



Steering Committee #5

Fargo Public Schools | March 5, 2024

Agenda

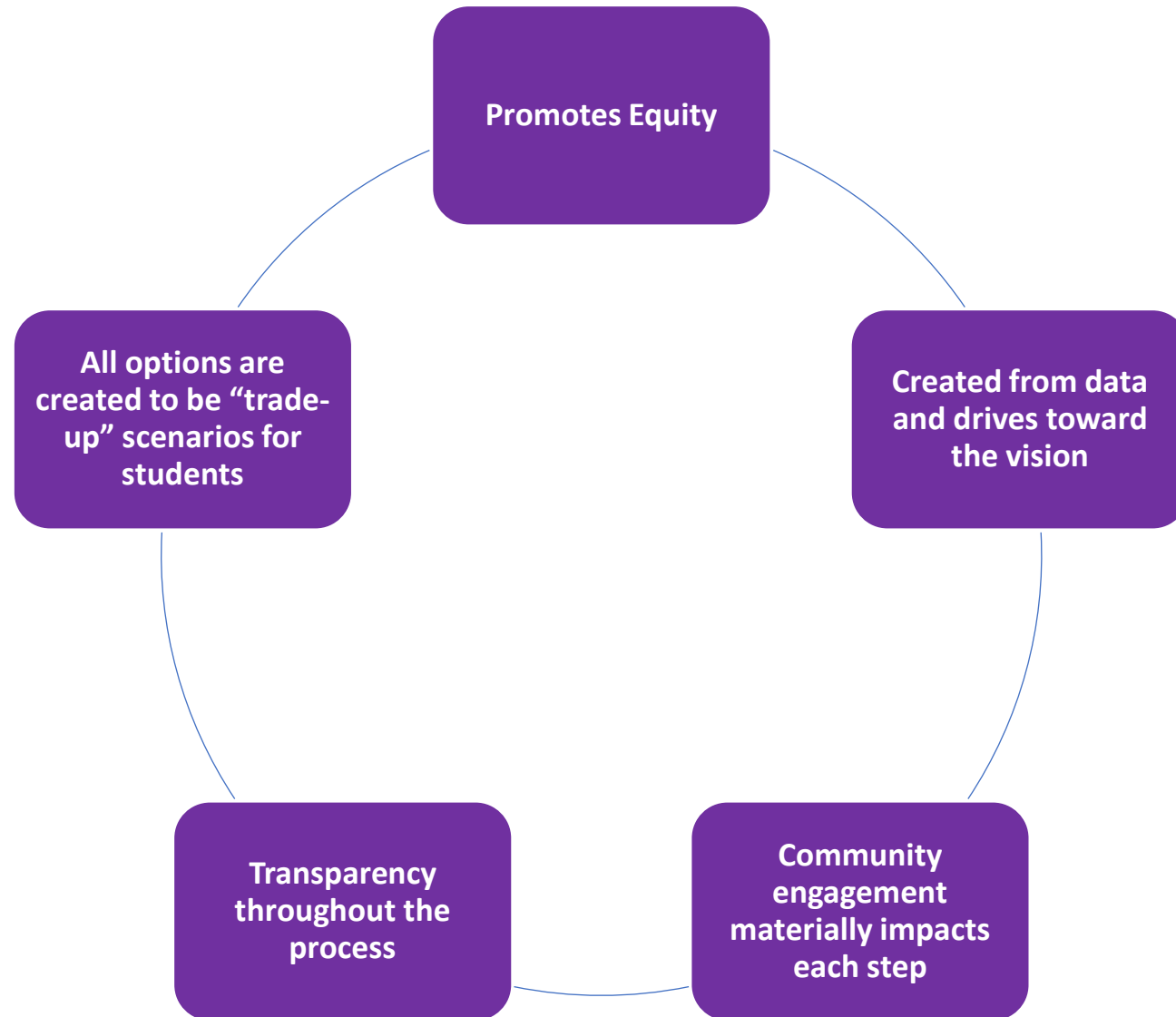
- 1 Welcome
- 2 Extending the Process/Focus Group Feedback
- 3 Facility Needs and Proposed Plan
- 4 Feedback and Next Steps



FARGO PUBLIC SCHOOLS

Educating and Empowering All Students to Succeed

Planning Guidelines



The Plan to Extend our Process

- I. Steering Committee Meeting #6 to review implications of the plan – Early April
 - I. Provide research/implications for:
 - Staffing
 - Neighborhoods
 - Operational Efficiencies and Sustainability
 - Student outcomes
 - Behavior
 - Student/teacher ratio (class size)
 - Transportation
 - Energy Use
 - Home values
 - What happens if this plan is not approved and implemented?
 - II. Present final plan to Board at a work session the week of April 22 or May 13
 - I. We would like to have 2-3 Steering Committee members assist in presenting the plan

City – Parks – School Collaboration



- Regular Meetings between three entities
- FPS representative on City Growth Plan
- 2 Meetings to date coordinating School LRFP and City Growth Plan
- Fargo Parks And City of Fargo representation on LRFP Steering Committee

“Develop Your Neighborhood” Campaign

- Proposal being developed for board approval
- Fill in gaps created by the LRFP
- Repurpose undefined buildings/sites
- Boundary implications
- Partner with urban planners, local community engagement specialists, etc.
- Benefits
 - Enhanced Community Engagement
 - Informed Decision-Making
 - Sustainable Community Development



Long-Range Facility Proposed Plan

North – Ben Franklin Options – Recommended Change



Recommended Change: Move the NEW middle school to Madison site

- Maintain a school in the neighborhood
- Farther south than McKinley to align better geographically
- Opportunity to provide wrap-a-around services for Madison elementary students and families
- Traffic logistical challenges at McKinley

North – NEW Middle School on Madison Site

Elements	Current: Ben Franklin	Proposed Plan	District Average (Discovery and Carl Ben Eielson)
Current Enrollment	889	889	830
Projected Enrollment (2029)	875	875	863
Capacity	1,104	1,100	950
Utilization	81%	80%	87%
Total Square Feet	202,064	225,000	201,801
Ed Adequacy	Avg - 75% (\$14,354,144)	100%	85%
Condition (FCI)	Avg - 45% (\$41,537,448)	0%	19%
Cost	\$55,891,592	\$105,000,000 (\$465/SF)	
Average Age (years)	72	0	24

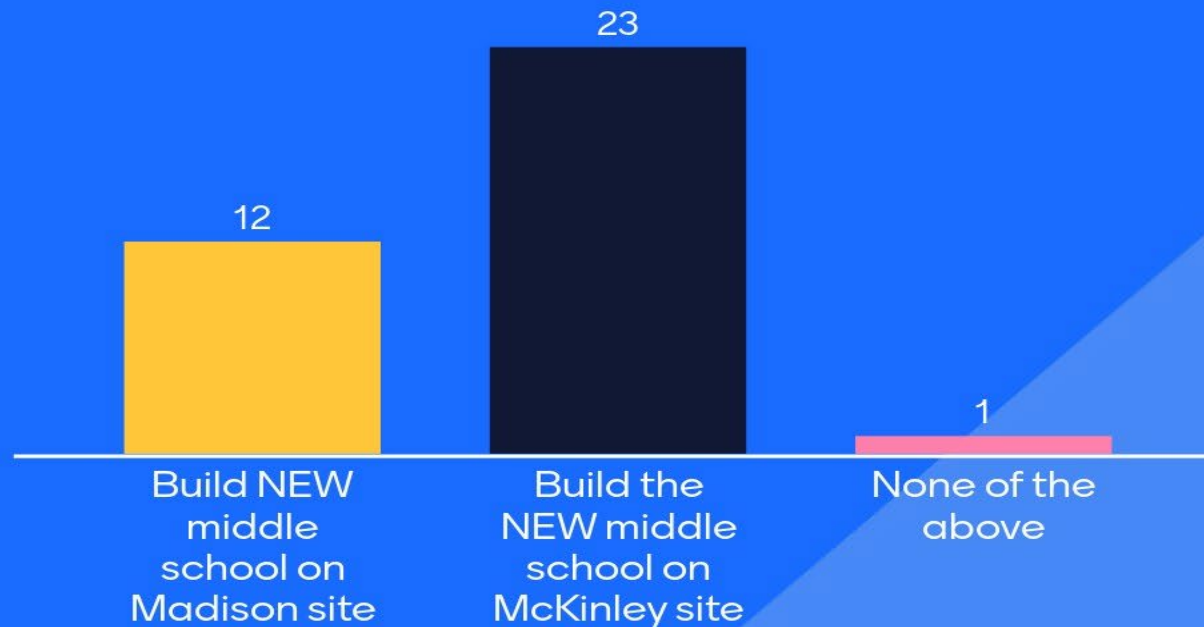
Considerations

- The Madison site combined with adjacent park space is 12.5 acres compared to Ben Franklin at 5.4 Acres.
- Larger site accommodates proper parking, pickup/drop-off, additional site amenities etc.
- No students are displaced during construction.
- Madison Elementary would have the option to a phased approach to closing, limiting student disruption.
- Ben Franklin students will have a new middle school.
- The Madison site will have a school in the neighborhood where wrap-a-around services could be provided to all ages.
- About half the energy consumption annually. (Saves ~\$130,000)

Steering Committee #5 Voting Results

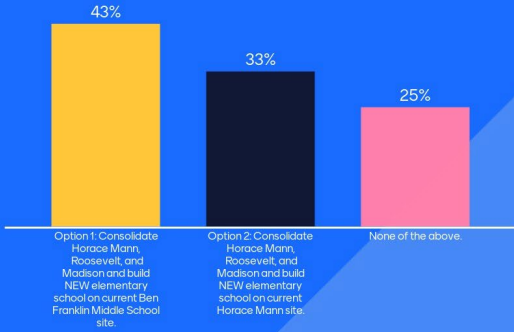


Ben Franklin Options

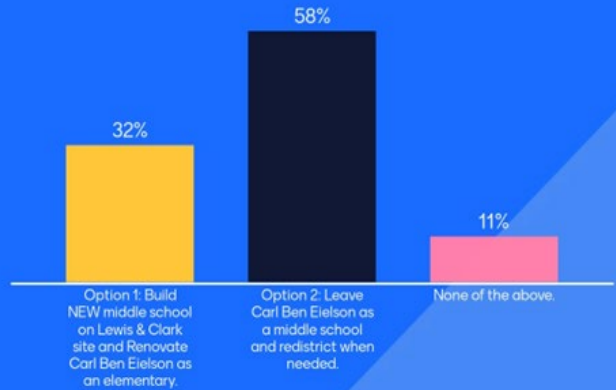


Steering Committee #4 Voting

Horace Mann, Roosevelt, Madison Options



Carl Ben Eielson Options



North – NEW Elementary School on Ben Franklin Site

Elements	Current: Horace Mann, Roosevelt, Madison (Combined)	Proposed Plan	District Average (Excludes proposed consolidated schools)
Current Enrollment	486	486	450
Projected Enrollment (2029)*	476	476	449
Capacity	832	550	565
Utilization	57%	87%	80%
Average Age (years)	96	0	43
Class Size (average)	17.4 (23 at capacity)	19.8 (22 at capacity)	19.8
Total Square Feet	134,824	75,000	79,563
Educational Adequacy	Avg - 71% (\$13,711,118)	95%-100%	85%
Condition (FCI)	Avg - 47% (\$31,442,384)	0%	33%
Cost	\$45,153,502	\$37,500,000 (\$500/SF)	

Considerations

- Larger site than Horace Mann or Roosevelt. BF=5.4 Acres, HM=3.9 Acres, Roosevelt=2.7 Acres
- Roosevelt and Horace Mann neighborhoods lose their elementary schools.
- Construction would begin after Ben Franklin is finished.
- Students are not temporarily displaced.
- Current elementary sites are too small to provide green space, playgrounds, pickup and drop-off, etc.
- Shared staff together in one building.
- Operational efficiencies.
- Positive return on investment.
- Half the energy consumption annually. (Saves ~\$100,000)

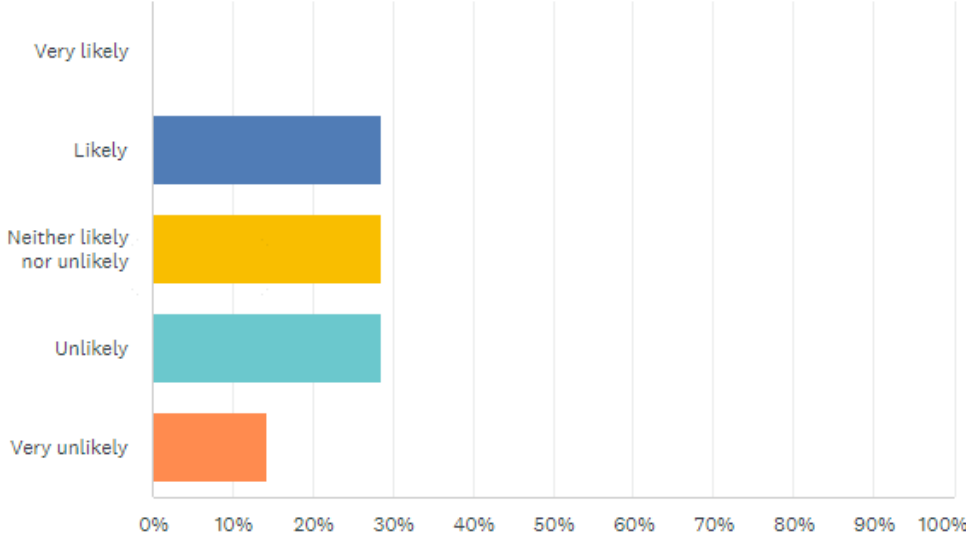
Possible Uses for Existing Sites

- Park space
- Community Amenity
- Location for future District program

Horace Mann / Roosevelt / Downtown Neighborhood Focus Group Feedback

How likely are you to support the plan that was presented to you?

Answered: 7 Skipped: 0

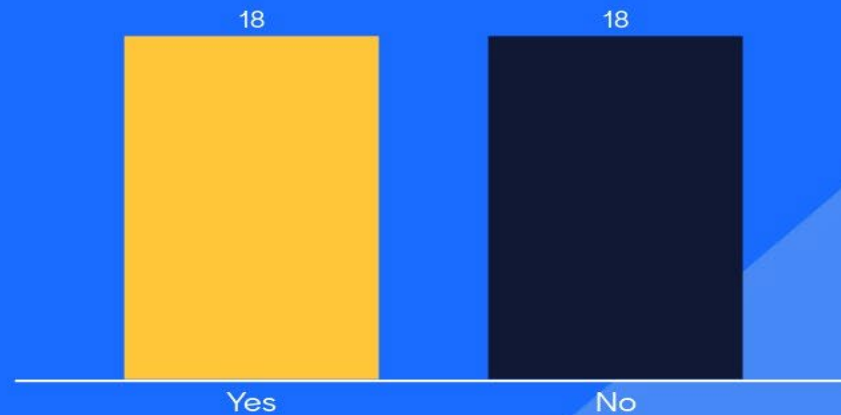


ANSWER CHOICES	RESPONSES
Very likely	0.00% 0
Likely	28.57% 2
Neither likely nor unlikely	28.57% 2
Unlikely	28.57% 2
Very unlikely	14.29% 1
Total Respondents: 7	

Steering Committee #5 Voting Results

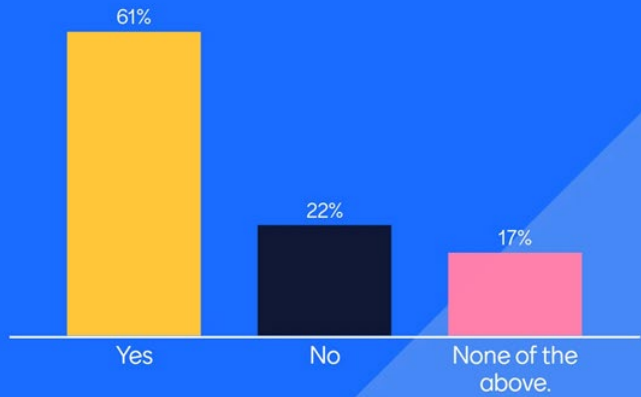


**Consolidate Horace Mann, Roosevelt,
Madison and build NEW elementary on Ben
Franklin site**

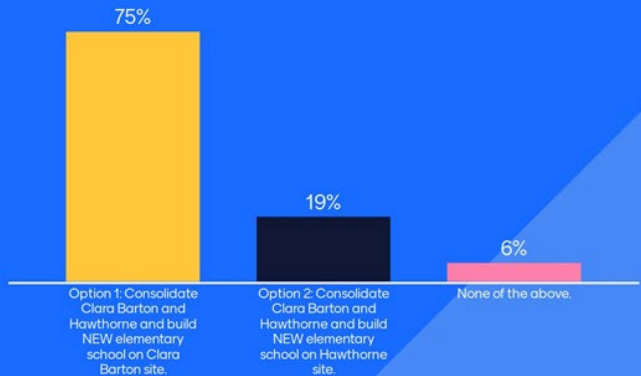


Steering Committee #4 Voting

NEW Middle School Options



Hawthorne, Clara Barton Options



North – NEW Elementary School on Clara Barton Site

Elements	Current: Hawthorne, Clara Barton	Proposed Plan	District Average <i>(Excludes proposed consolidated schools)</i>
Current Enrollment	331	331	450
Projected Enrollment (2029)	342	342	449
Capacity	480	450	565
Utilization	72%	76%	80%
Average Age (years)	81	0	43
Class Size	19.5 (20 at capacity)	19	19.8
Total Square Feet	90,687	60,000	79,563
Ed Adequacy	Avg - 70% (\$9,642,494)	95%-100%	85%
Condition (FCI)	Avg - 44% (\$20,267,764)	0%	33%
Cost	\$29,910,258	\$30,000,000 (\$500/SF)	

Considerations

- Clara Barton keeps a school in their neighborhood.
- No students are temporarily displaced.
- Construction can occur on site.
- Gym and part of office can potentially be repurposed in new building.
- Shared staff together in one building.
- Operational efficiencies.
- A central elementary school located east of University.
- Hawthorne and Clara Barton students will have a new school.
- Positive return on investment.
- Half the utility consumption annually. (Saves ~\$100,000)

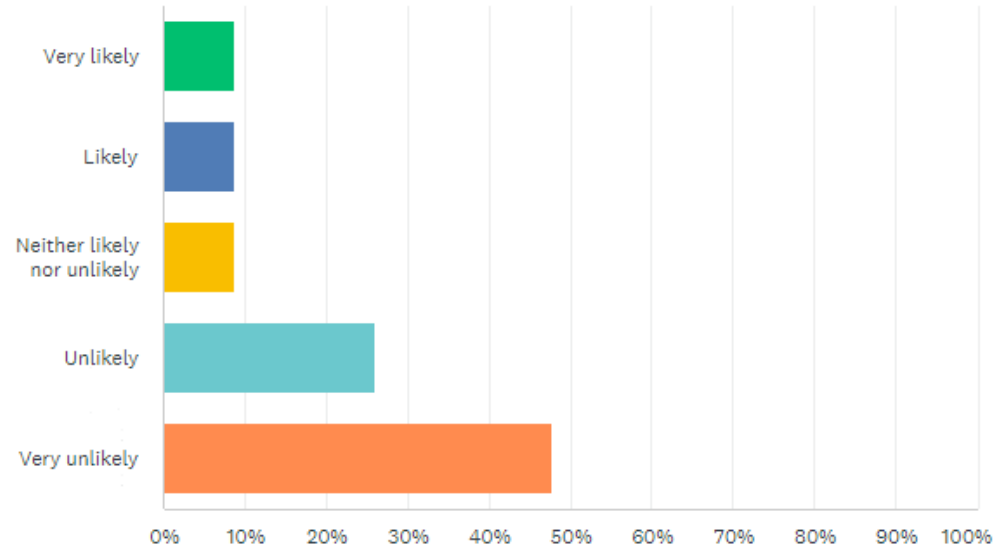
Possible Uses for Existing Sites

- Park space
- Community Amenity
- Location for future District program

Clara Barton / Hawthorne Focus Group Feedback

How likely are you to support the plan that was presented to you?

Answered: 23 Skipped: 0

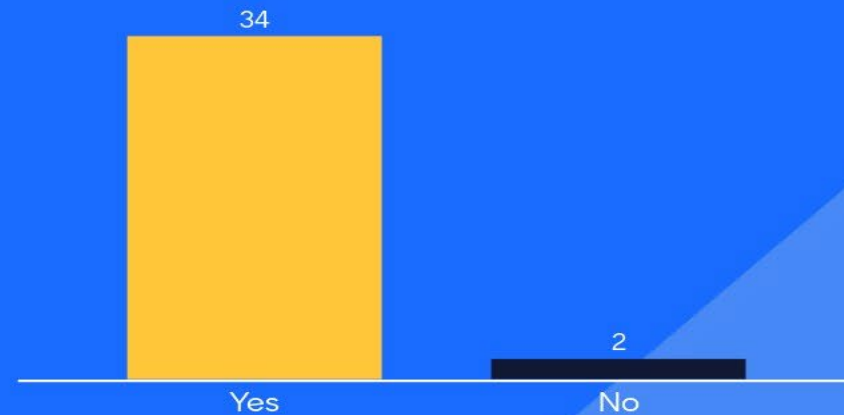


ANSWER CHOICES	RESPONSES
Very likely	8.70% 2
Likely	8.70% 2
Neither likely nor unlikely	8.70% 2
Unlikely	26.09% 6
Very unlikely	47.83% 11
Total Respondents: 23	

Steering Committee #5 Voting Results

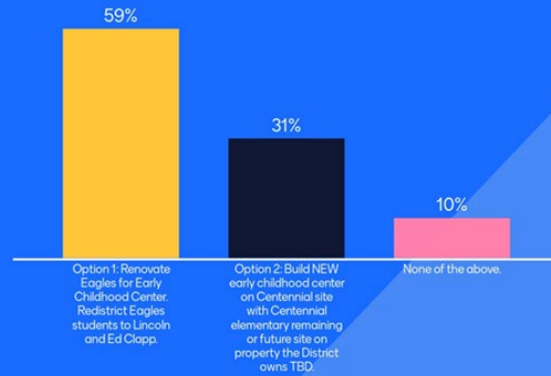


Consolidate Clara Barton and Hawthorne and build a NEW elementary on the Clara Barton site

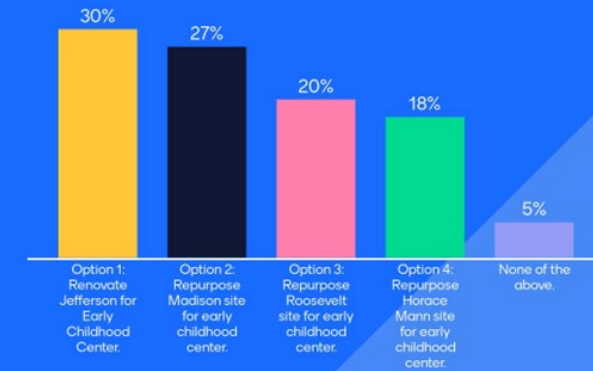


Early Childhood Center Options – Recommended Change

Early Childhood Center South Options



Early Childhood Center North Options



Recommended Change: Build a NEW ECC on Lewis & Clark site

- Large enough site
- Share amenities with Explorer Academy (i.e. indoor physical play area)
- There are 2 separate entrances to the site for pick-up and drop-off
- Lewis & Clark rebuilt on site

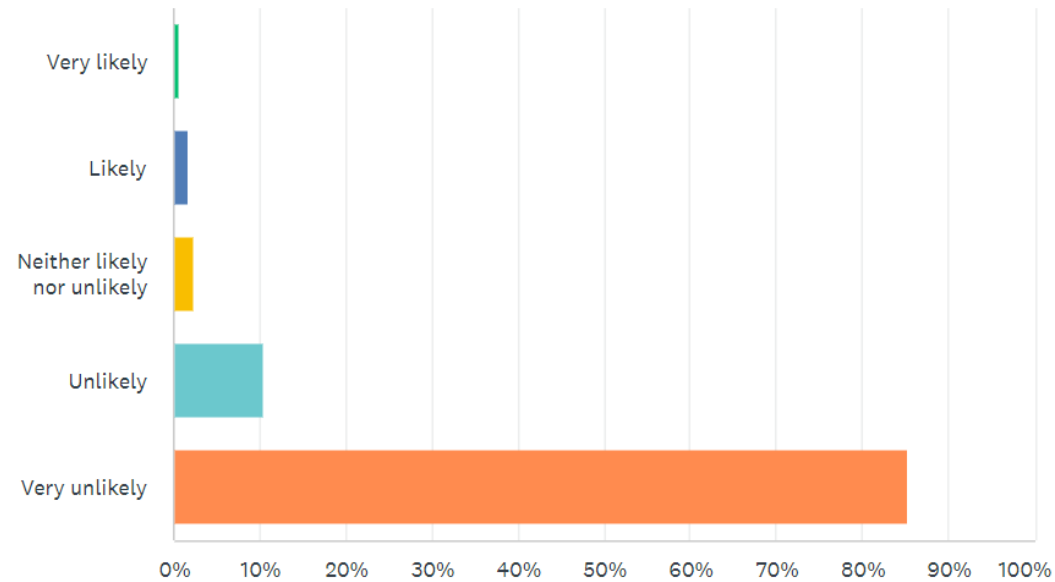
Recommended Change: Eagles remains an elementary and have an ECC more centrally located

- Central location strongly preferred by staff
- Recognized this option was not a trade-up scenario for Eagles students

Eagles Focus Group Feedback

How likely are you to support the plan that was presented to you?

Answered: 171 Skipped: 1

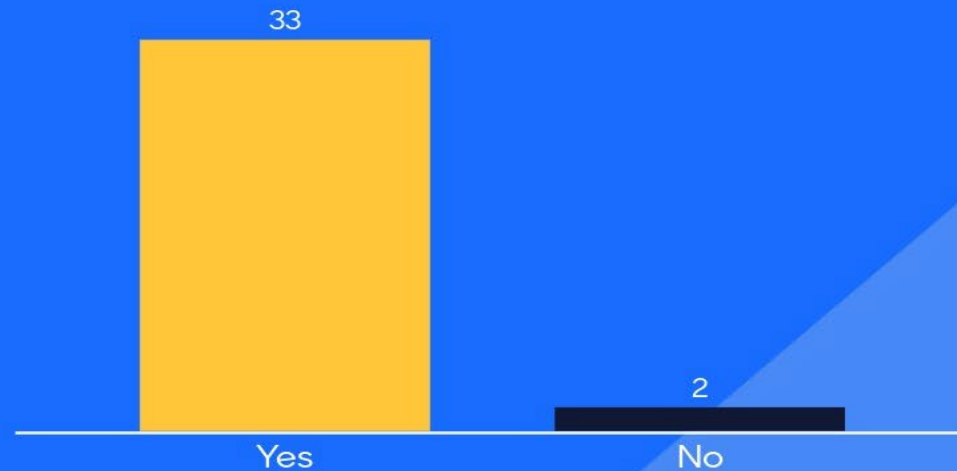


ANSWER CHOICES	RESPONSES
▼ Very likely	0.58% 1
▼ Likely	1.75% 3
▼ Neither likely nor unlikely	2.34% 4
▼ Unlikely	10.53% 18
▼ Very unlikely	85.38% 146

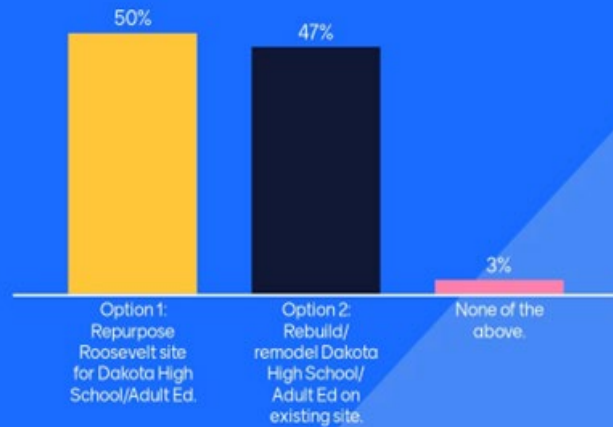
Steering Committee #5 Voting Results



Rebuild Lewis & Clark and build NEW ECC on Lewis & Clark site



Dakota High School, Adult Learning Options



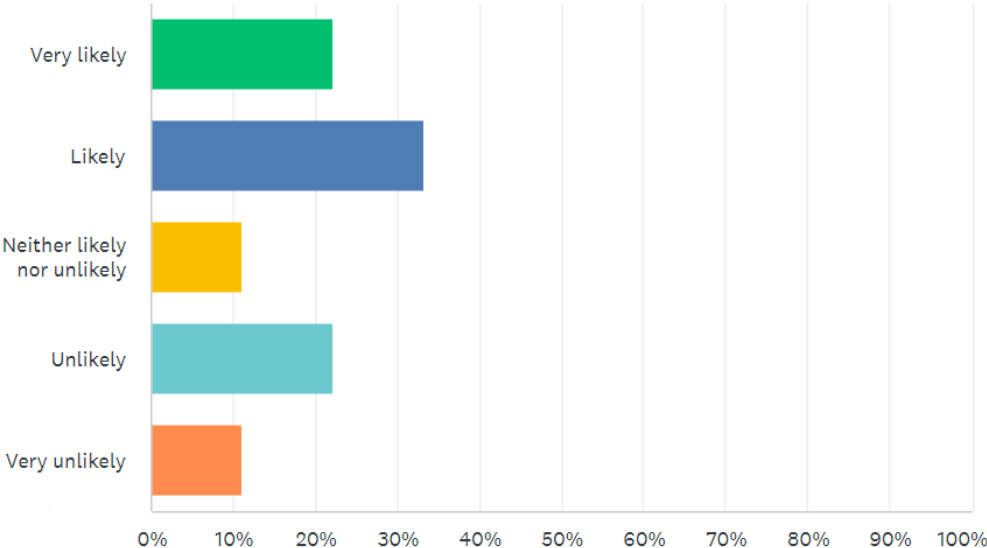
Recommended Change: Rebuild/remodel Dakota High School/Adult Learning on existing site

- Met with staff and students and the strong preference is to remain on the Agassiz site
- This will likely result in some temporary displacement, but it seems to be a trade-off a majority are comfortable with.

Agassiz Focus Group Feedback

How likely are you to support the plan that was presented to you?

Answered: 18 Skipped: 0

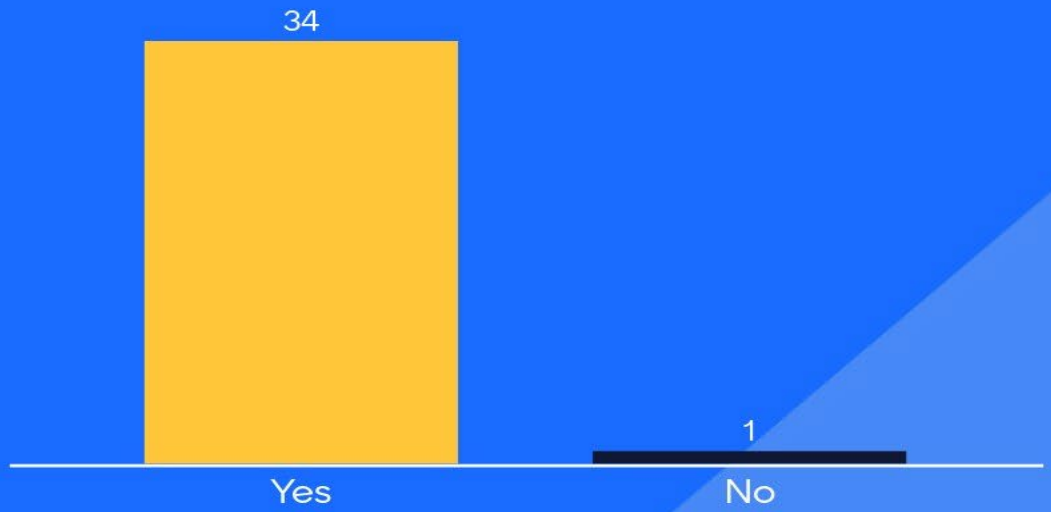


ANSWER CHOICES	RESPONSES
Very likely	22.22% 4
Likely	33.33% 6
Neither likely nor unlikely	11.11% 2
Unlikely	22.22% 4
Very unlikely	11.11% 2
Total Respondents: 18	

Steering Committee #5 Voting Results



Rebuild Dakota High School/Adult Learning on Existing Site





Recommended Change: Consolidate McKinley and Washington on Washington site

- Allow future boundary changes to resolve for diversity in student population

North – NEW Elementary School on Washington Site

Elements	Current: Washington and McKinley (Combined)	Proposed Plan	District Average (Excludes proposed consolidated schools)
Current Enrollment	470	470	450
Projected Enrollment (2029)*	435	435	449
Capacity	688	550	565
Utilization	67%	79%	80%
Average Age (years)	68	0	43
Class Size (average)	19.6 (29 at capacity)	18.1 (22 at capacity)	19.8
Total Square Feet	112,434	75,000	79,563
Educational Adequacy	Avg - 71% (\$8,861,051)	95%-100%	85%
Condition (FCI)	Avg - 47% (\$27,510,791)	0%	33%
Cost	\$36,371,842	\$37,500,000 (\$500/SF)	

Considerations

- McKinley students attend a different school.
- Operational efficiencies.
- Eliminates temporary displacement of students resulting from remodeling at both schools.
- Complexity of construction on an active school site.
- McKinley students will live a greater distance from school.
- Washington and McKinley students will have a new school.
- Shared staff together in one building.
- Positive return on investment.
- Reduced energy consumption annually. (Saves ~\$50,000)

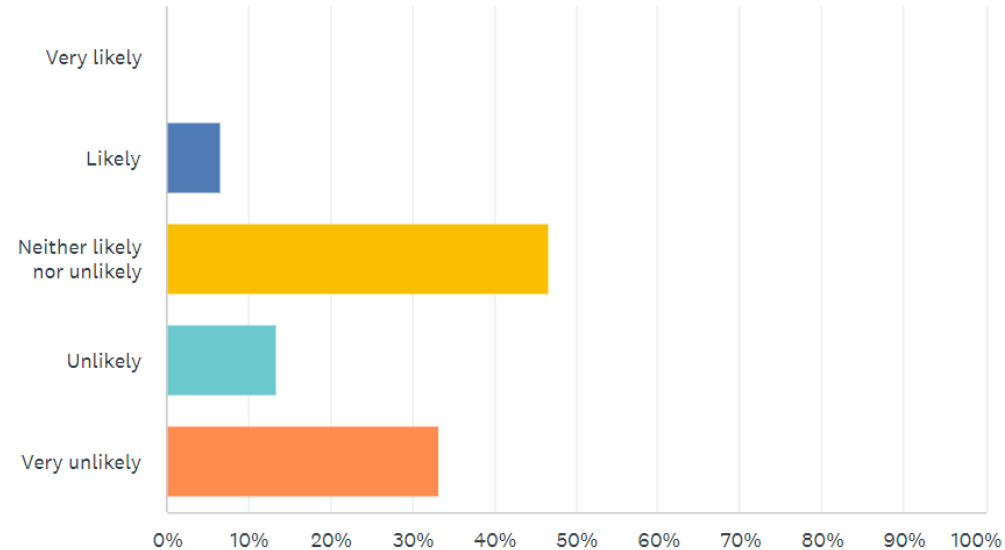
Possible Uses for Existing Sites

- Park space
- Community Amenity
- Location for future District program

McKinley Focus Group Feedback

How likely are you to support the plan that was presented to you?

Answered: 15 Skipped: 0

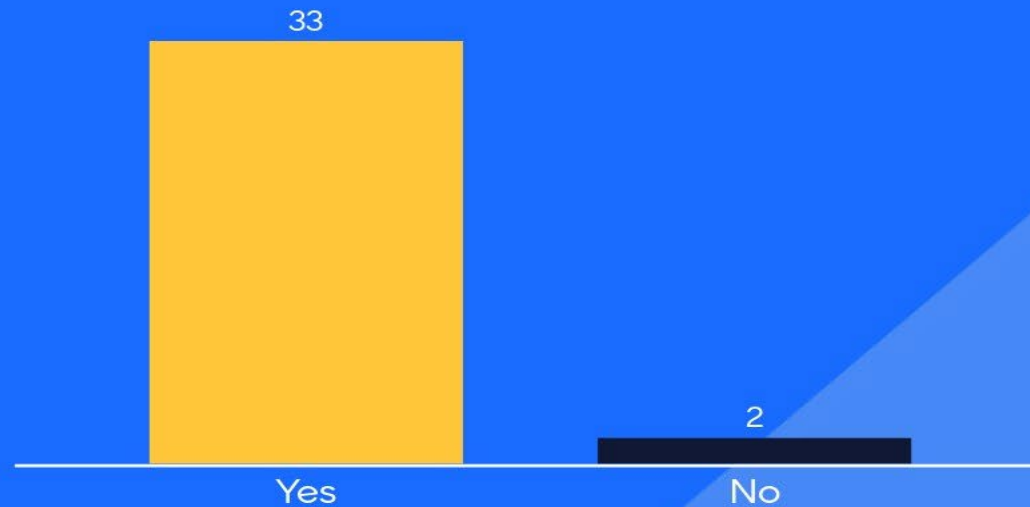


ANSWER CHOICES	RESPONSES
Very likely	0.00% 0
Likely	6.67% 1
Neither likely nor unlikely	46.67% 7
Unlikely	13.33% 2
Very unlikely	33.33% 5
Total Respondents: 15	

Steering Committee #5 Voting Results



Consolidate Washington and McKinley and rebuild NEW elementary on Washington site



Additional Considerations – Elementary Consolidations

Student Impact

- Handicap accessible classrooms, lunchrooms, and class spaces
- Special education spaces designed for specialized programs
- Modern bathroom spaces for staff and students
- Suitable library space
- Flexible schedule to enhance scheduling flexibility and educational opportunities
- Same grade level peers with a more equitable class size. (*On occasion, the district instituted a combined classroom (grades 1/2) or ran the classroom at a higher or lower ratio.*)
- Longer travel distances for some students
- Effect on students from moving to another school

Safety

- Safe pickup and drop-off areas
- Secure entries
- Improved building access control

Staff Benefits

- Improved service effectiveness and utilize Full-Time Equivalents (FTEs) more efficiently
- Less staff travel time = simpler scheduling
- Scheduled time with students is not reduced or inflated to fit schedule
- All teachers would have a team to plan lessons with or conduct Professional Learning Community meetings
- Suitable staff lounge space
- Balanced student population

Current VS Proposed

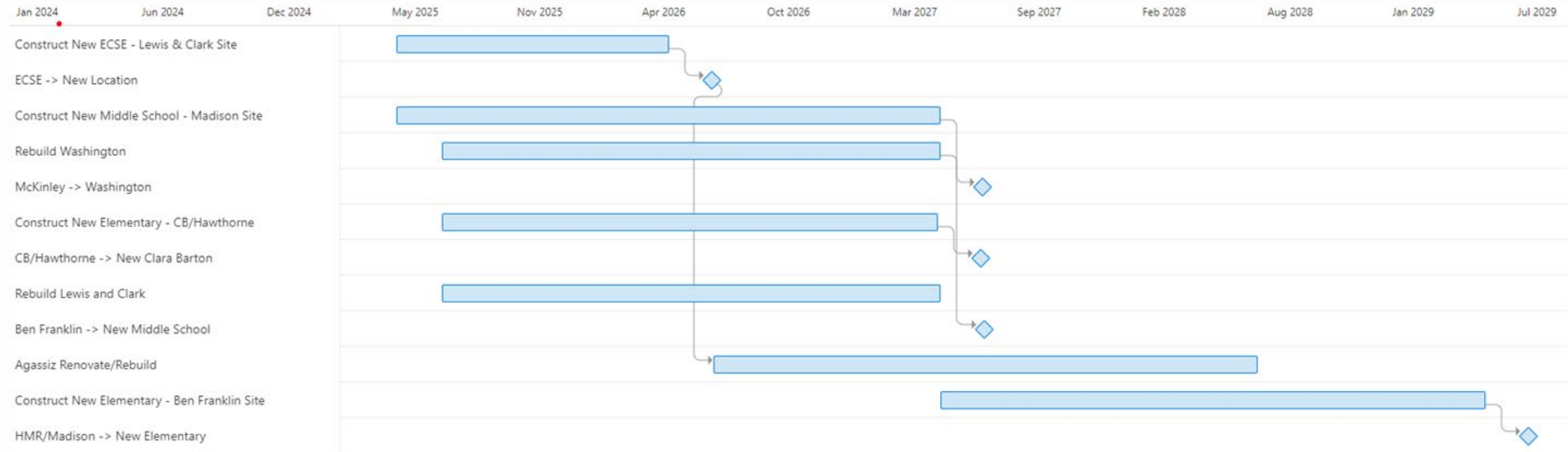
Fargo Public Schools Portfolio		
Data Elements	Current Status	Result of Phase 1
Utilization	76%	84%
Average Building Age	53 years	24 years
Educational Adequacy	81%	91%
Condition (FCI)	32%	17%
Projected Enrollment	11,239	11,239
Total Gross Square Feet	2.8 million	2.5 million
Capacity	14,131	13,555
# of Buildings	24	20

District – DRAFT Plan Investment and Timeline

	School Name	Strategy	Budget	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038
Phase 1	HM/R/Madison Elementary	Replacement School	\$40.5M															
	Ben Franklin Middle School	Replacement School	\$105.0M															
	Early Childhood Center	Renovation/Rebuild	\$15.0M															
	Washington/McKinley Elementary	Rebuild	\$37.5M															
	Dakota HS/Adult Ed	Rebuild on site	\$18.6M															
	Lewis & Clark	Rebuild	\$37.5M															
	Centennial and Lincoln	Deferred Maintenance	\$20.0M															
	CB/Hawthorne Elementary	Replacement School	\$30.0M															
Phase 2	NEW South Middle School	NEW Construction	\$105.0M															
	Early Childhood Center South	NEW Construction	\$22.5M															
	Carl Ben Eielson Middle School <i>(Elementary or Self-Directed Academy)</i>	Minor Renovation/Condition	\$20.0M															

Proposed Project Descriptions - Phase One	Project Cost (2025 Pricing)	Condition (15yr) & Ed Adequacy Needs (2025 Pricing)	Difference
NEW middle school on Madison site [225,000SF x \$465/SF, Capacity = 1,100].	\$ 105,000,000	\$ 60,792,252	\$ 44,207,748
Rebuild Washington on current site [75,000SF x \$500/SF, Capacity = 550]. <i>Consolidate Washington with McKinley.</i>	\$ 37,500,000	\$ 22,309,908	\$ 15,190,092
NEW elementary school on current Ben Franklin site [75,000SF x \$500/SF, Capacity = 550]. <i>Consolidate Horace Mann, Roosevelt & Madison. (2027 pricing)</i>	\$ 40,500,000	\$ 47,118,613	\$ (6,618,613)
Rebuild Lewis & Clark ES [75,000SF x \$500/SF, Capacity = 550].	\$ 37,500,000	\$ 27,432,753	\$ 10,067,247
NEW elementary school on current Clara Barton or Hawthorne site [60,000SF x \$500/SF, Capacity = 450]. <i>Consolidate Clara Barton & Hawthorne.</i>	\$ 30,000,000	\$ 46,432,378	\$ (16,432,378)
Build NEW ECC [30,000 x \$500/SF]	\$ 15,000,000		\$ 15,000,000
Deferred Maintenance at Centennial and Lincoln	\$ 20,000,000	\$ 20,000,000	\$ -
Rebuild Dakota HS/Adult Ed on Agassiz site [40,000SF x \$465/SF].	\$ 18,600,000	\$ 31,726,523	\$ (13,126,523)
Demolition/Abatement [574,797 SF x \$10/SF] <i>Ben Franklin, Washington, Lewis & Clark, Madison, Agassiz</i>	\$ 5,700,000		\$ 5,700,000
Total Cost of Investment	\$ 309,800,000	\$ 255,812,427	\$ 53,987,573

District – DRAFT Phase One Timeline



District – DRAFT Plan

High School

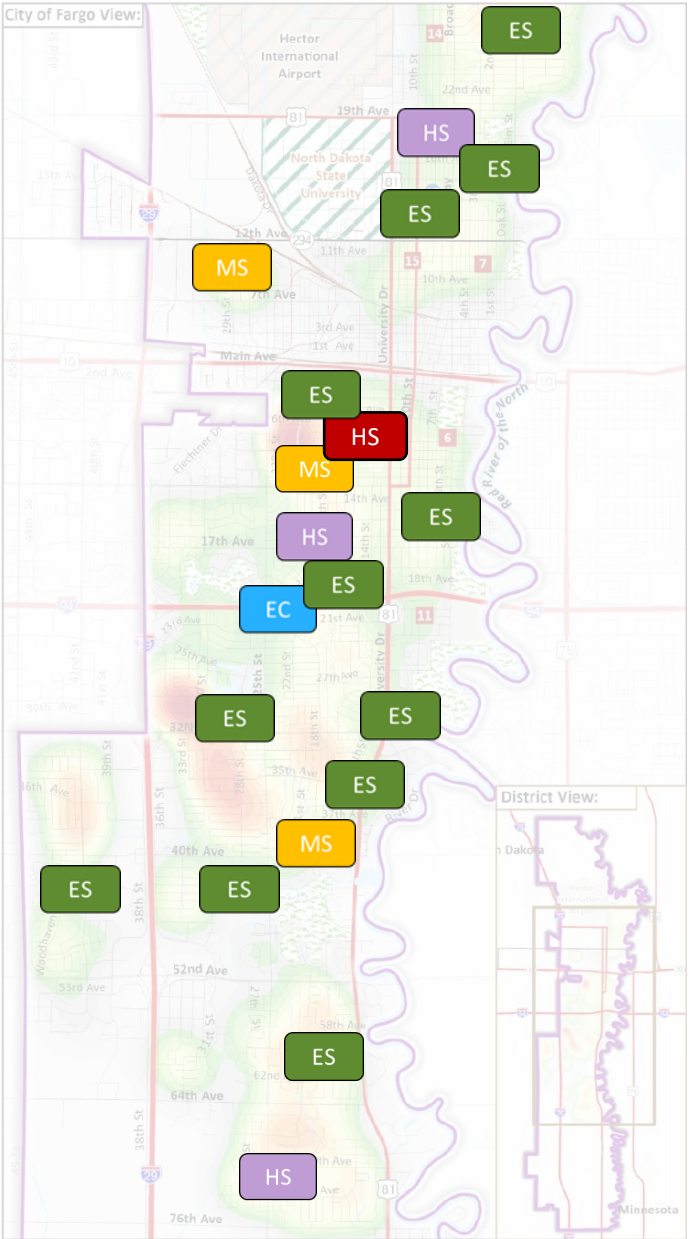
Middle School

Elementary School

Early Childhood

Alternative Program

Buildings/Sites to receive priority maintenance over the length of the entire plan: North, Davies, South, Discovery, Carl Ben Eielson, Longfellow, Bennett, Centennial, Kennedy, Ed Clapp, Lincoln, Jefferson, and Eagles.



Portfolio End State

12 Elementary Schools

3 Middle Schools

3 High Schools +

Alternative High School

Early Childhood Center

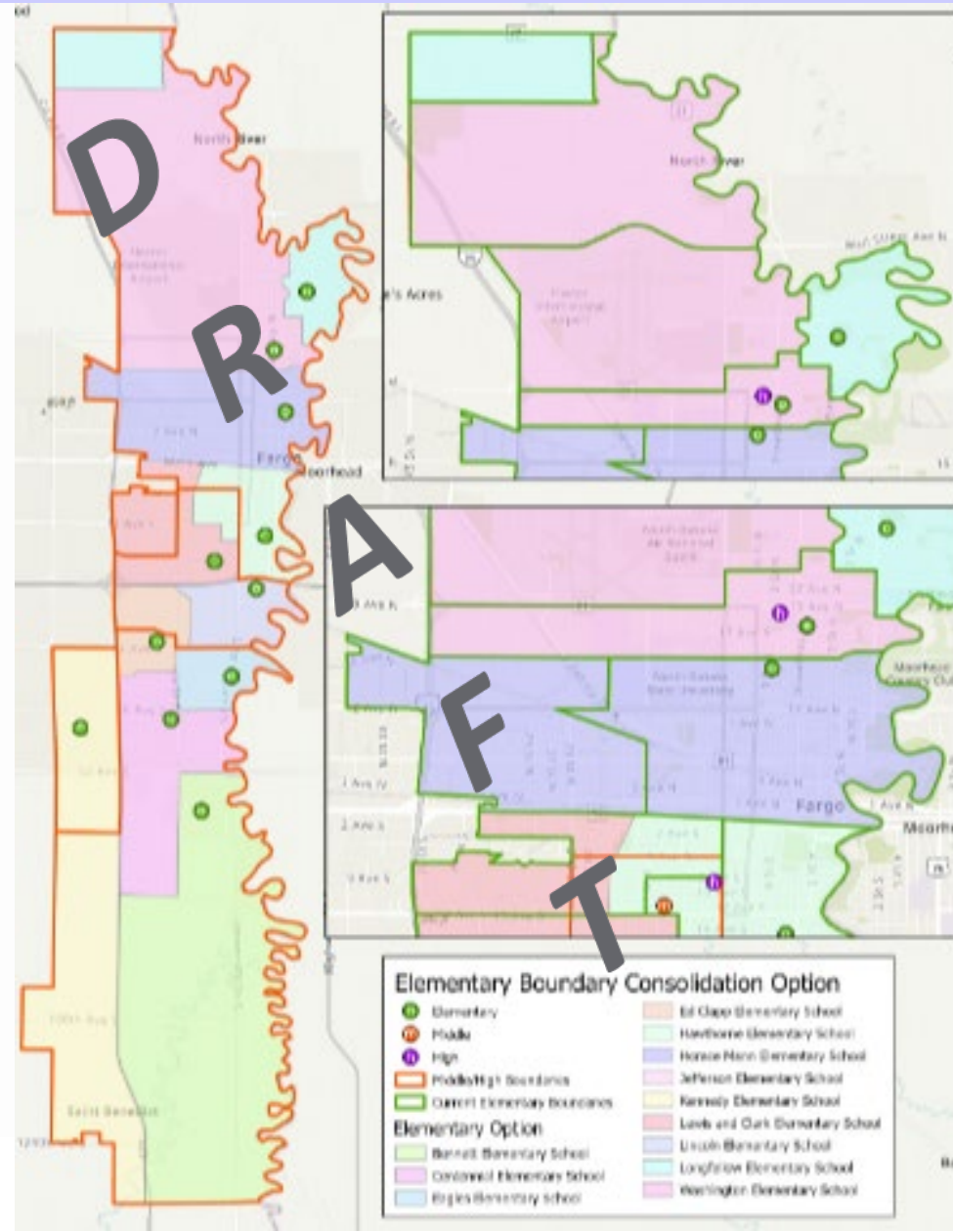
Not shown:

Self-Directed Academy

Explorer Academy

Trollwood Performing Arts

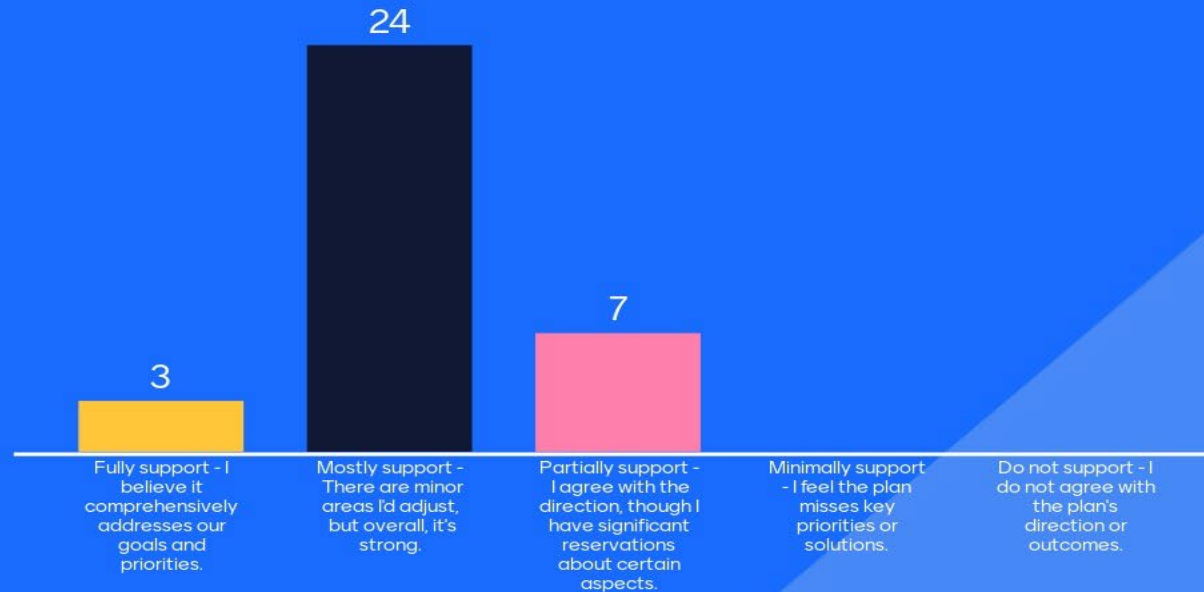
District – DRAFT OPTIONS Boundary Implications



Steering Committee #5 Voting Results



Support for the Overall Plan



Small Group Feedback and Comments



What do you like best about the proposed plan presented? (*Top 5*)



Provide any additional comments.



List additional research or implications you would like to see reviewed.



Next Steps

