



Kettering City Schools **Future-Ready Facilities**

The Kettering City School District will develop high-quality, modernized facilities that support evolving technology, equitable learning environments, and long-term sustainability.

2025-2026

Our Aging Buildings

1949 - Van Buren Middle School	77 Years
1952 - Oakview	74 Years
1954 - Beavertown	72 Years
1954 - Southdale	72 Years
1956 - Orchard Park	70 Years
1959 - Fairmont High School	67 Years
1959 - Kettering Early Childhood	67 Years
1960 - J.E. Prass	66 Years
1962 - Indian Riffle	64 Years
1963 - Kettering Middle School	63 Years
1966 - John F. Kennedy	60 Years
2005 - Greenmont	21 Years



Future-Ready Facilities Master Plan

Positive-Impact

COST SAVINGS

- Improved operational efficiency with heating, cooling, electric, and maintenance
- Cost savings reinvested into programs & services

CONSISTENT & BALANCED CLASS SIZES

- No staff job loss
- Protect and enhance our instructional programming
- Maintain optimal class sizes across the district

EDUCATIONAL OPPORTUNITIES

- Modernized equipment & learning spaces for exploration & collaboration
- Optimal accessibility for all students and staff
- Increased opportunity for student and staff collaboration to enhance student achievement
- Equitable and broader academic and extracurricular offerings, specialized programs



**Facilities
Construction
Commission**

If the cost to renovate is more than 66.7% of the cost of a replacement building, the OFCC will recommend building a new building instead.

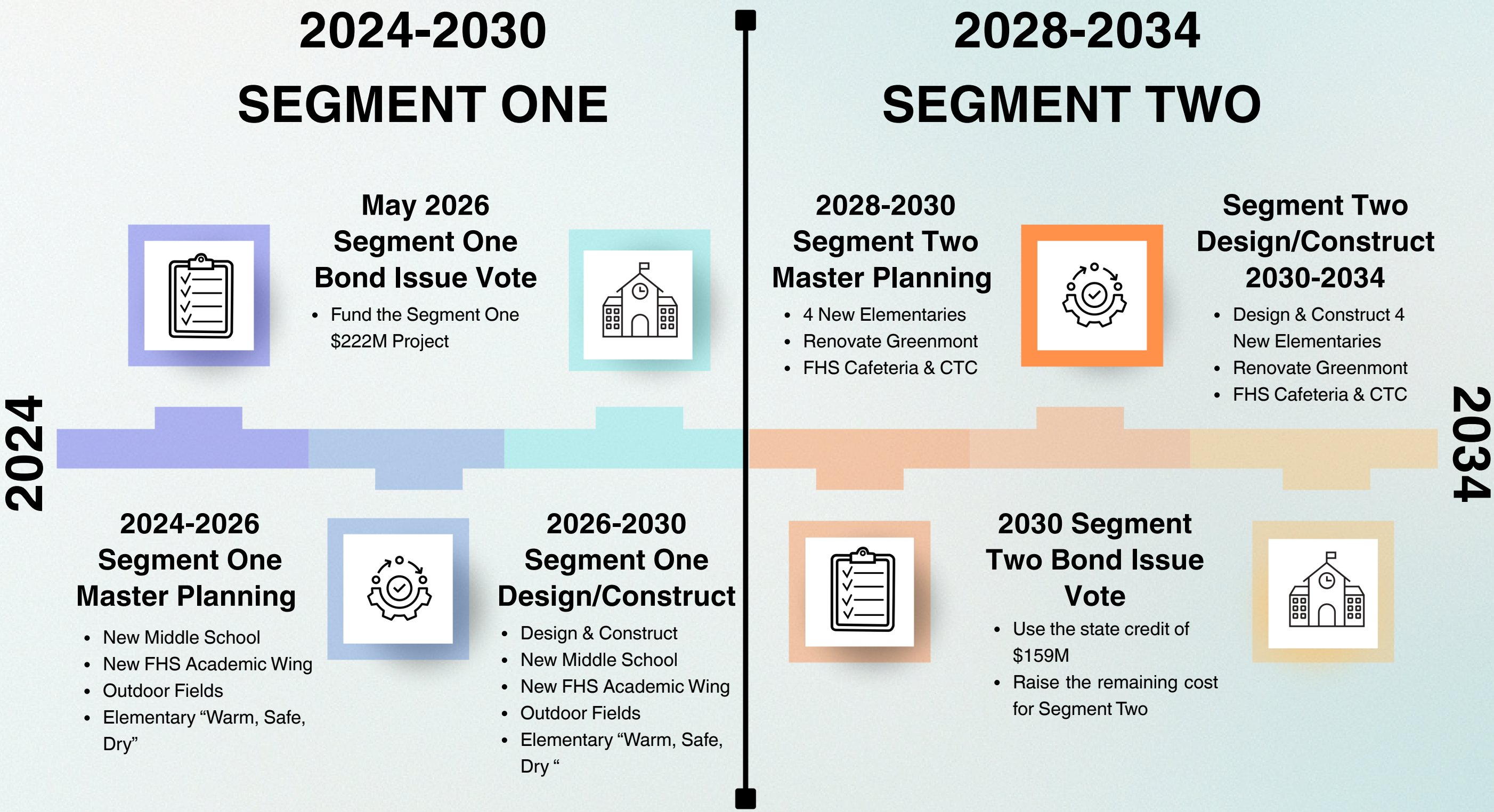
***The OFCC assessed all 12 of our school buildings.
11 out of our 12 buildings exceed the 66.7% cost to reno ratio.***

- The state will fund up to 43% of the co-funded project cost of a new buildings and the academic wing of the high school. They will not fund renovations of those buildings.
- The state will co-fund up to 43% of the cost of renovations to Greenmont.

**The summary of each building assessment is found on the Future-Ready Facilities website :
<https://www.ketteringschools.org/future-ready-facilities-plan>**

**All co-funded projects must follow the Ohio School Design Manual*

Future-Ready Facilities Timeline



Existing Buildings

1. Fairmont High School (9-12)
2. Van Buren Middle School (6-8)
3. Kettering Middle School (6-8)
4. Greenmont Elementary (K-5)
5. Beavertown Elementary (PreK-5)
6. Indian Riffle Elementary (PreK-5)
7. JFK Elementary (PreK-5)
8. Oakview Elementary (PreK-5)
9. Orchard Park Elementary (PreK-5)
10. JE Prass Elementary (K-5)
11. Southdale Elementary (K-5)
12. Kettering Early Childhood Center (PreK)

Proposed Buildings

- | | |
|----------------------------------|-------------|
| 1. Fairmont High School (9-12) | Segment One |
| 2. New Middle School (6-8) | Segment One |
| 3. Greenmont Elementary (PreK-5) | Segment Two |
| 4. New Elementary (PreK-5) | Segment Two |
| 5. New Elementary (PreK-5) | Segment Two |
| 6. New Elementary (PreK-5) | Segment Two |
| 7. New Elementary (PreK-5) | Segment Two |

★ *Elementary locations will be determined by the Master-Planning process:*

- Engaging input from the community
- Maintaining a neighborhood concept
- Geographically space out the 5 buildings across the district
- Using land already owned by the district
- Utilizing best opportunity for facility design and safety
- Maximizing cost efficiencies

Current State of Facilities: *Challenges Ahead*

OUTDATED DESIGNS

- Consistently smaller square footage classroom space with outdated furniture
- Modernize accessibility

AGING INFRASTRUCTURE CONCERNS

- Need for repairs and updates.
- Maintenance is outpacing the budget

OUTDATED TECHNOLOGY SYSTEMS

- Insufficient for modern education
- Tech lag disrupts learning

1.42M

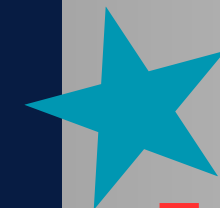
Total Square Footage

7,500

Total Student Enrollment

1M

OFCC Recommended Square Footage



Total schools are approximately 30% over sq. ft.
Middle Schools are approximately 41% over sq. ft.

Financial Responsibility:

★ Total schools are approximately 30% over sq. ft.
Middle Schools are approximately 41% over sq ft

We must right-size the square footage of our buildings

\$321M

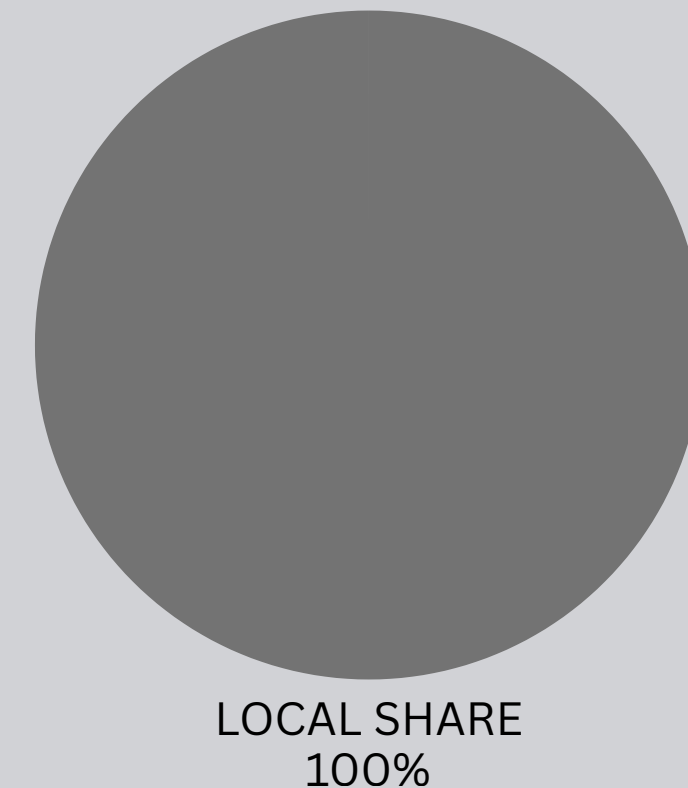
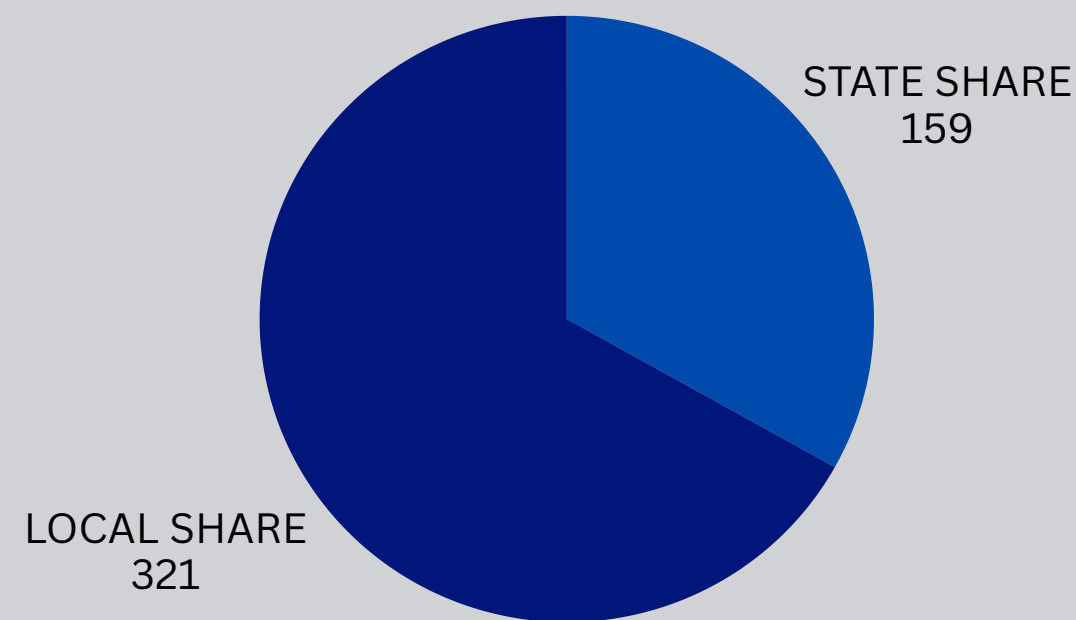
OFCC New
Construction **Local
Share**

\$159M

OFCC New
Construction
State Share

\$350M

Repair & Maintain **Old
Schools** that now are 60-70
years old. **100% Local Share**



**Partner with the OFCC and
consolidate into new buildings**

**Address critical needs with 100% local dollars
and consolidate into existing old buildings**

Future-Ready Facilities

Segment One

Bond Issue Estimate

Home Value	Monthly Cost	Over 65 or Disabled (income based)
\$100,000	\$17.47	\$12.87
\$200,000	\$34.94	\$30.02
\$300,000	\$52.41	\$47.18
\$400,000	\$69.88	\$64.34
\$500,000	\$87.35	\$81.50

Costs based on current assumptions of property value and bond components.

Kettering City Schools

PROCESS

1st Resolution (\$222M) goes before the Board of Education: Oct 21, 2025

County Auditor certifies the Bond Issue millage.

2nd Resolution for ballot language goes to the Board of Education: Nov 18, 2025

May 2026 Bond Issue election vote

REASONS

The Ohio Facilities Construction Commission assessment results.

Permanent Improvement funds are insufficient for aging buildings

SUMMARY

THIS PLAN PROVIDES THE DISTRICT WITH APPROXIMATELY \$159M FROM THE STATE.

Revised on Oct 9, 2025



Bond Project Overview

Existing Projected Project Cost

- \$321 Local Share
- \$159 State Share
- \$480 Total

Millage Dropoff Impact

- Segment 2 Bond Issue actual cost



With the 2002 bond ending in 2031, the Segment Two bond could be a no new tax increase depending on the final cost of Segment One construction.

Total Estimated Local Cost \$321 Million

Segment	Cost	Millage
Segment One	\$222 Million	5.99 Mills
Segment Two	\$99 Million	2.67 Mills

Impact of Existing Bond Drops

Year	Mill Reduction	Savings per \$100,00 Home
2028	0.62 mills	\$1.75/month
2031	2.13 mills	\$5.83/month
2032	.49 mills	\$1.43/month

Disclaimer: The projections above are based on current information and assumptions, which are subject to change. Factors such as unforeseen project costs, investment performance, and shifting financial priorities may impact these figures over time. This information is intended to provide a conceptual understanding, not a definitive or fixed outcome.

What happens if we do not partner with the state to receive \$159M to help fund the Future-Ready Facilities Master Plan?

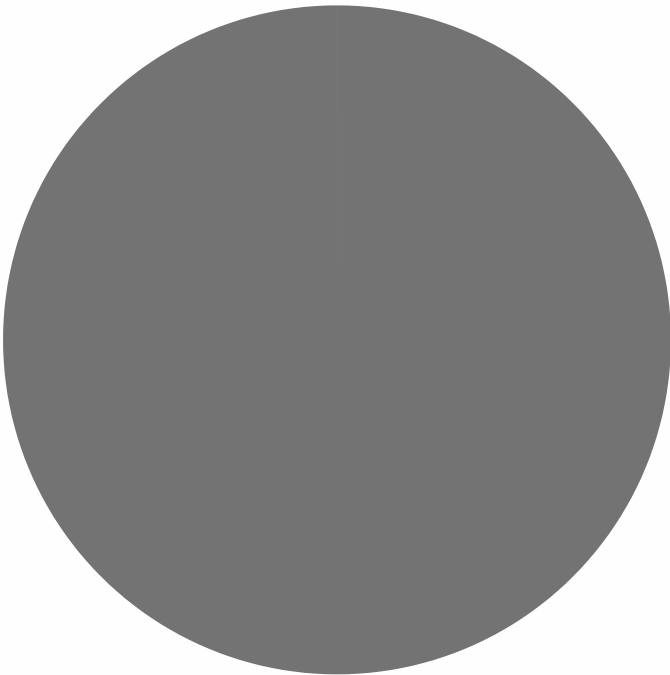
We will have to raise funds to cover the estimated \$350M to invest in our aging buildings - this will still take 10+ years and our buildings will be 70-88 years old

We will still consolidate our middle schools and elementary schools into existing buildings for operational efficiencies.

The maintenance and structural needs of our buildings are significantly outpacing our available funds.

\$350M

Repair & Maintain **Old Schools** that now are 60-70 years old. **100% Local Share**



LOCAL SHARE
100%



**Thank
You!**

**Please provide
us your
feedback**