9th School Alternative Site & Classroom Capacity Study

PRESENTATION TO SELECT BOARD

DECEMBER 19, 2017
STM – Article 1
Purpose and Scope of Study

Phase 1 ($300,000)
Conduct a comprehensive Evaluation, including legal services, environmental engineering services, architectural services, traffic impact study and land appraisals on the following sites and other sites as identified during the study:

- Baldwin 490 Heath Street
- Pine Manor College 400 Heath Street
- Baker School 205 Beverly Road
- Pierce School 50 School Street
- Multiple sites including above locations
- Other locations as identified

Phase 2
- Feasibility Design Services on a single preferred site ($300,000)
- Plus Feasibility Design Services on multiple sites if considered the better concept ($400,000)
Summary of Work to Date

- Created a work scope and three month timeline that identifies tasks to be accomplished for each site and the personnel and/or contracted service providers assigned to each task.
- Identified and fully engaged all School and Town personnel and contracted service providers needed to complete this alternative site study by March 1, 2018.
- Reviewed updated enrollment projections and potential large scale residential developments to be occupied over the next 5 years (FY19 – FY23) in order to determine 9th school classroom capacity needs to meet programmatic and K-8 enrollment driven needs.
- Identified Contracted Service Providers estimated costs to complete their services
- Developed Preliminary Phase 1 Alternative Site Study Budget
- HMFH planning meetings – 12/5/17 and 12/8/17
Elementary Enrollment
Actual Enrollment through October 1, 2017
Projected: through October 1, 2023

Actual Enrollment:
- 2012-13: 5067
- 2013-14: 5482
- 2014-15: 5884

Projected Enrollment with New Housing:
- 2017-18: 5482
- 2018-19: Projected
- 2019-20: Projected
- 2020-21: Projected
- 2021-22: Projected
- 2022-23: Projected

Prior 5 Years:
- 2012-13 to 2016-17: +415

5 Years Forward:
- 2018-19 to 2022-23: +402

Source: 2017 Preliminary Enrollment Projections Report - Document under Review 12-14-17
# Enrollment Impact: K-8 Schools

## Table of Enrollment Impact:

<table>
<thead>
<tr>
<th>SCHOOL YEAR</th>
<th>IN-COMING KINDERGARTEN - SEPTEMBER</th>
<th>OUTGOING GR. 8 PRIOR JUNE</th>
<th>K-8 ENROLLMENT IMPACT</th>
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</thead>
<tbody>
<tr>
<td><strong>ACTUAL</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2012 - 2013</td>
<td>666</td>
<td>425</td>
<td>+241</td>
</tr>
<tr>
<td>2013 - 2012</td>
<td>631</td>
<td>446</td>
<td>+185</td>
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<tr>
<td>2014 - 2015</td>
<td>685</td>
<td>493</td>
<td>+192</td>
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<tr>
<td>2015 - 2016</td>
<td>633</td>
<td>507</td>
<td>+126</td>
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<tr>
<td>2016 - 2017</td>
<td>582</td>
<td>507</td>
<td>+75</td>
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<tr>
<td>2017 - 2018</td>
<td>609</td>
<td>531</td>
<td>+78</td>
</tr>
<tr>
<td><strong>PROJECTED</strong></td>
<td></td>
<td></td>
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<tr>
<td>2018 - 2019</td>
<td>704</td>
<td>568</td>
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<tr>
<td>2019 - 2020</td>
<td>653</td>
<td>539</td>
<td>+114</td>
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<tr>
<td>2020 - 2021</td>
<td>647</td>
<td>506</td>
<td>+81</td>
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<tr>
<td>2021 - 2022</td>
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<td>635</td>
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<tr>
<td>2022 - 2023</td>
<td>643</td>
<td>609</td>
<td>+34</td>
</tr>
</tbody>
</table>

*Source: 2017 Preliminary Enrollment Projections Report - Document under Review 12-14-17*
# K – 8 School Capacity Projections

<table>
<thead>
<tr>
<th>SCHOOL</th>
<th>CLASSROOM SECTIONS</th>
<th>ENROLLMENT</th>
<th>EXISTING 2017 - 2018</th>
<th>ENROLLMENT</th>
<th>CLASSROOM SECTIONS NEEDED</th>
<th>CLASSROOM EXISTING SECTIONS</th>
<th>SHORTAGE</th>
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<tr>
<td>BAKER</td>
<td>39</td>
<td>763</td>
<td></td>
<td>912</td>
<td>46</td>
<td>37</td>
<td>-9</td>
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<tr>
<td>DEVOTION</td>
<td>43</td>
<td>801</td>
<td></td>
<td>898</td>
<td>45</td>
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<tr>
<td>DRISCOLL</td>
<td>28</td>
<td>613</td>
<td></td>
<td>620</td>
<td>32</td>
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<td>27</td>
<td>534</td>
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<td>520</td>
<td>27</td>
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<td>LAWRENCE</td>
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<td>757</td>
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<td>LINCOLN</td>
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<td>578</td>
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<td>582</td>
<td>29</td>
<td>28</td>
<td>-1</td>
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<tr>
<td>PIERCE</td>
<td>41</td>
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<td>946</td>
<td>45</td>
<td>36</td>
<td>-9</td>
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<tr>
<td>RUNKLE</td>
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<td>649</td>
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<td>27</td>
<td>-7</td>
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<tr>
<td>K-8 TOTALS</td>
<td>268</td>
<td>5482</td>
<td></td>
<td>5884</td>
<td>295</td>
<td>264</td>
<td>-31</td>
</tr>
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</table>

Additional Classroom Space to be Included in a 9th School Design
- K-8 Classrooms: 31
- Pre-K Classrooms: 3
- Science Labs: 2
- RISE Programs: 3
- **Total Classrooms Needed**: 39

Note: Projected enrollment in each school based on 2017 enrollment patterns and use of existing buffer zones.

*Source: 2017 Preliminary Enrollment Projections Report - Document under Review 12-14-17*
SCOPE OF WORK -- BALDWIN NORTH

1. Update VAI transportation & parking study for 3-section school @ 600 students.

2. Investigate siting of 3-section school on available “Baldwin North” site.
SCOPE OF WORK -- BAKER

1. Overview of environmental constraints with conservation commission staff.
2. Site evaluation for a double school on the site.
   a. Exist. Baker as 3-section/600 student and new 3-section/600 student school.
   b. Exist. Baker as 4-section/800 student and new 3-section/600 student school.
   c. Exist. Baker as 3-section/600 student and new 4-section/800 student school.
3. Site evaluation for a single school on the site.
   a. Renovation/modest expansion, 4-sections @ 800 students, using the 9th Elementary School Program
   b. Renovation/modest expansion, 5-section @ 1000 students, using the Devotion School Elementary Educational Program
4. Review of environmental constraints.
5. Update VAI traffic study for the options above.
1. Site evaluation for a double school on the site.
   a. Existing Pierce as 3-section/600 student and new 3-section/600 student school.
   b. Existing Pierce as 4-section/800 student and new 3-section/600 student school.
   c. Existing Pierce as 3-section/600 student and new 4-section/800 student school.

2. Site evaluation for a single school on the site.
   a. Renovation/modest expansion, 4-sections @ 800 students, using the 9th Elementary School Program
   b. Renovation/modest expansion, 5-section @ 1000 students, using the Devotion School Elem. Educational Program

3. Provide VAI traffic study for the options above.
SCOPE OF WORK -- PINE MANOR

• More formal cost analysis for land
• Phase 1 environmental site assessment
• Legal concerns associated with environmental questions and eminent domain
• Traffic and site circulation study
• Develop comparative cost analysis
Or Other Sites

- This study will also consider other sites as identified.
ON-GOING EFFORTS TO BE TRANSPARENT AND INCLUSIONARY

Conducting and scheduling informational meetings with school and community representatives.

- HMFH on-site evaluation/inspections – Baker (1/4/18); Pierce (1/10/18)
- Town Meeting Representatives/Meetings upon request
- School Community “Listening Sessions” – Baker (1/4/18); Pierce (1/10/18)
- Monthly Progress Reports and briefings to Select Board and School Committee
- Regular updates posted to Town & School 9th School Site Study & Classroom Capacity Websites
- On-going availability to meet with interested Brookline citizens
Questions and Comments