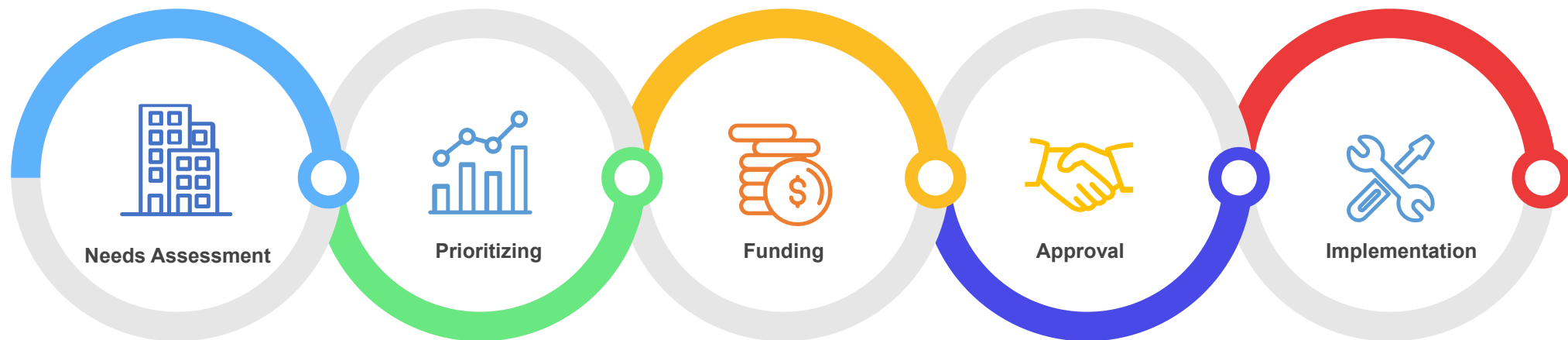


Monomoy Regional School District FY27 Capital Plan

School Committee Presentation

October 2025

Capital Budget Process



Facilities Review

- Buildings are in good condition however major components (boilers, roofs, generators, windows, doors, siding etc.) nearing the end of useful life.
- Middle School and Chatham Elementary School have the most immediate needs.



Capital planning is an area that benefits from a multi-year plan. Monomoy RSD expects a number of significant capital projects in the coming 5 years.

Item	Expected Useful Life	CES	HES	MRMS	MRHS
Boilers	20 years	29	1 is 23 y.o. 2 are 35 y.o.	29	13
Generators	20 years	30	23	30	13
Roof	20 years	30	23	29	13
Windows	20 years	30	23	29	13
Doors	20 years	30	23	29	13
Elevator	20 years	N/A	23	29	13
Hot water tank	15 years	5	23	8	13
Pumps	20 years	29	23	10, 15 and 8 y.o.	13
Auditorium	10 years	N/A	N/A	N/A	13
Turf Field	15-20 years	N/A	N/A	N/A	13
Track	15-20 years	N/A	N/A	N/A	13

Ongoing Capital Projects That Require Borrowing

Project	Status	Update
MRHS construction	Complete	Debt payments only.
MRMS Restoration Project – Phase 1: siding and window	Approved	Borrowing was approved at the 2025 town meetings. The project is at the bidding stage and an initial BAN for \$5,000,000 has been issued. Construction targeted to being in April 2026.
MRMS Restoration Project – Phase 2: roof replacement	Proposed	This project is being conducted through the Massachusetts School Building Authority accelerated repair program. It is currently in the feasibility stage – the district is working with the architect to develop the schematic design. This project will require approval at the 2025 town meetings. Construction is targeted to take place in June – August 2027.

Possible Future Capital Construction Schedule for large projects

	Construction Schedule									
Project	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035
MRHS Construction (refinance)										
Replace MRMS external shingles and trim, and windows.										
Replace the MRMS Roof (construction)			Jul-27							
Replace CES external shingles and trim, and windows.					Jul-29					
Replace CES Roof (construction)						Jul-30				
MRHS Track and Field				Jul-28						
Replace HES Roof (construction)								Jul-32		
Replace HES boilers and circulator pumps									Jul-33	
Replace MRMS boilers and circulator pumps							Jul-31			
Replace CES boilers and circulator pumps										Jul-34

Possible debt schedule (based on full HVAC system replacement)

Priority	Estimated Total Cost	Grants	Cost to District	Debt Term	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	Final Payment
MRHS Construction (refinance)	\$ 15,160,000		\$ 15,160,000	15	\$ 1,646,775	\$ 1,593,150	\$ 1,549,525	\$ 1,510,525	\$ 1,471,025	\$ 1,431,025	\$ 1,390,525	\$ 1,349,525	\$ 1,303,150	\$ 1,261,700	\$ 1,215,400	2040
Replace MRMS external shingles and trim, and windows.	\$ 11,507,030	\$ -	\$ 11,507,030	25	\$ 300,000	\$ 967,741	\$ 947,029	\$ 926,316	\$ 905,603	\$ 884,891	\$ 864,178	\$ 843,465	\$ 822,753	\$ 802,040	\$ 781,327	2052
Replace the MRMS Roof (construction)	\$ 8,500,000	\$ 3,145,000	\$ 5,355,000	25		\$ -	\$ 450,356	\$ 440,717	\$ 431,078	\$ 421,439	\$ 411,800	\$ 402,161	\$ 392,522	\$ 382,883	\$ 373,244	2053
Replace CES external shingles and trim, and windows.	\$ 6,904,218		\$ 6,904,218	25		\$ -	\$ -	\$ -	\$ 580,645	\$ 568,217	\$ 555,790	\$ 543,362	\$ 530,934	\$ 518,507	\$ 506,079	2055
Replace CES Roof (construction)	\$ 5,100,000	\$ 1,887,000	\$ 3,213,000	25		\$ -	\$ -	\$ -	\$ -	\$ 270,213	\$ 264,430	\$ 258,647	\$ 252,863	\$ 247,080	\$ 241,296	2056
MRHS Track and Field	\$ 1,500,000	\$ -	\$ 1,500,000	10		\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	\$ 193,875	\$ 187,125	\$ 180,375	\$ 173,625	\$ 166,875	2039
HES Boiler - Option 1 (MSBA)	\$ 17,088,000	\$ 5,639,040	\$ 11,448,960	25		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 962,858	\$ 942,249	\$ 921,641	2059
MRMS Boiler - Option 1 - MSBA	\$ 9,289,665	\$ 3,437,176	\$ 5,852,489	25		\$ -	\$ -	\$ -	\$ -	\$ -	\$ 492,194	\$ 481,660	\$ 471,125	\$ 460,591	\$ 450,056	2057
CES Boiler - Option 1 - MSBA	\$ 4,715,865	\$ 1,744,870	\$ 2,970,995	25		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 249,861	\$ 244,513	2060
TOTAL (option 1)					\$ 1,946,775	\$ 2,560,891	\$ 2,946,909	\$ 3,091,682	\$ 3,595,725	\$ 3,776,410	\$ 4,172,791	\$ 4,065,944	\$ 4,916,580	\$ 5,038,535	\$ 4,900,432	
						\$ 614,116	\$ 386,018	\$ 144,773	\$ 504,043	\$ 180,684	\$ 396,382	\$ (106,847)	\$ 850,635	\$ 121,955	\$ (138,103)	

Possible debt schedule (based on simple boiler replacement projects)

Priority	Estimated Total Cost	Grants	Cost to District	Debt Term	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	Final Payment
MRHS Construction (refinance)	\$ 15,160,000		\$ 15,160,000	15	\$ 1,646,775	\$ 1,593,150	\$ 1,549,525	\$ 1,510,525	\$ 1,471,025	\$ 1,431,025	\$ 1,390,525	\$ 1,349,525	\$ 1,303,150	\$ 1,261,700	\$ 1,215,400	2040
Replace MRMS external shingles and trim, and windows.	\$ 11,507,030	\$ -	\$ 11,507,030	25	\$ 300,000	\$ 967,741	\$ 947,029	\$ 926,316	\$ 905,603	\$ 884,891	\$ 864,178	\$ 843,465	\$ 822,753	\$ 802,040	\$ 781,327	2052
Replace the MRMS Roof (construction)	\$ 8,500,000	\$ 3,145,000	\$ 5,355,000	25	\$ -	\$ 450,356	\$ 440,717	\$ 431,078	\$ 421,439	\$ 411,800	\$ 402,161	\$ 392,522	\$ 382,883	\$ 373,244	\$ 363,605	2053
Replace CES external shingles and trim, and windows.	\$ 6,904,218		\$ 6,904,218	25	\$ -	\$ -	\$ -	\$ 580,645	\$ 568,217	\$ 555,790	\$ 543,362	\$ 530,934	\$ 518,507	\$ 506,079	\$ 493,651	2055
Replace CES Roof (construction)	\$ 5,100,000	\$ 1,887,000	\$ 3,213,000	25	\$ -	\$ -	\$ -	\$ -	\$ 270,213	\$ 264,430	\$ 258,647	\$ 252,863	\$ 247,080	\$ 241,296	\$ 235,513	2056
MRHS Track and Field	\$ 1,500,000	\$ -	\$ 1,500,000	10	\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	\$ 193,875	\$ 187,125	\$ 180,375	\$ 173,625	\$ 166,875	\$ 160,125	2039
HES Boiler/Roof - Option 2																
Replace HES Roof (construction)	\$ 8,500,000	\$ 2,805,000	\$ 5,695,000	25	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 478,950	\$ 468,699	\$ 458,448	\$ 448,197	\$ 437,946	2058
Replace HES boilers and circulator pumps (Option 2)	\$ 1,500,000	0	\$ 1,500,000	10	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	2044
MRMS Boiler - Option 2	\$ 1,500,000	\$ -	\$ 1,500,000	10	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	\$ 193,875	\$ 187,125	2042
CES Boiler - Option 2	\$ 1,000,000	\$ -	\$ 1,000,000	10	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 142,750	\$ 138,250	2045
Total (option 2)					\$ 1,946,775	\$ 2,560,891	\$ 2,946,909	\$ 3,091,682	\$ 3,595,725	\$ 3,776,410	\$ 3,894,722	\$ 3,791,659	\$ 3,683,222	\$ 3,722,459	\$ 3,609,596	
					\$ 614,116	\$ 386,018	\$ 144,773	\$ 504,043	\$ 180,684	\$ 118,312	\$ (103,063)	\$ (108,438)	\$ 39,237	\$ (112,863)		

FY26 Capital Projects That Do Not Require Borrowing

Project	Budget
Continue replacement of carpet (MRMS)	\$60,000
Service and repair exhaust fans (MRMS)	\$25,000
Replace High School facilities vehicle	\$70,000
Continue replacement of carpet (CES)	\$40,000
Replace existing smoke alarm system (HES)	\$40,000

FY27 Capital Projects That Do Not Require Borrowing

Priority	Building	FY2027
Network switches	MRHS	\$ 100,000
Replace the MRHS building lighting controls system.	MRHS	\$ 80,000
Replace MRMS classroom and hallway carpet with rubber tiles	MRMS	\$ 71,000
Replace HES RTU 4 (above library area) and dehumidification system	HES	\$ 60,000
Auditorium floor lights need to be repaired/replaced.	MRHS	\$ 30,000
Replace student and teacher classroom furniture.	MRMS	\$ 25,000
Replace CES classroom and hallway carpet with rubber tiles	CES	\$ 20,000
Replace Auditorium Stage Curtain	MRMS	\$ 30,000

10 Year Capital Plan

Excluding items that require borrowing.

Priority	Project	Building	FY2027	FY2028	FY2029	FY2030	FY2031	FY2032	FY2033	FY2034	FY2035	FY2036
	1 Generator Transfer Switch (FY2026)	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	2 Install additional external lighting to improve safety of students	MRMS	\$ -	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	3 Replace Auditorium Curtain	MRMS	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	8 Upgrade the stage lighting system in the auditorium	MRMS	\$ -	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	9 Auditorium floor lights need to be repaired/replaced.	MRHS	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	10 Replace the MRHS building lighting controls system.	MRHS	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	16 Replace the HES security alarm system.	HES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	17 Replace HES RTU 4 (above library area) and dehumidification system	HES	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	20 Network switches		\$100,000	\$ 75,000	\$ 75,000	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace CES classroom and hallway carpet with rubber/vinyl tiles	CES	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace MRMS classroom and hallway carpet with rubber/vinyl tiles	MRMS	\$ 71,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	26 Replace HES RTU 2 (Guidance)	HES	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	27 Replace the countertops in the student bathrooms	HES	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace the MRHS road side digital sign.	MRHS	\$ -	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	29 Replace TouchView Classroom Interactive Displays		\$ -	\$ 42,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	34 Install new external security cameras around the school building.	MRMS	\$ -	\$ -	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	35 Gym & Cafeteria Sound System	MRHS	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	38 Replace HES Roof Top H&V Unit 4 (gym)	HES	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	42 District Server (at MRHS)	DISTRICT	\$ -	\$ -	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	48 Upgrade the student bathrooms.	CES	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace the HES maintenance vehicle (include snow plow with new truck)	MRHS	\$ -	\$ -	\$ -	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	50 Replace the baseball field score board	MRMS	\$ -	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	51 Auditorium light and sound repairs	MRHS	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	52 Replace wireless access points		\$ -	\$ -	\$ 70,000	\$ 50,000	\$ 45,000	\$ -	\$ -	\$ -	\$ -	\$ -
	56 Prepare MRMS courtyard for outdoor classroom	MRMS	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	57 Replace student and teacher classroom furniture.		\$ 25,000	\$ 25,000	\$ 50,000	\$ 70,000	\$100,000	\$100,000	\$100,000	\$100,000	\$ -	\$ -
	60 Repair or replace the roof of the baseball field dugout.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -
	61 Replace/remove the existing shed.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ -
	Repair/Replace all CES external doors	CES	\$ -	\$ -	\$ 24,000	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500
	Repair/Replace all MRMS external doors	MRMS	\$ -	\$ -	\$ 26,000	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500
	64 Refinish MRHS Gym Floor	MRHS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ -			
	65 Fill cracks and reseal all parking lots and roadway	MRMS	\$ -	\$ -	\$ 35,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	66 Conduct major elevator maintenance to extend useful life.	HES	\$ -	\$ -	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -
		MRMS	\$ -	\$ -	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -
	68 Replace MRMS building generator.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -
	Replace CES building generator.	CES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -
	Replace HES building generator.	HES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ -
	71 Replace HES Roof Top H&V Unit 3 (after school)	HES	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace HES Roof Top H&V Unit 2 (activity room)	HES	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace HES Roof Top H&V Unit 5 (gym)	HES	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -
	74 Install a new MRMS road side sign.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,000	\$ -	\$ -	\$ -	\$ -
	75 Resurface the basketball court and replace basketball hoops.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -
Grand Total			\$416,000	\$482,000	\$570,000	\$562,000	\$382,000	\$249,000	\$232,000	\$232,000	\$132,000	\$102,000

FY27 Budget Impact

	FY2026	FY2027	Increase
Capital Projects	\$235,000	\$ 416,000	\$181,000
Debt Payments	\$1,946,775	\$2,560,891	\$614,116
Stabilization Fund	\$50,000	\$50,000	\$0
Total	\$2,231,775	\$3,026,891	\$795,116

Next Steps

- Present plan to School Committee
- Share plan with both Select boards and Capital Planning Committees
- Finalize Debt Schedule for MRMS Siding Project
- Finalize estimates for MRMS Roofing Project.
- Include final figures in FY2027 budget proposal



Capital Needs

FY27 Proposed Capital Plan Summary

The proposed capital and extraordinary maintenance projects proposed for FY27 are listed below. These projects have a combined cost of \$483,000. This would be funded entirely from the general fund and is an increase of \$181,000 from the FY26 budget. This does not include major capital projects that would be funded from borrowing.

Priority	Building	FY2027
Network switches	MRHS	\$ 100,000
Replace the MRHS building lighting controls system.	MRHS	\$ 80,000
Replace MRMS classroom and hallway carpet with rubber tiles	MRMS	\$ 71,000
Replace HES RTU 4 (above library area) and dehumidification system	HES	\$ 60,000
Auditorium floor lights need to be repaired/replaced.	MRHS	\$ 30,000
Replace student and teacher classroom furniture.	MRMS	\$ 25,000
Replace CES classroom and hallway carpet with rubber tiles	CES	\$ 20,000
Replace Auditorium Stage Curtain	MRMS	\$ 30,000

Borrowing Plan

The estimated borrowing for approved projects for FY27 is \$2,560,891, this is an increase of \$614,116 from the FY26 budget. The actual borrowing costs may be less depending upon the bids received for Monomoy Regional Middle School siding and windows project.

Priority	Estimated Total Cost	Grants	Cost to District	Construction Period	Financing Year 1	First Payment	Debt Term	2026	2027	2028
MRHS Construction (refinance)	\$ 15,160,000		\$ 15,160,000		FY2025		15	\$ 1,646,775	\$ 1,593,150	\$ 1,549,525
Replace MRMS external shingles and trim, and windows.	\$ 11,507,030	\$ -	\$ 11,507,030	FY2026-27	FY2027	9/1/2026	25	\$ 300,000	\$ 967,741	\$ 947,029
Replace the MRMS Roof (construction)	\$ 8,500,000	\$ 3,145,000	\$ 5,355,000	FY2027-28	FY2028	9/1/2027	25		\$ -	\$ 450,356
TOTAL (option 1)								\$ 1,946,775	\$ 2,560,891	\$ 2,946,909

This would be a total budget increase of \$795,116 from FY2026 to FY2027.

The items identified for FY2027 are based on the 10 year plans outlined in the pages ahead.

FY27 General Fund – 10 Year Capital Plan

Priority	Project	Building	FY2027	FY2028	FY2029	FY2030	FY2031	FY2032	FY2033	FY2034	FY2035	FY2036
1	Generator Transfer Switch (FY2026)	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
2	Install additional external lighting to improve safety of students	MRMS	\$ -	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
3	Replace Auditorium Curtain	MRMS	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
8	Upgrade the stage lighting system in the auditorium	MRMS	\$ -	\$300,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
9	Auditorium floor lights need to be repaired/replaced.	MRHS	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
10	Replace the MRHS building lighting controls system.	MRHS	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
16	Replace the HES security alarm system.	HES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
17	Replace HES RTU 4 (above library area) and dehumidification system	HES	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
20	Network switches		\$100,000	\$ 75,000	\$ 75,000	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace CES classroom and hallway carpet with rubber/vinyl tiles	CES	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace MRMS classroom and hallway carpet with rubber/vinyl tiles	MRMS	\$ 71,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
26	Replace HES RTU 2 (Guidance)	HES	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
27	Replace the countertops in the student bathrooms	HES	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace the MRHS road side digital sign.	MRHS	\$ -	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
29	Replace TouchView Classroom Interactive Displays		\$ -	\$ 42,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
34	Install new external security cameras around the school building.	MRMS	\$ -	\$ -	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
35	Gym & Cafeteria Sound System	MRHS	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
38	Replace HES Roof Top H&V Unit 4 (gym)	HES	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
42	District Server (at MRHS)	DISTRICT	\$ -	\$ -	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
48	Upgrade the student bathrooms.	CES	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace the HES maintenance vehicle (include snow plow with new truck)	MRHS	\$ -	\$ -	\$ -	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
50	Replace the baseball field score board	MRMS	\$ -	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
51	Auditorium light and sound repairs	MRHS	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
52	Replace wireless access points		\$ -	\$ -	\$ 70,000	\$ 50,000	\$ 45,000	\$ -	\$ -	\$ -	\$ -	\$ -
56	Prepare MRMS courtyard for outdoor classroom	MRMS	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
57	Replace student and teacher classroom furniture.		\$ 25,000	\$ 25,000	\$ 50,000	\$ 70,000	\$100,000	\$100,000	\$100,000	\$100,000	\$ -	\$ -
60	Repair or replace the roof of the baseball field dugout.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -
61	Replace/remove the existing shed.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ -
	Repair/Replace all CES external doors	CES	\$ -	\$ -	\$ 24,000	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500	\$ 37,500
	Repair/Replace all MRMS external doors	MRMS	\$ -	\$ -	\$ 26,000	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500	\$ 64,500
64	Refinish MRHS Gym Floor	MRHS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ -			
65	Fill cracks and reseal all parking lots and roadway	MRMS	\$ -	\$ -	\$ 35,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
66	Conduct major elevator maintenance to extend useful life.	HES	\$ -	\$ -	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -
		MRMS	\$ -	\$ -	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -
68	Replace MRMS building generator.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -
	Replace CES building generator.	CES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -
	Replace HES building generator.	HES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ -
71	Replace HES Roof Top H&V Unit 3 (after school)	HES	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace HES Roof Top H&V Unit 2 (activity room)	HES	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Replace HES Roof Top H&V Unit 5 (gym)	HES	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -
74	Install a new MRMS road side sign.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,000	\$ -	\$ -	\$ -	\$ -
75	Resurface the basketball court and replace basketball hoops.	MRMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -
Grand Total			\$416,000	\$482,000	\$570,000	\$562,000	\$382,000	\$249,000	\$232,000	\$232,000	\$132,000	\$102,000

FY27 General Fund – Possible 10 Year Borrowing
Version 1

Priority	Estimated Total Cost	Grants	Cost to District	Debt Term	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	Final Payment
MRHS Construction (refinance)	\$ 15,160,000		\$ 15,160,000	15	\$ 1,646,775	\$ 1,593,150	\$ 1,549,525	\$ 1,510,525	\$ 1,471,025	\$ 1,431,025	\$ 1,390,525	\$ 1,349,525	\$ 1,303,150	\$ 1,261,700	\$ 1,215,400	2040
Replace MRMS external shingles and trim, and windows.	\$ 11,507,030	\$ -	\$ 11,507,030	25	\$ 300,000	\$ 967,741	\$ 947,029	\$ 926,316	\$ 905,603	\$ 884,891	\$ 864,178	\$ 843,465	\$ 822,753	\$ 802,040	\$ 781,327	2052
Replace the MRMS Roof (construction)	\$ 8,500,000	\$ 3,145,000	\$ 5,355,000	25		\$ -	\$ 450,356	\$ 440,717	\$ 431,078	\$ 421,439	\$ 411,800	\$ 402,161	\$ 392,522	\$ 382,883	\$ 373,244	2053
Replace CES external shingles and trim, and windows.	\$ 6,904,218		\$ 6,904,218	25		\$ -	\$ -	\$ -	\$ 580,645	\$ 568,217	\$ 555,790	\$ 543,362	\$ 530,934	\$ 518,507	\$ 506,079	2055
Replace CES Roof (construction)	\$ 5,100,000	\$ 1,887,000	\$ 3,213,000	25		\$ -	\$ -	\$ -	\$ -	\$ 270,213	\$ 264,430	\$ 258,647	\$ 252,863	\$ 247,080	\$ 241,296	2056
MRHS Track and Field	\$ 1,500,000	\$ -	\$ 1,500,000	10		\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	\$ 193,875	\$ 187,125	\$ 180,375	\$ 173,625	\$ 166,875	2039
HES Boiler/Roof - Option 2																
Replace HES Roof (construction)	\$ 8,500,000	\$ 2,805,000	\$ 5,695,000	25		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 478,950	\$ 468,699	\$ 458,448	\$ 448,197	2058
Replace HES boilers and circulator pumps (Option 2)	\$ 1,500,000	0	\$ 1,500,000	10		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	2044
MRMS Boiler - Option 2	\$ 1,500,000	\$ -	\$ 1,500,000	10		\$ -	\$ -	\$ -	\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	\$ 193,875	\$ 187,125	2042
CES Boiler - Option 2	\$ 1,000,000	\$ -	\$ 1,000,000	10		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 142,750	\$ 138,250	2045
Total (option 2)					\$ 1,946,775	\$ 2,560,891	\$ 2,946,909	\$ 3,091,682	\$ 3,595,725	\$ 3,776,410	\$ 3,894,722	\$ 3,791,659	\$ 3,683,222	\$ 3,722,459	\$ 3,609,596	
						\$ 614,116	\$ 386,018	\$ 144,773	\$ 504,043	\$ 180,684	\$ 118,312	\$ (103,063)	\$ (108,438)	\$ 39,237	\$ (112,863)	

Version 2

Priority	Estimated Total Cost	Grants	Cost to District	Debt Term	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	Final Payment
MRHS Construction (refinance)	\$ 15,160,000		\$ 15,160,000	15	\$ 1,646,775	\$ 1,593,150	\$ 1,549,525	\$ 1,510,525	\$ 1,471,025	\$ 1,431,025	\$ 1,390,525	\$ 1,349,525	\$ 1,303,150	\$ 1,261,700	\$ 1,215,400	2040
Replace MRMS external shingles and trim, and windows.	\$ 11,507,030	\$ -	\$ 11,507,030	25	\$ 300,000	\$ 967,741	\$ 947,029	\$ 926,316	\$ 905,603	\$ 884,891	\$ 864,178	\$ 843,465	\$ 822,753	\$ 802,040	\$ 781,327	2052
Replace the MRMS Roof (construction)	\$ 8,500,000	\$ 3,145,000	\$ 5,355,000	25		\$ -	\$ 450,356	\$ 440,717	\$ 431,078	\$ 421,439	\$ 411,800	\$ 402,161	\$ 392,522	\$ 382,883	\$ 373,244	2053
Replace CES external shingles and trim, and windows.	\$ 6,904,218		\$ 6,904,218	25		\$ -	\$ -	\$ -	\$ 580,645	\$ 568,217	\$ 555,790	\$ 543,362	\$ 530,934	\$ 518,507	\$ 506,079	2055
Replace CES Roof (construction)	\$ 5,100,000	\$ 1,887,000	\$ 3,213,000	25		\$ -	\$ -	\$ -	\$ -	\$ 270,213	\$ 264,430	\$ 258,647	\$ 252,863	\$ 247,080	\$ 241,296	2056
MRHS Track and Field	\$ 1,500,000	\$ -	\$ 1,500,000	10		\$ -	\$ -	\$ 214,125	\$ 207,375	\$ 200,625	\$ 193,875	\$ 187,125	\$ 180,375	\$ 173,625	\$ 166,875	2039
HES Boiler - Option 1 (MSBA)	\$ 17,088,000	\$ 5,639,040	\$ 11,448,960	25		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 962,858	\$ 942,249	\$ 921,641	2059
MRMS Boiler - Option 1 - MSBA	\$ 9,289,665	\$ 3,437,176	\$ 5,852,489	25		\$ -	\$ -	\$ -	\$ -	\$ -	\$ 492,194	\$ 481,660	\$ 471,125	\$ 460,591	\$ 450,056	2057
CES Boiler - Option 1 - MSBA	\$ 4,715,865	\$ 1,744,870	\$ 2,970,995	25		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 249,861	\$ 244,513	2060
TOTAL (option 1)					\$ 1,946,775	\$ 2,560,891	\$ 2,946,909	\$ 3,091,682	\$ 3,595,725	\$ 3,776,410	\$ 4,172,791	\$ 4,065,944	\$ 4,916,580	\$ 5,038,535	\$ 4,900,432	
						\$ 614,116	\$ 386,018	\$ 144,773	\$ 504,043	\$ 180,684	\$ 396,382	\$ (106,847)	\$ 850,635	\$ 121,955	\$ (138,103)	

Building Conditions

The Monomoy Regional School District school buildings are well maintained and the district budgets every year for ongoing preventative maintenance, service and repair. This proactive approach has helped to extend the useful life of many of the major building components, including the roofs, boilers, and generators. However, at CES and MRMS these components are around 30 years old and an increased investment is required to ensure the schools continue to operate efficiently.

Age of Major Components

A key component of the facilities review process is to consider the age of the main building components, this helps to inform the district evaluation of those components.

Item	Expected Useful Life	CES	HES	MRMS	MRHS
Boilers	20 years	29	1 is 23 y.o. 2 are 35 y.o.	29	13
Generators	20 years	30	23	30	13
Roof	20 years	30	23	29	13
Windows	20 years	30	23	29	13
Doors	20 years	30	23	29	13
Elevator	20 years	N/A	23	29	13
Hot water tank	15 years	5	23	8	13
Pumps	20 years	29	23	10, 15 and 8 y.o.	13
Auditorium	10 years	N/A	N/A	N/A	13
Turf Field	15-20 years	N/A	N/A	N/A	13
Track	15-20 years	N/A	N/A	N/A	13

See below for a description of the Capital Planning process the district follows to identify the priority projects. Below is an overview of all the projects included in the 10 year capital plan. The projects have been categorized by whether or no they would require the district to borrow funds and whether or not they have already been approved for FY2026.

Capital Projects That Require Borrowing

Approved Capital Projects That Require Borrowing

- **Monomoy Regional High School Construction Loan:** The debt issued for the MRHS construction project was recently refinanced for better rates, this loan will be paid off by FY2040.
- **Monomoy Regional Middle School: Siding and Windows Replacement:** This project involves a comprehensive exterior restoration, replacing the school's siding, trim and windows to improve energy efficiency, weather resistance, and overall building aesthetics.

Future Proposed Projects That Require Borrowing

- **Monomoy Regional Middle School: Roof Replacement:** This major project involves the complete replacement of the existing roof at MRMS to address leaks, mitigate structural damage risks, and ensure the long-term integrity and weather-tightness of the building. This project is currently in the feasibility study stage, the construction phase/borrowing has not yet been approved.
- **Chatham Elementary School Restoration: Siding and Windows Replacement:** This project involves a comprehensive exterior restoration, replacing the school's siding and windows to improve energy efficiency, weather resistance, and overall building aesthetics.
- **Monomoy Regional High School Track and Field Resurface:** This is the complete resurfacing of the school's running track and field event areas to maintain safety standards, ensure optimal performance conditions, and extend the facility's lifespan.
- **Harwich Elementary School Boiler Replacement:** This project is to replace the outdated or failing boiler system at Harwich Elementary School to ensure reliable and efficient heating for the building.
- **Monomoy Regional Middle School Boiler Replacement:** This capital item covers the necessary replacement of the existing boiler system at Monomoy Regional Middle School to improve heating efficiency and system reliability.
- **Chatham Elementary School Boiler Replacement:** This is the planned replacement of the current boiler system at Chatham Elementary School to upgrade to a more modern, energy-efficient, and dependable unit.
- **Harwich Elementary School: Roof Replacement:** This major project involves the complete replacement of the existing roof at HES to address leaks, mitigate structural damage risks, and ensure the long-term integrity and weather-tightness of the building.

Note on Massachusetts School Building Authority Reimbursement for Boiler Replacement

The Massachusetts School Building Authority's (MSBA) Accelerated Repair Program (ARP) is a competitive grant program intended to fund the repair or replacement of a limited number of major building systems in existing, structurally sound school facilities.

Here is an overview of the ARP, specifically concerning boiler replacement, which is currently undergoing a programmatic change:

Shift from Fossil Fuel Boilers to Heat Pumps

The most significant change to the ARP concerning heating systems is the shift away from new fossil fuel boiler replacements.

- **Past Scope:** Historically, the ARP was a primary vehicle for districts to get funding for the repair or replacement of aging fossil fuel boilers (typically 25 years or older) to enhance energy efficiency and save costs.
- **Current/Future Scope (Starting 2025):** The MSBA is no longer offering grants for the replacement of aging heating systems with new fossil fuel boilers for new applications. Instead, the ARP is being modified to include heat pump conversion projects to align with the Commonwealth's decarbonization goals.
- **2025 Focus:** Beginning with the 2025 Statement of Interest (SOI) filing period, the ARP will include a new category for heat pump conversion in facilities where the building is otherwise structurally sound

Monomoy Regional School District submitted a statement of interest during the 2025 filing period to replace the Harwich Elementary School boilers (as they are the oldest). The District's SOI was accepted into the initial phase of the process. According to MSBA guidance, this project would include complete replacement of the buildings HVAC system and replacing the building's roof (to maximize energy efficiency). This project would be significantly more expensive than a simple boiler replacement. In the draft debt schedules above the district has presented two options: the first would be to replace the district's boilers through the MSBA program and the second would be a simpler, limited, boiler replacement project.

Capital Projects That Do Not Require Borrowing

Listed below are all priority projects which meet any of the capital definitions (see below) but that would not require the district to borrow funds.

Approved FY2026 Capital Projects That Do Not Require Borrowing

The following projects were approved as part of the FY2026 budget process.

Project	Budget
Continue replacement of carpet.	\$60,000
Service and repair exhaust fans	\$25,000
Replace High School facilities vehicle	\$70,000
Continue replacement of carpet.	\$40,000
Replace existing smoke alarm system	\$40,000

FY2027 Proposed Projects That Do Not Require Borrowing

Priority		Building	FY2027
Network Switches	Replace network switches across all buildings (starting at MRHS) to ensure network security and reliability, following the recommended refresh cycle of at least every 8 years. Costs may be offset by federal ERATE funding.	MRHS	\$100,000
Replace the MRHS building lighting controls system	Replace the current lighting control system which is outdated, malfunctioning, and requires frequent maintenance by a tech engineer.	MRHS	\$80,000
Auditorium floor lights need to be repaired/replaced	Repair or replace the floor 'guide' lights in the auditorium, some of which have started to fail.	MRHS	\$30,000
Replace MRMS classroom and hallway carpet with rubber tiles	Replace old, worn classroom and hallway carpets at MRMS with durable rubber tiles, which also addresses the risk of asbestos and improves air quality.	MRMS	\$71,000
Replace HES RTU 4 (above library area) and dehumidification system	Replace the aging Rooftop Unit 4 and its dehumidification system above the	HES	\$60,000

	HES library to ensure proper climate control and protect library materials.		
Replace CES classroom and hallway carpet with rubber tiles	Replace the worn classroom and hallway carpets at CES with rubber tiles to improve facility appearance, reduce tripping hazards, and eliminate potential air quality issues from old carpeting.	CES	\$20,000
Replace Auditorium Curtain	Replace the current, deteriorated stage curtain in the MRMS auditorium, which is a safety concern due to poor fire protection and presents an unsightly image.	MRMS	\$30,000
Replace student and teacher classroom furniture	Replace all classroom furniture for students and teachers at the middle school (multi year project to begin in FY2027).	MRMS	\$25,000

Future Proposed Projects That Do Not Require Borrowing

Listed below are future proposed projects that would be funded from the district's capital budget and would not require the district to borrow funds. These projects are grouped by their first year of implementation (most are 1 year projects but some are multiyear). Each entry includes the project title, a short description and an estimated cost.

- **2026 Generator Transfer Switch** MRMS **\$20,000** Replace the current transfer switch to allow the generator to automatically switch off when main power is restored, mitigating the risk of accident or injury from manual operation.
- **2026 Replace the HES security alarm system** HES \$30,000 Replace the outdated security alarm system, which is no longer supported, has failing components, and is becoming a high priority due to ongoing issues.
- **2027 Install press box, including wheel chair lift** MRHS \$75,000 Install a wheelchair lift to the bleacher press box, with the cost increased due to the need for a protective enclosure to meet the high wind rating for the area. Funded by Monomoy Sports Booster Club, with support from Community Preservation Committees (both towns).
- **2028 Install additional external lighting to improve safety of students** MRMS \$40,000 Install additional, more effective external lighting on the approach road to the school to improve safety, especially during evening pick-up.
- **2028 Upgrade the stage lighting system in the auditorium** MRMS \$300,000 Upgrade the auditorium's current stage lighting system, which is insufficient and not working properly; the project has been delayed due to insufficient funds.
- **2028 Replace Classroom Interactive Displays** CES & HES Replace the elementary schools' interactive displays, which are prematurely failing; a portion of replacements were previously completed with School Choice funds.
- **2029 Fill cracks and reseal all parking lots and roadway** MRMS \$35,000 Repair the parking lots and roadway, which are currently in a state of disrepair.

- **2029 Install new external security cameras around the school building** MRMS
\$40,000 Install a new external security camera system, as the current one is inadequate and needs a significant system upgrade.
- **2029 Replace the countertops in the student bathrooms** HES \$30,000 Replace student bathroom countertops that are dented, chipped, and no longer level.
- **2029 Gym & Cafeteria Sound System** MRHS \$30,000 Replace or upgrade the sound system for the gym and cafeteria areas to improve sound for school events/assemblies.
- **2029 District Server (at MRHS)** DISTRICT \$10,000 Replace the district's central server, following the recommended technology refresh cycle of at least every 7 years to ensure security and reliability.
- **2029 Auditorium light and sound repairs** MRHS \$60,000 Upgrade the auditorium's outdated sound system and replace parts like microphones to improve its function for school shows and events.
- **2029 Replace HES RTU 2 (Guidance)** HES \$60,000 Replace the rooftop unit serving the Guidance area (installed in 2001) and upgrade it to a two-zone system.
- **2029 Replace HES Roof Top H&V Unit 4 (gym)** HES \$60,000 Replace the gym's rooftop heating and ventilation unit, which was installed in 2001.
- **2029 Replace wireless access points** ALL BUILDINGS \$165,000 Replace wireless access points district-wide to follow the recommended 8-10 year refresh cycle for network security and reliability.
- **2029 Replace student and teacher classroom furniture** CES/HES \$360,000 Replace classroom furniture for students and teachers at the elementary school.
- **2030 Upgrade the student bathrooms** CES \$30,000 Renovate and upgrade the student bathrooms, which are currently outdated and damaged.
- **2030 Replace the baseball field score board** MRMS \$15,000 Replace the baseball field scoreboard, which is damaged and in disrepair.
- **2030 Replace HES Roof Top H&V Unit 3 (after school)** HES \$60,000 Replace the rooftop heating and ventilation unit for the after-school area, which was installed in 2010.
- **2030 Replace HES Roof Top H&V Unit 2 (activity room)** HES \$60,000 Replace the rooftop heating and ventilation unit for the activity room, which was installed in 2010.
- **2030 Prepare MRMS courtyard for outdoor classroom** MRMS \$30,000 Develop the cleared courtyard space into a functional area for outdoor classrooms.
- **2030 Replace the HES maintenance vehicle (include snow plow with new truck)** HES \$80,000 The district has recently purchased one new vehicle to be shared between CES and MRMS, a second has been approved to be shared between MRHS and HES. This item is here in case one vehicle is insufficient to cover the needs of both HES and MRHS.
- **2031 Repair or replace the roof of the baseball field dugout** MRMS \$15,000 Repair or replace the damaged roof of the baseball field dugout.
- **2031 Conduct major elevator maintenance to extend useful life** HES & MRMS \$50,000 Perform major preventative maintenance and part replacement on the elevators at both schools to extend their useful life.
- **2031 Replace/remove the existing shed** MRMS \$10,000 Remove or replace the existing shed, which is in disrepair.

- **2031 Replace HES Roof Top H&V Unit 5 (gym)** HES \$60,000 Replace the gym's second rooftop heating and ventilation unit, which was installed in 2010.
- **2032 Resurface the basketball court and replace basketball hoops** MRMS \$20,000 Resurface the basketball court, which is showing signs of surface disintegration, and replace the hoops.
- **2032 Install a new MRMS road side sign** MRMS \$12,000 Install a new, regular roadside sign, replacing a prior proposal for a more expensive digital sign.
- **2032 Refinish MRHS Gym Floor** MRHS \$15,000 Refinish the gym floor due to a prior incorrect finish that causes the paint to chip, requiring frequent reapplication.
- **2033 Replace MRMS building generator** MRMS \$30,000 Replace the building generator, which is beyond its expected useful life despite being well-maintained and having regular service.
- **2034 Replace CES building generator** CES \$30,000 Replace the building generator, which is beyond its expected useful life but currently in good working order due to regular maintenance.
- **2035 Replace/Repair all CES external doors** CES \$300,000 Replace all 25 external doors and frames, which are old, dented, and out of square, leading to difficulty in operation.
- **2035 Replace HES building generator** HES \$30,000 Replace the building generator, which is beyond its expected useful life but currently in excellent working condition.
- **2036 Replace/Repair all MRMS external doors** MRMS \$516,000 Replace all 43 external doors and frames, which are old, dented, and out of square, causing difficulty in operation.

Stabilization Fund

As part of the FY2018 budget process a Capital Stabilization Fund was created, and first funded in the FY2019 budget with \$50,000. Subsequent contributions to the fund, including appropriations and interest, have brought the balance in this fund to \$361,940 as of October 2025. The district has not used the Stabilization Fund since its inception.

The state provided an advisory note on the creation and use of Stabilization Funds by regional school districts, it included the following description on how these funds can be expended:

In any given year, expenditures from the fund may be authorized by a vote of two-thirds of all the members of the regional school committee. If the funds are to be used for a purpose for which the district is permitted to borrow, no further approval is required. These purposes are listed in G.L. c.71, s.16(d), and generally encompass what are considered capital costs. If the funds are to be used for any other purpose (for example, to cover unexpected increases in operating costs), then the approval of the Director of Accounts is also required.

Town of Harwich Capital Request

The following items will be submitted to the Town of Harwich's capital planning committee:

Items proposed for FY2027 that require district borrowing:

Priority	Estimated Total Cost	Grants	Cost to District	Financing Year 1	2026	2027	2028
MRHS Construction (refinance)	\$15,160,000		\$15,160,000	FY2025	\$1,646,775	\$1,593,150	\$1,549,525
Replace MRMS external shingles and trim.	\$11,507,030		\$11,507,030	FY2027		\$967,741	\$947,029
Replace the MRMS Roof (construction)	\$8,500,000	\$3,145,000	\$5,355,000	FY2028			\$450,356

The MRMS roof project is currently in the feasibility phase and construction is planned for FY2028. This will require approval at Town of Harwich town meeting in spring 2026.

Items proposed for FY2027 at Harwich Elementary School that meet the Town of Harwich's definition of capital:

- Replace HES RTU 4 (above library area) and dehumidification system \$60,000

Items proposed for FY2027 at Harwich Elementary School that do not meet the Town of Harwich's definition of capital:

- None

Items proposed for FY2027 at other buildings:

- Network switches MRHS \$100,000
- Replace the MRHS building lighting controls system. MRHS \$80,000
- Replace MRMS classroom and hallway carpet with rubber tiles MRMS \$71,000
- Auditorium floor lights need to be repaired/replaced. MRHS \$30,000
- Replace Auditorium Curtain MRMS \$30,000
- Replace student and teacher classroom furniture. MRMS \$25,000

Town of Chatham Capital Request

The following items will be submitted to the Town of Chatham's capital planning committee:

Items proposed for FY2027 that require district borrowing:

Priority	Estimated Total Cost	Grants	Cost to District	Financing Year 1	2026	2027	2028
MRHS Construction (refinance)	\$15,160,000		\$15,160,000	FY2025	\$1,646,775	\$1,593,150	\$1,549,525
Replace MRMS external shingles and trim.	\$11,507,030		\$11,507,030	FY2027		\$967,741	\$947,029
Replace the MRMS Roof (construction)	\$8,500,000	\$3,145,000	\$5,355,000	FY2028			\$450,356

The MRMS roof project is currently in the feasibility phase and construction is planned for FY2028. This will require approval at Town of Chatham town meeting in spring 2026.

Items proposed for FY2027 at Chatham Elementary School that meet the Town of Chatham's definition of capital:

- Replace CES classroom and hallway carpet with rubber/vinyl tiles \$20,000

Items proposed for FY2027 at Chatham Elementary School that do not meet the Town of Chatham's definition of capital:

- None

Items proposed for FY2027 at other buildings:

- Network switches MRHS \$100,000
- Replace the MRHS building lighting controls system. MRHS \$80,000
- Replace MRMS classroom and hallway carpet with rubber tiles MRMS \$71,000
- Replace HES RTU 4 (above library area) and dehumidification system HES \$60,000
- Auditorium floor lights need to be repaired/replaced. MRHS \$30,000
- Replace Auditorium Curtain MRMS \$30,000
- Replace student and teacher classroom furniture. MRMS \$25,000

Capital Improvement Review Process

Facilities Improvement is an ongoing process. Each year the District Business Manager and the District Facilities Director will lead a review of the District Facility Capital Improvement Plan with the administration team.

Objective

The objective of the District Capital Improvement Plan is to create a logical, transparent and comprehensive strategy to address the district's immediate, short term and long term facility improvement needs, working with the School Committee, district leadership, and the member towns.

This process evaluates the facility improvement needs of the School District's four school buildings and fields and grounds.

The process is as follows:

1. Conduct a facilities condition review for each building once a year.
2. Update the capital improvement list, recording new items and progress on existing items.
3. Review priorities with district leadership.
4. The funding source and timing for each item is proposed.
5. The list is presented to school committee.
6. The priorities are included in the Budget proposal and Town assessments.

What's included?

All facility maintenance or improvement needs, including but not limited to those that meet the threshold for Capital Projects and Extraordinary Maintenance Projects.

Methodology for rating Capital Needs

The capital improvement plan is a risk based assessment of the capital needs for Monomoy Regional School District. Each need is given a rating based on the likelihood of the component failing and the consequences of that failure. A priority score is then calculated using the formula below. This formula gives extra weighting to the impacts of failure on health and safety (x3) and on school operations (x2).

Priority Score =

Likelihood of Failure * [(Impact on Health and Safety *3) + (Impact on School Operations *2) + (Impact on Future Expense)] + (The Monomoy Factor)].

Example boiler assessment:

Criteria	Rating	Definition
Likelihood of Failure	7	> Functions but requires a high level of maintenance to remain operational. High likelihood of failure within 36 months.
Health and Safety	3	Minor impact on Health and Safety of students, staff and visitors
School Operations	7	High impact on the ability of the school to operate as normal.
Impact on future costs	6	> Moderate impact on the future costs of the district.
Monomoy Factor	0	No impact of the district's vision.

Priority Score for replacement: = $7 * [(3 * 3) + (7 * 2) + (6)] + 0 = 7 * 29 = 203$

Likelihood of Failure

Each capital need once identified is rated on the likelihood of the component failing within 36 months – this is assessed by reviewing the remaining useful life of the component, the overall condition of the component and the history of repairs to the component. The following rating scale is used:

Rating	Likelihood of Failure within 36 months
0	Fully operable, well maintained, and consistent with current standards. Little wear shown and no further action required. Failure within 36 months not likely.
2	Sound and well maintained but may be showing slight signs of early wear. Delivering full efficiency with little or no performance deterioration. Only minor renewal or rehabilitation may be needed in the near term. Low likelihood of failure within 36 months.
4	Functionally sound and acceptable and showing normal signs of wear. May have minor failures or diminished efficiency with some performance deterioration/increase in maintenance cost. Moderate renewal or rehabilitation needed in near term. Moderate likelihood of failure within 36 months.
6	Functions but requires a high level of maintenance to remain operational. Shows abnormal wear and is likely to cause significant performance deterioration in the near term. Replacement or major rehabilitation needed in the near term. High likelihood of failure within 36 months.
8	Effective life exceeded and/or excessive maintenance cost incurred. A high risk of breakdown or imminent failure with serious impact on performance. No additional life expectancy with immediate replacement needed. Component expected to fail within 36 months.
10	Component no longer operating.

Consequences of Failure

The consequences of each component failing was assessed on the basis of four criteria:

Impact on Health and Safety: The impact of failure of the component on the health and safety of the students, staff or visitors to Monomoy Regional School District. This includes reviewing the nature of the impact, its severity and the number of people affected, it would also take into consideration the availability of measures to mitigate the impact.

Impact on School Operations: The extent to which the failure will impact the ability of the district to meet the educational needs of Monomoy students.

Future Expense: The likelihood that failure to carry out the improvement will increase the operational costs of the district and/or the cost of carrying out the improvement will increase over time. This may take into consideration potential savings and the payback period.

Description	Rating
No Impact	0
Minimal Impact	1
Minor Impact (Minor Injury)	3
Moderate Impact	5
High Impact	7
Very High Impact	9
Severe Impact (High Risk of major Injury)	10

Monomoy Factor: The extent to which the failure will impact the district's ability to deliver on its strategic plan / vision, over and above the other consequences.

Definitions

The District uses the DESE Chart of Account definitions of capital, extraordinary maintenance and regular maintenance, as follows:

Term	Definition
Capital	Capital summary: - Any equipment purchase over \$5,000 unit price (number of units >=1). - Any maintenance project (excl purchase of equipment) over \$150,000.
Extraordinary Maintenance	The periodic servicing, repair, or reconditioning of school buildings, grounds, or equipment to extend the useful life of an existing asset, provided that the total cost per project per school of an extraordinary maintenance project shall not exceed \$150,000. Normally above \$10,000.
Regular Maintenance	Projects for ongoing maintenance of existing building and equipment, may include some improvement in function or appearance. Includes replacement or purchase of equipment that is less than \$5,000 per unit price and the total project is under \$150,000.

In addition each of the two member towns has their own definitions of capital:

Town of Chatham Capital	Items between \$10,000 and \$250,000; and items with a useful life of 5+ years". Items over \$250k are usually presented as a separate article (regardless of the funding source).
Town of Harwich Capital	The acquisition, construction or renovation of buildings, equipment or land having a total cost of \$50,000 during any budget year and planning funds for any such capital outlay.

Expenditure	District Capital?	Town of Chatham Capital?	Town of Harwich Capital?
Unit price under \$5,000	N	N	N
Unit price \$5,000-\$10,000	Y	N	N
Unit price \$10,000-\$50,000	Y	Y	N
Unit price \$50,000+	Y	Y	Y
Maintenance project under \$10,000	N	N	N
Maintenance project \$10,000-\$50,000	N	Y	N
Maintenance project \$50,000 - \$150,000	N	Y	Y
Maintenance project \$150,000+	Y	Y	Y

