLISH COMPLETE SOLUTION IS LONGER (2-STAGE)~~

POTENTIAL LONGER BUS RIDES ✓

NOT A GOOD ENOUGH COST-BENEFIT RATIO

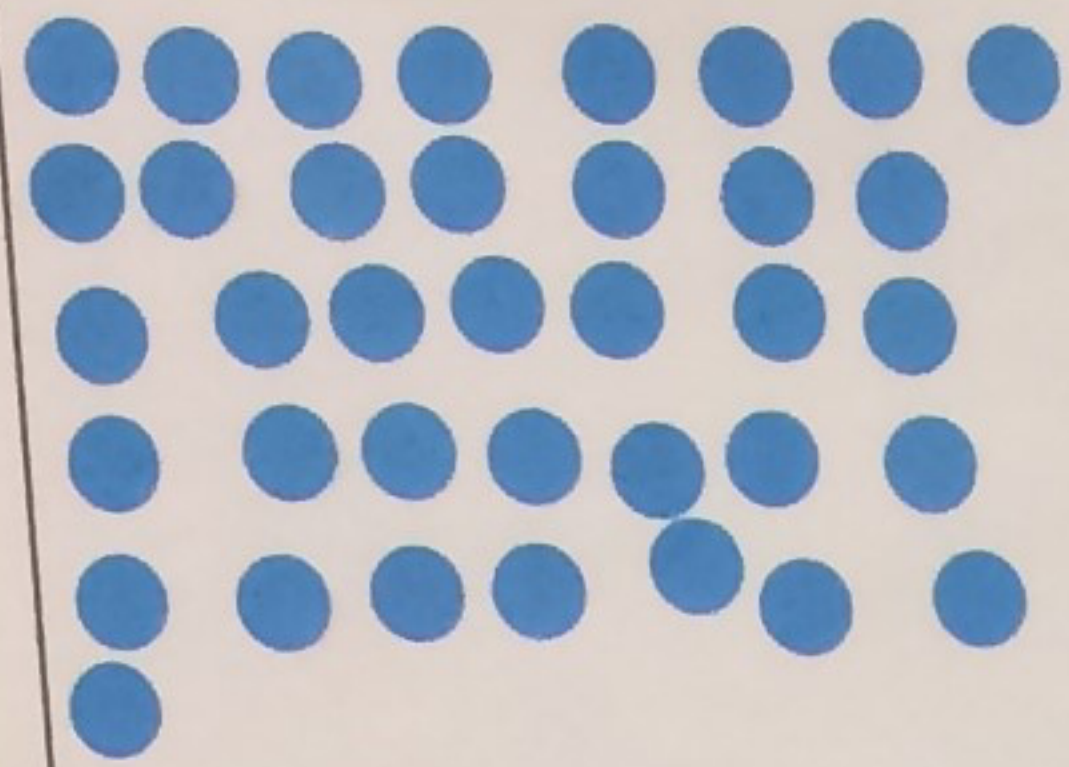
Huge 3-5 population

Straw Poll: 2



# High School OPTION (J5)

Straw Poll: 1



## Advantages

Selling point for town  
(improves town quality)

- PROVIDES Up-to-DATE RESOURCES ✓  
TO STUDENTS
- ADDS <sup>NEW</sup> VARIOUS AMENITIES THAT CAN  
BENEFIT THE TOWN ✓
- Helps largest # of students ✓
- TO PROVIDE THE H.S. STUDENTS TO  
WORK/INTERACT W THE PRE-K STUDENTS  
THROUGH THE EXPLORING EARLY CHILDHOOD  
COURSES AT CHS. (THIS IS CURRENTLY  
GOING ON AT CHS.)
- ✓ - Teachers will not have to share classrooms
- ✓ - Equity ALL students are able to access  
new facility
- ✓ • Space issues are addressed
- Science labs at MS are addressed
- ✓ • Home values rise.
- ✓ • Addresses Education trends
- CURRENT High School ✓  
IS POORLY DESIGNED)
- ✓ • Fewer transitions across schools
- Nearby towns getting new HS

## Disadvantages

- Closing McCarthy!?!?
- Lots of \$ ✓✓

The ONLY BLDG  
that doesn't need  
MORE SPACE!

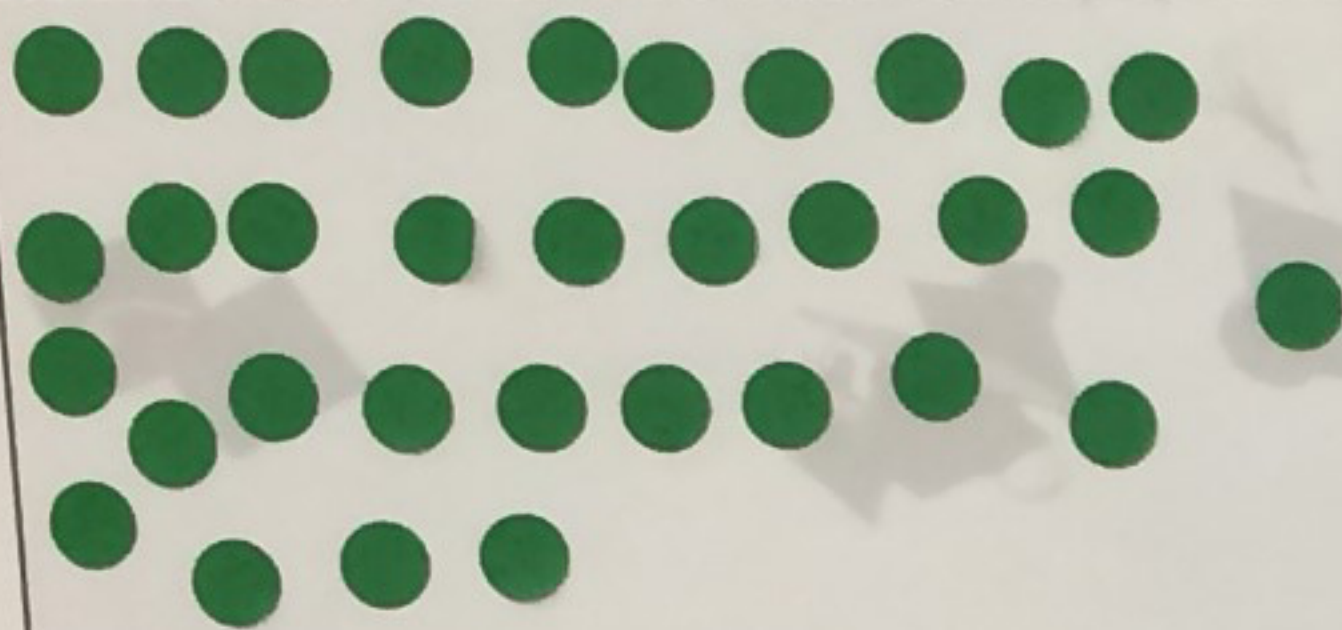
ENROLLMENT AT HS IS DECLIN

Transition for Kindergarten  
? NEW PAC for new HS

Separation of younger siblings  
when starting school - yet close to  
much older students

- EXCESSIVE? LEAVES EVERY BUILDING  
UNDERCROWDED?
- ~~OVERHAUL OF ALL BUILT~~

Straw Poll: 2





# High School OPTION (J5)

## Advantages

## Disadvantages

Straw Poll: 1

More room to grow

Grade configuration

Fixes hallway traffic flow (existing issue) ✓✓

TO ALLOW THE H.S. STUDENTS TO INTERACT WITH THE PRE-K STUDENTS THROUGH THE EXPLORING EARLY CHILDHOOD COURSES. (THIS IS CURRENTLY GOING ON AT CHS WITH THE H.S. STUDENTS + THE PRESCHOOLERS IN THE LION'S DEN PRESCHOOL.) ✓

- Raises property values across town ✓
- Source of town pride ✓
- Offers the most room for growth across the grades ✓

The high school is the place that needs to be most modern.  
Modernization and Technology is where students are preparing for life. ✓

- Every student in district will use building

highest cost

current high school has amenities not needed for 6-8th grades

All kindergarten students have to transition to new school for 1<sup>st</sup> grade

- ✓ - PreK - K in same building/campus as H.S. Students

Straw Poll: 2



# MIDDLE SCHOOL OPTIONS (H, I2)

## Advantages

## Disadvantages

Straw Poll: 1



- ✓ ✓ Science Labs
- ✓ ✓ ✓ even family gets the experience
- ✓ ✓ ✓ K is w/ neighborhood schools
  - H gives more buffer room space
- ✓ ✓ • H keeps students together 6-12
  - \$
- ✓ • We don't lose a school-  
w/ new library, track/  
field, an auditorium...

• Cross-town traffic challenges  
w/ transition @ PK - K w/ Byron/Hard

No new HS... ✓

• Mismatch of grade configuration

I2 (Jr Hi) 7 yrs is too short ✓  
H (6-8 HS) Too big

Straw Poll: 2





# MIDDLE SCHOOL OPTIONS (H, I2)

## Advantages

## Disadvantages

Straw Poll: 1

✓ BETTER TRANSPORTATION  
COORDINATION & AGE  
COMBOS. (?)

MAKES FUNDS (because  
it costs less)  
TO INVEST IN OTHER GRADE  
LEVELS (which might be more appropriate)

H allows for good transition  
from elementary (4 schools  
lead to 2 upper elementary)  
→ only option that doesn't  
have 4 → 1 school

WASTES HIGHER  
POTENTIAL OF FACILITIES  
& CAMPUS DESIGN OF  
McLARTHY.

I2 makes too many grade  
transitions. 2 years in  
one school - not long  
enough

Straw Poll: 2