

Executive Team: Draft Options



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Agenda

- 3 Planning Area Overviews
  - 4 Community Meetings & Next Steps

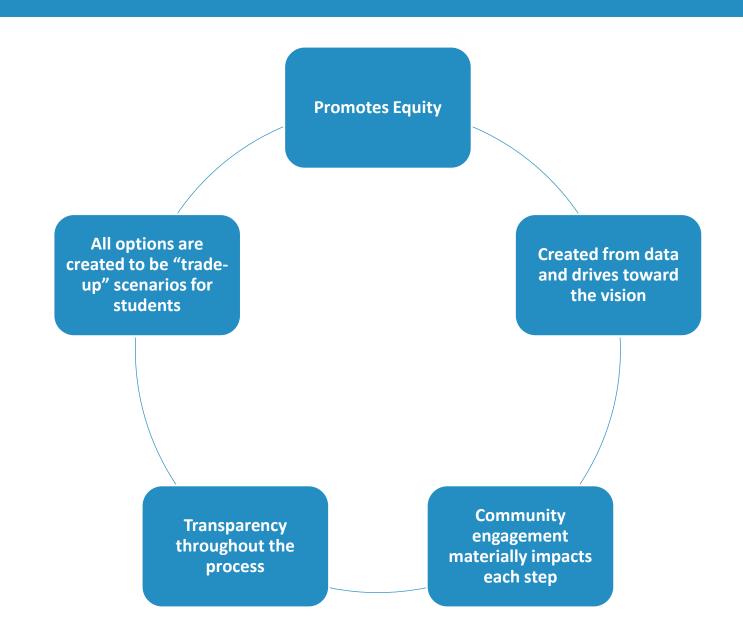


# **FARGO PUBLIC SCHOOLS**

Educating and Empowering All Students to Succeed

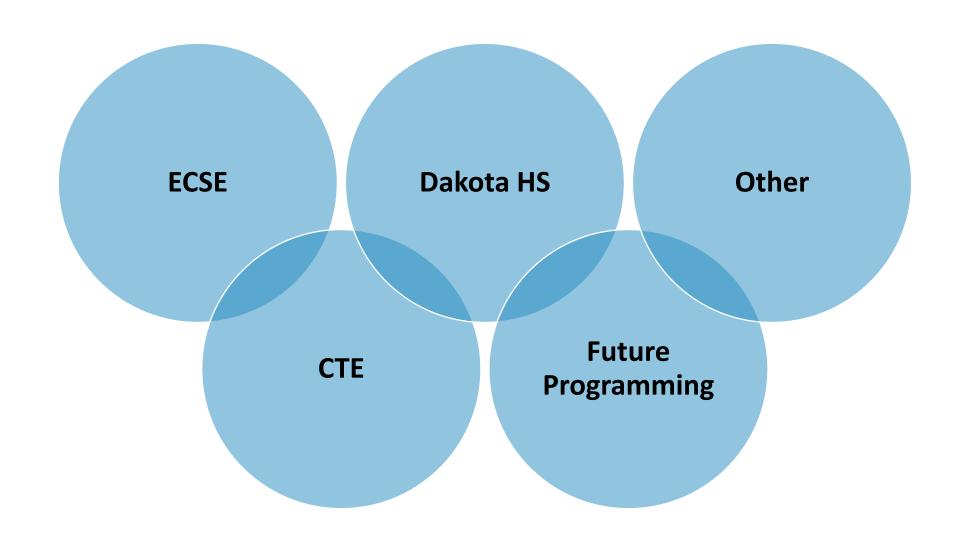


# Planning Guidelines





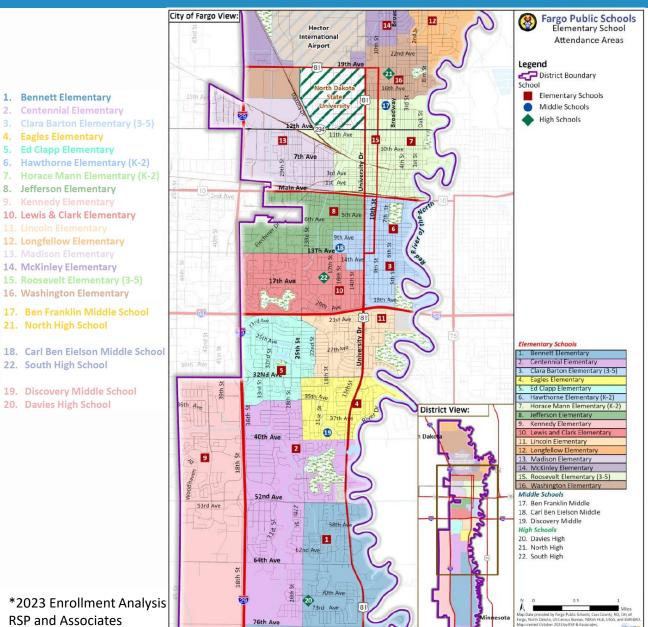
# Educational Programming

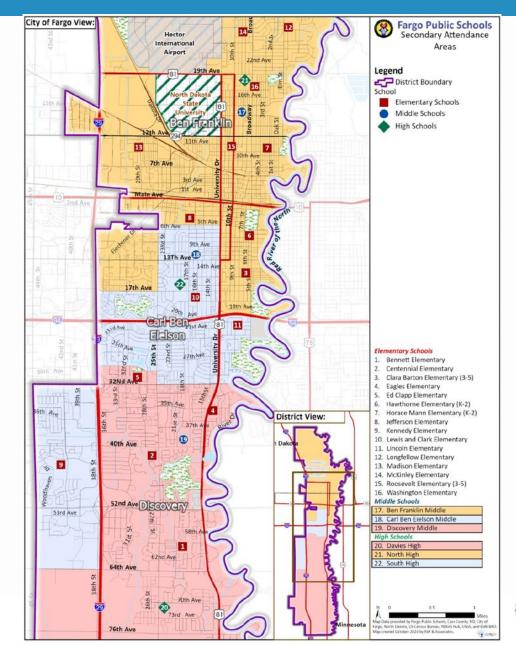




# District-Wide Portfolio Data

## District Boundary – School Boundaries







\*2023 Enrollment Analysis RSP and Associates

1. Bennett Elementary

4. Eagles Elementary 5. Ed Clapp Elementary

8. Jefferson Elementary

14. McKinley Elementary 15. Roosevelt Elementary (3-5) 16. Washington Elementary

21. North High School

22. South High School

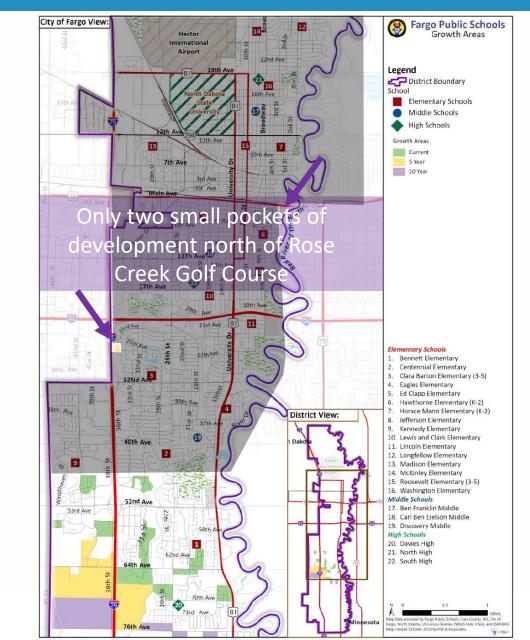
20. Davies High School

19. Discovery Middle School

10. Lewis & Clark Elementary

2. Centennial Elementary

## District Boundary – Growth Areas

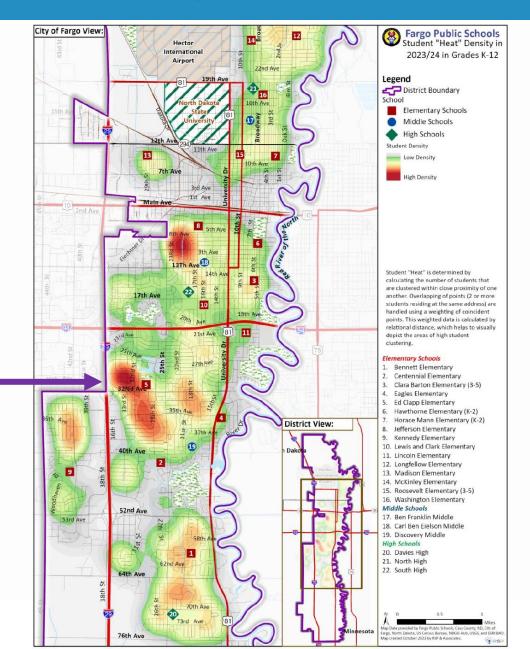


- Green: identifies where development activity is happening
- Yellow: identifies possible areas that could develop within a 5-year range
- Purple: identifies possible areas that could develop within a 10-year range



## District Boundary – Student Density

Areas of greatest student density is west of Ed Clapp ES and south of Jefferson ES.





## District Boundary – Student Density

Depicts student movement at each Planning Area from 2019/20 to 2023/24

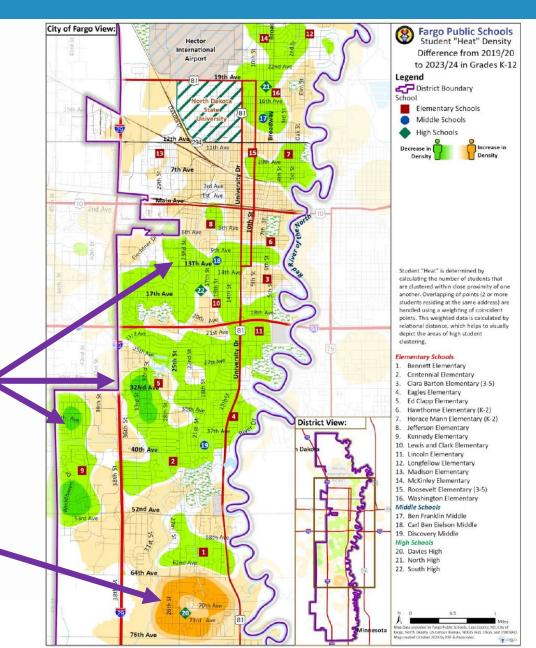
Orange: student increase year to year

Green: student decrease year to year

White: no net change of students

Current area of highest density has had the greatest percentage loss since 2019-20

Highest increase in density has been south of 64<sup>th</sup> Ave





## Where do your students live?

| School                | Utilization Based on<br>Closest School | Utilization of<br>Students who live<br>Closest and Attend | Actual Utilization<br>(23-24) |
|-----------------------|--|---|-------------------------------|
| Bennett ES            | 132%                                   | 92%   | 93%                           |
| Centennial ES         | 24%                                    | 20%   | 91%                           |
| Clara Barton ES (3-5) | 29%                                    | 27%   | 59%                           |
| Eagles ES             | 55%                                    | 45%   | 72%                           |
| Ed Clapp ES           | 138%                                   | 75%   | 81%                           |
| Hawthorne ES (K-2)    | 33%                                    | 32%   | 84%                           |
| Horace Mann ES (K-2)  | 29%                                    | 27%   | 63%                           |
| Jefferson ES          | 135%                                   | 104%  | 108%                          |
| Kennedy ES            | 73%                                    | 62%   | 65%                           |
| Lewis and Clark ES    | 87%                                    | 76%   | 81%                           |
| Lincoln ES            | 43%                                    | 37%   | 59%                           |
| Longfellow ES         | 97%                                    | 87%   | 92%                           |
| Madison ES            | 43%                                    | 39%   | 48%                           |
| McKinley ES           | 77%                                    | 45%   | 58%                           |
| Roosevelt ES (3-5)    | 35%                                    | 32%   | 65%                           |
| Washington ES         | 45%                                    | 42%   | 75%                           |
| Ben Franklin MS       | 53%                                    | 52%   | 81%                           |
| Carl Ben Eielson MS   | 76%                                    | 42%   | 78%                           |
| Discovery MS          | 122%                                   | 94%   | 95%                           |
| Davies HS             | 68%                                    | 62%   | 93%                           |
| North HS              | 67%                                    | 63%   | 92%                           |
| South HS              | 109%                                   | 54%   | 59%                           |

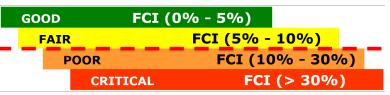
#### **Summary Points**

- Elementary Schools
  - 8/16 would be <50% utilized if everyone attended their closest school
  - 3 would be >130% utilized
- Middle Schools
  - Boundaries pull students from the south to fill Ben Franklin
- High Schools
  - South would be over-utilized if everyone attended their closest HS, but it is the only HS under-utilized
  - Davies resides in the area of greatest density growth



## Facility Condition Assessment

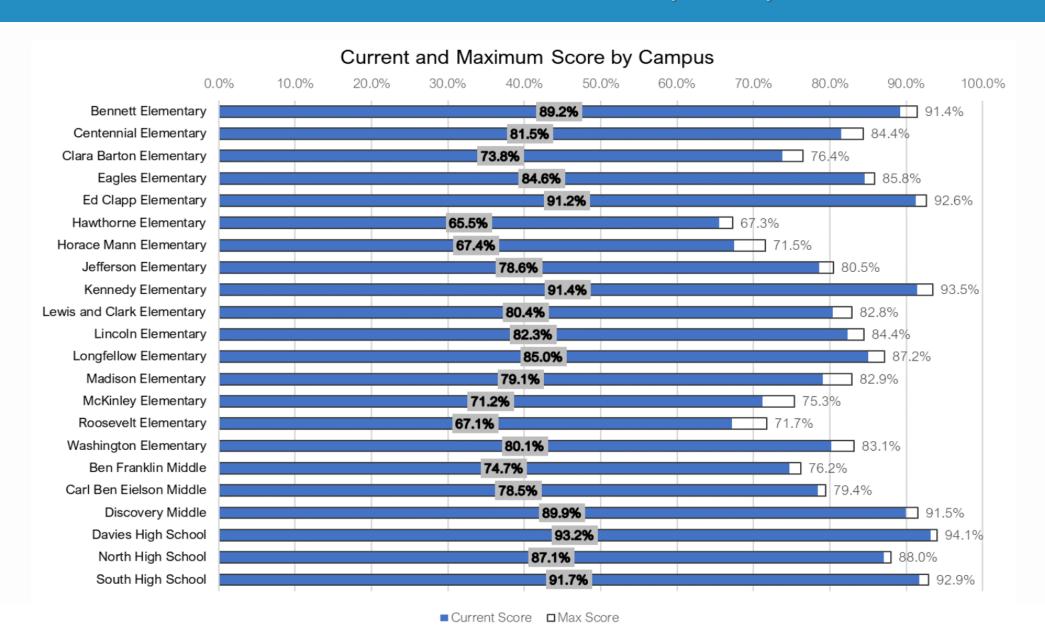
| Name   | Size (Sq.Ft.) | CRV | incl. Soft Costs | 2023   | 2032   |
|--|---------------|-----|------------------|--------|--------|
| Agassiz - Dakota High School, Adult Learning, ECSE | 180,600       | \$  | 88,308,432       | 23.58% | 31.91% |
| Ben Franklin Middle                                | 202,064       | \$  | 91,788,579       | 19.31% | 45.25% |
| Bennett Elementary                                 | 90,268        | \$  | 46,145,504       | 14.72% | 30.90% |
| Carl Ben Eielson Middle                            | 178,802       | \$  | 85,100,489       | 1.85%  | 14.19% |
| Centennial Elementary                              | 75,070        | \$  | 41,881,070       | 24.09% | 32.99% |
| Clara Barton Elementary                            | 54,968        | \$  | 25,342,379       | 13.87% | 44.08% |
| Davies High School                                 | 279,000       | \$  | 143,514,539      | 4.25%  | 11.07% |
| Discovery Middle                                   | 224,800       | \$  | 112,854,538      | 6.79%  | 23.12% |
| Eagles Elementary                                  | 83,906        | \$  | 38,627,089       | 2.49%  | 14.53% |
| Ed Clapp Elementary                                | 83,809        | \$  | 45,568,524       | 3.23%  | 4.77%  |
| Explorer Academy *                                 | 45,305        | \$  | 21,541,042       | 0.00%  | 0.01%  |
| Hawthorne Elementary                               | 35,719        | \$  | 17,112,768       | 9.65%  | 42.62% |
| Horace Mann Elementary                             | 43,856        | \$  | 20,653,628       | 25.80% | 48.33% |
| Jefferson Elementary                               | 60,637        | \$  | 28,271,540       | 7.37%  | 27.94% |
| Kennedy Elementary                                 | 90,984        | \$  | 46,447,623       | 7.74%  | 33.84% |
| Lewis and Clark Elementary                         | 73,821        | \$  | 39,742,734       | 33.09% | 47.54% |
| Lincoln Elementary                                 | 75,000        | \$  | 39,166,008       | 21.53% | 41.86% |
| Longfellow Elementary                              | 73,266        | \$  | 38,434,340       | 7.64%  | 22.54% |
| Madison Elementary                                 | 44,025        | \$  | 23,141,910       | 14.23% | 46.95% |
| McKinley Elementary                                | 38,147        | \$  | 20,393,113       | 20.29% | 41.99% |
| North High School                                  | 287,824       | \$  | 153,890,473      | 6.14%  | 35.67% |
| Roosevelt Elementary                               | 46,943        | \$  | 21,419,094       | 24.54% | 49.47% |
| South High School                                  | 316,768       | \$  | 169,007,305      | 17.99% | 35.78% |
| Washington Elementary                              | 74,287        | \$  | 35,105,420       | 23.54% | 50.42% |
| Totals/Averages                                    | 2,759,869     | \$  | 1,393,458,141    | 13.90% | 32.41% |



- The average FCI jumps almost 20% in the next 10 years.
- Only 2 schools remain in the Good condition category in 10 years.
- 16/24 (67%) will be in Critical condition in 2032.
- 92% will be in Poor or Critical condition in 10 years.
- 2023 Deficiencies = \$184,363,204
   VS
   2032 Deficiencies = \$446,540,559



## Educational Adequacy



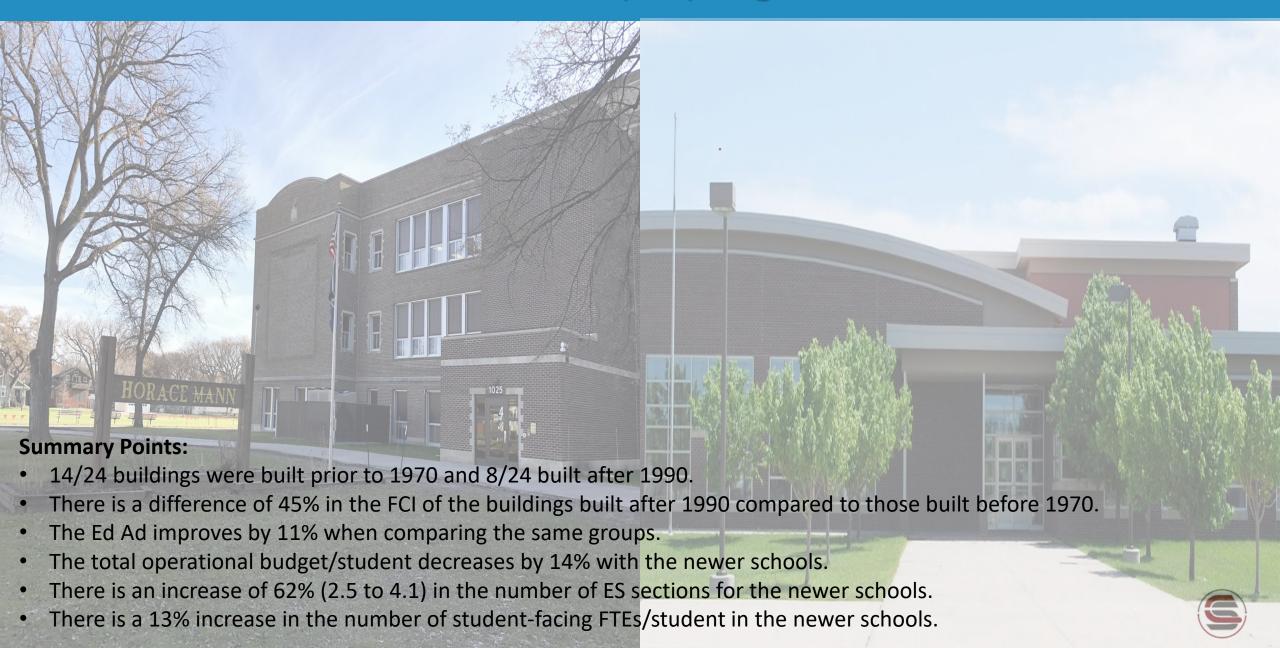


## Improvements VS Replacement (Return On Investment)

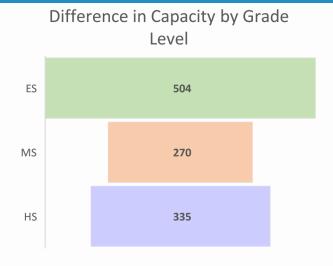
| Name   | Size (Sq.Ft.) | Current<br>Replacement<br>Value | Co | ndition Needs | Educational equacy Needs | FCI (including<br>Adequacy) | Critical in 2032 |
|--|---------------|---------------------------------|----|---------------|--------------------------|-----------------------------|------------------|
| Agassiz - Dakota High School, Adult Learning, ECSE | 180,600       | \$ 88,308,432                   | \$ | 28,179,016    | \$<br>1,353,213          | 33%                         |                  |
| Ben Franklin MS                                    | 202,064       | \$ 91,788,579                   | \$ | 41,537,448    | \$<br>14,354,144         | 61%                         |                  |
| Bennett ES   | 90,268        | \$ 46,145,504                   | \$ | 14,257,934    | \$<br>3,478,184          | 38%                         |                  |
| Carl Ben Eielson MS                                | 178,802       | \$ 85,100,489                   | \$ | 12,076,882    | \$<br>12,216,355         | 29%                         |                  |
| Centennial ES                                      | 75,070        | \$ 41,881,070                   | \$ | 13,814,985    | \$<br>5,941,807          | 47%                         |                  |
| Clara Barton ES                                    | 54,968        | \$ 25,342,379                   | \$ | 11,172,032    | \$<br>4,159,974          | 60%                         |                  |
| Davies HS  | 279,000       | \$ 143,514,539                  | \$ | 15,880,056    | \$<br>6,006,198          | 15%                         |                  |
| Discovery MS                                       | 224,800       | \$ 112,854,538                  | \$ | 26,092,653    | \$<br>5,731,820          | 28%                         |                  |
| District Office (New)                              | 43,478        | \$ 19,567,193                   | \$ | 7,808,526     |                          | 40%                         |                  |
| District Office (Old)                              | 34,828        | \$ 14,920,640                   | \$ | 5,133,954     |                          | <mark>3</mark> 4%           |                  |
| Eagles ES  | 83,906        | \$ 38,627,089                   | \$ | 5,612,629     | \$<br>3,328,569          | 23%                         |                  |
| Ed Clapp ES  | 83,809        | \$ 45,568,524                   | \$ | 2,174,124     | \$<br>2,263,311          | 10%                         |                  |
| Explorer Academy                                   | 45,305        | \$ 21,541,042                   | \$ | 2,520         |                          | 0%                          |                  |
| Hawthorne ES                                       | 35,719        | \$ 17,112,768                   | \$ | 7,292,686     | \$<br>5,482,520          | 75%                         |                  |
| Horace Mann ES                                     | 43,856        | \$ 20,653,628                   | \$ | 9,981,986     | \$<br>5,173,814          | 73%                         |                  |
| Jefferson ES                                       | 60,637        | \$ 28,271,540                   | \$ | 7,899,820     | \$<br>4,620,712          | 44%                         |                  |
| Kennedy ES   | 90,984        | \$ 46,447,623                   | \$ | 15,719,629    | \$<br>2,768,944          | 40 <mark>%</mark>           |                  |
| Lewis & Clark ES                                   | 73,821        | \$ 39,742,734                   | \$ | 18,891,865    | \$<br>5,036,508          | 60%                         |                  |
| Lincoln ES   | 75,000        | \$ 39,166,008                   | \$ | 16,393,638    | \$<br>4,543,682          | 53%                         |                  |
| Longfellow ES                                      | 73,266        | \$ 38,434,340                   | \$ | 8,664,411     | \$<br>3,237,852          | 31%                         |                  |
| Madison ES   | 44,025        | \$ 23,141,910                   | \$ | 10,865,003    | \$<br>3,320,024          | 61%                         |                  |
| McKinley ES  | 38,147        | \$ 20,393,113                   | \$ | 8,562,931     | \$<br>4,572,824          | 64%                         |                  |
| North HS   | 287,824       | \$ 153,890,473                  | \$ | 54,887,148    | \$<br>11,418,906         | 43%                         |                  |
| Operations Center                                  | 66,681        | \$ 30,036,613                   | \$ | 2,660,899     |                          | 9%                          |                  |
| Roosevelt ES                                       | 46,943        | \$ 21,419,094                   | \$ | 10,595,395    | \$<br>5,217,280          | 74%                         |                  |
| South HS   | 316,768       | \$ 169,007,305                  | \$ | 60,467,175    | \$<br>7,323,205          | 40 <mark>%</mark>           |                  |
| Trollwood Performing Arts                          | 105,435       | \$ 90,955,904                   | \$ | 12,214,715    |                          | 13%                         |                  |
| Washington ES                                      | 74,287        | \$ 35,105,420                   | \$ | 17,700,498    | \$<br>4,288,227          | 63%                         |                  |
| TOTALS   | 3,010,291     | \$ 1,548,938,491                | \$ | 446,540,559   | \$<br>125,838,073        | 42%                         | 20               |

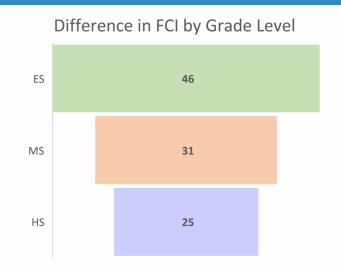


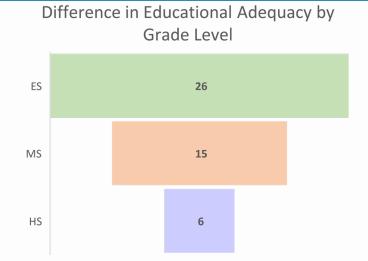
## Summary by Age

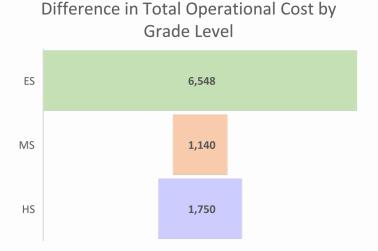


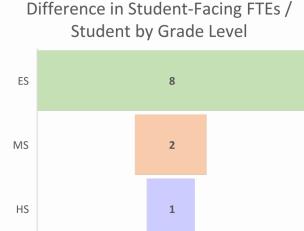
## Comparisons by Grade Configuration











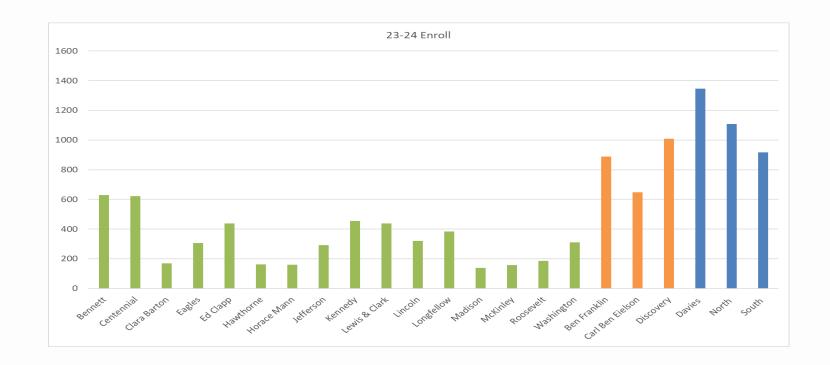
- The capacity of the ES ranges from 192 to 696, which is over 250%.
- The condition of the ES ranges from 5% to 50%.
- The percent difference in missing space types at the ES level ranges from 11% to 60%.
- There is a \$6,548 (112%) difference in Total Operational Cost at the ES level and only \$1,140 (11%) at the MS level.
- There is a difference of 3x (about 200%) as many Student-Facing FTEs/per student at the ES level.



## Portfolio Overview - Enrollment

#### **Summary Points:**

- District-wide projected enrollment increase from 2023-24 to 2028-29 (+148)
- 6 schools under 200 enrollment
- ES has the greatest projected decrease
- MS/HS has a projected increase



| District Program           | Enrollment<br>23-24 | Grades<br>Served |
|----------------------------|---------------------|------------------|
| Dakota HS - <i>Agassiz</i> | 140                 | 9th-12th         |
| ECSE - Agassiz             | 202                 | 3-5 years        |
| Explorer Academy           | 29                  | K-8              |
| Residential                | 24                  | K-12             |
| Virtual                    | 109                 | K-12             |
| Total                      | 504                 |                  |

| Building | Capacity | Enrollment:<br>2017-18 | Enrollment:<br>2023-24 | Enrollment:<br>2028-29 |
|----------|----------|------------------------|------------------------|------------------------|
| ES       | 6,800    | 5,435                  | 5,172                  | 5,160                  |
| MS       | 3,003    | 2,546                  | 2,548                  | 2,600                  |
| HS       | 4,200    | 3,312                  | 3,372                  | 3,479                  |
| Total    | 14,003   | 11,293                 | 11,092                 | 11,239                 |



# Planning Area Overviews

# Steering Committee #2: Framing the Data and Desired Outcomes

The Steering Committee was asked, "Are the facilities Fargo Public Schools operates now, the ones they should continue to operate for the next 20+ years? Why or why not?"

We want you to take an "everything is on the table" approach to options! Possibilities include building additions, repurposing buildings/spaces, consolidation of buildings/schools, renovations, grade reconfigurations, etc. to name a few.

The District has older buildings with the newest one being 2 years old and the oldest is 114 years old.

Average year built is 1970.

Utilization in some parts of the District is projected to decline. Projected to decline in the North ES planning area and in the Central ES planning area.

Deferred maintenance needs to be addressed.

Current Need = \$185 Million 10-year Need = \$446.5 Million

Under utilized and under sized, which results in available capacity and small schools.

Projected to have 2,764+ vacant seats in 2028-29 and 6 schools under 200 enrollment.



## SC#2 Small Group Discussion Notes

#### **Additional Comments:**

- Maintain a true MS/HS feeder system if possible.
- Central and North ES planning areas have too many buildings.
- Newer schools suit a future forward teaching approach.
- How are schools accounted for in Fargo Growth Plan? (2)
- Are students receiving the same experience?
- Build new with room to expand in the future.
- Equitable class sizes throughout the District.
- Bigger/newer elementaries preferred over renovating/adding to old buildings.
- Of the \$125 million in Ed Ad needs, \$111 million is non-constructable.
- MS don't have to feed a specific HS.





## Community Meetings Small Group Discussion Notes

#### **Additional Comments:**

- South Fargo will need more schools
- Not continuing the direct feeders may solve some utilization problems
- Parking
- Safe traffic flows
- Climate resiliency/Energy efficiency
- Maintain school differences
- How big is Security issue?
- Return on Investment of renovations/repair
- Community Connections Fargo Parks, etc.
- Continue to diversify student populations
- Abandon MS direct feeder to HS
- Socio-economic disparities
- Do the buildings and plans reflect best practice in best teaching practices for safe and nurturing spaces?
- Current travel distance is not bad
- Fewer buildings to improve utilization lower operation costs
- Try to set emotions aside
- Follow the data
- Balance the feeder system
- Tour the buildings
- Online options
- Safety features
- Recreation spaces
- Where is the affordable starter homes?
- Role of public school in student and family life.
- Model of future with options vs traditional
- Real estate markets and family homes
- Post diversion development
- Voices of community should be sought yes survey goes out to everyone
- Competing impact of private schools are these families surveyed?
- Impact of legislation (now and future)
- Emotions run high when talk of closing schools





## Portfolio Overview – High Schools

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|--|--------|------------|-----|---------|-----------|----------|------------|-------------|------------|-----|----------|-------------|-------------|-----------|------------------|
| School Name  | Grades | Year Built | Age | Acreage | Total GSF | Design   | Enrollment | Utilization | SF/Student | FCI | Ed Adq   | Projected   | Projected   | % Util    | Latest Addition/ |
|  | Served |            |     |         |           | Capacity | 23/24      |             |            |     | Score    | Enroll 2029 | Utilization | Change    | Renovation       |
|  |        |            |     |         |           |          |            |             |            |     |          |             |             | ('24-'29) |                  |
|  |        |            |     |         |           |          |            |             |            |     |          |             |             | •         |                  |
| ▼  | J      | _          | -   | ▼       | _         | ~        | _          | ▼           | ~          | *   | <b>*</b> | ▼           | _           | ▼         | ▼                |
| Agassiz - Dakota High School, Adult Learning, ECSE |        | 1914       | 109 | 4.4     | 180,600   |          |            |             |            | 32% |          |             |             |           | 1991             |
| Davies HS  | 9th-12 | 2010       | 13  | 20      | 279,000   | 1,445    | 1347       | 93%         | 193        | 11% | 93%      | 1412        | 98%         | 5%        |                  |
| North HS   | 9th-12 | 1965       | 58  | 31.5    | 287,824   | 1,210    | 1,109      | 92%         | 238        | 36% | 87%      | 1101        | 91%         | -1%       | 2007             |
| South HS   | 9th-12 | 1967       | 56  | 34      | 316,768   | 1,545    | 916        | 59%         | 205        | 36% | 92%      | 966         | 63%         | 4%        | 1999             |
| Totals/Averages                                    |        | 1964       | 59  | 22      | 1,064,192 | 4,200    | 3,372      | 80%         | 212        | 29% | 91%      | 3,479       | 83%         | 3%        | 2003             |

#### **Summary Points:**

- Ed Ad: Good overall.
   Scores range from 87-93%. Significant missing spaces at North HS.
- Condition: North and South HS are critical.
- Utilization: Low at South HS. Projected to be 83% on average.
- Oldest renovation: 1986
- Average year built: 1981
- Enrollment: Projected to be +107 in 2028-29.

#### **Steering Committee #2 Discussion Notes:**

- Redistrict to fill South HS from Davies HS
- Build a centralized CTE/trade school
- Consider current locations based on density and growth
- Equal opportunities at all HS

#### **Community Meeting Discussion Notes:**

- North HS has stood the test of time in regards to design.
- North HS Good condition (3); Davies Excellent condition
- Davies is at capacity with growth continuing.
- Special education spaces.
- New HS in south
- Centralize CTE Industry skills needed to keep graduates in community
- How do we entice students to attend Fargo South? Redistrict, trade programs, elite academic programs, fine arts magnet, etc.
- Expansion of lab spaces to create more offerings at North.



## Portfolio Overview – Middle Schools

| School Name         | Grades  | Year Built | Age | Acreage | Total GSF | Design   | Enrollment | Utilization | SF/Student | FCI | Ed Adq   | Projected   | Projected   | % Util      | Latest Addition/ |
|---------------------|---------|------------|-----|---------|-----------|----------|------------|-------------|------------|-----|----------|-------------|-------------|-------------|------------------|
|                     | Served  |            |     |         |           | Capacity | 23/24      |             |            |     | Score    | Enroll 2029 | Utilization | Change ('24 | Renovation       |
|                     |         |            |     |         |           |          |            |             |            |     |          |             |             | '29)        |                  |
|                     |         |            |     |         |           |          |            |             |            |     |          |             |             |             |                  |
| <b>▼</b>            | ~       | _          | ~   | _       | ~         | ~        | ▼          | ~           | ~          | ~   | <b>*</b> | ~           | -           | -           | •                |
| Ben Franklin MS     | 6th-8th | 1951       | 72  | 5.4     | 202,064   | 1,104    | 889        | 81%         | 183        | 45% | 75%      | 875         | 79%         | -2%         | 1991             |
| Carl Ben Eielson MS | 6th-8th | 2005       | 18  | 12      | 178,802   | 834      | 649        | 78%         | 214        | 14% | 79%      | 750         | 90%         | 12%         |                  |
| Discovery MS        | 6th-8th | 1994       | 29  | 26      | 224,800   | 1,065    | 1010       | 95%         | 211        | 23% | 90%      | 975         | 92%         | -3%         | 2019             |
| Totals/Averages     |         | 1983       | 40  | 14      | 605,666   | 3,003    | 2,548      | 85%         | 203        | 28% | 81%      | 2,600       | 87%         | 2%          | 1998             |

#### **Summary Points:**

- **Ed Ad:** Scores range from 75-90%. Significant missing spaces at Carl Ben Eielson MS.
- Condition: Poor except Ben Franklin MS which is critical.
- **Utilization:** OK. Projected to be 87% on average.
- Oldest renovation: 1991Average year built: 1983
- Enrollment: Projected to be +52 in 2028-29.

#### **Steering Committee #2 Discussion Notes:**

- Ben Franklin needs renovation
- Redistrict to fill Carl Ben MS
- Build a 6<sup>th</sup> or 9<sup>th</sup> Academy to lower utilization at MS level
- New MS in the north New location to replace Ben Franklin
  - Build new MS on Longfellow site
- Consider current locations based on density and growth
- Discovery MS becomes a Feeder for South HS, decrease capacity and move Aggasiz programs to Discovery MS
- Build new MS to feed Davies (2)
- Discovery MS becomes a K-8 and feed South HS
- Ben Franklin site becomes new ES site

#### **Community Meeting Discussion Notes:**

- Ben Franklin Poor condition (7)
- Ben Franklin needs new site and building (3); Repurpose site for new ES
- Carl Ben Addition (2)
- Green space at Ben Franklin is too small. Not worth \$ to update.
- Buy park land by McKinley to rebuild Ben Franklin on that site



### Portfolio Overview – ES South

| School Name     | Grades<br>Served | Year Built | Age | Acreage | Total GSF | Design<br>Capacity | Enrollment<br>23/24 | Utilization | SF/Student | FCI | Ed Adq<br>Score | Projected<br>Enroll 2029 | Projected<br>Utilization | % Util<br>Change ('24-<br>'29) | Latest Addition/<br>Renovation |
|-----------------|------------------|------------|-----|---------|-----------|--------------------|---------------------|-------------|------------|-----|-----------------|--------------------------|--------------------------|--------------------------------|--------------------------------|
| <u> </u>        | ~                | ~          |     |         | _         |                    | ~                   | _           | <u> </u>   | ~   | Y               |                          | _                        | _                              | _                              |
| Bennett ES      | K-5              | 2000       | 23  | 15      | 90,268    | 680                | 630                 | 93%         | 133        | 31% | 89%             | 624                      | 92%                      | -1%                            | 2009                           |
| Centennial ES   | K-5              | 1989       | 34  | 19      | 75,070    | 680                | 621                 | 91%         | 110        | 33% | 82%             | 645                      | 95%                      | 4%                             | 1996                           |
| Eagles ES       | K-5              | 1969       | 54  | 6       | 83,906    | 424                | 306                 | 72%         | 198        | 15% | 85%             | 290                      | 68%                      | -4%                            | 2018                           |
| Kennedy ES      | K-5              | 2006       | 17  | 15      | 90,984    | 696                | 454                 | 65%         | 131        | 34% | 91%             | 542                      | 78%                      | 13%                            | 2011                           |
| Totals/Averages |                  | 1991       | 32  | 14      | 340,228   | 2,480              | 2,011               | 81%         | 143        | 29% | 87%             | 2,101                    | 85%                      | 4%                             | 1998                           |

#### **Summary Points:**

• Ed Ad: Scores are good. Significant missing spaces at Bennett and Centennial ES.

Condition: Poor

• **Utilization:** Projected to be 85% on average.

Oldest renovation: 1996Average year built: 1991

**Enrollment:** Projected to be +90 in 2028-29.

#### **Steering Committee #2 Discussion Notes:**

- New school not needed
- Build new school to anticipate continued growth
   (3)

#### **Community Meeting Discussion Notes:**

- Mixed feelings about consolidation
- No split campus
- Combine underutilized buildings to create diversity
- Excellent Condition Eagles; Good to Excellent Centennial; Good to Fair Bennett
- Negative of portables at Bennett
- Numbers do not indicate the need for new schools on the southside yet



## Portfolio Overview – ES Central

| School Name      | Grades<br>Served | Year Built | Age | Acreage | Total GSF | Design<br>Capacity | Enrollment<br>23/24 | Utilization | SF/Student | FCI | Ed Adq<br>Score | Projected<br>Enroll 2029 | Projected<br>Utilization | % Util<br>Change ('24<br>'29) | Latest Addition/<br>Renovation |
|------------------|------------------|------------|-----|---------|-----------|--------------------|---------------------|-------------|------------|-----|-----------------|--------------------------|--------------------------|-------------------------------|--------------------------------|
| ▼                | _                | _          | ~   | ▼       | _         | ▼                  | ▼                   | <b>*</b>    | _          | •   | ~               | ~                        | <b>*</b>                 | ~                             | ~                              |
| Clara Barton ES  | 3rd-5th          | 1927       | 96  | 4       | 54,968    | 288                | 169                 | 59%         | 191        | 44% | 74%             | 171                      | 59%                      | 0%                            | 2002                           |
| Hawthorne ES     | K-2              | 1958       | 65  | 3.8     | 35,719    | 192                | 162                 | 84%         | 186        | 43% | 66%             | 171                      | 89%                      | 5%                            | 1986                           |
| Jefferson ES     | K-5              | 2008       | 15  | 5       | 60,637    | 272                | 293                 | 108%        | 223        | 28% | 79%             | 304                      | 112%                     | 4%                            |                                |
| Lewis & Clark ES | K-5              | 1954       | 69  | 16      | 73,821    | 544                | 438                 | 81%         | 136        | 48% | 80%             | 465                      | 85%                      | 4%                            | 1990                           |
| Lincoln ES       | K-5              | 1962       | 61  | 14      | 75,000    | 544                | 320                 | 59%         | 138        | 42% | 82%             | 281                      | 52%                      | -7%                           | 1992                           |
| Ed Clapp ES      | K-5              | 2014       | 9   | 19      | 83,809    | 544                | 438                 | 81%         | 154        | 5%  | 91%             | 417                      | 77%                      | -4%                           |                                |
| Totals/Averages  |                  | 1971       | 53  | 10      | 383,954   | 2,384              | 1,820               | 76%         | 171        | 33% | 79%             | 1,809                    | 76%                      | -1%                           | 1998                           |

#### **Summary Points:**

- Ed Ad: Scores are up and down. Significant missing spaces at Hawthorne, Lewis and Clark, Lincoln, and Ed Clapp ES.
- Condition: Poor to Critical. Good at Ed Clapp ES.
- **Utilization:** Inconsistent and low. Projected to be 76% on average.
- Oldest renovation: 1986Average year built: 1971
- Enrollment: Projected to be -11 in 2028-29.
- 2 schools <200 enrollment.</li>

#### **Community Meeting Discussion Notes:**

- Mixed feelings about consolidation
- No split campus (4); Lower operation costs/redundant staff/time away from educating student
- Combine underutilized buildings to create diversity
- Walkability (3); How many students walk to school?
- Some concerns with poor conditions at ES gets expensive to repair/replace at older schools.
- Combine split campuses (2) Hawthorne/Clara Barton/Lincoln
- Do areas of town have unique needs?; How do schools and city collaborate?; Downtown development
- Will central Fargo survive without neighborhood schools?

## Steering Committee #2 Discussion Notes:

- Build new and combine split campuses (4/6)
- Focus on buildings with low Ed Ad
- Centralize ECSE in one building built for 3-5 year olds (2)
- Redistrict to balance utilization
- Repurpose Hawthorne for ECSE



### Portfolio Overview – ES North

| School Name     | Grades<br>Served | Year Built | Age | Acreage | Total GSF | Design<br>Capacity | Enrollment<br>23/24 | Utilization | SF/Student | FCI | Ed Adq<br>Score | Projected<br>Enroll 2029 | Projected<br>Utilization | % Util<br>Change ('24<br>'29) | Latest Addition/<br>Renovation |
|-----------------|------------------|------------|-----|---------|-----------|--------------------|---------------------|-------------|------------|-----|-----------------|--------------------------|--------------------------|-------------------------------|--------------------------------|
| <u>*</u>        | ▼                | _          | ~   | ▼       | ~         | ▼                  | ▼                   | ▼           | _          | ~   | _               | ~                        | _                        | -                             | ▼                              |
| Horace Mann ES  | K-2              | 1915       | 108 | 4       | 43,856    | 256                | 161                 | 63%         | 171        | 48% | 67%             | 162                      | 63%                      | 0%                            | 1996                           |
| Longfellow ES   | K-5              | 1962       | 61  | 14      | 73,266    | 416                | 384                 | 92%         | 176        | 23% | 85%             | 339                      | 81%                      | -11%                          | 2007                           |
| Madison ES      | K-5              | 1958       | 65  | 8.5     | 44,025    | 288                | 138                 | 48%         | 153        | 47% | 79%             | 142                      | 49%                      | 1%                            | 1999                           |
| McKinley ES     | K-5              | 1958       | 65  | 8       | 38,147    | 272                | 158                 | 58%         | 140        | 42% | 71%             | 158                      | 58%                      | 0%                            | 1965                           |
| Roosevelt ES    | 3rd-5th          | 1909       | 114 | 3       | 46,943    | 288                | 187                 | 65%         | 163        | 49% | 67%             | 172                      | 60%                      | -5%                           |                                |
| Washington ES   | K-5              | 1953       | 70  | 7       | 74,287    | 416                | 312                 | 75%         | 179        | 50% | 80%             | 277                      | 67%                      | -8%                           | 1996                           |
| Totals/Averages |                  | 1943       | 81  | 7       | 320,524   | 1,936              | 1,340               | 69%         | 164        | 42% | 75%             | 1,250                    | 65%                      | -7%                           | 1998                           |

#### **Summary Points:**

- Ed Ad: Scores are up and down. Significant missing spaces at Longfellow, McKinley, and Washington ES.
- Condition: All Critical except Longfellow ES which is poor.
- Utilization: Low in all schools except Longfellow ES. Projected to be 65% on average.
- Oldest renovation: 1965Average year built: 1943
- Enrollment: Projected to be -90 in 2028-29.
- 4 schools <200 enrollment.</li>

#### **Community Meeting Discussion Notes:**

- Condition is fair to poor
- Mixed feelings about consolidation
- No split campus (2)
- Combine underutilized buildings to create diversity
- Walkability (3)
- Value of school for the neighborhood (2); School is extremely important to the quality of life in neighborhood.
- Concern about socio-economic differences (Example of bringing HM and Madison together)
- # of students and capacity
- How much influence do developers have in school building planning?
- New northside MS and ES
- Consolidate split campuses lower operation costs/redundant staff/time away from educating students

#### **Steering Committee #2 Discussion Notes:**

- Consolidate and build new to reduce number of buildings (5/6)
- Focus on buildings with low Ed Ad
- Repurpose the Roosevelt or McKinley buildings
  - McKinley repurposed for ECSE
- Move ECSE classrooms from Longfellow to central location
- McKinley site becomes new MS site





# Project Timeline

| Fargo Public Schools: Draft LRFP Schedule  |        |           | 2023    |               |          | 2024       |          |        |  |
|--|--------|-----------|---------|---------------|----------|------------|----------|--------|--|
| raigo i abile selloois. Diare Elei i selledale   | August | September | October | November      | December | January    | February | March  |  |
| Project Kick-off & Board Meeting (August 29, 2023)                                     | 29-Aug |           |         |               |          |            |          |        |  |
| Visioning, Framework for Planning, and Steering Committee Selection                    |        |           |         |               |          |            |          |        |  |
| Data Review & Background Report  |        |           |         |               |          |            |          |        |  |
| SC 1: Initial Data Review & Planning Process Introduction                              |        |           | 11-Oct  |               |          |            |          |        |  |
| SC 2: Data Review & Draft Framework for Options Development                            |        |           |         | 1-Nov         |          |            |          |        |  |
| Board Presentation: Draft Framework for Options Development (2x2)                      |        |           |         | 2-Nov         |          |            |          |        |  |
| Community Meetings: Data Review & Planning Framework                                   |        |           |         | 11/14, 15, 16 |          |            |          |        |  |
| Survey 1   |        |           |         | Wk of 11/20   |          |            |          |        |  |
| Exec. Team: Draft Options  |        |           |         | 11/27&28      |          |            |          |        |  |
| SC 3: Review Draft Options/Survey Results & Prepare for Community Meeting and Survey 2 | 2      |           |         |               | 5-Dec    |            |          |        |  |
| Board Presentation: LRFP Options   |        |           |         |               | 12-Dec   |            |          |        |  |
| Focus Groups (Identified populations most impacted by the Draft Options)               |        |           |         |               |          | TBD        |          |        |  |
| Community Meetings: Draft Options & Focus Group Feedback                               |        |           |         |               |          | Wk of 1/10 |          |        |  |
| Survey 2   |        |           |         |               |          | Jan 10-24  |          |        |  |
| SC 4: Review Survey Data and Draft Recommendations                                     |        |           |         |               |          |            | 6-Feb    |        |  |
| Exec. Team: Draft LRFP Recommendations   |        |           |         |               |          |            | 8-Feb    |        |  |
| Board Meeting: Review Draft LRFP Recommendations (2x2)                                 |        |           |         |               |          |            | 21-Feb   |        |  |
| SC 5: Review Draft Recommendations   |        |           |         |               |          |            |          | 5-Mar  |  |
| Final Report & Board Presentation  |        |           |         |               |          |            |          | 26-Mar |  |

