

July 11, 2023



# CAPITAL PROJECT 2023

**Caledonia-Mumford Central School District**

*Home of Champions*



# AGENDA

- How Did We Get Here?
- ES Proposed Site Scope
- ES Proposed Building Scope
- HS Proposed Site Scope
- HS Proposed Building Scope
- Proposed Cost Summary
- Financial Plan
- BOE Referendum Vote Action Items
- Proposed Project Timeline



# HOW DID WE GET HERE?

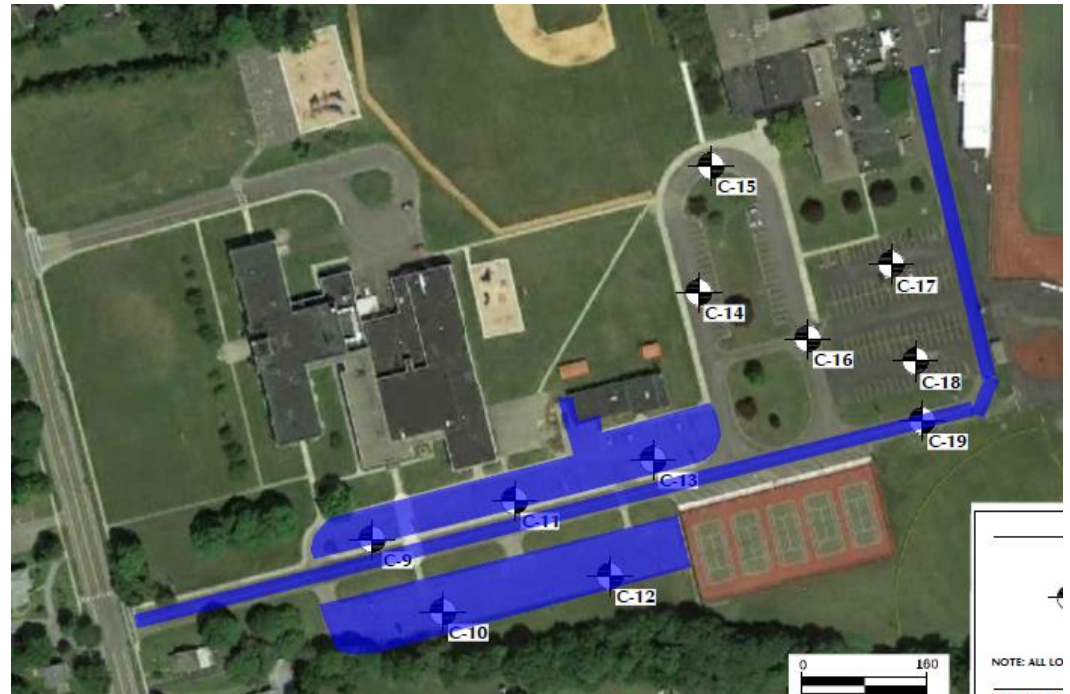
- 2020 Building Conditions Survey
  - Evaluated All Components, All Trades
  - Meetings with District Office, End Users, Facilities
  - Cost Estimates in Partnership with Campus
  - Priority 1 & 2 Scope Items
- Monthly Facilities Meetings Since January 2023
- STEM Tours at Other Districts
- Meetings with End Users
- Conceptual Designs for the Secure Entries and STEM Spaces
- Campus Cost Estimates
- Coordinating with Your Financial Advisor (BPD)





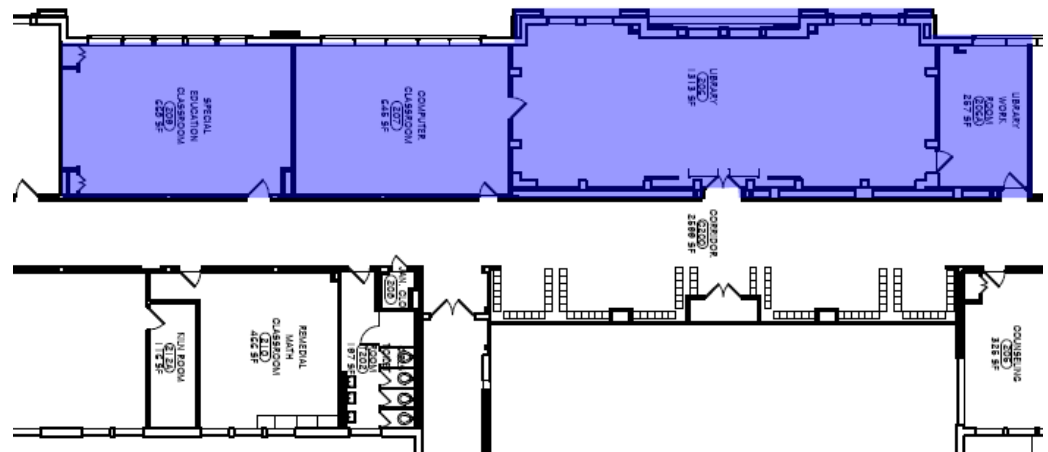
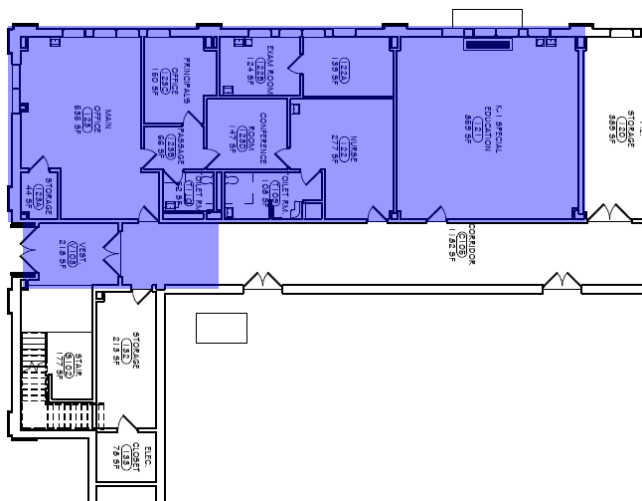
# ELEMENTARY SCHOOL PROPOSED SITE SCOPE

- Drop Off Loop
- Asphalt Replacement  
Down to Existing Subbase
- Sidewalk Replacement
- Granite Curb  
Replacement
- South Parking Lot –  
Asphalt Mill & Overlay
- Entrance Drive – Asphalt  
Mill & Overlay



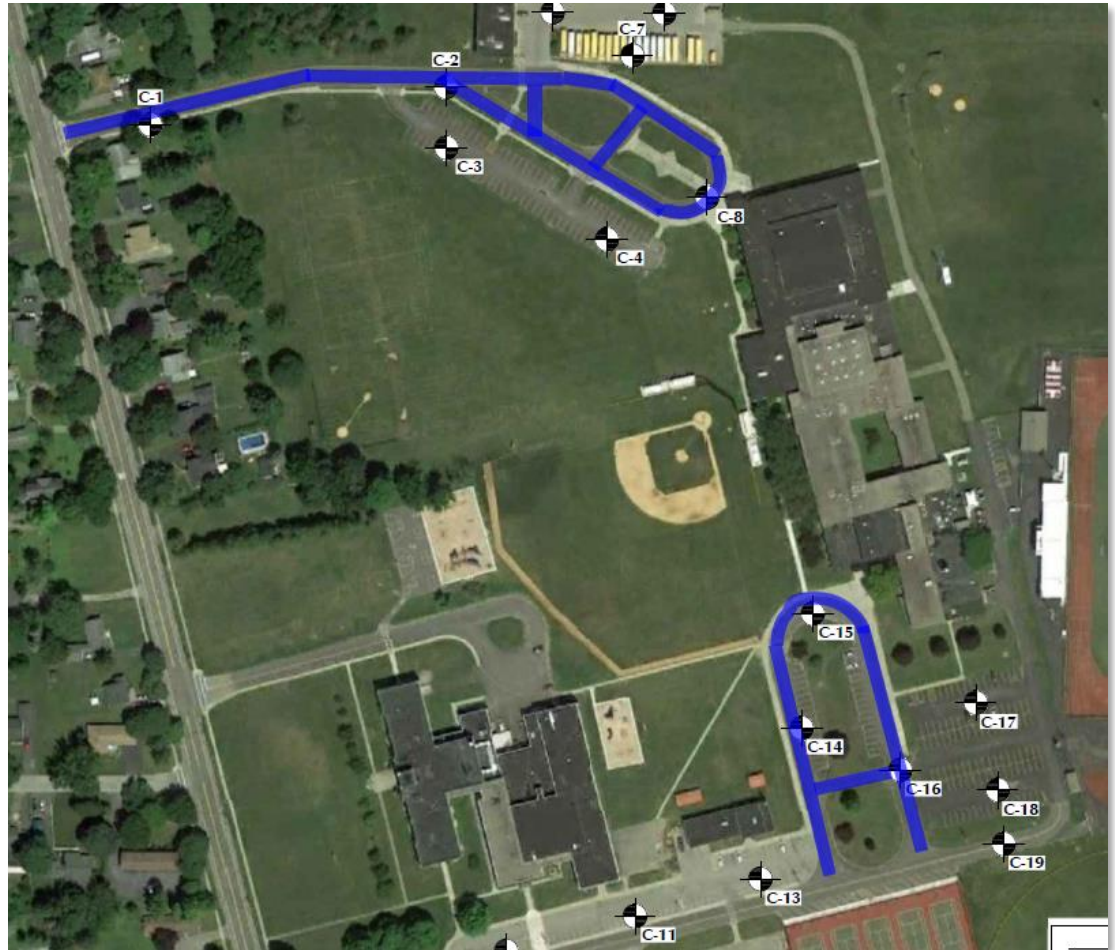
# ELEMENTARY SCHOOL PROPOSED BUILDING SCOPE

- Roof Replacement
- STEM Library Renovations
- Secure Entry, Main Office, & Nurse's Suite Renovations
- Window Replacement
- Auditorium Upgrades to Lighting & Ceilings
- Boiler Replacement



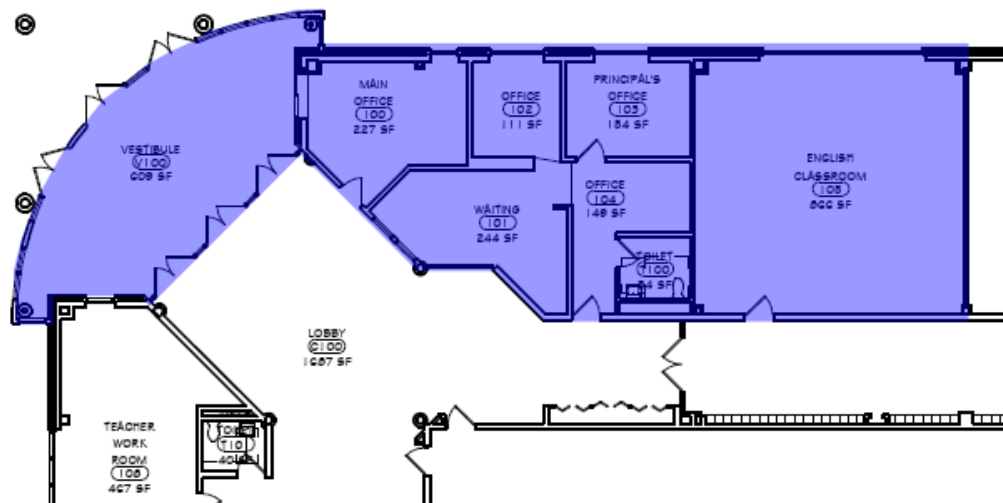
# MIDDLE/HIGH SCHOOL PROPOSED SITE SCOPE

- HS Drop Off Loop  
Asphalt Mill &  
Overlay
- MS Drop Off Loop  
Asphalt Mill &  
Overlay
- Miscellaneous  
Storm Structure  
Replacements



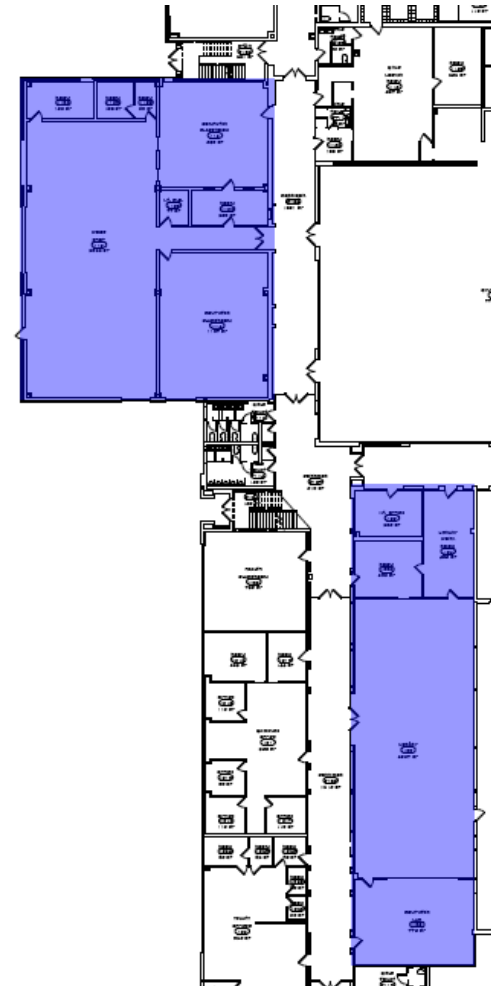
# MIDDLE/HIGH SCHOOL PROPOSED BUILDING SCOPE

- Main Office & Secure Entry Renovations
- Boiler Upgrades
- PA System Replacement
- Roof Replacement  
(As Budget Allows)



# MIDDLE/HIGH SCHOOL PROPOSED BUILDING SCOPE

- Auditorium Upgrades to Seating, Ceilings, Lighting, Sound & Control Room
- STEM Library and Shop Renovations
- Loading Dock Freight Elevator Replacement







# PROPOSED COST SUMMARY

Elementary School Scope .....	\$6,428,548
Middle/High School Scope.....	\$7,841,452
Capitalized Interest.....	\$575,000
DASNY.....	\$385,000

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**Total Project Cost .....\$15,230,000**

# FINANCIAL PLAN

Caledonia-Mumford Central School District

## ANALYSIS OF ESTIMATED PROJECT COST AND MAXIMUM COST ALLOWANCE BY BUILDING

**Assumes  
January 2025  
SED Approval**

			A	B	(SUM A TO B) TOTAL AUTHORIZATION
			Jr/Sr High School 0001-0xx	Elementary School 0003-0xx	
			Alteration/ Reconstruction	Alteration/ Reconstruction	
<b>CONSTRUCTION:</b>	<b>SED Approval</b>	<b>Reset Date</b>			
<b>Maximum Cost Allowance</b>			<b>\$ 27,065,143</b>	<b>\$ 15,549,885</b>	
Less: Capital Outlay Project #0003-013 (FCR)	9/16/2020	9/16/2025	-	(53,247)	
Less: Capital Outlay Project #0001-015 (FCR)	7/21/2021	7/21/2026	(92,050)	-	
Less: Emergency Flooring Project #0003-014 (FCR)	1/19/2022	1/19/2027	-	(35,458)	
Less: Capital Outlay Project #0001-016 (Est. FP-F)	5/19/2022	5/19/2027	(80,000)	-	
Less: Emergency Elevator Project #0003-015 (FCR)	6/14/2022	6/14/2027	-	(50,500)	
Less: Emergency Auditorium Project #0003-016 (FP-F)	/ / /	/ / /	-	(32,140)	
Less: Capital Outlay Project #0003-017 (FP-F)	/ / /	/ / /	-	(87,700)	
Less: Proposed Capital Project <sup>1</sup>	January 2025	January 2030	(4,571,542)	(5,104,793)	\$ 9,676,335
<b>Maximum Cost Allowance Available</b>			<b>\$ 22,321,551</b>	<b>\$ 10,186,047</b>	
<b>INCIDENTALS (Includes Sitework):</b>					
<b>Maximum Cost Allowance</b>			<b>\$ 6,766,286</b>	<b>\$ 3,283,178</b>	
Less: Capital Outlay Project #0003-013 (FCR)	9/16/2020	9/16/2025	-	(46,753)	
Less: Capital Outlay Project #0001-015 (FCR)	7/21/2021	7/21/2026	(7,950)	-	
Less: Emergency Flooring Project #0003-014 (FCR)	1/19/2022	1/19/2027	-	(8,095)	
Less: Capital Outlay Project #0001-016 (Est. FP-F)	5/19/2022	5/19/2027	(20,000)	-	
Less: Emergency Elevator Project #0003-015 (FCR)	6/14/2022	6/14/2027	-	(6,832)	
Less: Emergency Auditorium Project #0003-016 (FP-F)	/ / /	/ / /	-	(6,775)	
Less: Capital Outlay Project #0003-017 (FP-F)	/ / /	/ / /	-	(12,300)	
Less: Proposed Capital Project <sup>1</sup>	January 2025	January 2030	(2,031,899)	(2,946,766)	\$ 4,978,666
<b>Maximum Cost Allowance Available</b>			<b>\$ 4,706,437</b>	<b>\$ 255,657</b>	
			<b>Total Project Costs:</b>		<b>\$ 14,655,000</b>

KEY:

1

RED  
GREEN

Source: Project Costs provided by Campus Construction Management, 7/5/2023.  
Project costs include DASNY issuance fees, but not Capitalized Interest.  
Exceeds aid ceiling. All dollars expended in excess of aid ceiling are 100% local share.  
Positive margin to work with.  
Maximum Cost Allowance based on:  
(a) 2022-23 Regional Cost Factor of 1.000  
(b) Monthly Cost Index for March 2023.  
(c) Building Aid Units from SA-4 dated 01/23/2020

# FINANCIAL PLAN

Caledonia-Mumford Central School District

## SUMMARY OF EXISTING and FUTURE BUILDING DEBT SERVICE

	A	B	C	D (B+C)	E	F	G (D-E-F)	H (A+G)	
		<b>Proposed \$15,230,000 Capital Project</b>							
Fiscal Year Ending June 30:	Estimated Net Local Share	Total Principal	Total Interest	Total Debt Service	Estimated Building Aid	Debt Service Offsets	Estimated Net Local Share	Combined Estimated Net Local Share	\$ Change (H)
2024	\$ 47,473	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 47,473	
2025	56,194	-	-	-	-	-	-	56,194	\$ 8,721
2026	3,494	-	624,000	624,000	-	575,000 <sup>1</sup>	49,000	52,494	(3,700)
2027	(3,160)	555,000	748,800	1,303,800	1,248,508	-	55,292	52,131	(362)
2028	3,965	585,000	715,500	1,300,500	1,248,508	-	51,992	55,956	3,825
2029	(385)	620,000	680,400	1,300,400	1,248,508	-	51,892	51,506	(4,450)
2030	4,140	655,000	643,200	1,298,200	1,248,508	-	49,692	53,831	2,325
2031	6,490	690,000	603,900	1,293,900	1,248,508	-	45,392	51,881	(1,950)
2032	2,890	735,000	562,500	1,297,500	1,248,508	-	48,992	51,881	-
2033	(55,321)	785,000	518,400	1,303,400	1,248,508	-	54,892	(430)	(52,311)
2034	(54,071)	830,000	471,300	1,301,300	1,248,508	-	52,792	(1,280)	(850)
2035	(58,321)	885,000	421,500	1,306,500	1,248,508	-	57,992	(330)	950
2036	-	880,000	368,400	1,248,400	1,248,508	-	(108)	(108)	221
2037	-	930,000	315,600	1,245,600	1,248,508	-	(2,908)	(2,908)	(2,800)
2038	-	990,000	259,800	1,249,800	1,248,508	-	1,292	1,292	4,200
2039	-	1,050,000	200,400	1,250,400	1,248,508	-	1,892	1,892	600
2040	-	1,110,000	137,400	1,247,400	1,248,508	-	(1,108)	(1,108)	(3,000)
2041	-	1,180,000	70,800	1,250,800	1,248,508	-	2,292	2,292	3,400
Totals	\$ (46,616)	\$ 12,480,000	\$ 7,341,900	\$ 19,821,900	\$ 18,727,627	\$ 575,000	\$ 519,273	\$ 472,656	

Includes:

\$5,040,000 Authorization - Vote 06/26/2007

\$7,350,000 Authorization - Vote 10/14/2014

\$3,665,000 Authorization - Vote 09/18/2018

Note:

1. Estimated Use of Capitalized Interest.

### Capital Project Assumptions:

Vote: December 2023

SED Approval: January 2025

First Borrowing: June 2025

First Interest: June 2026

First Principal: June 2027

CSC/Final Cost Report: December 2026

Est. 2023-24 Building Aid Ratio: 86.0%

**Est. Bond %: 95.0%**

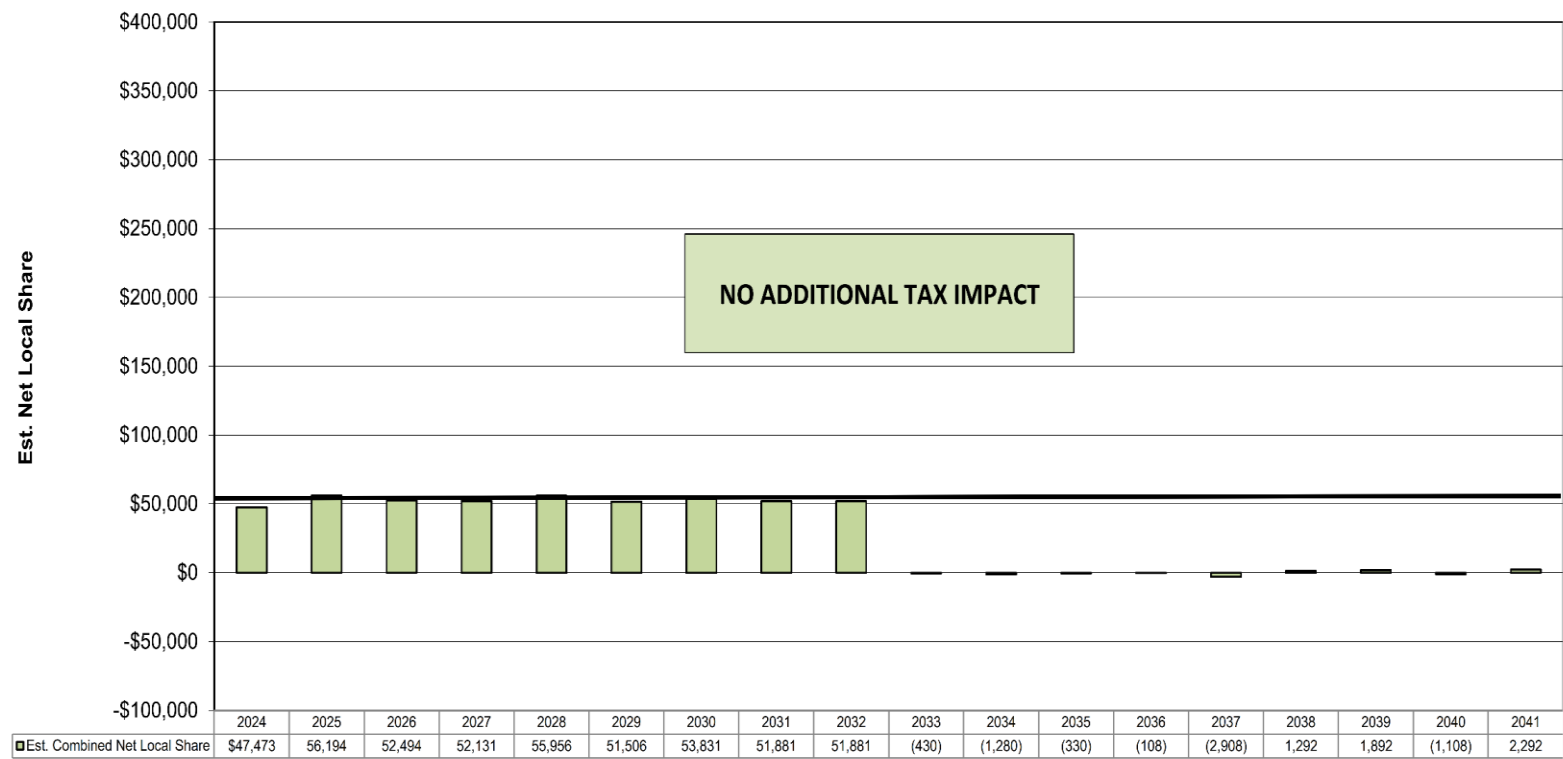
Construction/Incidentals: \$14,270,000

DASNY Fee: \$385,000

Capitalized Interest: \$575,000

# FINANCIAL PLAN

**Caledonia-Mumford Central School District**  
Estimated Net Local Share of Existing and Proposed Building Debt Service  
(Excludes Capital Outlay Projects)



Fiscal Year Ending June 30

# BOE PRE-REFERENDUM VOTE ACTION ITEMS

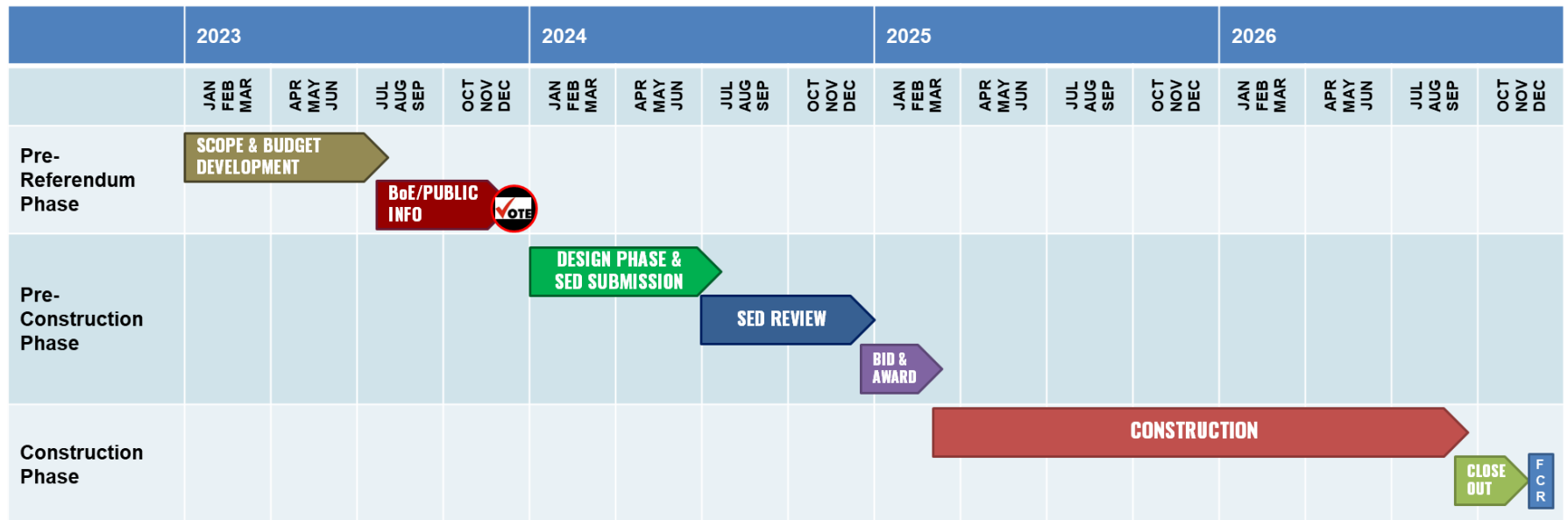
- ★ July 11, 2023, Meeting – Scope Update Presentation
- ★ August 8, 2023, Meeting – Confirmation of Final Scope & Budget
- ★ October 10, 2023, Meeting – Adopt SEQR Resolution & Referendum Resolution
- ★ October -> December 2023 – Public Info Campaign
- ★ November & December 2023 – Public Presentations
- ★ December 2023 – Referendum Vote

	2023											
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
Pre-Referendum Phase	SCOPE & BUDGET DEVELOPMENT						BoE/PUBLIC INFO					





# PROPOSED PROJECT TIMELINE



QUESTIONS?

