

April 9, 2015

MADISON COUNTY SCHOOLS DISTRICT*
DISTRICT FACILITIES PLAN HEARING REPORT

A public hearing was held at the Madison County Schools Central Office on April 7, 2015, at 6:00 PM (local time). The purpose of the public hearing was to propose a new District Facility Plan developed by the Madison County Local Planning Committee. The Local Planning Committee (LPC) voted **11-0** in favor of the proposed new plan and the Board voted **5-0** to approve the new plan.

There was one person, Dustin Brumbaugh, Madison County Schools at the hearing exclusive of the hearing officer. Hearing officer Tim Lucas, President, Lucas P-12 Educational Planning, served as the locally-appointed hearing officer.

COMMENTS

Mr. Lucas called the public hearing to order. The hearing officer outlined the purpose of the hearing and the hearing procedures in accordance with 702 KAR 1:001. It was explained that those persons wishing to speak would be given the opportunity and that written statements would be accepted. All considerations will be made available to the Kentucky Board of Education via the hearing officer's report. The hearing officer read the proposed new District Facility Plan which includes; **no change in the district organization is noted. New work includes; a new Area Technology Center, two (2) new Elementary Schools, one (1) new Middle School and one (1) new High School. The following buildings will receive renovations and additions; Madison Central High, Madison Co. ATC, Madison Southern High, Bellevue Learning Center, Farristown Middle, Clark Moores Middle, Madison Middle, Daniel Boone Elementary, Silver Creek Elementary, Kit Carson Elementary, Madison Kindergarten Academy, Waco Elementary, White Hall Elementary, and the Preschool Building. Management Support projects include; a new Bus Garage in Berea, renovation of the Richmond Bus Garage and renovation to the Phillips Building.**

The floor was opened to those who wished to make a statement. **No statements from the public were noted, Mr. Lucas thanked the Madison County Schools Board of Education and Local Planning Committee for their efforts in developing a great District Facility Plan.**

RECOMMENDATIONS

It is recommended that the new District Facility Plan developed by the **Madison County** Local Planning Committee and adopted by the **Madison County** Board of Education be approved as the District Facility Plan for the **Madison County** School District. A copy of the new plan is attached.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Timothy K. Lucas", with a checkmark below it.

Timothy K. Lucas, Architect

cc: Anne Saint-Aignan, Elmer Thomas, Dustin Brumbaugh

Attachments: Public Hearing Agenda, Sign-In Sheet, Madison County School DFP, Hearing Audio File

*This document is presented to KDE as submitted by the district-appointed hearing officer.

KBE APPROVAL DATE: JUNE 2015

MADISON COUNTY SCHOOLS DISTRICT FACILITIES PLAN

PLAN OF SCHOOL ORGANIZATION

1. Current Plan K, P-5, 6-8, 9-12
2. Long Range Plan K, P-5, 6-8, 9-12

SCHOOL CENTERS	Status	Organization	2014 Student Enrollment/ Capacity
1. Secondary			
a. Madison Central High School	Permanent	9-12 Center	1824/1576
b. Madison Area Technology Center	Permanent	9-12 Center	Varies/200
c. Madison Southern High School	Permanent	9-12 Center	1197/1233
d. Bellevue Learning Center	Permanent	6-12 Center	Varies/460
2. Middle			
a. Clark Moores Middle School	Permanent	6-8 Center	504/485
b. Foley Middle School	Permanent	6-8 Center	427/400
c. Madison Middle School	Permanent	6-8 Center	441/556
d. B. Michael Caudill Middle School	Permanent	6-8 Center	661/700
e. Farristown Middle School	Permanent	6-8 Center	452/500
3. Elementary			
a. Daniel Boone Elementary School	Permanent	PS-5 Center	488/595
b. Kingston Elementary School	Permanent	PS-5 Center	583/575
c. Kirksville Elementary School	Permanent	PS-5 Center	649/650
d. Kit Carson Elementary School	Permanent	PS-5 Center	566/576
e. Madison Kindergarten Academy at Mayfield	Permanent	K - Center	490/550
f. Shannon Johnson Elementary School	Permanent	PS-5 Center	601/576
g. Silver Creek Elementary School	Permanent	PS-5 Center	474/584
h. Waco Elementary School	Permanent	PS-5 Center	498/500
i. White Hall Elementary School	Permanent	PS-5 Center	678/679
j. Glenn R Marshall Elementary School	Permanent	PS-5 Center	503/600
k. Preschool Center Building	Permanent	P Center	80/80

CAPITAL CONSTRUCTION PRIORITIES (Schedule after the 2014 Biennium)

2a. New construction to meet student capacity; further implementation of established programs; or complete approved projects constructed in phases.

Eff.

1. New Area Technology Center

30,735 sf.

To be constructed on a new site in Berea area

Construct:	1	Area Tech. Admin. Suite	500 sf.	500 sf.	74%	\$155,473
	1	Business Tech. Suite	3,040 sf.	3,040 sf.	74%	\$945,276
	1	Business Tech. Classroom	750 sf.	750 sf.	74%	\$233,209
	1	Health Services Suite	1,170 sf.	1,170 sf.	74%	\$363,807
	1	Health Services Classroom	750 sf.	750 sf.	74%	\$233,209
	1	Auto Tech. Suite	3,000 sf.	3,000 sf.	74%	\$932,838
	1	Auto Tech. Classroom	750 sf.	750 sf.	74%	\$233,209
	1	Drafting	1,800 sf.	1,800 sf.	74%	\$559,703
	1	Drafting Classroom	750 sf.	750 sf.	74%	\$233,209
	1	Carpentry Suite	3,000 sf.	3,000 sf.	74%	\$932,838
	1	Carpentry Classroom	750 sf.	750 sf.	74%	\$233,209
	1	Electrical Technology	3,000 sf.	3,000 sf.	74%	\$932,838
	1	Elec. Tech. Classroom	750 sf.	750 sf.	74%	\$233,209
	1	Welding	3,000 sf.	3,000 sf.	74%	\$932,838
	1	Welding Tech. Classroom	750 sf.	750 sf.	74%	\$233,209
	1	Technology Education	2,750 sf.	2,750 sf.	74%	\$855,101
	1	Tech. Educ. Classroom	750 sf.	750 sf.	74%	\$233,209

2. New Elementary School

56,581 sf.

500 Student capacity on a new site in Berea area

\$12,651,512

3. New Elementary School

65,736 sf.

600 Student capacity on a new site in Richmond area

\$14,698,570

4. New Middle School

80,169 sf.

500 Student capacity with support spaces to accommodated 750 students on a new site location to be determined

\$18,446,887

5. New High School

144,434 sf.

1,000 Student capacity on a new site location to be determined

\$35,299,670

2c. Major renovation/additions of educational facilities; including expansions, kitchens, cafeterias, libraries, administrative areas, auditoriums, and gymnasiums.

1. Madison Central High School

270,689 sf.

Major Renovation of the 1938 Gymnasium and Vocational Technology portions of the building to include; site development, parking, roof replacement, doors, hardware and windows, interior finishes and accessories, casework, signage, HVAC replacement, electrical/lighting/service upgrade, plumbing upgrades including fixtures, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Major Renovation to the remaining portions of the building to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Also include the repair and replacement of finishes disturbed by work noted herein.

\$1,188,000

2. Madison County Area Technology Center		22,240 sf.			
Major Renovation of the original 1968 portion of the building to include; site development, parking, doors, hardware and windows, interior finishes and accessories, casework, signage, HVAC replacement, electrical/lighting/service upgrade, plumbing upgrades including fixtures, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Major Renovation of the 1995 area of the building to include; roof replacement, HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Also include the repair and replacement of finishes disturbed by work noted herein.					
					\$2,419,200
3. Madison Southern High School		123,962 sf.			
Major Renovation of the shop and related classroom portions of the building to include; site development, parking, doors, hardware and windows, interior finishes and accessories, casework, signage, HVAC replacement, electrical/lighting/service upgrade, plumbing upgrades including fixtures, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades.					
					\$573,545
4. Bellevue Learning Center		30,500 sf.			
Major Renovation of the building to include; site development, parking, doors, hardware and windows, interior finishes and accessories, casework, signage, HVAC replacement, electrical/lighting/service upgrade, plumbing upgrades including fixtures, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades.					
					\$4,088,887
5. Farristown Middle School		86,497 sf.			
Construct:	1 Resource Room	375 sf.	375 sf.	71%	\$121,532
	2 Science Rooms	1,000 sf.	2,000 sf.	71%	\$648,169
	6 Standard Classrooms	750 sf.	4,500 sf.	71%	\$1,458,380
6. Clark Moores Middle School		64,624 sf.			
Major Renovation of the 1972 and 1983 portions of the building to include; site development (to include removal of non-educational structures to allow better site access and use), parking, roof replacement, doors, hardware and windows, interior finishes and accessories, casework, signage, partial HVAC replacement to address exhaust, electrical/lighting/service upgrade, plumbing upgrades including fixtures, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Renovate the current Band Room and Media Center into educational and service space.					
					\$3,310,391
Construct:	1 Band Room	2,500 sf.	2,500 sf.	71%	\$810,211
	1 Media Center	3,125 sf.	3,125 sf.	71%	\$1,012,764
7. Madison Middle School		58,481 sf.			
Major Renovation of the 1993 area of the building to include; roof replacement, HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Also include the repair and replacement of finishes disturbed by work noted herein.					
					\$4,533,621

8. Daniel Boone Elementary School

60,543 sf.

Major Renovation of the 1996 area of the building to include; HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades (to include removal of non-educational structures to allow better site access and use). Also include the repair and replacement of finishes disturbed by work noted herein.

Renovate (1) standard classroom into an Art Room.

\$785,970

Construct:	1	Family Resource Center	300 sf.	300 sf.	74%	\$90,649
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9. Silver Creek Elementary School

67,087 sf.

Major Renovation of the 1993 portion of the building to include; HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades (to include removal of non-educational structures to allow better site access and use). Also include the repair and replacement of finishes disturbed by work noted herein.

\$1,351,114

10. Kit Carson Elementary School

59,649 sf.

Major Renovation of the 1996 area of the building to include; HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades (to include removal of non-educational structures to allow better site access and use). Also include the repair and replacement of finishes disturbed by work noted herein.

\$1,200,332

Construct:	1	Special Educ. Self-Cont.	825 sf.	825 sf.	74%	\$249,284
	1	Art Classroom	800 sf.	800 sf.	74%	\$241,730
	1	Family Resource Center	300 sf.	300 sf.	74%	\$90,649

11. Madison Kindergarten Academy at Mayfield

52,327 sf.

Major Renovation of the building to include; site development to provide safe and secure site access, partial roof replacement, HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Also include the repair and replacement of finishes disturbed by work noted herein. Provide additional toilet rooms.

\$4,007,355

12. Waco Elementary School

64,074 sf.

Major Renovation of the building to include; roof replacement, HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades (to include removal of non-educational structures to allow better site access and use). Also include the repair and replacement of finishes disturbed by work noted herein.

\$4,383,146

Construct:	1	Special Educ. Self-Cont.	825 sf.	825 sf.	74%	\$249,284
	1	Family Resource Center	300 sf.	300 sf.	74%	\$90,649

13. White Hall Elementary School

64,932 sf.

Major Renovation of the 1996 area of the building to include; HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades (to include removal of non-educational structures to allow better site access and use). Also include the repair and replacement of finishes disturbed by work noted herein.

\$896,896

Construct:	1	Special Educ. Self-Cont.	825 sf.	825 sf.	74%	\$249,284
	1	Art Classroom	800 sf.	800 sf.	74%	\$241,730
	1	Family Resource Center	300 sf.	300 sf.	74%	\$90,649

14. Preschool Building

Major Renovation of the building to include; HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Also include the repair and replacement of finishes disturbed by work noted herein.

\$709,830

CAPITAL CONSTRUCTION PRIORITIES (Regardless of Schedule)

4. Management support areas; Construct, acquisition, or renovation of central offices, bus garages, or central stores

1. New Bus Garage

3,600 sf.

Construct: Construct a new bus garage facility on a new site in Berea area.

74%

\$910,703

2. Richmond Bus Garage

19,600 sf.

Major Renovation of the building to include; roof replacement, HVAC replacement, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades. Also include the repair and replacement of finishes disturbed by work noted herein.

\$998,082

3. Philips Building

118,000 sf.

Major Renovation of the building to include; site development, parking, roof replacement, doors, hardware and windows, interior finishes and accessories, casework, signage, HVAC replacement, electrical/lighting/service upgrade, plumbing upgrades including fixtures, life safety systems to include; fire protection and annunciation systems, ADA accessibility and security upgrades (to include removal of non-functional structures and portions of the building to allow better site access and use). Renovate a portion of the building to accommodate the district-wide programs.

\$4,740,660

DISTRICT NEED

\$131,315,718

5. Discretionary Construction Projects; Functional Centers; Improvements by new construction or renovation.

Estimated Costs of these projects will not be included in the FACILITY NEEDS ASSESSMENT TOTAL.

1. Waco Elementary School

64,074 sf.

Site acquisition to enlarge campus.

TBD

2. Clark Moores Middle School

64,624 sf.

Construct outdoor athletic facilities

\$250,000

3. Madison Middle School

58,481 sf.

Construct outdoor athletic facilities

\$250,000

4. Madison Southern High School

123,962 sf.

Site acquisition to enlarge campus.

TBD

Construct: 1 Practice Gym

8,000 sf.

8,000 sf.

68%

\$2,875,294

September 10, 2014

Madison County Enrollment History

EOY	District Enrollment	Annual % Change	Three Year Change	Five Year Change	Ten Year Change	Enrollment Change Per Year
1989-1990	8,373					
1990-1991	8,509	1.62%				136
1991-1992	8,579	0.82%				70
1992-1993	8,683	1.21%	3.70%			104
1993-1994	8,723	0.46%	2.51%			40
1994-1995	8,794	0.81%	2.51%	5.03%		71
1995-1996	8,748	-0.52%	0.75%	2.81%		-46
1996-1997	8,842	1.07%	1.36%	3.07%		94
1997-1998	9,042	2.26%	2.82%	4.13%		200
1998-1999	9,197	1.71%	5.13%	5.43%		155
1999-2000	9,223	0.28%	4.31%	4.88%	10.15%	26
2000-2001	9,262	0.42%	2.43%	5.88%	8.85%	39
2001-2002	9,403	1.52%	2.24%	6.34%	9.60%	141
2002-2003	9,553	1.60%	3.58%	5.65%	10.02%	150
2003-2004	9,799	2.58%	5.80%	6.55%	12.34%	246
2004-2005	10,087	2.94%	7.27%	9.37%	14.70%	288
2005-2006	10,374	2.85%	8.59%	12.01%	18.59%	287
2006-2007	10,575	1.94%	7.92%	12.46%	19.60%	201
2007-2008	10,787	2.00%	6.94%	12.92%	19.30%	212
2008-2009	10,848	0.57%	4.57%	10.71%	17.95%	61
2009-2010	10,862	0.13%	2.71%	7.68%	17.77%	14
2010-2011	11,092	2.12%	2.83%	6.92%	19.76%	230
2011-2012	11,208	1.05%	3.32%	5.99%	19.20%	116
2012-2013	11,284	0.68%	3.89%	4.61%	18.12%	76
2012-2014	11,472	1.67%	3.43%	5.75%	17.07%	188

Enrollment change from EOY 1989-1990 37.01%

Average Change per year 1.54%

July 24, 2014

Madison County

April 2011- University of Louisville Enrollment Projections from the 2010 Census

Age Group	2000	2,010	2,015	2,020	2,025	2,030	2,035	2,040	2,045	2,050
00-04	4,505	5,069	5,268	5,520	5,803	6,143	6,494	6,829	7,156	7,519
05-09	4,400	4,990	5,325	5,535	5,799	6,097	6,455	6,823	7,175	7,519
10-14	4,179	4,945	5,214	5,565	5,784	6,059	6,371	6,745	7,130	7,498
15-19	6,209	7,181	7,550	7,825	8,183	8,406	8,687	9,007	9,389	9,783
Total 05-19	14,788	17,116	18,089	18,925	19,766	20,562	21,513	22,575	23,694	24,800
% Change from 2010			6%	11%	15%	20%	26%	32%	38%	45%
% Change per each period			6%	5%	4%	4%	5%	5%	5%	5%
20-24	9,541	9,492	9,628	10,195	10,613	11,171	11,509	11,942	12,435	13,022
25-29	5,838	5,691	6,029	6,142	6,615	6,963	7,428	7,710	8,071	8,482
30-34	4,970	5,482	5,525	5,855	5,965	6,428	6,768	7,221	7,497	7,850
35-39	5,197	5,493	5,630	5,675	6,018	6,132	6,611	6,961	7,433	7,716
40-44	4,856	5,258	5,631	5,773	5,819	6,170	6,288	6,780	7,140	7,624
45-49	4,518	5,633	5,499	5,889	6,038	6,087	6,454	6,578	7,093	7,470
50-54	4,073	5,255	5,886	5,745	6,154	6,309	6,361	6,746	6,875	7,414
55-59	3,190	4,886	5,431	6,084	5,937	6,360	6,520	6,573	6,973	7,106
60-64	2,463	4,229	4,942	5,494	6,153	6,004	6,432	6,593	6,647	7,052
65-69	2,074	3,119	4,118	4,816	5,359	6,003	5,855	6,274	6,430	6,484
70-74	1,777	2,217	2,918	3,853	4,506	5,016	5,618	5,476	5,869	6,011
75-79	1,417	1,709	1,906	2,507	3,309	3,871	4,313	4,827	4,701	5,039
80-84	871	1,188	1,329	1,481	1,946	2,568	3,005	3,351	3,748	3,646
85+	794	1,079	1,226	1,379	1,542	1,878	2,393	2,905	3,369	3,832
Projected Totals per Year	70,872	82,916	89,055	95,333	101,543	107,665	113,562	119,341	125,131	131,067