

# Williamsville Central School District

## Presentation for the Elementary School Air Conditioning Capital Project March 22, 2022



**Presented by:**

**Dr. Darren Brown-Hall - Superintendent**

**Mr. Thomas R. Matuski – Asst. Superintendent for Finance and Management Services**

# Positive Factors for a Elementary School

## Air Conditioning Capital Project

**Climate change resulting in hotter weather** in the early fall, late spring and summer school has the potential to negatively impact the learning environment of students.

This project mitigates the increasing heat/humidity issue

### GLISA NOAA RISA team report for Buffalo, New York (1951-2012)

- Rising temperatures – 1.4 degrees (average low temperatures warmed twice the rate of high temperatures)
- Heating/Cooling demand – Cooling degree days increased by 15%



# Positive Factors for a Elementary School Air Conditioning Capital Project

## Example of Impact of Heat Days from 2018

- Temperatures in September were 90 plus degrees
- New York State United Teachers renewed the call for legislation to declare extreme heat days (Loss of Instructional days within the school calendar)
- School district calendars plan for snow days, not heat days
- Negatively Impacts the 180 day calendar (under 180 days, district loses state aid)
- School classroom temperatures do not cool substantially due to building infrastructure



# Positive Factors for a Elementary School

## Air Conditioning Capital Project

- Improved air filtration, MERV 13
- Modernization of original elementary school ventilation motors, ductwork, etc.
- Install or prep energy efficient boilers or heat exchangers in the three oldest schools
- Potential update of elementary school interior classroom cabinetry
- Improvement of school building efficiency by sealing masonry, windows, and doors
- New energy control system that allows for partitioned control of heating/ventilation
- Certain areas disturbed by the installation process may receive new ceilings, ex. cafe

**Note:** East High School's electrical service transformers are no longer repairable and require replacement. The replacement of the service must be added to this capital project to eliminate power issues at East high school.



# 2022 Elementary School

## Air Conditioning Capital Project Cost Factors

1. Schools not designed for air conditioning
2. Complexity of system construction/installation process
3. Integration with current school heating systems
4. Extended construction timeline needed for installation
5. Year-round construction requires portable classrooms



Indraja Sujith Grade 6

# 2022 Elementary School Air Conditioning Capital Project

## Proposition Cost – March 2022

School Level	School Proposition Budget
Country Parkway	\$ 9,725,560
Forest	\$11,087,799
Maple East	\$11,087,799
Maple West	\$ 9,725,560
Heim	\$ 9,725,560
Dodge	\$11,352,211
<b>Subtotal</b>	<b>\$62,704,489</b>
EHS – Required Electrical Service	\$1,414,829
<b>Total</b>	<b>\$64,119,318</b>

3/16/2022



# 2022 Elementary School Air Conditioning Capital Project

## Proposition Financial Plan – March 2022

Debt – Bond Funding	\$ 37,301,159
Capital Reserve Funding – 2014	\$ 438,159
Capital Reserve Funding - 2016	\$ 8,060,000
Capital Reserve Funding – 2019	\$ 15,320,000
Budgetary Appropriations- 2023-24	\$ 1,500,000
Budgetary Appropriations – 2024-25	<u>\$ 1,500,000</u>
<b>Total Project funding</b>	<b><u>\$ 64,119,318</u></b>

- Utilizes General fund available debt service budget
- Financial plan maximizes the current balances in reserves
- Financial plan maximizes debt issuance **without increasing the tax levy/tax rate**



# 2022 Elementary School Air Conditioning Capital Project

## Explanation on Zero impact on Tax Levy/Tax Rate – March 2022

- Debt service is budgeted annually in the general fund budget
- Old debt is paid-off providing budget dollars for new debt
- Project debt payment schedule aligns to availability of debt budget
- No additional debt budget is needed in the general fund
- No debt budget increase=no budget increase
- No debt budget increase=no levy increase
- No debt budget increase=no tax rate increase





# 2022 Elementary School Air Conditioning Capital Project

## Explanation on Zero impact on Tax Levy/Tax Rate – March 2022

**Williamsville Central School District  
General Fund Debt Service Annual Budget (Level debt service plan)**

Year	General Fund Debt Budget	Existing / Projected Debt Payments As of 1/31/22	Available Budget for Air Conditioning Project	\$37,301,159	Available Debt Service for Paydown and Future Use	Key
				Max. Debt Service at est. 4.0%		
2022-23	\$ 4,876,822	\$ (1,172,244)	\$ 3,704,578	\$ -	\$ 3,704,578	1
2023-24	\$ 4,876,822	\$ (1,170,119)	\$ 3,706,703	\$ -	\$ 3,706,703	1
2024-25	\$ 4,876,822	\$ (1,170,581)	\$ 3,706,241	\$ -	\$ 3,706,241	1
2025-26	\$ 4,876,822	\$ (1,168,069)	\$ 3,708,753	\$ -	\$ 3,708,753	1
2026-27	\$ 4,876,822	\$ (623,194)	\$ 4,253,628	\$ 3,974,520	\$ 279,108	2
2027-28	\$ 4,876,822	\$ (382,569)	\$ 4,494,253	\$ 3,974,520	\$ 519,733	2
2028-29	\$ 4,876,822	\$ (385,369)	\$ 4,491,453	\$ 3,974,520	\$ 516,933	2
2029-30	\$ 4,876,822	\$ (382,969)	\$ 4,493,853	\$ 3,974,520	\$ 519,333	2
2030-31	\$ 4,876,822	\$ -	\$ 4,876,822	\$ 3,974,520	\$ 902,302	2
2031-32	\$ 4,876,822	\$ -	\$ 4,876,822	\$ 3,974,520	\$ 902,302	2
2032-33	\$ 4,876,822	\$ -	\$ 4,876,822	\$ 3,974,520	\$ 902,302	2
2033-34	\$ 4,876,822	\$ -	\$ 4,876,822	\$ 3,974,520	\$ 902,302	2
2034-35	\$ 4,876,822	\$ -	\$ 4,876,822	\$ 3,974,520	\$ 902,302	2

**The 2025-26 school fiscal year is the targeted final borrowing date for the project, \$3,974,520 is maximum payment, debt paydowns prior to final bond borrowing should reduce this amount increasing the available debt for future use. The bonding for this project is projected to occur in June 2027.**

**Key**

1. Reallocate to paydown temporary financing
2. Appropriate for phase 2 and phase 3 of air conditioning project

# 2022 Elementary School Air Conditioning Capital Project

## Future Building Aid – March 2022

**2022 Elementary School Air Conditioning Capital Project  
New York State Building Aid Estimate  
Based on Estimated Final Project Construction Costs**

<b>Descriptions</b>	<b>Project Costs</b>	<b>Total State Aided Project Costs</b>
Total School Construction Budget	\$ 55,689,067	
Total Incidental Expense Budget	\$ 8,430,251	
Total Project Budget	<b>\$ 64,119,318</b>	
<b><u>Estimated New York State Building Aid Estimate</u></b>		
Construction Budget	\$ 55,689,067	
Adjustment for budget savings and unaided expenses (5.0%)-(1)	\$ 2,784,453	
Subtotal		<b>\$ 52,904,614</b>
<b><u>Incidental Budget (Architect, construction manager, site work)</u></b>		
	\$ 8,430,251	
Adjustment for budget savings and maximum allowances (5.0%)-(1)	\$ 421,513	
Subtotal		<b>\$ 8,008,738</b>
<b>Estimated Total aidable Security Project Expenses</b>		<b>\$ 60,913,352</b>
<b>Williamsville Building Aid Percentage</b>		<b>62.7%</b>
<b>Total Projected New York State Building Aid</b>		<b>\$ 38,192,672</b>
<b>Projected Payment Schedule (15 years) Annual Amount</b>		<b>\$ 2,546,178</b>

# 2022 Elementary School Air Conditioning Capital Project

## Future Building Aid – March 2022

- Additional building aid will benefit the district for 15 years
- No General Fund debt increase, results in aid directly supporting instruction
- This building aid will replace current building aid that will end



Sarah Banks, Grade 5

# 2022 Elementary School Air Conditioning Capital Project

## Potential Construction Timeline

- **June 2022 - January 2023** – Construction document design phase
- **January 2023 - September 2023** – New York State Education review process
- **October 2023 - November 2023** – Public bid process
- **April 2024 - August 2026** – Construction period
- **December 2026** – Project Completion

Timeline may change due to design development and the date that State Education department approves the project



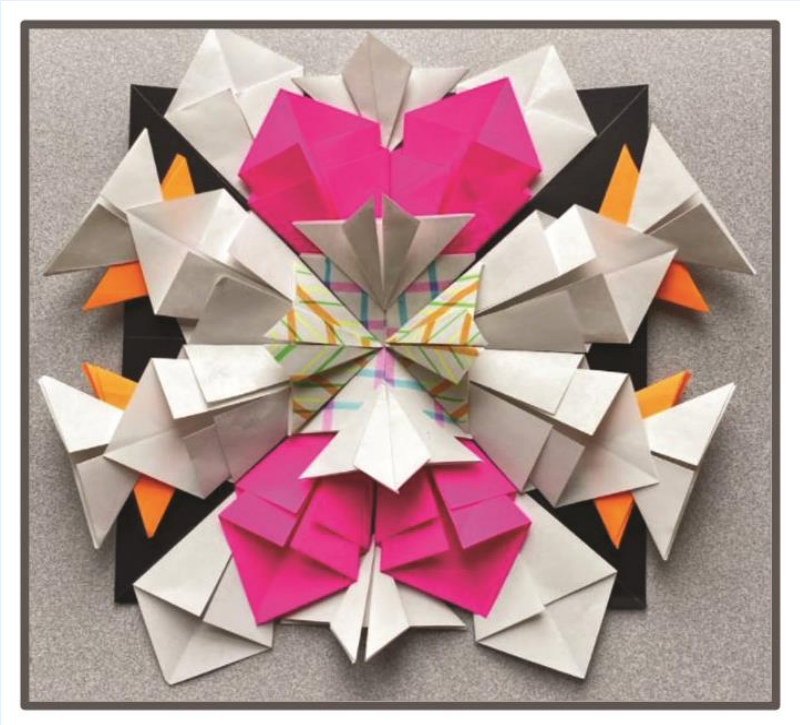
# 2022 Elementary School Air Conditioning Capital Project

## Summary of Project Timeline

- **September** – Initiated school building review for air conditioning
- **October** – Architect/engineering review of various types of systems
- **November** – Construction manager award, continued review of school infrastructure
- **December** – System analysis and selection
- **January** - Initial cost information received, reviewed, refined
- **February** – Initial presentation and discussion of project at Board meeting
- **March 2022** – Project review and discussion, proposition approval
- **May 17, 2022** – Vote date for new project



# 2022 Elementary School Air Conditioning Capital Project Board of Education Input



Lilly Ascone – Grade 7

## Project and Proposition Questions

