

**SCHOOL DISTRICT OF JEFFERSON
FACILITY ADVISORY COMMITTEE MEETING
Wednesday, February 2, 2022**

A meeting of the Facility Advisory Committee of the School District of Jefferson was held on Wednesday, February 2, 2022. Superintendent Urness called the meeting to order at 6:00 p.m., with the following members present: Dale Gaugert, Francis Langer, Chris Schmidt, Emilie Shoop, Tonya Umbarger, Roger Ganer, Susie Schuld, Beth Krahn, Jim Pratt, Ben Warborg, Lindsay Knoebel Baneck, Jen Pinnow, Ryan Mundt, and Lynn Enke. Absent: Peg Beyer, Leah Thorp, and Jeff Laesch.

Others in Attendance: Superintendent Charlie Urness; Laura Peachey, Director of Business Services; Katie Grundahl, Director of Curriculum and Instruction; Valerie Schmitt, Administrative Assistant to the Superintendent, Nick Skretta, High School Principal; Jake Wichman, East Elementary Principal; Tim Graffin, Maintenance Director, Steve Gee, Athletic Director, and Jason Poeppel, IT Director along with planning partners from Findorff: Erika Freeman and Jon Winch; from Eppstein Uhen Architects (EUA): Andy Lyons and Kim Frerichs.

APPROVAL OF MINUTES: A motion was made by Francis Langer, seconded by Susie Schuld, to approve the minutes from the January 12, 2022 committee minutes as presented. The motion passed unanimously by voice vote.

CLARIFICATION UPDATES: Superintendent Urness answered questions based on discussion at previous meetings. The topics were:

- Outdoor athletics options at the Middle School location are in development.
- Feasibility of lowering the band room floor versus infilling the area
- Life cycle cost information for new build vs. renovated facility
 - Renovated facilities would have approximately five percent more over ten years in operational costs

TAX IMPACT: Revised tax impact figures were shared with the committee at the \$40million, \$50m, and \$60m benchmarks.

ADDITIONAL OPTIONS FOR CONSIDERATION: Kim Frerichs from EUA presented additional options not previously shown based on discussions from a previous meeting. Kim also reminded the committee of cost assumptions. These options included:

- West Elementary new option 3D (650 student + DO Addition / Renovation)
 - All of Option 3C plus new District Office
- Middle School new Option 4A (Collaboration Space Renovation)
 - Heavy renovation to modify house group areas, movable walls to a pair of classrooms per house to create flexible large group spaces
- High School new option 5B (Fitness Renovation / Addition)
 - Fitness center and 1 Station Gym additions, renovate existing fitness to new Large Group Instruction, enclose weight room

NARROWING OPTIONS:

The committee reviewed all of the options available at each district location. After table discussion, the committee used a gallery walk to individually vote on the options they wanted to see move forward. After discussion, the options which received eight (8) or more votes moved forward with the understanding some options were dependent upon others to be feasible (Example- The District Office could not be repurposed into the Performing Arts Center (PAC) support space if an option including a renovation or addition of new office space was also chosen). There are two options for Capital Improvement projects based on priority level which were not voted on but were discussed when coming up with determining costs with the plans moving forward.

RESULTS:

Option	Description	Votes
Cap 1-2	Capital Improvement Priority 1-2	
Cap 3-4	Capital Improvement Priority 3-4	
1A	A Minimal renovation at East	2
1B	A major renovation at East	3
1C	Major renovation / Early Child addition at East	3
1D	650 student addition / renovation at East	4
1E	West Elementary repurposed into District Office and Alt. Ed.	7
1F	Repurpose District office into PAC support spaces	12
2A	Minimal renovation at Sullivan	7
2B	A major renovation at Sullivan	8
3A	A Minimal renovation at West	2
3B	A major renovation at West	4
3C	650 student addition / renovation at West	1
3D	650 student + District Office addition / reno at West	10

4A	Collab renovation at Middle School	8
5A	Tech renovation/addition at High School	15
5B	Fitness renovation/addition at High School	8
5C	Academic renovation - band room at High School	2
5D	Academic addition - stairs at High School	8
n/a	Pressbox at High School	6
n/a	An artificial turf football field at High School	0
n/a	New 2-section elementary school (replaces East or West)	1
n/a	New 4-section elementary school (combine East and West)	8

Options moving forward: Capital Improvements, 1F, 2B, 3D, 4A, 5A, 5B, 5D, and a New 4-Section Elementary School.

PRIORITIZATION TOOL:

Kim Frerichs from EUA worked with the committee using a prioritization tool to determine the costs of scenarios which included different combinations of the options that moved forward. These scenarios will be discussed at the next meeting to determine which ones will be added to a community survey.

DISCUSSION: The committee discussed:

- The cost of a brand new elementary
- The cost of facility maintenance needed at East Elementary over the next ten years versus a new elementary
- Savings involved with consolidating to two elementary buildings versus three

Meeting concluded at 8:05p.m.

Valerie Schmitt, Scribe