

# Board Workshop Master Facilities and Rezoning Plan for 2026-2027



April 18, 2024

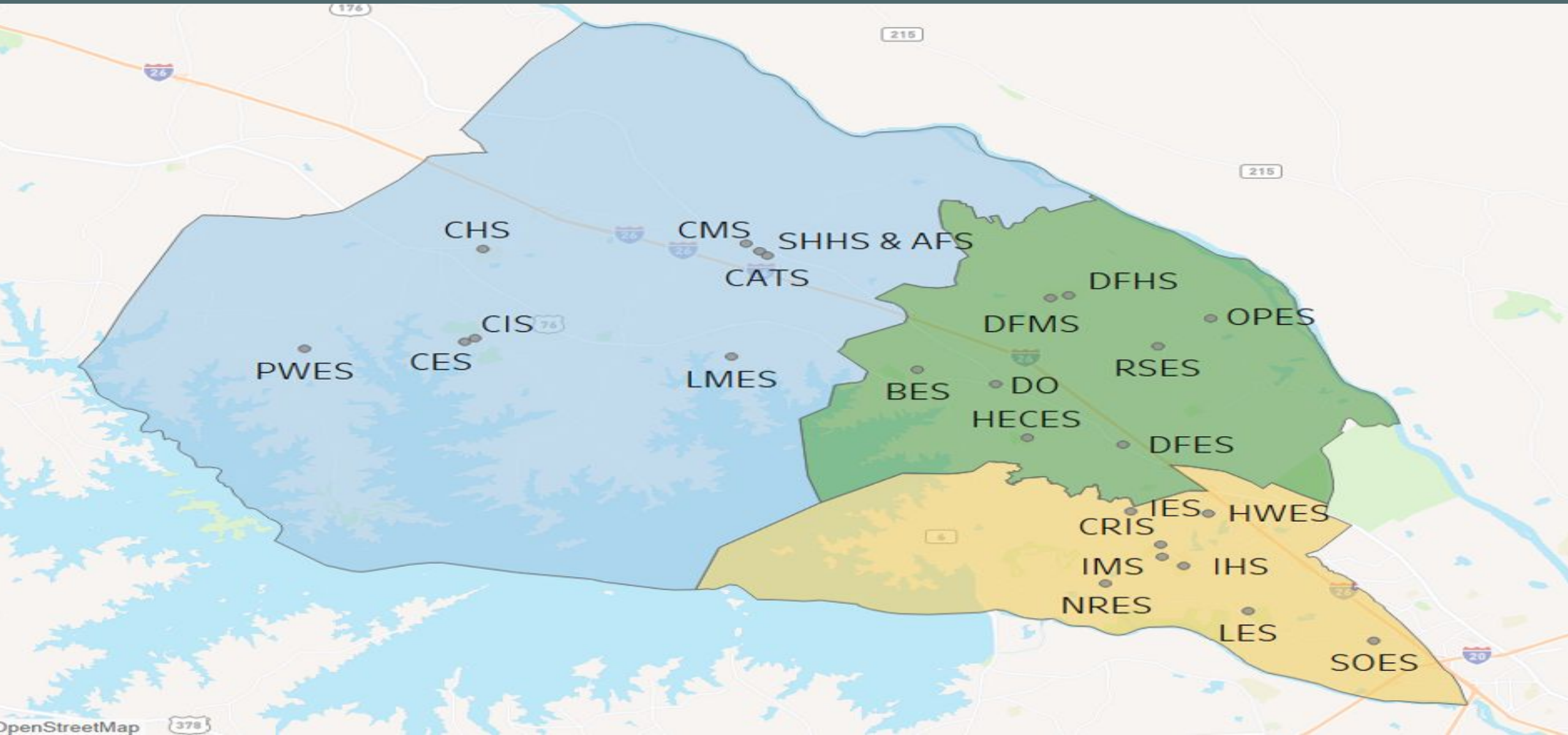
**WE LOVE**  
**& GROW**  
**OUR STUDENTS!**



# Why Change?

**Our community is changing, and we must prepare for the  
future.**

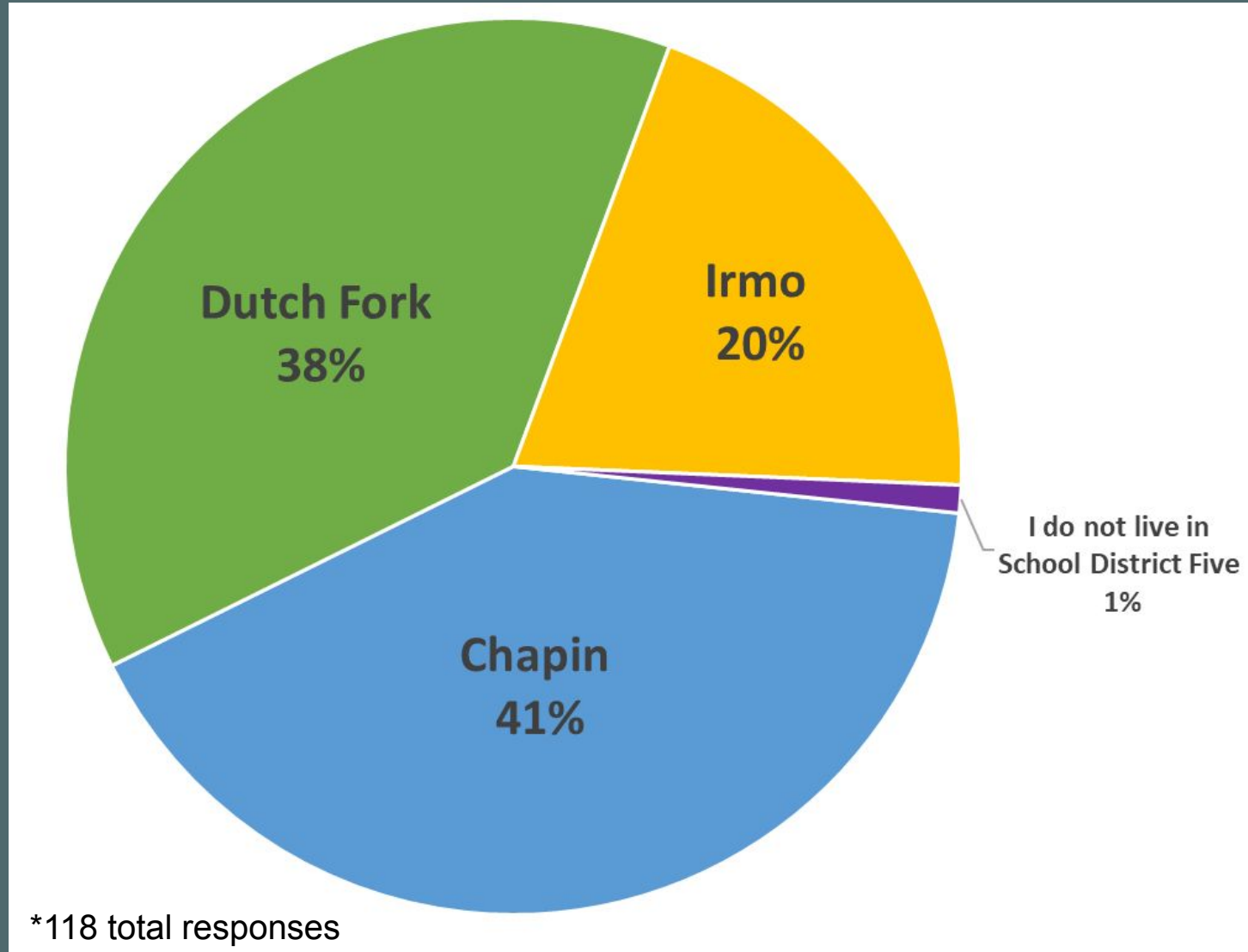
# We are 1 School District Operating 25 Campuses



In which attendance zone area of the School District Five Community do you live?

- a. Chapin
- b. Dutch Fork
- c. Irmo
- d. I do not live in School District Five

# In which attendance zone area of the School District Five Community do you live?



# THE ADMINISTRATION'S RECOMMENDATION FOR FINANCING THE FIX AND FILL PLAN



**FIX & FILL**

*without requiring a tax rate increase*

Rezoning Plan for 2026 - 2027



# What challenges are we facing?

- **The condition of the school buildings in the Dutch Fork and Irmo attendance areas**

**Cause** - There is an est. \$34 million of critical facility needs (2023 MPS Study) and \$15 million of capital funds which leads to deferred maintenance.

- **Student enrollment and capacity issues in the Chapin attendance areas**

**Cause** - LR5 is estimated to increase 695 students by the 2027-2028 school year. The majority of the new students will live in Chapin, SC (2023 MPS Study).

- **The need to modernize instructional programs for workforce development**

**Cause** - Future workforce requires highly technical and entrepreneurial skills.



Security upgrades (Cameras) & (Secure Vestibule Entrances at: BES, CES, DFES, HECES, CIS, CRIS, IMS, CHS, SHHS, IHS, Adult Ed and AFS)

New Dutch Fork Elementary School

Renovate DFES into Richlex Educational Center

Renovations & Reconditioning CrossRoads Intermediate, Dutch Fork High, Dutch Fork Middle, Harbison West Elementary, Irmo High, Irmo Middle, Nursery Road Elementary & Seven Oaks Elementary

HWES - Renovation (Enclosing Classroom Walls)

NRES - Renovation (Enclosing Classroom Walls)

Elementary Classroom Wings (CES & LMES)

Digital Solutions & Artificial Intelligence Lab (DFHS)

Small Business Incubator/Student Center (IHS)

Administrative & Professional Development Building

Construction Workforce Development Lab (CATS)

Fine Arts Center Auditorium (CHS)

Covered Practice Pavilions (CHS, DFHS, IHS)

# Proposed Referendum Projects



- Campus Improvement Projects
- Instructional & Workforce Development Projects
- Rezoning Related Projects



# Campus Improvement Projects

**WE LOVE  
& GROW  
OUR STUDENTS!**

**Security  
Upgrades  
Cameras &  
Secure  
Vestibule  
Entrances**



# Facilities Condition Assessment Ratings

## SCORE CHART

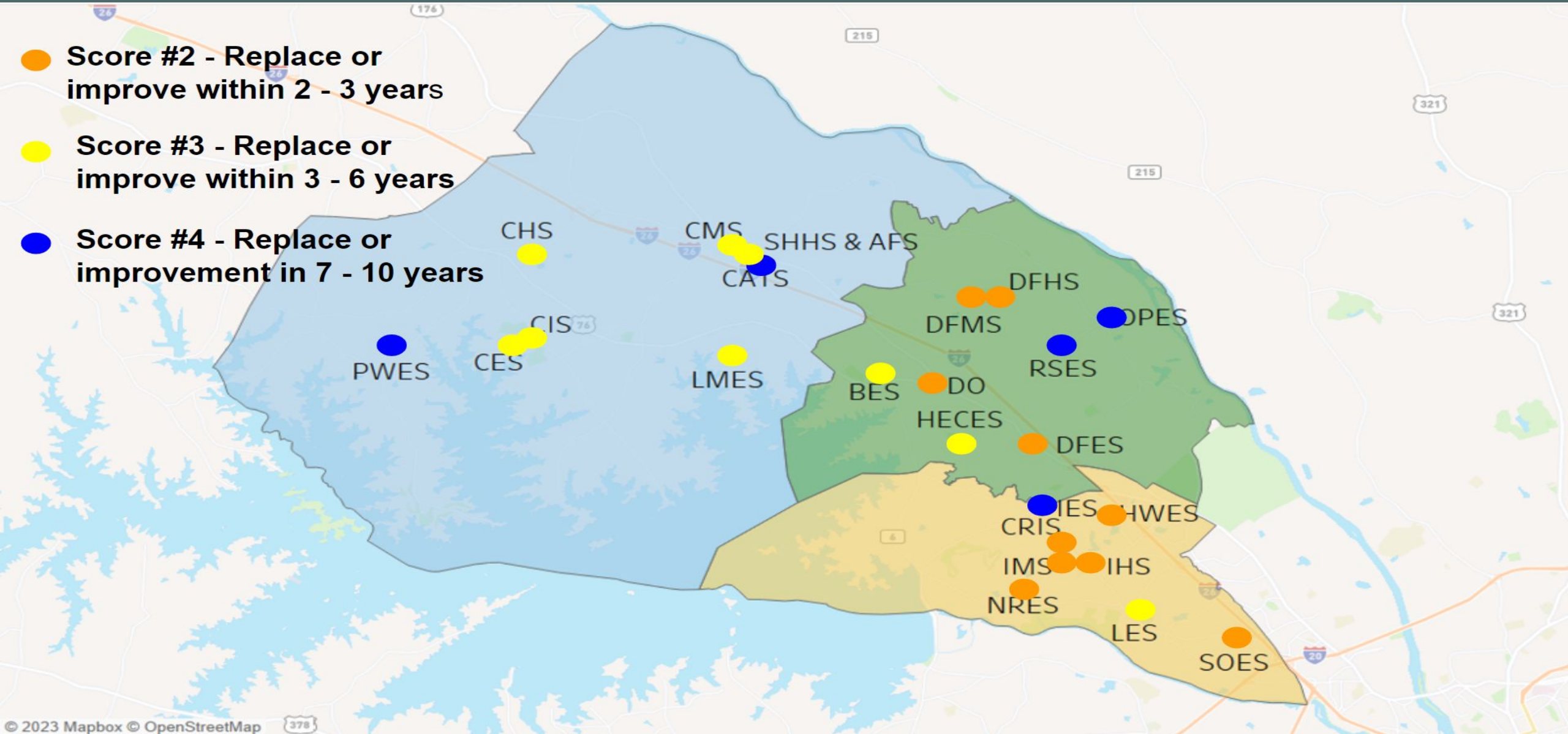
5	4	3	2	1
5 of 5 (100%)	4 of 5 (80%)	3 of 5 (60%)	2 of 5 (40%)	1 of 5 (20%)
<b>New or like-new condition.</b> No issues to report, no expected failures. Reevaluate in 3 years.	<b>No reported issues or concerns;</b> No expected failures. Consider replacement and / or improvement in 7-10 years, reevaluate condition in 3 years.	<b>Not new, with some issues to report.</b> Average wear for its age. Replace or improve within 3-6 years	<b>Worn from use and nearing the end of its life cycle.</b> Replace or improve within 2-3 years as funds are available.	<b>Extremely worn, damaged, or inoperable.</b> Replace or improve in less than 2 years.

3,736,920 Total SQ Ft

- Health, Safety and Security
- Building Envelope & Structure
- Mechanical, Electrical, & Plumbing
- Site Conditions
- Interiors

Identified 11,137 Instances  
&  
averaging 29 maintenance  
work orders per day

# Facilities Condition Assessment Ratings



- **Score #2 - Replace or improve within 2 - 3 years**
- **Score #3 - Replace or improve within 3 - 6 years**
- **Score #4 - Replace or improvement in 7 - 10 years**



# Renovations (Enclosing Classroom Walls)



# District Office - Property Easement



Approximate location of new right of way highlighted by red line.

Lexington County School District Five

1020 Dutch Fork Rd

Irma Outdoor Equipment

The Family YMCA



# Administrative & Professional Development Building Conceptual



# Administrative & Professional Development Building Conceptual



# Multi-Purpose Pavilion Brief



Long Day / Short Day

South Carolina High School Football Pre-Season Practice Plan

(Endorsed by SCATA, Ad Hoc SCHSL **Preseason Acclimatization** Committee)

## **BACKGROUND:**

In the summer of 2009 the Inter-association Task Force for Preseason Secondary School Athletics\* recommended preseason heat-acclimatization guidelines for secondary school athletic programs to minimize the risk of heat illness during preseason football practice.

## **PURPOSE:**

The intent of the following “exposure-based proposal” is to promote an acclimatization and recovery model for SCHSL football consistent with the Inter-association Task Force guidelines that also allows coaches to appropriately prepare their teams and fits into the current SCHSL’s preseason football schedule.



# Preseason Heat-Acclimatization Guidelines for Secondary School Athletics

\*Inter-association Task Force includes – Gatorade Sports Science, Amer. College of Sports Med., NATA, NSCA, US Army Research Institute, Amer. Orthopaedic Society for Sports Med., Amer. Medical Society for Sports Med., Amer. Academy of Pediatrics\*

## PRACTICE TIMELINE:

- Days 1-2: 3 hours of Practice in Helmet and Shorts.
  - Divide the time to best benefit your program
- Days 3-4: 3 hours of Practice in Helmet and Shoulder pads permitted.
  - Contact with shields, dummies, and sleds permitted
- Day 5: 3 hours of Full Contact Practice in Full Gear permitted
  - Divide the time to best benefit your program

# Preseason Heat-Acclimatization Guidelines for Secondary School Athletics

\*Inter-association Task Force includes – Gatorade Sports Science, Amer. College of Sports Med., NATA, NSCA, US Army Research Institute, Amer. Orthopaedic Society for Sports Med., Amer. Medical Society for Sports Med., Amer. Academy of Pediatrics\*

- Days 6-14: Full Contact Practice in Full Gear permitted
  - Must alternate days Long Practice Day and Short Practice Day
  - Long Day: 5 hours of practice permitted
    - Divide the time to best benefit your program
    - Practices must be separated by 2-hours of continuous rest
    - Long Day can follow a Rest Day (even if the day before the Rest Day was Long Day)
  - Short Day: 3 hours of practice permitted
    - Divide the time to best benefit your program
- Days 15+: Full Contact Practice in Full Gear permitted
  - No restrictions on practice

# Preseason Heat-Acclimatization Guidelines for Secondary School Athletics

\*Inter-association Task Force includes – Gatorade Sports Science, Amer. College of Sports Med., NATA, NSCA, US Army Research institute, Amer.Orthopaedic Society for Sports Med., Amer. Medical Society for Sports Med., Amer. Academy of Pediatrics\*

## NOTES:

- Practice is defined as a period of time a participant engages in a coach-supervised, school approved, sport or conditioning related physical activity
- Practice times (including warm-up, stretching, cool-down time, conditioning) shall not exceed 3 hours
- All practices occurring Days 1-14 must be documented to show compliance
- All athletes must complete Days 1-4 of the practice timelines before participation in full pads
- Weight room activities do not count as practice time, but must be separated from practice by at least 2 hours of continuous rest to allow for recovery
  - Exception: No continuous rest period is required if weight room activities are counted as a part of the day's allotted practice time. (i.e. lift for 1 hour then practice for 2 hours; or practice for 2 hours and then lift for 1 hour)

# Preseason Heat-Acclimatization Guidelines for Secondary School Athletics

\*Inter-association Task Force includes – Gatorade Sports Science, Amer. College of Sports Med., NATA, NSCA, US Army Research institute, Amer.Orthopaedic Society for Sports Med., Amer. Medical Society for Sports Med., Amer. Academy of Pediatrics\*

- A Walk-through is allowed and does not count against practice time. Walk-through is defined as a teaching opportunity with athletes
  - not wearing protective equipment
  - not using sports-related equipment
  - participating in an indoor, climate-controlled environment
- **Must have a Rest Day after 6 consecutive practice days**
- Scrimmages permitted on either a Long Day or Short Day. A scrimmage will count as 3 hours
- All athletes must have a pre-participation physical exam before athletic participation
- If weather/lightning postpones practice in progress, the practice may resume after a warm-up (20 minute maximum) and the remainder of allotted practice time may be completed.



# Wet Bulb Globe Temperature Monitoring (WBGT)

Beginning with the 2018-19 school year, all schools (middle and high) will be required to use a wet bulb globe thermometer to determine safe conditions for practice or competition during times of high heat and humidity. The information below and the chart provided shall serve as a guide to follow. Please contact the SCHSL office should you have any questions.

A WBGT device is a measurement tool that uses ambient temperature, relative humidity, wind and solar radiation from the sun to get a measure that can be used to monitor environmental conditions during exercise. Establishing WBGT guidelines that dictate modifications in activity (work:rest ratios, hydration breaks, equipment worn, length of practice) at given WBGT temperatures play a huge factor in helping to prevent Exertional Heat Stroke.

As environmental temperature and humidity increase, there is an increase in the heat stress that is placed on the exercising individual. Exercise in the heat causes athletes to rely on evaporation of sweat from the skin as the primary method of dissipating heat that is produced by the working muscles. As humidity increases, the ability to dissipate heat through evaporation is further hindered, thus causing the body to have an increased body temperature, which increases the risk of Exertional Heat Stroke.



# Wet Bulb Globe Temperature Chart

WBGT Reading	Level	Practice Hours	Activity and Break Guidelines	Fluids
Under 82.0	Green	Resume normal activities	Normal activities-Provide at least three separate rest breaks each hour of minimum duration of 3 minutes each during workout	Water or electrolyte drinks
82.0 – 86.9	Yellow	Use discretion for intense or prolonged exercise; watch at-risk players carefully	Provide at least three separate rest breaks each hour of a minimum of four minutes duration each	Water or electrolyte drinks
87.0 – 89.9	Orange	Maximum practice time is two hours	For Football: players restricted to helmet, shoulder pads, and shorts during practice. All protective equipment must be removed for conditioning activities. For all sports: Provide at least four separate rest breaks each hour of a minimum of four minutes each	Water or electrolyte drinks
90.0 – 92.0	Red	Maximum length of practice is one hour	No protective equipment may be worn during practice and there may be no conditioning activities. There must be 20-minutes of rest breaks provided during the hour of practice	Water or electrolyte drinks
Over 92.1	Black	No outdoor workouts	Cancel exercise; delay practices until a cooler WBGT reading occurs	Water or electrolyte drinks

# Historic WBGT Readings 2023

FORMATTED DATE_TIME yyyy-MM-dd hh:mm:ss a	Temperature °F	Wet Bulb Temp °F	Globe Temperature °F	Relative Humidity %	Wind Speed mph	Heat Index °F	NWB Temp °F	Wet Bulb Globe Temperature °F
2023-05-16 3:00:00 PM	86.7	74.1	114.1	55.9	4.3	92.3	80.2	87.5
2023-05-17 3:30:00 PM	98.6	88.9	116.6	68.8	0	135.9	83.6	90.1
2023-06-29 10:00:00 AM	85.6	73.9	111.3	58.2	2.8	91	80.3	87
2023-07-11 11:00:00 AM	83.9	74.8	112.5	66	2.6	90.1	81.4	87.7
2023-07-12 9:30:00 AM	83.3	77	108.1	75.8	3.8	91.9	82.2	87.3
2023-07-12 10:30:00 AM	87.9	77.9	113.3	64.3	1.6	98.2	82.7	89.1
2023-07-12 11:00:00 AM	87.9	74.5	118.5	53.6	3	93.7	82	89.9
2023-07-13 10:30:00 AM	89.4	79.3	110.4	64.6	1	102.9	82.7	88.6
2023-07-13 11:00:00 AM	88.2	76.5	115.8	59.3	3.3	96.8	83.4	90.4
2023-07-17 11:00:00 AM	86.6	75.9	113.4	62	2.3	94.6	81.2	88
2023-07-18 10:30:00 AM	88.2	76.5	110.3	58.9	2.5	96.6	81.6	88
2023-07-18 11:00:00 AM	90.4	76.8	111	54.7	2.2	100	80.9	87.7
2023-07-19 11:00:00 AM	88.1	77	111.5	60.6	3.2	97	81.9	88.3
2023-07-19 12:00:00 PM	105.2	82.4	113.2	38.7	0	122.9	83.1	90.8
2023-07-20 9:30:00 AM	88.4	78.1	108.7	63.3	2.6	99.1	81.2	87.1
2023-07-20 10:00:00 AM	89.9	79.2	109.9	62.8	2.8	102.7	82.3	88.3
2023-07-20 10:30:00 AM	88.7	77.2	108.3	60.2	2.8	98.1	81.2	87.2
2023-07-20 11:00:00 AM	90.1	79.3	112.9	63	2.8	103.3	83.2	89.6
2023-07-20 11:30:00 AM	114	86.2	118	33.3	0	137.5	77.5	87
2023-07-27 12:30:00 PM	95.4	79.2	115.1	49.5	1.2	108.7	81.6	89.2
2023-07-27 3:00:00 PM	96.8	79.3	127.7	47.4	2	110.7	87.8	96.6
2023-07-27 3:30:00 PM	100.8	82	125.4	45.6	0.9	118.6	85.9	94.8
2023-07-27 4:00:00 PM	98.9	79.9	121.9	44.5	1.3	112.8	85.4	93.9
2023-07-27 4:30:00 PM	101.1	82.2	122.7	45.4	0	119.5	85	93.7
2023-07-27 5:00:00 PM	93.5	77.5	114.5	49.6	6.1	104	82.8	90.2
2023-07-27 5:30:00 PM	96.1	78.8	110.9	47.2	1	108.7	81.1	88.2

# Historic WBGT Readings 2023

FORMATTED DATE_TIME	Temperature	Wet Bulb Temp	Globe Temperature	Relative Humidity	Wind Speed	Heat Index	NWB Temp	Wet Bulb Globe Temperature
yyyy-MM-dd hh:mm:ss a	°F	°F	°F	%	mph	°F	°F	°F
2023-07-31 10:30:00 AM	84.3	76.1	110.3	69.5	2.3	92.1	81.2	87.1
2023-08-09 3:30:00 PM	89	73.4	119.2	48.3	4.2	93.9	81.1	89.5
2023-08-09 4:00:00 PM	93.5	78.3	114.9	51.3	1	105.1	81.4	88.9
2023-08-09 6:00:00 PM	90.1	73	113.2	45	2.7	94.5	79.2	87.1
2023-08-14 2:00:00 PM	96.5	80.4	123.2	50.6	7.1	112.3	86.8	94.9
2023-08-14 2:30:00 PM	97.4	80.2	113.4	48.5	4.3	112.8	84	91.1
2023-08-14 3:00:00 PM	95.6	79	109.6	48.2	9.4	108.3	82.6	89.3
2023-08-14 3:30:00 PM	97.3	80.2	107.2	48.5	1.7	112.5	82.1	88.4
2023-08-14 4:00:00 PM	100.1	82	119.1	47	3.3	118.2	85.3	93.3
2023-08-14 4:30:00 PM	99	80.2	120.9	45	2.4	113.5	85.6	93.9
2023-08-14 5:00:00 PM	98.5	80.6	112.1	47.1	2.4	114.1	83.6	90.7
2023-08-14 5:30:00 PM	97.6	80.8	107.6	49.2	3.7	113.9	82.7	89
2023-08-14 6:00:00 PM	96.5	80.1	110.7	49.7	6	111.6	83.7	90.3
2023-08-14 6:30:00 PM	98.2	81.3	111.9	49	2.7	115.2	83.8	90.7
2023-08-14 7:00:00 PM	95.5	80.2	104.7	52.4	3.4	110.7	82.6	88.3
2023-08-15 2:00:00 PM	98.9	81.1	119.2	47.4	5.5	115.3	85.2	93.1
2023-08-15 2:30:00 PM	99.1	81.1	120.2	47	3.8	115.3	85.5	93.6
2023-08-16 4:30:00 PM	91.1	75.6	115.3	49.2	1.1	98.8	80.9	88.7
2023-08-16 5:00:00 PM	91.2	74.8	116.3	47.5	7.3	98.2	79.8	87.9
2023-08-18 2:00:00 PM	92.6	73.4	117.7	41.1	1.4	97.5	78.9	87.8
2023-08-18 2:30:00 PM	96.2	74.5	119.3	36.6	0	102	79.2	88.7
2023-08-18 3:30:00 PM	90.5	71.8	118.7	40.6	9	93.7	79.2	88.2
2023-08-18 4:00:00 PM	94.3	73.8	118.4	38.5	2.8	99.7	78.8	88
2023-08-18 5:00:00 PM	92.5	72.1	120.1	37.9	2.7	95.9	79.1	88.6
2023-08-21 2:00:00 PM	94.7	77.2	107.1	46.3	3	104.7	80.3	87
2023-08-21 2:30:00 PM	96.1	78.1	117.6	45.1	2.5	107.2	82.8	91
2023-08-21 3:30:00 PM	95.3	77	109	44.6	2.9	104.7	80.6	87.7
2023-08-21 4:00:00 PM	98	77.9	123.7	41.3	2.4	108.7	84.8	93.9
2023-08-21 4:30:00 PM	100.3	79.9	115.8	41.4	0	113.7	82.7	90.8
2023-08-21 5:00:00 PM	103	81.1	114	39.6	0	118.8	80.7	89

# Historic WBGT Readings 2023

FORMATTED DATE_TIME yyyy-MM-dd hh:mm:ss a	Temperature °F	Wet Bulb Temp °F	Globe Temperature °F	Relative Humidity %	Wind Speed mph	Heat Index °F	NWB Temp °F	Wet Bulb Globe Temperature °F
2023-08-22 2:30:00 PM	100.2	79.5	122.9	41	1.6	113.2	85	94
2023-08-22 3:00:00 PM	97	78.3	117.9	43.9	3.4	108.3	83.6	91.7
2023-08-22 3:30:00 PM	98.6	79.7	120.1	44.3	1.2	111.9	84.6	92.9
2023-08-22 4:00:00 PM	100.7	78.3	119.1	37.7	1.5	111.7	82.7	91.6
2023-08-22 4:30:00 PM	103.9	81.1	125.2	38.4	1.1	119.7	85	94.5
2023-08-22 5:00:00 PM	101.8	81	117.2	41.5	1.4	117.5	84.1	92.3
2023-08-22 5:30:00 PM	98	78.8	105.1	43.4	0.8	109.9	80.9	87.4
2023-08-22 6:00:00 PM	96.9	78.1	106.9	43.9	0	108	80.9	87.6
2023-08-23 2:30:00 PM	93.2	73.4	119	39.7	0	98.1	78.7	87.9
2023-08-23 5:00:00 PM	92.9	70.9	117.3	34.2	2.5	95	77.6	87.1
2023-08-24 2:00:00 PM	94.8	75.2	118.3	40.9	5.4	101.7	79.8	88.7
2023-08-24 2:30:00 PM	94.4	74.5	121.7	39.7	5.1	100.4	81	90.4
2023-08-24 3:00:00 PM	95.6	75	119.2	38.9	0.9	102.4	80.2	89.3
2023-08-24 3:21:53 PM	95.8	74.3	118	37.2	3.9	101.7	80.2	89.3
2023-08-24 3:30:00 PM	93	73.8	114.6	40.7	3.9	98.1	79.5	87.9
2023-08-24 4:00:00 PM	99.1	77.4	119.7	38	4.7	108.5	80.6	89.8
2023-08-24 4:30:00 PM	99.5	76.8	119	36.2	2.6	108.3	80.5	89.8
2023-08-24 5:00:00 PM	99.3	77.5	119	38.4	1	109.2	80.6	89.7
2023-08-24 5:30:00 PM	97.2	75.9	115.3	38.2	1.9	105.1	80.1	88.7
2023-08-25 2:30:00 PM	99.3	79.2	115.8	42.1	0	111.7	83.2	91
2023-08-25 3:00:00 PM	97.5	79	118.5	44.9	1.1	109.9	82.8	91.1
2023-08-25 3:30:00 PM	99.9	80.2	124.5	43.5	1.4	114.6	84.9	94
2023-08-25 4:00:00 PM	96.7	77.7	119.1	43.1	1.6	107.2	82.7	91.3
2023-08-25 4:30:00 PM	105.2	82.6	111.3	39.2	0.8	123.3	80	87.9
2023-08-25 5:00:00 PM	99.5	78.6	119.5	40.3	3.3	111.4	84.2	92.8
2023-08-25 5:30:00 PM	104.8	81.5	115.2	37.6	0	121.1	81.2	89.7
2023-08-25 6:00:00 PM	97.7	78.6	113	43.5	3	109.8	82.5	90.1
2023-08-25 6:30:00 PM	96.3	78.8	107.2	46.9	3.8	108.9	81.3	87.9

# Historic WBGT Readings 2023

Formatted Date Time yyyy-MM-dd hh:mm:ss a	Temperature °F	Wet Bulb Temp °F	Globe Temperature °F	Relative Humidity %	Wind Speed mph	Heat Index °F	NWB Temp °F	Wet Bulb Globe Temperature °F
2023-08-28 3:30:00 PM	89.7	77.4	107.7	57.9	4.6	99.9	82	89.7
2023-08-28 4:00:00 PM	92.2	79.2	105.6	56.8	0	105.4	80.9	88.3
2023-08-28 5:00:00 PM	93.2	81.1	114.8	59.8	0	109.9	84.3	93.4
2023-08-28 5:30:00 PM	90.8	77.4	111.3	55.1	3.1	101.1	82.2	91
2023-08-31 2:00:00 PM	88	72.1	113.8	47.4	1	91.8	77.1	88.1
2023-08-31 2:30:00 PM	85.8	72.3	114.8	52.7	1.4	89.8	79.4	90.1
2023-09-04 5:00:00 PM	92	74.1	112.2	43.9	6	97.7	79.2	87
2023-09-04 5:30:00 PM	94.6	76.1	112.3	43.5	1.3	102.6	79.1	87
2023-09-05 2:00:00 PM	93.1	75.9	116.2	46.4	1.4	101.3	80.7	88.8
2023-09-05 2:30:00 PM	94.5	75.9	114	43.3	1.3	102.6	79.5	87.5
2023-09-05 3:00:00 PM	91.7	74.1	117	44.4	2.8	97.3	80.7	89
2023-09-05 3:30:00 PM	93.9	75.2	116.7	42.6	2.9	101.1	80.3	88.7
2023-09-05 4:00:00 PM	93.4	74.5	115.9	41.8	3.5	99.5	80.5	88.8
2023-09-05 4:30:00 PM	94	74.8	116.1	41.6	2.4	100.6	80.2	88.7
2023-09-05 5:00:00 PM	96.5	76.1	115	40	2.5	104.7	79.6	88.1
2023-09-06 2:00:00 PM	92.9	77.9	109.6	51.9	4.6	104.2	81.1	87.8
2023-09-06 2:30:00 PM	93.1	78.1	117.8	51.6	5.5	104.5	84.1	91.7
2023-09-06 3:00:00 PM	92.4	76.6	117.8	49.7	1.5	101.8	83.2	91
2023-09-06 3:30:00 PM	95.4	79.3	120.4	50.2	3.9	109.2	83.9	92
2023-09-06 4:00:00 PM	94.6	78.8	116.9	50.1	2.3	107.2	82.7	90.5
2023-09-06 4:30:00 PM	94.4	78.1	107.5	49.2	0	105.8	81	87.5
2023-09-06 5:00:00 PM	98.6	78.8	116.8	42.2	0	110.8	81.1	89.5
2023-09-06 5:30:00 PM	95.8	77	114.7	43.4	2.8	105.3	81.4	89.3
2023-09-07 2:30:00 PM	97.6	79.2	119.8	45	3.4	110.3	81.8	90.4
2023-09-07 3:00:00 PM	95.9	78.1	119.6	46.1	2.5	107.4	82.8	91.2
2023-09-07 3:30:00 PM	94.4	76.6	112.9	45.1	1.2	103.1	80.6	88.3
2023-09-07 4:00:00 PM	97.5	77.4	115.1	41.3	0	107.8	81.8	89.8
2023-09-07 4:30:00 PM	95.4	76.3	117	42.4	2.4	104	81.8	90.1

# Historic WBGT Readings 2023

FORMATTED DATE_TIME	Temperature	Wet Bulb Temp	Globe Temperature	Relative Humidity	Wind Speed	Heat Index	NWB Temp	Wet Bulb Globe Temperature
yyyy-MM-dd hh:mm:ss a	°F	°F	°F	%	mph	°F	°F	°F
2023-09-11 2:00:00 PM	90.5	77	122.8	55.1	2.5	100.6	84.1	92.3
2023-09-11 2:30:00 PM	90.4	76.5	116.4	53.1	1.6	99.1	80.8	88.5
2023-09-11 3:00:00 PM	90	73	116.3	44.9	3.1	94.5	79.8	88.1
2023-09-11 3:30:00 PM	90	75	118.2	50.6	3.3	97.2	81.6	89.7
2023-09-11 5:00:00 PM	90.7	74.5	112.3	47.5	1.7	97.2	80	87.5
2023-09-11 6:00:00 PM	100.3	77.7	113.7	37.2	0	110.5	81.6	89.7
2023-09-13 5:00:00 PM	88.2	86	110.2	91.2	0	113.7	87.4	91.5
2023-09-14 2:00:00 PM	90.6	77.5	121.7	56.3	1.2	101.1	83.2	91.3

**31 total days of lost time due to WBGT between the months of May and September**

# Effect of Sunshade and Temperature Readings

How to Calculate WBGT - Ex. 2023-07-13 @ 11:00 AM

$.7 (T_{nwb}) + .2 (T_g) + .1 (T_a) = \text{WBGT}$       \*With Shade\*

$.7 (83.4) + .2 (115.8) + .1 (88.2) = 90.4$

$.7 (T_{nwb}) + .2 (T_g) + .1 (T_a) = \text{WBGT}$

$.7 (83.4) + .2 (83.4) + .1 (88.2) = 83.88$

8/14/2023	UnShaded	Shaded				
10:30 AM to 9:30 PM				3:30 PM	88.6	83.6
10:30 AM	91.9	86.6		4:00 PM	93.5	86.8
11:00 AM	91.6	86.0		4:30 PM	94.0	86.9
11:30 AM	93.2	87.2		5:00 PM	90.8	85.1
12:00 PM	92.6	86.4		5:30 PM	89.2	84.2
12:30 PM	92.5	86.5		6:00 PM	90.4	85.0
1:00 PM	88.6	83.6		6:30 PM	90.9	85.2
1:30 PM	93.3	86.8		7:00 PM	88.3	83.9
2:00 PM	95.1	87.8		7:30 PM	85.5	81.5
2:30 PM	91.2	85.3		8:00 PM	84.4	82.1
3:00 PM	89.3	83.9		8:30 PM	84.1	82.1
				9:00 PM	83.5	81.5
				9:30 PM	83.6	81.4



# Effect of Sunshade and Temperature Readings

How to Calculate WBGT - Ex. 2023-07-13 @ 11:00 AM

$$.7 (T_{nwb}) + .2 (T_g) + .1 (T_a) = \text{WBGT} \quad \text{*With Shade*}$$

$$.7 (83.4) + .2 (115.8) + .1 (88.2) = 90.4$$

$$.7 (T_{nwb}) + .2 (T_g) + .1 (T_a) = \text{WBGT}$$

$$.7 (83.4) + .2 (83.4) + .1 (88.2) = 83.88$$

Effects of sunshades on temperature

John E. Shirley

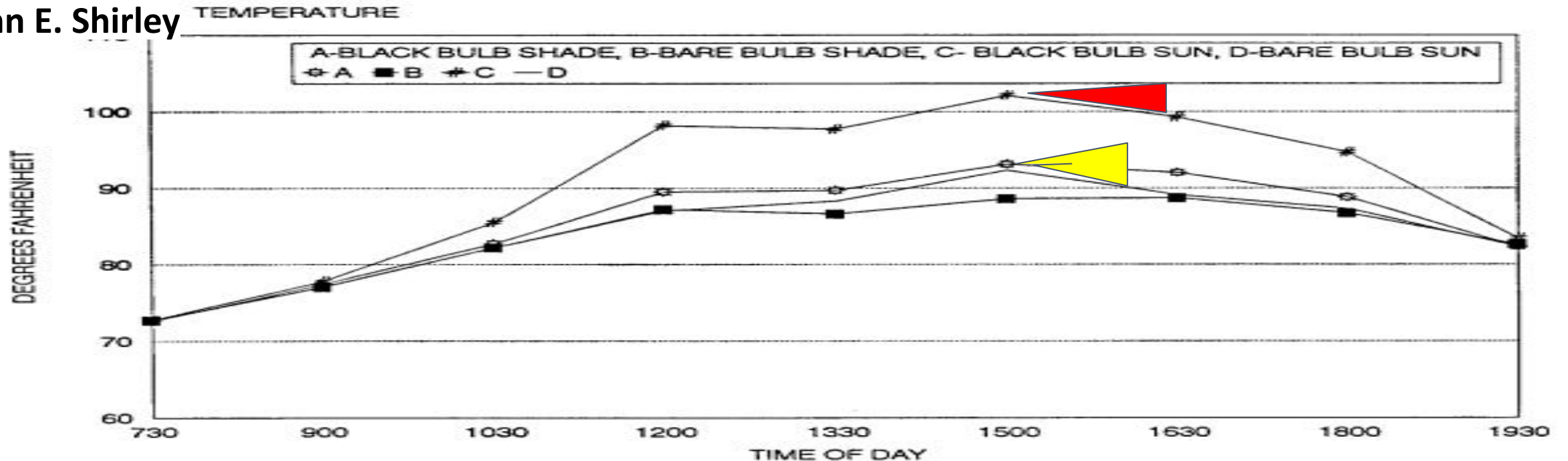


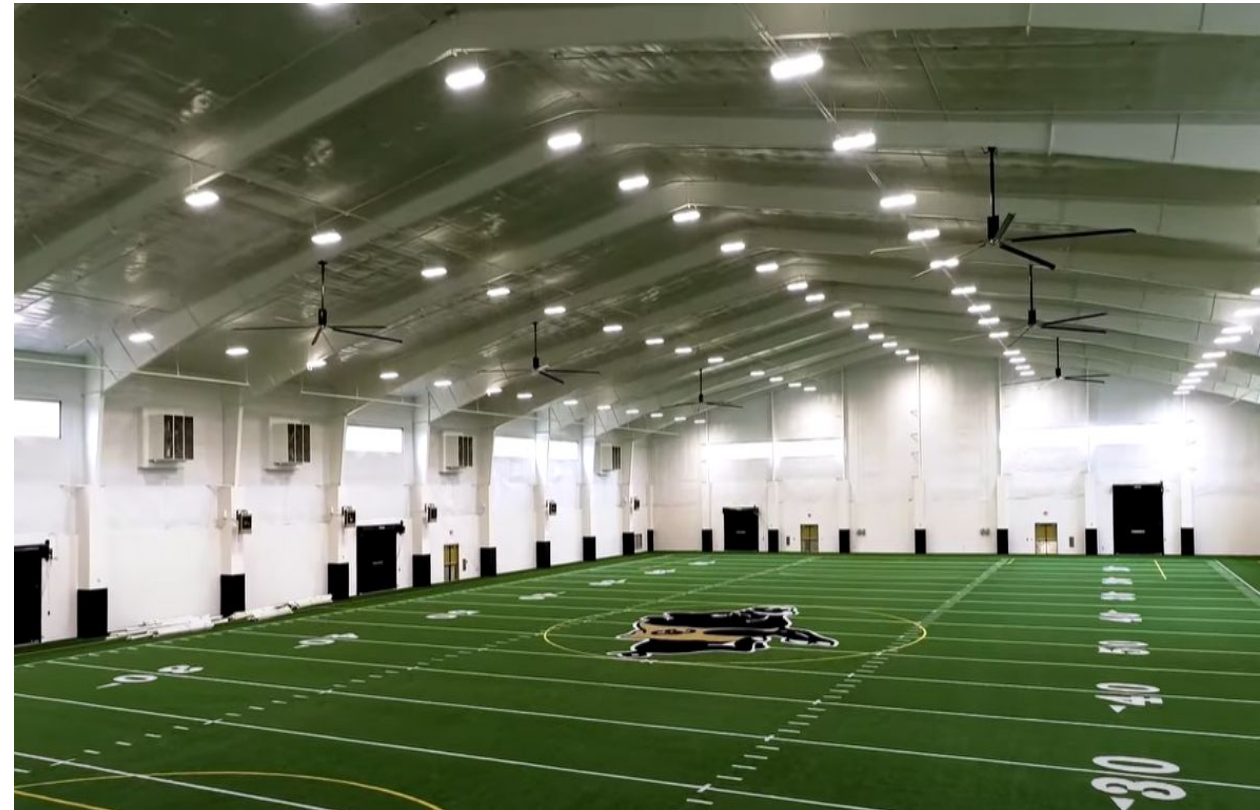
Figure 1. Effect of Sunshade and Time of Day on Temperature Readings with Black and Bare Bulb Thermometers

# Multi-Purpose Pavilion Facility Comparison



## Covered Practice Pavilion

## Fully Enclosed Practice Pavilion



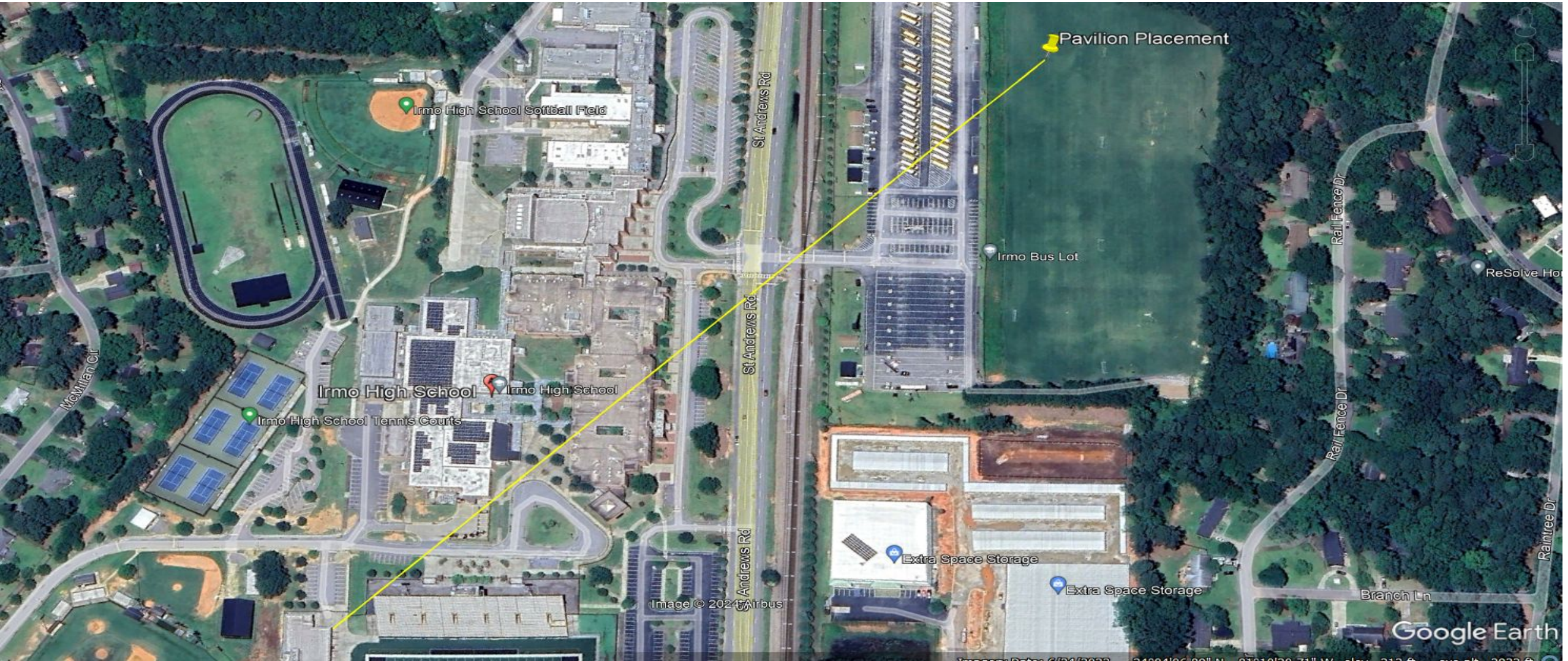
# Potential Multi-Purpose Pavilion Location CHS



# Potential Multi-Purpose Pavilion Location DFHS



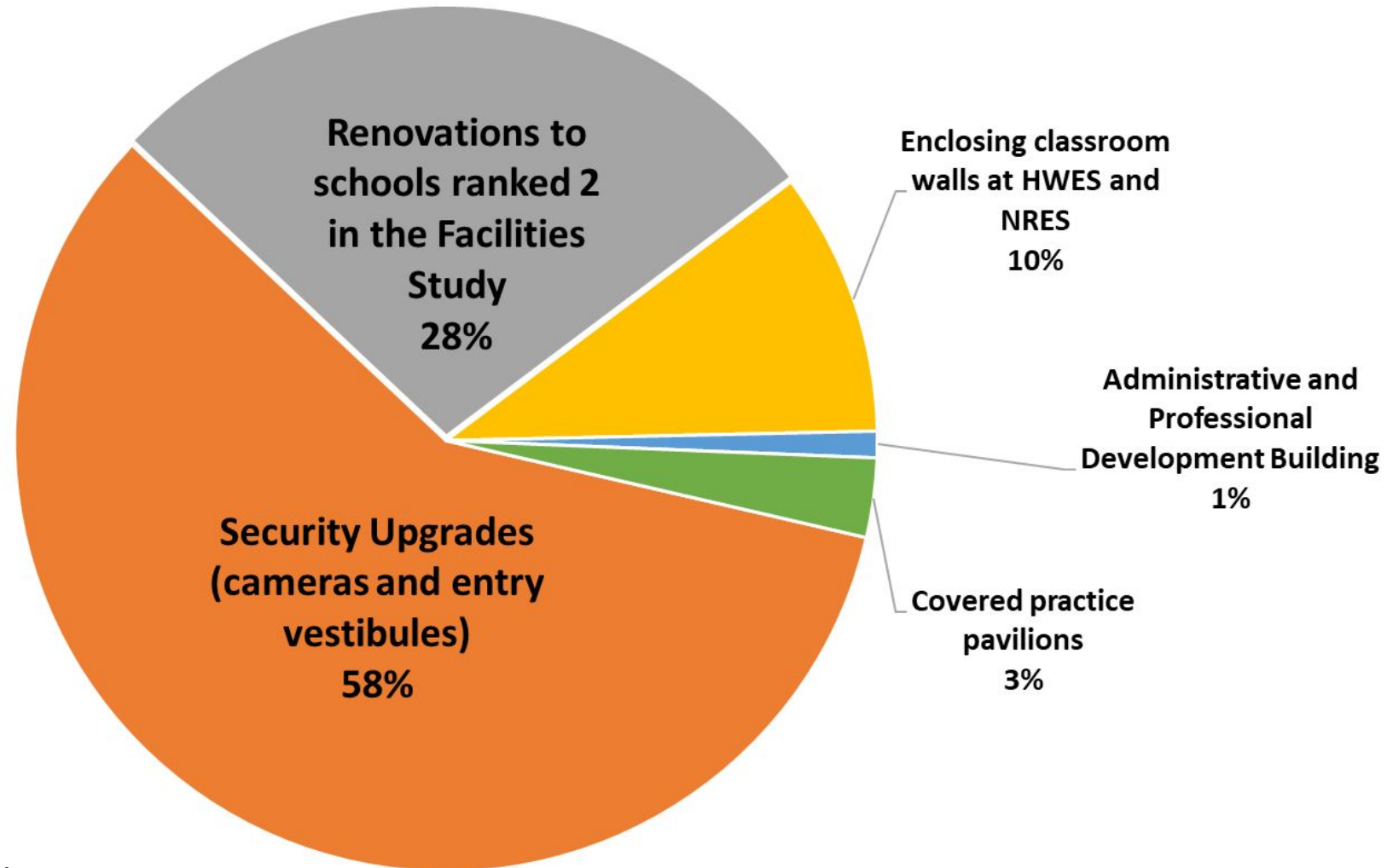
# Potential Multi-Purpose Pavilion Location IHS



Which of the following campus improvements is your 1st choice?

- a. Security Upgrades (cameras and entry vestibules)
- b. Renovations and reconditioning to schools ranked 2 in the Facilities Study Assessment
- c. Enclosing classroom walls at HWES and NRES
- d. Administrative and Professional Development Building
- e. Covered practice pavilions

# Which of the following campus improvements is your 1st choice?



\*152 total responses

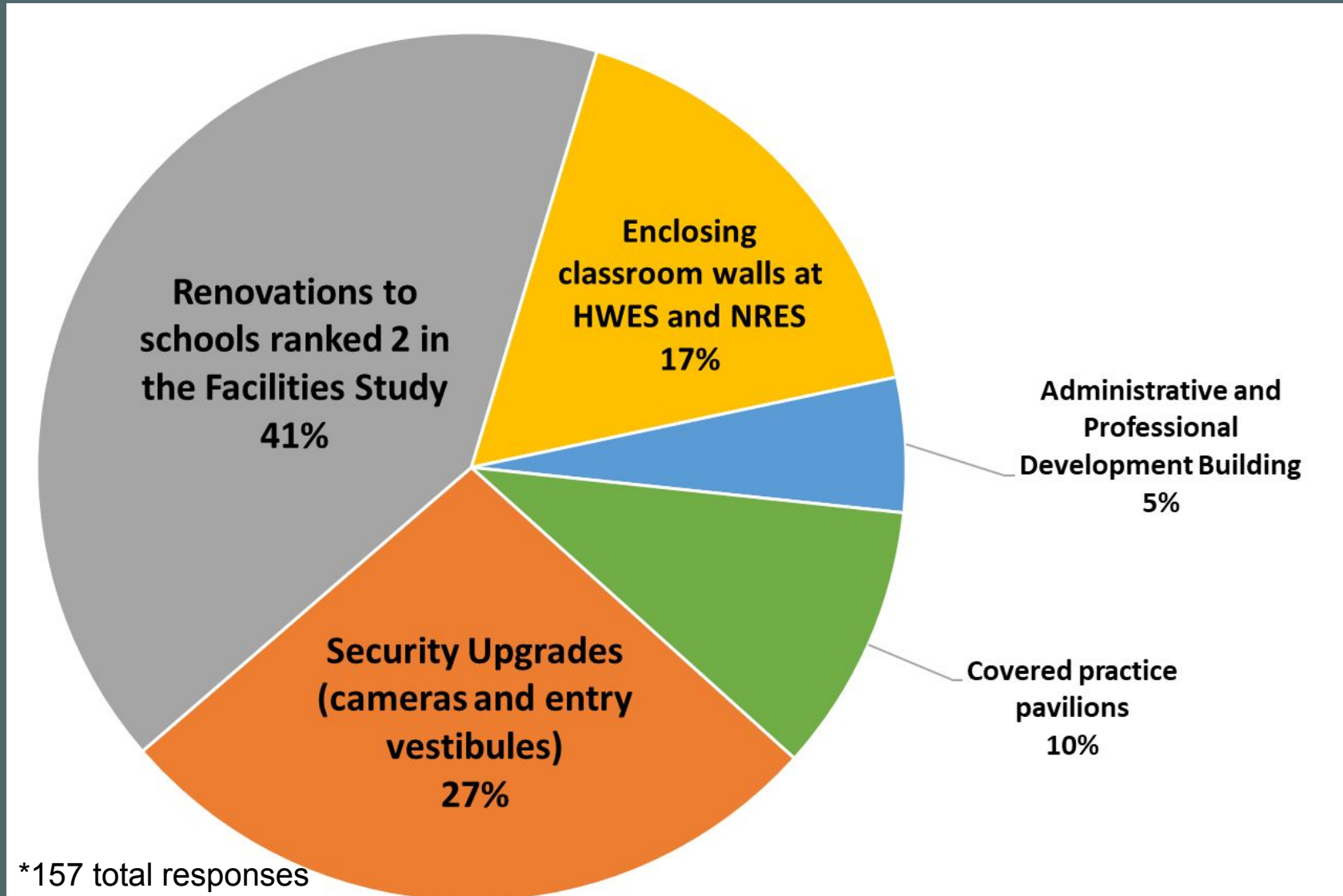


Which of the following campus improvements is your 2nd choice?

- a. Security Upgrades (cameras and entry vestibules)
- b. Renovations and reconditioning to schools ranked 2 in the Facilities Study Assessment
- c. Enclosing classroom walls at HWES and NRES
- d. Administrative and Professional Development Building
- e. Covered practice pavilions



# Which of the following campus improvements is your 2nd choice?





# Instructional & Workforce Development Projects

**WE LOVE  
& GROW  
OUR STUDENTS!**

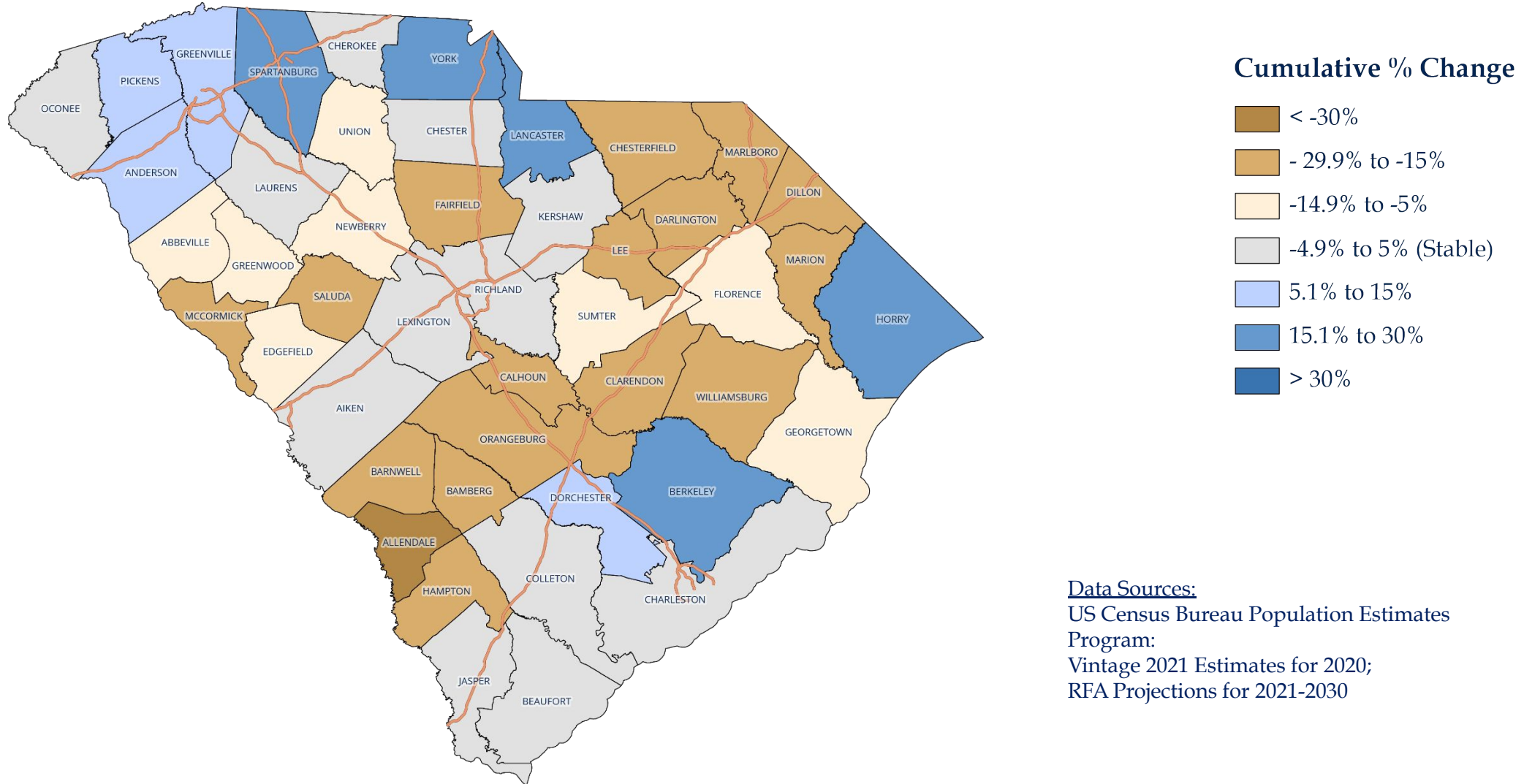
# Our Mission

The mission of School District Five of Lexington and Richland Counties, in partnership with our stakeholders, is to prepare all students to be college and career ready by providing a challenging curriculum in a safe, secure, diverse, and equitable learning environment focused on academic, social, and emotional growth and development.



# Projected Workforce Age (18 – 64) Population, 2020 – 2030

## Some counties will be more challenged than others in finding workers



Data Sources:  
 US Census Bureau Population Estimates  
 Program:  
 Vintage 2021 Estimates for 2020;  
 RFA Projections for 2021-2030

# Instructional Plans 2025 - 2030

## Potential Instructional Additions

- ❖ **Digital Solutions & Artificial Intelligence - DFHS**  
(Being developed by SCDE)
- ❖ **Fine Arts Center - CHS**
  - Theatrical Set Design 1, 2, 3, 4
  - (CTE Innovative Program Application)
- ❖ **Small Business Incubator - IHS**
  - Entrepreneurship 1, 2, 3, 4



# IRMO HIGH SCHOOL – PHASE 2 - CONCEPTUAL



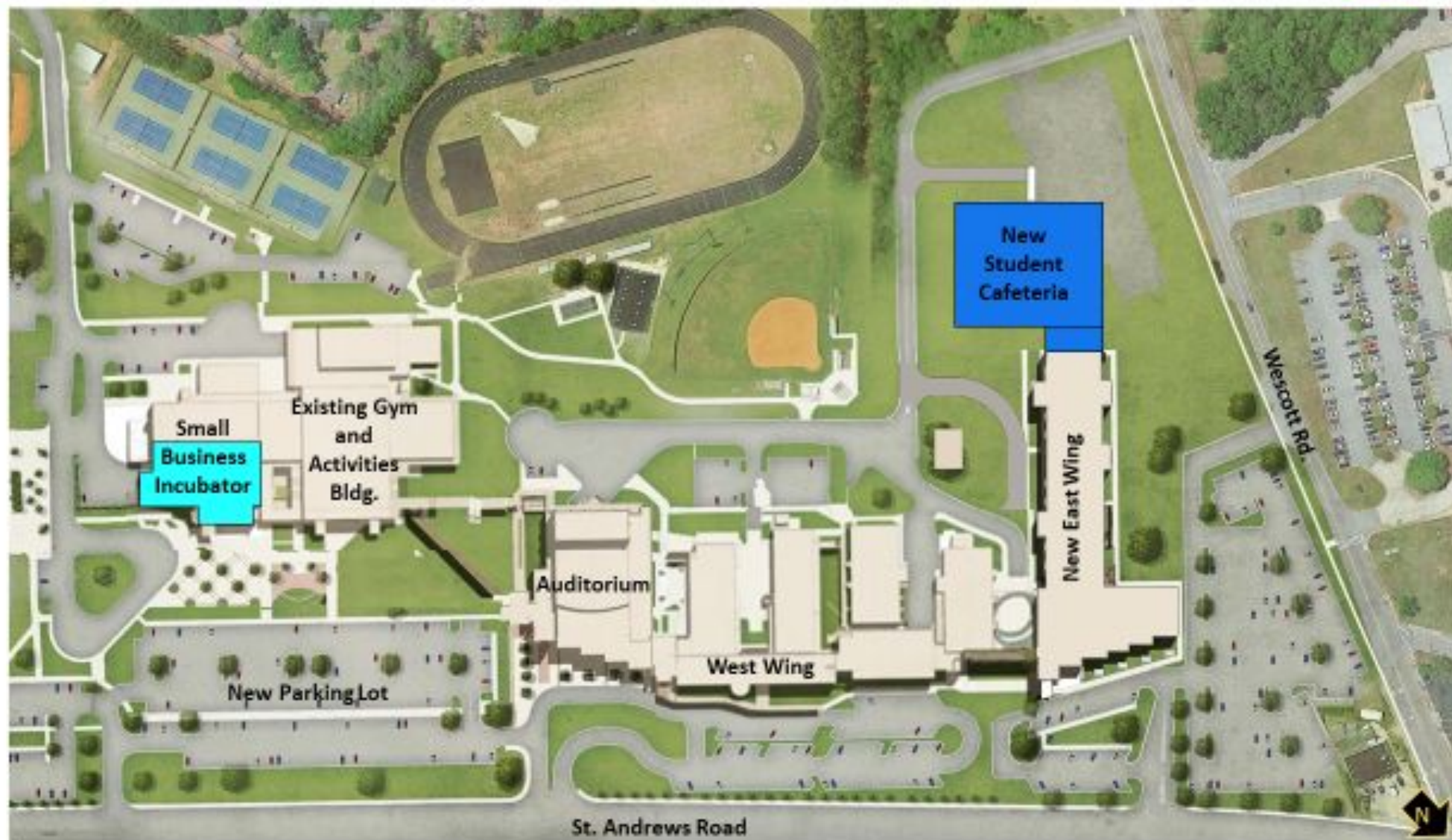
NEW SMALL BUSINESS  
INCUBATOR

NEW STUDENT  
CAFETERIA BUILDING

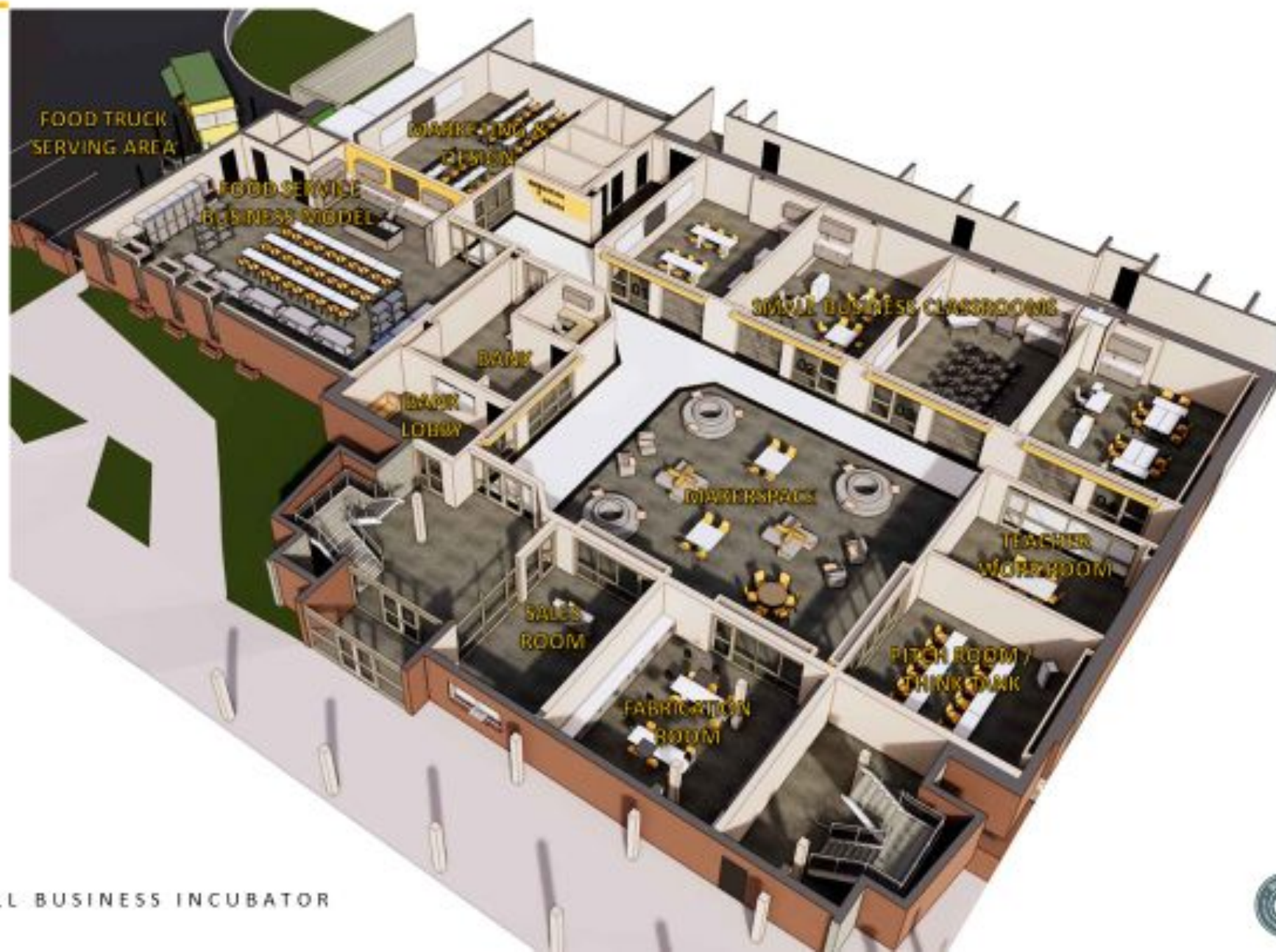
## LEGEND

 Build New  
Student Cafeteria  
Building  
26,800 SF (+-)

 Renovate old  
cafeteria into New  
Small Business  
Incubator  
15,800 SF (+-)



# AXONOMETRIC VIEW - CONCEPTUAL



# INTERIOR RENDERINGS MAKERSPACE CONCEPTUAL



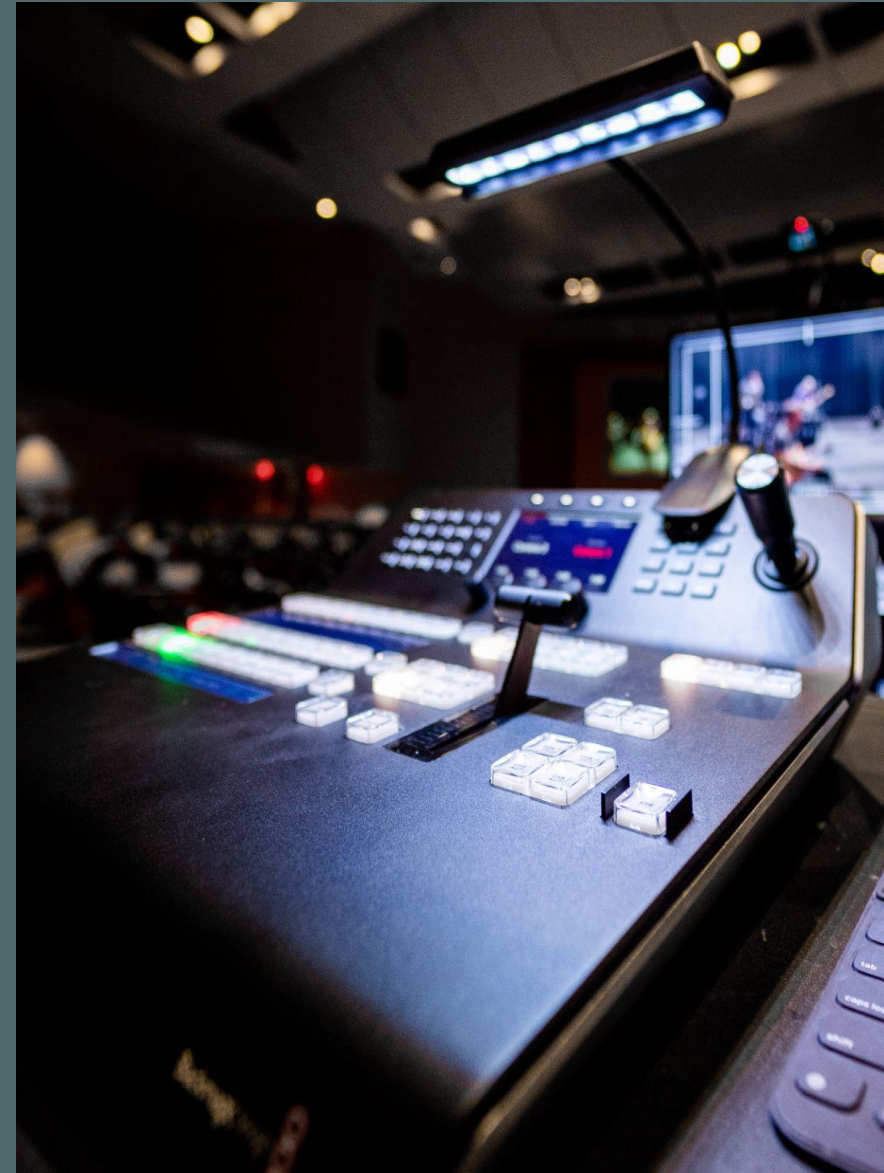


# Construction Workforce Development Lab Center for Advanced Technical Studies Conceptual

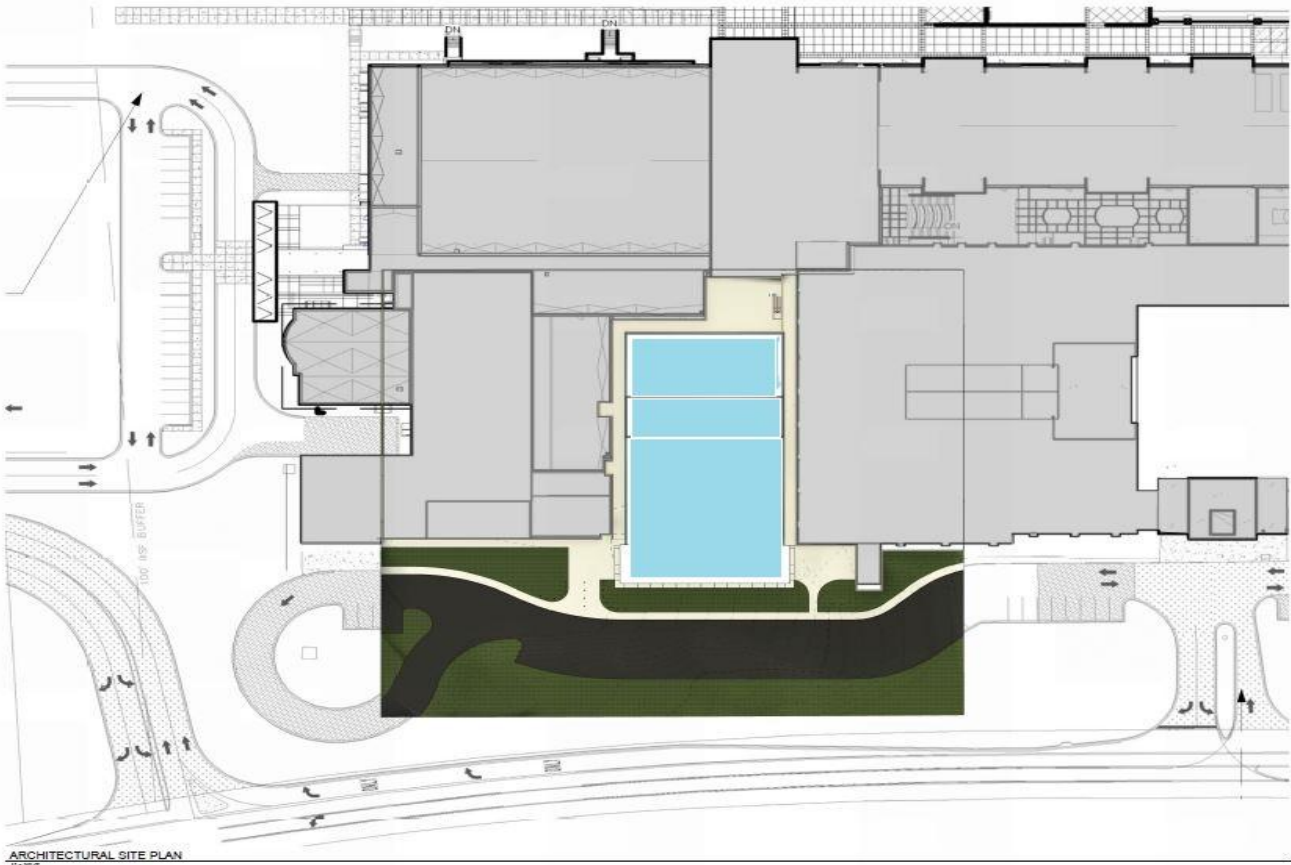


Objective: To expand the construction related offerings at the Center for Advanced Technical Studies and prepare students to become equipment operators, surveyors, mechanics, brick masons, site safety managers, etc.

# Fine Arts Center Auditorium Conceptual - CHS



# Fine Arts Center Auditorium Conceptual - CHS



Project	
NEW PERFORMING ARTS THEATER	
Location	Client
CHAPIN HIGH SCHOOL	LEXINGTON RICHLAND SCHOOL DISTRICT 5





**Fine Arts  
Center  
Auditorium  
Conceptual  
CHS**

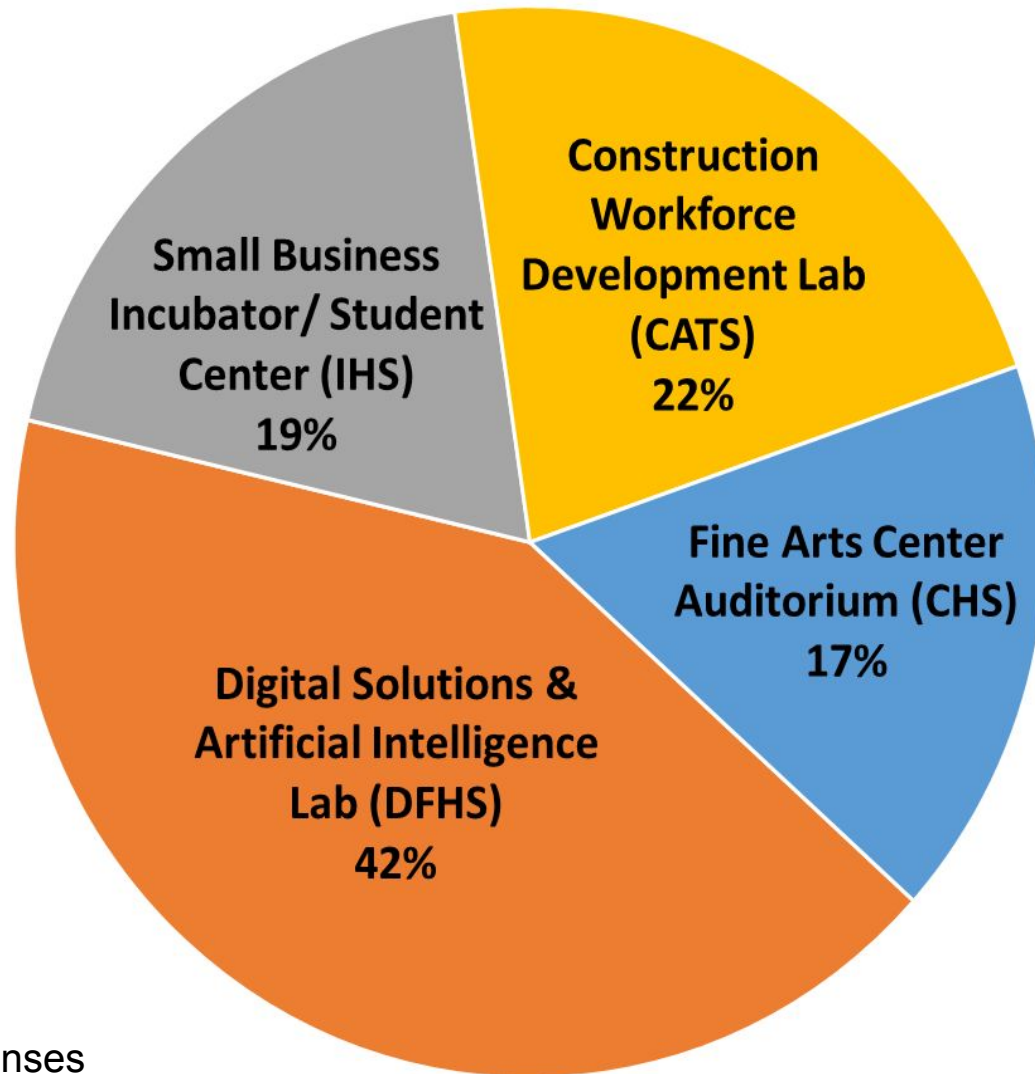
# Fine Arts Center Auditorium Conceptual - CHS



Which instructional program for workforce development is most important to you?

- a. Digital Solutions & Artificial Intelligence Lab (DFHS)
- b. Small Business Incubator/Student Center (IHS)
- c. Construction Workforce Development Lab (CATS)
- d. Fine Arts Center Auditorium (CHS)

# Which instructional program for workforce development is most important to you?



\*149 total responses





# Rezoning Related Projects

**WE LOVE  
& GROW  
OUR STUDENTS!**



# U.S. Route 76 (Broad River Road) Widening

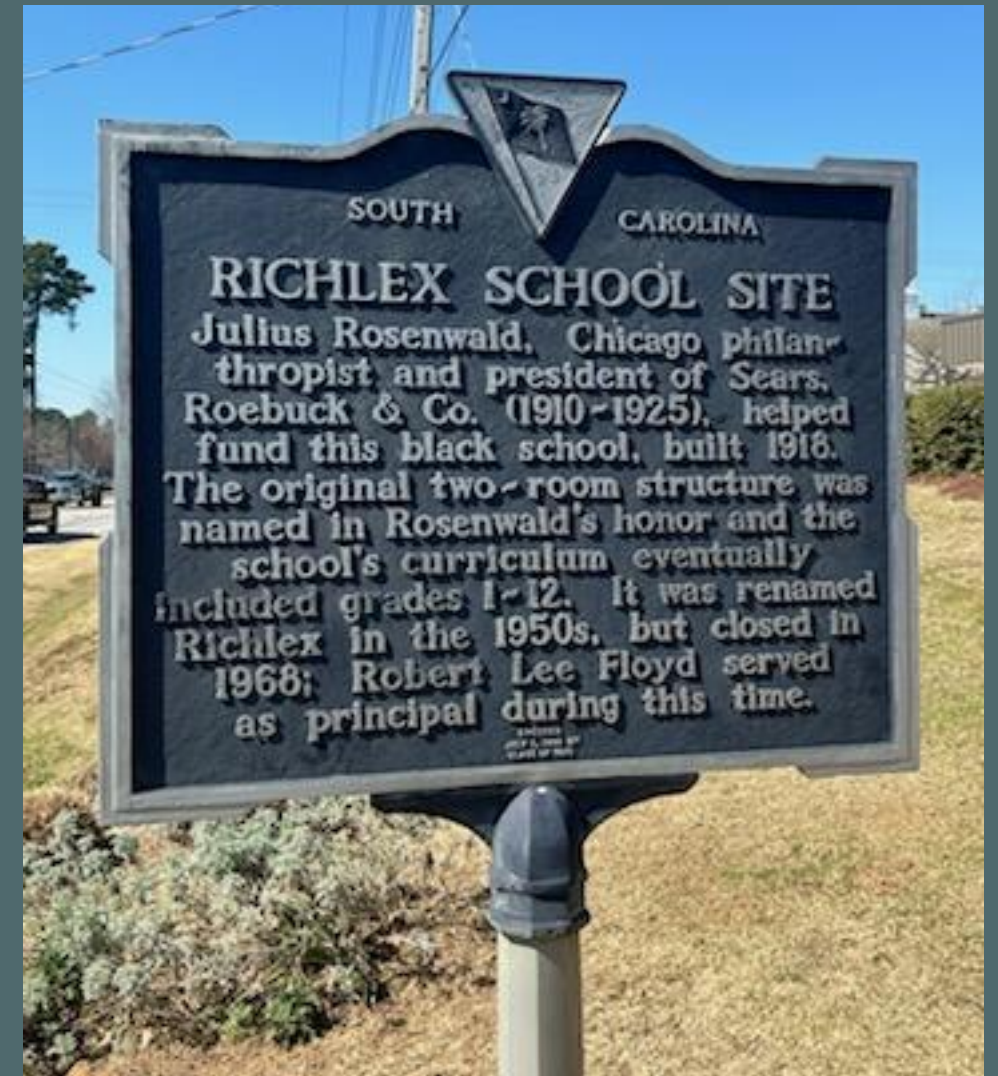


New Road  
Marker

New Road  
Marker

# #Our D5 History

“Richlex, Dear Richlex, We Honor You.”



## Richlex Educational Center

- Academy for Success,
- Adult Education and
- The F.I.V.E Virtual School

# New Dutch Fork Elementary School Conceptual



# New Dutch Fork Elementary School Conceptual



# New Classroom Wing Lake Murray Elementary School



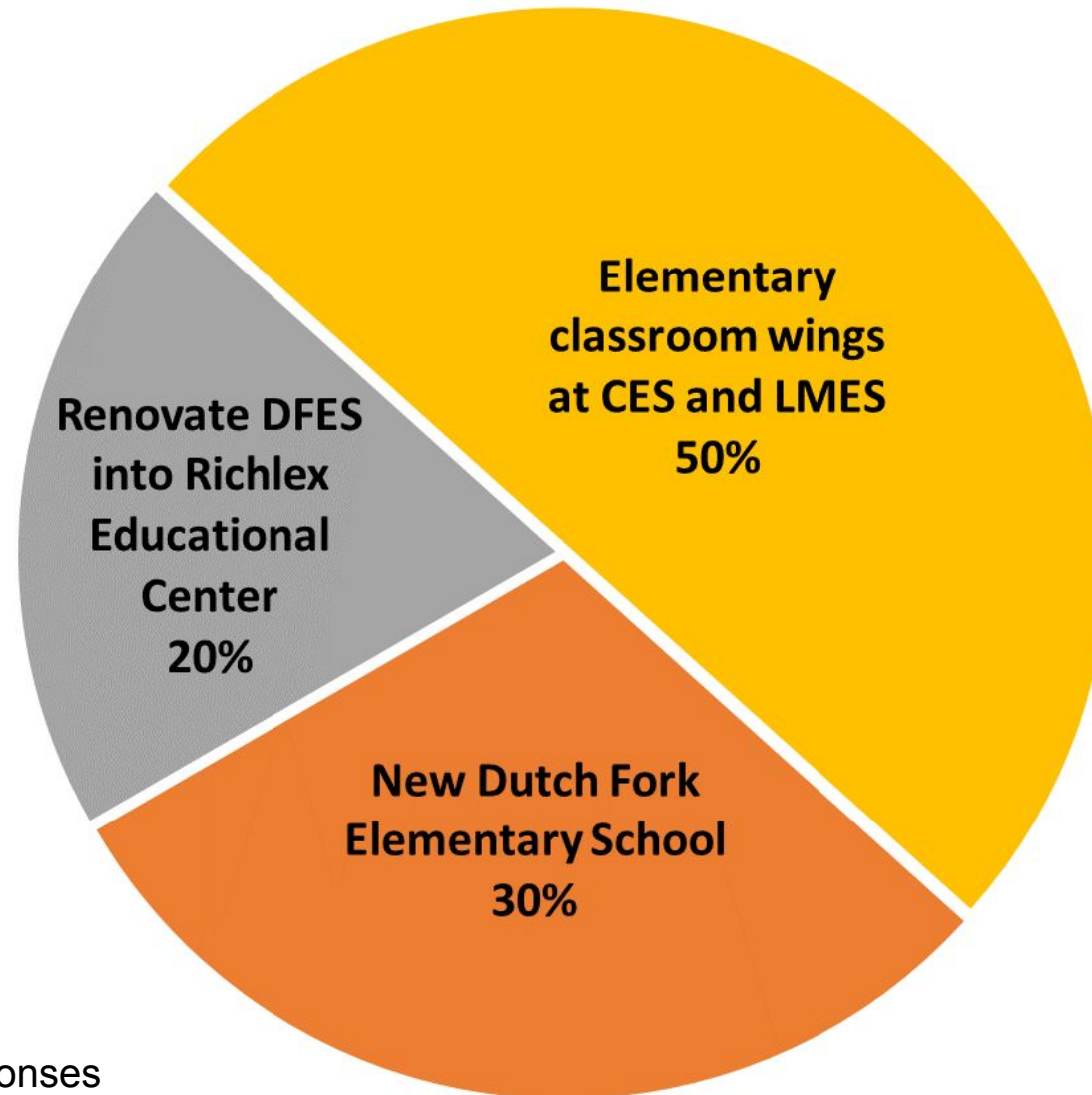
# New Classroom Wing Chapin Elementary School



Which of the following rezoning related projects is most important to you?

- a. New Dutch Fork Elementary School
- b. Renovate DFES into Richlex Educational Center
- c. Elementary classroom wings at CES and LMES

# Which of the following rezoning related projects is most important to you?



\*169 total responses





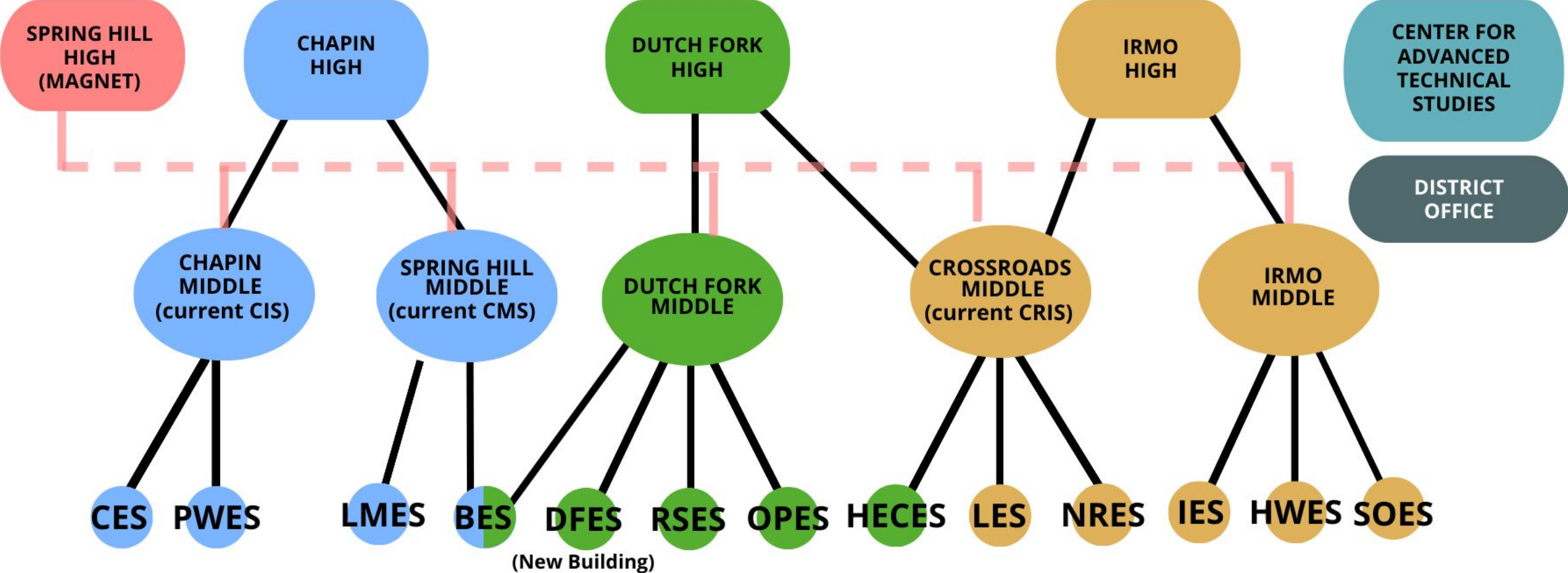


# Proposed Adjustments to School Assignment Plans

APRIL 18, 2024

# LR5 PROPOSED EDUCATIONAL STRUCTURE & REDISTRICTING WITH REFERENDUM (\$0.00, 69.5 Mil Tax Rate)

RICHLEX EDUCATION CENTER (Former DFES) — ACADEMY FOR SUCCESS — ADULT EDUCATION — F.I.V.E



# January 8 Discussion

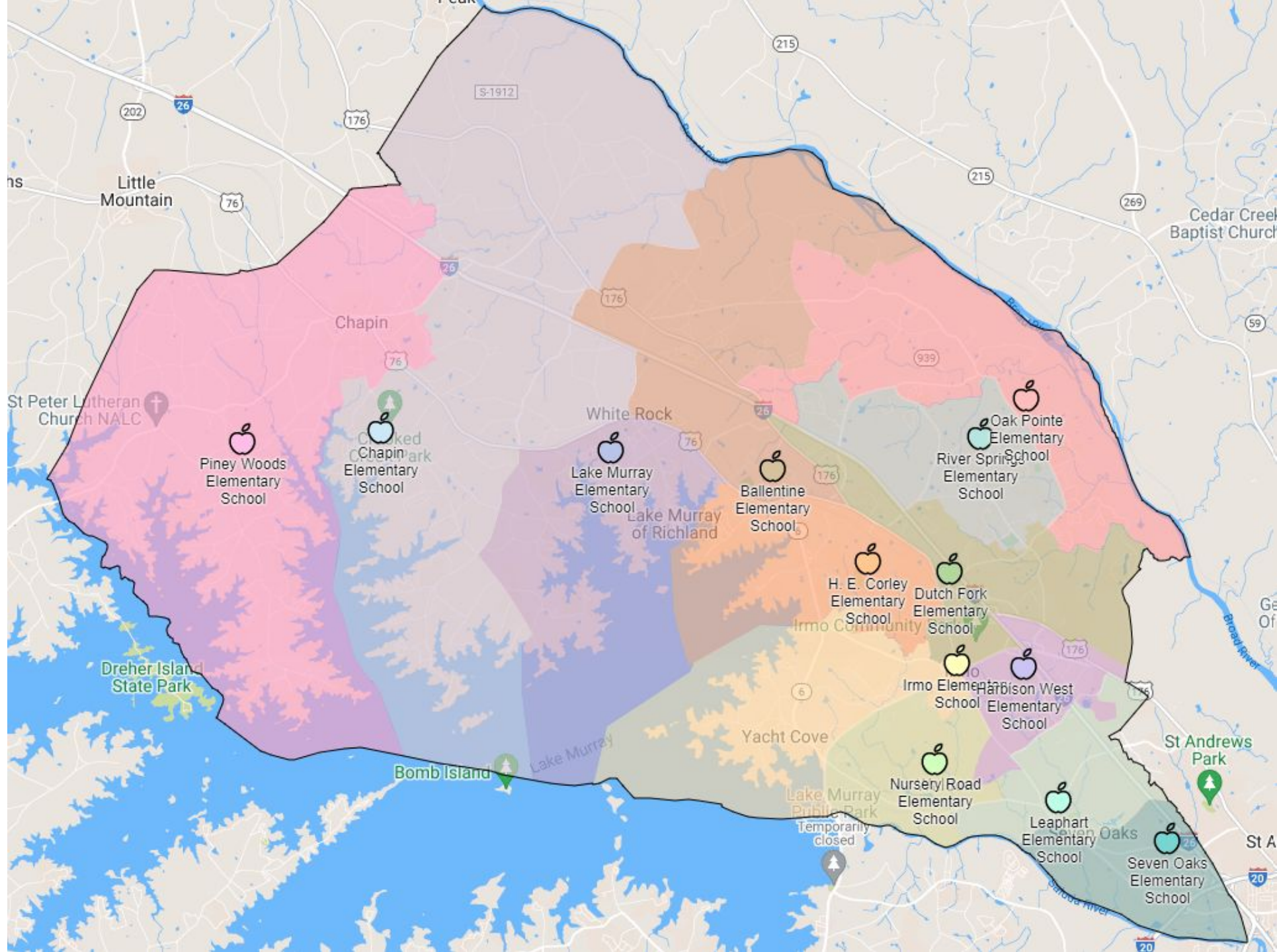
- ▶ During the January 8 meeting, we noted a few obstacles to the implementation of the proposed educational structure.
  - ▶ Adding 5<sup>th</sup> grade to the Chapin-area elementary schools could increase the enrollment at Chapin Elementary and Lake Murray Elementary to between 867 and 956 students.
  - ▶ Shifting Ballentine Elementary from Dutch Fork to Chapin could increase the enrollment at Chapin High to between 1,883 and 1,992 students.

# January 8 Discussion

- ▶ Adjustments to the school assignment plans (attendance lines) are required in order to add 5<sup>th</sup> grade to the Chapin-area elementary schools and shift Ballentine Elementary to Chapin.

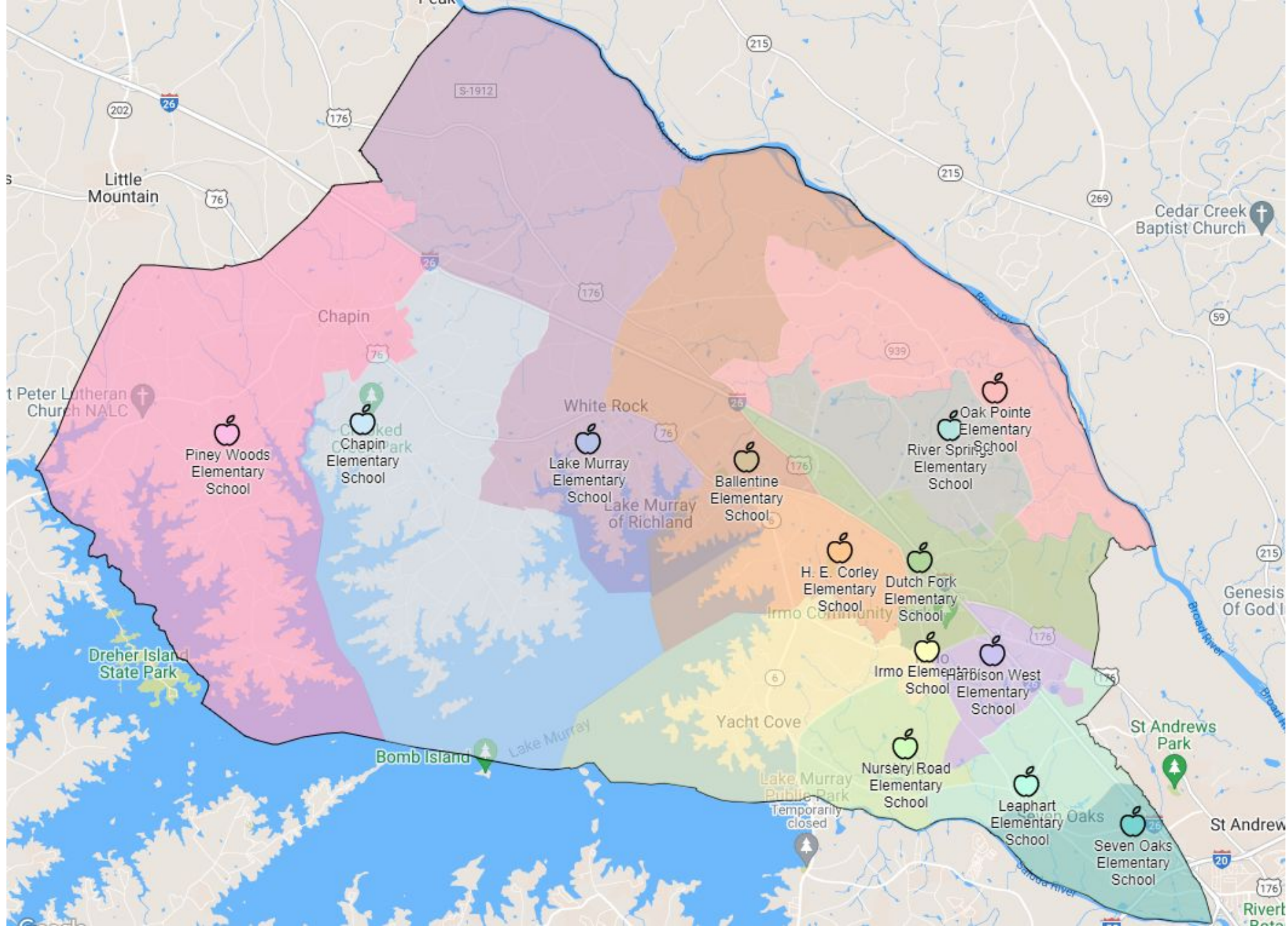
# January 8 Discussion

- ▶ This led to the development of a new school assignment plan (map) for elementary schools that estimated the potential K-5 enrollment as:
  - ▶ Ballentine Elementary – 701
  - ▶ Chapin Elementary – 707
  - ▶ Lake Murray Elementary – 710
  - ▶ Piney Woods Elementary – 630



# Discussion since January 8

- ▶ The district administration added the construction of new classrooms at both Chapin Elementary and Lake Murray Elementary to the Five-Year Master Facilities Plan.
- ▶ Additional capacity at those two schools opens up new possibilities for the school assignment plans.



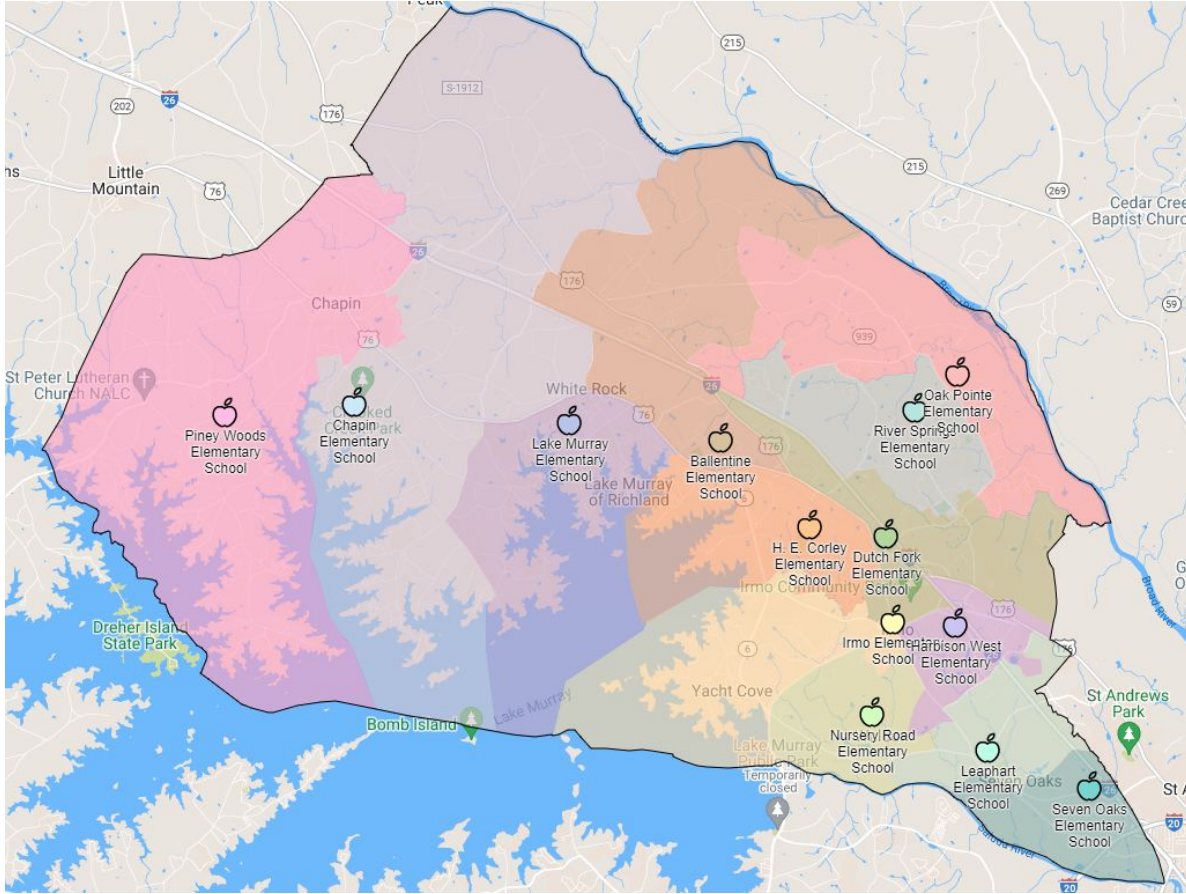


# Potential Map with Referendum

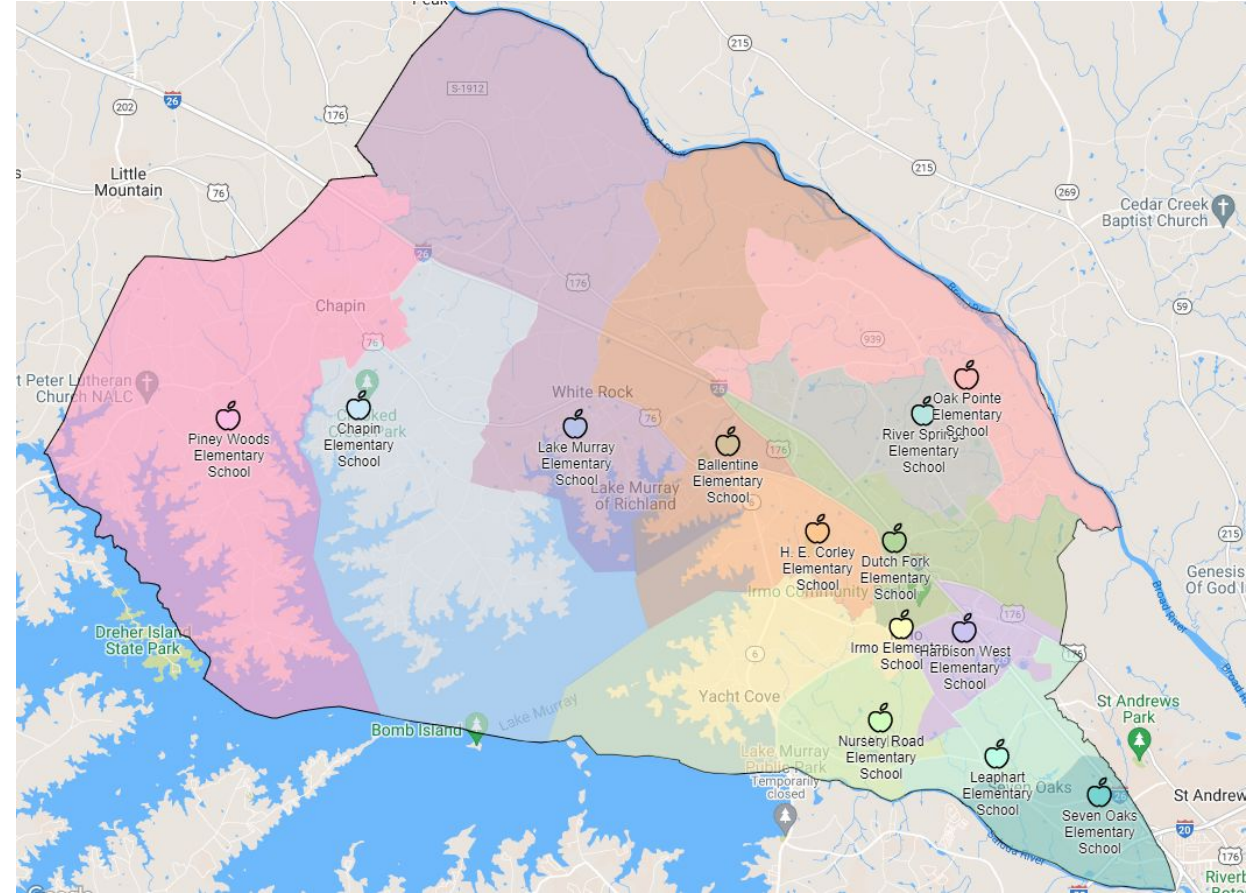
<b>Elementary School</b>	<b>K-5 - Enrollment - Proposal - No Referendum Map (as of January 8)</b>	<b>K-5 - Enrollment - Proposal - With Referendum Map (as of April 15)</b>
Ballentine	701	577
Chapin	707	812
Lake Murray	710	792
Piney Woods	630	640

# Potential Map with Bond Referendum

- ▶ The advantage of this map is that it impacts fewer students at the elementary level.
- ▶ Some students would still attend a different elementary school, but a larger number of students would remain zoned for their current elementary school.
- ▶ Because of the flexibility created by the potential additional classrooms at Chapin Elementary and Lake Murray Elementary, this map was designed in a way that would minimize future disruptions to the school assignment plan should we need a fourteenth elementary school.



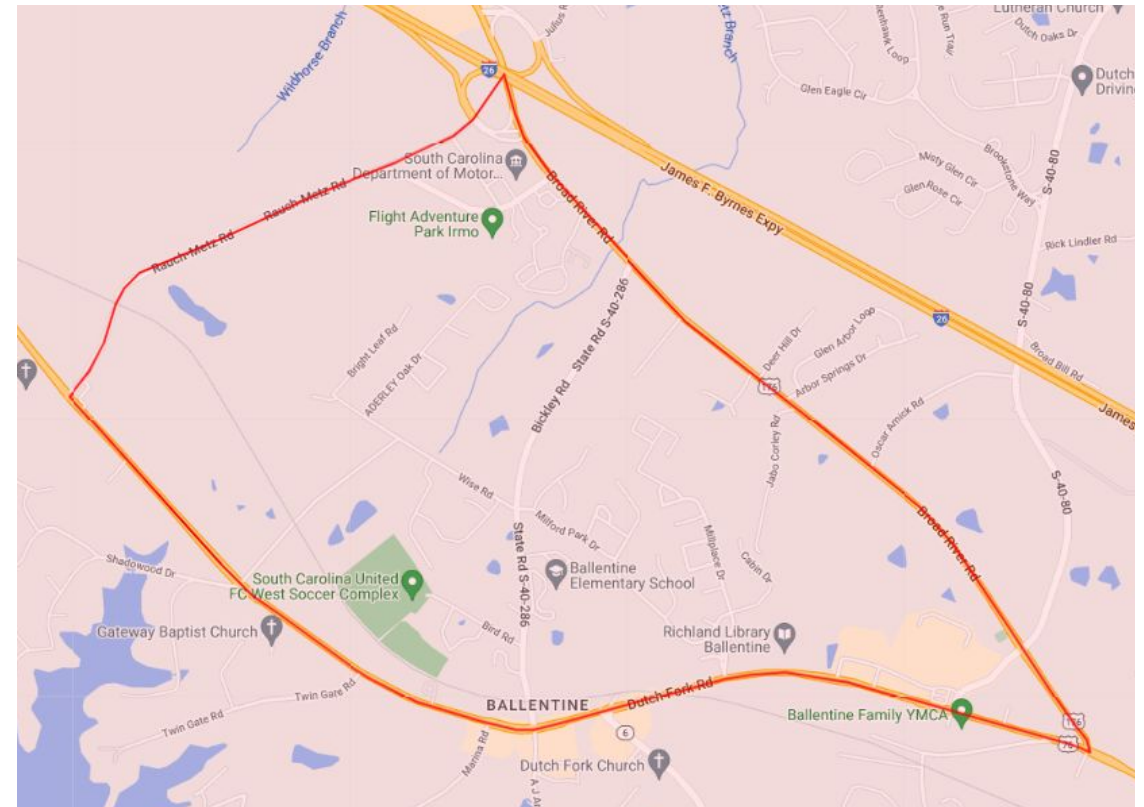
**No Referendum**



**With Referendum**

# High School – School Assignment Plans

- ▶ To this point, the administration has not brought forth changes to the school assignment plans for high schools with the exception of the area pictured at right (shifts from Dutch Fork to Chapin).



# High School – School Assignment Plans

- ▶ If the bond referendum passes, the intention is to alleviate overcrowding at Chapin High by increasing capacity at Spring Hill High.
- ▶ To create space at Spring Hill, students from the Academy for Success (currently at Spring Hill) would move to the campus presently called Dutch Fork Elementary School.
- ▶ If the bond referendum does not pass, we anticipate overcrowding at Chapin High.

# High School – School Assignment Plans

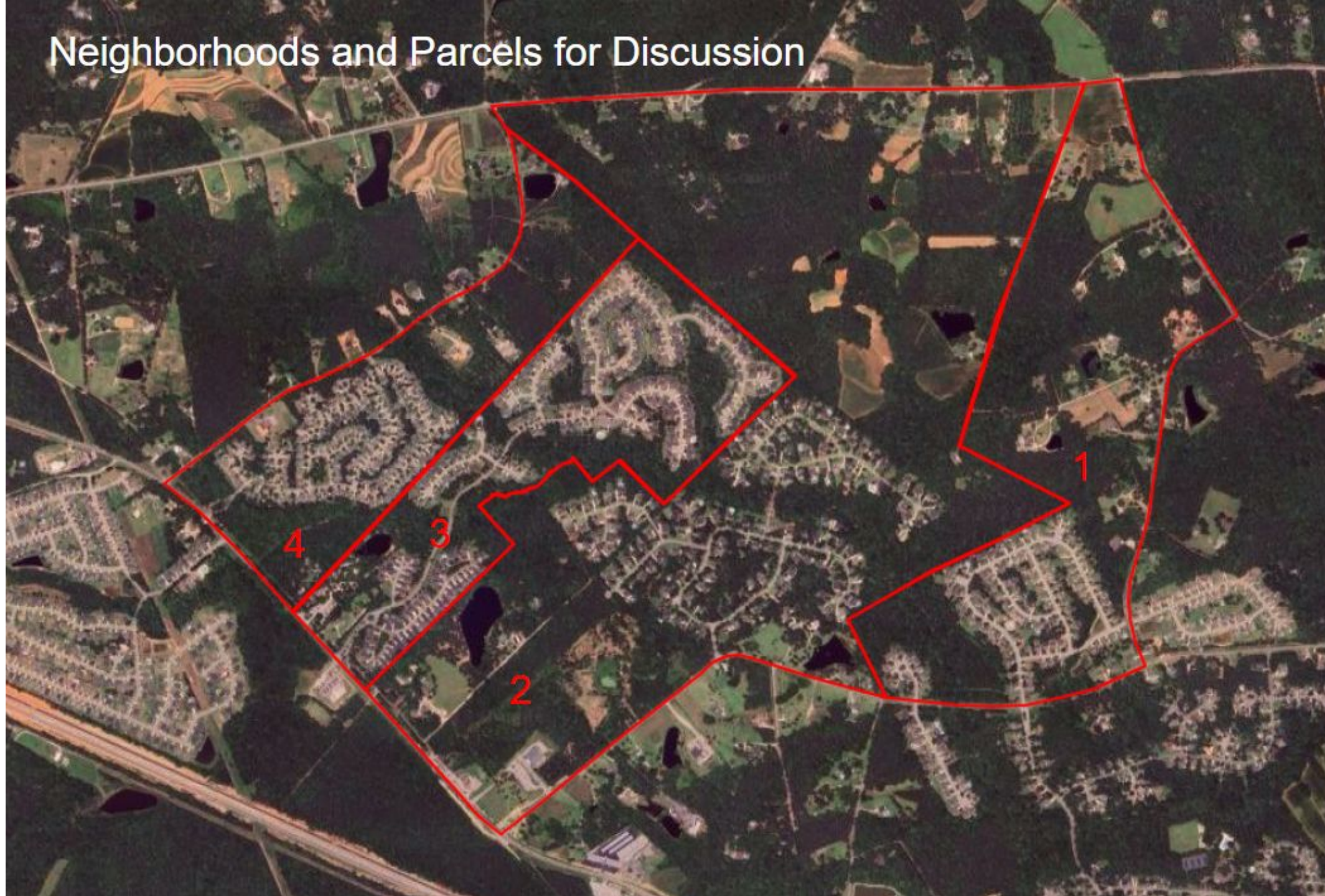
- ▶ In order to alleviate potential overcrowding at Chapin High, the district administration proposes adjusted school assignment plans for the high school level if the bond referendum does not pass.



Spring Hill High School

Dutch Fork High School

# Neighborhoods and Parcels for Discussion





# High School – School Assignment Plans

Area	Description
1	Chelsea Park, parcels along Will Richardson Cir. and Shady Grove Rd. up to Kennerly Rd., and parcels along Pat Ellisor Rd.
2	Rolling Creek and parcels along Kennerly Rd.
3	Courtyards at Rolling Creek, the Preserve at Rolling Creek, and Woodsmoke Family Campground
4	Waterfall

# High School – School Assignment Plans

- ▶ 25.6% of high school students who live in Areas 1-4 currently attend Spring Hill.
- ▶ For our purposes, we have assumed that 25.6% of students in Areas 1-4 will continue to attend Spring Hill.

# High School – School Assignment Plans

- ▶ To calculate the potential impact of shifting these neighborhoods from Chapin High to Dutch Fork High, we used the following methodology:
  - ▶ determined the number of high school age students in each neighborhood for the current high school cohort as well as the next three cohorts (as of April 15)
  - ▶ removed 25.6% of the students in the neighborhoods (Spring Hill) from each cohort
  - ▶ rounded to the nearest whole number
  - ▶ For Dutch Fork, we added the number from the above calculation to the enrollment numbers brought before the board on January 8.
  - ▶ For Chapin, we subtracted the number from the above calculation from the enrollment numbers brought before the board on January 8.

# Potential HS Enrollment – Areas 1-3 Shift from CHS to DFHS

School	45-Day Enrollment - 2023-24	Greatest Total Enrollment (Previous 5 Years – 45th Day)	Number of students in grades 9-12 zoned for the school with Spring Hill removed - 2023-24	Number of students in grades 9-12 zoned for the school with Spring Hill percentage removed - 2024-25	Number of students in grades 9-12 zoned for the school with Spring Hill percentage removed - 2025-26	Number of students in grades 9-12 zoned for the school with Spring Hill percentage removed - 2026-27
Chapin High - Originally Proposed Map - No Referendum	1630	1615	1,720	1,718	1,715	1,645
Chapin High - Revised Proposed Map - No Referendum – Areas 1-3 Shift			1,630	1,633	1,633	1,551
Dutch Fork High - Originally Proposed Map - No Referendum	1705	1726	1,580	1,608	1,552	1,459
Dutch Fork High - Revised Proposed Map - No Referendum – Areas 1-3 Shift			1,670	1,693	1,634	1,553
Irmo High	1268	1337	1,207	1,302	1,333	1,318

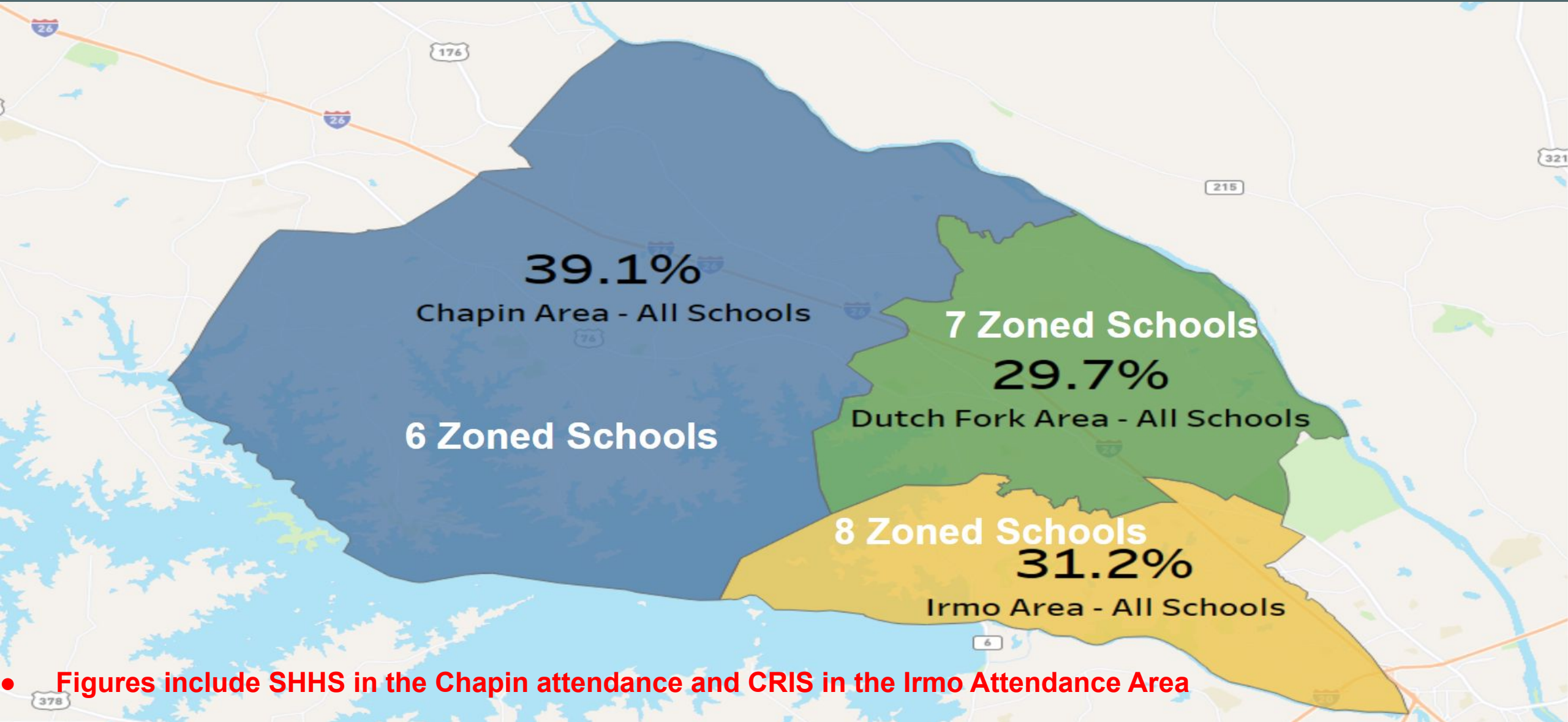
# Potential HS Enrollment – Areas 1-4 Shift from CHS to DFHS

School	45-Day Enrollment - 2023-24	Greatest Total Enrollment (Previous 5 Years – 45th Day)	Number of students in grades 9-12 zoned for the school with Spring Hill removed - 2023-24	Number of students in grades 9-12 zoned for the school with Spring Hill percentage removed - 2024-25	Number of students in grades 9-12 zoned for the school with Spring Hill percentage removed - 2025-26	Number of students in grades 9-12 zoned for the school with Spring Hill percentage removed - 2026-27
Chapin High - Originally Proposed Map - No Referendum	1630	1615	1,720	1,718	1,715	1,645
Chapin High - Revised Proposed Map - No Referendum – Areas 1-4 Shift			1,604	1,611	1,612	1,532
Dutch Fork High - Originally Proposed Map - No Referendum	1705	1726	1,580	1,608	1,552	1,459
Dutch Fork High - Revised Proposed Map - No Referendum – Areas 1-4 Shift			1,696	1,715	1,655	1,572
Irmo High	1268	1337	1,207	1,302	1,333	1,318

# Summary

- ▶ The administration has created a new map for elementary school assignment plans which would cause fewer students to change elementary schools. This map is contingent upon the construction of additional classrooms at Chapin and Lake Murray Elementary Schools.
- ▶ If the bond referendum does not pass, the administration recommends the consideration of adjustments to the school assignment plans for high schools to alleviate potential overcrowding at Chapin High.

# How can we fill our existing facilities to accommodate growth?



# Community Recommendations

Recommendation: Provide mental health support for students impacted by rezoning

Action: School District Five provides mental health support for students and families, including Care Solace to address emotional, psychological and social well-being issues.

Recommendation: Grandfather families that have been impacted by rezoning

Action: School District Five is a choice district; as a result, we are drafting “preferred choice options” for those families most impacted by rezoning. This could be offered to students through the highest grades at their current school.

Recommendation: Adding on to existing buildings could prevent future rezoning

Action: We are developing options to expand the existing elementary schools in the Chapin area in order to avoid redrawing attendance lines for the 10-Year Plan.



- **99% of students will keep their original High School zone under the 2026-2027 Proposed Rezoning Plan.**
- **1% will be rezoned from DFHS to CHS**
- **No plans to remove existing 3K/4K programs**

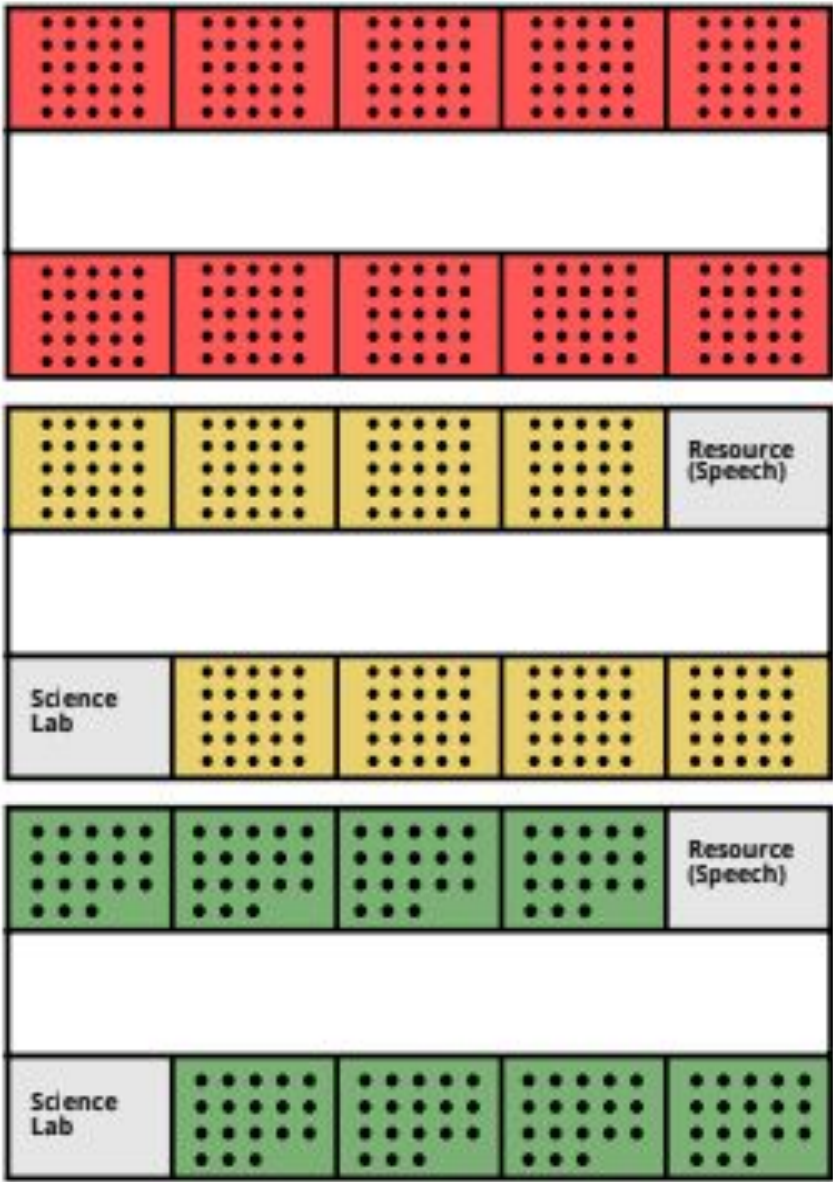
# 🏠 **FILL:**

**Theoretical**      **25**      **x 10 = 250 Students**      **100%**

**Maximum**  
-2 Exploratory      **25**      **x 8 = 200 Students**      **80%**

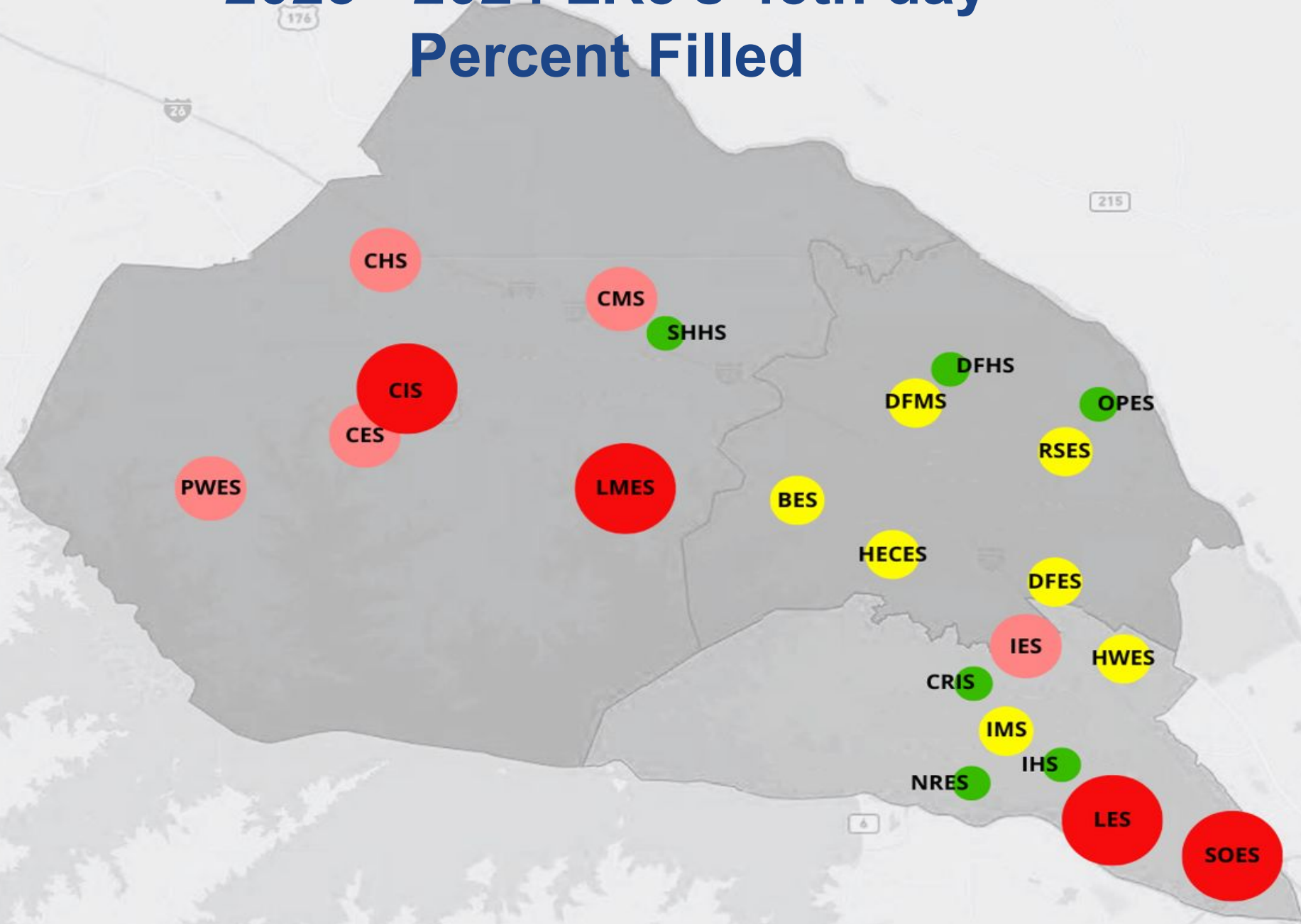
**Target**  
-2 Exploratory      **18**      **x 8 = 144 Students**      **58%**

% Filled



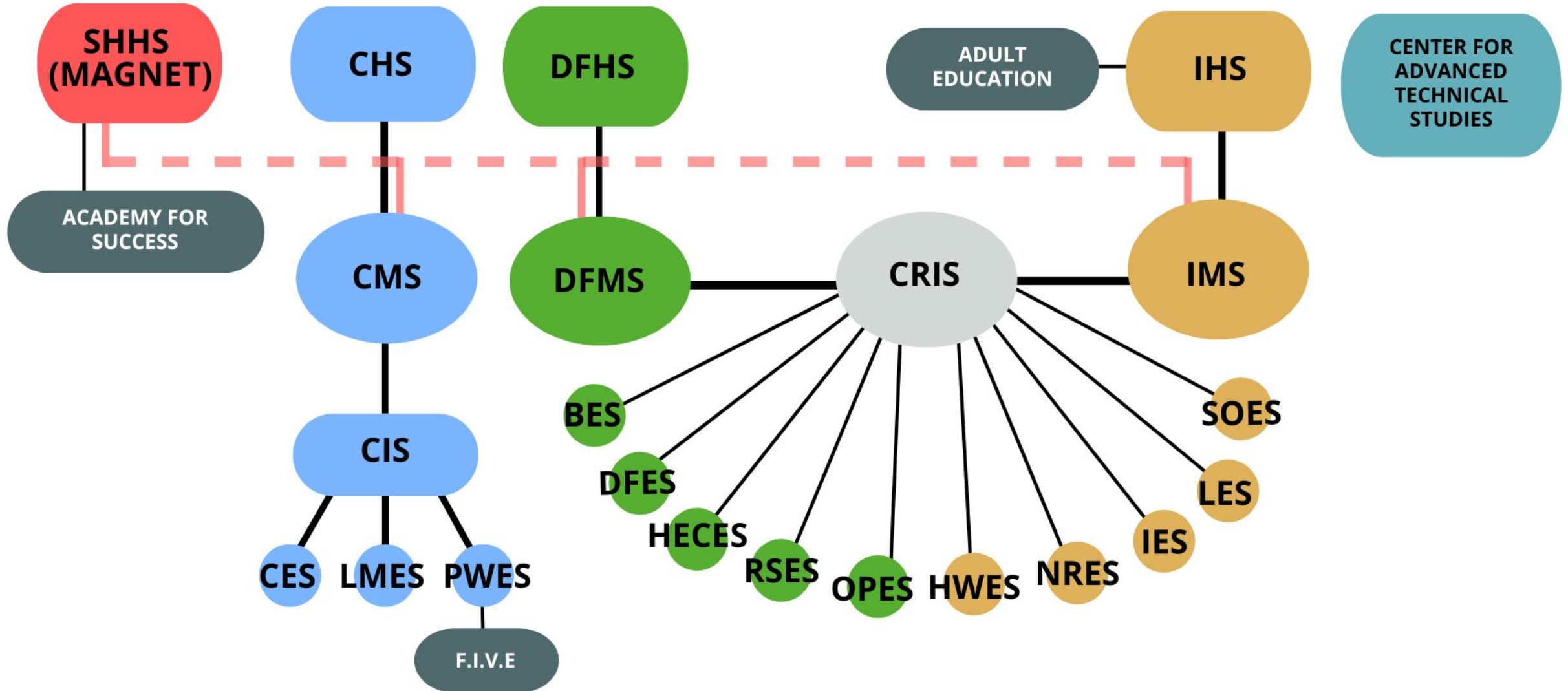
\*Threshold

# 2023 - 2024 LR5's 45th day Percent Filled



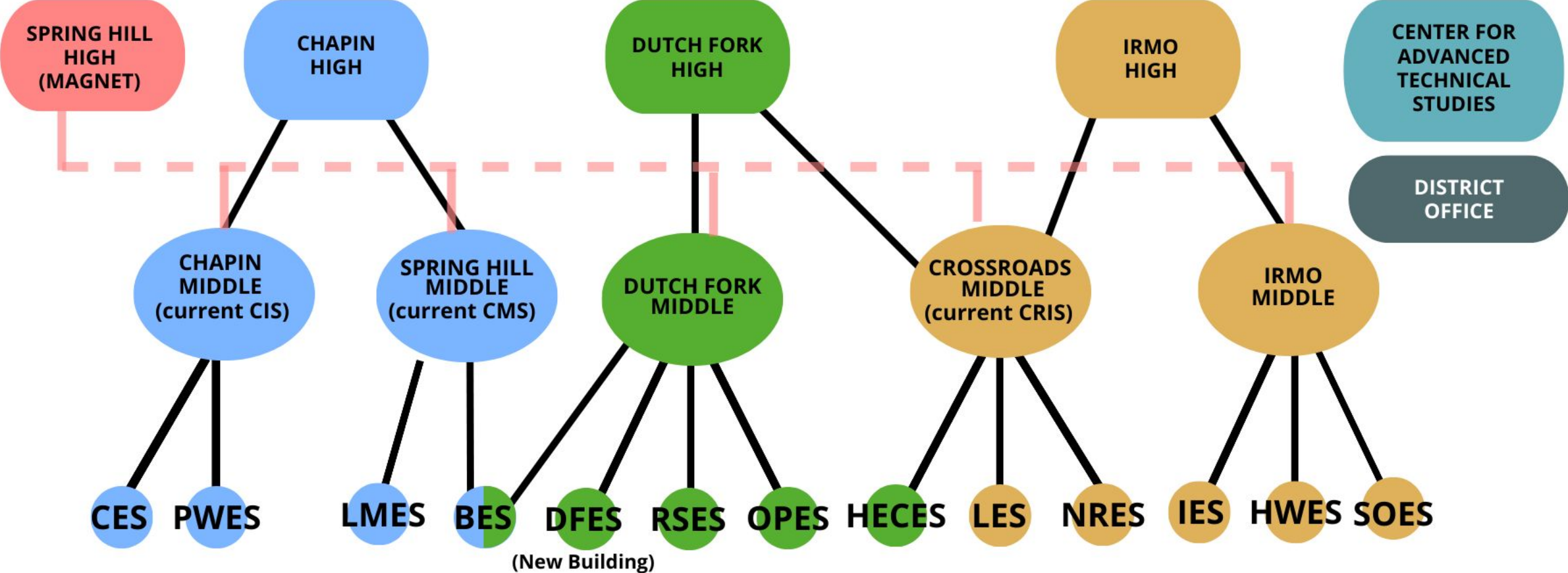
# CURRENT EDUCATIONAL STRUCTURE & ORGANIZATION

District Five of Lexington & Richland Counties



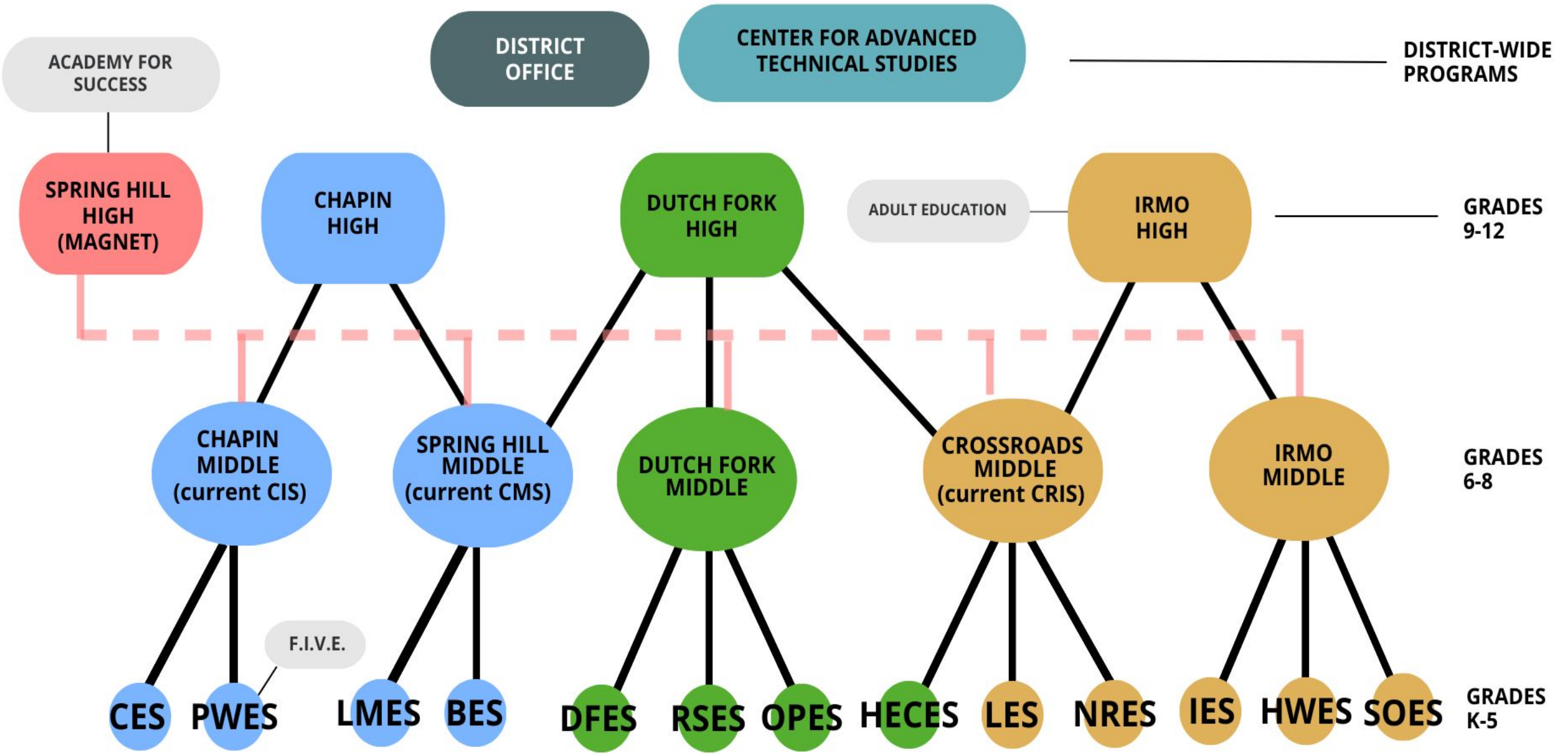
# LR5 PROPOSED EDUCATIONAL STRUCTURE & REDISTRICTING WITH REFERENDUM (\$0.00, 69.5 Mil Tax Rate)

RICHLEX EDUCATION CENTER (Former DFES) — ACADEMY FOR SUCCESS — ADULT EDUCATION — F.I.V.E

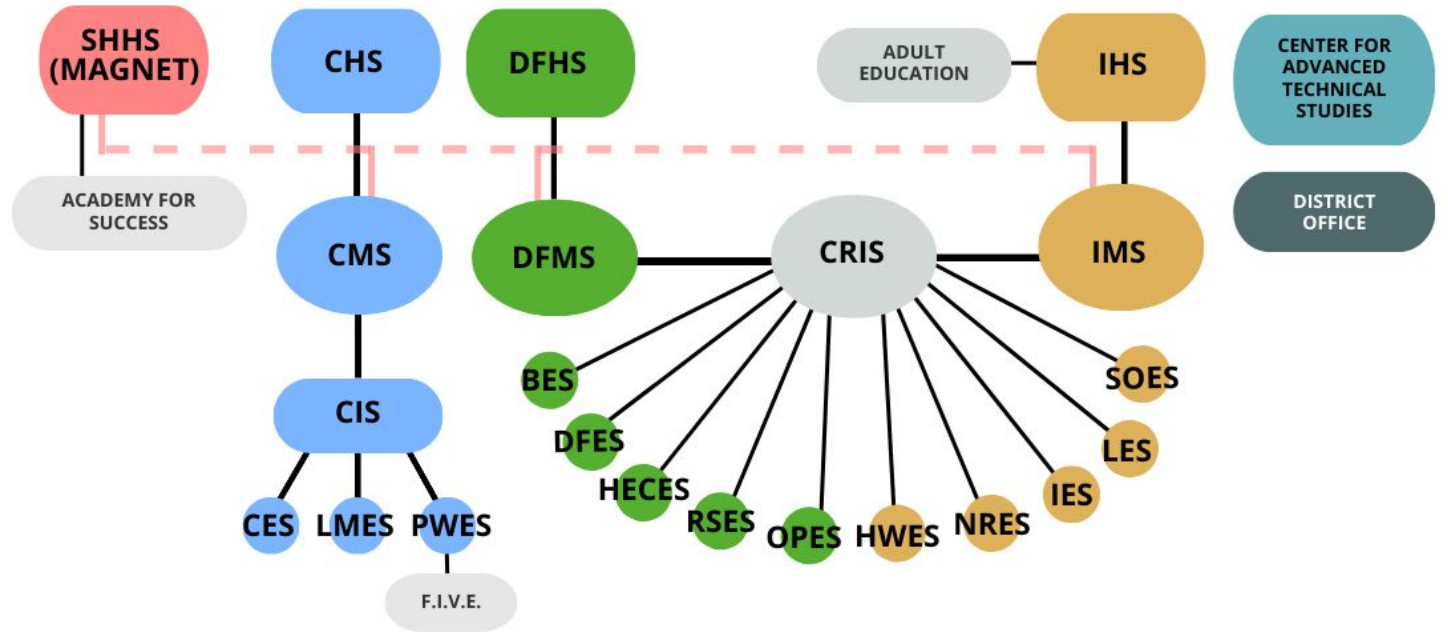


# PROPOSED EDUCATIONAL STRUCTURE (NO REFERENDUM)

SCENARIO 5: District Five of Lexington & Richland Counties



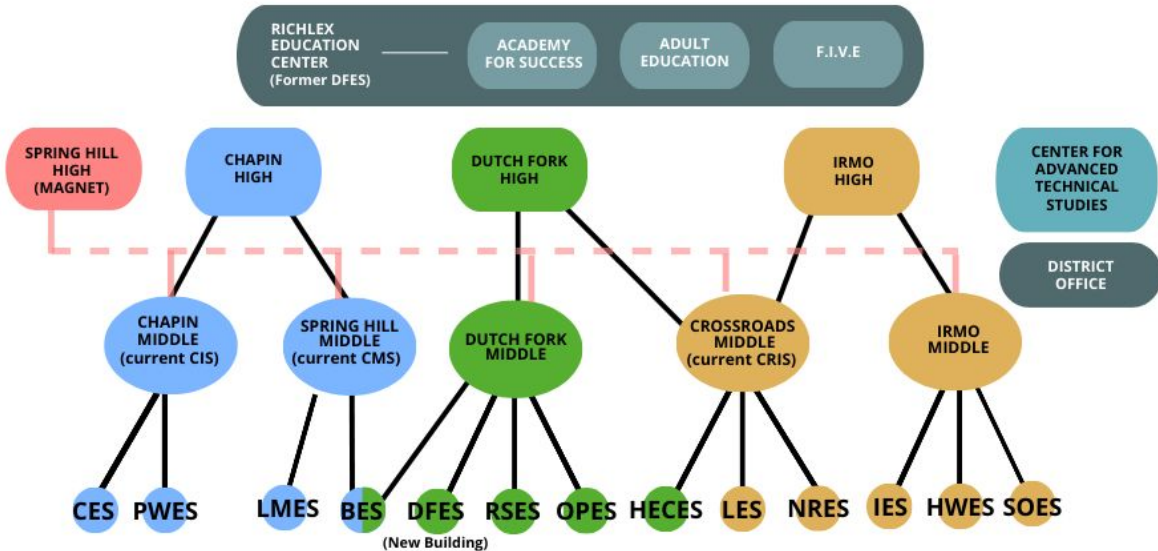
# CURRENT EDUCATIONAL STRUCTURE & ORGANIZATION



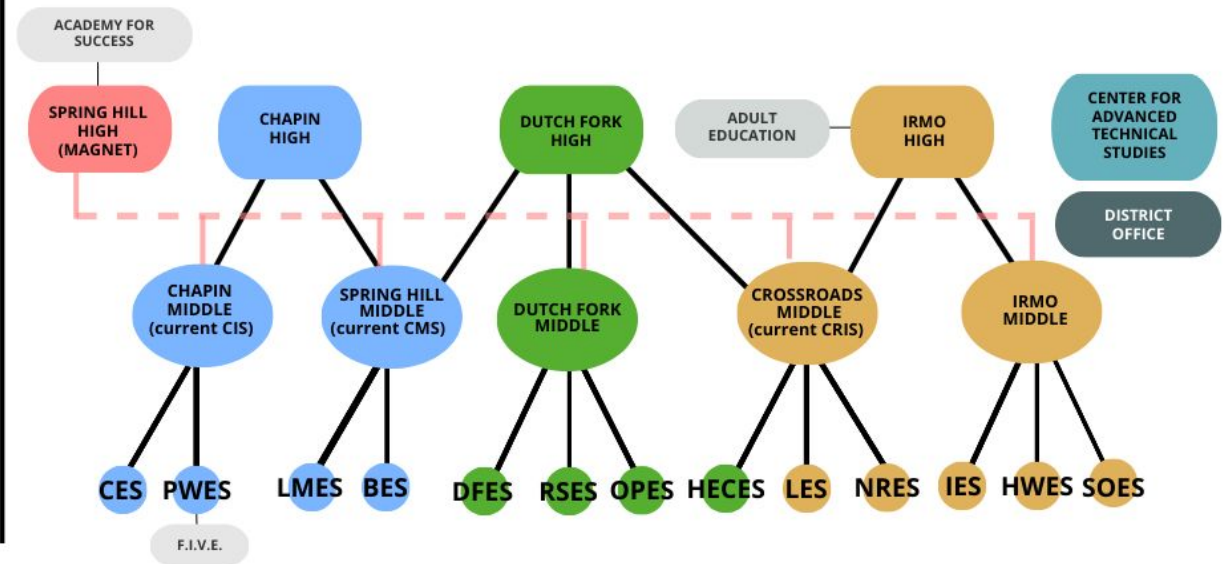
Where will I attend based on my address WITH or WITHOUT the Referendum?

Scan the QR Code with your phone.

## LR5 PROPOSED EDUCATIONAL STRUCTURE & REDISTRICTING WITH REFERENDUM (\$0.00, 69.5 Mil Tax Rate)



## LR5 PROPOSED EDUCATIONAL STRUCTURE & REDISTRICTING WITHOUT REFERENDUM (\$0.00, 69.5 Mil Tax Rate)



# School Finance 101

Millage – a tax on real estate or other property

Operations Millage-

Salaries, Benefits,  
Supplies, Utilities,  
Maintenance



4% Property

100% Rebate



6% Property

0% Rebate

Debt Service Millage -

Construction,  
Technology, Equipment  
and Renovations



4% Property

Partial Rebate



6% Property

0% Rebate

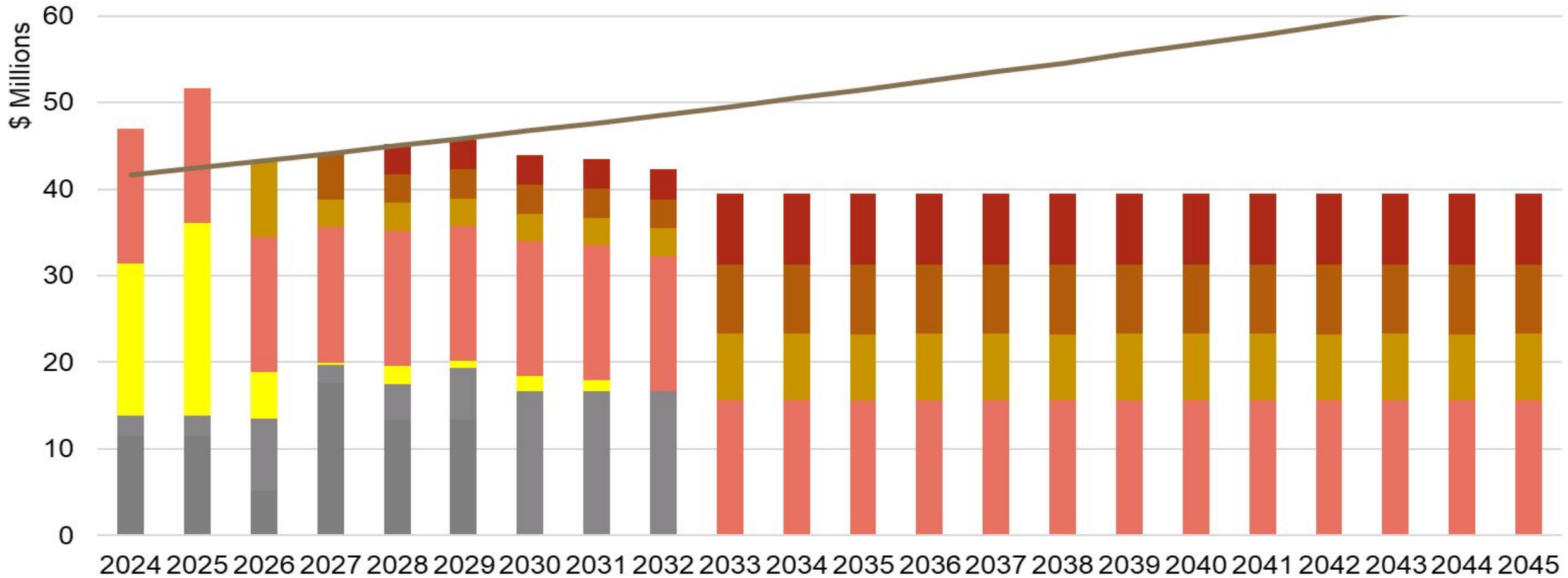
**Our school district borrows the maximum every year and pays down the principal and interest with Debt Service taxes**

**The spending limit is 8% of the total assessed value of the Lexington and Richland county assets in the attendance zone.**

**Voters must approve the sale of bonds above 8% limit.**



# Annual Debt Service By Series



- GO Series 2010A (Referendum)
- GO Series 2015B (Referendum)
- GO Series 2022 (8% - \$34 MM)
- Proposed GO Series 2024 (8% - \$15 MM)
- GO Series 2025 (Referendum - \$80 MM)
- GO Series 2027 (Referendum - \$80 MM)

- GO Series 2013A (Referendum)
- GO Series 2021 (Referendum)
- GO Series 2023 (8% - \$10 MM)
- Annual 8% GO Bonds
- GO Series 2026 (Referendum - \$80 MM)
- 69.5 mills @ 95% collection @ 2% Growth

# Options to Fix, Fill & Finance D5 Schools

OPTIONS	FIX	FILL	FINANCE	Additional Cost/\$150,000 Assessed Value
<b>No or Failed Referendum</b>	1 rated items as funding allows	Using Existing Buildings	<b>\$15 Million annually Plus 8% debt capacity</b>	<b>\$0.00 69.5 mil tax rate</b>
<b>Passed Referendum</b>	2 rated Buildings & Security Upgrades as funding allows	Instructional Upgrades Build New DFES & Renovate Richlex School (no estimates at this time)	<b>\$240 Million &amp; \$15 Million annually</b>	<b>\$0.00 69.5 mil tax rate</b>

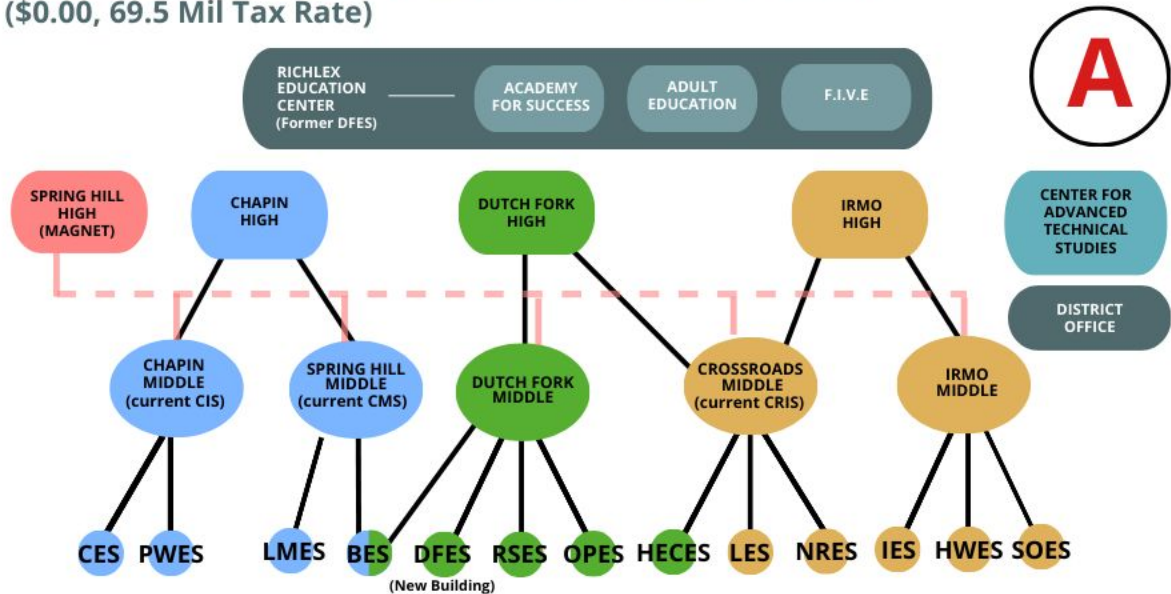
- **Figures are based on Debt Capacity and NOT Estimated Cost of projects**

# WHICH OF THE OPTIONS BEFORE THE BOARD OF TRUSTEES DO YOU PREFER?

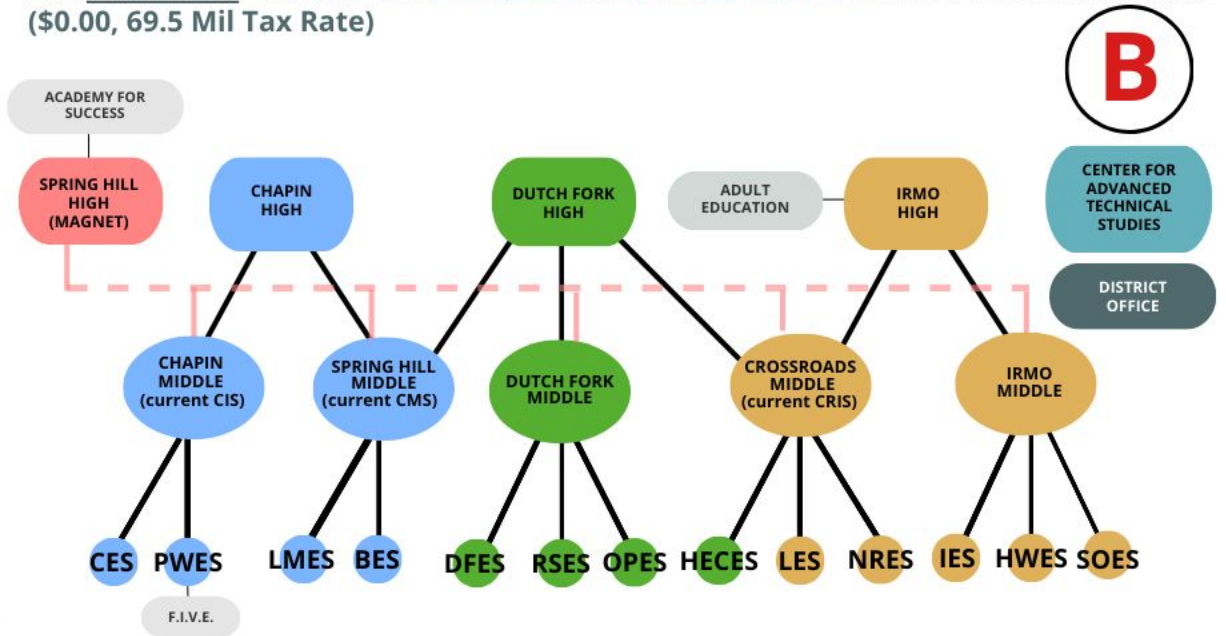
**A** Bond Referendum with no tax rate increase

**B** No Bond Referendum

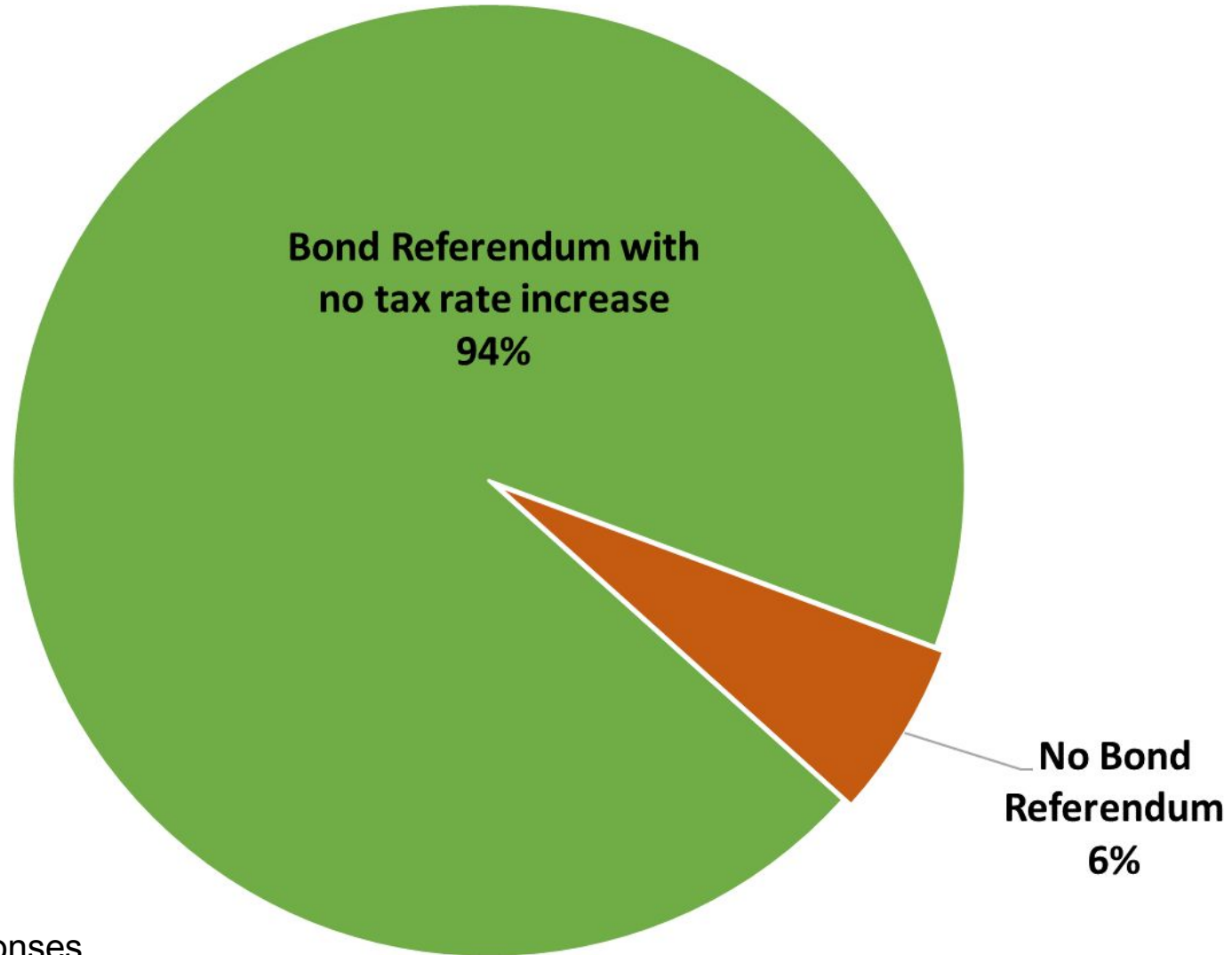
LR5 PROPOSED EDUCATIONAL STRUCTURE & REDISTRICTING WITH REFERENDUM (\$0.00, 69.5 Mil Tax Rate)



LR5 PROPOSED EDUCATIONAL STRUCTURE & REDISTRICTING WITHOUT REFERENDUM (\$0.00, 69.5 Mil Tax Rate)



# Which of the options before the Board of Trustees do you prefer?



\*158 total responses



**Your questions and feedback  
are important to us regarding the  
Five-Year Master Facilities and Rezoning Plan  
for 2026-2027**

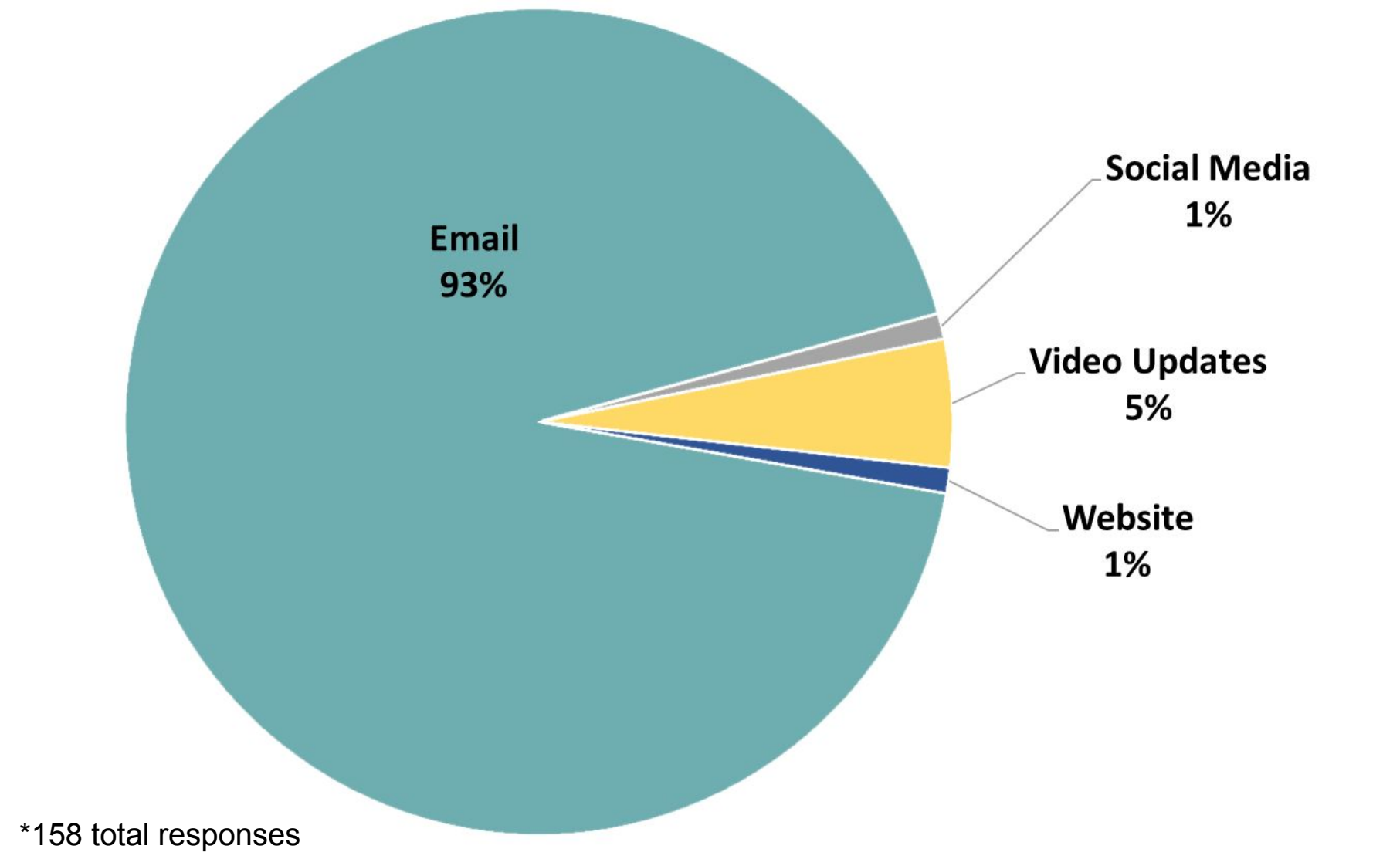
**EMAIL: [5yearplan@lexrich5.org](mailto:5yearplan@lexrich5.org)**



How would you prefer to be notified on plan updates?

- a. Email
- b. Social Media
- c. Video Updates
- d. Website

# How would you prefer to be notified on plan updates?



# Construction Timeline Considerations

Objective: To complete the rezoning by August 2026, the following projects will need to be completed:

- New Dutch Fork Elementary
- Richlex Education Center
- New Chapin Elementary Wing
- New Lake Murray Elementary Wing

## Construction Timeline Considerations

- Solicitations of Architectural and Engineering Firm	3 months
- Completion of the design and construction documents	9 months
- Construction of facility	18 months
Total construction timeline	30 months (2.5 Years)



# Proposed Facilities Planning Timeline



IHS East Wing Completed

Implement Rezoning Plan

Open New Dutch Fork Elementary, Richlex Education Center, LMES Wing, CES Wing

# PROPOSED DECISION TIMELINE



**FIX & FILL**  
*without requiring a tax rate increase*

**MARCH 11, 2024**  
FIXING

**MARCH 25, 2024**  
FIXING

**APRIL 22, 2024**  
FIXING & FILLING

**MAY 6, 2024**  
FIXING & FILLING

**MAY 20, 2024**  
DECISION TO FIX AND FILL

Security upgrades (Cameras) & (Secure Vestibule Entrances at: BES, CES, DFES, HECES, CIS, CRIS, IMS, CHS, SHHS, IHS, Adult Ed and AFS) - **\$5,150,000.00**

New Dutch Fork Elementary School - **\$41,400,000.00**

Renovate DFES into Richlex Educational Center - **\$2,640,000.00**

Renovations & Reconditioning CrossRoads Intermediate, Dutch Fork High, Dutch Fork Middle, Harbison West Elementary, Irmo High, Irmo Middle, Nursery Road Elementary & Seven Oaks Elementary - **\$39,950,000.00**

HWES - Renovation (Enclosing Classroom Walls) - **\$12,120,000.00**

NRES - Renovation (Enclosing Classroom Walls) - **\$12,120,000.00**

Elementary Classroom Wings (CES & LMES) - **\$14,904,000.00**

Digital Solutions & Artificial Intelligence Lab (DFHS) - **\$500,000.00**

Small Business Incubator/Student Center (IHS) - **\$39,500,000.00**

Administrative & Professional Development Building - **\$25,440,000.00**

Construction Workforce Development Lab (CATS) - **\$10,560,000.00**

Fine Arts Center Auditorium (CHS) - **\$21,600,000.00**

Covered Practice Pavilions (CHS, DFHS, IHS) - **\$13,800,000.00**

**Estimated Total - \$239,684,000.00**

# Proposed Referendum Projects



- *These figures represent cost estimates*



# #OurD5Story



**WE L  VE & GR  W  
our students!**

