INDEPENDENT SCHOOL DISTRICT #624

SCHOOL BOARD WORK SESSION PACKET

March 23, 2026

Independent School District No. 624

MISSION STATEMENT

The mission of the White Bear Lake Area School District, the community at the forefront of educational excellence, honoring our legacy and courageously building the future, is to ensure each student realizes their unique talents and abilities, and makes meaningful contributions with local and global impact through a vital system distinguished by:

- *Students who design and create their own future*
- *A culture that respects diverse people and ideas*
- *Safe, nurturing and inspiring experiences*
- *Exceptional staff and families committed to student success*
- *Abundant and engaged community partners*

Approved by White Bear Lake Area School Board on December 9, 2019

INDEPENDENT SCHOOL DISTRICT NO. 624
WHITE BEAR LAKE, MN 55110

To: Members of the School Board

From: Dr. Wayne A. Kazmierczak
Superintendent of Schools

Date: March 18, 2026

A work session of the White Bear Lake Area School Board will be held on **Monday, March 23, 2026**, at 5:30 p.m. in Room 200 at the District Service Center at Sunrise Park, 2399 Cedar Avenue, White Bear Lake, MN.

WORK SESSION AGENDA

A. PROCEDURAL ITEMS
1. Call to Order
2. Roll Call

B. DISCUSSION ITEMS
1. Vadnais Heights Elementary Update
2. Building Our Future & Facilities Update

C. OPERATIONAL ITEMS
1. Action on Bid for Sunrise Park and White Bear Lake Area High School Parking Lot Additions

D. LABOR NEGOTIATIONS*

E. ADJOURNMENT

**This portion of the meeting may be closed to consider strategy for labor negotiations, including negotiation strategies or developments or discussion and review of labor negotiation proposals, conducted pursuant to Minn. Stat. 179A.01 to 179A.25.*

B. DISCUSSION ITEMS

AGENDA ITEM:	**Vadnais Heights Elementary Update**
MEETING DATE:	**March 23, 2026**
SUGGESTED DISPOSITION:	**Discussion Item**
CONTACT PERSON(S):	**Dr. Alison Gillespie, Assistant Superintendent for Teaching and Learning**

BACKGROUND:

Dr. Alison Gillespie, Assistant Superintendent for Teaching and Learning, and Sara Svir, Principal of Vadnais Heights Elementary will give an update on Vadnais Heights Elementary.



Vadnais Heights Elementary

3/23/2026

Sara Svir, Principal

Vadnais Heights Elementary is the cornerstone of our community.

Together we:

Value each person as we provide a high quality education,

Help our community as we prepare students academically and socially,

Enrich lives as we inspire students, and

Safe spaces are created that celebrate diversity and foster lifelong learning.

GO BEARS

Agenda

- Overview of Vadnais Heights Elementary
- Reflections & Goals for 2025-’26
- Highlights & Happenings
- Questions



Overview

- 400 Students: Kindergarten - 5th Grade
- PreK Program
- Three K-5 Neighborhoods: Grizzlies - Polars - Kodiaks
- 43.5% Free & Reduced - Title 1 School
- 50.9% Students of Color
- 15.5% Multilingual Services
- 21.4% Special Education Services
- 100% Amazing - Students, Families & Staff



V.H.E.S. 2025-’26 Goals

Academic Achievement

- By June 2026, 80% of K-1 students will score low-risk on the FastBridge earlyReading Composite.
- By June 2026, 80% of 2-5 students will score low-risk on the FastBridge CBMreading.
- By June 2026, 80% of 2-5 students will score low-risk on the FastBridge aReading.
- By June 2026, 80% of 2-5 students will score low-risk on the FastBridge aMath.
- V.H.E.S. 3-5th grade ML students from the spring of 2025 to the spring of 2026 will demonstrate growth towards proficiency on the aReading from a level of 29% proficiency on average to a level of 44% proficient on average.

Student Experience

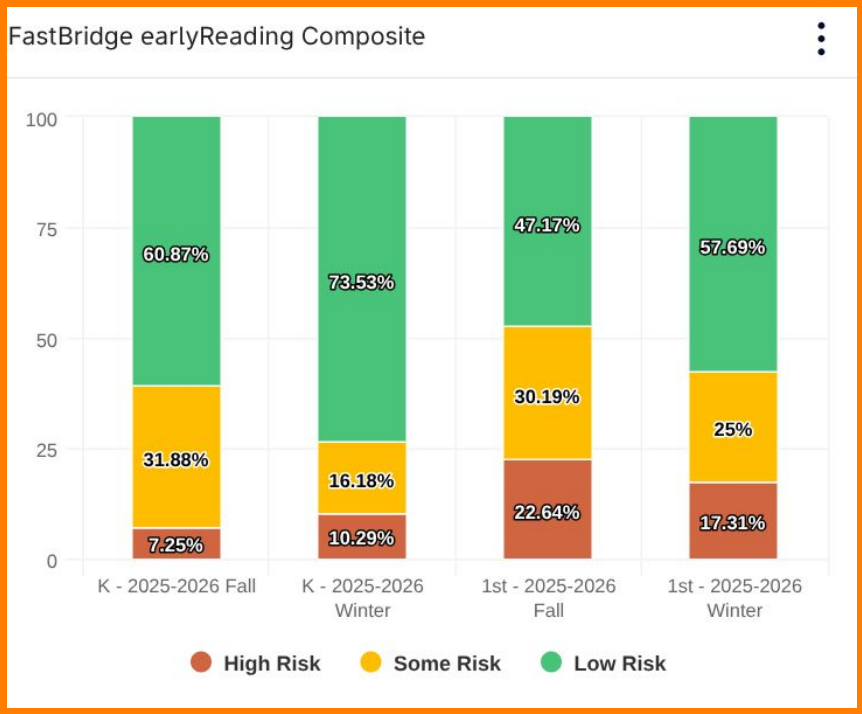
- In 2024-2025, 75% of students said “they like” coming to school and our goal is to increase this result to 85% during the 2025-2026 school year.



GO BEARS

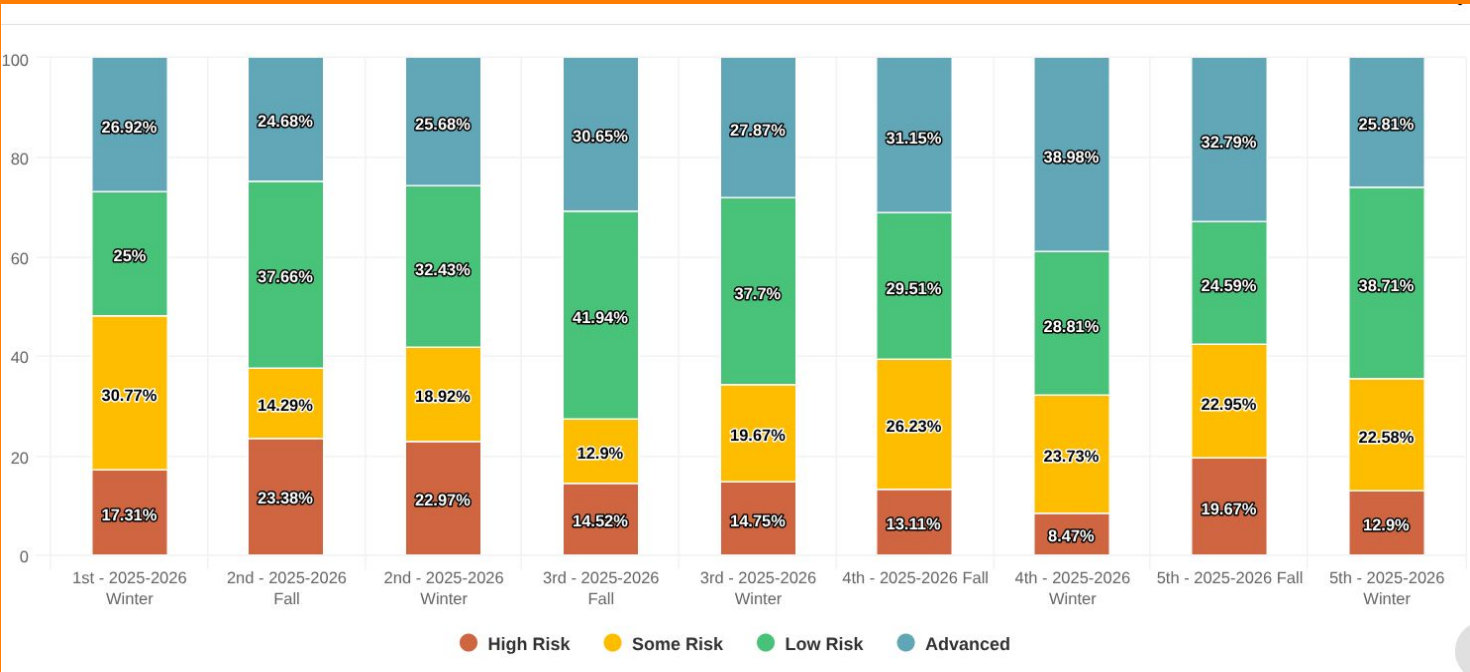
Academic Achievement Goals Update

Grades K and 1 FastBridge early Reading Composite - Goal 80% by Spring



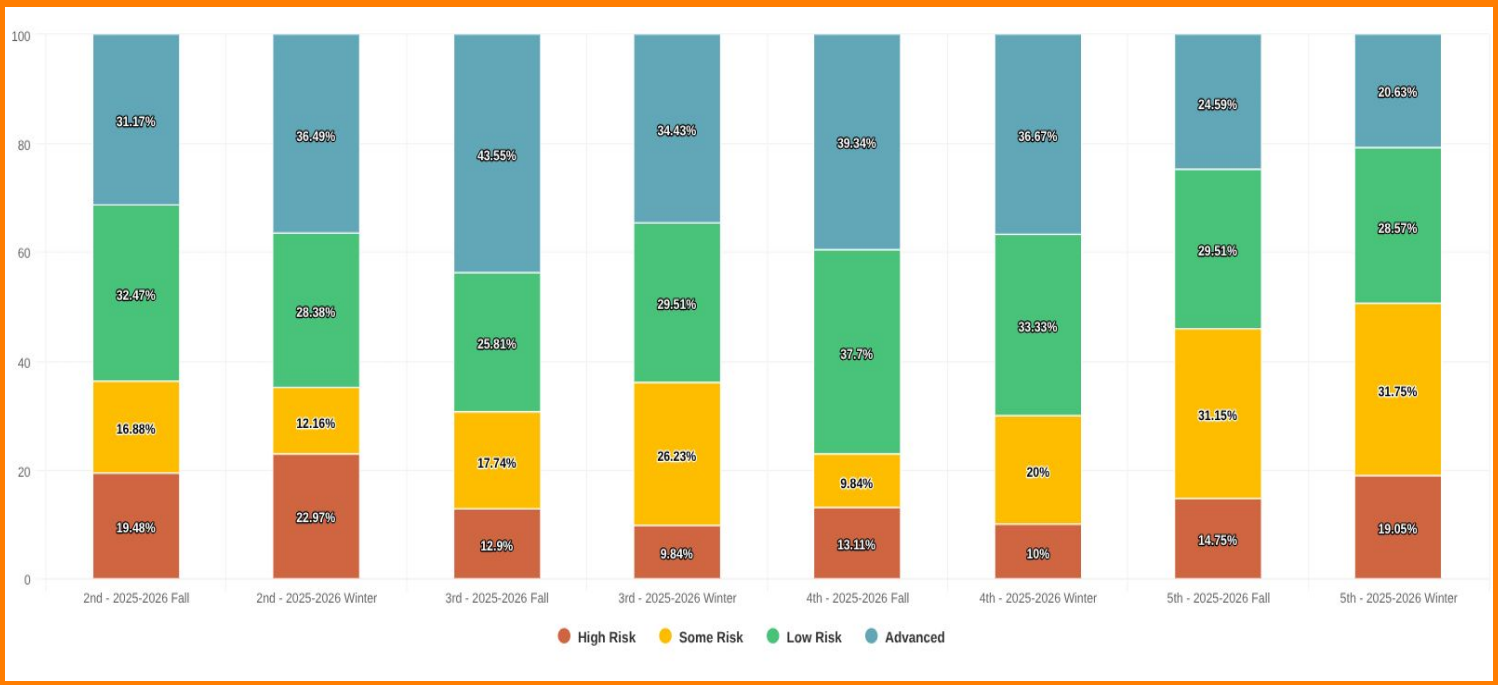
Academic Achievement Goals Update

Grades 2-5 FastBridge CBMreading - Goal 80% Low Risk



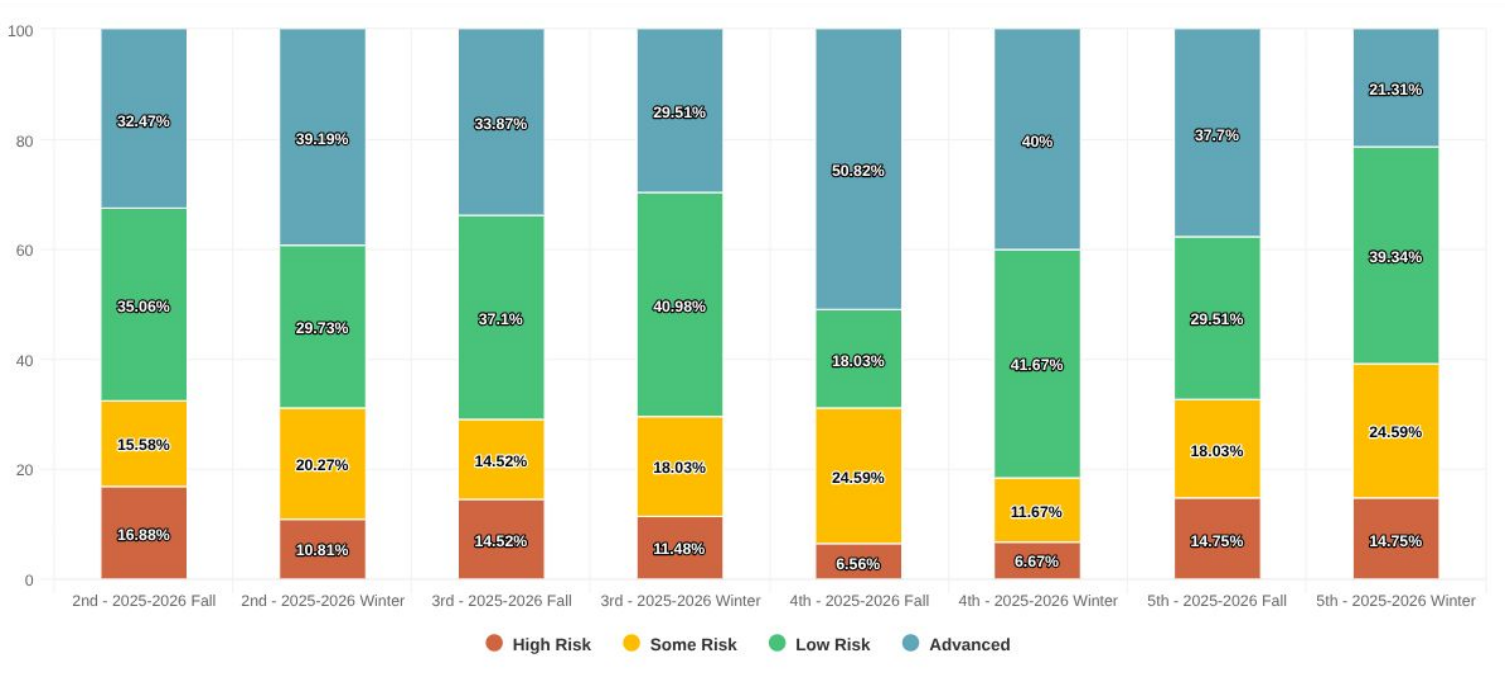
Academic Achievement Goals Update

Grades 2-5 FastBridge aReading - Goal 80% Low Risk



Academic Achievement Goals Update

Grades 2-5 FastBridge aMath - Goal 80% Low Risk



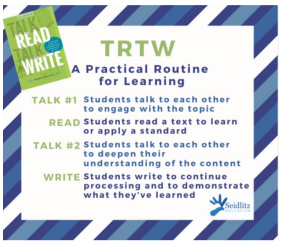
ML Students, grades 3-5, increase proficiency on aReading - Goal 44%

Fall - 29% Proficient Winter - 44% (Goal Met!)

Achievement Goals Action Steps

- BARR (Building Assets & Reducing Risks)
  - Small Block/Collaborative Inquiry Teams-grade level meetings
  - Big Block - K-5 Teams allowing for vertical collaboration
  - Community Connect-Problem solving team maximizing resources
    - Goal of teams collaborating 3 hours each week
- Professional Development
- S.I.O.P. - Sheltered Instruction Observation Protocol - Talk/Read/Talk/Write
  - Engaging all students
  - Strategies that align and support existing curriculum
- LETRS - Best practices to support literacy
- 5D+
  - Evaluation tool that promotes professional conversations that impact instruction & learning







Student Experience Goal Update

All students increase individual perspective on School Experience from 75% in Spring of 2025 to **85%**.

The winter survey reported that **69%** of V.H.E.S. students "liked" coming to school.

Action Steps Implemented

- Morning Meeting - UTimes & Second Step
- BEAR Time - Daily
- Talk/Read/Talk/Write - Increased Student Engagement
- 5D+
- Family Events to Impact School & Home Partnership

Highlights & Happenings












K-5 Field Trips

K - Animal Exp.

1st - Theater

2nd-Community Exp.

3rd - Science

4th - Social Studies

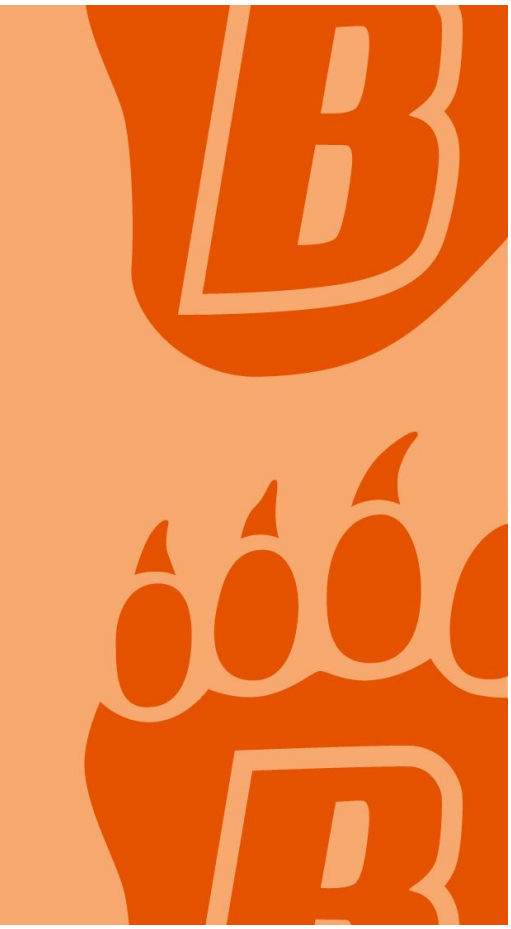
5th - Overnight Environmental Exp.

Go Bears!

Exciting Things to Share…

- Spring Fling - Primary Grades Music & Art Show
- Shrek the Musical - 2nd Play Performance at Lakeshore Players Theatre
- Run Club - School-wide club, led by staff, and wrapped up with a Color Run
- Family Fun Fest - Community Event with field games, community service projects & free food for everyone
- 76% of V.H.E.S. Teachers Nominated for WBL Teacher of the Year
- New Playground - Summer ‘26

GO BEARS



VADNAIS HEIGHTS ELEMENTARY

Vadnais Heights Elementary is a proud neighborhood school with strong community connections, a commitment to students and learning, and a belief in the power of partnering with parents to support every child's success.

Thank You!

GO BEARS

Agenda Item B-2
March 23, 2026
School Board Work Session

AGENDA ITEM:	**Building Our Future & Facilities Update**
MEETING DATE:	**March 23, 2026**
SUGGESTED DISPOSITION:	**Discussion Item**
CONTACT PERSON(S):	**Tim Wald, Assistant Superintendent for Finance and Operations**

BACKGROUND:

On November 5, 2019 White Bear Lake Area School District residents voted to approve funding for building needs across the district. The projects that have followed have provided enhanced spaces, improved school safety and security, addressed deferred maintenance needs and updated classrooms with more flexible learning environments.

Sal Bagley from Wold Architects and Engineers and AJ Lillesve from Kraus Anderson Construction will join district staff to provide an update and review of construction progress and budget related to the Building Our Future Referendum Projects.

WHITE BEAR LAKE AREA SCHOOLS

2019 Bond Referendum & Facilities Projects Updates

School Board Meeting | March 23, 2026

Wold | KA | WBL 624 White Bear Lake Area Schools

School Board Update
Presentation Agenda



- Overview of 2019 Bond Referendum
  - Projects & Scope
- Design Process
- Projects Completed Overview
- Financial Overview
- Questions / Discussion

Overview of Referendum Scope & Process

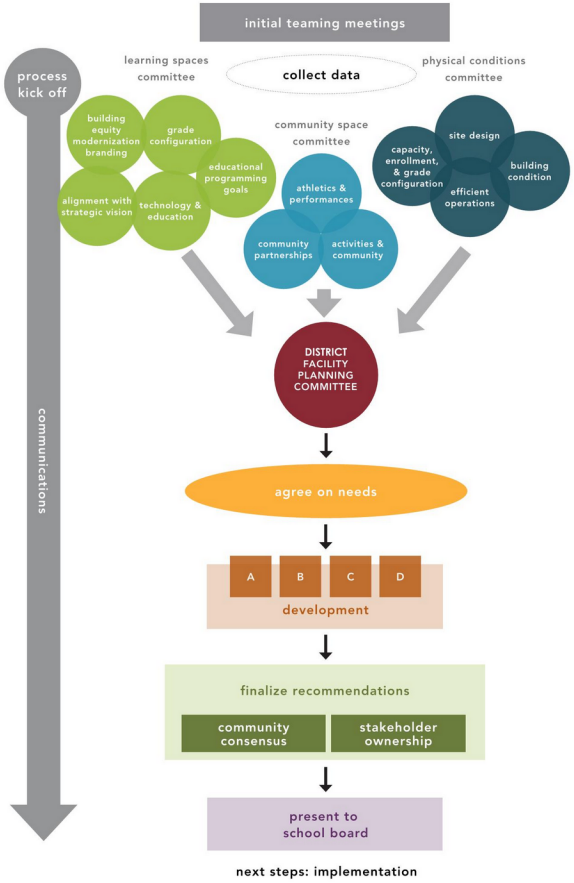
2019 School Board Recommendation
Facility Planning Committee Charge Statement

Develop a comprehensive long-range Facilities Master Plan with one or more scenarios for recommendation to the School Board that will:

- Best serve the School District's educational goals
- Be financially attainable and sustainable
- Reflect the values and priorities of the communities of White Bear Lake Area Schools
- Accommodate the District's PreK-12 enrollment and other programs
- Cover anticipated needs for the next 10 years, as well as recognize major issues beyond 10 years
- Be consistent with the School District's Strategic Vision
- Recommend optimal use of facilities, accommodate projected enrollment and support educational delivery along with the rationale for the recommendations

Wold | K A | WB 624 White Bear Lake Area Schools

2019 School Board Recommendation
Facility Planning Committee Members



Outcome: White Bear Lake Area Schools will have a comprehensive, long-range Facilities Master Plan to accommodate enrollment and programs over the next 10 years that is financially sustainable

- **Applications due:** September 24, 2018
- **Composition:** 90 members representing wide variety of backgrounds and perspectives
- **1,228 years** of experience with the District between members!

2019 School Board Recommendation
Facility Planning Committee Process

- **Meeting #1:** October 9, 2018
- **Meeting #2:** October 23, 2018
- **Study Committees (#3-#6):**
  - Learning Spaces
  - Community Spaces
  - Physical Conditions
  - Each committee met 4 times between November and December 2018
- **Meeting #7:** January 16, 2019
- **School Board Update:** January 28, 2019
- **Meeting #8:** February 6, 2019
- **Options Subcommittee:**
  - February 13, 2019 6:00 - 9:00 PM
  - February 26, 2019 6:00 - 9:00 PM
  - March 7, 2019 6:00 - 9:00 PM
- **Meeting #9:** March 20, 2019
- **Meeting #10:** April 4, 2019

Learning Spaces Committee:

- Technology & Education
- Educational Programming Goals
- Building Equity, Modernization & Branding
- Grade Configuration
- Alignment with Strategic Vision

Meeting #3:
November 8, 2018 from
6:00 p.m. – 8:00 p.m.

Meeting #4:
November 29, 2018 from
6:00 p.m. – 8:00 p.m.

Meeting #5:
December 6, 2018 from
6:00 p.m. – 8:00 p.m.

Meeting #6:
December 20, 2018 from
6:00 p.m. – 8:00 p.m.

Community Spaces Committee:

- Athletics & Performance Spaces
- Community Partnerships
- Activities & Community

Meeting #3:
November 7, 2018 from
7:30 p.m. – 9:00 p.m.

Meeting #4:
November 28, 2018 from
5:45 p.m. – 7:15 p.m.

Meeting #5:
December 5, 2018 from
7:30 p.m. – 9:00 p.m.

Meeting #6:
December 19, 2018 from
5:45 p.m. – 7:15 p.m.

Physical Conditions Committee:

- Site Design
- Building Condition
- Capacity, Enrollment, & Grade Configuration
- Efficient Operations

Meeting #3:
November 7, 2018 from
5:45 p.m. – 7:15 p.m.

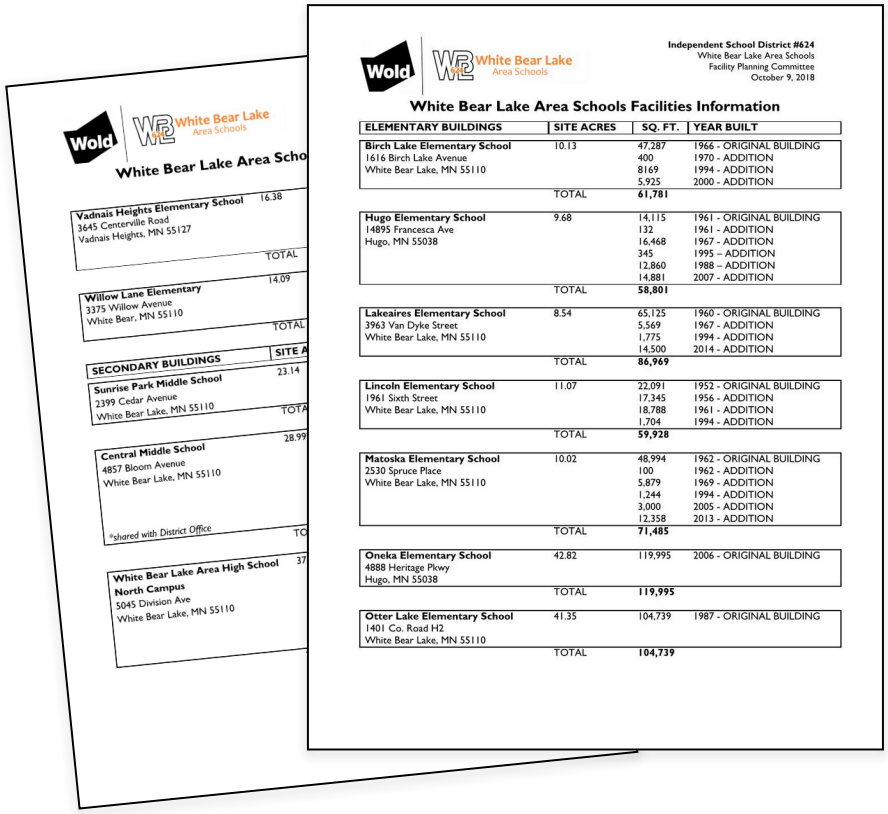
Meeting #4:
November 28, 2018 from
7:30 p.m. – 9:00 p.m.

Meeting #5:
December 5, 2018 from
5:45 p.m. – 7:15 p.m.

Meeting #6:
December 19, 2018 from
7:30 p.m. – 9:00 p.m.

2019 School Board Recommendation

Information Reviewed (1 of 2)



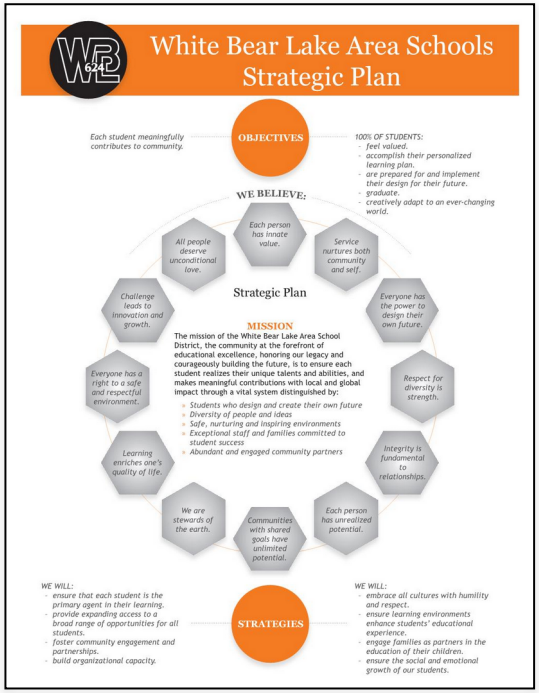
Independent School District #624
White Bear Lake Area Schools
Facility Planning Committee
October 9, 2018

White Bear Lake Area Schools Facilities Information

ELEMENTARY BUILDINGS	SITE ACRES	SQ. FT.	YEAR BUILT
Birch Lake Elementary School	10.13	47,287	1966 - ORIGINAL BUILDING
1616 Birch Lake Avenue		400	1970 - ADDITION
White Bear Lake, MN 55110		8169	1994 - ADDITION
		5,925	2000 - ADDITION
	TOTAL	**61,781**	
Hugo Elementary School	9.68	14,115	1961 - ORIGINAL BUILDING
14895 Francesca Ave		132	1961 - ADDITION
Hugo, MN 55038		16,468	1967 - ADDITION
		345	1995 – ADDITION
		12,860	1988 – ADDITION
		14,881	2007 - ADDITION
	TOTAL	**58,801**	
Lakeaires Elementary School	8.54	65,125	1960 - ORIGINAL BUILDING
3963 Van Dyke Street		5,569	1967 - ADDITION
White Bear Lake, MN 55110		1,775	1994 - ADDITION
		14,500	2014 - ADDITION
	TOTAL	**86,969**	
Lincoln Elementary School	11.07	22,091	1952 - ORIGINAL BUILDING
1961 Sixth Street		17,345	1956 - ADDITION
White Bear Lake, MN 55110		18,788	1961 - ADDITION
		1,704	1994 - ADDITION
	TOTAL	**59,928**	
Matoska Elementary School	10.02	48,994	1962 - ORIGINAL BUILDING
2530 Spruce Place		100	1962 - ADDITION
White Bear Lake, MN 55110		5,879	1969 - ADDITION
		1,244	1994 - ADDITION
		3,000	2005 - ADDITION
		12,358	2013 - ADDITION
	TOTAL	**71,485**	
Oneka Elementary School	42.82	119,995	2006 - ORIGINAL BUILDING
4888 Heritage Pkwy			
Hugo, MN 55038			
	TOTAL	**119,995**	
Otter Lake Elementary School	41.35	104,739	1987 - ORIGINAL BUILDING
1401 Co. Road H2			
White Bear Lake, MN 55110			
	TOTAL	**104,739**	

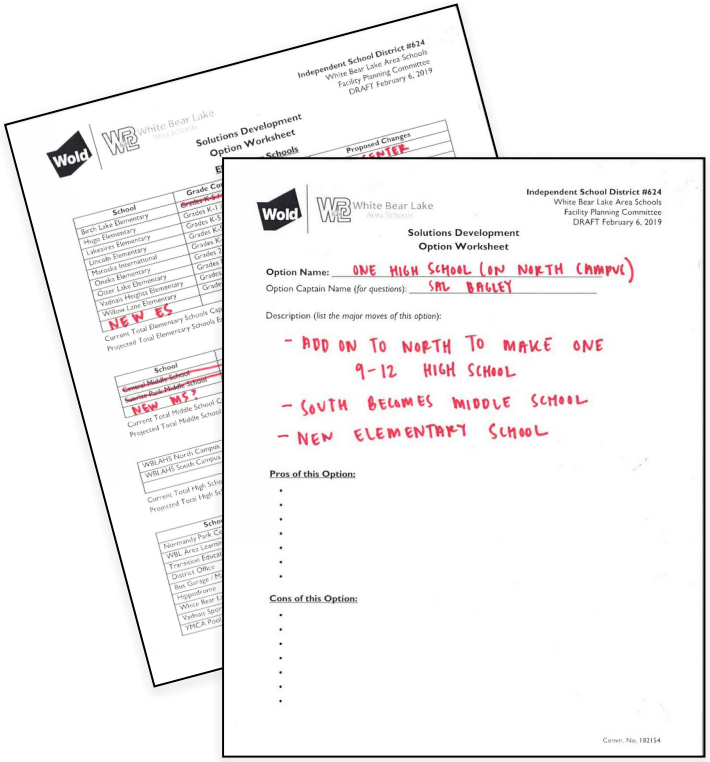
- Facilities Information
- District Strategic Plan
- Enrollment Projections
- Capacity Analysis
- Educational Alignment
- Activities, Athletics and Fine Arts
- Safety & Security
- Facility Analysis

2019 School Board Recommendation
Information Reviewed (2 of 2)



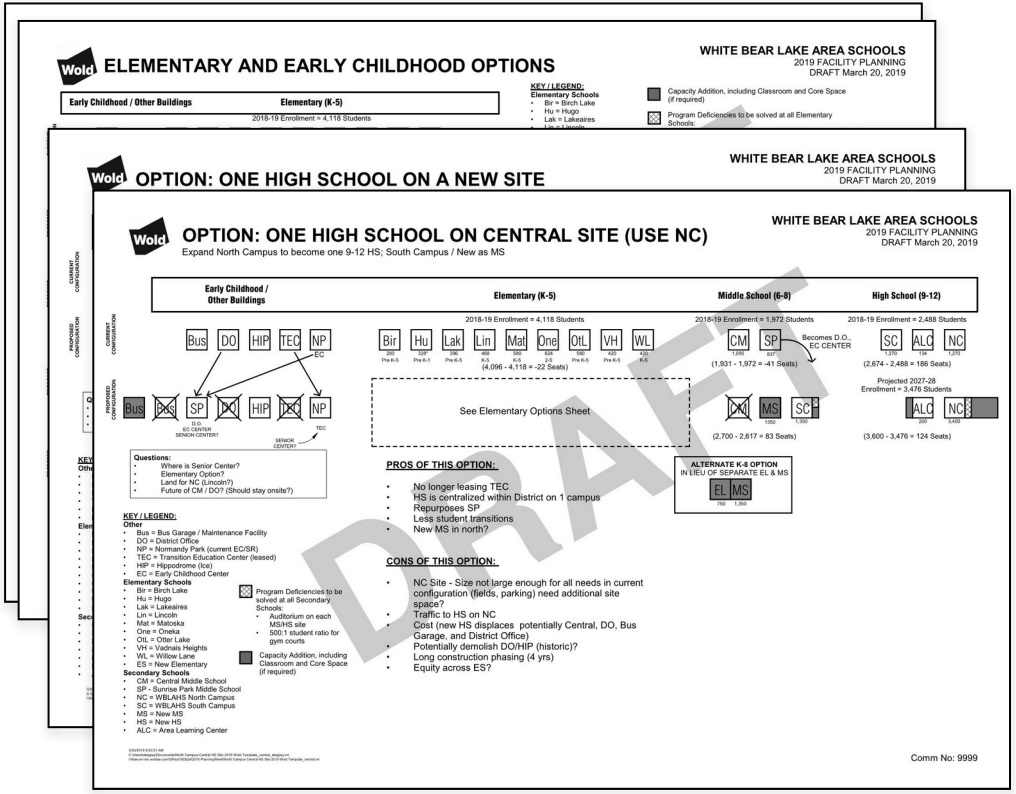
- Trends in Education
- Early Learning Overview + Future Plans
- Site Safety + Transportation
- Comparison to Peer Districts
- High School Alignment
- School Finance
- District Referendum History

2019 School Board Recommendation
Facility Planning Committee Options Development



- Entire Facility Planning Committee developed facility master plan options at Meeting #8 on February 6, 2019
- 34 Members of Facility Planning Committee volunteered to attend three subcommittee meetings to develop and complete options
- Wold / KA developed cost estimates
- Ongoing review with administration and impacted programs

2019 School Board Recommendation
Facility Planning Committee Options Development



- Options need to address parameters and needs statements based on information gathered
- Issues considered when developing potential options:
  - *Grade configuration*
  - *Repurposing of buildings / sites*
  - *Additions / Remodeling*
  - *New Buildings*

2019 School Board Recommendation
Master Plan Financing and Phasing

- Facility Planning Committee learned from Ehlers that there are a variety of funding sources that may or may not be applicable to certain types of projects
- Facilities Master Plan is likely to incorporate both Bond Referendum + LTFM Funding to address the needs
- Consideration of Total Tax Impact is essential
- Master Plan Implementation Strategies
- Tax impact scenarios

Phase I Facility Master Plan - Potential Bond Referendum	$326 million
Phase I LTFM	$50 million

Refinement and Study Needed

- Land and development costs through planning with relevant entities
- Scope review at all buildings / programs
- Community surveying
- Detailed planning of LTFM needs in relation to potential referendum scope

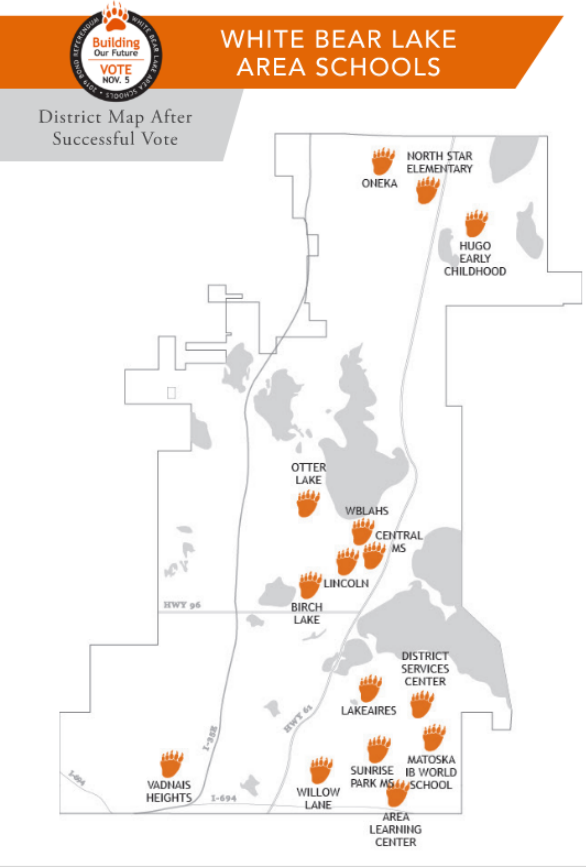
Recommendation Summary (1 of 2)

- Expand and remodel North Campus to be one 9-12 High School
  - Allocation to expand site
  - Relocate bus / maintenance facility
- South Campus to be grades 6-8 Middle School
- Central MS expand into current District Office to be grades 6-8 Middle School
- Renovate Sunrise Park into District Center for District Office, Early Childhood Center (south location), Transitions Education Center, and Senior Center

Recommendation Summary (2 of 2)

- Build new Elementary School in north part of District
- Expand Oneka Elementary and Otter Lake Elementary
- Create K-5 grade configuration across all elementary buildings
- Create two Early Childhood Centers at Hugo (north) & Sunrise Park (south)
- Remodel media centers at all buildings
- New furniture for all classrooms District-wide
- Address identified program needs District-wide

Referendum Projects Scope



BIRCH LAKE ELEMENTARY
- Add extended day office, conference room, one new classroom
- Updated classrooms and media center, safety/security upgrades

LAKEAIRES ELEMENTARY
- Add orchestra room and freezer
- Updated classrooms and media center, safety/security upgrades

LINCOLN ELEMENTARY
- Add full size gymnasium, conference room, extended day office and cooler
- Updated classrooms and media center, safety/security upgrades

MATOSKA ELEMENTARY
- Add freezer, specialist room, extended day office, EL room
- Updated classrooms and media center, safety/security upgrades

ONEKA ELEMENTARY
- Add 5 classrooms for capacity of 720 students
- Updated classrooms and media center, safety/security upgrades

OTTER LAKE ELEMENTARY
- Add 5 classrooms for capacity of 720 students
- Updated classrooms and media center, safety/security upgrades

VADNAIS HEIGHTS ELEMENTARY
- Add freezer, extended day office, orchestra room
- Updated classrooms and media center, safety/security upgrades

WILLOW LANE ELEMENTARY
- Add orchestra room and freezer
- Updated classrooms and media center, safety/security upgrades

NORTH STAR ELEMENTARY
- New elementary school for 720 students (new site)

CENTRAL MIDDLE SCHOOL
- Renovate District Office to create additional classroom space
- Updated classrooms and media center, safety/security upgrades

SUNRISE PARK MIDDLE SCHOOL (FORMER SOUTH CAMPUS)
- Addition/renovation to become a grades 6-8 MS, including additional gymnasium
- Updated classrooms and media center, safety/security upgrades

WBLAHS NORTH CAMPUS
- Addition / renovation to become single site grades 9-12 HS
- Updated classrooms and media center, safety/security upgrades

AREA LEARNING CENTER
- Kitchen improvements and renovations to create secure vestibule
- Updated classrooms and media center, safety/security upgrades

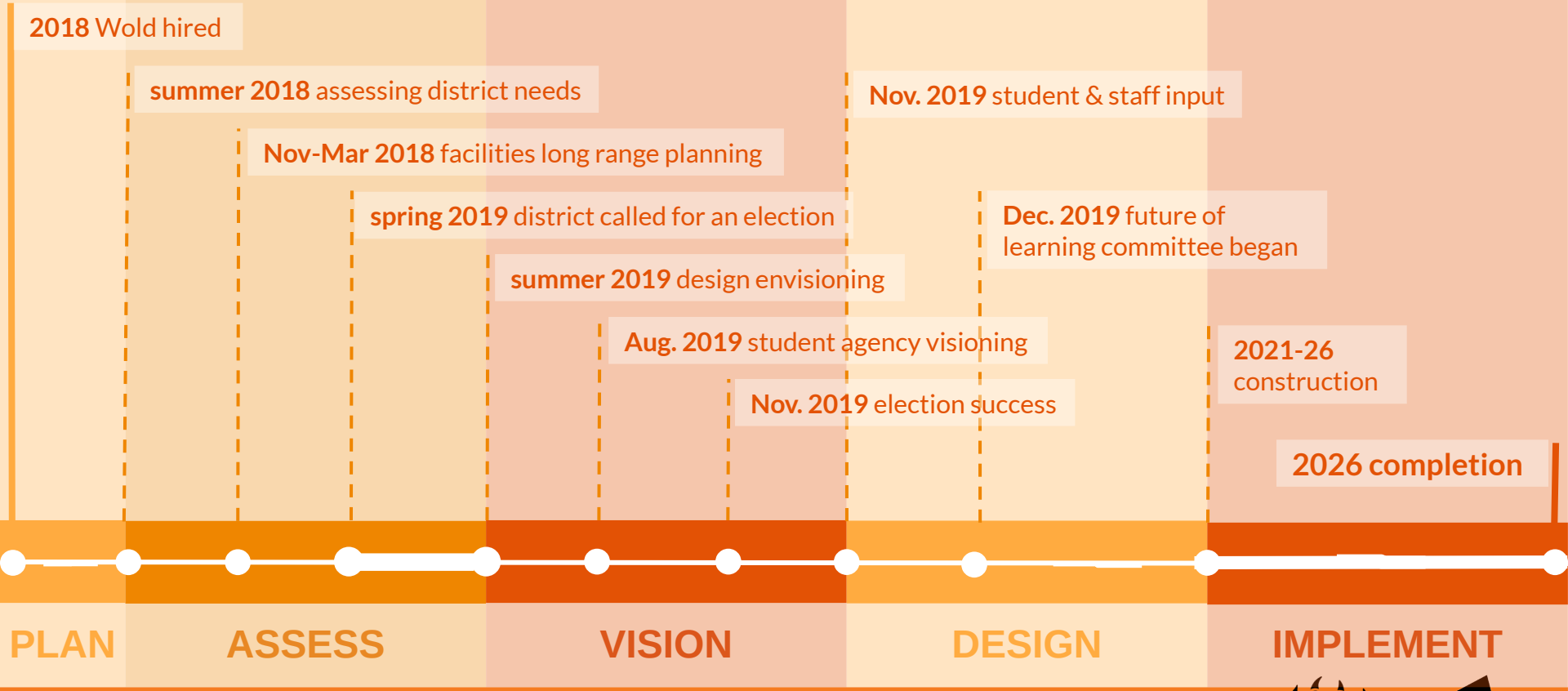
HUGO EARLY CHILDHOOD CENTER
- Convert for use as North Early Childhood Center

DISTRICT SERVICES CENTER (FORMER SUNRISE PARK)
- Renovation to convert for use as South Early Childhood Center, District Office, Senior Center, and Transition Education Center

TRANSPORTATION / MAINTENANCE FACILITY
- New transportation / maintenance facility (Location TBD)

- District-wide additions and renovations to accommodate projected enrollment growth
- Safety and security improvements
- Deferred maintenance projects
- Classroom and building updates to create flexible learning spaces

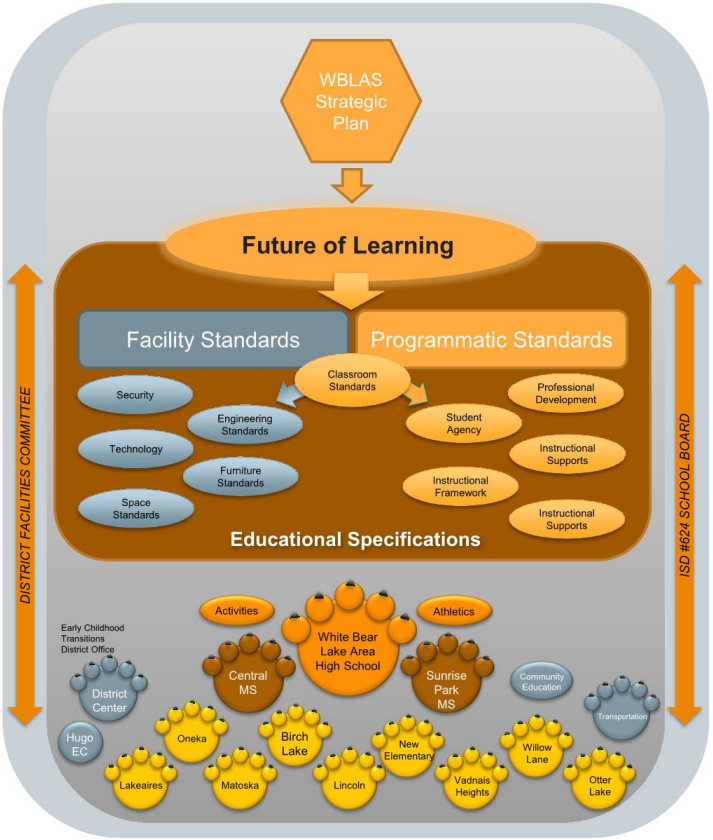
Design Process



Project Timeline

Wold

Referendum Planning Process
"Future of Learning" Principles



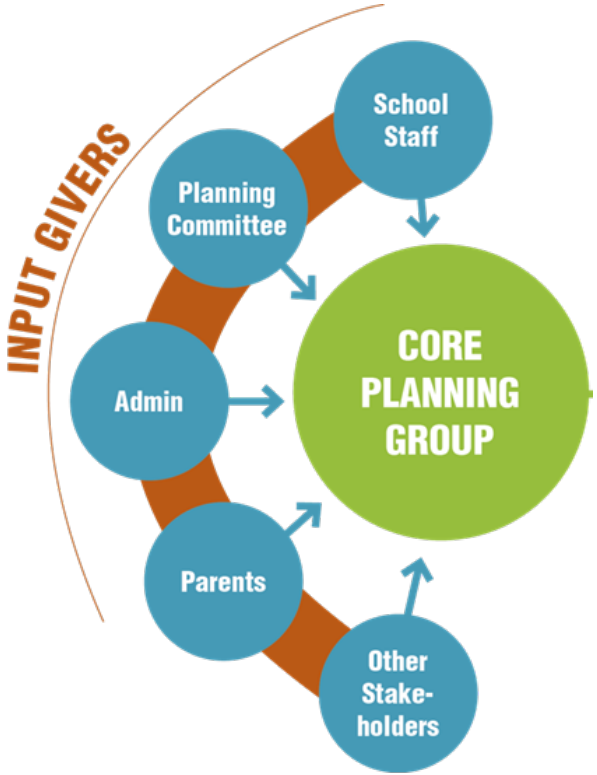
- All WBLAS stakeholders are **lifelong learners**.
- We will always be **responsive** to a learner's needs.
- We will build and develop a culture that is grounded in trust, inclusive of all, and supportive of all stakeholders.
- We believe **collaboration is an essential** part of learning.
- We will create inclusive structures, systems and traditions to deliver the best education for every student to learn without restraint.
- **Students lead their learning** (student agency).
- Educators will be empowered facilitators who are flexible, collaborative coaches of student agency.
- All **staff lead their learning**.
- Students will be exposed to a robust **variety of learning opportunities** and experiences.

PLANNING PROCESS OVERVIEW

Group Name:	***Participants:***	***Goals / Responsibilities:***	***Timeline:***
School Board	• School Board Members		Ongoing
Steering Committee:	• Select Administration	• Set District Standards • Review direction of design & budget • Recommendations to Board	Ongoing
Future of Learning Committee:	• Stakeholders from District and buildings	• Set District-wide vision for all projects • Develop educational specifications for facilities and instructional practices	4 meetings
Core Planning Groups: *(project)*	• Select Community • Site Based Administration • Select Staff • District Administration	• Design decisions • Establish priorities • Guide/direct design • Recommendations to Facilities Committee	2-3 months (6-8 meetings and tours)
Site Based Planning Groups: *(user groups)*	• Site based administration • Select stakeholders in schools • Community stakeholders	• Gather detailed input for specific spaces	2-3 months 1-2 meetings, each site

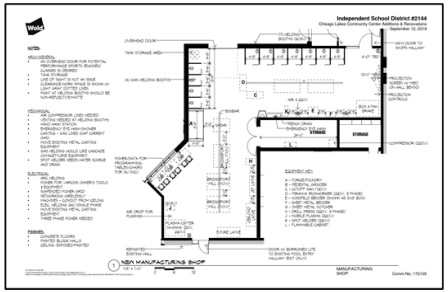
Core Planning Group

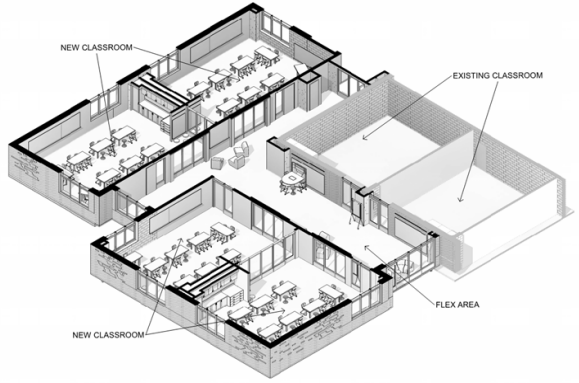
- Core Planning Group must be **empowered** to make decisions.
- Core Planning Group must be **willing** to make decisions.
- Core Group requests **information** from input givers.
- Input givers role is for **input**, not consensus decision.

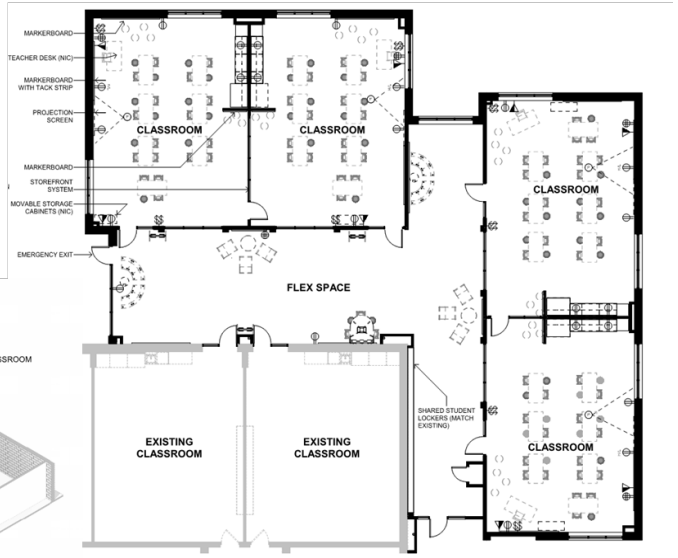


USER GROUP PROCESS

The goal of the User Group Process is to gather detailed input from relevant stakeholders for every space that will be affected in the project so the building is highly functional for staff, students, and other users







Overview of Projects

White Bear Lake Area Schools

New Transportation Facility
Project Photography







New Transportation Facility
Project Scope, Schedule & Budget

Project Scope:
- New facility to support transportation operations including office space, maintenance space, and bus parking

Schedule:
- Design: April 2020 - August 2020
- Bidding / Construction start: September 2020
- Completed Summer 2021

Project Budget: Bond
- *Review and Comment* (R&C) Estimate: $8,645,089
- Actual: $7,957,728

Coordinated LTFM:
- $0

White Bear Lake Area Schools

Birch Lake Elementary School
Project Photography







Birch Lake Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Media Center renovation
- Creation of conference room, Extended Day office, and (1) classroom
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: February 2021-August 2021
- Bidding / Construction start: Fall 2021
- Completed Fall 2022

Project Budget: Bond
- R&C Estimate: $2,763,103
  - **Storm shelter (approx. $120,000 premium)*
- Actual: $2,831,701

Coordinated LTFM:
- $144,621

White Bear Lake Area Schools

Lakeaires Elementary School
Project Photography







Lakeaires Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Media Center addition and renovation
- Addition of Freezer
- Convert classroom to Orchestra room
- New Media Center and and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: February 2021 - September 2021
- Bidding / Construction start: Fall 2021
- Completed Winter 2021-2022

Project Budget: Bond
- R&C Estimate: $2,800,362
- Actual: $2,678,570

Coordinated LTFM:
- $25,584

Lincoln Elementary School
Project Photography







Lincoln Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Gymnasium, Conference Room, Cooler and Extended Day office
- Rearrange parking for addition
- Media Center Renovation
- Renovate Small Gym to serve new purpose
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: April 2020 - May 2020 - September 2020
- Bidding / Construction start: Fall 2020
- Completed Fall 2021

Project Budget: Bond
- R&C Estimate: $7,951,112
  - *Storm shelter (approx. $660,000 premium)*
- Actual: $7,532,430

Coordinated LTFM:
- $1,540,836

Hugo Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Minor technology/security expenses

Schedule:
- Design: N/A
- Bidding / Construction start: N/A

Project Budget: Bond
- R&C Estimate: $74,939
- Actual: $45,683

Coordinated LTFM:
- N/A

Matoska Elementary School
Project Photography







Matoska Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Media Center Renovation, Makerspace
- Addition of Freezer, ML Room, Extended Day office, 2 classrooms,and Specialist Room
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: April 2020 - September 2020
- Bidding / Construction start: Fall 2020
- Completed Fall 2021

Project Budget: Bond
- R&C Estimate: $3,407,620
  - *Storm shelter (approx. $200,000 premium)*
- Actual: $3,282,918

Coordinated LTFM:
- $90,008

North Star Elementary School
Project Photography







North Star Elementary School
Project Scope, Schedule & Budget

Project Scope:
- New comprehensive K-5 elementary in Hugo, MN
- Furniture and equipment
- 101,000 square foot building

Schedule:
- Design: January 2020 - November 2020
- Bidding / Construction start: Spring 2021
- Completed Fall 2022

Project Budget: Bond
- R&C Estimate: $43,146,613
  - *Storm shelter (approx. $780,000 premium)*
- Actual: $37,916,571

Coordinated LTFM:
- $27,962

White Bear Lake Area Schools

Oneka Elementary School
Project Photography







Oneka Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Media Center Renovation
- Creation of (5) classrooms
- Additional Parking
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: February 2021 - September 2021
- Bidding / Construction start: Fall 2021
- Completed Winter 2021-2022

Project Budget: Bond
- R&C Estimate: $5,665,527
  - *Storm shelter (approx. $1,300,000 premium)*
  - *Additional scope needed for stormwater management and parking/plaza*
  - *Inflationary impacts*
- Actual: $7,952,288

Coordinated LTFM:
- $39,511

Otter Lake Elementary School
Project Photography







Otter Lake Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Media Center Renovation
- Renovation of specialist classrooms, and (5) additional capacity classrooms
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: February 2021 - September 2021
- Bidding / Construction start: Fall 2021
- Completed Winter 2021-2022

Project Budget: Bond
- R&C Estimate: $8,532,823
  - *Storm shelter (approx. $1,200,000 premium)*
  - *Inflationary impacts*
- Actual: $10,002,203

Coordinated LTFM:
- $837,136

Vadnais Heights Elementary School
Project Photography







Vadnais Heights Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Media Center renovation
- Renovation for Extended Day and Orchestra
- Addition of Freezer
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: April 2020 - September 2020
- Bidding / Construction start: Fall 2020
- Completed Fall 2021

Project Budget: Bond
- R&C Estimate: $1,985,302
- Actual: $1,924,808

Coordinated LTFM:
- $121,091

Willow Lane Elementary School
Project Photography







Willow Lane Elementary School
Project Scope, Schedule & Budget

Project Scope:
- Media Center Renovation
- Addition of Freezer and Orchestra space
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: April 2020 - September 2020
- Bidding / Construction start: Fall 2020
- Completed Fall 2021

Project Budget: Bond
- R&C Estimate: $2,012,755
- Actual: $1,748,203

Coordinated LTFM:
- $98,787

Mariner Middle School
Project Photography







Mariner Middle School
Project Scope, Schedule & Budget

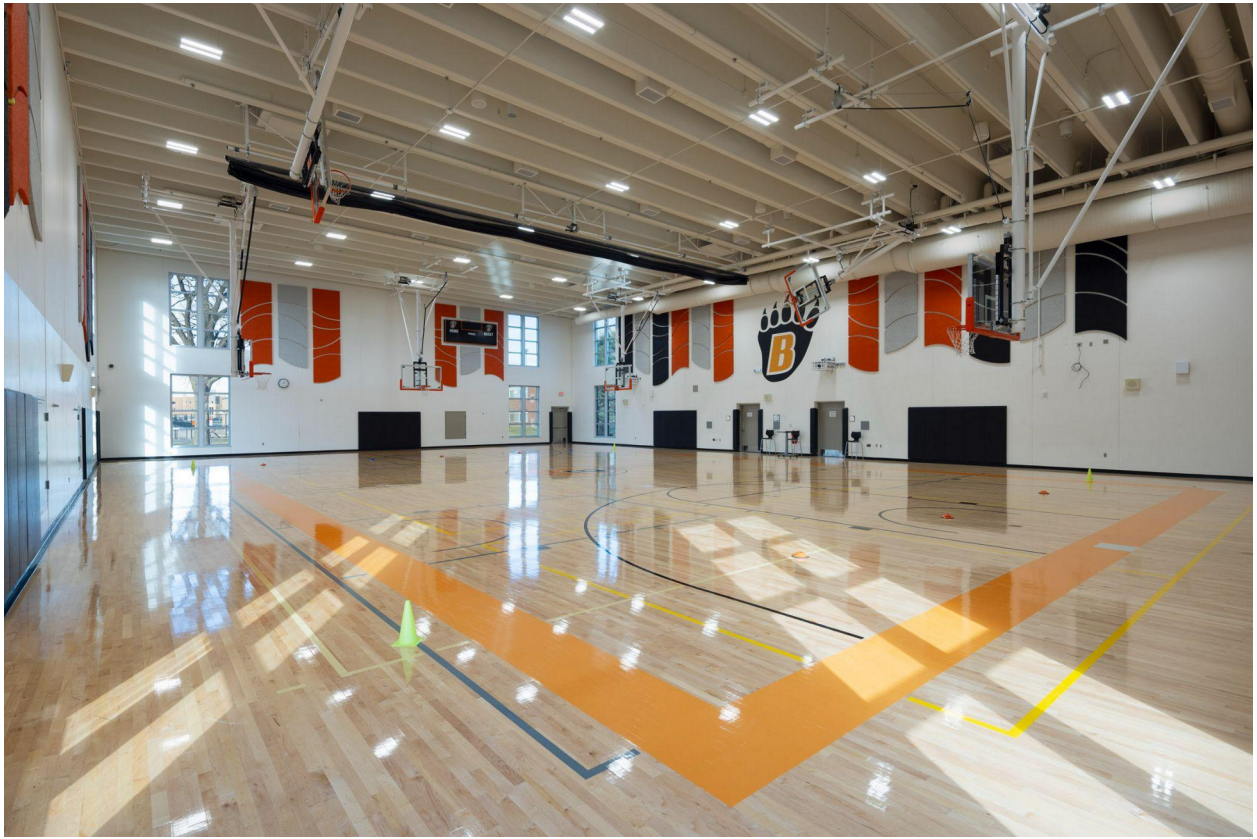
Project Scope:
- Additions and renovations to create a grades 6-8 middle school, including classroom addition and 2-station gymnasium addition and restrooms
- Addition of main office to create secure entry
- Renovation of Media Center
- New Media Center and classrooms furniture
- Safety/Security Upgrades

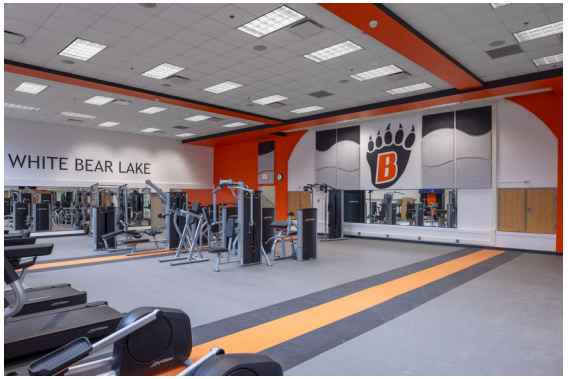
Schedule:
- Design: In phases
- Completed August 2022

Project Budget: Bond
- R&C Estimate: $13,181,388
  - *Additional scope in the kitchen and flexible learning areas within existing building.*
  - *Storm Shelter (approx. $1.3M premium)*
  - *Inflationary impacts*
- Actual: $22,184,596

Coordinated LTFM:
- $1,626,857

Central Middle School
Project Photography







Central Middle School
Project Scope, Schedule & Budget

Project Scope:
- Renovate former District Office to create additional classroom space
- Gym addition (added)
- Kitchen and cafeteria renovation/expansion (added)
- Renovation of Media Center, flex areas (added)
- Renovation of Industrial Tech, Fitness areas (added)
- Renovation of 3rd floor at former District Center (added)
- New Media Center and classroom furniture
- Safety/Security Upgrades

Schedule:
- Design: August 2022 - January 2023
- Bidding: Construction start: Spring 2023
- Completed Fall 2025

Project Budget: Bond
- R&C Estimate: $3,716,967
  - *Gym addition, flex space renovation, kitchen renovation/expansion, additional renovation, and major systems renovation (HVAC/elec) added as scope items - budget was revised to include these*
  - *Storm shelter (approx. $780,000 premium)*
- Current Projection: $12,500,422

Coordinated LTFM:
- $23,256,303

Wold KA

WB 624 White Bear Lake Area Schools

ALC
Project Photography







ALC
Project Scope, Schedule & Budget

Project Scope:
- Learning Commons Renovation
- Main, Health, Counseling office renovation
- New Media Center and classroom furniture
- Safety/Security Upgrades

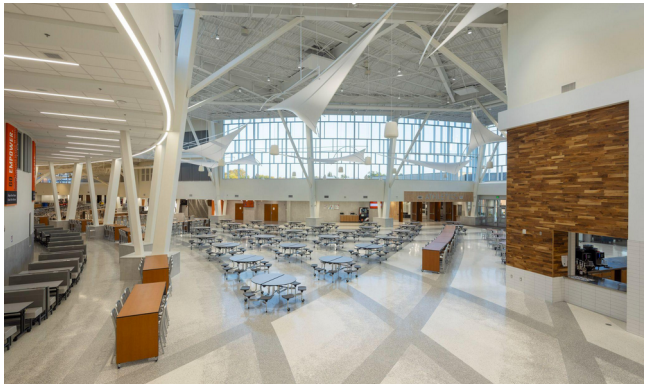
Schedule:
- Design: in phases
- Completed Fall 2023

Project Budget: Bond
- R&C Estimate: $907,805
- Actual: $1,407,662

Coordinated LTFM:
- $770,279

White Bear Lake Area High School
Project Photography







White Bear Lake Area High School
Project Scope, Schedule & Budget

Project Scope:
- Additions and renovations to create a comprehensive 9-12 high school
- Upgrades and expansion to kitchen and cafeteria
- Off-site improvements
- Safety/Security Upgrades

Schedule:
- Design: January 2020 - April 2021
- Bidding/Construction start: Summer 2021
- Completed October 2024

Project Budget: Bond
- R&C Estimate: $185,436,725
  - *Estimate includes land acquisition estimate of $6,000,000*
  - *Storm shelter (approx. $2,350,000 premium)*
- Current Projection: $184,762,661

LTFM:
- R&C Estimate: $50,000,000
- Actual: $44,639,198

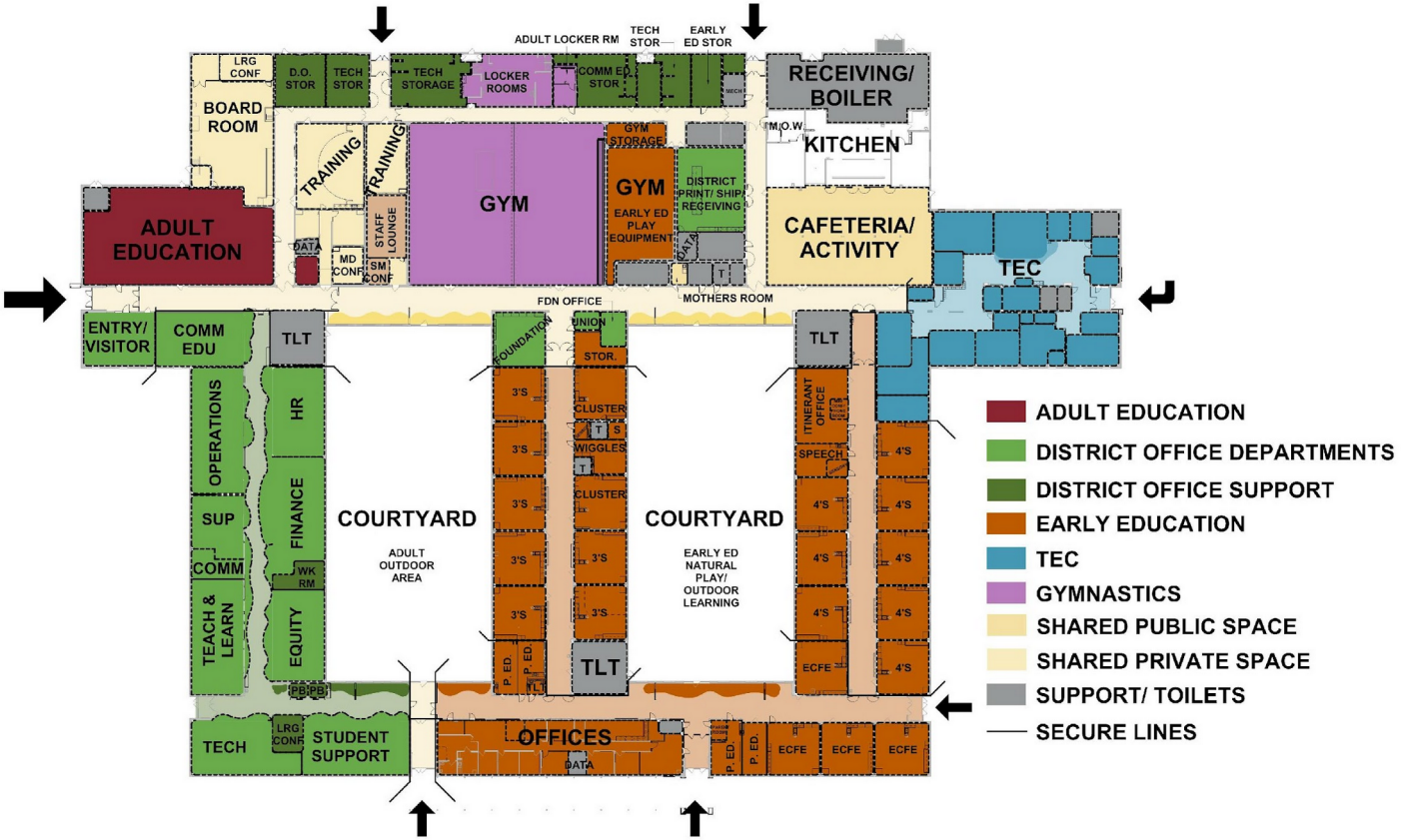
Sunrise Park
Project Renderings







Sunrise Park
Floor Plan



Sunrise Park
Project Scope & Schedule

Project Scope:
- Renovations to create District Service Center, Transition Education Center, Early Childhood Center, and Senior Center, Training Center
- Gym renovation for Gymnastics
- Kitchen and Cafeteria renovation
- LTFM upgrades

Schedule:
- Design: January 2020 - April 2021
- Construction: July 2024 - Summer 2026

Project Budget: Bond
- R&C Estimate: $17,071,255
- Current Projection: $15,177,889

Coordinated LTFM:
- $22,220,789

Recognition and Awards



HIGH SCHOOL | **RENOVATION / ADDITION** | ENTIRE BUILDING

White Bear Lake High School

White Bear Lake, MN







Top Project 2025

FINANCE&COMMERCE







EARLY CHILDHOOD SCHOOL/ELEMENTARY SCHOOL | **NEW CONSTRUCTION/ADDITION** | ENTIRE SCHOOL/CAMPUS BUILDING

North Star Elementary School

Hugo, MN

Budget Summary

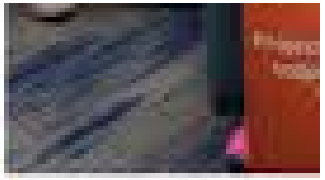
	Review & Comment Estimate	Actual/ Current Projection	Comparison
Revenue			
Referendum Amount	326,000,000	326,000,000	-
Bond Premium *	-	17,655,515	17,655,515
Bond Investment Earnings	2,282,000	13,185,000	10,903,000
Total Revenue	328,282,000	356,840,515	28,558,515
Expenses			
Transportation Facility	8,645,089	7,957,728	(687,361)
Birch Lake Elementary	2,763,103	2,831,701	68,598
Lakeaires Elementary	2,800,362	2,678,570	(121,792)
Lincoln Elementary	7,951,112	7,532,430	(418,682)
Matoska International Elementary	3,407,620	3,282,918	(124,702)
North Star Elementary	43,146,613	37,916,571	(5,230,042)
Oneka Elementary	5,665,527	7,952,288	2,286,761
Otter Lake Elementary	8,532,823	10,002,203	1,469,380
Vadnais Heights Elementary	1,985,302	1,924,808	(60,494)
Willow Elementary	2,012,755	1,748,203	(264,552)
Hugo Elementary	74,939	45,683	(29,256)
Central Middle School	3,716,967	12,500,422	8,783,455
Mariner Middle School	13,181,388	22,184,596	9,003,208
White Bear Lake Area High School	185,436,725	184,762,661	(674,064)
Area Learning Center	907,805	1,407,662	499,857
Sunrise Park	17,071,255	15,177,889	(1,893,366)
District-wide Security	5,071,500	3,852,026	(1,219,474)
Classroom/Media Center Furniture	13,625,825	13,826,914	201,089
Maintenance Building Purchase	-	1,002,725	1,002,725
Future Projects	2,282,000	18,252,517	15,970,517
Rounding	3,290	-	(3,290)
Total Expenses	328,282,000	356,840,515	28,558,515

** Bond Premium refers to the amount paid by investors above the bonds' face value. These additional funds are available to the district for project costs and are subject to the same spending oversight as the principal bond proceeds.*

Board Update
Celebration



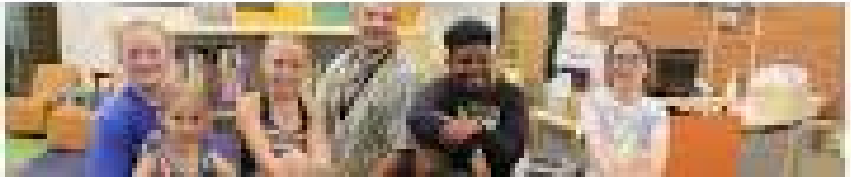












WHITE BEAR LAKE AREA SCHOOLS

2019 Bond Referendum & Facilities Projects Updates

Thank you!

Wold KA WB 624 White Bear Lake Area Schools

Building Our Future - 2019 Bond Referendum Summary

March 23, 2026

	Review & Comment Estimate	Actual/ Current Projection	Comparison
Revenue			
Referendum Amount	326,000,000	326,000,000	-
Bond Premium *	-	17,655,515	17,655,515
Bond Investment Earnings	2,282,000	13,185,000	10,903,000
Total Revenue	328,282,000	356,840,515	28,558,515
Expenses			
Transportation Facility	8,645,089	7,957,728	(687,361)
Birch Lake Elementary	2,763,103	2,831,701	68,598
Lakeaires Elementary	2,800,362	2,678,570	(121,792)
Lincoln Elementary	7,951,112	7,532,430	(418,682)
Matoska International Elementary	3,407,620	3,282,918	(124,702)
North Star Elementary	43,146,613	37,916,571	(5,230,042)
Oneka Elementary	5,665,527	7,952,288	2,286,761
Otter Lake Elementary	8,532,823	10,002,203	1,469,380
Vadnais Heights Elementary	1,985,302	1,924,808	(60,494)
Willow Elementary	2,012,755	1,748,203	(264,552)
Hugo Elementary	74,939	45,683	(29,256)
Central Middle School	3,716,967	12,500,422	8,783,455
Mariner Middle School	13,181,388	22,184,596	9,003,208
White Bear Lake Area High School	185,436,725	184,762,661	(674,064)
Area Learning Center	907,805	1,407,662	499,857
Sunrise Park	17,071,255	15,177,889	(1,893,366)
District-wide Security	5,071,500	3,852,026	(1,219,474)
Classroom/Media Center Furniture	13,625,825	13,826,914	201,089
Maintenance Building Purchase	-	1,002,725	1,002,725
Future Projects	2,282,000	18,252,517	15,970,517
Rounding	3,290	-	(3,290)
Total Expenses	328,282,000	356,840,515	28,558,515

** Bond Premium refers to the amount paid by investors above the bonds' face value. These additional funds are available to the district for project costs and are subject to the same spending oversight as the principal bond proceeds.*

GO BEARS

C. OPERATIONAL ITEMS

AGENDA ITEM:	**Action on Bid for Sunrise Park and White Bear Lake Area High School Parking Lot Additions**
MEETING DATE:	**March 23, 2026**
SUGGESTED DISPOSITION:	**Operational Item**
CONTACT PERSON(S):	**Tim Wald, Assistant Superintendent for Finance and Operations;** **Kevin Fernandez, Director of Building Operations**

BACKGROUND:

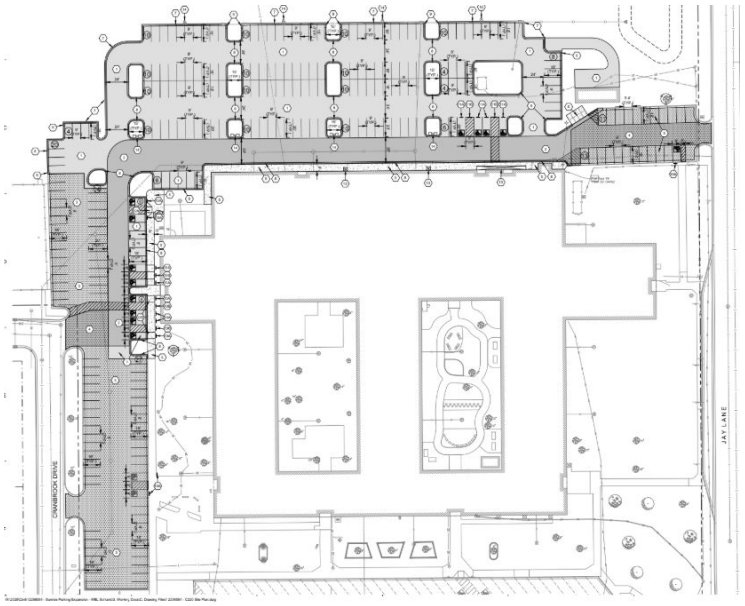
Attached is the recommendation letter and bid tabulation sheet for the Sunrise Park and White Bear Lake Area High School Parking Lot Additions. Bids were opened on March 12, 2026. After reviewing the seven submitted bids with Wold Architects and Engineers, it is recommended we award the bid to the lowest bidder, Northwest Asphalt, Inc with a bid of $1,524,000. The highest bid for the project was $2,070,300.

RECOMMENDED ACTION:

Accept the overall bid for the Sunrise Park and White Bear Lake Area High School Parking Lot Additions as presented, to Northwest Asphalt, Inc in the amount of $1,524,000.

Parking Lot Addition - Sunrise Park Center

Add parking to accommodate Early Childhood and TEC programs opening at Sunrise Park in fall of '26 and professional development participant parking. Improve safety and ADA parking of existing Senior Center parking area.



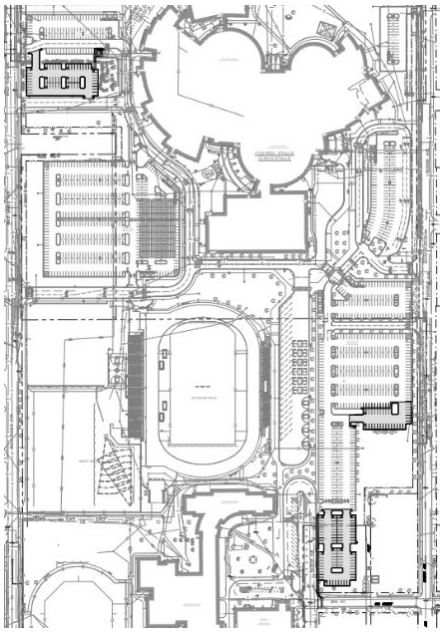
Add 96 parking stalls on North side of building

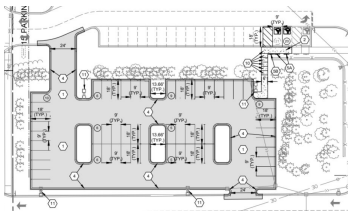
- Total count increases from 219 to 315
- Increase from 11 ADA to 17 ADA
- South lot is for EC parents

GO BEARS

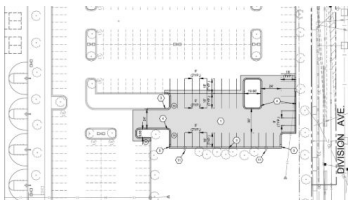
Parking Lot Addition - High School

Provide additional student, staff, and event parking. Reduce school visitor parking on neighborhood streets.

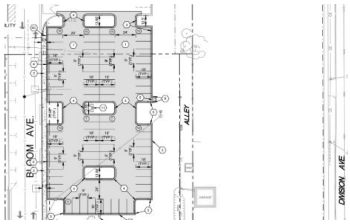




Bald Eagle Ave - Staff Parking
32 stalls



Division Ave - Staff Parking
28 parking stalls



Division Ave/Bloom Ave
83 Stalls - event parking

GO BEARS

March 13, 2026

Kevin Fernandez
Independent School District #624
2399 Cedar Avenue
White Bear Lake, Minnesota 55110

Re: Independent School District #624
2026 Parking Additions - Sunrise Park and White Bear Lake High School
Commission No. 252163, 252199

Dear Jim:

On Thursday, March 12, 2026, we received seven (7) bids for the 2026 Parking Additions project at White Bear Lake Area High School and Sunrise Park. A copy of the Bid Tabulation is enclosed for your review.

We have reviewed the bid and our recommendation is to award the contract to Northwest Asphalt, Inc. as follows:

Base Bid	$1,524,000
Total Contract	**$1,524,000**

Sincerely,

Wold Architects and Engineers

Sara Kelzenberg

Sara Kelzenberg
Associate

Enclosures: Bid Tabulation

cc: Sal Bagley, Wold
Tyler Ertl, Wold
Maria Kennedy, Wold

LJ/EDU ISD 624/Multi-Site/2026 Parking Lots/252163/_Admin/2026.03.13 Letter to Kevin Fernandez

Wold Architects and Engineers
50 South 6th Street, Suite 2250
Minneapolis, MN 55402
woldae.com | 612 772 9025

PLANNERS
ARCHITECTS
ENGINEERS

Project Name: **2026 Parking Lot Additions**
ISD #624

BID TABULATION

Commission No.: 252163, 252199
Date: 3/12/2026
Time: 2:00 PM

Wold Architects and Engineers
50 S 6th St, Suite 2250
Minneapolis, Minnesota 55402
612.772.9025

Bidders Name	Addendum Numbers	Bid Security	Responsible Contractor	Base Bid Parking Lot Additions at White Bear Lake Area High School & Sunrise Park	Remarks
Northwest Asphalt Inc. 1451 Stagecoach Rd Shakopee, MN 55379 763-377-3671	1	x	x	$1,524,000.00	
Rochon 28 2nd Street NW #200 Osseo MN 55369 763-559-9393	1	x	x	$1,612,000.00	
Winberg Companies LLC 17293 Furuby Road Shafer MN 55074 651-248-5133	1	x	x	$1,684,487.00	
New Look Contracting 14045 Northdale Blvd Rogers, MN 55374 763-241-1596	1	x	x	$1,839,000.00	
Park Construction Company 1481 81st Ave NE Minneapolis, MN 55432 763-786-9800	1	x	x	$1,865,000.00	
Urban Companies LLC 3781 Labore Rd St Paul, MN 55110 651-426-3554	1	x	x	$1,969,000.00	
Bituminous Roadways Inc 1520 Commerce Dr Mendota Heights, MN 55120 651-686-7001	1	x	x	$2,070,300.00	

D. LABOR NEGOTIATIONS

Agenda Item D
March 23, 2026
School Board Meeting

AGENDA ITEM:	**Labor Negotiations***
MEETING DATE:	**March 23, 2026**
SUGGESTED DISPOSITION:	**Discussion Item**
CONTACT PERSON(S):	**Matt Mons, Executive Director of Human Resources, General Counsel**

BACKGROUND:

Matt Mons, Executive Director of Human Resources, will provide information on labor negotiations.

This portion of the meeting will be closed as permitted by Minnesota statutes.

**This portion of the meeting may be closed to consider strategy for labor negotiations, including negotiation strategies or developments or discussion and review of labor negotiation proposals, conducted pursuant to Minn. Stat. 179A.01 to 179A.25.*