

EASTWOOD LOCAL SCHOOLS



Community Meeting No.1

April 15, 2026

Facilitated by



Welcome



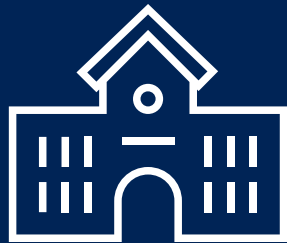
Brian Hughes
Superintendent



Agenda



**Meet the
team**



**Inform:
Why we're here**



**Learn: Collect
feedback**



Timeline

Exit tickets

EXIT TICKET  **GARMANN
MILLER**

What other questions or concerns do you have regarding
the facility master planning process?

Name: _____
Email/phone: _____

The GARMANN MILLER team



Eric Baltzell PE
CEO & Project Executive



Matt Hibner AIA
Principal & Architect



Monica Bruaw CPSM
Educational Planner



Tim Tarvin
Educational Planner

We are



- Established 1993 in Minster
- Top 50 K-12 planning & design firm; 130+ professionals
- No. 1 in U.S. for Client Experience



Task Force Members

Brianna Allegier

Carolyn Ashby

Jason Back

Corey Bettenbrock

Jillan Bodey

Matt Bostdorff

Roger Bostdorff

Dr. Bratwurst

Matthew Brinker

Jaycee Brown

Nichole Brown

Jared Cooper

Ashley Culp

David Dennis

Dwight Fertig

Sarah Frank

Gary Gardner

Janel Gerwin

AJ Haas

Nick Hannan

Denny Helm

Andrew Hemminger

Jamie Henline

Trent Henline

Adam Hoffmann

Brian Hughes

Jim Kieper

Dean Krukemyer

Rebecca Krukemyer

Kevin Leady

Monica Leppelmeier

Amy Miller

Christy Miller

Dan Mundrick

Brian Myers

Skip Recker

Brian Sabo

Nikki Sabo

Brytanne Strayer

Jason Unger

Garrett Vetter

John Wagner

Missy Wagoner

Katie Ward

Luke Ward

Corey Weiland

Arik Witker

Kyle Wright

Eastwood Community

- Alumni
- Teachers
- Administrators
- BOE member(s)
- Parents of current students
- Parents of past students
- Business owners
- Farmers
- Manufacturing/industry
- Retired!
- Participated in previous planning effort
- Music boosters
- Athletic boosters



An aerial photograph of a suburban area, including a stadium, high school, middle school, and elementary school, is overlaid with a semi-transparent blue layer. The text 'Why are we here?' is centered in white, with a red horizontal line below it. Various landmarks are labeled in white text on the map.

Why are we here?

FREEDOM
FIELD AT
JERRY
RUTHERFORD
STADIUM

BEDROCK AT 42"-60"

LUCKEY ROAD/CO RD 11

EASTWOOD
HIGH SCHOOL

EASTWOOD
MIDDLE
SCHOOL

EASTWOOD
ELEMENTARY
SCHOOL

SUGAR RIDGE ROAD



EASTWOOD LOCAL SCHOOLS

The EAGLE WAY 2.0



Our Core Beliefs	Lead to positive Behaviors	Therefore....I AM!
We Do What's Right	Make good choices even when no one is watching. Step Up and Own it. Be part of the solution.	Accountable A Problem Solver
We Do the Best We Can	Be the Best Version of You. Have GRIT, Never Quit. Embrace productive discomfort.	Adaptable Resilient Creative
We Treat Others the Way We Want to be Treated	Respect yourself and others. Show kindness & compassion with your words and actions. Invest in each other.	Empathetic An Effective Communicator Collaborative

Today's students...

Gen Z (1997-2012) and Gen Alpha (2010-2024)

- Have always had digital technology
- Visual learners
- Social Connection vs. social skills
- Mobile
- Globally connected
- Information is constantly and reliably at their fingertips
- **Most are preparing for jobs that don't currently exist**
- **Many are replacing Baby Boomers in frontline positions**

Ideal learning experience

- Personalized
- Hands-on
- Collaborative
- Project-based
- Technology integration
- Career focused
- Interpersonal skills
- Emphasizes creative and critical problem-solving
- Adaptability
- Digital literacy
- Global citizenship
- Social emotional learning
- Executive functions

Eastwood's Challenge

What does the
“Eastwood Experience”
look like today?

- Traditional classrooms
- Limited collaboration space
- Minimal dedicated breakout areas
- Technology used primarily for productivity



Bridging the gap with
**facilities that support
the experience**

- Flexible Learning Spaces
- Dedicated Collaboration Spaces
- Technology Enhanced Classrooms
- Dynamic Learning Environments



What is the
“Eastwood Experience”
of tomorrow?

- Student-centered interactive lessons
- Innovative content creation
- Enhanced teamwork
- Real world problem solving
- Ability to adapt to rapidly changing technology

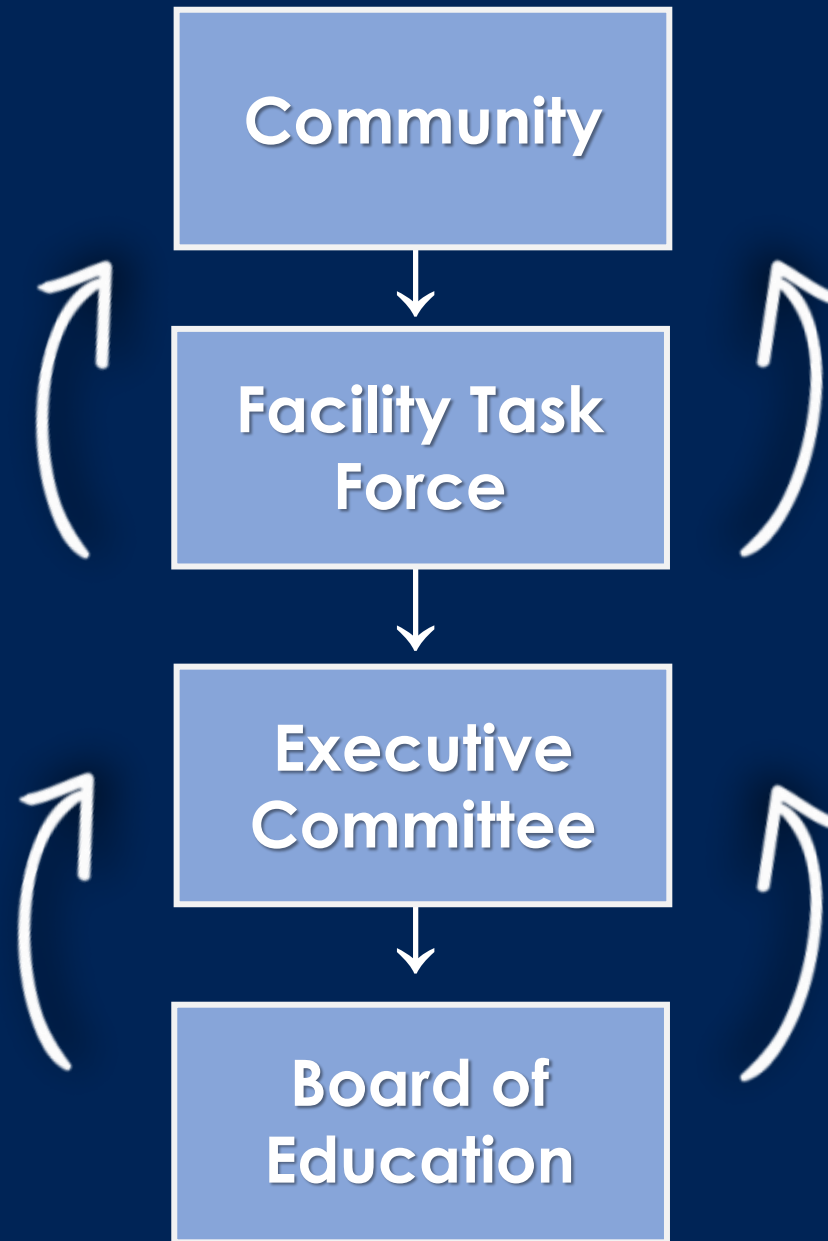


Planning process

Guiding principles

- ▶ Heavy emphasis on transparency
- ▶ Open, community-driven process
- ▶ No predetermined outcomes

Who's who in facility planning process



Our 3D process



Define



Discover



Develop

Our 3D process



Where we've been

Facility Task Force meeting No.1	February 12, 2026
Facility Assessment Validation	February 16, 2026
Programming meeting	February 18, 2026
Facility Task Force meeting No.2	March 4, 2026
Facility Task Force meeting No.3	March 24, 2026
Community meeting No.1	April 15, 2026





**Facilities
Construction
Commission**

The Ohio Facilities Construction Commission (OFCC) manages Ohio's school facility programs that provide support for construction and renovation of public K-12 schools.



**Facilities
Construction
Commission**

For this potential project, the OFCC would fund up to 36 percent of the cost, capped at \$17.55 million.*

*April 2026 construction cost update by OFCC is required



**Facilities
Construction
Commission**



Enrollment

+



Facility
assessments

=



Master plan

Eastwood's Enrollment

- ▶ The 10-year state projection anticipates a slight decline
- ▶ In 2025, rural districts throughout Ohio lost 2.2% on average
- ▶ 1,423 students in PK-12 in 2030-2031 for Master Facility Plan
- ▶ **For districts with less than 1,500 students, the OFCC recommends a single building solution**

Current facilities



Current facilities (MS & HS)

- ▶ The high school (9-12) opened in 1961
- ▶ A high school addition project in 2000 added an academic wing, gymnasium, locker rooms, weight room and the Eagle's Nest
- ▶ The middle school (*5-8) opened in 1970
- ▶ *Currently, 5th grade utilizes the MS for lunch / specials

Facility assessments

1. Heating system
2. Roofing
3. Ventilation/air conditioning
4. Electrical systems
5. Plumbing and fixtures
6. Window
7. Structure: foundation
8. Structure: walls and chimneys
9. Structure: floors and roofs
10. General finishes
11. Interior lighting
12. Security systems
13. Emergency/egress lighting
14. Fire alarm
15. Handicapped access
16. Site condition
17. Sewage system
18. Water supply
19. Exterior doors
20. Hazardous material
21. Life safety
22. Loose furnishings
23. Technology

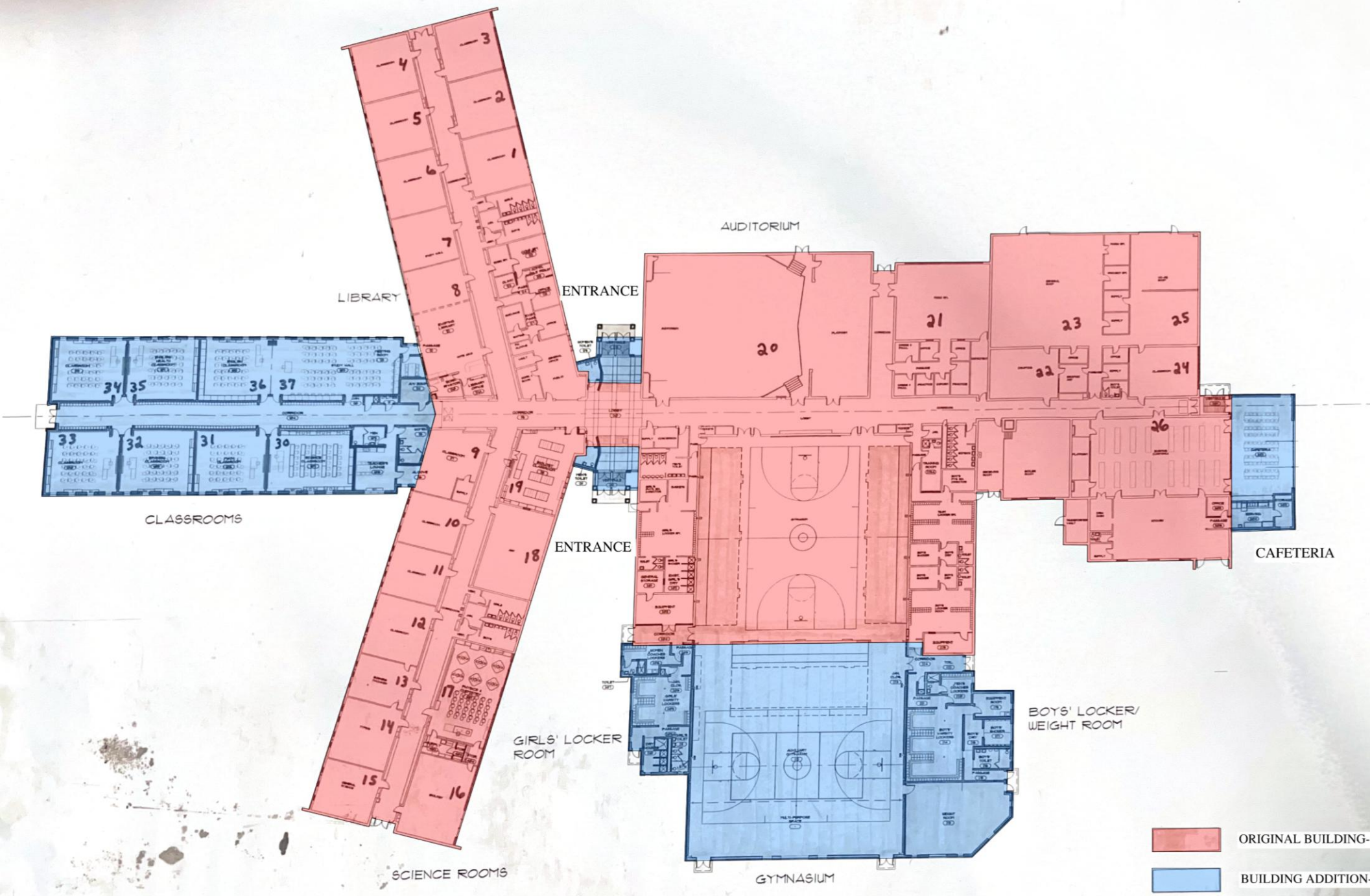
Existing conditions



Existing High School Building

RED is original building from 1961

BLUE was added in 2000



Existing High School

- ▶ **\$32-33 million to renovate the High School**

Heating System	\$6.7 million
General Finishes	\$4.3 million
Electrical	\$3.8 million
Roofing	\$1.7 million

- ▶ **74% Renovate to Replace Ratio**
 - The OFCC recommends replacing when over 66%

Existing Middle School Building



Existing Middle School

- ▶ **\$22-23 million to renovate the Middle School**

Heating System	\$4.4 million
General Finishes	\$2.9 million
Electrical	\$2.5 million
Roofing	\$1.3 million

- ▶ **77% Renovate to Replace Ratio**

-The OFCC recommends replacing when over 66%

Renovation Costs

- ▶ To renovate **BOTH** the High School and the Middle School to code and required standards, the projections are in the range of:

\$54 - \$56 million

Renovation life expectancy – 25 years

New construction life expectancy – 50 years



Base Master Facility Plan

Add 100,111 sq. ft. to Elementary to make PK-12,
total size 180,922 sq. ft.

Optional Allowance for Abate/Demolish of Existing Facilities

\$48,760,123 co-funded cost*

\$31,206,479 Local Share (64%)

\$17,553,644 State Share (36%) Maximum state contribution

**Costs subject to April 2026 construction cost update, expected to be 3%-5%*



Ohio School Design Manual (OSDM)

requirements

- **Square footage**
 - Guideline per space type
 - 25 students / classroom
- **Indoor air quality**
 - HVAC
 - Temperature control
- **Electrical**
 - Receptacle count, location
- **Technology**
 - Wifi/network
 - Classroom technology
- **Storage/casework**
- **Loose Furniture**
- **Visual Display Boards**
- **Access to natural daylight**
- **Plumbing**
 - Sinks as required (science, special education, career tech)

Program of Requirements (POR)

- Core academic classrooms
- Industrial Tech Classroom
- Ag-Ed Lab
- CAD Lab
- Instrumental Room
- Vocal Room
- Art Room
- STEM Lab
- MS Auxiliary Gym
- HS Competition Gym
- Multipurpose PE Room
- Itinerant Personnel Offices
- OT/PT Spaces
- Therapist Group Offices

Eastwood's footprint today

As of today, the Elementary, Middle School and High School combine for a total of

244,941

square feet



An Upgraded Nest

- ▶ The goal is to provide a building(s) that will serve as the new home for Middle School (5-8) and High School (9-12)
- ▶ The replacement building(s) would likely be approximately 100,000 square feet or more
- ▶ An option would be to allow for the complete demolition of the Middle School and partial demolition of the High School



Eastwood's potential footprint

Potentially build 100,000 square feet, keep the High School gym and auditorium, and add that to the existing Elementary, that would give us just over

250,000+

square feet



Priority rankings activity

Garage sale stickers

\$5

\$3

\$2

\$1

50¢



Priority Options

- Two separate buildings
- One PK-12 building
- Save existing HS Auditorium
- Enhanced auditoria in new building
- Site circulation / traffic flow
- Vocational / hands-on / career-tech space
- Keeps existing HS gym
- Square footage for learning spaces
- Maintain athletic field location
- Community space / room
- Other

Security/Safety is #1
and a given



Site Master Plan Activity

What's possible

LUCKEY ROAD/CO RD 11

FREEDOM
FIELD AT
JERRY
RUTHERFORD
STADIUM

BEDROCK AT 42"-60"

BEDROCK AT 4"-10"

POSTS
& BD OFF

EASTWOOD
HIGH SCHOOL

EASTWOOD
MIDDLE
SCHOOL

EASTWOOD
ELEMENTARY
SCHOOL

SUGAR RIDGE ROAD

The Eastwood Campus



2026 general timeline

February 12

Task Force Meeting #1

February 16

Building & site assessment validation review

February 18

Program of Requirement (POR) Meeting

March 4

Task Force Meeting #2

March 24

Task Force Meeting #3



April 15

Community Meeting #1

April 28

Task Force Meeting (design option and budget review)

April

Finalize initial master plan direction with OFCC

May

Task Force Meeting(s)

June

Community Meeting - TBD

June

Board approves final master facility plan and project scope

July 9

OFCC Commission approves master facility plan

July 20

State Controlling Board approves master facility plan

November 3

Earliest ballot opportunity

EASTWOOD LOCAL SCHOOLS



Q & A session



**GARMANN
MILLER**

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