



Jefferson County Public Schools Facility Planning

-ARMAC-
June 2021



Jefferson County Public Schools Team

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Overview

Guidelines & Regulations

Process

Progress / Current Status

Facility Needs & Vision for the Future

Barriers

Guidelines & Regulations

[KDE Facility Programming and Construction Criteria 702 KAR 4:170](#)

- KDE Regulations & Oversight
 - JCPS Policies & Oversight
 - KY Model Procurement Rules
 - MWBE Goals
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The Process

[Capital Construction Process 702 KAR 4:160](#)

[KBoE Kentucky School Facilities Planning Manual 702 KAR 4:180](#)

[JCPS - District Facility Plan](#)

- All projects considered capital construction must be on the District Facility Plan, a document required by KY Statutes to be updated every 4 years through the District Long Range Planning Committee process and submitted to the State Board of Education for review and approval.
 - The District Facility Plan includes new or replacement buildings, major renovations that touch 3 building systems, roofs, boilers, chillers or security projects.
 - Any work considered maintenance like window replacement, lighting replacement or single systems must be funded solely by District general funds.
 - All construction, regardless of funding source, requiring the stamp of an architect or engineer by the Kentucky Building Code must be submitted to KDE using the BG process which outlines funding and sets up the KDE review requirements.
 - KDE Facilities Branch reviews and approves-District Facility Plans, all architect/engineer contracts, construction drawings in 3 phases-schematic design, design development and construction documents, bids and construction contracts, all change orders over \$20,000 and project closeout documents.
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702 KAR 4:160 Capital Construction Process

RELATES TO: KRS Chapter 45A, 156.074, 156.076, 156.496, 156.670, 157.420(4), 157.450, 157.455, 157.620, 160.160, 160.476, 162.070, 322.010, 322.360, 323.010, 323.033, 323A.010, 371.405(7), 371.410, 424.260 STATUTORY AUTHORITY: KRS 156.070, 156.160, 162.060, 162.065, 322.360, 323.033 NECESSITY, FUNCTION, AND CONFORMITY:

KRS 156.070 requires the Kentucky Board of Education to have management and control of the common schools and their programs. KRS 156.160 requires the Kentucky Board of Education to promulgate administrative regulations establishing standards that school districts shall meet in operational performance, including construction of public school buildings and the use of uniform forms. KRS 162.060 requires that the chief state school officer shall examine or cause to be examined all plans and specifications for public school buildings in accordance with administrative regulations promulgated by the Kentucky Board of Education. KRS 162.065 requires the Kentucky Board of Education to prescribe administrative regulations governing construction managers. KRS 322.360 and 323.033 require a school district, when engaged in the construction of any public work involving architecture or engineering, to utilize an architect or engineer to directly supervise the preparation of plans and specifications, estimates, and the execution of construction. This administrative regulation establishes the procedures and criteria for the construction of public school buildings.

Part of the Process

Various Contracting Models

- Lump Sum - Low Bid
 - Easy to administer
 - Follows Model Procurement and KDE regulations
 - Guaranteed Maximum with stipulated Fee
 - Would not work within current bid environment
 - Could result in savings on contract
 - Would require a larger staff to administer
 - Design/Build
 - Allows for faster project completion
 - Historically more expensive
 - KDE currently only allows on energy savings projects
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Part of the Process

Model Procurement

- Ensures everyone has an equal chance of being awarded a contract - Public Bid/Public Opening
 - Threshold should be increased to keep up with rising construction costs - would allow for fast tracking smaller jobs (currently under \$20K)
 - Could be increased to \$100,000 and still allow for competition
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Part of the Process

Oversight

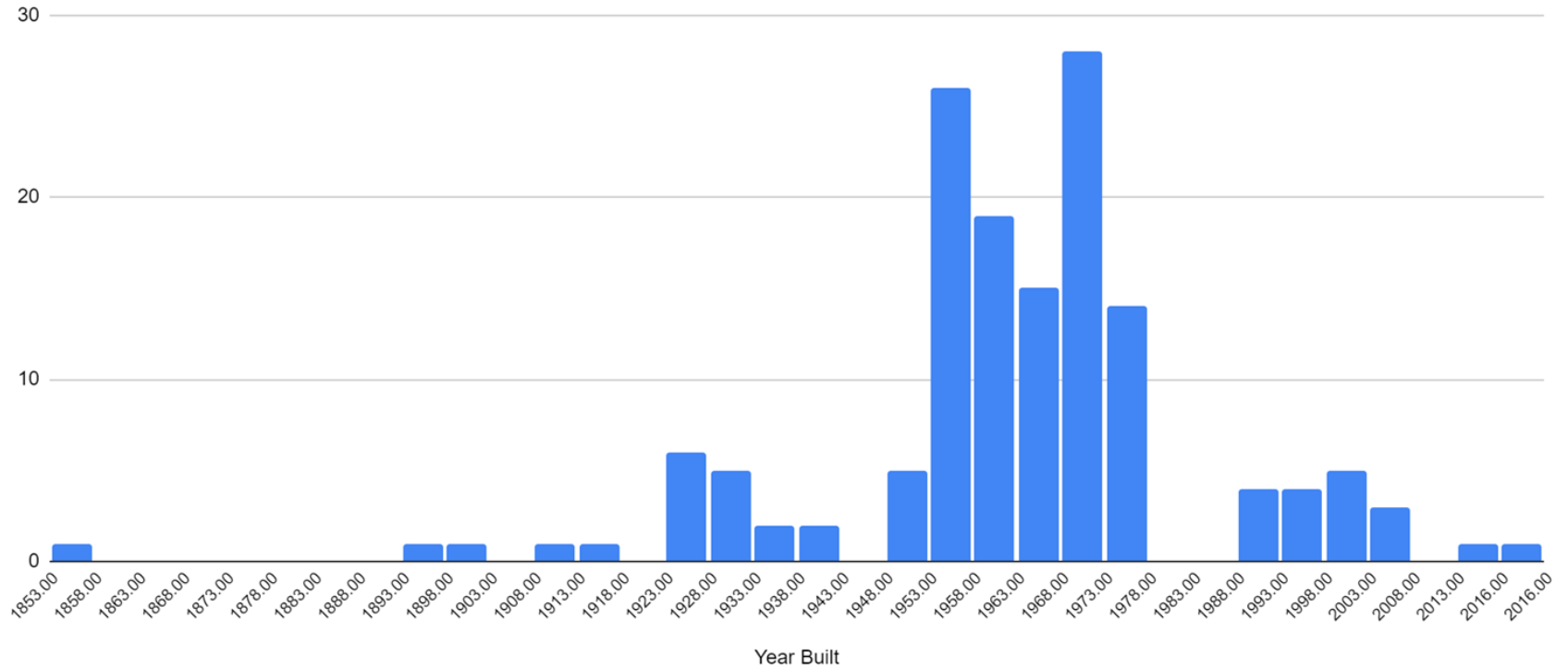
- KDE allows for Construction Management however this increases overall construction costs
 - Contracting directly with typical subcontractors would increase the need for additional staff
 - Current contracting model works well due to the expertise of staff
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Progress / Status

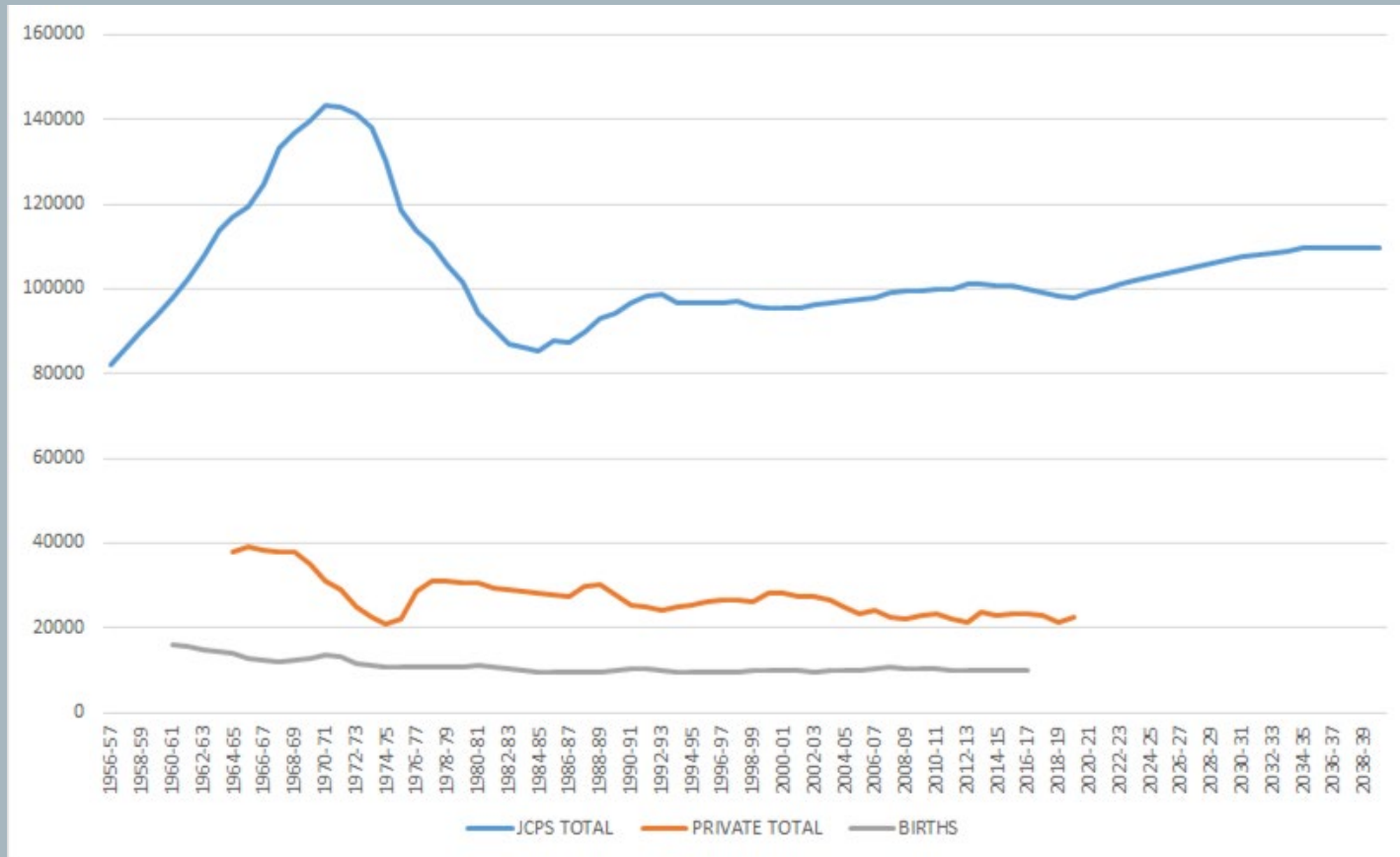
Kentucky Facilities Inventory and Classification System

- In 2018 KDE started KFICS, requiring all districts to complete building audits, space audits, site audits and safety checklists of all buildings.
 - These are to be complete and submitted before a district's Facility Plan is approved.
 - JCPS has completed initial audits of all school buildings, KDE Facilities Branch has 18 JCPS schools in their QA/QC review, the remaining are considered published.
 - Operations has used some of this data for a JCPS Facilities Assessment Booklet to simplify the results of the audits.
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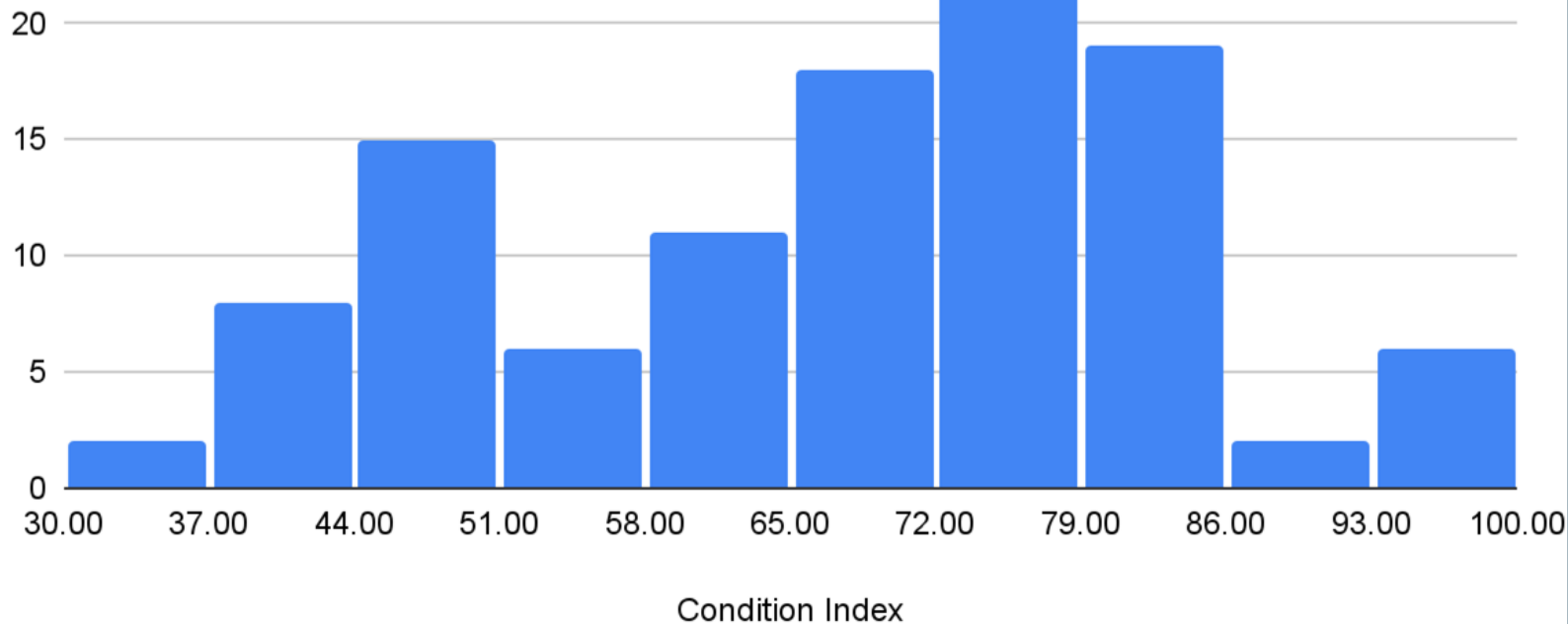
JCPS School Buildings - Year Constructed



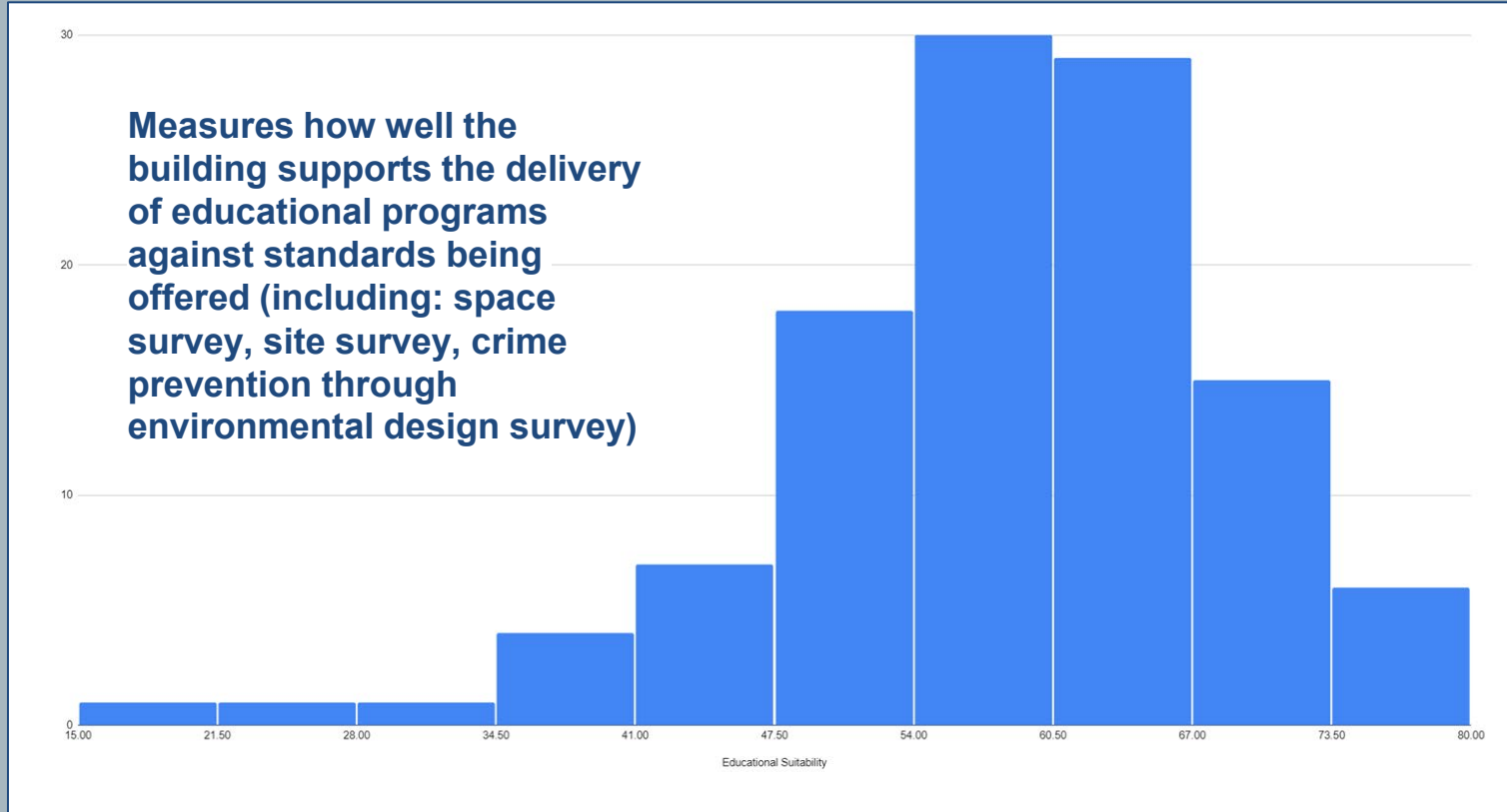
JCPS - Enrollment History



JCPS School Condition Index



Educational Suitability



Facility Needs and Vision

Future State

- Priority - Financial Commitment to Investing in Facilities
 - Coherence - Ensuring Alignment with District Vision and Community Needs
 - Process - Implementing and Adhering to a Transparent and Objective Process for Decision-Making
 - Purpose - (Re)Defining the Function of School Buildings to be an Instrument of Teaching and Learning
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Challenges to Innovation

Next Steps

- Facility Program Criteria was written in 1995
 - Adequate Funding to Overcome Years of Deferred Maintenance
 - Large School District
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Thank You

