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MEETING MINUTES

PROJECT:	Mercer Island School District Long-Range Facility Plan	**PROJECT NO:**	2019911.00
DATE:	26 February 2020	**FILE NAME:**	M004_FPC4_20200224
SUBJECT:	**Facility Planning Committee Meeting 3: Plan Development**		
MEETING DATE:	24 February 2020	**TIME:**	5:30 - 8:30 pm
LOCATION:	Quiet Dining Room, Northwood Elementary School		

ATTENDEES:

Facility Planning Committee

- **X** David D'Souza
- **X** Deborah Lurie
- **X** Julie Ogata Ciobanu
- **–** Janelle Honeycutt
- **X** Kristina Mehas
- **X** Steve Duncan
- **–** Amanda Stoffer
- **–** Kim Thomas
- **X** Susan Conrad-Wang
- **–** Kate Wise Knecht
- **–** Dave Cutright
- **X** Carrie Beckner Savage
- **X** Colin Brandt
- **–** Vickie Cleator
- **–** David de Yarza
- **X** Debbie Hanson
- **X** Jim Stanton
- **X** Bob Olson
- **X** Anne Hritzay
- **X** Kathy Morrison
- **X** Pat Turner
- **X** Lena Hardisty
- **—** Will Atkinson
- **X** Lin Hao
- **X** Robin Li
- **X** Gus Poole
- **X** Sandra Levin
- **X** Becky Shaddle
- **X** Zach Houvener
- **X** Tiffin Goodman
- **X** Sgt. Ryan Parr
- **—** Carol Gregory

MISD Support Team

- **X** Donna Colosky
- **–** Fred Rundle
- **–** Erin Battersby
- **–** Andreeves Rosner
- **–** Craig Degginger
- **X** Tony Kuhn
- **–** Ty Bergstrom
- **X** Brandy Fox

Mahlum Team

- **X** LeRoy Landers
- **X** Jennifer Lubin
- **X** JoAnn Wilcox

The following represents the architect's understanding of discussions held and decisions reached in the meeting. Anyone with amendments to these minutes should notify the author within five (5) days of the minutes date in order to amend as appropriate.

INTRODUCTION

On February 24, 2020, the Facility Planning Committee (FPC) held its fourth meeting. This session included an introduction and brief review of the planning goals and needs from FPC 1 and 2, presentation of the findings from FPC 3, and two planning prioritization exercises. A PDF copy of the presentation, along with the video recording, can be found on the district website.

MEETING OBJECTIVES & REVIEW

:: LeRoy Landers reviewed the evening's agenda, provided a schedule update, and provided objectives for the meeting:
- Begin to prioritize district need over time and understand the rationale.
- Understand short-term implications of long-term replacement.

:: A brief review of goals and needs included district and FPC goals, educational program need, capacity and enrollment need, and facility condition / educational adequacy need.

FPC 3 FINDINGS

:: During FPC 3, Committee members were asked to review the planning goals previously developed at the first meeting and confirm their top three priority goals. A summarized analysis illustrated changes between the first and second round of goal setting. The top three reprioritized goals were:
- FLEXIBILITY & ADAPTABILITY OF SPACES: Provide built-in, flexible, and adaptable spaces (10 votes)
- CCR: Provide more opportunities for occupational learning (8 votes)
- SUSTAINABILITY: Provide visible sustainability (7 votes)

:: Committee members also participated in an exercise during FPC 3 to evaluate how well existing district facilities are meeting the established planning goals. Results from this exercise were reviewed and illustrated that there was relatively strong consensus around which district facilities were meeting the goals.
- Newer facilities (Northwood and IMS Phase 1) scored highest, the older elementary schools, older IMS buildings and Crest scored lowest, and the high school and administration buildings were in between.
- There was discussion around why some members scored Lakeridge higher than the other two older elementary schools. Comments included that the site configuration seems better there, and that because the high-cap and other strong programs are located there, there is a perception that the school is successful and not as in-need.

:: The final exercise at FPC 3 was a very high-level look at facilities and approaches to each of the grade levels. Results from this exercise were summarized.

Elementary School Level
- Elementary school replacement is preferred by a majority of the committee. Full modernization was chosen by Table 3 due to lack of clarity around relative cost.
- Existing elementary schools need significant work and should be brought up to the district standard.

- Facility replacement provides the potential for increased opportunities to improve sustainability, educational adequacy, and building components (such as structure), and provides a lot of "wins."

Middle School Level

- Replacement of older middle school buildings is preferred by a majority of the committee.
- The older middle school buildings have significant deficiencies. The existing middle school environment feels disjointed, due to the extreme differences between the new and old facilities, and the physical separation between buildings.
- The completed Phase One middle school building was successful and there is a desire to continue/complete this process. Phase Two should connect the buildings.
- Replacement of middle school facilities will impact every student in the district and therefore is expected to receive broad community support.

High School Level (MIHS)

- Modernization of the high school, with an emphasis on educational adequacy, is unanimously preferred.
- There is a desire to improve how the high school can be used, but not implement full-scale modernization. Several groups preferred a combination of renovation and educational adequacy, with full modernization only occurring on an as-needed basis.
- A range of educational adequacy improvements were supported, including CCR spaces, counseling, and library improvements, because they would be visible and benefit all students.

High School Level (Crest)

- Expansion and relocation of Crest was supported by a majority of the committee. Separation of ATP and Crest was also supported.
- The existing Crest facility does not meet the needs of the program and is not in good condition. It should be relocated, either closer to or connected to the high school.
- Crest should maintain a separate identity as a smaller-scale learning environment, with flexible spaces and individualized learning.
- It was suggested that Crest could be co-located with other programs, such as CCR and/or a black box theater, to reduce stigma and create a stronger proximity to programs that would benefit Crest students.
- It is important for the district to raise community awareness about Crest and how valuable it is.

PRIORITIZATION EXERCISE: ROUND 1

:: This exercise addressed the question: "In what order should projects be completed?"

:: Committee table groups of five randomly selected members each developed a prioritized "timeline" of projects that address district need, based on a number of directions and ground rules. The numbers on the timeline represent the priority ranking and do not indicate a specific amount of time or phase. It is unknown at this time how many priorities may be completed at a time, or how much time there will be between projects/phases of work. Each group then shared their scenario and reasoning with the larger group.

:: Photos of the round 1 prioritization scenarios are attached, and description highlights are noted below.

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:: Group 1:

- The first three priorities cover all school levels, including Island Park (1st), MIHS (CCR and science)/Crest (remodel)/ATP (2nd), and IMS Phase 2 (3rd). The high school has a wide impact and addresses the CCR priority, and IMS affects all students in the district and needs a new roof soon anyway.
- Remaining MIHS projects are later in the prioritization (6th). It was felt that these projects could be good candidates for booster or other outside funding and may be able to happen sooner.

:: Group 2:

- The first three priorities include Island Park (1st), IMS Phase 2 (2nd), and West Mercer (3rd). Island Park is central, visible, and has a lot of needs. IMS serves everyone, finishes what was already started (Phase 1 Building), and can create a community showcase for all elementary students to have a place where they are excited to go. West Mercer addresses potential additional population growth from downtown.
- Crest and administration are combined in one new building (4th), to maximize use of the megablock site and accommodate large growth projections for Crest.
- High school projects are lower priority and not in a particular order. These projects should continue to be developed in the order of whatever is the most current need for students at that time. Later prioritization may also allow some cross support from other newer projects, such as CCR or athletic space at the middle school.

:: Group 3:

- The first three priorities cover different levels, to reach the most students early on: MIHS (1st), IMS Phase 2 (2nd), Island Park (3rd). MIHS affects the most students, so should have good community buy-in. IMS Phase 2 is expected by the community and as it is the first place that students unite from across the district, it is important to have a cohesive facility. Island Park replaces an old building that has had safety issues, does not have good use of the site, and has traffic impacts for the surrounding community.
- West Mercer (4th) and Lakeridge (5th) follow Island Park, because it is important to impact the elementary schools together, or as close as possible, for equity.
- Consider using MIHS (PE/athletics and general education) projects to better connect the pool to the high school.
- Crest is important to have as a new building, preferably combined with administration and possibly ATP.

:: Group 4:

- The first three priorities include IMS (1st), the pool (2nd), and a combined new Crest/Admin/ATP building (3rd). IMS impacts the greatest number of students in the district and has greatest facility condition need. The pool serves the greater community and currently is a financial drain due to maintenance costs. A combined Crest facility will create better utilization of the megablock.
- Island Park (4th) and West Mercer (5th) are the next priorities, with Lakeridge coming later because it is in fairly good condition.
- MIHS projects that are prioritized include science, CCR, and shared/support areas, to address CCR planning goals and respond to student input regarding gathering/flex spaces. Other MIHS projects are not as core to student learning and are prioritized last.

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:: Group 5:

- The first three priorities are IMS Phase 2 (1st), Island Park (2nd), and West Mercer (3rd). All address significant building condition needs, plus IMS consolidates buildings, Island Park improves traffic, and West Mercer reduces reliance on portables.
- A new combined Crest/CCR/administration building and new JV field house are the next priority. This moves Crest closer to the high school, adds professional development space, and frees up space for parking and additional learning spaces on the megablock.
- Administration (if not part of Crest building) and pool are prioritized last, because they do not directly address educational needs in the district.

PRIORITIZATION EXERCISE: ROUND 2

:: This exercise addressed the question: "For the projects that are farther in the future, what (if anything) needs to be done in the interim?" It was noted that basic maintenance upkeep and repairs will be taken care of as needed, and this exercise is specifically about addressing additional programmatic needs.

:: The same five groups revised their prioritization scenarios to include any desired changes based on other group's scenarios and the inclusion of interim projects, using the same basic ground rules.

:: Photos of the round 2 prioritization timelines are attached, and key changes are noted below.

:: Group 1

- Interim projects of new gymnasium or cafeteria addition were included for West Mercer and Lakeridge, after the completion of Island Park.
- Combined Crest/administration/ATP building was added, similar to other groups.

:: Group 2

- Interim projects of new gymnasium or cafeteria addition were included for West Mercer and Lakeridge, prior to the completion of Island Park, to provide something new for all elementary schools. It was noted that there should be strategic placement of gyms so they do not displace students.
- MIHS projects (CCR and shared/support areas) were all added to priority 1, in order to touch all age groups in the first three phases.

:: Group 3

- Interim project of new gymnasium or cafeteria addition was included for Lakeridge as part of priority 1.
- Combined Crest/administration/ATP building was added, similar to other groups.

:: Group 4:

- Interim projects of shared learning areas were included for West Mercer, Lakeridge, and Island Park, as priority 2. This option was chosen because shared learning is an improvement that addressed the way teaching happens today and into the future, whereas the gyms have worked for many years already and do not have a different educational need.

:: Group 5:

- Interim projects of new gymnasium or cafeteria addition were included for West Mercer and Lakeridge, after the completion of Island Park. The West Mercer replacement was shifted out to priority 5, after the Crest/administration/CCR building and ATP.

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GROUP DISCUSSION

:: Priorities may change if the costs and percentage of the bond are known.

:: It is important to touch as many students across the Island as possible.

:: Determining the right amount of time between the interim projects and replacements was a struggle.

:: Do the prioritization scenarios address the top planning goals that were stated? Not all, but IMS Phase 2 addresses safety, as well as flexibility/adaptability of spaces.

:: How frequently is a long-range plan typically updated? Most districts will revisit after each phase, at least to determine the priorities are still the same.

:: Elementary parents are very invested and involved and want to be represented in the bond.

:: Constructing gym additions up front creates better equity. Does that make it okay for those elementary schools to happen later? Is it possible to construct two elementary schools at once?

:: LeRoy noted some surprise that administration is often towards the front in terms of priority. This typically tends to be at the tail end of everything. It was noted that this has to do with looking at the whole campus megablock planning and combining with Crest. If these are not combined, administration would not be up front. Doing the pool early (Group 4) is also a surprise.

:: How many projects do similar districts do at one time? JoAnn noted that Bainbridge has passed approximately one replacement school project every five years, plus additions and improvements, since 2005. The last phase was 10 years due to recession. However, every district is different. Generally, districts go on an 8-10 year cycle, however there can be a “dry spell” for 20+ years if don’t get support.

:: It was noted that there is work on a bill to reduce the bond passage rate from 60% to 50% (not this year), and people should advocate for this because it would make a huge difference.

:: Messaging is very important. We need to build the whole community and recognize the time will come for everyone. Even if Island Park happens first, most of kids there now will be gone. It is important to look beyond what each individual gets to what benefits the whole community. There should be a united front about priorities.

NEXT STEPS

:: The next FPC meeting, scheduled for March 30th, will be the third planning meeting, followed by a final wrap-up meeting scheduled in early June. The Committee will continue to refine planning questions and issues, including looking at consolidation of planning scenarios to take out to the broader community. Ideally we will take fewer than five approaches to the broader community, with one identified preferred approach.

:: It is very important that all Committee members come back for the next planning meeting, thank you!

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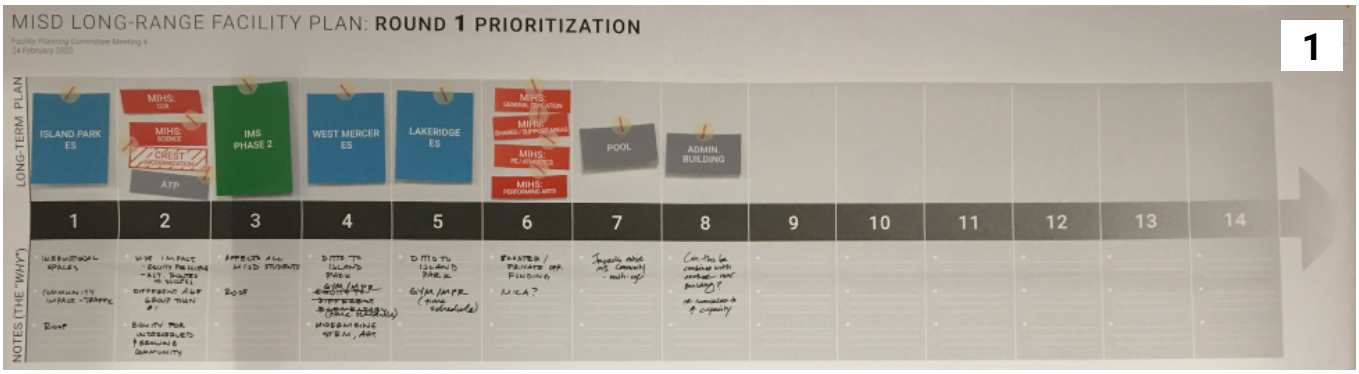
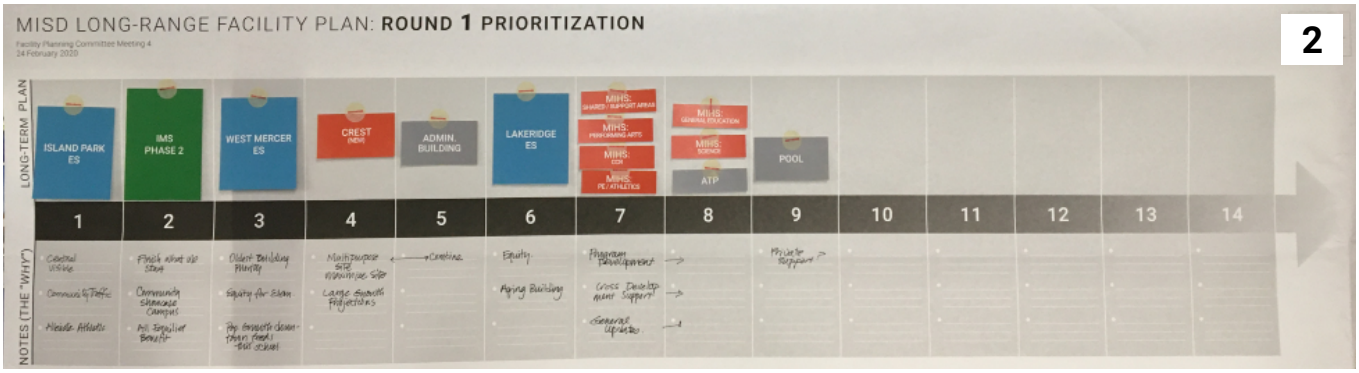
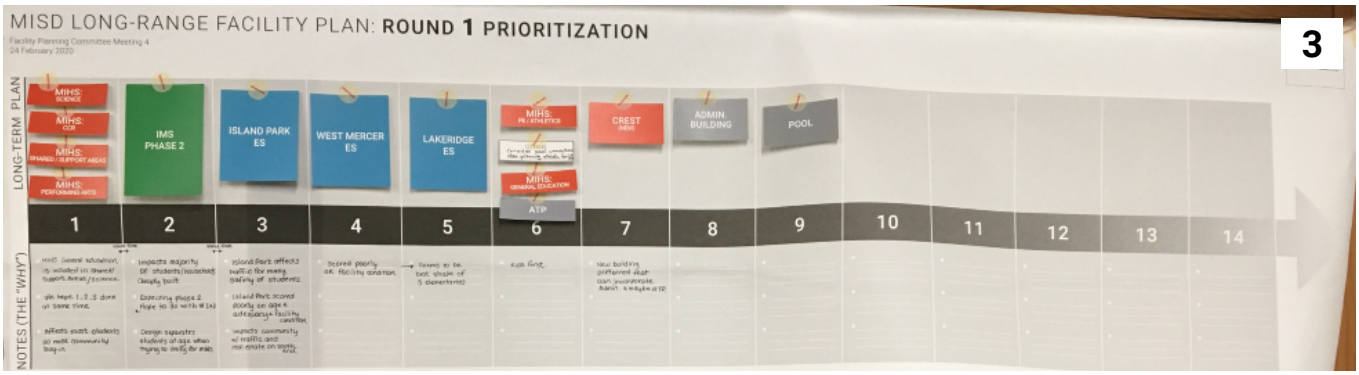
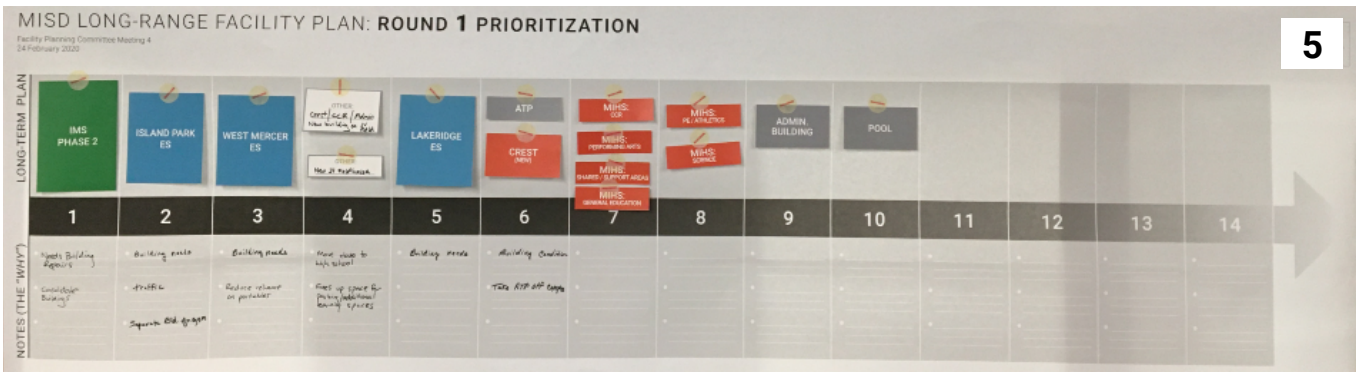
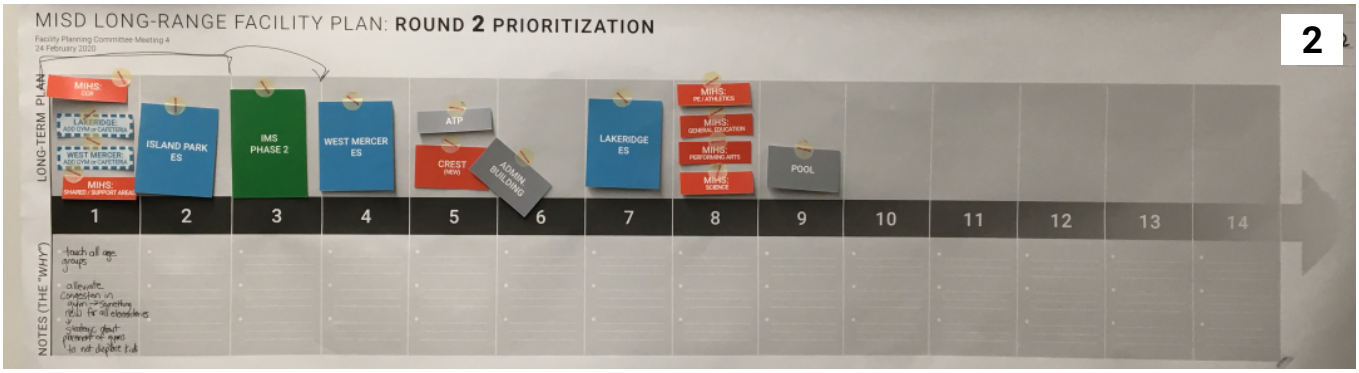
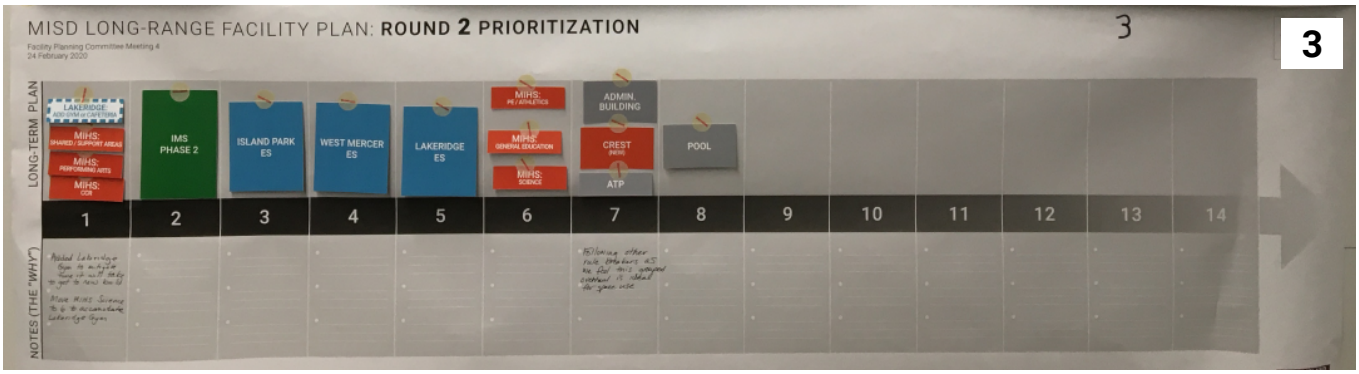
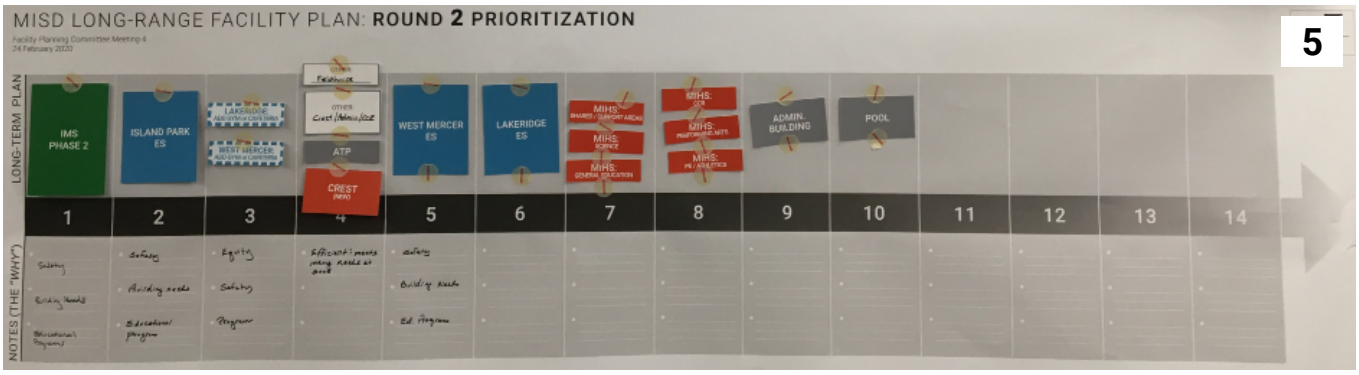
FPC4: Prioritization Exercise - Round 1 Results









FPC4: Prioritization Exercise - Round 2 Results