



Community & Staff Conversation on Facility Needs

November 2023

gather, learn, share!



Agenda & Goals

- Introductions
- Goals for Community & Staff Conversation
- District Financial Status
- Overview of Facility Assessment
- Your Feedback
- Next Steps & Questions
- Optional Tour



About the School District of Westfield

- 1,130 students
- Serves grades 4K-12
- 288 square miles
- Adams, Marquette, and Waushara Counties
- 22 municipalities
- Facilities
 - 3 elementary schools
 - 1 middle/high school
 - Multi-purpose facility
 - Maintenance shop and bus garage



Pioneer Points of Pride

★ High Academic Achievement

- Highest ACT scores in the conference
- 70% passing rate on College Advanced Placement
- Next Generation Personal Finance Gold Standard
- Student accolades - National Merit Scholars, Herb Kohl recipients, Post Secondary Success

★ Excellent Instructional & Co-Curricular Offerings

- Strong neighborhood schools
- **High staff retention**
- Award-winning teachers and leaders, Herb Kohl recipients
- **High student engagement and participation**

★ Dedicated Community Partnerships & Service

- Student Council
Community
Trick-or-Treat
- Bowls for Hunger
- American Red Cross
Blood Drives
- Pennies for Patients
- Pioneer Pantry
- ...and more!

★ Fiscally Conservative


Long-Range Facility Planning

Long-range facility planning is a process used to make decisions regarding current and future facilities and sites.

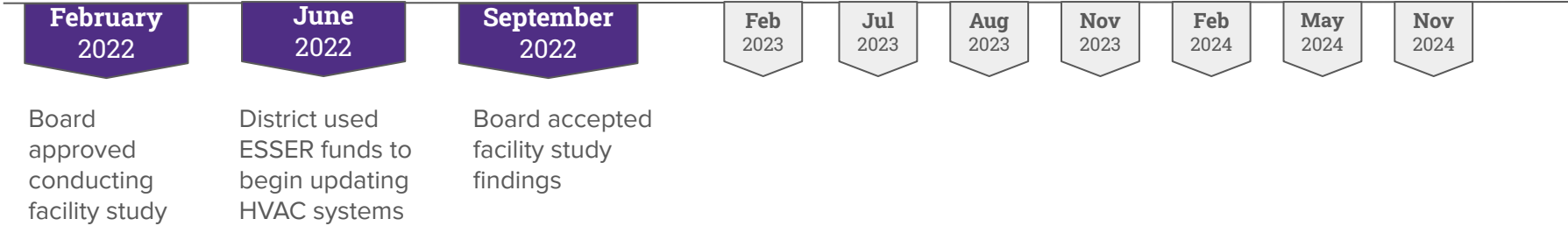
Planning is supported by:

- Analyzing current facilities conditions
- Understanding objectives and guiding principles
- Engaging diverse stakeholder groups to understand values and priorities
- Developing creative and fiscally responsible facilities solutions

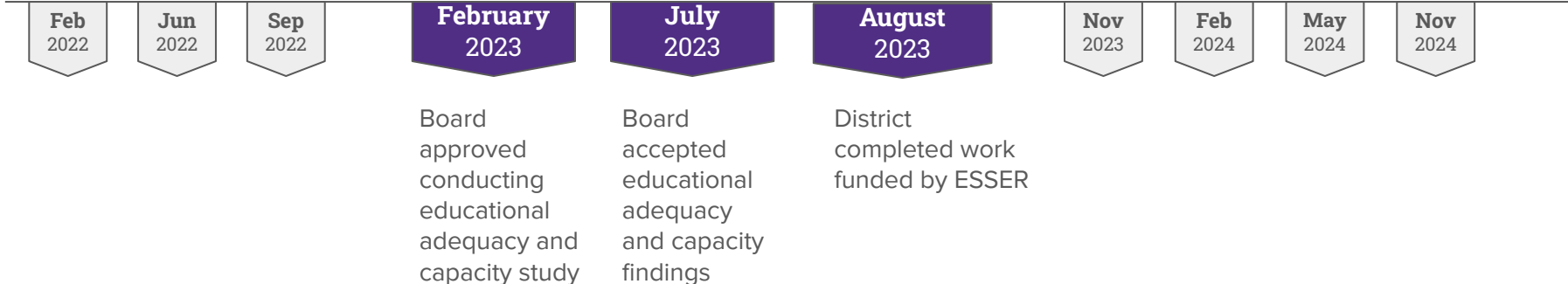
Did you know? We began our long-range facility planning process in summer 2022 with a comprehensive facility study.



Long-Range Facility Planning Timeline



Long-Range Facility Planning Timeline



Long-Range Facility Planning Timeline

WE ARE HERE



YOU'RE INVITED

Community and Staff Conversations on Facility Needs

***FOCUS:** Current state and needs of facilities, financial overview and history, enrollment projections, gathering community feedback on facility priorities*

YOU'RE INVITED


Community and Staff Conversations on Facility Needs

***FOCUS:** Potential solution(s) with costs to address facility needs and priorities identified from community and staff input*

District-wide community and staff survey on facility needs

Potential facilities referendum

Facility Planning Guiding Principles

- Ensure **safe, secure, accessible**, and **operationally efficient** facilities
 - Consider **current** and **future** educational needs that support evolving K-12 curriculum, programs, and technology
 - Listen to and incorporate **community** and **staff input**
 - Develop **cost-effective** solutions that address highest priority needs and potential future needs
- 

Our Facility Planning Partners

Findorff

Construction Manager

- Facility needs assessment
- Capital maintenance planning
- Cost estimating
- Constructability reviews
- Communications and engagement leadership



Architect & Engineer

- Educational adequacy and capacity analysis
- ADA and code review
- Facility option (conceptual) development
- Communications and engagement support

ADDITIONAL CONSULTANTS

Baird | Financial

- Financial planning, referendum financing, underwriting

School Perceptions | Survey

- Community & staff input

Boardman Clark | Legal

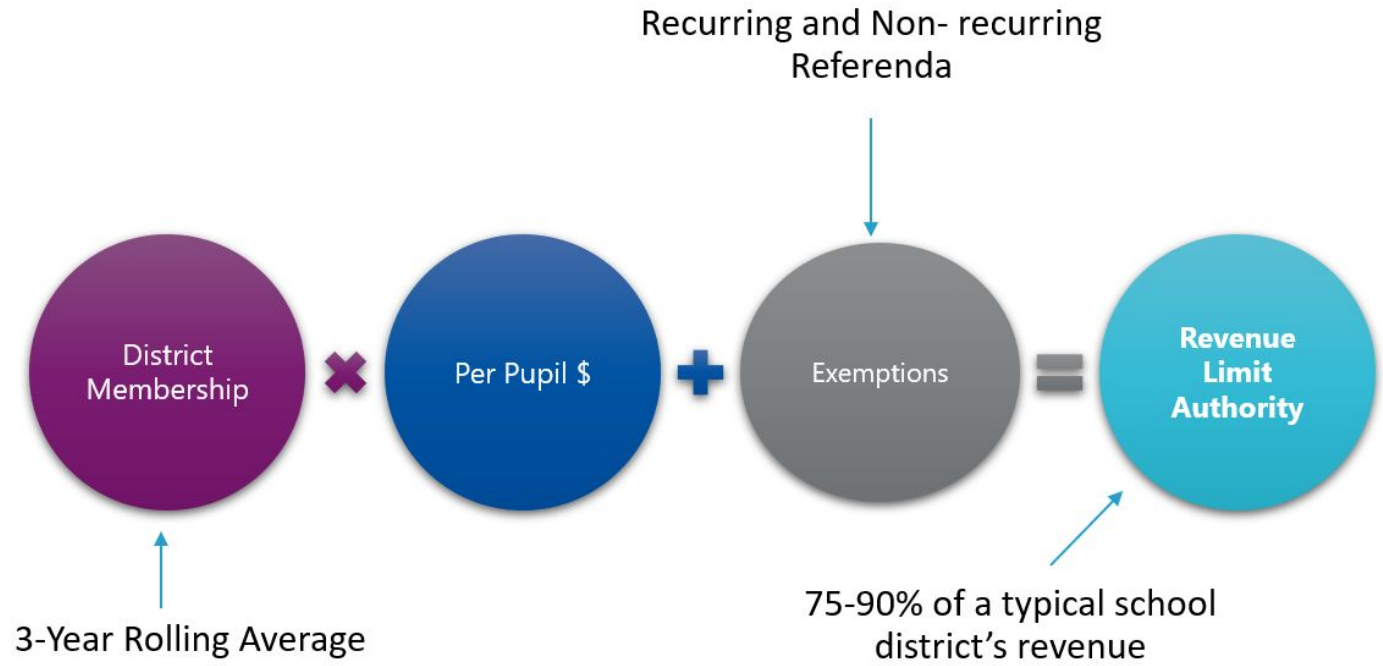
- Draft ballot language and referendum guidance



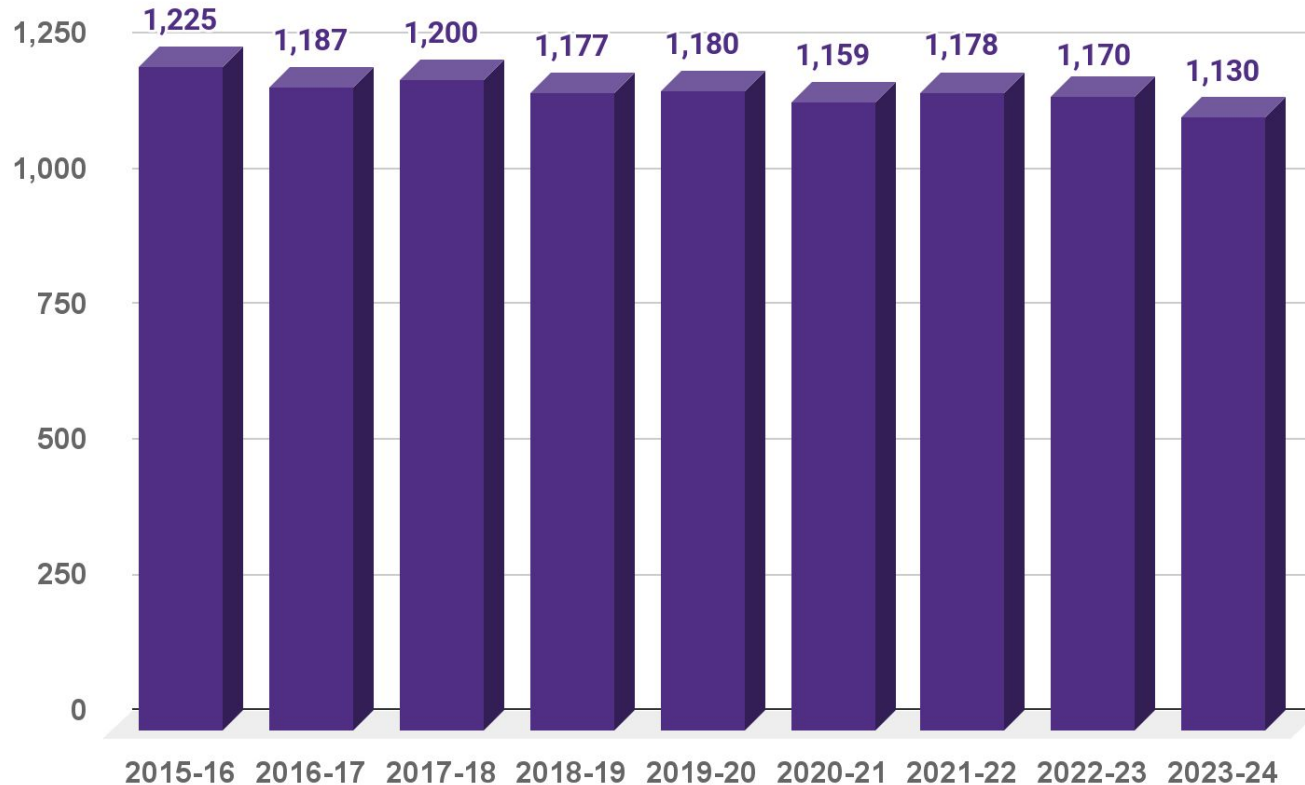
District Financial Status

The Basics of School Revenue Limits

A district's **Revenue Limit Authority** is the maximum amount of revenue that may be raised through **state general aid** and **property tax**.



Total Membership | 2014-2024



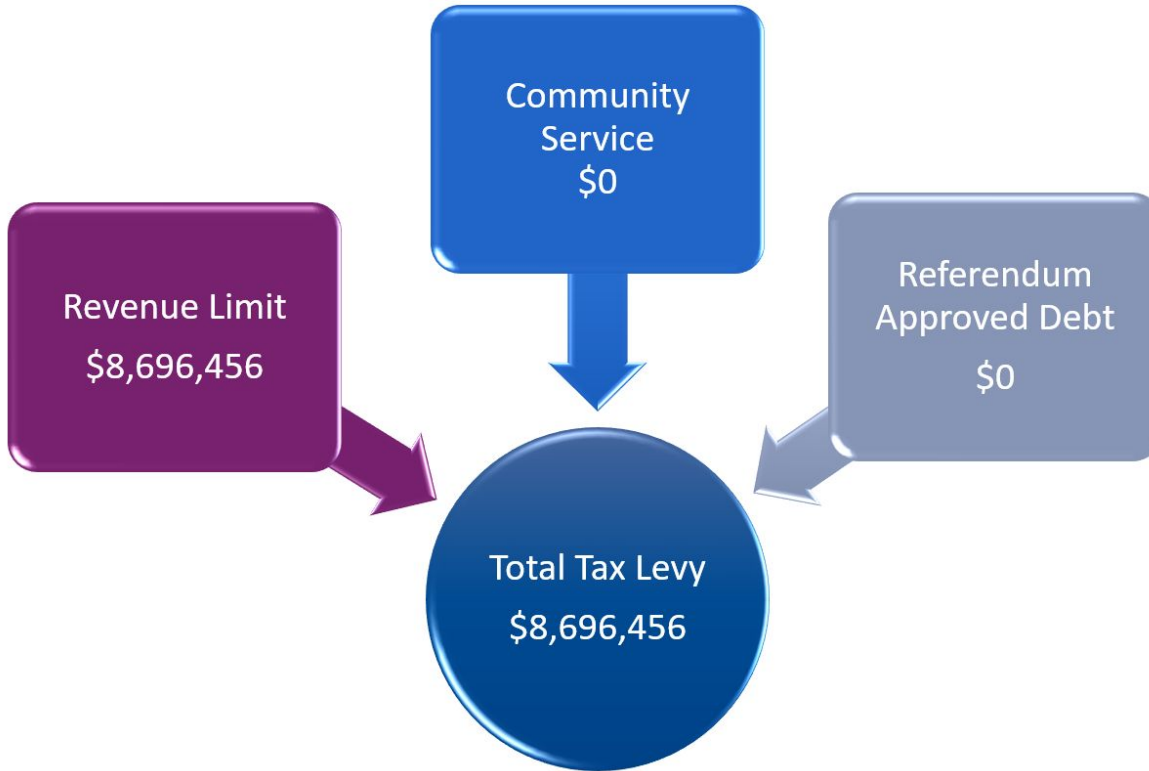
2023 Enrollment Study projects a 51 student decrease by the 2028-29 school year across all grades K-12

75% of Wisconsin school districts are declining in enrollment

**Total membership, or enrollment data, is from the third Friday in September provided to the Department of Public Instruction*

2023-24 School Tax Levy

BAIRD



Revenue Limit is the maximum amount of revenue that may be raised through state general aid and property taxes.

Community Service Fund can be established by a school board to collect fees to cover all or part of the costs of programs and services which primarily function to serve the community.

Referendum Approved Debt is any debt for either capital or operational expenses which must be approved by taxpayers.

2023-24 Mill Rate

BAIRD



\$527 on \$100,000 property (**school portion only!**)

School Tax Bill Sample

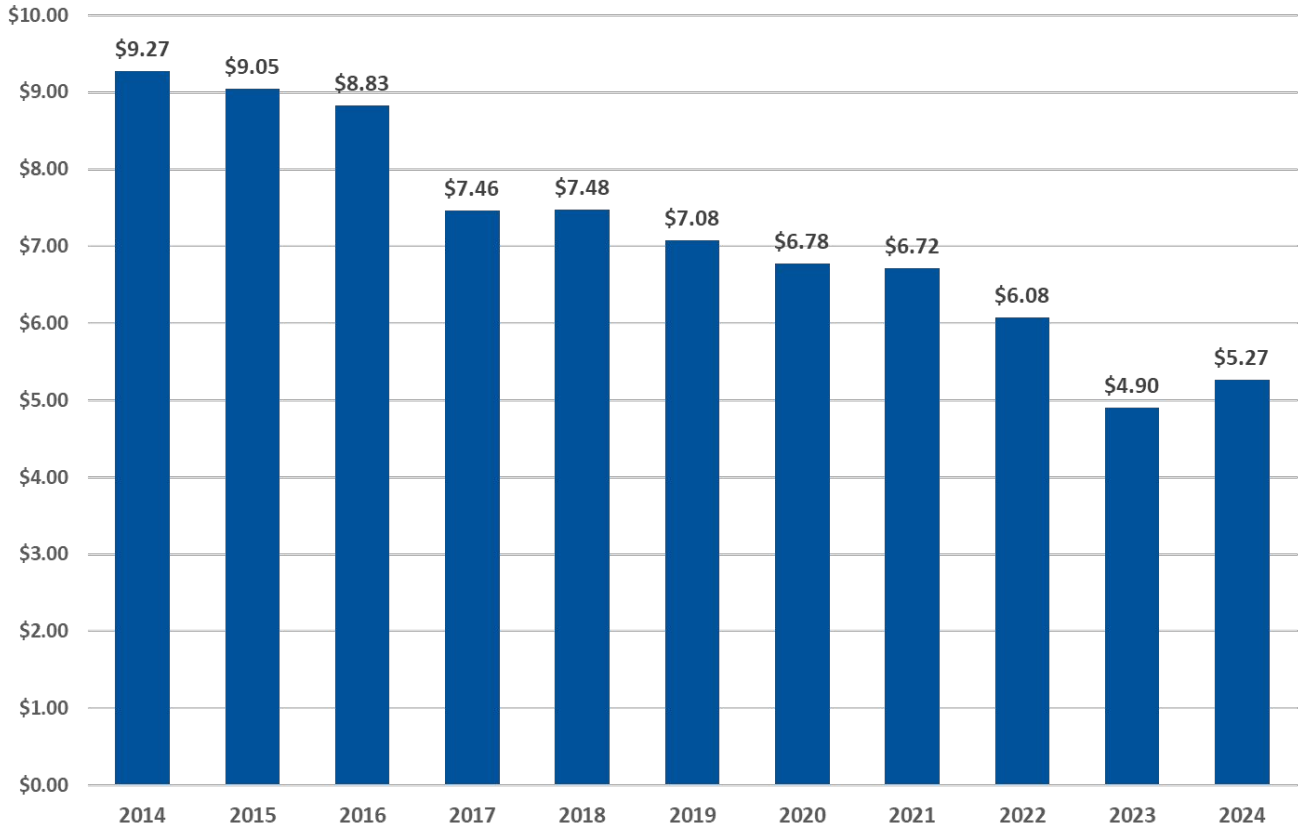
BAIRD

Assessed Value Land 115,300	Assessed Value Improvements 419,500	Total Assessed Value 534,800	Ave Assmt Ratio .9899	Net Assessed Value Rate (Does NOT reflect Lottery Credit) 14.0172/M		
Est Fair Mkt Land 116,500	Est Fair Mkt Improvements 423,800	Est Fair Mkt 540,300	A star in this box means unpaid prior year taxes.	School taxes reduced by school levy tax credit: 682.62		
Taxing Jurisdiction		2021 Est. State Aids Allocated Tax District	2022 Est. State Aids Allocated Tax District	2021 Net Tax	2022 Net Tax	% Tax Change
OCONOMOWOC SCHL 4060		6,437,866	7,165,949	3,365.15	3,767.10	11.9
WAUKESHA TECH COLLEGE		2,114,061	2,182,171	142.86	144.29	1.0
CITY OF OCONOMOWOC		1,247,541	1,383,868	2,221.63	2,733.80	23.1
COUNTY OF WAUKESHA		259,660	264,187	796.38	824.08	3.5
LACLABELLE LAKE MGMT				22.79	27.11	19.0
Total		10,059,128	10,996,175	6,548.81	7,496.38	14.5
WARNING: Installment option is lost if not paid by due dates.				First Dollar Credit	63.96	70.16
Total tax will be delinquent and subject to interest & penalty charges.				Lottery and Gaming Credit	226.84	230.31
See reverse side for other important information.				Net Property Tax	6,258.01	7,195.91
Make Check Payable to: CITY OF OCONOMOWOC PO BOX 27 OCONOMOWOC WI 53066	Full Payment Due on or Before January 31, 2023 \$7,390.91	GARBAGE / RECYCLING 195.00	O T H E R			
	First Installment Due on or Before January 31, 2023 \$2,440.91					
When paying after July 31, 2023 Make Check Payable to: WAUKESHA COUNTY TREASURER 515 W MORELAND BLVD WAUKESHA WI 53188	Second Installment Due on or Before April 30, 2023 \$2,475.00					
	Third Installment Due on or Before July 31, 2023 \$2,475.00					

FOR INFORMATIONAL PURPOSES ONLY – Voter Approved Temporary Tax Increases:	Taxing Jurisdiction School Referendum 4049	Total Additional Taxes \$1,037,804.80	Total Additional Taxes Applied to Property \$176.99	Year Increase Ends 2038
--	---	--	---	-------------------------------

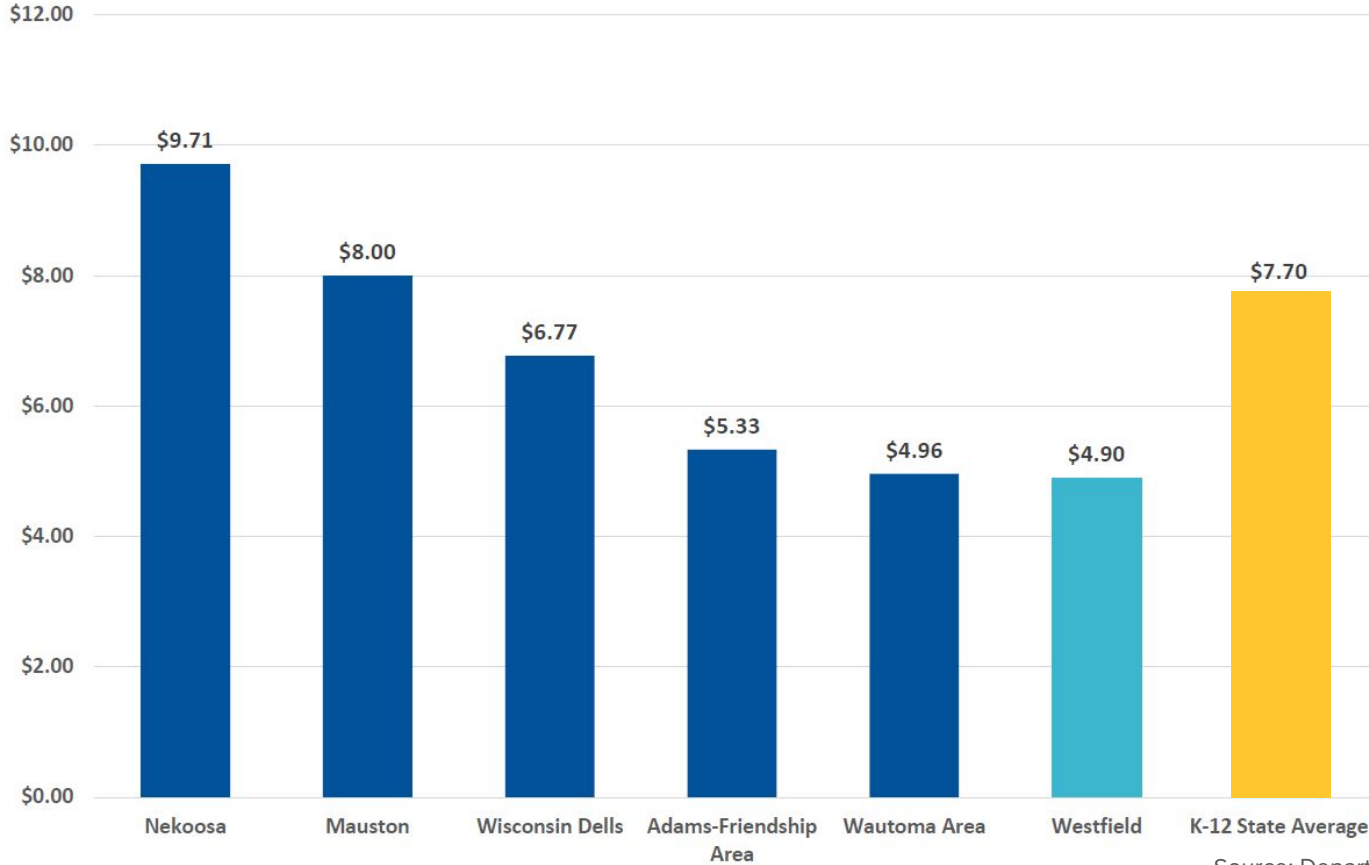
The City's mill rate increased \$0.74 per \$1,000 of assessed value due to the Western Lakes Fire District referendum passed on August 9th, 2022.

Historical Mill Rate - Westfield SD



Source: Department of Public Instruction

2022-23 Mill Rate Comparison



Source: Department of Public Instruction



What are your biggest takeaways after learning about school finance and how it impacts Westfield Schools?

Pioneer

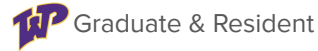


Facility Assessment Overview

Partner Introductions



MACY CLARK
Project Manager



» Part of \$310M in recent K-12 renovations, additions, and new construction

» 8 years at Findorff



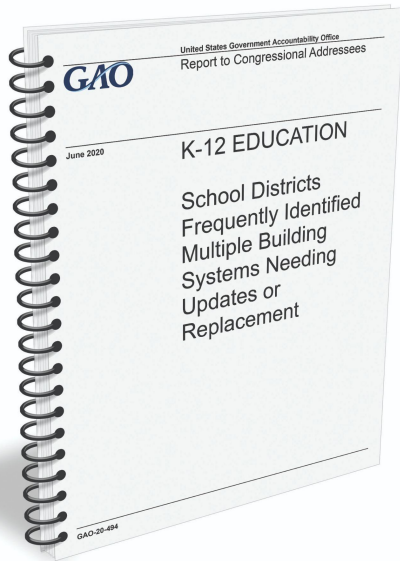
MELANIE PARMA
Education Studio Leader
Senior Vice President



» Leads Somerville's education studio that includes over 1,200 education projects

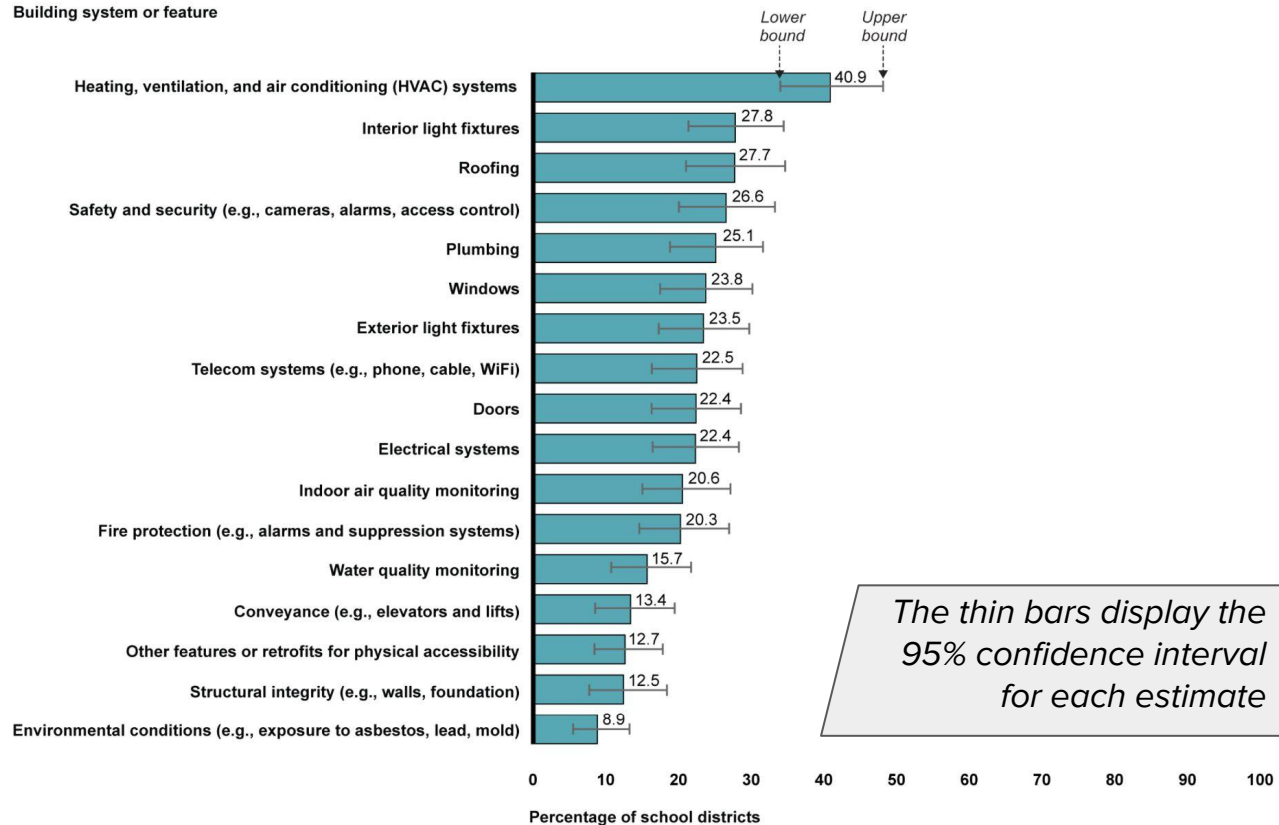
» 25 years at Somerville

Nationwide Perspective | Aug-Oct 2019




Source: GAO analysis of school district survey data | GAO-20-494

Figure 2: Estimated Percentage of School Districts in Which at Least Half the Schools Need Updates or Replacements of Key Building Systems or Features



Facility Assessment Process

Capital Maintenance

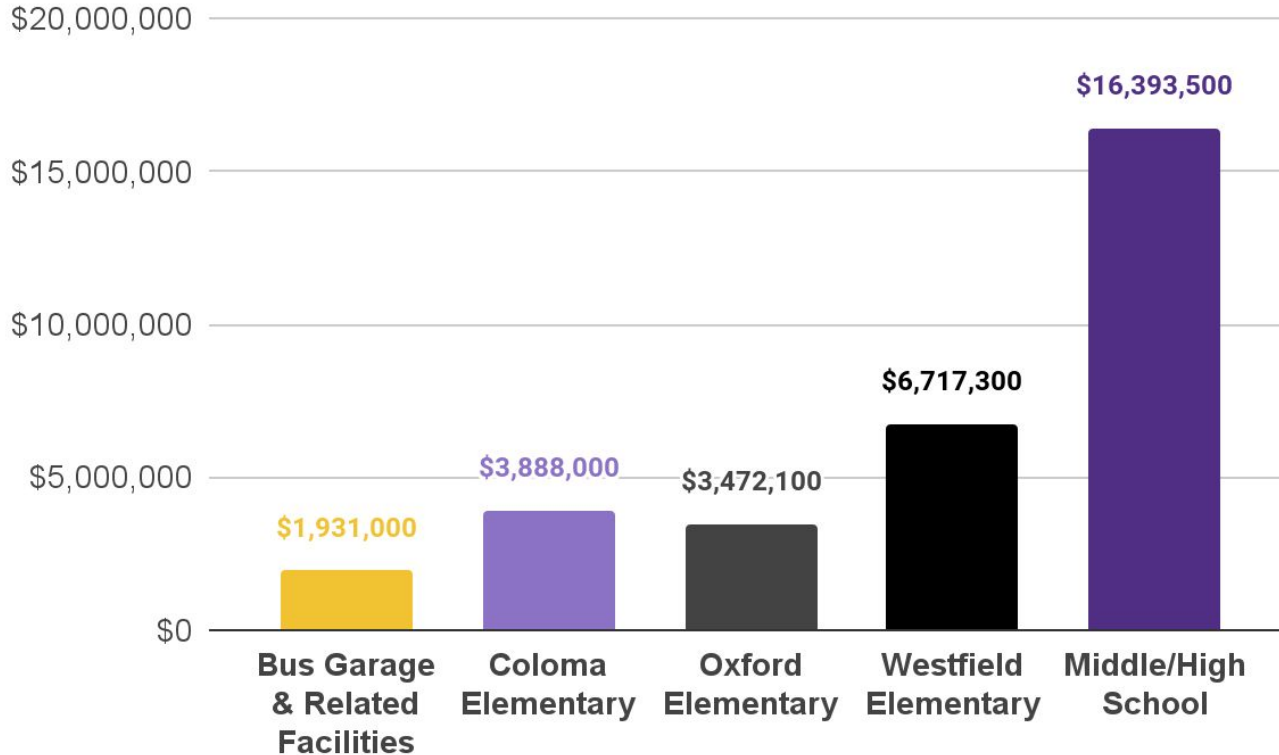
1. Existing plan review
 2. Gathered input from Administrators and Buildings & Grounds
 3. Site walk and inspection
 4. Document deficiencies
 5. Establish list of needs with costs
 6. Prioritize projects based on needs and budget
 7. Refine and finalize capital maintenance plan
- 

Building & Grounds Information

BUILDING	GROSS SQUARE FEET	ORIGINAL CONSTRUCTION	ADDITIONS
Bus Garage & Related Facilities	4,800	1979	N/A
Coloma Elementary School	30,086	1962	1992
Oxford Elementary School	26,516	1962	1984, 2000
Westfield Elementary School	47,461	1967	1987, 1990
Westfield Middle/High School	167,952	1997	2002 (middle school) 2005 (multi-purpose building)

Capital Maintenance Costs by Building







As of September 2022



Costs total \$32,401,900 and include 20 years of need

Capital Maintenance Prioritization

As of September 2022

-  Priority 0 (Immediate need for 2022-23 school year)
-  Priority 1 (Planned need for 2023-24 school year)
-  Priority 2 (Planned need for 2024-25 and 2025-26 school years)
-  Priority 3 (Planned need for 2026-27 and 2027-28 school years)
-  Priority 4 (Planned need for 2028-29 through 2032-33 school years)
-  Priority 5 (Planned need beyond 2032-33 school year)

Capital Maintenance Prioritization

As of September 2022

Building Interiors: All aspects of the inside finishes of the space such as ceilings, flooring, finish woodwork, etc.

Site: All items that are not directly related to the buildings itself such as storm sewer, athletic fields, playgrounds, landscaping, etc..

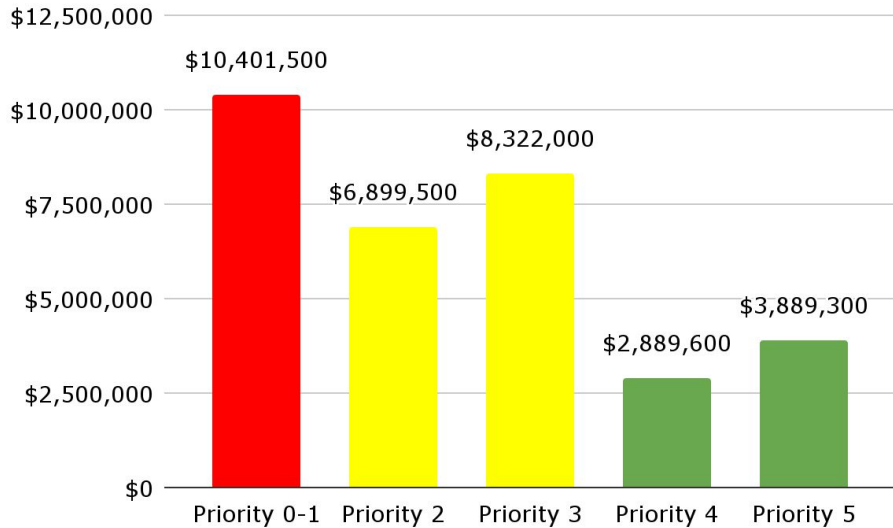
Building Envelope and Roofing: All exterior portions of a building such as windows, roofing, foundations, brick, caulking, etc.

Building Systems (Mechanical, Electrical, Plumbing): Includes systems such as fire alarm, fire protection, piping, plumbing, lighting, and HVAC systems.

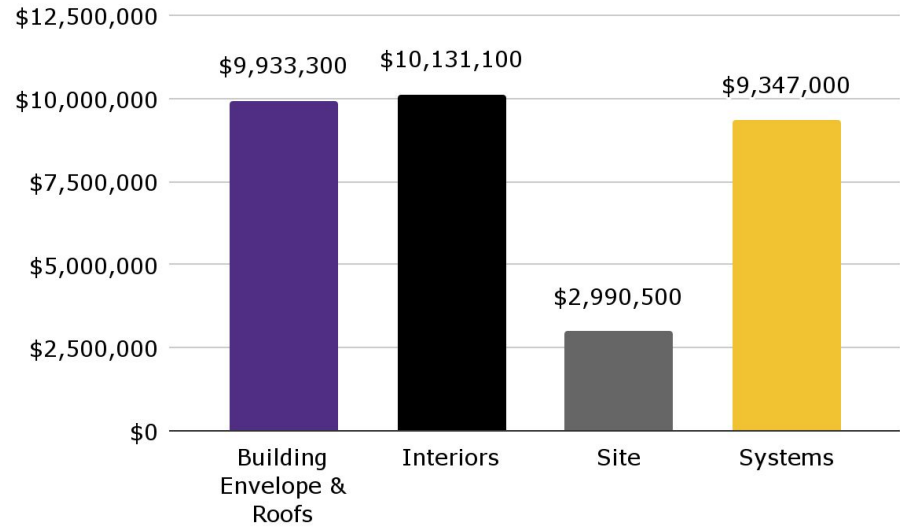
Capital Maintenance Costs

As of September 2022

BY PRIORITY



BY CATEGORY



Costs total \$32,401,900 and include 20 years of need

Capital Maintenance Needs | Site



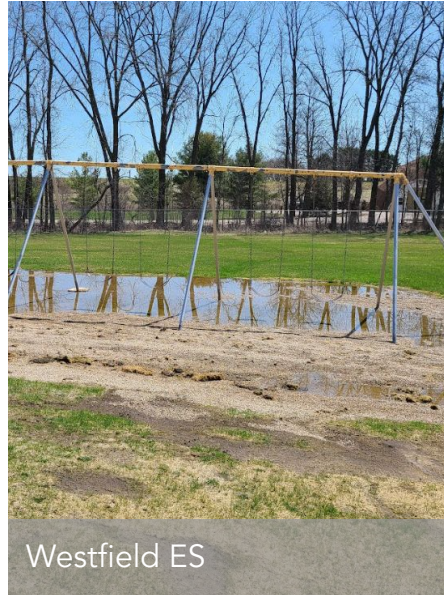
Middle School/High School

FRONT PARKING LOT



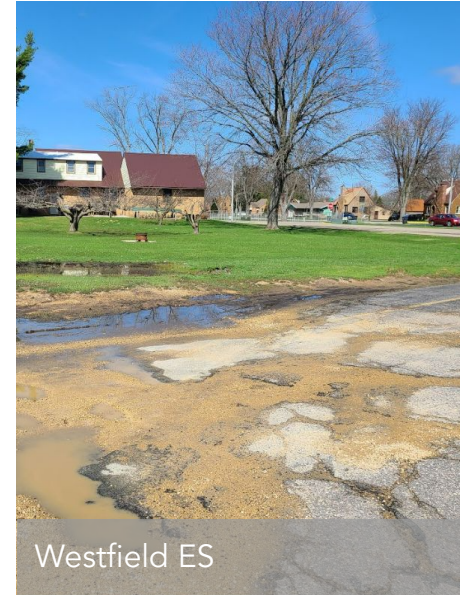
Oxford ES

DRAINAGE



Westfield ES

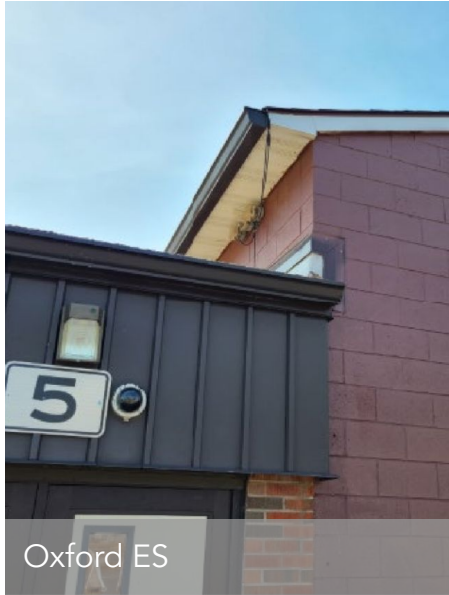
**PLAYGROUND
DRAINAGE**



Westfield ES

ASPHALT REPAIR

Capital Maintenance Needs | Envelope



Oxford ES

HIGH/LOW ROOF LEAK



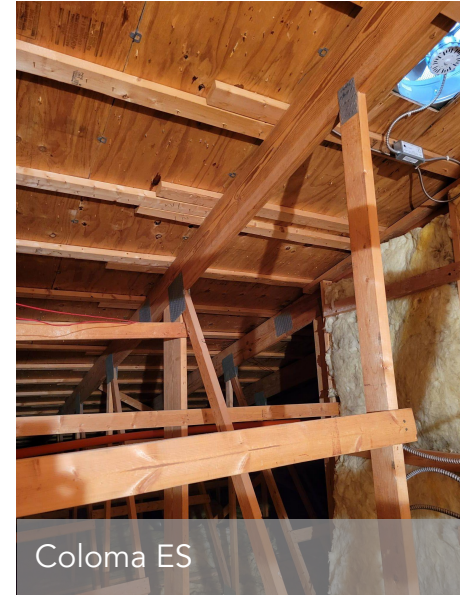
Coloma ES

ERODED FLASHING



Middle School/High School

**MOISTURE
FROM BELOW**



Coloma ES

LACK OF INSULATION

Capital Maintenance Needs | Systems



Middle School/High School

**OUTDATED
GENERATOR**



Oxford ES

**ELECTRICAL ROOM
AND STORAGE**



Coloma ES

**OLD ELECTRICAL +
WATER DAMAGE**



Middle School/High School

2 KILN, 1 HOOD

Capital Maintenance Needs | Interiors



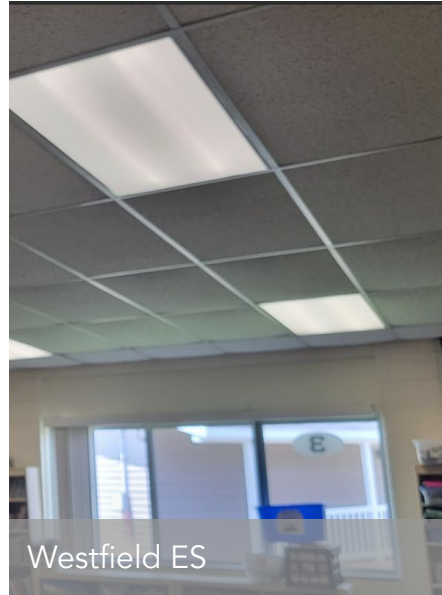
Middle School/High School

**OUTDATED
TELECOM SYSTEM**



Westfield ES

LACK OF STORAGE



Westfield ES

**SAGGING
CEILING TILE**



Oxford ES

**EXPANSION
DAMAGED TILE**

Capital Maintenance Needs



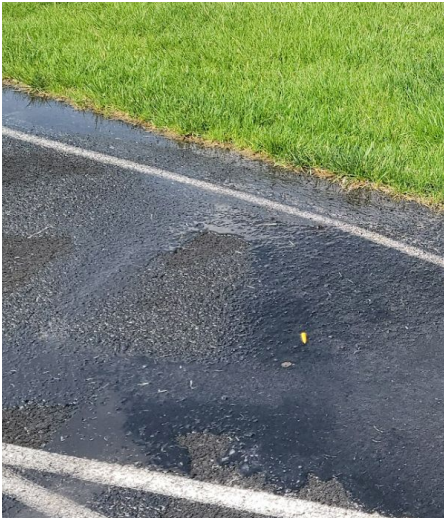
Westfield ES

**PLAYGROUND
EQUIPMENT**



Westfield ES

KITCHEN STORAGE



Middle School/High School

**WATER TRAPPED
UNDER TRACK**



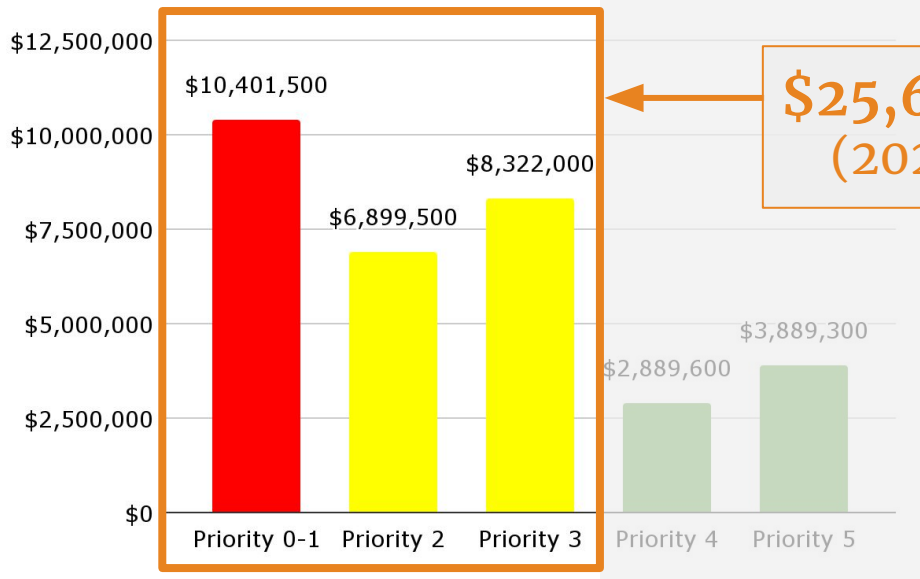
Coloma ES

ENVELOPE

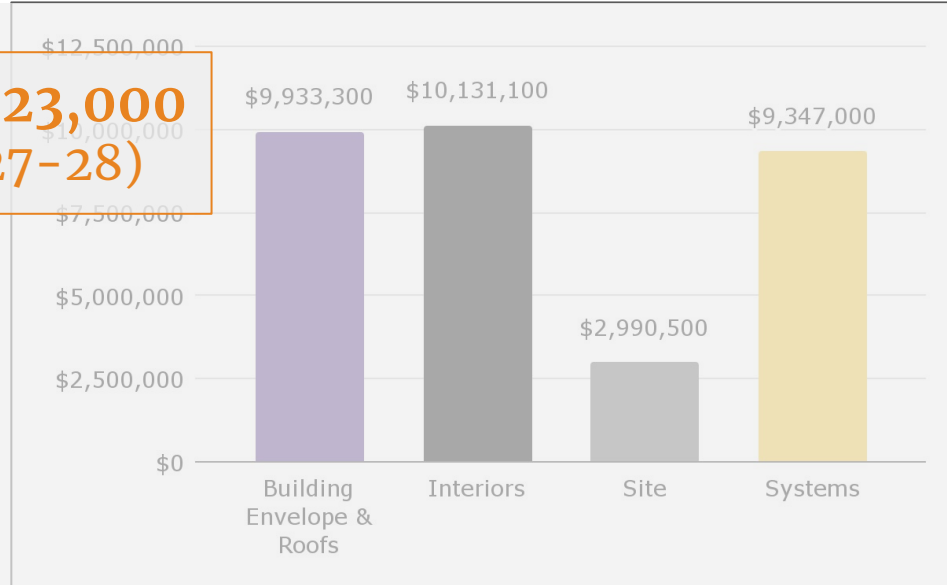
Capital Maintenance Costs

As of September 2022

BY PRIORITY



BY CATEGORY



Costs total \$32,401,900 and include 20 years of need

Completed Maintenance Projects

Since September 2022

SCHOOL	CATEGORY	STATUS	FUND	COST
Coloma ES	Systems	Replaced	General	\$75,075
Oxford ES	Systems	Replaced	General	\$242,905
Oxford ES	Building Envelope & Roofing	Replaced	General	\$4,260
Westfield ES	Systems	Replaced	General	\$252,155
Westfield ES	Site	Replaced	General	\$14,925
Middle/High School	Systems	In Progress	General	\$90,100
Middle/High School	Site	Replaced	General	\$8,000
Multi-purpose Building	Systems	Replaced	General	\$34,845
Multi-purpose Building	Building Envelope & Roofing	Replaced	General	\$2,250
Bus Garage	Systems	Replaced	General	\$53,460
Bus Garage	Systems	Added	General	\$9,250
Approximate Total				\$787,225

Middle/High School	Systems	Replaced	ESSER (COVID Relief)*	\$2,470,217
Oxford ES	Systems	Replaced	ESSER (COVID Relief)*	\$50,000
Westfield ES	Systems	Replaced	ESSER (COVID Relief)*	\$50,000
Approximate Total				\$2,570,217

**Work completed using ESSER dollars was underway when facility assessment was completed and was not included in the report.*



What questions do you have about the completed assessment from September 2022 or the work that has been accomplished since then?

Facility Assessment Process

Educational Adequacy Assessment

The educational adequacy assessment is based on Somerville's observation and tour of each school building, along with building-level administration and staff interviews.

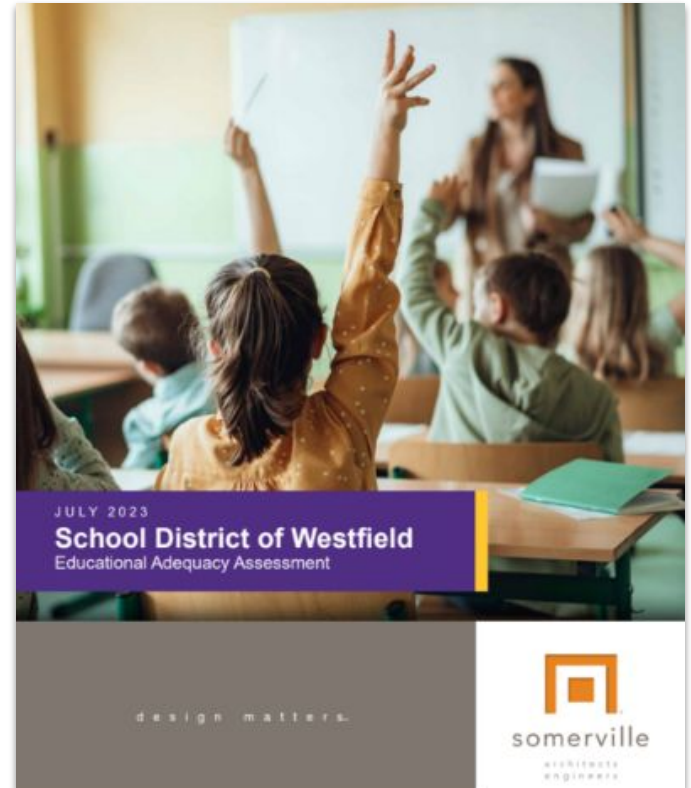
- Multiple visits to tour each school
- Met with administration and staff to learn what is and isn't working in the school buildings, including:
 - Building level administration
 - Teachers
 - School nurse
 - Kitchen staff
 - Facilities staff

Facility Assessment Process

Educational Adequacy Assessment

The report focuses on the following:


1. Safety and security
2. Accessibility and code deficiencies
3. Space and program needs
4. Capacity
5. Flexible and collaborative spaces
6. Sense of belonging



ENROLLMENT & CAPACITY

SCHOOL	OCCUPANT CAPACITY	2022-23 ENROLLMENT	OVER (UNDER) CAPACITY
Coloma Elementary School	132	122	(10)
Oxford Elementary School	132	142	10
Westfield Elementary School	280	336	56
Westfield Middle/High School	762	455	(307)

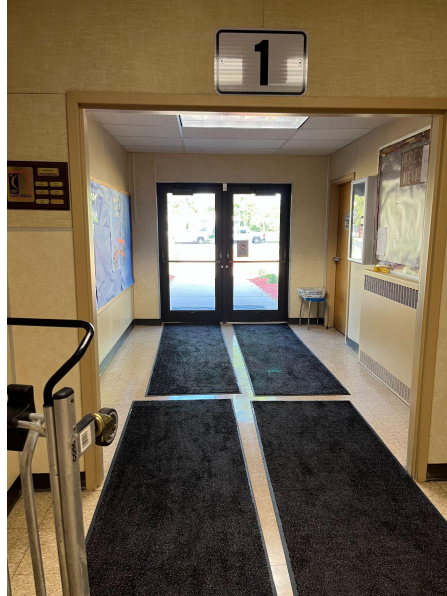
Safety and Security

- Creating a safe school **extends well beyond the built**, physical environment of the building.
 - Staff safety concerns included **building entrance security**, second ways out of classrooms, and non-operable windows.
 - Concerns were noted about **traffic flow** (drop off/pick up) at all the sites.
 - Entry sequences at each school **require approved admittance**, however once 'buzzed in' the visitor has free access into the school.
 - Current standards for a secure entry sequence into schools requires the visitor to **check into the front office** prior to being admitted or escorted into the rest of the school.
- 

Safety and Security



COLOMA



OXFORD



WESTFIELD



HIGH SCHOOL

Safety and Security | Secure Entrance



Accessibility and Code Deficiencies

The 1990 Americans with Disabilities Act (ADA) is a federal law that protects people with disabilities from discrimination.

- A number of the School District of Westfield's buildings were constructed prior to 1990 and include barriers to accessibility, and there is not a 'grandfathered' clause within the ADA.
- Barriers to accessibility are required to be removed simply because they exist.
- There is a clause that acknowledges barriers are to be removed unless it can be shown that removing the barrier is 'not readily achievable.'
- There is a statutory definition that provides factors to be considered when determining whether barrier removal is readily achievable.

If an area is remodeled for any reason it needs to be remodeled to current ADA requirements.

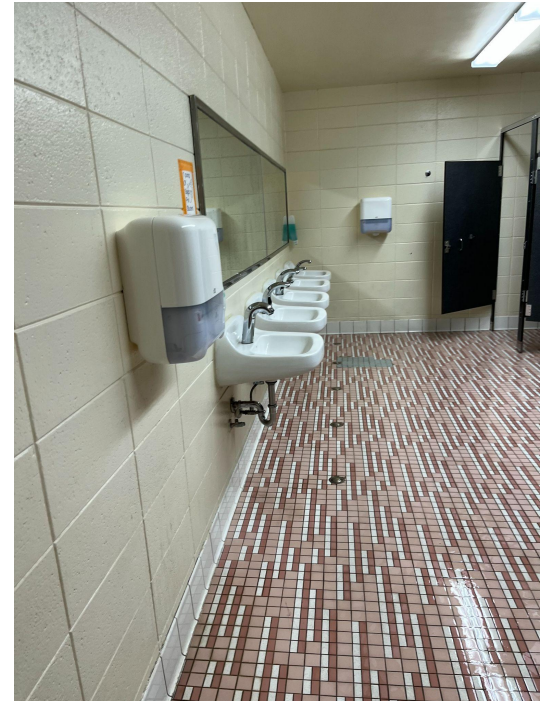
Accessibility and Code Deficiencies



OXFORD




COLOMA



WESTFIELD

Space and Program Needs

- Space needs to support programming and curriculum vary based on the grade level and individual building.
 - All the school buildings **lacked ‘modern learning environments:’** flexible, collaborative space, spaces to promote hands-on, inquiry-based learning, and flexible furniture.
 - Elementary school buildings are lacking in **specialized space for special education** (ID, OT/PT, speech, sensory/thinking room).
 - Schools **lack meeting and conference space**. Meeting space is needed for a variety of purposes including teacher meetings, small group discussions, parent meetings, IEP meetings.
- 

Space and Program Needs

- **Lack of storage** was noted in all of the school buildings.
- **Nurse/Health** area at each school has challenges: space, location, privacy, sink/restroom access. The health area should be a dedicated space (not shared with other functions) adjacent and visible from the main school office for supervision. The area should include a **sink and restroom**, as well as a **separate office space** for the nurse. Furthermore, the office space should provide **privacy** for phone calls/conversations, as well as keep the staff separate from the sick students.
- **Kitchens** have been updated as needed. The main area of concern is at **Westfield Elementary School**. The **kitchen is undersized**, and the freezer/cooler storage is outside with poor delivery access. At Oxford Elementary School the kitchen delivery situation with the stairs needs to be addressed.

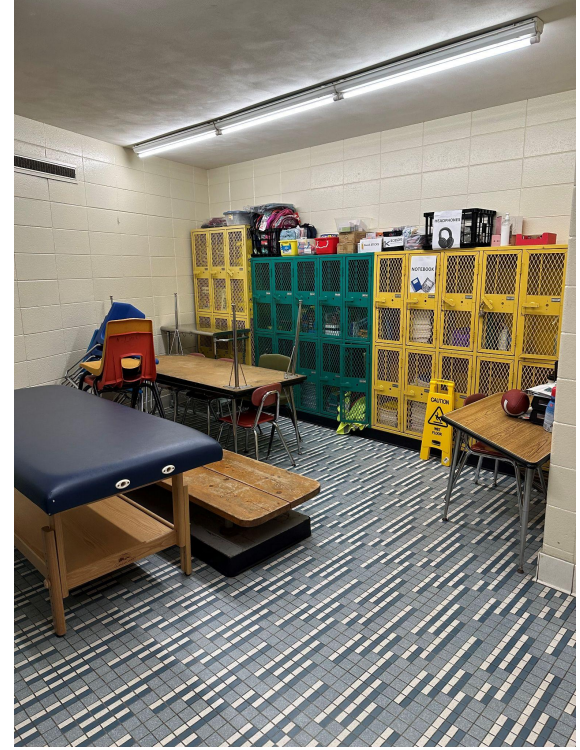
Space and Program Needs



WESTFIELD



OXFORD



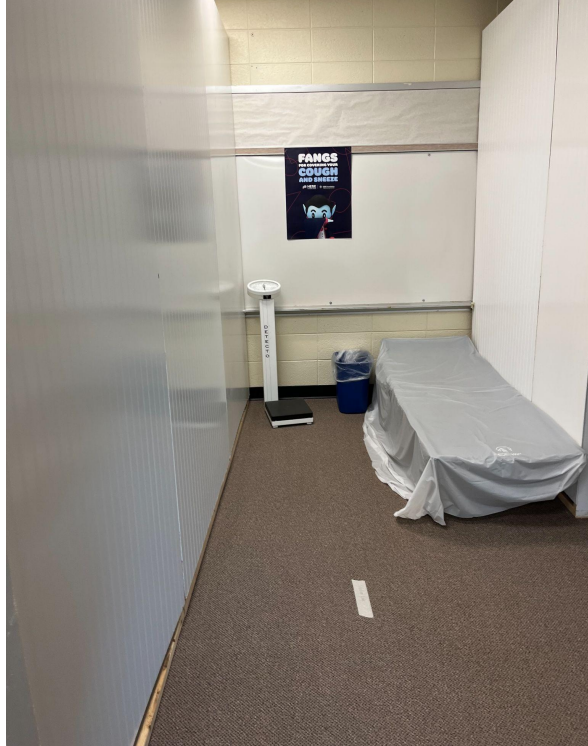
WESTFIELD

Space and Program Needs | Meeting Rooms



WESTFIELD ELEMENTARY

Space and Program Needs | Sick Rooms



COLOMA



COLOMA



OXFORD

Space and Program Needs | Kitchen & Cafeteria



WESTFIELD ELEMENTARY

Space and Program Needs



Space and Program Needs



Space and Program Needs



NORTHCENTRAL TECHNICAL COLLEGE



AMERICAN FAMILY INSURANCE

Flexible and Collaborative Spaces

- Across the district the school buildings have traditional school designs indicative of the time they were designed and constructed. With a few exceptions, the buildings consist of double loaded corridors and lack flexible, collaborative spaces.
- **Modern learning environments include a variety of flexible, study and collaboration spaces, and spaces to promote hands-on learning, within the school building.**
 - Variety of spaces - small, medium, and large group spaces
 - Flexible technology
 - Flexible furniture
 - Student and staff spaces

Flexible and Collaborative Spaces



WESTFIELD



COLOMA



OXFORD

Flexible and Collaborative Spaces



WESTFIELD MIDDLE / HIGH SCHOOL

Flexible and Collaborative Spaces



Flexible and Collaborative Spaces



Flexible and Collaborative Spaces



Flexible and Collaborative Spaces



TRUSTAGE (formerly known as **CUNA MUTUAL GROUP**)



MORAINÉ PARK TECHNICAL COLLEGE

Flexible and Collaborative Spaces



LAKESHORE TECHNICAL COLLEGE



EUROFINS

Sense of Belonging

- Each school building has opportunities within the physical environment to increase a **sense of belonging** and **ownership** among students through murals/environmental graphics, artwork and motivational imagery.
 - School District of Westfield students vs. individual school phenomenon
- **Community meeting spaces are lacking** throughout the District. Consideration should be given to ensuring all buildings have appropriate community spaces for their school, such as **volunteer rooms**, **family conference** or **meeting spaces**, as well as spaces for the **community to use after school hours**.

Sense of Belonging



OXFORD



COLOMA



HIGH SCHOOL

Sense of Belonging







Long-Range Facility Planning

Your Feedback

Facility Planning Guiding Principles

- Ensure **safe, secure, accessible**, and **operationally efficient** facilities
 - Consider **current** and **future** educational needs that support evolving K-12 curriculum, programs, and technology
 - Listen to and incorporate **community** and **staff input**
 - Develop **cost-effective** solutions that address highest priority needs and potential future needs
- 

Understanding Your Facility Priorities

- **Capacity**
 - **District-wide capital maintenance**
 - **Flexible and collaborative spaces** (classrooms, collaboration areas, small- and large- group instruction, updated/moveable furniture, etc.)
 - **Physical education/athletics** (gymnasiums, outdoor fields, multi-purpose facility, etc.)
 - **Safety and security** (main entrances, fencing, pick-up/drop-off, parking, etc.)
 - **Sense of belonging** (community spaces, visual school pride/branding, etc.)
 - **Space and program needs** (special education, kitchen, library, tech ed, music, fine arts, playgrounds, etc.)
 - **Support spaces** (conference rooms, nurse/health rooms, storage, offices, etc.)
- 

Reflecting on what has been shared regarding our facility needs, consider what your highest facility priorities are for the district to address, and why you feel they are a priority.

Goals for Prioritization

Gather staff and community input on facility needs and priorities in order to develop options with costs for the February Community Conversations.

- Every individual will get FIVE **green dots**
- Place only ONE **green dot** on each of your highest facility priorities
- If you want to provide comments or additional insights into why the facility need is or is not a priority, please write on a post-it note and place it on the sheet



What are you noticing with the feedback? Anything surprising?
What additional input would you like to share with the group?



Next Steps & Questions

Community & Staff Engagement

Nov 2023: Community & Staff Conversation on Facility Needs

Focus: Current state and needs of facilities, financial overview and history, enrollment projections, gathering community feedback on facility priorities

- ✓ 10/25/23 - 5:30-7:00 p.m. | Staff & PTO at MS/HS
- ✓ 11/1/23 - 5:30-7:00 p.m. | Oxford Elementary*
- ✓ 11/2/23 - 5:30-7:00 p.m. | Neshkoro Area Fire Protection District*
- 11/4/23 - 9:30-11:00 a.m. | MS/HS*
- 11/6/23 - 5:30-7:00 p.m. | Westfield Elementary*
- 11/7/23 - 6:00-7:30 p.m. | Coloma Elementary*

Feb 2024: Community & Staff Conversation on Facility Needs

Focus: Potential solution(s) with costs to address facility needs and priorities identified from community and staff input.

- Feb 7, 2024 | 5:30-7:00 p.m. | Coloma Elementary School*
- Feb 8, 2024 | 5:00-6:30 p.m. | Westfield High School Library*
- Feb 10, 2024 | 9:30-11:00 a.m. | Westfield Elementary School*
- Feb 12, 2024 | 5:30-7:00 p.m. | Oxford Elementary School*
- Feb 13, 2024 | 6:00-7:30 p.m. | Neshkoro Area Fire Protection District*

**Dates and times are subject to change. Please confirm details and learn more about our facility planning efforts on our website.*

Key Dates & Next Steps



May 2024

District-wide community and staff facilities survey



Aug 27, 2024

Board deadline for potential referendum adoption



Nov 5, 2024

Potential facilities referendum

Thank you!



www.westfield.k12.wi.us/planning

Stay Informed!



Michelle Johnson, District Administrator

michelle.johnson@westfieldpioneers.org
(608) 296-2141 ext. 1011

Veronica “Roni” VanDerhyden, Business Manager

veronica.vanderhyden@westfieldpioneers.org
(608) 296-2141 ext. 1006