

Long Range Planning Committee Presentation of the 2023-24 Master Capital Plan

Board of Education Meeting
June 20, 2023

Presented by:
Larry Mugler
Chair, LRPC



2023
2024

**Master
Capital
Plan**



While the basic format of MCP remained the same. . .

- Executive Summary
- Methodology
- New Construction
- Details for each District building
- Information from the charter schools
- Appendices

There were a few changes for this year:

- Stone Canyon Outdoor Edventures was added with capital needs exceeding \$24 million
- Descriptors were changed to clarify that areas such as IT and Transportation have capital needs and not construction needs
- Information such as the opening or completed date, site acreage, and building square feet has been added to the District facility pages

There were a few changes for this year:

- The “Master Planned Approach for Facilities Supporting District-Wide Needs” section was expanded to discuss the ongoing work to consolidate functions/programs, the identification of surplus properties for disposition, and the expansion of the CTE and alternative secondary education programs
- Added an “Investing in Our Capital Needs” page to the Executive Summary

Upcoming Changes for Next Year

- Facility pages for VALE Campus and Legacy Campus will be added

These facilities will provide a variety of career tech education and postsecondary pathways (earning industry credentials, guaranteed transferable college credits, and work-based learning opportunities) for students, as well as allowing the District to consolidate programs and departments that support district-wide programming and operations.

\$1 Billion Milestones Have Been Reached

- The 1 – 5 year estimated capital needs of the District (on the high end) **\$1,043,679,671**

This is inclusive of all needs: 1-5 year new construction, facility reinvestment, safety & security, IT, athletics, etc.

- The 6 - 10 year estimated new construction needs (DCSD standards cost) **\$1,023,939,000**

6 – 10 Year New Construction Needs

Total Cost:
\$1,023,939,000

Typical Enrollment/Neighborhood Schools	Est. Cost
Dawson Trails/The Meadows Elementary	\$73,897,000
Anthology Hess Elementary	\$73,897,000
Ridgegate Elementary	\$73,897,000
Ridgegate Joint Middle - High Campus	\$337,943,000
Sterling Ranch Joint Middle - High Campus	\$337,943,000
Special Programming	
eDCSD Facility	\$9,012,000
DC Support Center	\$9,012,000
Bridge Programming	\$16,222,000
Support Facilities	
Northwest Bus Terminal Land Purchase	\$11,844,000
Northwest Bus Terminal	\$80,272,000

How have total (1-10 year) new construction estimated needs changed?

Average yearly increase of 20%

Note:

The estimated needs change over the years due to facilities being removed and/or added, inflation, and pricing changes in the construction industry.

MCP Year	Estimated Cost	Increase From Prior Year	
		Cost	Percent
2016-17	\$496,500,000		
2017-18	\$661,100,000	\$164,600,000	33%
2018-19	\$733,333,490	\$72,233,490	11%
2019-20	\$743,492,649	\$10,159,159	1%
2021-22	\$964,125,473	\$220,632,824	30%
2022-23	\$1,183,248,535	\$219,123,062	23%
2023-24	\$1,416,584,000	\$233,335,465	20%

The difference a bond makes in facility capital needs

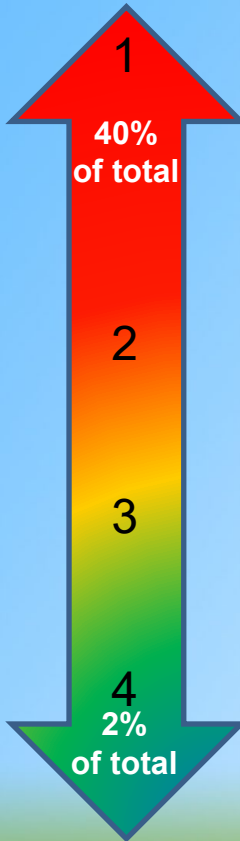
1 - 5 Year Projected Costs For Facility Reinvestment (Neighborhood Schools, Support Facilities)

Notes:

- Does not include ADA, Athletics, Furniture, Mobiles, Playgrounds, Safety & Security, SPED, Stone Canyon, Support Fleet, Transportation, new construction
- The 2018 bond capital (fund 41) expenses by year can be found in Appendix 2 of the MCP

MCP Year	Total Project Cost Estimate (Low End)	Change From Prior Year
2016-17	\$121,863,970	
2017-18	\$129,681,475	\$7,817,505
2018-19	\$186,125,490	\$56,444,015
2019-20	\$196,905,620	\$10,780,130
2021-22	\$138,267,245	(\$58,638,375)
2022-23	\$155,649,600	\$17,382,355
2023-24	\$214,875,145	\$59,225,545

There is major work to be done!



Facilities: Affects occupancy, large financial impact, mandated

Transportation/Fleet: Safety concern, repairs exceed current value

IT: Critical district-wide systems/impact, educational requirement

Safety & Security: Significant risk to safety, level of service, mandated, effective and unified solution.

Facilities: Aesthetic, no affect to occupancy

Transportation/Fleet: Policy alignment, operational efficiency, forecasted change in ridership

IT: Best practice, unified solutions, strategic goals alignment

Safety & Security: Best practices, process improvement, system enhancements

\$161.67 M

Roofing, HVAC, electrical systems, fire alarm/sprinkler components, site utilities, SPED buses, vehicles no longer road-worthy or are irreparable staff and student device refresh, cybersecurity, window hardening, alarm/monitoring system upgrades, dispatch hardware and equipment

\$117.50 M

Plumbing fixtures, exterior and interior finishes, minor mechanical, paving/surfacing, HS athletic fields, transportation mechanic tool sets, IT data warehousing/storage, printer refresh, MS and HS front entry security, door monitoring, emergency radio responder systems, security camera replacement

\$113.15 M

Interior wall, door and ceiling structure and finishes, ES and MS multipurpose fields, casework and FF&E, electric buses, portable classroom replacement (mobiles), security vehicles, ES front entry security, phone refresh, site-based battery backups (for uninterrupted PC/IT systems power supply)

\$7.75 M

Landscaping, site lighting, additional buses for potential UPK driven ridership increase

Questions?