



- Digital signage at all schools
- Paving and roofing projects across the District
- Elementary playground improvements
- New elementary school
- Upgrades to Central and Northern High Schools’ learning environments to support enhanced programs and student opportunities

**5. Why is the 2024 Bond needed? How was the plan for the 2024 Bond developed?**

In 2023, the school district engaged in a facility study and review process which has been common practice in the Walled Lake Consolidated School District for over 10 years. Plante Moran Realpoint (PMR) led the work on behalf of the District to determine each building’s usage and whether or not the District’s facilities footprint aligned with both current enrollment as well as projected enrollment for the next 10 years.

Once the data was gathered, the District then convened a group of administrators, staff, and parent representatives to serve on a Facility Study Committee to review the data from PMR and offer feedback. The feedback was used to form a recommendation that was then shared with the Board of Education.

**6. Can School Bond Programs have an impact on a community?**

Nationwide research has shown that improving school district facilities may:

- Protect and improve property values
- Create a positive impact on student enrollment

**7. Do we still have needs even after the 2019 bond program projects?**

As part of the analysis prior to the 2019 bond program, the District identified approximately \$580 million in needs across the District. Ultimately the proposal was limited to \$316 million to allow for a tax decrease for residents.

**8. What are the proposed upgrades happening at each WLCS building?**

**Commerce Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics network upgrade
- Paving, sidewalks and roadway upgrades

**Dublin Elementary**

- Playground equipment enhancement
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Receiving area expansion

**Glengary Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Paving and sidewalks
- Replace North Entry Canopy

**Guest Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Paving and sidewalks

**Hickory Woods Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Interior renovations (ceilings, carpet, LED lights)

**Keith Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade

**Loon Lake Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Paving and sidewalks

**Meadowbrook Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Interior renovations (ceilings, LED lights)

**Oakley Park Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade

**Pleasant Lake Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Interior renovations (ceilings, carpet, LED lights)

**Walled Lake Elementary**

- Playground equipment enhancement
- New digital sign
- New flag poles with lighting
- Enhanced security measures
- Technology updates including fiber optics upgrade
- ECSE Renovation
- Update Electrical to 3 Phase Service
- Replace HVAC Equipment

**Wixom Elementary**

- Replacement Elem similar to Dublin on new site owned by WLCSD
- Right of Way Improvements and Traffic Safety Devices
- Storm water management measures

**Geisler Middle School**

- New digital sign
- Replace all flag poles
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Shingle roof replacement
- Science room major remodel
- Replace 20,000 sq ft of carpet
- Stage upgrades (curtain, flooring, lighting)

**Smart Middle School**

- New digital sign
- Replace all flag poles
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Synthetic turf and exterior door replacement at courtyards
- Boiler Replacement

**Sarah Banks Middle School**

- New digital sign
- Replace all flag poles
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Shingle roof replacement
- Science room major remodel
- Replace 20,000 sq ft of carpet
- Stage upgrades (curtain, flooring, lighting)

**Walnut Creek Middle School**

- New digital sign
- Replace all flag poles
- Enhanced security measures
- Technology updates including fiber optics upgrade
- Shingle roof replacement
- Science room major remodel
- Replace 20,000 sqft of carpet
- Stage upgrades (curtain, flooring, lighting)

**Central High School**

- Paving & Sidewalk Replacement / Upgrades
- Stadium lights
- Site Work for new Educational Services Entrance
- Window replacements
- Roof Replacements
- Enhanced security measures

- Major interior remodel (Wrestling & Fitness area, Media Center & Learning Commons, Science Classroom, Computer Lab and Collaboration, ESC POD, Innovation HUB)
- Locker Room Updates
- Refinish wood floor
- Pool timing system and Scoreboard
- Energy management systems enhancements (replace boilers, chillers, air handling units and hot water heaters)
- Electrical Updates (distribution system, LED lights)
- Technology updates including fiber optics upgrade

**Northern High School**

- Paving & Sidewalk Replacement / Upgrades
- Stadium lights, irrigation at playing fields
- Window replacement
- Roof Replacements per roofing study
- Enhanced security measures
- Major interior remodel (Media center, Science classrooms, Teacher prep)
- Locker Room Updates
- Pool timing system and Scoreboard
- Upgrade pool filtration system
- Energy management systems enhancements (air handling units and hot water heaters)
- Electrical and lighting updates (LED lights)
- Technology updates including fiber optics upgrade

**Western High School**

- Paving & sidewalk upgrades
- Stadium lights
- New restrooms at tennis/baseball area
- Window and siding replacement
- Roof replacements
- Renovations to fine arts, performing arts, and athletic areas
- Pool and gym bleacher replacement
- HVAC and electrical distribution system upgrades
- Security Measures Enhancement
- Technology updates including fiber optics upgrade

**Early Childhood Center**

- Expand parking lot for safety enhancements
- Enhanced security measures

**Outdoor Education Center**

- Sidewalk Replacement
- Upgrade Ropes Course
- Roofing

- Enhanced security measures
- Stabilize basement wall
- Siding and renovation at Dorms
- Energy management system updates
- Faucet replacement to touchless in classrooms and new water heaters
- Interior renovation (carpet replacement, cabinet replacement, restroom upgrades)
- Kitchen renovation

### **Operations Building**

- Paving and sidewalk replacement
- Building renovations (bus driver area and conference rooms)
- Energy Management system
- Boilers, AHU Hot water Heater
- LED lights
- Technology updates including fiber optics upgrade

## **9. How will athletic programs benefit from the 2024 Bond?**

This bond features projects at the secondary level that will benefit athletic programs across the District and across the community. These projects include locker room upgrades, enhancements to pool area systems, bleacher replacements, stadium lighting, field drainage and irrigation systems, and more.

## **10. How will the performing arts program benefit from the 2024 Bond?**

Renovation projects include expansion of the performing arts locations at WL Western High School with improvements including upgrades to the stage, flooring, and lighting coming to all three high schools.

## **11. What will happen with Twin Sun and the Educational Services Building?**

As part of the Facility Utilization Study which the District commissioned in 2022, the committee assigned to review the data expressed a need for the District to consider decreasing its overall building footprint. As part of their review, the committee recommended to District administration that functions from both buildings be reassigned to other locations within the District and those buildings be taken offline.

## **12. When was the last time the Walled Lake Consolidated School District had a Bond election?**

In May 2019, the Walled Lake Consolidated School District passed a \$316 million bond for buildings, infrastructure, and equity. The community has generously supported funding proposals for the District in recent years including:

- Renewal of the District's Building and Site Sinking Fund in 2022

- Renewal of the District's operating millage in 2014
- Passage of the District's Safety, Security, and Technology bond in 2013
- Renewal of the District's Building and Site Sinking Fund in 2012

**13. Why didn't the District go for a larger bond where even more projects could be completed?**

When needs were assessed before the 2019 Bond, there were more than \$580 million in projects that were noted. When crafting the 2019 Bond proposal, the District only included "essential" items. It was truly a list of vital systems that will ensure the Walled Lake Consolidated School District can continue its mission to be the best school district in America. Lastly, the Walled Lake Consolidated School District is appreciative of the consistent community support and passage of previous bonds, millage renewals, and Sinking Fund elections. The District is proud to have a history of being prudent and fiscally responsible; thus the District wants to always be mindful and grateful of the public trust.

**14. Why is the design of the building and layout not complete?**

Conceptual plans for the projects have been developed in order to estimate construction costs. If approved by the voters, the detailed design of the projects would take place. The detailed design of a building program is costly and will not be completed for practical/financial reasons unless the community approves the bond issue. These details will take the architects several months of work with input from staff, community members, and other professionals.

**15. Why is it important to attract and retain students in the district?**

Public schools in Michigan receive money on a per-pupil basis. That means that attracting and retaining students is critical. The quality of our programs and facilities plays a role in both of these areas. If approved by the voters, the bond program would upgrade facilities to support updated teaching methods, improve operational efficiencies in our facilities, provide progressive learning environments, and protect and maintain the community's past investment in our school buildings. Parents have choices regarding where their children will receive an education. It is the intent of the District and Board of Education to maintain its reputation for providing quality programs and facilities in order to attract and retain students.

**16. How will upgrades at our High Schools have a big impact on Innovative Programming?**

Upgrades at the high schools will incorporate expanded Career Technical Educational (CTE) offerings. The expansion of CTE may include reimagining learning spaces and environmental improvements to support new course/program offerings.





- Together the two changes mean that the District’s debt millage will decline and provide an opportunity to take on additional debt and still provide a tax decrease to the community.

**21. Why have the election in May?**

The Walled Lake Consolidated School District has a small window of opportunity to have this election and offer tax savings to residents.

**22. Is there a cost to the District for placing a ballot proposal before the voters in May 2024?**

Yes, there is a cost associated with presenting a ballot proposal to voters in May 2024. The cost depends on the number of ballot initiatives across the precincts within the Walled Lake Consolidated School District attendance area. Fixed costs are shared by townships, school districts, or municipal areas with items on the ballot. These include fixed costs of the clerks, shared by parties with a ballot proposal (e.g., townships with fire, police, or library millages).

It's crucial to note that any costs incurred by the Walled Lake Consolidated School District are reimbursable by the Bond if the ballot proposal passes. If it doesn't pass, the General Fund absorbs the costs.

The approximate cost to the District would be around \$200,000 which is less than a 1/10 of 1% of the entire bond issue.

**23. In the event the 2024 Bond is approved, when will the funds be collected and when will these important projects be done?**

The bonds would be sold in an open market process in series over multiple years by the District’s bond underwriter, and the funds would be collected after the sale of the bonds. The bond projects would be prioritized and planned, and they would begin in 12-18 months. Since this is a comprehensive bond, the projects would be grouped in phases. We anticipate there will be four bond sales in the series and the work will take approximately five to six years to complete.

**24. How can the Walled Lake Schools’ community afford this?**

- Walled Lake Consolidated School District’s community is stable and growing, thus has increased in taxable value.
- Residents are currently paying 4.13 mills. On a house valued at approximately \$200,000 with a taxable value of \$100,000; that is \$413 per year.
- With this proposal, residents will pay 4.05 mills. On a house valued at approximately \$200,000 with a taxable value of \$100,000; that is \$405 per year.

- It is estimated that the School District’s total debt millage rate will decrease from 4.13 mills to 4.05 mills, after the first series of the 2024 Bond Proposal bonds are issued, meaning that there will be a 0.08 mill decrease to the current year’s debt millage rate.

**25. Will some of these projects provide savings for the District over time?**

Yes. Several of the 2024 Bond projects will provide savings:

- The heating, ventilation and cooling (HVAC) system upgrades that will take place in most of the other buildings will provide significant savings.
- Replacing existing lighting with LED fixtures will provide considerable energy cost savings.
- Emergency backup generators will allow the District to continue instruction when there is a power outage.
- Significant service and repair costs will be saved with the new technology systems, the multi-function copiers, and most of the other new systems.
- New energy management systems will conserve energy and significantly reduce energy and utility costs across the District.
- In total, the overall operating costs for all the projects included in the 2024 Bond are expected to reduce current maintenance and operating costs for the systems in their current condition.

**26. What are the costs associated with individual projects in the 2024 Bond?**

The District submitted a 154-page application to the Department of Treasury in Lansing outlining the upgrades that include infrastructure, equity, and technology work for each of the District schools and buildings. The total of all these upgrades, including the buildings and transportation needs, equals \$250 million.)

This document may be found at [www.wlcsd.org/bond](http://www.wlcsd.org/bond)

**27. Is the District still taxing residents to pay off any other school-related bonds?**

Yes. The Walled Lake Consolidated School District has been financially diligent and vigilant, in that we have refunded/refinanced previous bonds and restructured bonds when the market allowed us to receive advantageous interest savings. The property in the 55 square miles, encompassing the nine communities of the Walled Lake Consolidated School District, has a stable, growing, and has increased in taxable value. Thus, the debt is being spread over more homes and businesses, so the debt is less per home/business.

**28. How much debt is left to pay off, for how long, and for what?**

After May of 2024, there is \$307,355,000 with the last bond estimated to be paid off in 2049.

**29. How does the bond collect funds for the District?**

Voters approve a millage rate:

- A mill is \$1 per \$1,000 of taxable value.
- On a home with \$100,000 of taxable value, 1 mill is \$100 in property taxes.
- A homeowner in our district with a \$100,000 taxable value home currently pays \$413 per year toward our debt millage.

**30. How does the District’s debt millage compare to neighboring school districts?**

The District’s current millage continues to be one of the lowest in our area and across Oakland County:

- Huron Valley - 7.00
- South Lyon - 7.00
- Waterford - 6.75
- Novi - 6.5
- West Bloomfield - 6.15
- **Walled Lake - 4.13**

**31. The bond informational materials compare the millage rate of other districts; isn’t it true that the taxable value in each district is different?**

Yes, the taxable value in each community is indeed different. We are fortunate to have a large tax base over which to spread debt payments. At the same time, having a large community means many more students to educate and school buildings to maintain compared to neighboring school districts with similar or higher tax bases.

**32. Why can’t the District do these things without the bond?**

As a result of a declining general operating budget, the Walled Lake Consolidated School District cannot make these upgrades with the current budget.

**33. Can the money from the Bond be used to pay teacher or other employee salaries and benefits? Can it be used for operating expenses?**

No. The 2024 bond funds cannot be used for General Operating Budget expenses, salaries, or benefits of any current employees.

**34. Explain what bond money can cover and what it can’t.**

Bond proceeds can be used for the following items:

- Safety and Security upgrades;
- Construction and remodeling of facilities;
- Purchase of technology equipment and infrastructure;
- Purchase of equipment and furniture;



**Where and when do I register to vote?**

To vote in the May 7, 2024 school election, you must be a U.S. citizen; at least 18 years of age by Election Day; not currently serving a sentence in jail or prison; a resident of Michigan and the Walled Lake School District for at least 30 days when you vote.

Please visit your local city or township clerk’s office to register or visit any Secretary of State office. You can also register online. You must show proof of residency (hard copy or digital), including your driver’s license, current utility bill, bank statement, paycheck, or other government documents.

Your voting precinct is printed on your voter registration card provided by the Secretary of State. Voter precinct locations have changed over the last few years, so please double-check your precinct location.

**What are the parameters for Early Voting?**

In 2022 Michigan voted on and passed proposal 22-2 which gives voters the right to vote in-person at an early voting site prior to election day.

Early voting is open nine (9) consecutive days (April 27-May 5) beginning on the second Saturday before the election and ending on the Sunday before the election. Early voting is from 8:30 a.m. to 4:30 p.m. except on Thursday when the hours are noon to 8:00 p.m.

Early voting locations include:

- Commerce, Walled Lake, Wixom, Wolverine Lake:
  - Commerce Twp. Community Library, 180 E. Commerce Rd., Commerce Twp. 48382
- West Bloomfield, Orchard Lake:
  - WB Twp. Public Library, 4600 Walnut Lake Rd., WB Twp., MI 48323
- Novi:
  - Novi Civic Center, 45175 Ten Mile, Novi, MI 48375
- Farmington Hills:
  - Costick Activities Center, 31555 W. Eleven Mile Rd. Farmington Hills, MI 48336
- White Lake:
  - Highland Twp. Hall Auditorium, 205 N. John Street, Highland, MI 48357
- All - Central County Facility:
  - Waterford Oaks, 2800 Watkins Lake Rd., Waterford, MI 48328

**What is the process for voting by absentee ballot?**

A voter must submit an absentee ballot application before an absentee ballot can be sent. Voters can request an absentee ballot up to 75 days before an election by submitting a

completed absentee ballot application to their local clerk. Absentee ballots are available and distributed beginning 40 days before the election.

There are three ways to apply for an absentee ballot: online, by mail, or at your Clerk's office. Please use this link for more details about each method:

<https://www.michigan.gov/sos/elections/voting/absentee-voting#Request>

**41. Where do I vote?**

If you are not certain what your voting precinct is, please go to

<https://mVIC.sos.state.mi.us/> to check your voter status.

to find your voter status/location/absentee ballot status, please visit

<https://mVIC.sos.state.mi.us/Voter/Index>

**42. How will the proposal appear on the ballot?**

OFFICIAL BALLOT

WALLED LAKE CONSOLIDATED SCHOOL DISTRICT  
COUNTY OF OAKLAND  
STATE OF MICHIGAN

SCHOOL IMPROVEMENT BOND PROPOSITION

Shall the Walled Lake Consolidated School District, County of Oakland, State of Michigan, borrow the sum of not to exceed Two Hundred Fifty Million Eighty-Five Thousand Dollars (\$250,085,000) and issue its general obligation unlimited tax bonds, in one or more series, to pay for the cost of the following projects to create a modern learning environment for students and for health, safety, security, energy conservation and other purposes:

- Remodeling, equipping, re-equipping, furnishing, re-furnishing school buildings, athletic fields, playgrounds and other facilities;
- Erecting, completing, equipping and furnishing a replacement elementary school and an athletic field building;
- Acquiring and installing instructional technology infrastructure and equipment in school buildings and other facilities; and
- Preparing, developing and improving sites at school buildings, athletic fields, playgrounds and other facilities and the purchase of school buses?

YES

NO

The annual debt millage required to retire all bonds of the School District currently outstanding and proposed pursuant to this ballot is expected to be at or below 4.05 mills which is a 0.08 mill decrease from the estimated annual debt millage to be levied in 2023. The estimated millage that will be levied to pay the proposed bonds in the first year is 1.26 mills (which is equal to \$1.26 per \$1,000 of taxable value) and the estimated simple average annual millage that will be required to retire each series of bonds is 1.51 mills annually (\$1.51 per \$1,000 of taxable value). The maximum number of years any series of bonds may be outstanding, exclusive of refunding, is not more than thirty (30) years.

If approved by the voters, the bonds will be guaranteed by the State under the School Bond Qualification and Loan Program (the "Program"). The School District currently has \$307,355,000 of qualified bonds outstanding and \$0 of qualified loans outstanding under the Program. The School District does not expect to borrow from the Program to pay debt service on these bonds. The estimated computed millage rate required to be levied to pay the proposed bonds may change in the future based on changes in certain circumstances.

(Pursuant to State law, expenditure of bond proceeds must be audited, and the proceeds cannot be used for teacher, administrator or employee salaries, repair or maintenance costs or other operating expenses.)



**43. Can parents who live in the District and are in the U.S. with a Green Card or VISA vote in this election?**

In Michigan, a person must be a U.S. citizen to vote in any election in the state. Citizenship is required by the Michigan Constitution and MCL 168:492:

*Each individual who has the following qualifications of an elector is entitled to register as an elector in the township or city in which he or she resides. The individual must be a citizen of the United States; not less than 17-1/2 years of age; a resident of this state; and a resident of the township or city.*

There are some local jurisdictions in other states that may allow non-citizens to vote in other elections, but this is not true in Michigan.

**44. Can parents whose children are attending Walled Lake Consolidated School District as “Schools of Choice” vote in this election?**

Unfortunately, parents whose children are attending the Walled Lake Consolidated School District as schools of choice reside outside of the District and are not able to participate in the election. To clarify, your taxes go to the school district you live in.

**45. Where can I get additional information if I have questions not covered here?**

Information related to the 2024 Bond can be found on the District website: [www.wlcsd.org/bond](http://www.wlcsd.org/bond). Information will also be posted regularly in the District’s Weekly Update and on the District’s social media platforms.

Questions or additional information requests can also be submitted via email at [info@wlcsd.org](mailto:info@wlcsd.org).