

**Meeting #3 Summary – January 16, 2020****I: Welcome and Introductions**

**Penny Mabie** and **Barbara Posthumus** welcomed committee members and briefly explained the meeting's agenda, including a quick recap on previous topics of conversation from previous meetings to prepare for the group discussions. Barbara introduced what **Jerry Oelerich** from FLO Analytics would be presenting.

**II: Long-range enrollment projection presentation**

Jerry began the presentation by explaining FLO Analytics' work with enrollment forecasting, sharing that they mostly work with school districts and local governments. Jerry noted that Lake Washington School District has done an impressive job in forecasting enrollment projections and that the work of the district was extremely helpful for FLO Analytics; Jerry assured the committee that the district's work combined with FLO Analytics' work covered an immense amount of data.

Jerry explained what types of source data were gathered for enrollment, including data on current housing, housing in development, birth data tracking, fertility rates for women of child-bearing age, and population data from the United States Census. Jerry also shared types of methodology models used, explaining that in- and out-migration were taken into consideration.

Jerry presented the findings of the enrollment forecasting, explaining that continued growth is driven by an expectation that people will continue to move into the district as new housing inventory allows. Jerry also noted that the portion of new housing comprised by multi-family units is increasing.

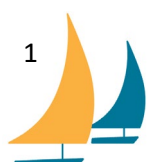
- **ACTION ITEM: Provide maps/visuals of the growth projections to the Facilities Advisory Committee (FAC) (FLO Analytics)**

After the presentation and sharing the mapping tool, Jerry walked through the attendance forecasts and building utilization forecasts packet, provided to each member of the committee. He explained that while the data assumes "perfect use" of permanent buildings and portables, it does not include choice schools.

**Q:** What is the factor for determining single homes and multiple unit homes?

**A:** Mainly whether the housing is a town home, condo, or apartment. Condos show about 0.30 students per household, which is higher than expected. Town homes are higher at 0.36 students. Apartments range from 0.07 to 0.20. Single family housing averages around 0.52 with a range between 0.19 and 0.76 depending on neighborhood.

**Q:** On the maps we saw a lot of multifamily housing in Redmond and looking at your data compared to LWSD's data I see a discrepancy of about 100 students. Why is there only a change of 377 students for Redmond Elementary?



**A:** The expectation is that most of the multi-family units in Redmond are on the lower end in terms of yields for new students.

**Q:** Can you explain why there are some dips in headcount numbers? Why do some numbers decrease one year, then go back up?

**A:** King County birth rates are expected to decline, which explains the initial decrease. The increasing population growth rate is expected to outpace the birth rate, bringing those numbers back up.

**Q:** Do you have any data for international birth rates, to consider future students born outside of King County or the U.S.?

**A:** While that's not something we're looking at directly, it is considered when looking at the correlation of live births to potential mothers residing in the district. We're also looking at Kindergarten enrollment, and higher numbers are an indication of people moving into the district. The increase in housing developments may also correlate to the increase in in-migration.

**Q:** Are you considering established single-family homes that are sub-dividing?

**A:** That is accounted for in a large sense by the speculated development, shown on the map with red dots. We are aware that this is happening and are catching that activity; some of the red dots on the map are areas of possible sub-division. We're not quite at the level to look at what's sub-dividable directly and that's an area where we could improve.

**Comment:** A committee member noted that speaking as the planning director for the City of Sammamish, the city does look at their data to see what is sub-dividable. They have noted an uptick in multi-bedroom, multi-family housing. He wondered if, with so many agencies looking into this, if there is a way to consolidate all this data.

**Q:** Is work visa information public?

**A:** There are limitations to how far into detail we go for subpopulation forecasting and visa tracking is a deeper level of detail that we do not consider.

**Q:** How are you accounting for in- and out-migration at a high level?

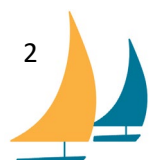
**A:** We focus on net migration, particularly net in-migration, rather than looking in detail at in- and out-migration separately. We do consider how overall population growth is affected by in-migration.

### **III: Planning and data discussion (small groups)**

Penny explained the small group discussion exercise, walking through the worksheet and asking groups to write their top two points on posted flip charts to represent the group in a whole-group gallery walk (see end of summary for scanned worksheets and flip charts).

[Below is a summary of the small group discussions and gallery walk and common themes shared between groups.](#)

### **Discussion Part I**



Small group discussion on information presented in the first two meetings regarding planning work and the recommendations from the Long-Term Facilities Task Force regarding planning (applicable parts of Recommendations A through G).

***Question #1: What are your observations about how the district plans for facilities needs?***

- District is proactive in analyzing data and projections are well done
- More communication with the community to educate regarding importance of work

***Question #2: Are there lingering questions about how the district plans for facilities needs?***

- Can we look at FloAnalytics projections that don't assume portables?
- What are some alternative/creative/flexible solutions to this capacity need?

***Question #3: What conclusions does your group have?***

- Growth is outpacing the district's ability to build
- Need to look into alternative solutions

**Discussion Part II**

Small group discussion on data provided, including:

- LWSD capacity and enrollment projections and resulting needs
- FLO Analytics capacity and enrollment projections
- Portables
- Facility conditions
- District property information

***Question #1: What observations do you have about the data presented?***

- Schools at all levels are seeing growth and capacity needs
- This high, uncommon growth will continue
- Portables are aging and costs to install portables is high

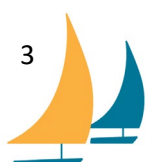
***Question #2: What conclusions does your group draw about facilities needs for the next ten years?***

- New schools need to be built, need land
- Need to consider more creative solutions

***Question #3: Are there additional questions/needs/concerns your group would like to see discussed?***

- Concerns about being able to pass a bond
- Can we see more data (data during economic crash and data regarding the impacts of net-migration on growth)?

**Gallery Walk**



Each discussion group reviewed their notes and selected their top two responses to write on large sticky page. Everyone walked around the room to review others' top responses, leaving any additional notes of support, comments, questions, etc.

Common and popular themes:

- Look into creative alternatives to meet needs other than building new schools and portables
- Look into more flexibility on re-drawing boundaries
- District is doing a great job gathering the data and making predictions
- How in-out migration and housing developments are impacting school enrollment
- Need to educate community about the school planning process
- Consider additions and more choice schools

- **ACTION ITEM: Organize and send outputs from the workshop discussions to FAC**

#### **IV: Wrap up**

**Shannon Parthemer**, LWSD, gave a presentation on the district's plan to use Thought Exchange as a platform to collect community feedback. Committee members expressed concerns about community members needing to log in and that this might cause them not to give feedback. **Jane Stavem** explained that this method has been very successful when used in other districts and will be helpful before finalizing a measure for the community to vote on.

- **ACTION ITEM: Provide case study where Thought Exchange has been used for this type of planning**
- **ACTION ITEM: Send FAC members link to Thought Exchange once it's ready to go live**

The next meeting is a three-hour workshop, taking place February 27 at Alcott Elementary School.

#### ***ACTION ITEMS FOR NEXT MEETING:***

- **Provide maps/visuals of the growth projections to the FAC (FLO Analytics)**
- **Organize and send outputs from the workshop discussions to FAC**
- **Provide case study where Thought Exchange has been used for this type of planning**
- **Send FAC members link to Thought Exchange once it's ready to go live**



## Group 1

□ FLEXIBLE SPACE NEEDS ↑ INCREASES  
ALONG W/ ENROLLMENT ⇒ WHICH DRIVES  
DECREASES ↓ UTILIZATION RATES

□ WHAT ALT. TO TRADITIONAL  
EDUCATIONAL DELIVERY 😊  
⇒ NEW BLDG'S PURPOSE BUILT  
VS.  
ADAPT REUSE 😊

FANTASTIC!





## GROUP 2

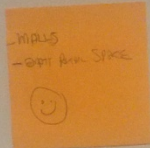
- ① District is doing a great job gathering the data and making predictions. 😊
- ② In-out migration of ~~state~~ housing sales and how this impacts school enrollment.
- ③ Educate community about school planning process to build commitment from community?
- ④ Why six-year planning and not 10 year planning?
- ⑤ How could the addition of choice schools help address these numbers?





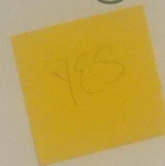
## Group 3

- Partner w/ business for alternative Spaces ☺



- Look at alternative programs:

- 1/2 Day kindergarten option
  - creative scheduling



- look at:
  - Experiential programs that are happening around the country that use alt. spaces
  - Expand Parent partnership / partial homeschool options





## Group 4

- Improve demographic data regarding subdividable properties.
- Need for creative solutions for areas where land is not available. ☺
- Improve communications - good + bad regarding facility needs and necessity to pass bonds/levies. ☺

-DUE +  
-FUNDING +





## Group 5

- Take into account legislative ideas around shrinking class sizes
  - ↳ Building capacity shrinks even with the same number of classrooms.

- How does LWSD solicit out-of-the-box design and construction ideas to get the highest value for budget? 😊

yes



## Group 6

① More flexibility on  
re-drawing boundaries. 😊 😊

② More creative in solutions

eg\* Another learning community 😊  
(so high schools stay at 1800) 😊

\* Build urban/high rise schools.

😊 😊 \* lease un-used commercial space (eg RTC)  
😊 10-15 year lease?

\* Co-locate 2 schools, choice + Rose Hill EL

\* More choice/small schools! 😊





## Worksheets

GROUP 1

### Facility Advisory Committee

January 16, 2020

#### Discussion Part 1

At your table group, thinking about the following,

- The information presented in Meetings #1 and #2 regarding planning work, and
- The recommendations from the Long-Term Facilities Task Force regarding planning (Applicable parts of Recommendations A through G),

please discuss and record your group's responses to the following questions.

Discussion Questions	Regarding planning for capacity & enrollment, building facilities conditions and district property
What are your observations about how the district plans for facilities needs?	<input type="checkbox"/> PROCESS IS CONTINUOUSLY EVOLVING <input type="checkbox"/> STUDENT GENERATION RATES ↑ <input type="checkbox"/> EDUCATIONAL SPECIFICATIONS EVOLVE ⇒ OLDER BLDG LESS FLEXIBLE ⇒ MODERNIZATION NEEDS ↑
Are there lingering questions about how the district plans for facilities needs?	<input type="checkbox"/> WHAT ALTERNATIVES EXIST TO <sup>THE</sup> TRADITIONAL EDUCATION DELIVERY? <input type="checkbox"/> FLEXIBLE SPACE NEEDS ARE ↑ ALONG W/ ENROLLMENT HOW DO WE FORECAST ⇒ UTILIZATION %
What conclusions does your group have?	<input type="checkbox"/> CONTINUOUS IMPROVEMENT IS NEEDED NOT BROKEN ⇒

#### Discussion Part 2

At your table group, thinking about the following,

- Data provided,
  - LWSD capacity and enrollment projections and resulting needs
  - FLO Analytics capacity and enrollment projections
  - Portables
  - Facility conditions
  - District property information

please discuss and record your group's responses to the following questions for each grade band.

Discussion Questions	Elementary Schools	Middle Schools	High Schools	Other
What observations do you have about the data presented?	UNCOMMON GROWTH WILL CONTINUE			NEED TO ASSUME MODERNIZING FACILITIES WILL BE MODERNIZED?
What conclusions does your group draw about facilities needs for the next ten years?	NEED TO BUILD NEW SCHOOLS REDMOND LC ⇒ ↑ LWLC			<input type="checkbox"/> HEADS & CR'S DOES NOT ACCOUNT FOR THE DIVERSE NEEDS AND ↑ DIVERSE NEEDS OF STUDENTS <input type="checkbox"/> ⇒ ↓ UTILIZATION %

Are there additional questions / needs / concerns your group would like to see discussed?

WHY DO SCHOOLS NEED TO PURPOSED BUILT VS. ALT DELIVERY? ⇒ URBAN SCHOOLS  
 ⇒ MIXED USE BLDG'S  
 ⇒ OTHER





Group 2

## Facility Advisory Committee

January 16, 2020

### Discussion Part 1

At your table group, thinking about the following.

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- The recommendations from the Long-Term Facilities Task Force regarding planning (Applicable parts of Recommendations A through G).

please discuss and record your group's responses to the following questions.

Discussion Questions	Regarding planning for capacity & enrollment, building facilities conditions and district property
What are your observations about how the district plans for facilities needs?	<ul style="list-style-type: none"> <li>* data points are appropriate / validated by floadalytic</li> <li>* projections are accurate long term - short term needs to be more accurate</li> <li>* choice programs: higher application, low space</li> <li>- what creative ways has the district considered for facilities?</li> <li>* capacity planned for 6-year CIP in mind</li> <li>- do we need to educate community on planning</li> </ul>
Are there lingering questions about how the district plans for facilities needs?	<ul style="list-style-type: none"> <li>to remove the perception of bad planning - distrust in fund</li> <li>* Urban Growth Boundary land use - what to do?</li> <li>* Planning/estimating are in/out migration w/ job growth &amp; employment; can we also capture retirement/empty nesters moving out &amp; family moving in</li> </ul>
What conclusions does your group have?	<ul style="list-style-type: none"> <li>* Realize kindergarten birth to 5 → kindergarten kids</li> <li>* Rental market / Real estate</li> <li>* District is doing great, the best they can do</li> </ul>

### Discussion Part 2

At your table group, thinking about the following.

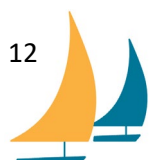
- Data provided,
  - LWSD capacity and enrollment projections and resulting needs
  - FLO Analytics capacity and enrollment projections
  - Portables
  - Facility conditions
  - District property information

please discuss and record your group's responses to the following questions for each grade band.

Discussion Questions	Elementary Schools	Middle Schools	High Schools	Other
What observations do you have about the data presented?				
What conclusions does your group draw about facilities needs for the next ten years?				<ul style="list-style-type: none"> <li>choice school in FLU to STEAM: middle school / high (4-12) option - choice school</li> <li>urban environments - build schools in multi-use commercial</li> </ul>

Are there additional questions / needs / concerns your group would like to see discussed?

Facility Condition Assessment good practice  
Teacher planning space add helped provide more space



Group 3

#### Discussion Part 2

At your table group, thinking about the following,

- Data provided,
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  - FLO Analytics capacity and enrollment projections
  - Portables
  - Facility conditions
  - District property information

please discuss and record your group's responses to the following questions for each grade band.

Discussion Questions	Elementary Schools	Middle Schools	High Schools	Other
What observations do you have about the data presented?			Could we build more? (no land big enough)	
What conclusions does your group draw about facilities needs for the next ten years?			- mentoring with businesses for alternative experiential models - partner w/ businesses for space	

Are there additional questions / needs / concerns your group would like to see discussed?

#### Facility Advisory Committee

January 16, 2020

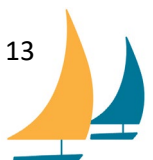
#### Discussion Part 1

At your table group, thinking about the following,

- The information presented in Meetings #1 and #2 regarding planning work, and
- The recommendations from the Long-Term Facilities Task Force regarding planning (Applicable parts of Recommendations A through G).

please discuss and record your group's responses to the following questions.

Discussion Questions	Regarding planning for capacity & enrollment, building facilities conditions and district property
What are your observations about how the district plans for facilities needs?	Trying to plan ahead but still always behind. Our predictions are fairly accurate.
Are there lingering questions about how the district plans for facilities needs?	What is the process for planning for specialized instructional spaces? How are we fitting choice school space into the projections. would like to see projections with and without portables.
What conclusions does your group have?	We should be looking at alternative programs - bring 1/2 day kindergarten as an option - expand parent partnership options Have we looked at similar districts around the country to see what they are doing. Alternative, experiential spaces for programs.



## Group 4

### Facility Advisory Committee

January 16, 2020

#### Discussion Part 1

At your table group, thinking about the following,

- The information presented in Meetings #1 and #2 regarding planning work, and
- The recommendations from the Long-Term Facilities Task Force regarding planning (Applicable parts of Recommendations A through G).

please discuss and record your group's responses to the following questions.

Discussion Questions	Regarding planning for capacity & enrollment, building facilities conditions and district property
What are your observations about how the district plans for facilities needs?	District is proactive in analyzing the available data and gathering information to understand the problem/growth and needed space. More difficult data to obtain such as infill
Are there lingering questions about how the district plans for facilities needs?	Is district accurately forecasting enrollment from developments <del>the</del> including infill and subdivided property? <del>How</del> Portables to lay person are incredibly expensive - portable vs. bldg costs - way more exp to add portables than build
What conclusions does your group have?	Improve communication for planning - transparent - needs to be good and had communication - we have problem b/c and dist pro etc. Building schools and already over crowded

## Group 4

#### Discussion Part 2

At your table group, thinking about the following,

- Data provided,
  - LWSD capacity and enrollment projections and resulting needs
  - FLO Analytics capacity and enrollment projections
  - Portables
  - Facility conditions
  - District property information

please discuss and record your group's responses to the following questions for each grade band.

Discussion Questions	Elementary Schools	Middle Schools	High Schools	Other
What observations do you have about the data presented?	Every region has schools that will be over 100% capacity Redmond is slightly below 100%, but Red G1 over at 144%	Every region has in balance with a school over capacity and under with exception of Lake WA, which are both over	Disparity among regions Lake WA + Redmond have needs Mountain + Eastlake are OK	
What conclusions does your group draw about facilities needs for the next ten years?	Definitely need to build elem schools	Middle schools could be improved by boundary changes, may need building in Lake WA		

Are there additional questions / needs / concerns your group would like to see discussed?
<p>Concerned that we are under forecasting? Flipside to over forecasting is building more than needed</p> <p>Elia Baker / Timberline won't face problem nearly as much as other schools</p> <p>→ For east part of district won't see need to write for bond - whole district needs to have skin in the game</p> <p>Concern about not being able to give parents in district that can't vote</p> <p>need creative solutions @ areas where land is not available - options outside or choice schools are needed.</p>





## Facility Advisory Committee

January 16, 2020

## Discussion Part 1

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- The information presented in Meetings #1 and #2 regarding planning work, and
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Please discuss and record your group's responses to the following questions.

Discussion Questions	Regarding planning for capacity & enrollment, building facilities conditions and district property
What are your observations about how the district plans for facilities needs?	More comprehensive and thoughtful than the community realizes Need more communication on the process and work.
Are there lingering questions about how the district plans for facilities needs?	How do they solicit out-of-the-box ideas on new facilities? Design and construction ideas for cost effective construction (highest value) Are we taking into account the legislative ideas around shrinking class sizes. - capacity shrinks even with same # of rooms
What conclusions does your group have?	- Projections have grown since 5 years ago, so we should over-estimate because future projections may be worse.

## Discussion Part 2

At your table group, thinking about the following,

- Data provided,
  - LWSD capacity and enrollment projections and resulting needs
  - FLO Analytics capacity and enrollment projections
  - Portables
  - Facility conditions
  - District property information

Please discuss and record your group's responses to the following questions for each grade band.

Discussion Questions	Elementary Schools	Middle Schools	High Schools	All Other
What observations do you have about the data presented?				- New schools are being built appropriately sized for growth - Portable age - Cost to install a single portable is high
What conclusions does your group draw about facilities needs for the next ten years?				- Utilize data as baseline, but build for the future. - Look at residence-based vs. building attendance - Find new land to build on.

Are there additional questions / needs / concerns your group would like to see discussed?

- Request based data.



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## Discussion Part 2

At your table group, thinking about the following.

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  - Facility conditions
  - District property information

please discuss and record your group's responses to the following questions for each grade band.

Discussion Questions	Elementary Schools	Middle Schools	High Schools	Other
What observations do you have about the data presented?	Portables should not be part of long term plan for kids age 5-10 years old.  Smith over-capacity - can we update sooner? Under-estimated. Eg Richmond center 2003 + only 377 new students	Too imbalanced. Some take two elem. schools, others take 5.	Already overcrowded, over 1800 threshold.	Build a choice school (High School) at Rose Hill Middle School.  Lobby to build outside urban growth boundary. Buy land in key learning districts.
What conclusions does your group draw about facilities needs for the next ten years?	Put all Kindergartners in a central space. Pool resources/more efficient		More. Be creative. Additional learning community - Urban school (high rise) - Commercial space idea - More choice schools	Expensive land - more urban designed schools.  Why does WANIC data stay unchanged over next 10 years?

Are there additional questions / needs / concerns your group would like to be discussed?
<p>Businesses needed to do Education impact study. (like traffic impact studies).</p> <p>Can we see data from 2005-2015. (During crash).</p> <p>Can we analyze delta between births in KC &amp; Kindergarten. We think immigration may play a bigger factor.</p>

## Facility Advisory Committee

January 16, 2020

### Discussion Part 1

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please discuss and record your group's responses to the following questions.

Discussion Questions	Regarding planning for capacity & enrollment, building facilities conditions and district property
What are your observations about how the district plans for facilities needs?	<p>Lots of detail.</p> <p>Dependent on boundaries - <del>more</del> <sup>another</sup> learning community, additional t+s.</p> <p>Need to be <sup>more</sup> flexible on new facilities</p> <ul style="list-style-type: none"> <li>- repurpose commercial space</li> <li>- more choice schools</li> <li>- more urban design</li> <li>- adding 4<sup>th</sup> quadrant</li> </ul>
Are there lingering questions about how the district plans for facilities needs?	<p>Off on multi-unit development data.</p> <p>Believe more kids in high-rise.</p> <p>Spread capacity issue to choice schools. Not lock numbers like 1CS.</p> <p>Repurpose Stern School, &amp; offer choice classes in regular school.</p> <p>Would like data w/out portables.</p>
What conclusions does your group have?	<p>More flexibility on re-drawing boundaries.</p>

