

ALLENTOWN SCHOOL DISTRICT

New Allentown Academy (Grades K-8)

Allentown, Lehigh County, Pennsylvania

PUBLIC HEARING IN COMPLIANCE WITH ACT 34

Public Hearing to be held
Monday, November 17, 2025
At 5:30 PM

COMMUNITY SERVICES FOR CHILDREN
1520 Hanover Avenue
Allentown, Pennsylvania 18109

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DIRECTORY

ALLENTOWN SCHOOL DISTRICT

31 South Penn Street
Allentown, Pennsylvania 18102
Telephone: 484-765-4001

Board of School Directors

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Ms. Audrey Mathison, Vice President

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Dr. Carol D. Birks, Superintendent / CEO

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Ms. Jennifer Ramos, Deputy Superintendent/Chief of Schools
Mr. Jeffrey Cuff, Interim Chief Financial Officer
Dr. Robert W. Whartenby, Chief Operations Officer

Facilities

B. Ethan Fick, Executive Director, Facilities Services

Solicitor

Jeffrey T. Sultanic, Esq., Fox Rothschild LLP

Bond Counsel

Fox Rothschild LLP

Financial Consultants

Scott Shearer, Managing Director, PFM Financial Advisors, LLC
Garrett F. Moore, Senior Managing Consultant, PFM Financial Advisors, LLC

Bond Underwriter

Michael Lillys, RBC Capital Markets, LLC
Dan O'Brien, RBC Capital Markets, LLC

Architectural Firm

Breslin Architects

Construction Management Firm

SiteLogiq, Inc.

AGENDA FOR THE HEARING

AGENDA FOR THE HEARING

New Allentown Academy

November 17, 2025, at 5:30 PM

- | | | |
|-------|--|--|
| I. | Purpose of an Act 34 Hearing | Jeffrey T. Sultanik, Esq.
Fox Rothschild LLP |
| II. | Procedures for Public Comment | Jeffrey T. Sultanik, Esq.
Fox Rothschild LLP |
| III. | Project History and Need for Construction | Dr. Robert W. Whartenby
Chief Operations Officer |
| IV. | Options Considered / Option Chosen | Dr. Robert W. Whartenby
Chief Operations Officer |
| V. | Project Description | Mr. Stephen J. Behrens, AIA
Breslin Ridyard Fadero Architects |
| VI. | Estimated Project Costs | Mr. Stephen J. Behrens, AIA
Breslin Ridyard Fadero Architects |
| VII. | Financial Analysis | Mr. Scott Shearer
Mr. Garrett F. Moore
PFM Financial Advisors, LLC |
| VIII. | Public Questions and Comments | Jeffrey T. Sultanik, Esq.
Fox Rothschild LLP |
| IX. | Adjournment | |

PURPOSE OF AN ACT 34 HEARING / PROCEDURES FOR PUBLIC COMMENT

INTRODUCTION

The purpose of our Hearing this evening, November 17, 2025, under Act 34 of the Commonwealth of Pennsylvania, is to have School District personnel present a proposal for the construction of the new Allentown Academy (Grades K-8) in Allentown, Lehigh County, Pennsylvania.

PURPOSE OF AN ACT 34 HEARING

The purpose for this Hearing is as follows:

1. To describe the new Allentown Academy which serves as the basis for the proposed Project.
2. To present estimated construction costs, total project costs, financial needs, and an estimate of local tax impact of the Project.
3. To provide an opportunity for citizens and residents to comment and pose questions.

PLEASE NOTE: This is an opportunity for the Administration and the employed Professionals and Advisors who are accountable to your School Board to describe and discuss the proposed Project. It is not a debate, but an opportunity to receive and record your comments and observations. An official transcript of the hearing is being recorded so that the Board can consider and study any and all constructive comments or questions. Please feel welcome to participate during the comment period at the latter part of tonight's presentation. Thank you for your cooperation.

PROCEDURES FOR PUBLIC COMMENT

The Board of School Directors of the Allentown School District is interested in receiving comments from all District residents and employees who wish to express opinions about the proposed construction.

In order for the hearing to be of the greatest value and use to the School Board, the following procedures have been established for public comment:

1. Verbal Presentations at the Hearing – Verbal presentations will be limited to five (5) minutes per individual. To ensure that time is scheduled on the agenda for an individual presentation, a School District resident or employee should sign their name on the register available at the beginning of the hearing.
2. Written Comments for the Hearing – Residents and employees of the School District may submit written comments regarding the proposed project no later than 3:30 PM on Monday, November 17, 2025. Such written comments should be mailed via first class U.S. mail or hand delivered (electronic mail shall not constitute acceptable delivery) to:

Mr. Ronald Simonson, Board Secretary
Allentown School District
31 South Penn Street
Allentown, Pennsylvania 18102

The written comments shall include the name and address of the person submitting the comments, identification of the sender as a District resident or employee, and a description of the support or objection to the Project. To be of most benefit to the Board, a statement of objection should be followed by a viable alternate solution.

PURPOSE OF AN ACT 34 HEARING / PROCEDURES FOR PUBLIC COMMENT

3. Comments from the Floor – Comments from the floor shall be allowed after all who have requested a place on the agenda have completed their comments. Comments from the floor shall be subject to a five (5) minute limit. No person shall be allowed to speak a second time until all parties commenting the first time have been heard.
4. Items to Address During Verbal Presentation and Comments from the Floor – Individuals should identify themselves by name, address, resident or employee, and present their comments or questions. If objections are raised, it would be beneficial if the individual proposed what should be done to change the problem being addressed and how the Board might accomplish the suggested change.
5. Written Comments Following the Hearing – For a period of thirty (30) days following the hearing, School District residents and employees who wish to have their written comments regarding the project included in the material forwarded to the Pennsylvania Department of Education should mail via first class U.S. mail or hand delivered (electronic mail shall not constitute acceptable delivery) such statements to:

Mr. Ronald Simonson, Board Secretary
Allentown School District
31 South Penn Street
Allentown, Pennsylvania 18102

Any such comments must be submitted no later than 3:30 PM, Thursday, December 18. All written comments should include the name and address of the person submitting the comments, identification of the sender as a resident or employee, and description of the support or objection to the Project.

PROJECT HISTORY AND NEED FOR CONSTRUCTION

OVERVIEW OF SCHOOL DISTRICT

The Allentown School District serves a community of over 118,000 residents in Lehigh County. Founded in 1828, the District serves over 17,000 students, supported by 2,500 teachers and staff in 24 school buildings, plus a virtual campus. Situated in the Lehigh Valley, the District lies approximately 75 miles west of New York City and 45 miles north of Philadelphia. The School District map is located on page 7.

The mission of the Allentown School District is “to meet the unique educational needs of each student by igniting their passion for learning and fostering an academic culture.”

GRADE STRUCTURE AND ENROLLMENTS

16 Elementary Schools	K-5	8,335 students
4 Middle Schools	6-8	3,245 students
3 High Schools, 1 Alternate School	9-12	<u>5,585 students</u>
	TOTAL	17,165 students

EDUCATION PROGRAM

In 2024, Allentown School District’s total enrollment is 17,165 students. Educational facilities include sixteen (16) Elementary Schools serving grades K-5, four (4) Middle Schools serving grades 6-8, three (3) High Schools, and one (1) Alternative school serving grades 9-12. Curriculum, instruction, and assessment in the Allentown School District are aligned to the standards provided by the Pennsylvania Department of Education.

The Allentown School District has adopted “Lighting the Way, A Blueprint for Innovation and Excellence”. This framework affords all students the opportunity to select a variety of pathways based on their successful completion and proficiency on each of the District Assessments. The K-12 experience includes a curriculum aligned to the PA Core Standards and Standards Aligned System. Students participate in offerings that incorporate enrichment, technology and numerous related arts. Professional Development for the Allentown School District includes a focus on the Danielson Framework, specifically in the areas of classroom design and instructional delivery.

The new K-8 School will serve approximately 1,200 students in Pre-K through 8th grade and is designed to alleviate persistent overcrowding while creating a modern, theme-based pathway that fosters academic growth from early childhood through adolescence. Fully aligned with the PA Core Standards, the School will feature advanced instructional technology, performing arts spaces, and wellness facilities. Dedicated areas for special education services will ensure access and targeted support for students with diverse learning needs. In keeping with the District’s Lighting the Way Blueprint for Innovation and Excellence 2030, the school’s design emphasizes innovation, inclusion, and flexibility – providing spaces that support both rigorous instruction and community engagement. By blending state-of-the-art learning environments with the District’s instructional vision, the K-8 Academy will stand as a cornerstone of Allentown’s commitment to preparing every student for lifelong success.

At the Elementary grade levels, the program supports progressive development from Kindergarten to Grade 6 in the following subjects: Mathematics, Reading, Writing, Spelling, Listening and Speaking, Science and STEM, Social Studies, Art, Music, Library, Physical Education and Health. Middle School core curriculum includes English Language Arts, Mathematics, Social Studies, and Science. All students are required to

PROJECT HISTORY AND NEED FOR CONSTRUCTION

take exploratory classes in Art, Computer Applications, Exploring Technology, Family Consumer Science, Physical Education, Team Sports, Health, Music and World Languages. The High Schools offer courses for grades 9-12. In addition to core curriculum, a robust selection of courses in Art, Music, Family and Consumer Science, Business, Computer and Information Technology, Engineering, Health, Physical Education, Library and World Languages. Lab spaces for an array of Technology Education courses open to all High School students provide exposure to hands-on applications.

Virtual Courses

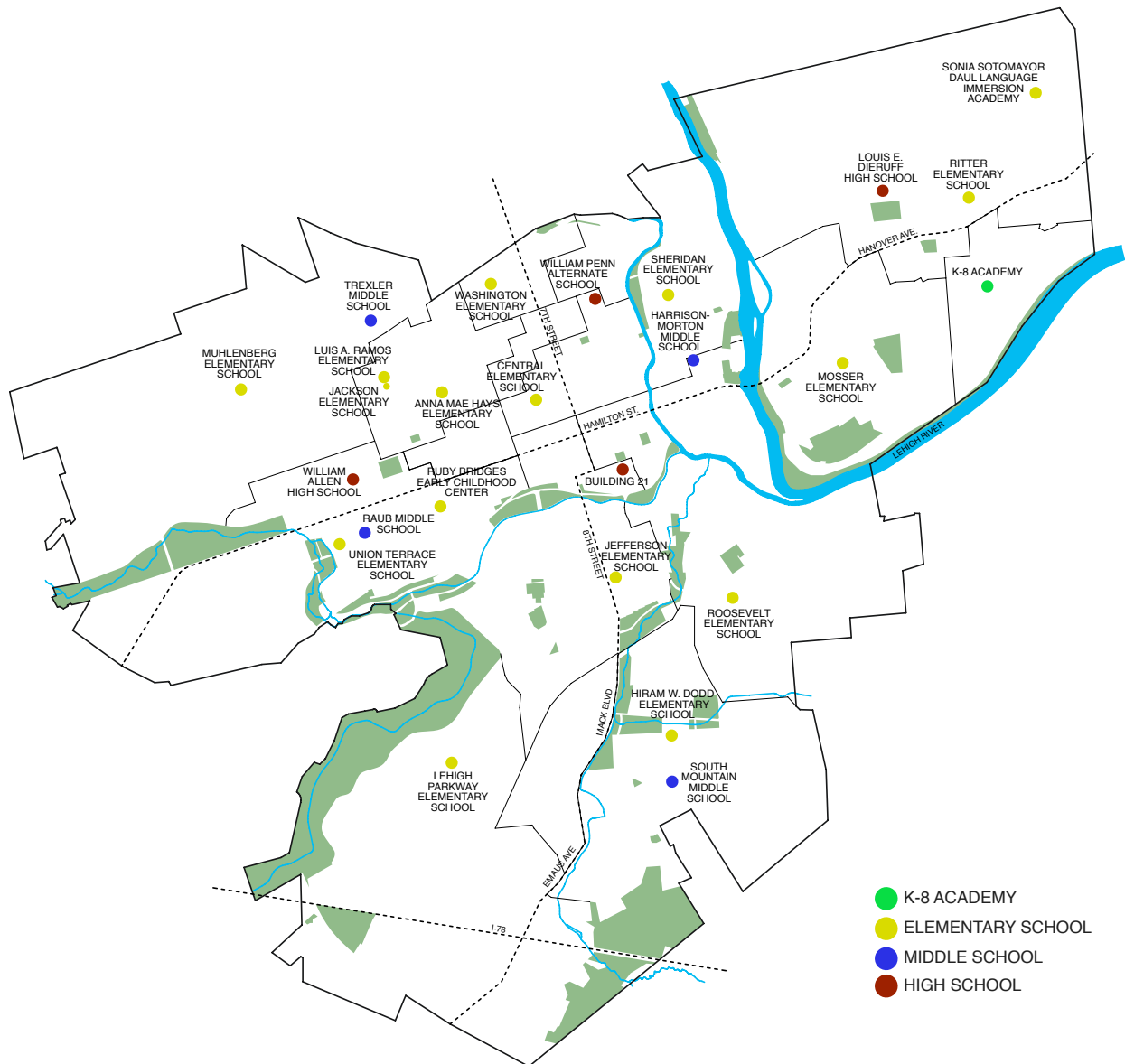
The ASD Virtual Academy offers high quality, internet-delivered high school courses that equip students to thrive in the complex life and work environment of the 21st century.

Special Education Programming

The Allentown School District provides a full continuum of supports, services and programs for students with disabilities in the least restrictive environment, yielding the highest academic, behavioral, social and life-skill gains. The District offers comprehensive special education programming which includes learning support, emotional support, life skills support, autistic support and multiple disabilities support classes at all grade levels. The District also offers speech and language services, deaf and hard of hearing supports, vision support services, physical support services and occupational therapy as well as programming for our identified gifted students. Behavioral supports are incorporated throughout all of our programs.

PROJECT HISTORY AND NEED FOR CONSTRUCTION

OVERALL DISTRICT MAP OF SCHOOLS



PROJECT HISTORY AND NEED FOR CONSTRUCTION

First in 2020, Breslin Ridyard Fadero Architects was hired by the Allentown School District to prepare and update to the District-wide Feasibility Study originally prepared in 2016. In 2021, after a review of the physical condition assessments, existing student capacity, projected enrollment growth and several options prepared to meet the educational program needs, the Board adopted the updated Study and authorizes the design of a new fifth Middle School. The updated Study included evaluation of multiple properties – both District-owned and others requiring acquisition – including the former State Hospital property, now part of the Northridge development, and the Mosser Woods parcel.

Through 2023 and 2024, the District developed an educational program around a K-8 school to refine the concept of the fifth Middle School. In 2024 Breslin Architects was hired to prepare a second Feasibility Study update, which showed a need for new education space in the District to meet both the enrollment growth and address the educational space deficiencies inherent in the aging school buildings. At the Middle School level, the needs were documented to be most acute at Harrison-Morton Middle School, the original portions of which were built in 1874. While the Study was being completed, including further evaluation of potential sites, acreage suitable to support a school campus with adequate parking, athletics and outdoor Physical Education space, etc. became available at the Northridge site. In February 2025, the District executed an agreement of sale for 17.6 acres and began the programming and design for a new K-8 Academy.

The District's goals for the project are to replace the obsolete facilities identified in the Feasibility Studies as the most deficient with innovative learning environments that are low maintenance, comply with modern code and regulatory requirements. These include the Americans with Disabilities Act (ADA), which guarantees disabled citizens unencumbered access to public facilities. The new school will offer flexible, technology rich instructional spaces for the 21st century.

PROJECT HISTORY AND NEED FOR CONSTRUCTION

PLANCON A09 – SUMMARY OF OWNED BUILDINGS AND LAND

SUMMARY OF OWNED BUILDINGS AND LAND										
District/CTC: ALLENTOWN SCHOOL DISTRICT				Project Name: ALLENTOWN K-8 ACADEMY				Grades: K - 8		
#1	PRESENT				PLANNED					
#1	#2	#3	#4	#5	#6	#7	#8	#9	#10	#11
NAME OF BUILDING OR SITE (INCLUDING DAO AND VACANT LAND) OWNED BY SCHOOL DISTRICT/CTC	CONSTRUCTION AND/OR RENOVATION DATES (BID OPENING DATES)	SITE SIZE (ACRES)	GRADE LEVELS	BUILDING FTE	CONVERSION / DISPOSITION AND PLANNED COMPLETION DATE BASED ON OPTION CHOSEN	SITE SIZE (ACRES)	GRADE LEVELS	PLANNED BUILDING FTE	FTE PROJECTED GRADE LEVEL ENROLLMENT 10 YEARS INTO THE FUTURE	FTE MINUS ENROLLMENT (#9 - #10)
Big Gen Hays Elementary	2020	3	K-5	885	Maintain	3	K-5	824	XXXXXXXX	XXXXXXXX
Central Elem STREAM Academy	1925, 27, 90	1.7	K-5	800	Maintain	1.7	K-5	676	XXXXXXXX	XXXXXXXX
Cleveland Elementary	1954	0.6		VACANT	Divested				XXXXXXXX	XXXXXXXX
Hiram W. Dodd Elementary	1955	25	K-5	652	Maintain	25	K-5	625	XXXXXXXX	XXXXXXXX
Jackson Early Childhood Center	1910	3.8	K	325	Maintain	3.8	K	199	XXXXXXXX	XXXXXXXX
Jefferson Elementary	1910, 25	2.1	K-5	617	Maintain	2.1	K-5	544	XXXXXXXX	XXXXXXXX
Lehigh Parkway Elementary	1949, 71	4.6	K-5	376	Maintain	4.6	K-5	293	XXXXXXXX	XXXXXXXX
McKinley Elementary	1887, 1951	1		VACANT	Vacant	1			XXXXXXXX	XXXXXXXX
Mosser Elementary	1915, 69	4.8	K-5	652	Maintain	4.8	K-5	580	XXXXXXXX	XXXXXXXX
Muhlenberg Elementary	1928, 54	3.3	K-5	649	Maintain	3.3	K-5	600	XXXXXXXX	XXXXXXXX
Ramos Elementary	2009	3.8	K-5	752	Maintain	3.8	K-5	733	XXXXXXXX	XXXXXXXX
Ritter Elementary	1925, 54	3	K-5	479	Maintain	3	K-5	495	XXXXXXXX	XXXXXXXX
Roosevelt Elementary	1910, 25	2.6	K-5	672	Maintain	2.6	K-5	634	XXXXXXXX	XXXXXXXX
Ruby Bridges ELC (Lincoln)	1959	0.8	ELC	225	Maintain	0.8	ELC	117	XXXXXXXX	XXXXXXXX
Sheridan Elementary	1985	2.2	K-5	633	Maintain	2.2	K-5	620	XXXXXXXX	XXXXXXXX
Union Terrace Elementary	1955, 73	5.1	K-5	727	Maintain	5.1	K-5	648	XXXXXXXX	XXXXXXXX
Washington Elementary	1980	1.4	K-5	439	Maintain	1.4	K-5	389	XXXXXXXX	XXXXXXXX
New K-8 Academy					Construct 2027	16.7	K-8	800	XXXXXXXX	XXXXXXXX
Subtotal	XXXXXXXX	XXX	XXXX	8,883	XXXXXXXXXXXXXXXXXXXX	XXX	XXXX	8,777	8,762	15
Harrison-Morton Middle	1930, 61, 85	1.7	6-8	1,139	Maintain	1.7		703	XXXXXXXX	XXXXXXXX
Raub Middle	1923, 64	2.5	6-8	1,245	Maintain	2.5	6-8	818	XXXXXXXX	XXXXXXXX
South Mountain Middle	1951, 67	25	6-8	1,274	Maintain	25	6-8	760	XXXXXXXX	XXXXXXXX
Trexler Middle	1966	16	6-8	1,136	Maintain	16	6-8	833	XXXXXXXX	XXXXXXXX
New K-8 Academy					Construct 2027	16.7	K-8	400	XXXXXXXX	XXXXXXXX
Subtotal	XXXXXXXX	XXX	XXXX	4,794	XXXXXXXXXXXXXXXXXXXX	XXX	XXXX	3,514	4,120	(606)
William Allen High		7.8	9-12	2,420	Maintain	7.8	9-12	2,756	XXXXXXXX	XXXXXXXX
Louis E. Dieruff High	1959, 63, 71	13	9-12	1,801	Maintain	13	9-12	1,674	XXXXXXXX	XXXXXXXX
Bridge View Academy			9-12	666	Maintain		9-12	381	XXXXXXXX	XXXXXXXX
Sonia Sotomayor Dual Language Immersion	1948, 55	6.2	7-12	225	Maintain	6.2	7-12	118	XXXXXXXX	XXXXXXXX
William Penn Alternative			6-12	440	Maintain		6-12	252	XXXXXXXX	XXXXXXXX
Subtotal	XXXXXXXX	XXX	XXXX	5,552	XXXXXXXXXXXXXXXXXXXX	XXX	XXXX	5,181	6,165	(984)
Administration Center (DAO)	1935, 74	1.2	N/A		Maintain	1.2	N/A		XXXXXXXX	XXXXXXXX
Media Center & Supply Warehouse	1947	0.8	N/A		Maintain	0.8	N/A		XXXXXXXX	XXXXXXXX
Stadium		22	N/A		Maintain	22	N/A		XXXXXXXX	XXXXXXXX
Wilson Property		2.2	N/A		Maintain	2.2	N/A		XXXXXXXX	XXXXXXXX
Raub Field		5.7	N/A		Maintain	5.7	N/A		XXXXXXXX	XXXXXXXX
Dieruff Field		5.3	N/A		Maintain	5.3	N/A		XXXXXXXX	XXXXXXXX
Ott Street Property		6.5	N/A		Maintain	6.5	N/A		XXXXXXXX	XXXXXXXX
Lancaster Avenue Property		30	N/A		Maintain	30	N/A		XXXXXXXX	XXXXXXXX
Shared Sites									XXXXXXXX	XXXXXXXX
Subtotal	XXXXXXXX	XXX	XXXX		XXXXXXXXXXXXXXXXXXXX	XXX	XXXX			
TOTAL	XXXXXXXX	XXX	XXXX	19,229	XXXXXXXXXXXXXXXXXXXX	XXX	XXXX	17,472	19,047	(1,575)
<p align="center">ACTIONS TO BE TAKEN IN THE FUTURE IF PROJECTIONS COME TRUE</p> <p align="center">AND THE SCHOOL DISTRICT EXPERIENCES EXCESS OR INSUFFICIENT CAPACITY</p> <p align="center">(FTE MINUS PROJECTED ENROLLMENT (Col. 11) > + or - 300)</p>										
<p>CHECK IF APPLICABLE:</p> <p>_____ EXPAND PROGRAMS OR COURSE OFFERINGS</p> <p>_____ PROVIDE SPACE FOR USE BY COMMUNITY GROUPS OR SERVICE AGENCIES</p> <p>_____ OFFER FULL-TIME KINDERGARTEN OR PRE-SCHOOL</p> <p>_____ REDUCE CLASS SIZE</p> <p>_____ CLOSE SCHOOL(S)</p> <p>_____ OTHER (DESCRIBE) : _____</p>										
<p>The source of enrollment projection data is the 2025 Moderate Enrollment Projections from Predictive Enrollment Analytics for the Allentown School District. The source of current building capacities is the Updated ASD Feasibility Study.</p>										

OPTIONS CONSIDERED / OPTION CHOSEN

OPTIONS CONSIDERED / OPTION CHOSEN

The Options the School District considered as part of the Feasibility Study Update related to Middle School construction were as follows:

- | | |
|----------|---|
| OPTION 1 | Construct a New Magnet School first as swing space that allows Raub and Harrison-Morton Middle Schools to be renovated in phases one at a time. |
| OPTION 2 | Construct two (2) New Middle Schools while Raub and Harrison-Morton Middle Schools remain in place on new or acquired property. Select properties that include space for athletic and Physical Education needs. On completion, divest the existing properties. |
| OPTION 3 | Construct two (2) New Middle Schools while Raub and Harrison-Morton Middle Schools remain in place on new or acquired property without space for athletic and Physical Education needs. Acquire additional land for athletic and Physical Education needs. On completion, divest the existing properties. |

Options 1 was selected by the School District as the initial construction campaign.

This project represents the fulfillment of Option 1. It was modified to include the elementary level grades to respond to the District's updated educational program. This option was selected to meet the District's fiscal capacity, to address enrollment projections, and provide state-of-the-art education space with new construction.

PROJECT DESCRIPTION

This project consists of a new 208,000 square foot Grades K-8 Academy to house approximately 800 Elementary School students and 400 Middle School Students. The Academy is located on a portion of the former Allentown State Hospital Site bordering Hanover Avenue on 16.7 acres of land.

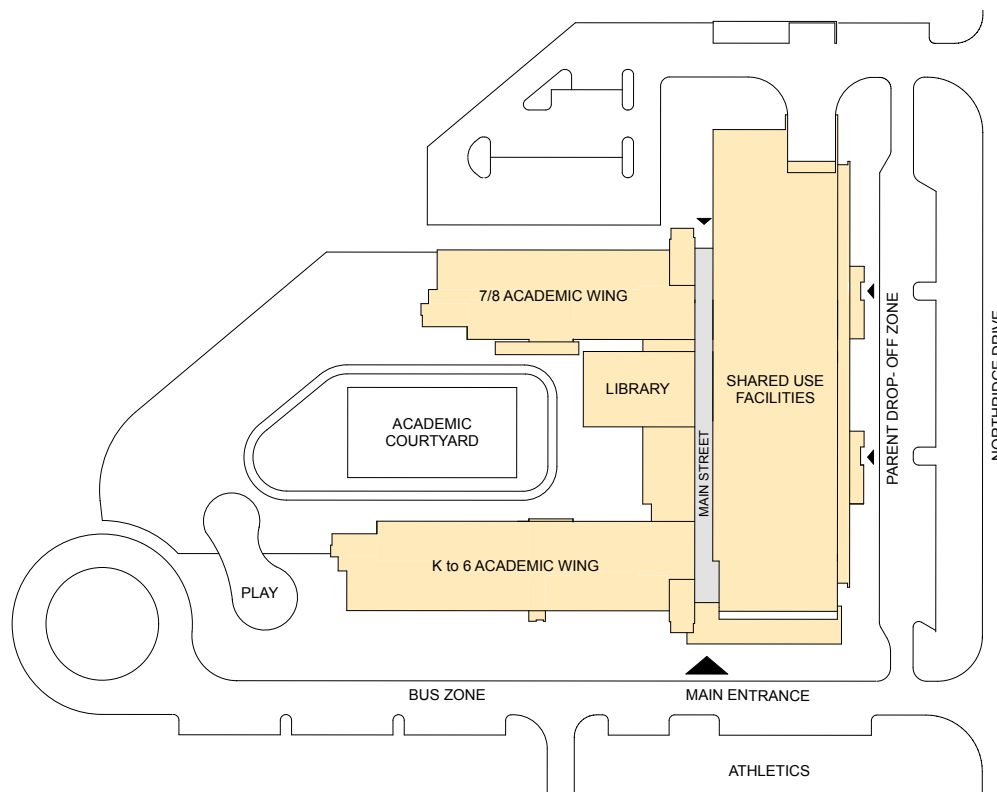
The school is accessed from the reconstructed existing West Drive that will be called Northridge Drive. Parent and Bus Drop-off zones are located along the west and north sides of the complex.

Two three-story academic wings accommodate separate facilities for Elementary and Middle School Students. The Academic Wings have central Collaboration Zones on all floors to foster creative learning opportunities. A main street that acts as a lobby space at each end and connects the building to all shared use facilities also connects the two academic wings.

The shared use wing houses a Multi-Purpose Room, Auxiliary Gymnasium, Full Stage, Band and Choral Rooms, Dance Studio, Dining Hall, Library, and Innovation Labs. The Academic and Shared Use Wings enclose a sheltered outdoor courtyard that contains a Wellness Path, Physical Education Space, Learning Pavilion, Urban Garden, and Elementary Playground.

Other site amenities include a combination regulation Soccer / Football Field with a Baseball overlay. This will be a synthetic turf facility with a dedicated entrance adjacent to Hanover Avenue.

The project's educational goals align with the District's Strategic Framework and 21st Century Learning. Equity of access, safety, personalized learning, collaboration, and technology integration are core values expressed in the school's design. With a variety of spaces scaled for differently sized small and large group instruction, the building becomes a flexible teaching tool encouraging learning outside the classroom, supporting current styles and future changes in educational delivery.



PROJECT DESCRIPTION

The programmed areas in the New Allentown Academy are as follows:

Elementary School Wing

2	Pre-K Classrooms
4	Full-Day Kindergarten Classrooms
4	First Grade Classrooms
22	Elementary Classrooms
6	Large Group Rooms
3	Small Group Rooms (Divisible)
2	Small Group Rooms
1	Art Classroom
1	Music Classroom
3	Divisible Learning Commons
3	Support Hubs
2	Faculty Workrooms

Shared Use Facilities

1	Library
1	Library Large Group Room
2	Innovative Labs (Nutrition & Fitness)
1	Elementary Gymnasium
1	Boys Locker Room
1	Girls Locker Room
3	Physical Education Offices
1	Training Room
1	Multi-Purpose Room
1	Stage (Drama/Music Classroom)
1	Choral Room
1	Band Room

Middle School Wing

16	Classrooms
4	Large Group Rooms
2	Small Group Rooms
3	Science Classrooms
1	Technology Education
1	Family/Consumer Science
1	Art Classroom
3	Divisible Learning Commons
3	Support Hubs
2	Faculty Workrooms

1	Dance Studio
2	Dance Studio Practice Rooms
2	Music Practice Rooms
2	Dressing Rooms
1	Cafeteria
1	Student Dining Room
1	Faculty Dining Room
1	Kitchen
1	IT Office
1	Administrative Suite
1	Health Suite (Nurse)
2	Small Group Room
1	Small Group Rooms

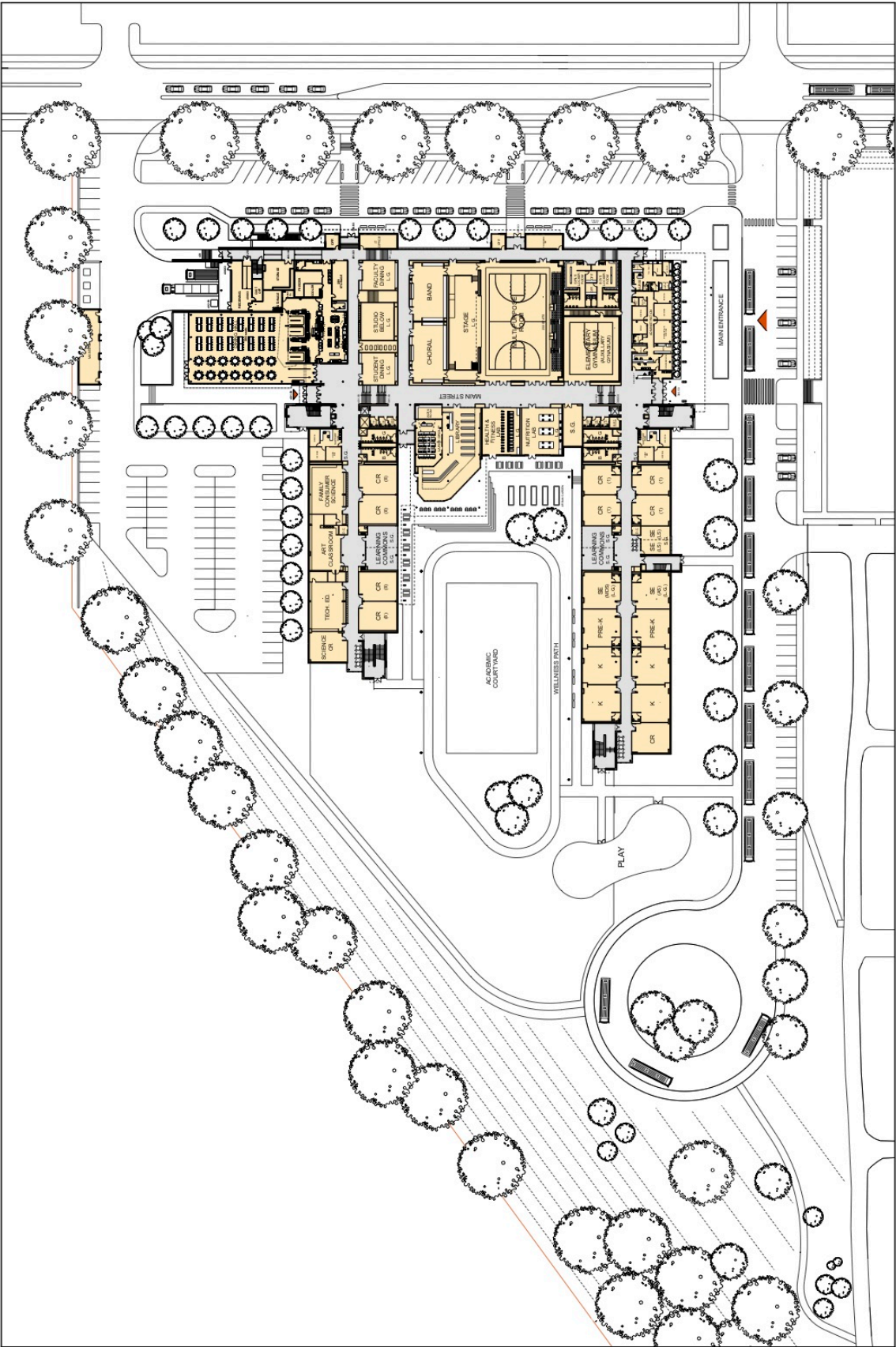
NOTE: Large and Small Group Rooms will accommodate up to 20 Special Education Programs

The Project Site Plan and Building Floor Plans are included on the following pages.

PROJECT SITE PLAN



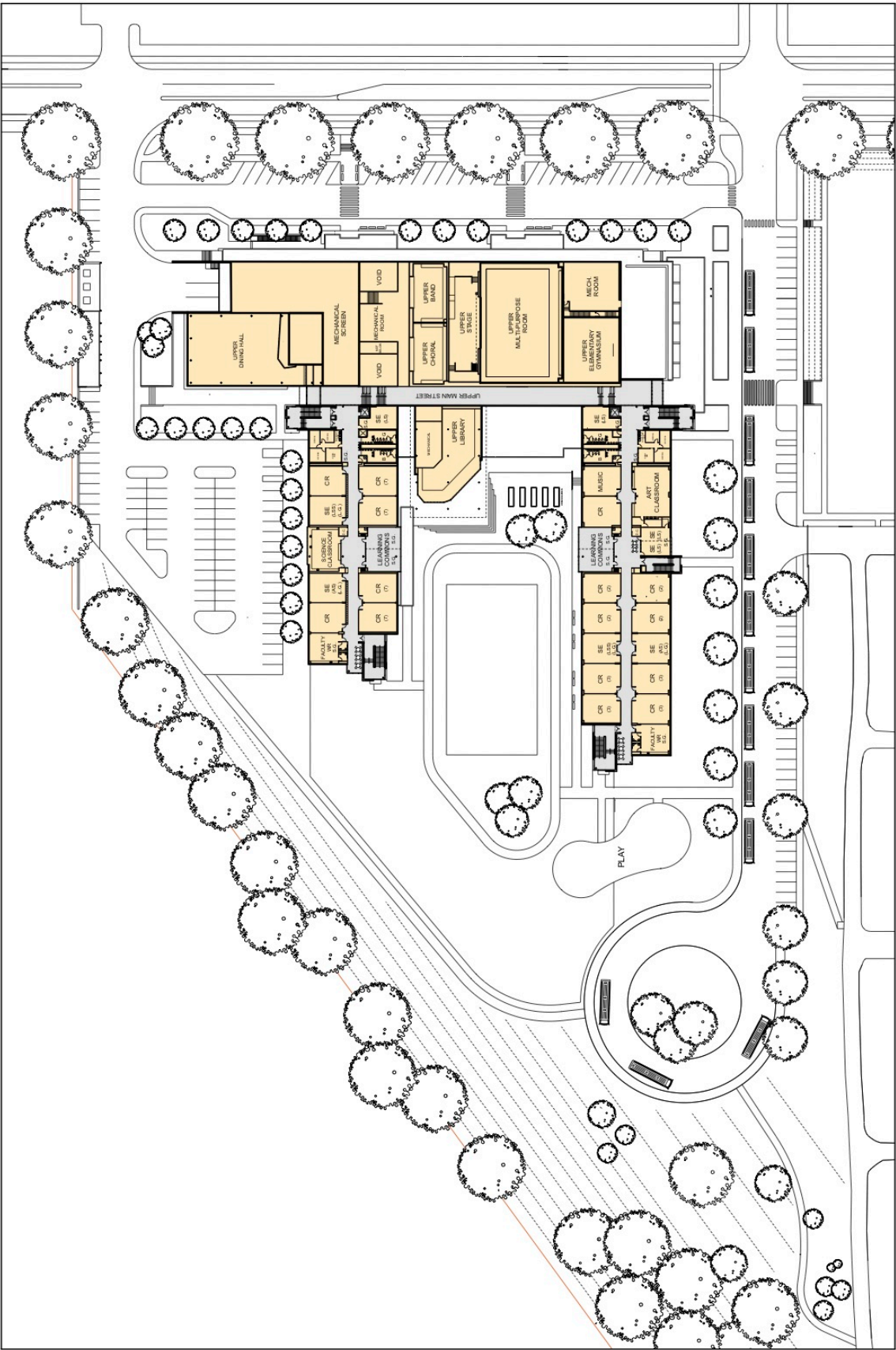
FIRST FLOOR PLAN



ALLENTOWN K-8 ACADEMY
BRESLIN ARCHITECTS

FIRST FLOOR PLAN
NORTHBRIDGE SITE

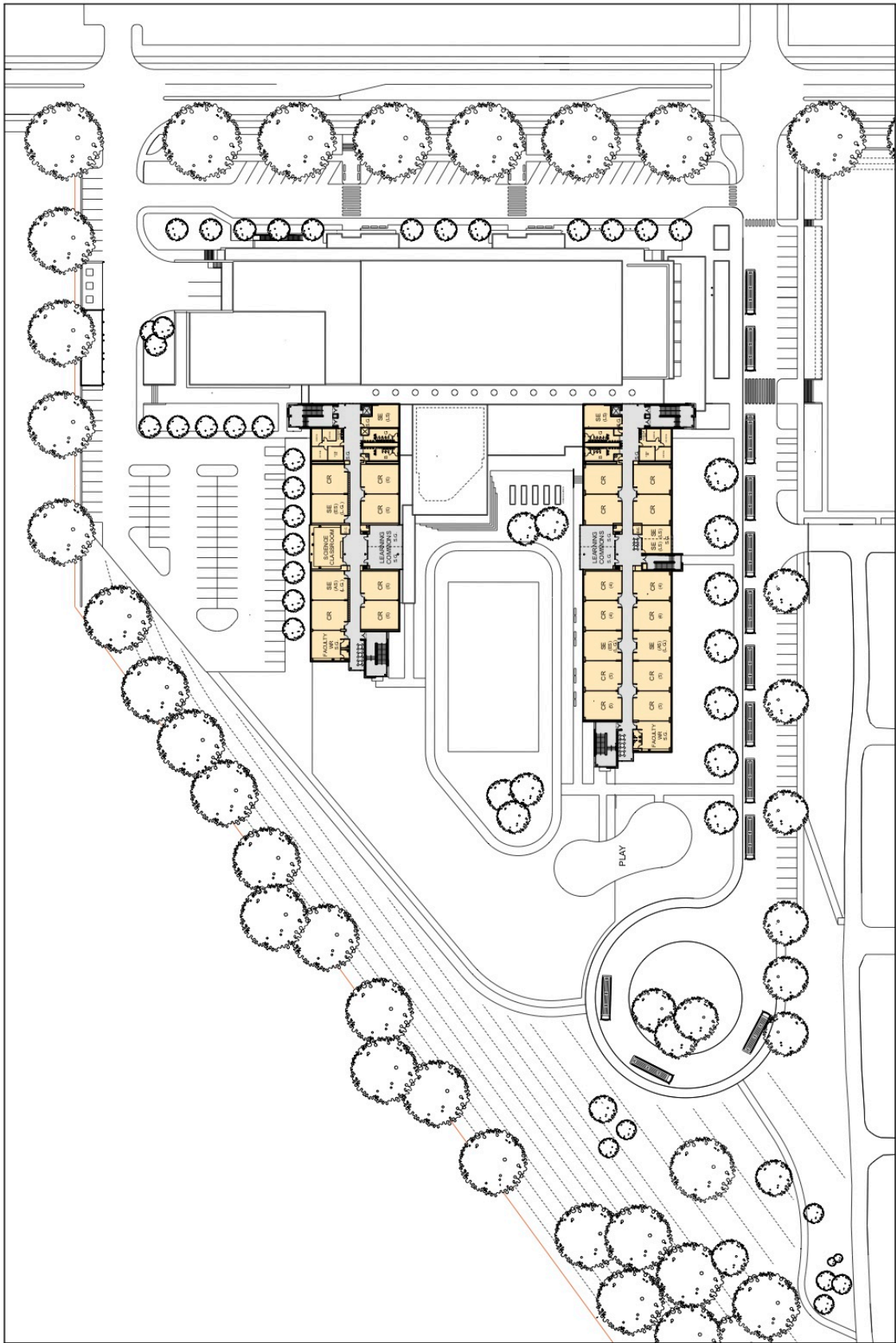
SECOND FLOOR PLAN



ALLENTOWN K-8 ACADEMY
BRESLIN ARCHITECTS

SECOND FLOOR PLAN
NORTHBRIDGE SITE

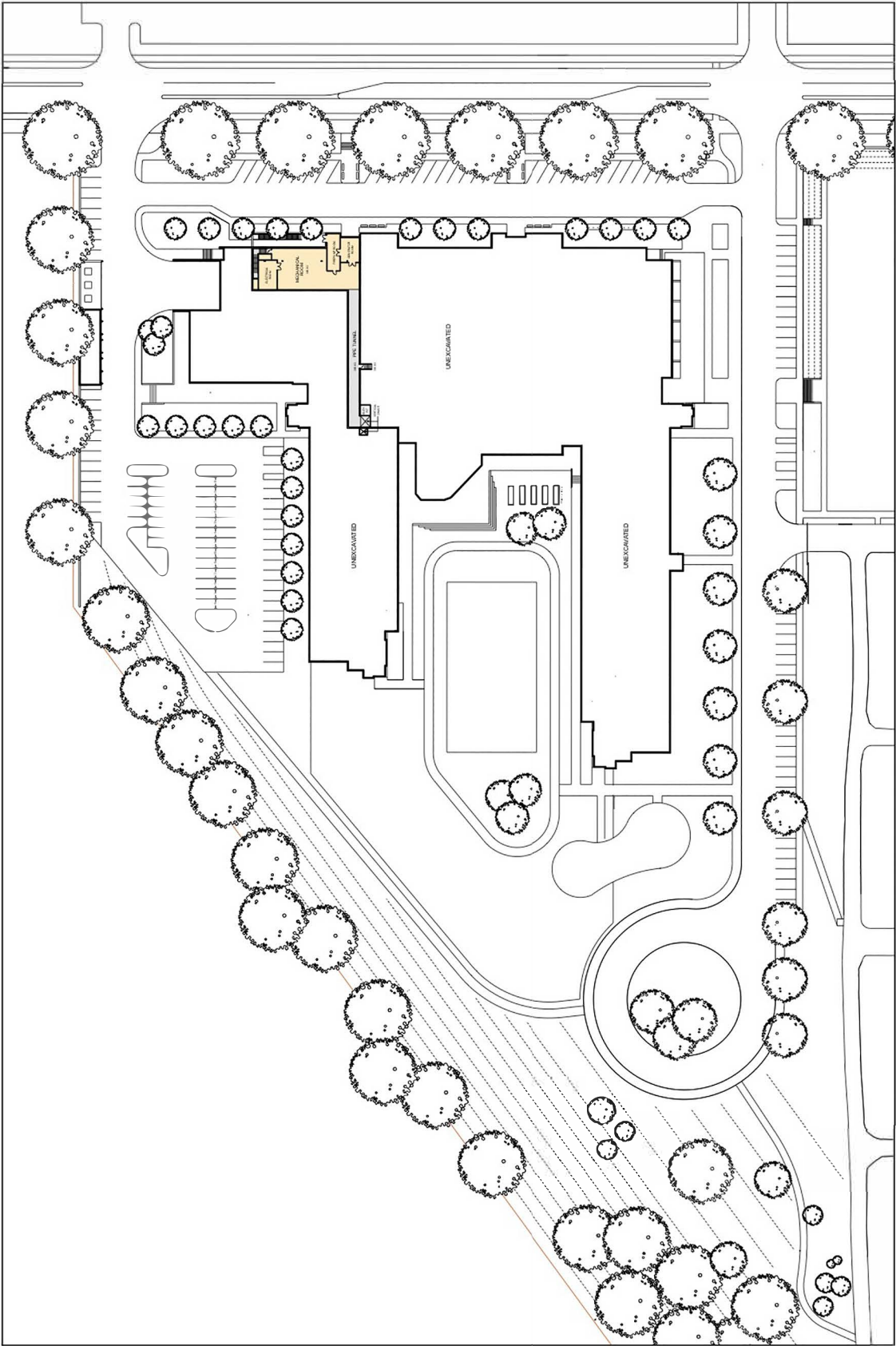
THIRD FLOOR PLAN



THIRD FLOOR PLAN
NORTH
0 30 60 120

ALLENTOWN K-8 ACADEMY
BRESLIN ARCHITECTS

BASEMENT FLOOR PLAN



ALLENTOWN K-8 ACADEMY
BRESLIN ARCHITECTS

BASEMENT FLOOR PLAN
NORTHBRIDGE SITE

ESTIMATED PROJECT COST

PLANCON D02 – PROJECT ACCOUNTING BASED ON ESTIMATES

PROJECT ACCOUNTING BASED ON ESTIMATES (1 of 2)			
District/CTC: ALLENTOWN SCHOOL DISTRICT	Project Name: ALLENTOWN K-8 ACADEMY	Project #:	
ROUND FIGURES TO NEAREST DOLLAR			
PROJECT COSTS	NEW	EXISTING	TOTAL
A. STRUCTURE COSTS (include site development)			
1. General (Report costs for sanitary sewage disposal on line E-1.)	66,996,602		66,996,602
2. Heating and Ventilating	14,976,780		14,976,780
3. Plumbing (Report costs for sanitary sewage disposal on line E-1.)	6,872,892		6,872,892
4. Electrical	14,481,948		14,481,948
5. Asbestos Abatement (D04, line C-3)	X X X X X X		
6. Building Purchase Amount	X X X X X X		
7. Other * (Exclude test borings and site survey)			
a. _____			
b. _____			
c. _____			
d. _____			
e. PlanCon-D-Add't Costs, Total			
A-1 to A-7 - Subtotal	103,328,222		103,328,222
8. Construction Insurance			
a. Owner Controlled Insurance Program on Structure Costs (Exclude asbestos abatement, building purchase and other structure costs not covered by the program)			
b. Builder's Risk Insurance (if not included in pri	119,246		119,246
c. Construction Insurance - Total	119,246		119,246
9. TOTAL-Structure Costs (A-1 to A-7-Subtotal plus A-8-	103,447,468		103,447,468
B. ARCHITECT'S FEE			
1. Architect's/Engineer's Fee on Structure	4,908,091		4,908,091
2. EPA-Certified Project Designer's Fee on Asbestos Abatement	X X X X X X X X X X X X		
3. TOTAL - Architect's Fee	4,908,091		4,908,091
C. MOVABLE FIXTURES AND EQUIPMENT			
1. Movable Fixtures and Equipment	1,500,000		1,500,000
2. Architect's Fee			
3. TOTAL - Movable Fixtures & Equipment	1,500,000		1,500,000
D. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT - TOTAL (A-9 plus B-3 and C-3)	109,855,559		109,855,559
E. SITE COSTS			
1. Sanitary Sewage Disposal			
2. Sanitary Sewage Disposal Tap-In Fee and/or Capacity Charges			
3. Owner Controlled Insurance Program/Builder's Risk Insurance on Sanitary Sewage Disposal			
4. Architect's/Engineer's Fee for Sanitary Sewage Disposal			
5. Site Acquisition Costs		X X X X X X	
a. Gross Amount Due from Settlement Statement or Estimated Just Compensation	14,972,960	X X X X X X X X X X X X	14,972,960
b. Real Estate Appraisal Fees		X X X X X X	
c. Other Related Site Acquisition Costs (legal)	101,400	X X X X X X	101,400
d. Site Acquisition Costs - Total	15,074,360	X X X X X X	15,074,360
6. TOTAL - Site Costs	15,074,360		15,074,360
F. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT, AND SITE COSTS - TOTAL (D plus E-6)	124,929,919		124,929,919
* Type "No Fee" beside each item for which no design fee is charged.			

ESTIMATED PROJECT COST

PLANCON D03 – PROJECT ACCOUNTING BASED ON ESTIMATES

PROJECT ACCOUNTING BASED ON ESTIMATES (2 of 2)				
District/CTC: ALLENTOWN SCHOOL DISTRICT		Project Name: ALLENTOWN K-8 ACADEMY		Project #:
ROUND FIGURES TO NEAREST DOLLAR				
PROJECT COSTS (CONT.)				TOTAL
G. ADDITIONAL CONSTRUCTION-RELATED COSTS				
1. Project Supervision (inc. Asbestos Abatement Project Supervision)				
2. Construction Manager Fee and Related Costs				978,875
3. Total Demolition of Entire Existing Structures and Related Asbestos Removal to Prepare Project Site for Construction of New School Building and Related AHERA Clearance Air Monitoring and EPA-Certified Project Designer's Fee on Asbestos Abatement (Exclude costs for partial demolition.)				
4. Architectural Printing				10,454
5. Test Borings				3,000
6. Site Survey				
7. Other (attach schedule if needed) a. Land Development Services				400,000
b. PlanCon-D-Add't Costs, Total				647,583
8. Contingency				7,170,448
9. TOTAL - Additional Construction-Related Costs				9,210,360
H. FINANCING COSTS FOR THIS PROJECT ONLY	BOND ISSUE/NOTE SERIES OF 2024	BOND ISSUE/NOTE SERIES OF 2026	BOND ISSUE/NOTE SERIES OF _____	X X X X X X X X X X X X
1. Underwriter Fees	98,525	683,900		782,425
2. Legal Fees	91,500	100,000		191,500
3. Financial Advisor	50,000	100,000		150,000
4. Bond Insurance	68,029	557,936		625,965
5. Paying Agent/Trustee Fees and Expenses	1,250	1,250		2,500
6. Capitalized Interest				
7. Printing	1,200	1,200		2,400
8. CUSIP & Rating Fees	46,870	65,000		111,870
9. Other a. DAC Fee	2,500	2,500		5,000
b.				
10. TOTAL-Financing Costs	359,874	1,511,786		1,871,660
I. TOTAL PROJECT COSTS (F plus G-9 plus H-10)				136,011,939
REVENUE SOURCES	BOND ISSUE/NOTE SERIES OF 2024	BOND ISSUE/NOTE SERIES OF 2026	BOND ISSUE/NOTE SERIES OF _____	TOTAL
J. AMOUNT FINANCED FOR THIS PROJECT ONLY	14,075,000	97,700,000		111,775,000
K. ORIGINAL ISSUE DISCOUNT/ PREMIUM FOR THIS PROJECT ONLY	922,296	289,643		1,211,939
L. INTEREST EARNINGS FOR THIS PROJECT ONLY	525,000	2,500,000		3,025,000
M. BUILDING INSURANCE RECEIVED				
N. PROCEEDS FROM SALE OF BUILDING OR LAND				
O. LOCAL FUNDS - CASH (SEE INSTRUCTIONS)				20,000,000
P. OTHER FUNDS (ATTACH SCHEDULE)				
Q. TOTAL REVENUE SOURCES				136,011,939

PLANCON D – ADDITIONAL PROJECT COSTS

REVISED JULY 1, 2010 FORM EXPIRES 6-30-12 PLANCON-D-ADD'T COSTS

ESTIMATED PROJECT COST

PLANCON D04 – DETAILED COSTS

DETAILED COSTS			
District/CTC: ALLENTOWN SCHOOL DISTRICT	Project Name: ALLENTOWN K-8 ACADEMY		Project #:
	NEW	EXISTING	TOTAL
A. SITE DEVELOPMENT COSTS (exclude Sanitary Sewage Disposal)			
1. General (include Rough Grading to Receive Building)	9,543,362		9,543,362
2. Heating and Ventilating			
3. Plumbing			
4. Electrical			
5. Other: _____			
6. Other: _____			
7. A-1 thru A-6 - Subtotal	9,543,362		9,543,362
8. Construction Insurance			
a. Owner Controlled Insurance Program on Site Development Costs			
b. Builder's Risk Insurance (if not included in primes)			
c. Construction Insurance - Subtotal			
9. Site Development Costs - Total	9,543,362		9,543,362
B. ARCHITECT'S FEE ON SITE DEVELOPMENT	453,310		453,310
			EXISTING
C. ASBESTOS ABATEMENT			
1. Asbestos Abatement			
2. AHERA Clearance Air Monitoring			
3. Asbestos Abatement - Total (D02, line A-5)			
D. EPA-CERTIFIED PROJECT DESIGNER'S FEE ON ASBESTOS ABATEMENT (D02, LINE B-2)			
E. ROOF REPLACEMENT/REPAIR			
1. Roof Replacement Repair			
2. Owner Controlled Insurance Program on Roof Replacement/Repair			
3. Builder's Risk Insurance (if not included in primes)			
4. Roof Replacement/Repair - Total			
F. ARCHITECT'S FEE ON ROOF REPLACEMENT/REPAIR			

ESTIMATED PROJECT COST

PLANCON D20 – ACT 34 OF 1973 MAXIMUM BUILDING CONSTRUCTION COSTS

ACT 34 OF 1973: MAXIMUM BUILDING CONSTRUCTION COST FOR NEW BUILDING OR SUBSTANTIAL ADDITION ONLY		
District/CTC: ALLENTOWN SCHOOL DISTRICT	Project Name: ALLENTOWN K-8 ACADEMY	Project #:
<p>Act 34 applies only to costs for new construction. The legal requirements do not address the costs for alterations to existing structures. For this reason, costs associated with the existing structure and other related costs should <u>not</u> be included in the following calculations.</p> <p>A. STRUCTURE COST, ARCHITECT'S FEE, MOVABLE FIXTURES AND EQUIPMENT (D02, line D-NEW) \$ <u>109,855,559</u></p> <p>B. EXCLUDABLE COSTS FOR NEW CONSTRUCTION</p> <p>1. Site Development Costs (D04, line A-7-NEW) \$ <u>9,543,362</u></p> <p>2. Architect's Fees on the above excludable costs \$ <u>453,310</u></p> <p>3. Vocational Projects Only - Movable Fixtures & Equipment (D02, line C-3-NEW) \$ _____</p> <p>4. Total Excludable Costs (B-1 plus B-2 and B-3) \$ <u>9,996,672</u></p> <p>C. ACT 34 MAXIMUM BUILDING CONSTRUCTION COST (A minus B-4) \$ <u>99,858,887</u></p> <div style="border: 1px solid black; padding: 5px; width: fit-content; margin: 10px auto;"><p>THE BOARD MUST ADOPT THE FIGURE ON LINE C BEFORE SCHEDULING THE FIRST ACT 34 HEARING.</p></div> <p style="text-align: center; padding-top: 20px;"><u>IF THE MAXIMUM BUILDING CONSTRUCTION COST BASED ON BIDS IS EQUAL TO OR GREATER THAN THE MAXIMUM BUILDING CONSTRUCTION COST BASED ON ESTIMATES PLUS EIGHT PERCENT (LINE D), A SECOND PUBLIC HEARING WILL BE REQUIRED BEFORE ENTERING INTO CONTRACTS AND STARTING CONSTRUCTION ON ANY PLANNED WORK.</u></p> <p>D. ACT 34 MAXIMUM BUILDING CONSTRUCTION COST TIMES 1.08 (C times 1.08) \$ <u>107,847,598</u></p> <div style="border: 1px solid black; padding: 5px; width: fit-content; margin: 10px auto;"><p>THE FIGURE ON LINE D SHOULD NOT BE ADOPTED BY THE BOARD.</p></div>		

FINANCING ANALYSIS

ANALYSIS OF FINANCING ALTERNATIVES

ANALYSIS OF FINANCING ALTERNATIVES

We have analyzed four alternative methods of financing the proposed designing, constructing, furnishing, and equipping of the Allentown K-8 Academy (the "Project"). We also estimated the direct costs of financing as required by the Department of Education regulations issued November 4, 1978.

ANALYSIS OF ALTERNATIVES

The four alternatives of financing that we examined are:

1. Cash or a short-term loan.
2. General obligation bond issue.
3. A local authority issue.
4. A financing through the State Public School Building Authority (SPSBA).

Analysis of the School District's financial statements for recent years, the financing projections prepared in connection with this Project, and discussions with the School District's Administration indicated that financing the entire project with cash is not feasible. The School District does not have the funds necessary to pay enough cash for its share of the Project, nor does it appear that the School District would be able to raise the required amounts from its anticipated cash flow to meet the proposed construction schedule.

We then analyzed in detail the three alternatives which would require the School District to incur long-term debt. For each alternative, we estimated a bond issue size and calculated the average annual debt service requirements. We then constructed a repayment schedule assuming equal annual payments over 20 years at current interest rate levels for the General Obligation, Local Authority, and SPSBA Bond Issues. Financing costs for the local authority and SPSBA were slightly higher, which resulted in a larger bond issue and higher average annual payments. Bonds issued through either a local authority or the SPSBA would be classified as revenue bonds instead of general obligation bonds. Interest rates on revenue bonds are slightly higher than interest rates that would be received on general obligation bonds. This would result in higher annual debt service payments for the School District. The General Obligation alternative offers the School District the advantage of lower interest rates, more favorable refunding provisions, and keeps more control with the School Board. Based on these analyses and past performance, the least costly alternative for financing the Project is the General Obligation Bond Issue.

FINANCING ANALYSIS

COMPARISON OF LONG-TERM FINANCING METHODS

COMPARISON OF LONG-TERM FINANCING METHODS

ITEM	GENERAL OBLIGATION	LOCAL AUTHORITY*	SPSBA
Construction & Related Costs	\$ 125,990,956	\$ 125,990,956	\$ 125,990,956
Contingency & Supervision	\$ 8,149,323	\$ 8,149,323	\$ 8,149,323
Costs of Issuance	\$ 1,245,695	\$ 1,266,000	\$ 1,257,000
Bond Insurance	\$ 625,965	\$ 645,000	\$ 635,000
Total Costs	\$ 136,011,939	\$ 136,051,279	\$ 136,032,279
Less: District Cash Contribution	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000
Less: Original Issue Premium	\$ 1,211,939	\$ 1,216,000	\$ 1,215,000
Less: Interest Earnings	\$ 3,025,000	\$ 3,030,279	\$ 3,027,279
BOND ISSUE	\$ 111,775,000	\$ 111,805,000	\$ 111,790,000
Average Annual Payment at 4.50%** for 20 years	\$ 8,485,726	\$ 8,633,529	\$ 8,632,371

* A Local Authority would have annual administrative expenses, which have not been included in these calculations.

** Local Authority and SPSBA Annual Payments are calculated assuming 4.70% as a result of higher interest costs associated with selling revenue bonds.

The School District is considering other ways to reduce the debt service and local effort needed to fund the Project.

1. The School District utilized a wraparound structure for the 2024 Bonds and will consider the use of the wrap around structure for the future Bonds in conjunction with \$20,000,000 of District reserves to fully fund the Project.
2. The School District utilized bond insurance on the 2024 Bonds and may consider using bond insurance to increase the credit rating and marketability of the future bonds. The cost of such insurance increases the size of the Bond Issues but reduces the interest rate the School District must pay on the Bonds, and results in lower debt service.
3. For discussion purposes only, we have provided on Table 1 and 2, the amortization schedules in addition to \$20,000,000 of District reserves which would be utilized to fund the Project:

Table 1 = G.O. Bonds, Series of 2024 \$14,075,000

Table 2 = G.O. Bonds, Series of 2026 \$97,700,000

FINANCING ANALYSIS

STATE REIMBURSEMENT/INDIRECT COSTS/TOTAL MILLAGE IMPACT

STATE REIMBURSEMENT

The School District does not anticipate receiving reimbursement from the State on this project due to the PlanCon moratorium that is currently in place.

INDIRECT COSTS

As a result of the completion of this proposed Project, it is only reasonable to assume that there will be additional indirect costs associated with services to be provided to accomplish long range objectives of the School District. It is reasonable to assume that they will be needed at a cost of approximately \$195,930.

School District officials have estimated the additional annual indirect costs associated with the Project to be as follows:

Supplies	\$	56,859.00
Utilities	\$	58,800.00
Technology	\$	21,189.00
Contracted Maintenance & Repairs	\$	34,782.00
Additional Insurance Premium	\$	16,800.00
Copiers	\$	<u>7,500.00</u>
	\$	195,930.00

TOTAL MILLAGE EQUIVALENT

The total millage impact of the Project is:

Table 1 = G.O. Bonds, Series of 2024 \$14,075,000 =	0.12 mills
Table 2 = G.O. Bonds, Series of 2026 \$97,700,000 =	0.83 mills
Total =	0.95 mills

The millage impact from the bond issues of 0.95 mills plus the indirect costs of 0.03 mills equals a total millage impact of 0.98 mills.

FINANCING ANALYSIS

DEBT SERVICE SCHEDULE

<div> <div>ALLENTOWN SCHOOL DISTRICT</div> <div>Series of 2024</div> <div>Actual Issue Size: \$14,075,000</div> </div>											
TABLE 1										Settled	12/23/2024
										Dated	12/23/2024
1	2	3	4	5	6	7	8	9	10	11	12
Payment Date	Principal	Coupon	Yield	Interest	Semi-Annual Debt Service	Fiscal Year Debt Service	Less: State Aid	Local Effort	Existing Local Effort	New Net Local Effort	Millage Equivalent
6/1/2025	5,000	5.000	3.380	308,868.06	313,868.06	313,868.06		313,868.06	14,564,911.66	14,878,779.71	0.05
12/1/2025				351,750.00	351,750.00						
6/1/2026	5,000	5.000	3.380	351,750.00	356,750.00	708,500.00		708,500.00	14,572,500.29	15,281,000.29	0.07
12/1/2026				351,625.00	351,625.00						
6/1/2027	5,000	5.000	3.380	351,625.00	356,625.00	708,250.00		708,250.00	14,572,364.52	15,280,614.52	
12/1/2027				351,500.00	351,500.00						
6/1/2028	5,000	5.000	3.380	351,500.00	356,500.00	708,000.00		708,000.00	14,576,011.79	15,284,011.79	
12/1/2028				351,375.00	351,375.00						
6/1/2029	5,000	5.000	3.380	351,375.00	356,375.00	707,750.00		707,750.00	13,460,498.04	14,168,248.04	
12/1/2029				351,250.00	351,250.00						
6/1/2030	5,000	5.000	3.380	351,250.00	356,250.00	707,500.00		707,500.00	12,651,969.07	13,359,469.07	
12/1/2030				351,125.00	351,125.00						
6/1/2031	5,000	5.000	3.380	351,125.00	356,125.00	707,250.00		707,250.00	12,533,466.76	13,240,716.76	
12/1/2031				351,000.00	351,000.00						
6/1/2032	5,000	5.000	3.380	351,000.00	356,000.00	707,000.00		707,000.00	12,405,163.45	13,112,163.45	
12/1/2032				350,875.00	350,875.00						
6/1/2033	5,000	5.000	3.710	350,875.00	355,875.00	706,750.00		706,750.00	12,412,159.42	13,118,909.42	
12/1/2033				350,750.00	350,750.00						
6/1/2034	5,000	5.000	3.710	350,750.00	355,750.00	706,500.00		706,500.00	12,149,988.17	12,856,488.17	
12/1/2034				350,625.00	350,625.00						
6/1/2035	5,000	5.000	3.710	350,625.00	355,625.00	706,250.00		706,250.00	11,846,559.86	12,552,809.86	
12/1/2035				350,500.00	350,500.00						
6/1/2036	5,000	5.000	3.710	350,500.00	355,500.00	706,000.00		706,000.00	11,849,263.21	12,555,263.21	
12/1/2036				350,375.00	350,375.00						
6/1/2037	5,000	5.000	3.710	350,375.00	355,375.00	705,750.00		705,750.00	11,846,193.57	12,551,943.57	
12/1/2037				350,250.00	350,250.00						
6/1/2038	880,000	5.000	3.710	350,250.00	1,230,250.00	1,580,500.00		1,580,500.00		1,580,500.00	
12/1/2038				328,250.00	328,250.00						
6/1/2039	925,000	5.000	3.740	328,250.00	1,253,250.00	1,581,500.00		1,581,500.00		1,581,500.00	
12/1/2039				305,125.00	305,125.00						
6/1/2040	970,000	5.000	3.830	305,125.00	1,275,125.00	1,580,250.00		1,580,250.00		1,580,250.00	
12/1/2040				280,875.00	280,875.00						
6/1/2041	1,020,000	5.000	3.900	280,875.00	1,300,875.00	1,581,750.00		1,581,750.00		1,581,750.00	
12/1/2041				255,375.00	255,375.00						
6/1/2042	1,070,000	5.000	3.930	255,375.00	1,325,375.00	1,580,750.00		1,580,750.00		1,580,750.00	
12/1/2042				228,625.00	228,625.00						
6/1/2043	1,125,000	5.000	3.980	228,625.00	1,353,625.00	1,582,250.00		1,582,250.00		1,582,250.00	
12/1/2043				200,500.00	200,500.00						
6/1/2044	1,180,000	5.000	4.080	200,500.00	1,380,500.00	1,581,000.00		1,581,000.00		1,581,000.00	
12/1/2044				171,000.00	171,000.00						
6/1/2045	1,235,000	5.000	4.130	171,000.00	1,406,000.00	1,577,000.00		1,577,000.00		1,577,000.00	
12/1/2045				140,125.00	140,125.00						
6/1/2046	1,300,000	5.000	4.150	140,125.00	1,440,125.00	1,580,250.00		1,580,250.00		1,580,250.00	
12/1/2046				107,625.00	107,625.00						
6/1/2047	1,365,000	5.000	4.180	107,625.00	1,472,625.00	1,580,250.00		1,580,250.00		1,580,250.00	
12/1/2047				73,500.00	73,500.00						
6/1/2048	1,435,000	5.000	4.200	73,500.00	1,508,500.00	1,582,000.00		1,582,000.00		1,582,000.00	
12/1/2048				37,625.00	37,625.00						
6/1/2049	1,505,000	5.000	4.200	37,625.00	1,542,625.00	1,580,250.00		1,580,250.00		1,580,250.00	
TOTALS	14,075,000			13,692,118.06	27,767,118.06	27,767,118.06	0.00	27,767,118.06	169,441,049.80	197,208,167.86	0.12
PE%=	0.00%	Estimated									
AR%=	77.52%	(2024-25)									
1 Mill=	5,856,560										

FINANCING ANALYSIS

DEBT SERVICE SCHEDULE

ALLENTOWN SCHOOL DISTRICT <i>Series of 2026</i> Total Issue Size \$97,700,000											
TABLE 2										Settled Dated	6/1/2026 6/1/2026
1	2	3	4	5	6	7	8	9	10	11	12
Date	Principal	Coupon	Yield	Interest	Semi-Annual Debt Service	Fiscal Year Debt Service	Less: State Aid	Local Effort	Existing Local Effort	New Net Local Effort	Millage Equivalent
12/1/2026				2,442,500.00	2,442,500.00						
6/1/2027	5,000	5,000	4.840	2,442,500.00	2,447,500.00	4,890,000.00		4,890,000.00	15,280,614.52	20,170,614.52	0.83
12/1/2027				2,442,375.00	2,442,375.00						
6/1/2028	5,000	5,000	4.640	2,442,375.00	2,447,375.00	4,889,750.00		4,889,750.00	15,284,011.79	20,173,761.79	
12/1/2028				2,442,250.00	2,442,250.00						
6/1/2029	5,000	5,000	4.480	2,442,250.00	2,447,250.00	4,889,500.00		4,889,500.00	14,168,248.04	19,057,748.04	
12/1/2029				2,442,125.00	2,442,125.00						
6/1/2030	5,000	5,000	4.300	2,442,125.00	2,447,125.00	4,889,250.00		4,889,250.00	13,359,469.07	18,248,719.07	
12/1/2030				2,442,000.00	2,442,000.00						
6/1/2031	5,000	5,000	4.190	2,442,000.00	2,447,000.00	4,889,000.00		4,889,000.00	13,240,716.76	18,129,716.76	
12/1/2031				2,441,875.00	2,441,875.00						
6/1/2032	5,000	5,000	4.170	2,441,875.00	2,446,875.00	4,888,750.00		4,888,750.00	13,112,163.45	18,000,913.45	
12/1/2032				2,441,750.00	2,441,750.00						
6/1/2033	5,000	5,000	4.150	2,441,750.00	2,446,750.00	4,888,500.00		4,888,500.00	13,118,909.42	18,007,409.42	
12/1/2033				2,441,625.00	2,441,625.00						
6/1/2034	5,000	5,000	4.170	2,441,625.00	2,446,625.00	4,888,250.00		4,888,250.00	12,856,488.17	17,744,738.17	
12/1/2034				2,441,500.00	2,441,500.00						
6/1/2035	5,000	5,000	4.180	2,441,500.00	2,446,500.00	4,888,000.00		4,888,000.00	12,552,809.86	17,440,809.86	
12/1/2035				2,441,375.00	2,441,375.00						
6/1/2036	5,000	5,000	4.190	2,441,375.00	2,446,375.00	4,887,750.00		4,887,750.00	12,555,263.21	17,443,013.21	
12/1/2036				2,441,250.00	2,441,250.00						
6/1/2037	5,000	5,000	4.260	2,441,250.00	2,446,250.00	4,887,500.00		4,887,500.00	12,551,943.57	17,439,443.57	
12/1/2037				2,441,125.00	2,441,125.00						
6/1/2038	6,135,000	5,000	4.380	2,441,125.00	8,576,125.00	11,017,250.00		11,017,250.00	1,580,500.00	12,597,750.00	
12/1/2038				2,287,750.00	2,287,750.00						
6/1/2039	6,440,000	5,000	4.480	2,287,750.00	8,727,750.00	11,015,500.00		11,015,500.00	1,581,500.00	12,597,000.00	
12/1/2039				2,126,750.00	2,126,750.00						
6/1/2040	6,765,000	5,000	4.580	2,126,750.00	8,891,750.00	11,018,500.00		11,018,500.00	1,580,250.00	12,598,750.00	
12/1/2040				1,957,625.00	1,957,625.00						
6/1/2041	7,100,000	5,000	4.670	1,957,625.00	9,057,625.00	11,015,250.00		11,015,250.00	1,581,750.00	12,597,000.00	
12/1/2041				1,780,125.00	1,780,125.00						
6/1/2042	7,455,000	5,000	4.770	1,780,125.00	9,235,125.00	11,015,250.00		11,015,250.00	1,580,750.00	12,596,000.00	
12/1/2042				1,593,750.00	1,593,750.00						
6/1/2043	7,830,000	5,000	4.850	1,593,750.00	9,423,750.00	11,017,500.00		11,017,500.00	1,582,250.00	12,599,750.00	
12/1/2043				1,398,000.00	1,398,000.00						
6/1/2044	8,220,000	5,000	4.920	1,398,000.00	9,618,000.00	11,016,000.00		11,016,000.00	1,581,000.00	12,597,000.00	
12/1/2044				1,192,500.00	1,192,500.00						
6/1/2045	8,635,000	5,000	4.980	1,192,500.00	9,827,500.00	11,020,000.00		11,020,000.00	1,577,000.00	12,597,000.00	
12/1/2045				976,625.00	976,625.00						
6/1/2046	9,065,000	5,000	5.080	976,625.00	10,041,625.00	11,018,250.00		11,018,250.00	1,580,250.00	12,598,500.00	
12/1/2046				750,000.00	750,000.00						
6/1/2047	9,515,000	5,000	5.130	750,000.00	10,265,000.00	11,015,000.00		11,015,000.00	1,580,250.00	12,595,250.00	
12/1/2047				512,125.00	512,125.00						
6/1/2048	9,990,000	5,000	5.170	512,125.00	10,502,125.00	11,014,250.00		11,014,250.00	1,582,000.00	12,596,250.00	
12/1/2048				262,375.00	262,375.00						
6/1/2049	10,495,000	5,000	5.220	262,375.00	10,757,375.00	11,019,750.00		11,019,750.00	1,580,250.00	12,600,000.00	
TOTALS	97,700,000			88,278,750.00	185,978,750.00	185,978,750.00	0.00	185,978,750.00	167,048,387.86	353,027,137.86	0.83
PE%=	0.00%	<i>Estimated</i>									
AR%=	78.38%	<i>(2025-26)</i>									
1 Mill=	5,856,560										

RESOLUTION

ALLENTOWN SCHOOL DISTRICT
Allentown, Lehigh County, Pennsylvania
New Allentown Academy

RESOLUTION

WHEREAS, the Board of School Directors ("Board") of this School District has determined that a new school facility for grades K to 8 is required for the use of the pupils of this School District and has authorized preliminary steps to be taken with regard to this school project, consisting of planning, designing, constructing, and furnishing a new school facility for grades K to 8 (herein "Project"); and

WHEREAS, the Pennsylvania Public School Code of 1949, as amended (the "School Code"), including amendments made pursuant to Act 34 of the Session of 1973 of the General Assembly ("Act 34"), requires, *inter alia*, that a public hearing be held prior to the construction, the entering into a contract to construct, or the entering into a contract to lease a new school building or a substantial addition to an existing school building; and

WHEREAS, in accordance with the requirements of Act 34 and the School Code, a public hearing is required to be held in conjunction with the Project; and

WHEREAS, the School Code requires that a notice of such public hearing under Act 34 be advertised at least twenty (20) days prior to such hearing and that certain information be made available to persons in attendance at such hearing and that certain financial information be available for inspection by interested citizens during the period of such advertisement; and

WHEREAS, the Board desires to authorize its Solicitor, Administration, Architect, Financial Consultant, and others to take certain actions with respect to the Project; and

WHEREAS, the School District wishes to take certain action with respect to the Project and to comply with Act 34 and the School Code.

NOW, THEREFORE, BE IT RESOLVED, by the Board of School Directors of Allentown School District, Allentown, Lehigh County, Pennsylvania, as follows:

1. The School District hereby authorizes a public hearing to be held in accordance with and in compliance with the requirements of Act 34 and the School Code, at Community Services for Children with an address of 1520 Hanover Avenue, Allentown, Pennsylvania 18109, on Monday, November 17, 2025, beginning at 5:30 PM, prevailing time.

2. The Board Secretary is hereby authorized and directed to advertise the Notice of Public Hearing set forth in **Exhibit "A"**, which is attached hereto and made a part hereof, in accordance with the requirements thereof and of Act 34 and the School Code.

RESOLUTION

3. This School District hereby authorizes the following maximum project cost and maximum building construction cost for the Project as follows:

<u>Maximum Project Cost</u>	<u>Maximum Building Construction Cost</u>
\$ 136,011,939	\$ 99,858,887

4. The Board hereby authorizes and directs that descriptions of the Project be prepared and hereby directs the Board Secretary to make copies of such descriptions of the Project available to interested citizens requesting the same at the place and during the reasonable hours stated in the Notice of Public Hearing, after approval thereof by the Solicitor of this School District, and also to make such project descriptions available to the public media as required by Act 34, the School Code, and the regulations of the Pennsylvania Department of Education.

5. This School District hereby authorizes Jeffrey T. Sultanik, Esquire, and the law firm of Fox Rothschild LLP, Blue Bell, Pennsylvania, Solicitor for the School District, to perform such acts on behalf of this District as may be necessary in connection with the Project.

6. This School District hereby authorizes the architectural firm known as Breslin Architects, Project Architects for the designated Project, to perform such acts on behalf of the School District as may be necessary in connection with the Project.

7. This School District hereby authorizes the firm of PFM Financial Advisors, LLC, as financial consultant, to perform such acts on behalf of the School District as may be necessary in conjunction with the Project.

8. This School District further authorizes the engagement of a court stenographer to transcribe the Act 34 proceedings, consistent with the intent of this Resolution.

9. This School District further authorizes its Officers, Administration, Solicitor, Financial Consultant, and Project Architect to take any and all necessary actions in order to effectuate the intent and purpose of this Resolution.

DULY ADOPTED, by the Board of School Directors of this School District, this 23rd day of October, 2025.

ALLENTOWN SCHOOL DISTRICT
Allentown, Lehigh County, Pennsylvania

Attest: _____
Mr. Ronald Simonson
Board Secretary

By: _____
Ms. Andrene Brown-Nowell
Board President

RESOLUTION

CERTIFICATE

I, undersigned, Secretary of the Board of School Directors of the Allentown School District, Allentown, Lehigh County, Pennsylvania (the "School District"), hereby certify: that the foregoing is a true and correct copy of the Resolution, which was duly adopted by affirmative vote of a majority of all members of the Board of School Directors of the School District duly convened and held according to law on October 23, 2025 at which meeting a quorum was present; that said Resolution has been duly recorded in the minutes of the Board of School Directors of the School District; and that said Resolution is in full force and effect, without amendment, alteration, or repeal as of the date of this Certificate.

I further certify that the Board of School Directors of the School District met the advance notice requirements of the Sunshine Act, Act No. 1998-93 of the General Assembly of the Commonwealth of Pennsylvania, approved October 15, 1998, by advertising said meeting and posting prominently a notice of said meeting at the principal office of the School District or at the public building in which said meeting was held, all in accordance with such Act.

IN WITNESS WHEREOF, I set my hand and affix the official seal of the School District, this 23rd day of October, 2025.

Mr. Ronald Simonson
Board Secretary

(SEAL)

LEGAL NOTICE

EXHIBIT "A"

BOARD OF SCHOOL DIRECTORS OF THE ALLENTOWN SCHOOL DISTRICT

NOTICE OF PUBLIC HEARING IN ACCORDANCE WITH ACT 34

TO: ALL RESIDENTS OF THE ALLENTOWN SCHOOL DISTRICT

Please take notice that a public hearing will be held at Community Services for Children, with an address of 1520 Hanover Avenue, Allentown, Pennsylvania 18109 on Monday, November 17, 2025, beginning at 5:30 PM, prevailing time, relating to the planning, designing, construction, and furnishing of the new Allentown Academy, located at 1600 Hanover Avenue in Allentown, Lehigh County, Pennsylvania (herein "Project") in accordance with Act 34 of the Pennsylvania Legislature.

A description of the Project, including the facts with respect to the educational, physical, administrative, budgetary, and fiscal matters relating to the Project, and certain other information will be presented and will be available for consideration at the public hearing on Monday, November 17, 2025 and from Friday, October 24, 2025 until the public hearing during regular business hours of the Allentown School District (herein the "School District"), 8:00 AM to 4:00 PM, Monday through Friday, at the offices of the Superintendent located at 31 South Penn Street, Allentown, Pennsylvania 18102.

The Board of School Directors of the School District (herein, the "Board") by Resolution duly adopted has authorized the following:

<u>Maximum Project Cost</u>	<u>Maximum Building Construction Cost</u>
\$ 136,011,939	\$ 99,858,887

This public hearing is being held with respect to the Project pursuant to the requirements of the Pennsylvania Public School Code of 1949, approved March 10, 1949, as amended and supplemented, including amendments made pursuant to Act 34 of the Session of 1973 of the General Assembly.

Residents and employees of the School District may submit written comments regarding the Project no later than 3:30 PM on Monday, November 17, 2025. Such written testimony should be mailed via first class U.S. mail or hand delivered (electronic mail shall not constitute acceptable delivery) to:

Mr. Ronald Simonson, Board Secretary
Allentown School District
31 South Penn Street
Allentown, Pennsylvania 18102

The written comments shall include the name and address of the person submitting the comments, identification of the sender as a District resident or employee, and a description of the support or objection to the Project. To be of most benefit, a statement of objection should be followed by a viable alternative solution.

Any and all interested persons may further appear at and attend the public hearing and will be given reasonable opportunity to be heard at such public hearing. Sign-in sheets will be available at the time of the hearing. The Board will call upon individuals signing such sign-in sheets in the order in which they

LEGAL NOTICE

appear. Comments will be limited to five (5) minutes per interested person. No person shall be allowed to speak a second time until all parties commenting the first time have been heard. The Board will allow public comment and/or questioning until the conclusion of the hearing.

The public hearing will be livestreamed for viewing purposes only. Please see the School District website at allentownsd.org for additional information.

Written comments regarding the Project will also be received by the Secretary of the Board of School Directors at the School District's administrative offices until 3:30 PM on Thursday, December 18, 2025. Such written comments should be mailed via first class U.S. mail or hand delivered (electronic mail shall not be acceptable delivery) at the address noted above.

BY THE ORDER OF THE BOARD OF SCHOOL DIRECTORS

ALLENTOWN SCHOOL DISTRICT
Allentown, Lehigh County, Pennsylvania

Mr. Ronald Simonson
Board Secretary