



LONG RANGE FACILITIES PLANNING COMMITTEE

A Solid Foundation for a Successful *Future*

Meeting #4 – November 15, 2023

Agenda

- Welcome and Recap Meeting #3: Build-a-Bond Results
- Define Consensus
- Project Updates
- Build-a-Bond Activity
- Finalize LRFPC Recommendation
- Communications
- Next Steps
- Exit Ticket
- Tour



LONG RANGE FACILITIES PLANNING COMMITTEE

A Solid Foundation for a Successful *Future*

DEFINE CONSENSUS

Define Consensus

OPTIONS to CONSIDER

- Unanimous agreement
- Unanimous consent
 - “I can support that.”
- Super majority thresholds
 - 90%, 80%, 75%, two thirds, or 60%
- Simple majority

The suggested consensus should be approved by a consensus.

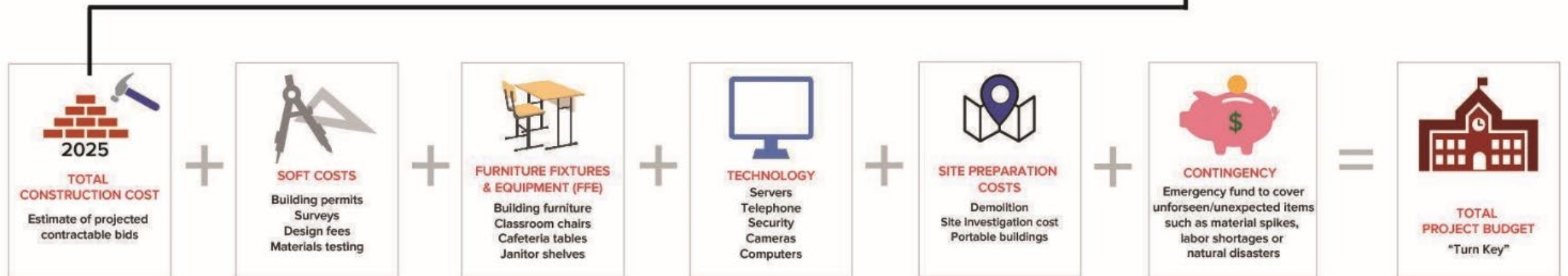
For Example:

A vote to approve a 70% consensus should pass with a 70% approval.



MEETING 3 RECAP AND FOLLOW-UP

How to Build a Project Budget



Build-a-Bond Results

TOTAL BOND (INCLUDED IN ALL 7 GROUPS):	Mod. Growth:	\$131,108,841	High Growth:	\$124,030,557
TOTAL BOND (INCLUDED IN 5 OR MORE GROUPS):	Mod. Growth:	\$261,072,961	High Growth:	\$253,518,847

Projects	Project Ranking (Mtg. 2)	Mod. Growth Est. Needed Date	Total Project Cost	High Growth Est. Needed Date	Total Project Cost	Include?
New Buses (36 buses over 6 years)*	4.85		\$4,897,377		\$4,897,377	7
R.B. Godley Renovations*	4.79	8/1/2025	\$22,680,990	8/1/2025	\$22,680,990	7
Legacy Elementary Renovations*	4.79	8/1/2025	\$14,054,782	8/1/2025	\$14,054,782	7
New Elementary #4 (740 students)	4.70	8/1/2027	\$81,874,584	8/1/2026	\$74,796,300	7
New Transportation Facility*	4.54	8/1/2026	\$6,401,108	8/1/2026	\$6,401,108	7
Districtwide Safety & Security Improvements	4.31		\$1,200,000		\$1,200,000	7
Godley MS Addition & Renovation (1,200 students total)	4.79	8/1/2026	\$112,900,935	8/1/2026	\$112,900,935	6
Districtwide Technology Upgrades*	4.62		\$2,348,500		\$2,348,500	6
Bond Contingency	3.89		\$10,000,000		\$10,000,000	6
Pave Home Stadium Parking Lot	3.77	8/1/2033	\$4,714,685	8/1/2031	\$4,238,854	6

Build-a-Bond Results

- Comments:
 - Consider 24 buses for 4 years (instead of 36 buses over 6 years).
 - Can the New Transportation Facility be expanded to include diesel mechanics or an automotive program for CTE so that this is also an educational space?
 - Consider other funding options for Technology Upgrades such as grants or E-rate.
 - Can the paving of home stadium parking lot be done in phases to manage the budget?

Build-a-Bond Results

Projects	Project Ranking (Mtg. 2)	Mod. Growth Est. Needed Date	Total Project Cost	High Growth Est. Needed Date	Total Project Cost	Include?
Ag Project Center Addition	3.25	8/1/2025	\$4,193,915	8/1/2025	\$4,193,915	4
Tennis Complex Phase 2A (Locker rooms for Tennis & Ag)	2.79	8/1/2025	\$2,955,569	8/1/2025	\$2,955,569	4
Performing Arts Center (1,200 seats)	4.06	8/1/2030	\$44,377,647	8/1/2028	\$38,709,400	3
Fine Arts: Black Box Theater Classroom* & Dance Studio (will also serve as required tornado shelter expansion)	3.97	Tornado shelter must align w/ Ph 4 CR Add.	\$26,704,973	Tornado shelter must align w/ Ph 4 CR Add.	\$23,294,618	3
Admin/Prof. Dev. Center at 6th Grade Campus (includes LINKS and DAEP)	3.58	8/1/2028	\$27,230,527	8/1/2028	\$27,230,527	3
Land Purchases*	3.53		\$10,000,000		\$10,000,000	3
Phase 4 Core Classroom & SPED* Addition (700 students)	3.44	8/1/2030	\$80,284,242	8/1/2028	\$70,035,190	3
Fine Arts Equipment	3.27		\$500,000		\$500,000	3

- Comments:

- Can Ag grow by more students keeping animals at home?
- Consider the PAC be done before the Black Box Theater and Dance
- Consider SPED classrooms as a standalone project or as part of another project in lieu of the Phase 4 classroom addition.
- Can fine arts equipment be rented from vendors instead?

Build-a-Bond Results

Projects	Project Ranking (Mtg. 2)	Mod. Growth Est. Needed Date	Total Project Cost	High Growth Est. Needed Date	Total Project Cost	Include?
New Middle School #2 (1,200 students)	3.51	8/1/2032	\$223,983,471	8/1/2028	\$171,538,560	2
New Elementary #5 (740 students)	3.72	8/1/2033	\$120,403,800	8/1/2028	\$88,296,120	1
Wastewater Treatment Plant	2.92	8/1/2028	\$5,557,802	8/1/2028	\$5,557,802	1
Phase 5 Classrooms, Athletics*, & Visitor Stadium* Addition (250 students)	3.09	8/1/2033	\$83,792,352	8/1/2031	\$74,965,652	0
New Elementary #6 (740 students)	2.80		\$0	8/1/2030	\$101,139,190	0
Tennis Complex Phase 2B (2 covered competition courts)	0.00	8/1/2025	\$3,620,572	8/1/2025	\$3,620,572	0

- Comments:
 - Use bond contingency for other projects that are not approved such as the Wastewater Treatment Plant, Land, Technology, or other growth related items if they are needed before the next bond election.



PROJECT UPDATES

Buses

- Consider 24 buses for 4 years (instead of 36 buses over 6 years).
- Based on Build a-Bond results, next bond election is likely in 3 4 years to address next round of growth (*Approx. 2-2.5 years prior to next construction project needing to be completed*).

Projects		Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
	New Buses (36 buses over 6 years)*	4.85	2024 -29	\$4,897,377	7
	New Buses (24 over 4 years)*	ALT	2024 -27	\$3,103,290	
	Difference (Over)/Under			\$1,794,087	

New Transportation Facility

- Overview

- *(Postponed from 2021 Bond)*
- 5,200 SF offices and maintenance bays
- Parking for 60 buses and 60 cars
- Fuel station (2 pumps) and canopy
- Location TBD
- Does not include bus wash

- Update

- Add 2,000SF
- CTE classroom, auto bay, changing area, storage

Projects		Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
	New Transportation Facility*	4.54	8/1/2026	\$6,401,108	7
	New Transportation Facility w/ CTE	ALT	8/1/2026	\$7,631,654	
	Difference (Over)/Under			(\$1,230,546)	

Pave Home Stadium Parking Lot

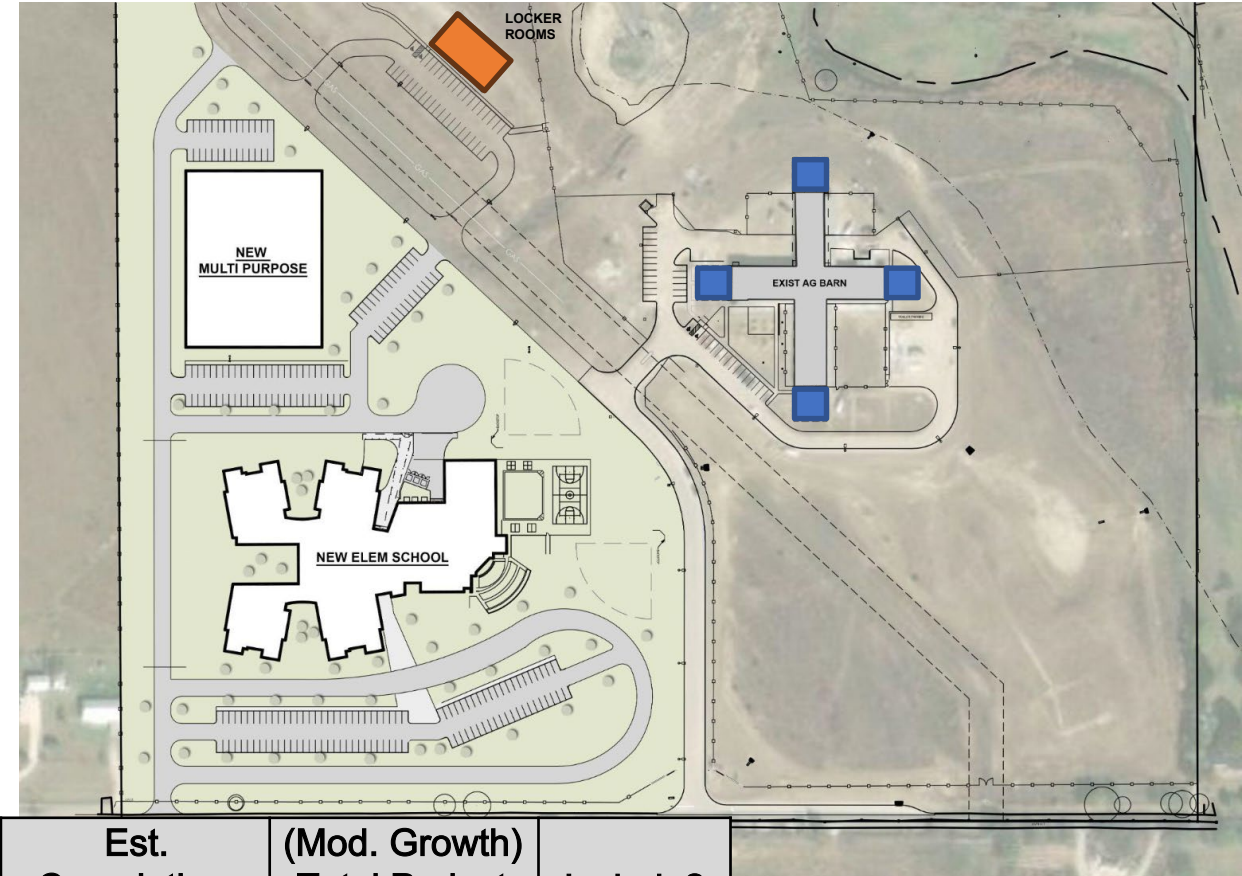
- Can the paving of home stadium parking lot be done in phases to manage the budget?
- Evaluate phasing vs timeline
- Complete as bond capacity allows



Projects		Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
	Pave Home Stadium Parking Lot	3.77	8/1/2033	\$4,714,685	6
	Pave Home Stadium Parking Lot	ALT	8/1/2026	\$2,901,844	
	Difference (Over)/Under			\$1,812,84	

Ag Center Addition / Ag & Tennis Locker Rooms

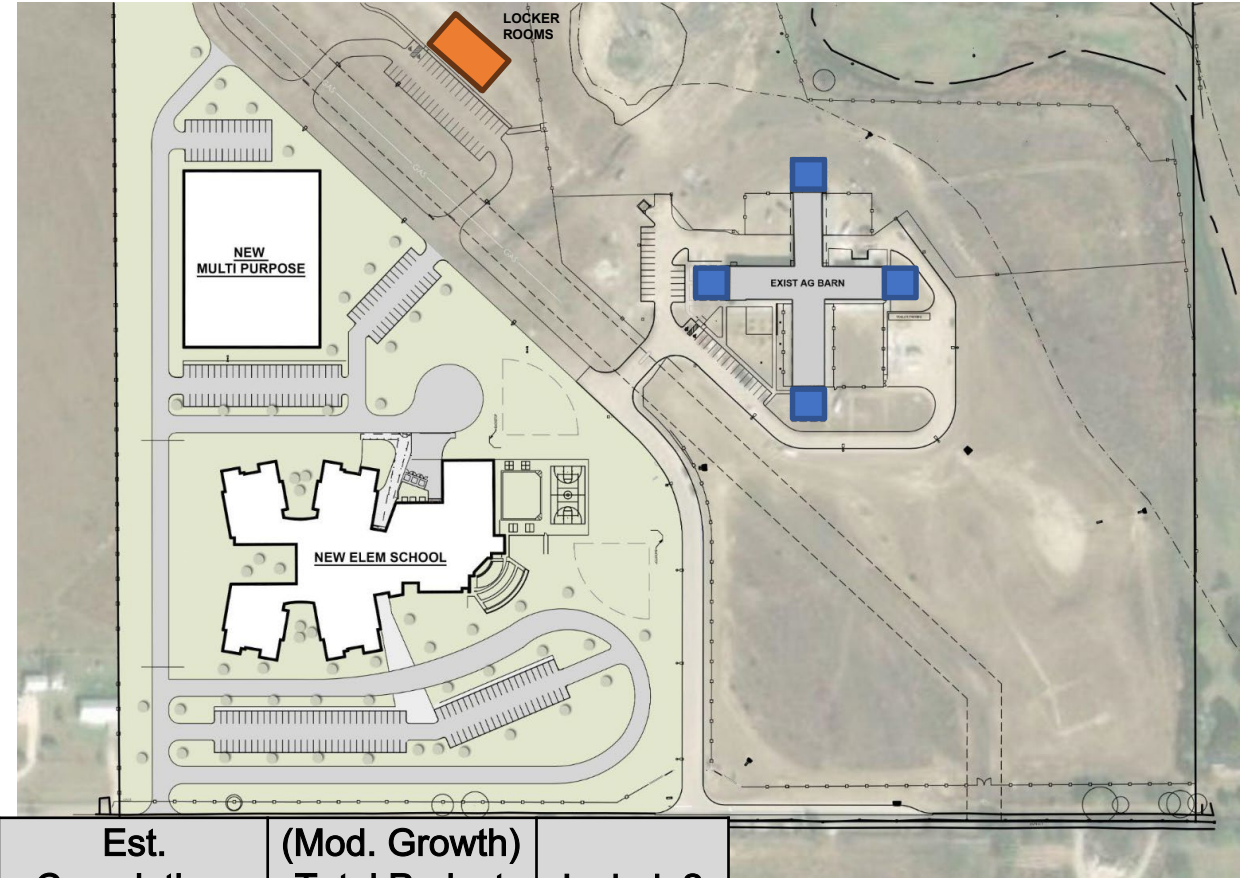
- Ag Addition Overview
 - 9,500SF addition
 - Expand all wings (cows, sheep, goats, pigs)
 - Expand restroom/concession/office wing
 - Replace greenhouse
- Locker room Overview
 - 4,000SF locker rooms for Ag & Tennis



Projects		Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
	Ag Project Center Addition	3.25	8/1/2025	\$4,193,915	4
	Locker rooms for Tennis & Ag	2.79	8/1/2025	\$2,955,569	4
	Total			\$7,149,485	

Ag Center Addition / Ag & Tennis Locker Rooms

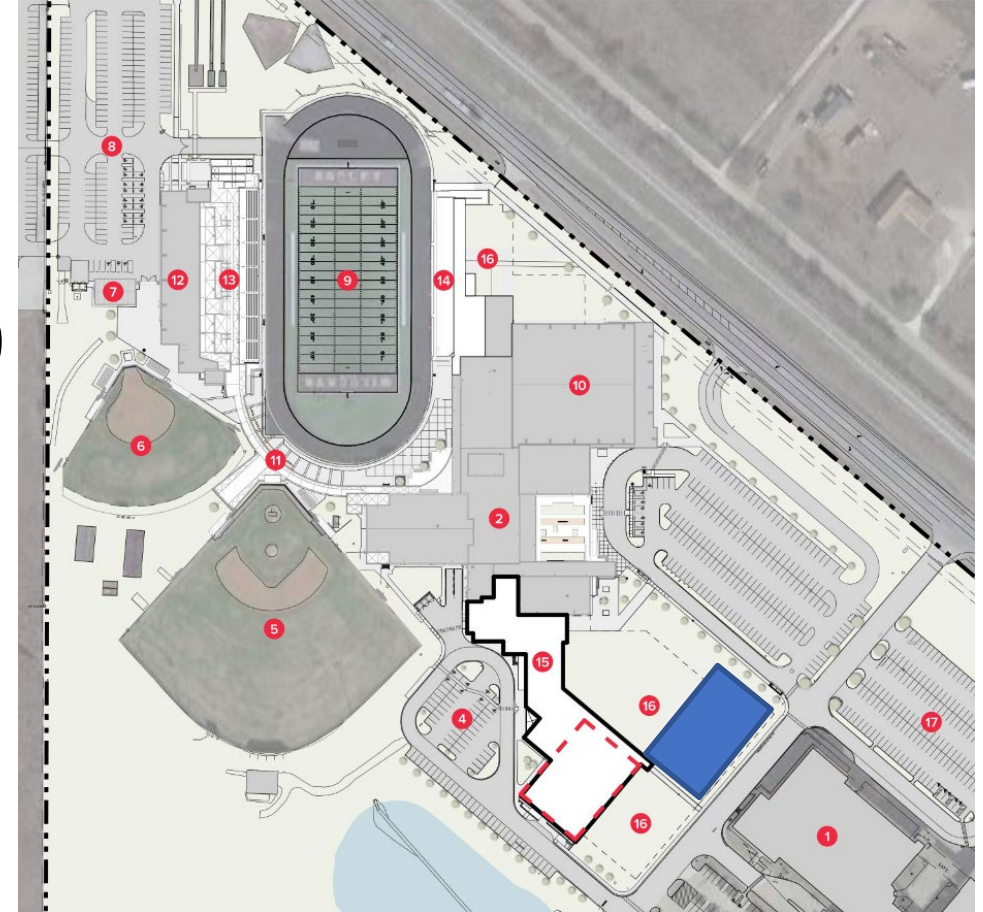
- Is this an urgent need?
- Where is growth happening?
How many new developments have enough land to keep animals at home?



Projects	Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
Ag Project Center Addition	3.25	8/1/2025	\$4,193,915	4
Locker rooms for Tennis & Ag	2.79	8/1/2025	\$2,955,569	4
Total			\$7,149,485	

Godley High School Performing Arts Addition

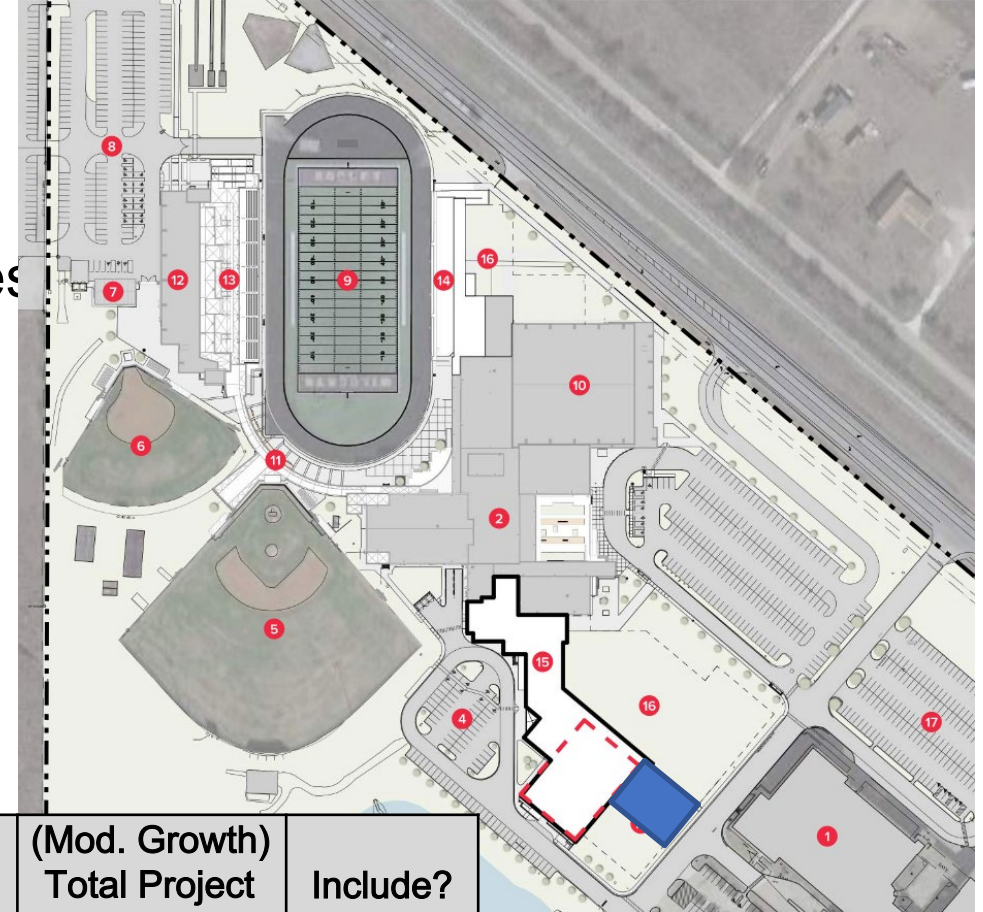
- Overview
 - 32,000 SF addition
 - 1,200 seat auditorium
- Only project originally ranked above 4.0 that did not get majority support in Build-a-Bond activity.
- Is this priority over a Black Box Theater Classroom?



Projects	Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
Performing Arts Center (1,200 seats)	4.06	8/1/2030	\$38,709,400	3

Godley High School Fine Arts Addition

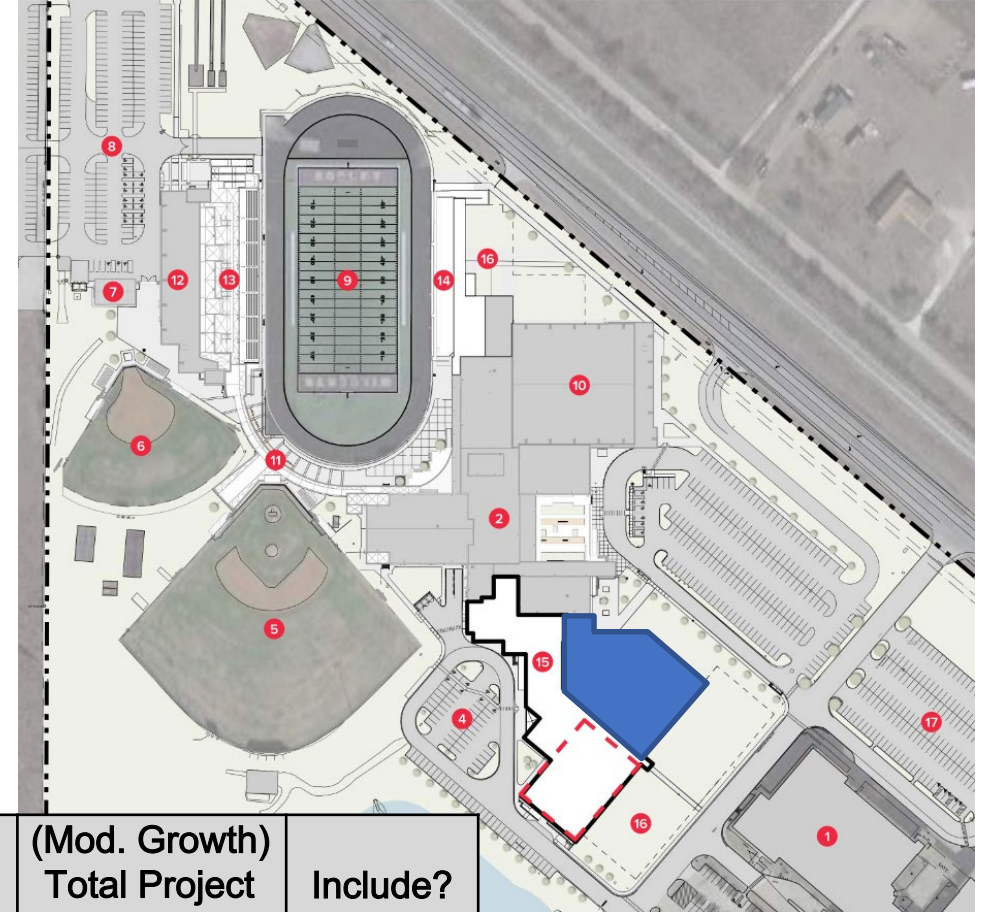
- Overview
 - 25,325 SF addition
 - Art (finish out of shelled spaces)
 - Black Box Theater Classroom & support spaces
(Postponed from 2021 bond)
 - Dance (will also serve as required tornado shelter expansion)
- Update
 - 9,680 SF addition
 - Black Box Theater Classroom & support spaces
(Postponed from 2021 bond)



Projects	Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
Fine Arts: Black Box Theater*& Dance Studio (will also serve as required tornado shelter expansion)	3.97	8/1/2030	\$26,704,973	3
Black Box Theater*	ALT	8/1/2026	\$8,839,467	
Difference (Over)/Under			\$17,865,506	

Godley High School (Phase 4)

- Overview
 - 700 student addition
 - 2,050 student capacity
 - 76,831 SF addition
 - Core Classrooms
 - SPED(*Postponed from 2021 Bond*)
 - CL&I Expansion (2,000 to 2,500 student capacity)
 - Additional parking
- Update
 - 7,100 SF addition
 - SPED (*Postponed from 2021 Bond*)



Projects	Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
Phase 4 Core Classroom & SPED* Addition (700 students)	3.44	8/1/2030	\$26,704,973	3
SPED Addition*	ALT	8/1/2026	\$5,343,598	
Difference (Over)/Under			\$21,361,375	

Godley High School Athletics Addition

- Overview
 - 13,365 SF addition
 - 250 spectator seats
 - Practice Gym
(Postponed from 2021 bond)



Projects		Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
	Phase 5 Classrooms, Athletics*, & Visitor Stadium* Addition (250 students)	3.09	8/1/2030	\$26,704,973	2
	Practice Gym Addition*	ALT	8/1/2026	\$9,838,982	
	Difference (Over)/Under			\$16,865,991	

Admin. / Prof. Dev. at 6th Grade Campus

- Overview
 - Space for DAEP/Links, Admin Offices, Professional Development
 - Partial reconfiguration for offices and PD spaces
 - New finishes, roof, fire sprinkler, RTUs, LED lighting, fire alarm, PA system, electrical switchgear and panels
 - Renovate current District Admin at Legacy to be used by Legacy ES
- Update
 - Life-cycle replacement items only (roof, RTUs)



Projects	Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
Admin/Prof. Dev. Center at 6th Grade Campus (includes LINKS and DAEP)	3.58	8/1/2028	\$27,230,527	3
6 th Grade Campus LifeCycle Replacements	ALT	8/1/2028	\$9,022,265	
Difference (Over)/Under			\$18,208,262	

Other Project Considerations

- Land Purchases
 - Partially postponed 2021 bond project
 - Need in next 5 years? 10 years?
- Fine Arts Equipment
 - Other funding sources? Rentals?
- Wastewater Treatment Plant
 - Fund from bond contingency if needed

Projects		Project Ranking (Mtg. 2)	Est. Completion Date	(Mod. Growth) Total Project Cost	Include?
	Land Purchases*	3.53		\$10,000,000	3
	Fine Arts Equipment	3.27		\$500,000	3
	Wastewater Treatment Plant	2.92	8/1/2028	\$5,557,802	1

BUILD-A-BOND ACTIVITY

Build-a-Bond

		Meeting 3			Meeting 4		
TOTAL BOND:		Mod. Growth: \$261,072,961			\$261,072,961		
Projects		Project Ranking (Mtg. 2)	Project Ranking (Mtg. 3)	Mod. Growth Est. Needed Date	Total Project Cost	Include?	Comments
CHOOSE 0 OR 1	New Buses (36 buses over 6 years)*	4.85	7		\$4,897,377	YES	
	New Buses (24 buses over 4 years)*	ALT			\$3,103,290		
	R.B. Godley Renovations*	4.79	7	8/1/2025	\$22,680,990	YES	
	Legacy Elementary Renovations*	4.79	7	8/1/2025	\$14,054,782	YES	
	New Elementary #4 (740 students)	4.70	7	8/1/2027	\$81,874,584	YES	
CHOOSE 0 OR 1	New Transportation Facility*	4.54	7	8/1/2026	\$6,401,108	YES	
	New Transportation Facility* w/ CTE	ALT		8/1/2026	\$7,631,654		
	Districtwide Safety & Security Improvements	4.31	7		\$1,200,000	YES	
	Godley MS Addition & Renovation (1,200 students total)	4.79	6	8/1/2026	\$112,900,935	YES	
	Districtwide Technology Upgrades*	4.62	6		\$2,348,500	YES	
	Bond Contingency	3.89	6		\$10,000,000	YES	
CHOOSE 0 OR 1	Pave Home Stadium Parking Lot	3.77	6	8/1/2033	\$4,714,685	YES	
	Pave Home Stadium Parking Lot	ALT		8/1/2026	\$2,901,844		
	Ag Project Center Addition	3.25	4	8/1/2025	\$4,193,915		
	Locker rooms for Tennis & Ag	2.79	4	8/1/2025	\$2,955,569		
	Performing Arts Center (1,200 seats)	4.06	3	8/1/2030	\$44,377,647		
CHOOSE 0 OR 1	Fine Arts: Black Box Theater Classroom* & Dance Studio (will also serve as required tornado shelter expansion)	3.97	3	Tornado shelter must align w/ Ph 4 CR Add.	\$26,704,973		
	Fine Arts: Black Box Theater Classroom*	ALT		8/1/2026	\$8,839,467		

- Stay on assigned Group # Tab.
- Include?
 - Yes or No
- Bond total will auto-populate at the top.
- Comments (optional)

FINALIZE LRFPC RECOMMENDATION



COMMUNICATIONS

Your Questions

How are we going to gain public support for this bond? I have enjoyed learning and have learned so much already, but I don't think the public as a whole understands the actual needs and the impact if another bond is denied.

How can we do better at sharing this information and all the details?

If the majority of the community voted no to the last bond, is there a number that is acceptable or is it just going to be a no?

I'm very curious about the legalities surrounding the promotion of the bond and liabilities involved.

I want to learn more about how other cities get their bonds passed. What makes them successful, and how can we do the same?

What additional help is needed to get this done?

What do we mean by “The Public”

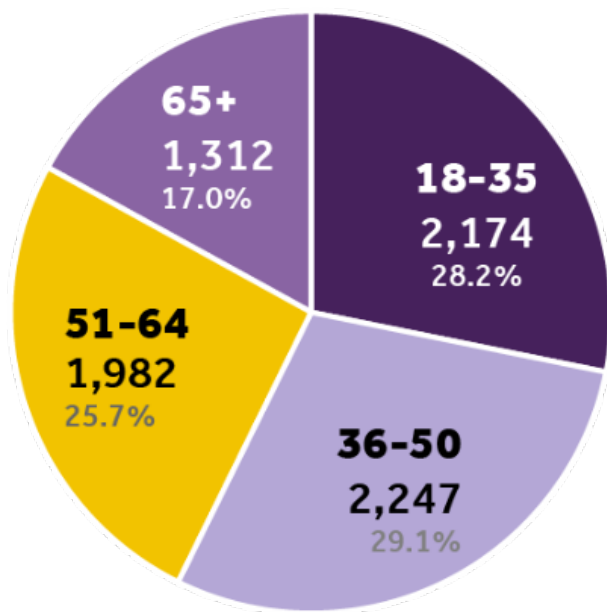
- Residents
- Taxpayers
- Parents
- Staff
- Voters
- Keyboard Warriors
- Media

Who determines the outcome of the election?

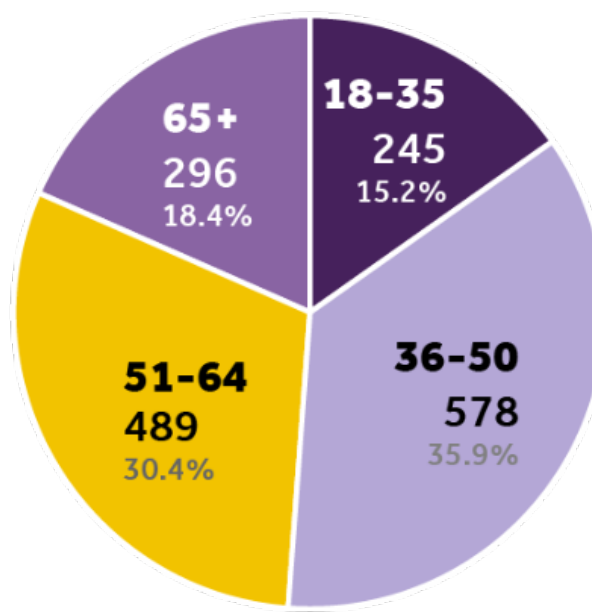
Voters

But others on this list can influence the outcome.

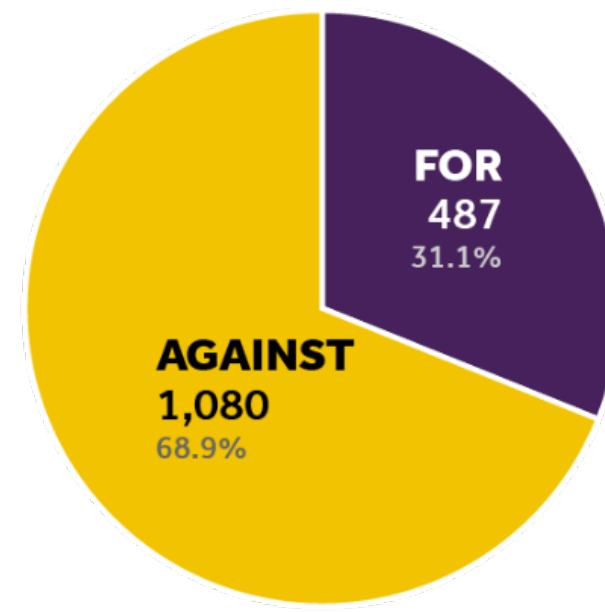
Voter Analysis



REGISTERED VOTER BREAKDOWN



VOTED IN MAY 2023



MAY 2023 ELECTION RESULTS

Election Ethics

Section 255.003 of the Texas Election Code prohibits an employee or officer of the district from using school resources, funds or time for political advertising or advocacy.

Political advertising is a communication that pushes for a particular outcome (passage or defeat) in an election and includes statements made orally or in writing.

This explains why you won't see Dr. Dear wearing a t-shirt that says: VOTE YES for THE BOND.

Dr. Dear is always the Superintendent. He does not ever take off his "Superintendent Hat" and put on his "Private Citizen Hat."

Board of Trustees and District Staff

Board Members and Staff wear two hats.

When acting in an official capacity, Board Members and Staff CAN EDUCATE

Official Representative



- Board Member
- Coach
- Director
- Teacher
- Staff
- Administrator

Private Citizen



- Private citizen
- Voter
- Friend
- Community activist
- Educator

EDUCATE

Distribute district - developed materials + share district website

- Share proposed bond projects & estimated costs
- Provide information about expected enrollment growth and age and condition of facilities
- Give tax rate and financial information

Describe the process

- Give details about the LRFPC and the planning that led to the decision to call a bond

Provide information about voting

- Project information + ballot language
- Voter registration information
- Election dates, times & polling locations

ADVOCATE

Prohibited words & phrases

- Vote FOR / Vote AGAINST
- Best solution / Countless extras
- Fantastic / Wasteful
- State-of-the-art / Unnecessary
- Need / Wish list

Education vs. Advocacy

Overview of May 6 Godley ISD Proposition A:

More than 90% of the \$889,000,000 bond referendum is designated to manage the fast growth of our district and avoid crowded classrooms, with a strong focus on campus safety and security.



- Three new elementary schools and one new middle school



- Additions at Godley High School including a Performing Arts Center



- Renovations and addition to double size of Godley Middle School



- Renovations at RB Godley and Legacy Elementary Schools
- Support for our growing fine arts, career & technical education, agricultural and athletic programs
- Districtwide safety and security upgrades, transportation projects and additional infrastructure and technology improvements

**GIVE A WILDCAT
YES!**

VOTE FOR GODLEY ISD PROP A

EARLY VOTING: APRIL 24 – MAY 2

ELECTION DAY: SATURDAY, MAY 6, 2023

Penalties and Consequences

Class A Misdemeanor + Fines

punishable up to \$4,000 and/or up to one year in jail / Texas Penal Code

Potential Civil Penalty

up to \$5,000 per violation / Texas Ethics Commission

Distraction for District & Voter Education Campaign

Loss of Trust and Integrity

Ballot Language

FOR _____

AGAINST _____

THE ISSUANCE OF \$889,000,000 OF BONDS BY THE GODLEY INDEPENDENT SCHOOL DISTRICT FOR THE CONSTRUCTION, RENOVATION, ACQUISITION AND EQUIPMENT OF SCHOOL FACILITIES IN THE DISTRICT (INCLUDING, BUT NOT LIMITED TO, IMPROVEMENTS TO ENHANCE SAFETY AND SECURITY), INCLUDING THE ACQUISITION OF LAND THEREFOR AND THE PURCHASE OF SCHOOL BUSES AND VEHICLES, AND LEVYING TAX IN PAYMENT THEREOF. THIS IS A PROPERTY TAX INCREASE.

NEXT STEPS & EXIT TICKET

Calendar

Board Recommendation Dec. 18!

Godley High School, 6:00PM

Please Attend!
Your support of the final
recommendation speaks
volumes.

★ Spokesperson volunteers to give recommendation?

	Date	Location
Meeting 1	Wednesday, October 4	Godley High School
Meeting 2	Wednesday, October 25	Godley Middle School
Meeting 3	Wednesday, November 1	R.B. Godley Elementary
Meeting 4	Wednesday, November 15	Pleasant View Elementary
Recommendation	Monday, December 18	Godley High School
Board Meeting	Monday, January 22	Godley High School

Communications

- Shared Google drive- “Long Range Facility Planning 2023”
 - Presentations and other supporting materials
 - Exit Ticket Q&A
- www.godleyisd.net/longrange
 - Meeting summaries
- Bond/Construction Website <https://www.godleyisdbond.com/>

Exit Ticket 3-2-1

Before you leave, please scan the QR code and tell us:

3. What are three things you learned?

2. What are two questions you still have?

1. What is one thing you want to learn more about?



www.pollev.com/committee



LONG RANGE FACILITIES PLANNING COMMITTEE

A Solid Foundation for a Successful *Future*