



Y115 Facilities Master Plan

Building · Together

**Yorkville CUSD 115
Community Engagement**

Yorkville Community Unit School District 115 is the heart of our community. We partner together to ensure bright futures for all our students and our entire community. We are all Yorkville Foxes.





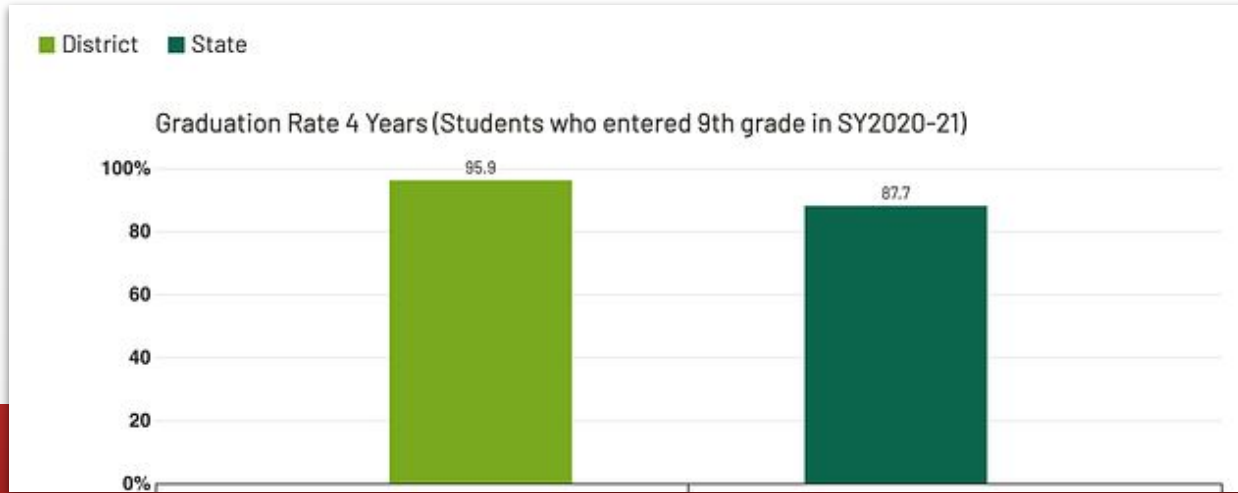
As one of the fastest-growing districts in Illinois, we are able to provide our students the benefits of a larger district while maintaining our small-town feel.



Families move here and our graduates come back to start their own families here because of the opportunities we provide in academics, athletics, fine arts, and extracurriculars, our innovative college and career pathway programs, and our excellent special education services.

Being a unit district where all students come together in one high school allows us to ensure a consistent experience for families where kids feel connected, build meaningful relationships, and grow to become well-rounded, successful adults.





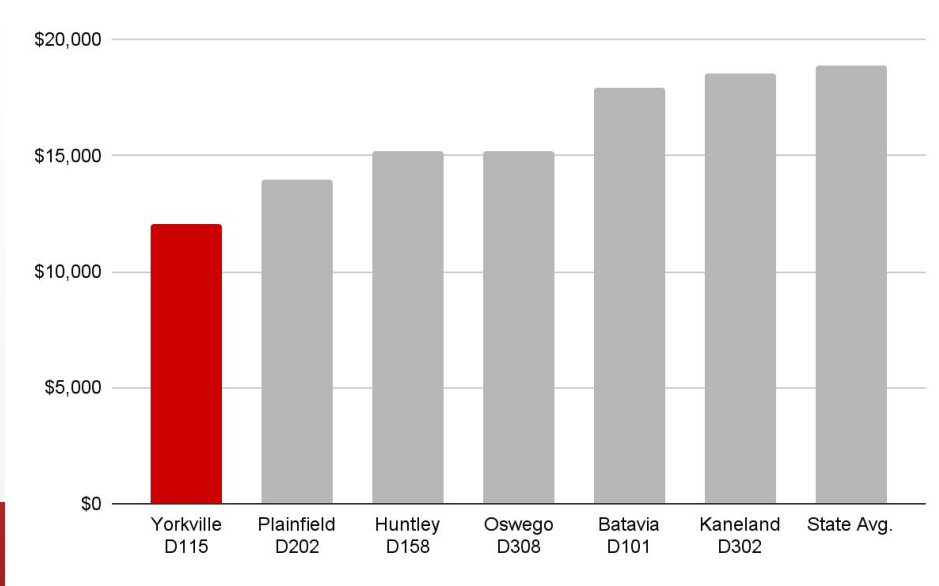
Our collaborative approach is working.

Our graduation rate, at nearly 96%, is the best of all our peer districts and significantly higher than the state average.

Eight of our schools are rated commendable, our students have won more accolades inside and outside the classroom than we could list, and many of our teachers and staff have been recognized as leaders in education.

Here, kids find their voice and graduate prepared to overcome whatever challenges the future holds for them.





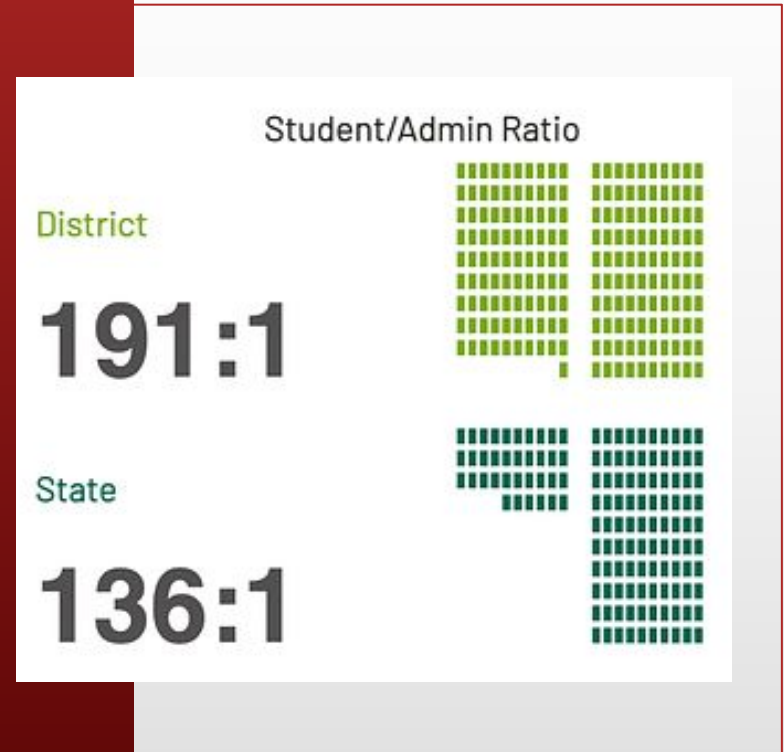
We've accomplished this while being one of the most fiscally responsible districts in the state.

We respect our local taxpayers by ensuring we are thoughtful about how every dollar is spent—in fact, our spending is less than any peer district and considerably less than the state average.

Our student-to-administrator ratio is 40% higher than the state average, proving we are investing the funding we have into kids and classrooms instead of administrative costs.

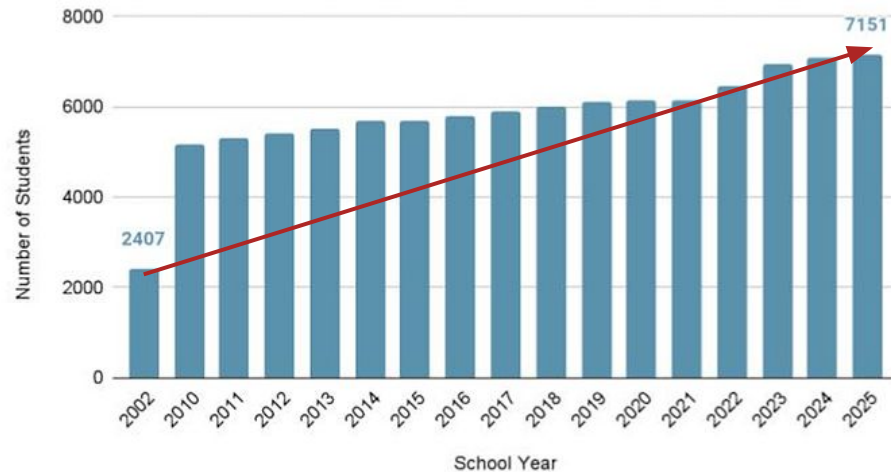
We maintain our facilities to extend them well beyond their typical lifespan and perform as much work in-house as possible to save money.

And we always operate with a balanced budget and maintain a responsible fund balance.



Yorkville CUSD 115
Enrollment Figures from School Year 2002 - 2025

Y115 Student Enrollment



However, our explosive growth has put us in an unsustainable position.

Our enrollment has nearly tripled in the past 20 years.

Every building is overcrowded, with even more growth projected in the future.

This has created packed classrooms, too many transitions for students as we try to fit kids wherever we can, and programming taking place in inadequate spaces.





Because we have historically been among the lowest funded districts in the entire state, currently only funded at 76% adequacy, we do not have the ability to make the significant infrastructure investments needed to resolve our overcrowding challenges.

And while our teachers and staff do the best they can, the reality is this overcrowding is beginning to hurt our ability to provide our students the quality education our community expects.

We don't have space for student services, forcing kids to receive support in hallways and any unused corner we can find.

Health offices are too small to properly separate healthy and sick kids.

And families are turned away from our early childhood programs because we cannot accommodate more students.

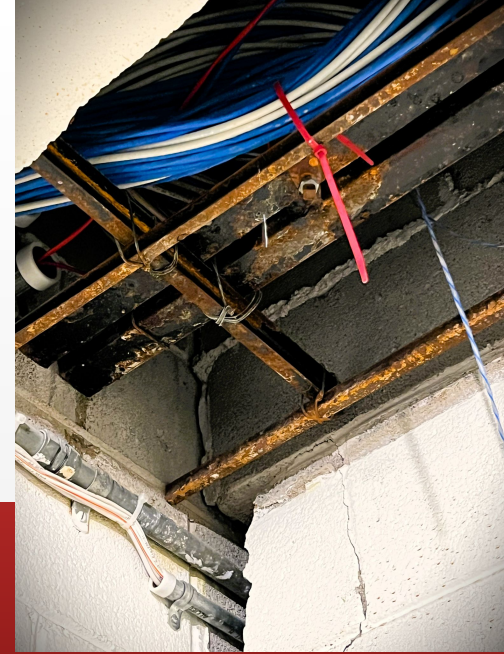




While we've invested a lot into student safety, more can be done to upgrade security infrastructure.

High school students have to walk across the street multiple times a day.

Parking lots are crumbling, and pick-up and drop-off gets so crowded, cars are backed up onto busy highways, sometimes over a mile long.



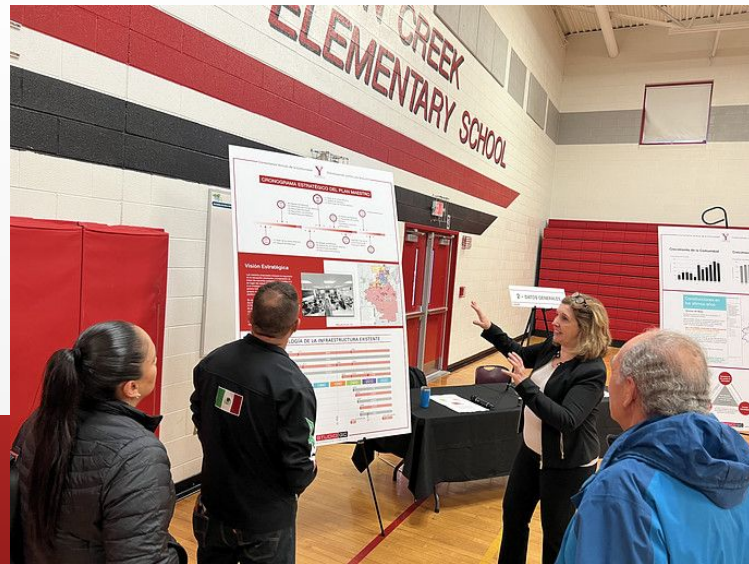
Some of our buildings, mechanicals, and furniture are aging to the point of needing significant renovation or replacement.

Special education is crammed into half classrooms without accessible bathrooms, sometimes forcing kids to be changed in the back of the classroom, and they don't have the necessary therapy and sensory spaces.



Our top-notch music program doesn't have an auditorium, and band is taught in a hallway.

We can't provide all the extracurricular activities our students and their families are requesting, and our athletic teams don't have the practice space they need.



Our community has been collaborating on a plan to solve these challenges.

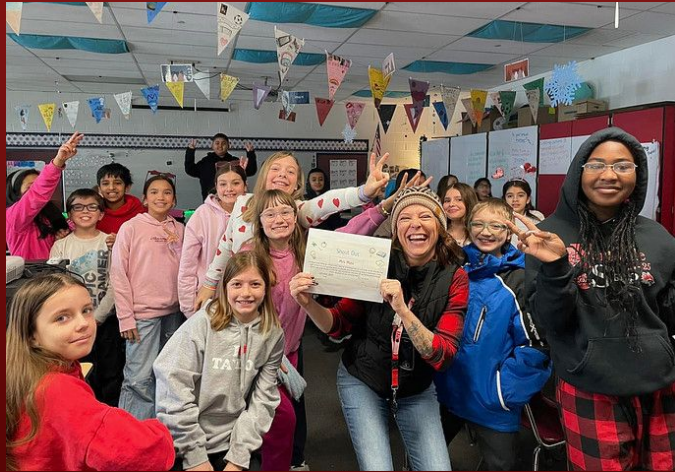
This is our opportunity to restore pride in our facilities and give our students the quality educational environments they deserve.

We will be able to further increase academic performance while continuing to be innovative in our extracurricular opportunities.





We will be able to keep class sizes from growing, so teachers can build relationships with students, and provide all kids the support they need to shine.



And we will be able to reduce transitions between schools, all of which will further increase property values for every family in our community.



Together, we are developing a community-driven plan that addresses the overcrowding our schools face while ensuring we are not put in this position again.

We are entering the final stage of this engagement—over the remainder of 2025, we will finalize this plan together.



Community Engagement

Menu of Projects & Funding Levels

During this latest round of community engagement, we will:

- ★ Host the first Community Committee meeting.
- ★ Hold 4 public engagement session (3 in-person and 1 virtual).
- ★ Execute a scientific public phone survey, seeking the community's opinions on potential individual projects, infrastructure solutions and funding levels.
- ★ Actively gather responses from the community via as many platforms as possible.

Potential Individual Projects

- ★ Classroom Spaces
- ★ Music & Performing Arts Spaces
- ★ Indoor Physical Education & Sports Spaces
- ★ Outdoor Spaces
- ★ Programming Spaces
- ★ Student Services & Supports
- ★ Teacher & Staff Support
- ★ Safety
- ★ Infrastructure & Mechanicals
- ★ Parking & Student Drop Off

Classroom Spaces

Advantages:

- ★ Additional classrooms to accommodate current and future growth which will eliminate overcrowding, reduce student transitions, provide more space for student health and movement, and keep class sizes from growing.

Disadvantages:

- ★ Cannot achieve without expansion or new construction.

Estimated Cost: \$100 million

CURRENT:



POTENTIAL:



Music & Performing Arts Spaces

Advantages:

- ★ Increased and improved spaces for music and performing arts throughout the district, including a new performing arts center at the high school, to provide dedicated spaces and better opportunities for students in music, theater, and performing arts while providing a cultural venue for school and community use.

Disadvantages:

- ★ Cannot achieve without expansion or new construction.

Estimated Cost: \$41 million

CURRENT:



POTENTIAL:



Indoor Physical Education & Sports Spaces

Advantages:

- ★ Increased gymnasium space at elementary and middle schools and a new fieldhouse at the high school, accommodating year-round use which increases students' wellness and athletic opportunities and potentially allows for community and youth sports use.

Disadvantages:

- ★ Cannot achieve without expansion or new construction.

Estimated Cost: \$21 million

CURRENT:



POTENTIAL:



Outdoor Spaces

Advantages:

- ★ Increased outdoor space at all schools for student learning, co-curricular and extracurricular activities, and athletics, including increased practice space and enhancements to the middle school track.

Disadvantages:

- ★ Potential reduction of green space.

Estimated Cost: \$15.6 million

CURRENT:



POTENTIAL:



Student Services & Supports

Advantages:

- ★ Optimized and increased space for student services, specialized instruction, and health services, leading to healthier students with stronger social and emotional skills.

Disadvantages:

- ★ Cannot achieve without expansion or new construction.

Estimated Cost: \$1.625 million

CURRENT:



POTENTIAL:



Programming Spaces

Advantages:

- ★ Expanded and improved programming spaces for early childhood, accelerated learning, special education, dual language, and collaborative learning as well as expanded multi-use and shared spaces like cafeterias, supporting modern teaching and learning styles and increased opportunities for students.

Disadvantages:

- ★ Cannot achieve without expansion or new construction.

Estimated Cost: \$10.5 million

CURRENT:



POTENTIAL:



Teacher & Staff Support

Advantages:

- ★ Increased and improved dedicated spaces for teachers and staff, including improved teacher workspaces, to support stronger relationships between teachers and students and increase academic performance.

Disadvantages:

- ★ Cannot achieve without expansion or new construction.

Estimated Cost: \$1.76 million

CURRENT:



POTENTIAL:



Safety

Advantages:

- ★ Safer environments for students and teachers including reducing the need to cross the street between high school buildings and providing additional shelter spaces for elementary and middle school students during inclement weather.

Disadvantages:

- ★ Cannot achieve without expansion or new construction.

Estimated Cost: \$53 million

CURRENT:



POTENTIAL:



Infrastructure & Mechanicals

Advantages:

- ★ More energy efficient and accessible schools through investments in mechanical systems, plumbing, and building infrastructure, including ensuring all early childhood spaces, bathrooms, and playgrounds are ADA compliant and fully inclusive for all students.

Disadvantages:

- ★ Costly due to aging mechanicals and infrastructure, and cannot achieve all improvements without expansion or new construction.

Estimated Cost: \$15.7 million

CURRENT:



POTENTIAL:



Parking & Student Drop Off

Advantages:

- ★ Significant improvements to crumbling high school parking lots and safer and more efficient traffic flow at elementary schools, reducing backups and increasing safety for everyone.

Disadvantages:

- ★ Costly due to deteriorating asphalt and lack of space.

Estimated Cost: \$16 million

CURRENT:



POTENTIAL:



Potential Individual Projects **DISCUSSION**

- ★ Classroom Spaces
- ★ Music & Performing Arts Spaces
- ★ Indoor Physical Education & Sports Spaces
- ★ Outdoor Spaces
- ★ Programming Spaces
- ★ Student Services & Supports
- ★ Teacher & Staff Support
- ★ Safety
- ★ Infrastructure & Mechanicals
- ★ Parking & Student Drop Off

Feedback Form

Procedures

- ★ Rank By Highest Priority (1=Highest, 10=Lowest)
- ★ Must Rank All Projects
- ★ Rankings Can Only Be Used Once, No Ties

We Cannot Count Your Rankings If You Do Not Follow the Above Procedures!

RANK	POTENTIAL INDIVIDUAL PROJECTS
	CLASSROOM SPACES: Additional classrooms to accommodate current and future growth which will eliminate overcrowding, reduce student transitions, provide more space for student health and movement, and keep class sizes from growing. <i>(Estimated Cost: \$100 million)</i>
	MUSIC & PERFORMING ARTS SPACES: Increased and improved spaces for music and performing arts throughout the district, including a new performing arts center at the high school, to provide dedicated spaces and better opportunities for students in music, theater, and performing arts while providing a cultural venue for school and community use. <i>(Estimated Cost: \$41 million)</i>
	INDOOR PHYSICAL EDUCATION & SPORTS SPACES: Increased gymnasium space at elementary and middle schools and a new fieldhouse at the high school, accommodating year-round use which increases students' wellness and athletic opportunities and potentially allows for community and youth sports use. <i>(Estimated Cost: \$21 million)</i>
	OUTDOOR SPACES: Increased outdoor space at all schools for student learning, co-curricular and extracurricular activities, and athletics, including increased practice space and enhancements to the middle school track. <i>(Estimated Cost: \$15.6 million)</i>
	PROGRAMMING SPACES: Expanded and improved programming spaces for early childhood, accelerated learning, special education, dual language, and collaborative learning as well as expanded multi-use and shared spaces like cafeterias, supporting modern teaching and learning styles and increased opportunities for students. <i>(Estimated Cost: \$10.5 million)</i>
	STUDENT SERVICES & SUPPORTS: Optimized and increased space for student services, specialized instruction, and health services, leading to healthier students with stronger social and emotional skills. <i>(Estimated Cost: \$1.625 million)</i>
	TEACHER & STAFF SUPPORT: Increased and improved dedicated spaces for teachers and staff, including improved teacher workspaces, to support stronger relationships between teachers and students and increase academic performance. <i>(Estimated Cost: \$1.76 million)</i>
	SAFETY: Safer environments for students and teachers including reducing the need to cross the street between high school buildings and providing additional shelter spaces for elementary and middle school students during inclement weather. <i>(Estimated Cost: \$53 million)</i>
	INFRASTRUCTURE & MECHANICALS: More energy efficient and accessible schools through investments in mechanical systems, plumbing, and building infrastructure, including ensuring all early childhood spaces, bathrooms, and playgrounds are ADA compliant and fully inclusive for all students. <i>(Estimated Cost: \$15.7 million)</i>
	PARKING & STUDENT DROP OFF: Significant improvements to crumbling high school parking lots and safer and more efficient traffic flow at elementary schools, reducing backups and increasing safety for everyone. <i>(Estimated Cost: \$16 million)</i>

Feedback Form

Please use your phone camera to scan the QR code to take the survey.



ENGLISH



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Only complete the top section of the survey by
ranking the Individual Projects.

Potential Infrastructure Solutions

- ★ Reducing Student Transitions
- ★ Balanced Student Transitions
- ★ Boundary Changes
- ★ Kindergarten
- ★ High School Academic Wing

Reducing Student Transitions

Background:

- ★ Some options under consideration would balance but not reduce the number of student transitions, while other more expensive options reduce the number of transitions.

Community Question:

- ★ How important is it to you to reduce the number of student transitions?
- ★ In general, would you be willing to spend more to reduce transitions?

Balanced Student Transitions

Background:

- ★ While the district has worked to keep things as fair as possible for every student and family, unfortunately some students have to transition more as they move up than others.

Community Question:

- ★ If you had to choose, which is more important to you: reducing the overall number of transitions or achieving balance and fairness with all students transitioning the same amount?

Boundary Changes

Background:

- ★ Some options under consideration may require one-time boundary changes to right-size student population in school buildings, keep class sizes consistent throughout the district, and achieve programmatic balance.

Community Question:

- ★ If you had to choose, would you favor an option that achieves fewer of the community's desired improvements but does not require boundary changes, or an option that achieves more of the community's desired improvements but requires boundary changes?

Kindergarten

Background:

- ★ Some options under consideration would bring all kindergarten students in the district together in a single kindergarten center, while other options would house kindergarten students in their local K-5 school building.
- ★ Housing all kindergarten students in a single kindergarten center would be less expensive, but bussing students to this center would create additional logistical challenges and reduce instruction time.
- ★ Housing kindergarten students in their local K-5 school building would require one fewer transition for students while keeping them closer to home but would require additions or new construction which will be costly.

Community Question:

- ★ In general, how willing are you to spend more money to keep kindergarteners in their local K-5 school building versus bussing them to a kindergarten center?

High School Academic Wing

Background:

- ★ Currently high school students are educated in two buildings on either side of Game Farm Road: Yorkville High School and Yorkville High School Academy. As student population grows, more regular programming is forced to be moved to the academy.
- ★ Some of the improvements desired by the community would require an expansion of the high school to fit all high school students. These improvements include increasing student safety by reducing street crossings, improving efficiency by consolidating programming, and enhancing academic performance by bringing all high school students and teachers together.
- ★ However, a new academic wing at the high school would be costly. This has been estimated to cost \$50 million which would be an additional approximate average tax impact of \$200 per year for district homeowners.

Community Question:

- ★ Are you willing to spend more to construct a new academic wing at the high school, or as the district continues to grow would you prefer programming be split between the two current buildings, even if that negatively impacts safety, efficiency, and academic performance?

Feedback Form

Please use your phone camera to scan the QR code to take the survey.



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SPANISH

Only complete the middle section of the survey
by answering the questions on Potential
Infrastructure Solutions.



Potential Funding Levels

- ★ Low Funding Level
- ★ Medium Funding Level
- ★ High Funding Level



Low Funding Level

Funds:

- ★ Some Improvements Using Borrowed Funds While Maintaining Existing Tax Rate

Approximate Funding Amount:

- ★ \$131 million

Approximate Average Tax Impact:

- ★ Does not require a tax increase



Medium Funding Level

Funds:

- ★ More Improvements Using Additional Borrowed Funds

Approximate Funding Amount:

- ★ \$240 million

Approximate Average Tax Impact:

- ★ \$449 /yr
- ★ *Based on a \$323,700 home*



High Funding Level

Funds:

- ★ All Improvements Using Highest Amount of Additional Borrowed Funds

Approximate Funding Amount:

- ★ \$309 million

Approximate Average Tax Impact:

- ★ \$612 /yr
- ★ *Based on a \$323,700 home*



Potential Funding Levels DISCUSSION

- ★ Low Funding Level
- ★ Medium Funding Level
- ★ High Funding Level

Feedback Form

Procedures

- ★ Rank By Highest Priority (1=Highest, 4=Lowest)
- ★ Must Rank All Projects
- ★ Rankings Can Only Be Used Once, No Ties

We Cannot Count Your Rankings If You Do Not Follow the Above Procedures!

RANK	POTENTIAL FUNDING LEVELS
	LOW FUNDING LEVEL: Some improvements Using Borrowed Funds Maintaining Existing Tax Rate Approximate funding amount: \$131 million Does not require a tax increase
	MEDIUM FUNDING LEVEL: More Improvements Using Additional Borrowed Funds Approximate funding amount: \$240 million Approximate yearly tax increase: \$449
	HIGH FUNDING LEVEL: All Improvements Using Highest Amount of Additional Borrowed Funds Approximate funding amount: \$309 million Approximate yearly tax increase: \$612
	NO ADDITIONAL FUNDING FOR OUR SCHOOLS

Feedback Form

Please use your phone camera to scan the QR code to take the survey.



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SPANISH

Please return to the survey and rank the
Funding Levels section.



Thank you for being part of this collaboration!

If you have additional feedback you would like to share with us,
please contact Brent Edwards at jbedwards@y115.org

For more information, visit y115.org.