

KDE APPROVAL DATE: AUGUST 2024

DFP REVISIONS

FINDING NO. 1: DECEMBER 2025

AMENDMENT NO. 1: JUNE 2026

**SIMPSON COUNTY SCHOOLS
DISTRICT FACILITY PLAN**

NEXT DFP DUE: AUGUST 2028

PLAN OF SCHOOL ORGANIZATION

1. Current Plan P-K, 1-3, 4-5, 6-8, 7-12, 9-12
2. Long Range Plan P-K, 1-3, 4-5, 6-8, 7-12, 9-12

				Student Enrollment Capacity
		School Classification	Status	Organization
SCHOOL CENTERS				
1. Secondary				
a. Franklin-Simpson High School	A1	Permanent	9-12 Center	736/991
b. Franklin-Simpson CTE		Permanent	9-12 Center	
c. Franklin-Simpson High School West Campus (Alternative Shool)	A5	Permanent	7-12 Center	122/148
2. Middle				
a. Franklin-Simpson Middle School	A1	Permanent	6-8 Center	687/772
3. Elementary				
a. Franklin Elementary School	A1	Permanent	P-K Center	239/225
b. Simpson Elementary School	A1	Permanent	1-3 Center	719/725
c. Lincoln Elementary School	A1	Permanent	4-5 Center	427/408

CAPITAL CONSTRUCTION PRIORITIES (Schedule within the 2024-2026 Biennium)

	Eff. %	Cost Est.
1a. New construction to meet student capacity; further implementation of established programs; or complete approved projects constructed in phases.		

1. Franklin Simpson High School 1967, '74, '85, 11, '14,'23 137,429 sf

NON-MODEL PROGRAM AREA WORK (New construction or renovation)

1.1 HB 727 Purchase land for future natatorium. \$500,000
 1.2 HB 727 Construct indoor swimming pool facilities. \$3,700,000

CAPITAL CONSTRUCTION PRIORITIES (Schedule after the 2024-26 Biennium)

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

1. Franklin Simpson High School 1967, '74, '85, 11, '14,'23 137,429 sf.

NON-MODEL PROGRAM AREA WORK (New construction or renovation)

provide canopy at South and East entrances of HS at parent drop off. Include new façade on building

\$275,000

Provide new bus drive from high school to Simpson Elementary school

\$1,100,000

Major Renovation of Building Systems NOT PREVIOUSLY RENOVATED IN 30 YEARS to

include: SITEWORK (asphalt paving, sanitary sewer, storm sewer), EXTERIOR WINDOWS
AND DOORS (windows, doors), DOORS (Interior), INTERIOR FINISHES (partitions,
lockers, chair lift, library furnishings, stairs, asbestos abatement, ceiling finishes, floor
finishes), MECHANICAL/HVAC (chillers, cooling tower, air handlers, hydronic piping,
exhaust vent, controls), ELECTRICAL (service, branch wiring, PA/Phone, clock, emergency
generator) PLUMBING (plumbing fixtures, domestic water piping, sanitary waste piping,
domestic water supply, gas supply), FIXED EQUIPMENT (kitchen equipment)

\$13,168,908

MODEL PROGRAM AREA CONSTRUCTION

<u>Construct:</u>	<u>2</u>	<u>std classrooms</u>	<u>750 sf</u>	<u>1,500 sf</u>	<u>68%</u>	
	<u>1</u>	<u>Art room</u>	<u>1,200 sf</u>	<u>1,200 sf</u>	<u>68%</u>	<u>\$667,747</u>

Demolish & replace 1967 (64,951 SF) and 1974 (27,128 SF) portions of existing high school with phased, new construction of the program areas below:

<u>1.1</u>	<u>Construct:</u>	<u>27</u>	<u>Std Classrooms</u>	<u>750 sf</u>	<u>20,250 sf</u>	<u>68%</u>	<u>\$11,619,033</u>
<u>1.2</u>		<u>1</u>	<u>FMD</u>	<u>825 sf</u>	<u>825 sf</u>	<u>68%</u>	<u>\$473,368</u>
<u>1.3</u>		<u>5</u>	<u>Resource Rooms</u>	<u>375 sf</u>	<u>1,875 sf</u>	<u>68%</u>	<u>\$1,075,836</u>
<u>1.4</u>		<u>4</u>	<u>Science Classrooms</u>	<u>1,000 sf</u>	<u>4,000 sf</u>	<u>68%</u>	<u>\$2,295,118</u>
<u>1.5</u>		<u>2</u>	<u>Science Labs</u>	<u>1,625 sf</u>	<u>3,250 sf</u>	<u>68%</u>	<u>\$1,864,783</u>
<u>1.6</u>		<u>1</u>	<u>Art Classroom</u>	<u>1,200 sf</u>	<u>1,200 sf</u>	<u>68%</u>	<u>\$688,535</u>
<u>1.7</u>		<u>2</u>	<u>Computer Labs</u>	<u>1,280 sf</u>	<u>2,560 sf</u>	<u>68%</u>	<u>\$1,468,875</u>
<u>1.8</u>		<u>1</u>	<u>Library/ Media Ctr.</u>	<u>5,350 sf</u>	<u>5,350 sf</u>	<u>68%</u>	<u>\$3,069,720</u>
<u>1.9</u>		<u>1</u>	<u>Kitchen</u>	<u>3,490 sf</u>	<u>3,490 sf</u>	<u>68%</u>	<u>\$2,002,490</u>
<u>1.10</u>		<u>1</u>	<u>Cafeteria</u>	<u>5,560 sf</u>	<u>5,560 sf</u>	<u>68%</u>	<u>\$3,190,214</u>
		<u>1</u>	<u>Aux. Gym</u>	<u>14,000 sf</u>	<u>14,000 sf</u>	<u>68%</u>	<u>\$8,032,912</u>
<u>1.11</u>		<u>1</u>	<u>Administrative Area</u>	<u>1,990 sf</u>	<u>1,990 sf</u>	<u>68%</u>	<u>\$1,141,821</u>
<u>1.12</u>		<u>1</u>	<u>Family Res. Center</u>	<u>300 sf</u>	<u>300 sf</u>	<u>68%</u>	<u>\$172,134</u>
<u>1.13</u>		<u>1</u>	<u>Custodial Receiving</u>	<u>250 sf</u>	<u>250 sf</u>	<u>68%</u>	<u>\$143,445</u>

1.14 HB 727 1 Aux. Gym \$8,032,912

MODEL PROGRAM AREA RENOVATION

renovate exist art room to std classroom 1245 SF	\$250,000
renovate (2) exist business clrms to std classrooms	\$271,800
renovate (6) science rooms — new casework, finishes, plumbing 7198 SF	\$2,447,000
renovate the 1967 two story bldg in phases — see list above for elements over 30 yrs old	\$5,000,000
renovate existing library in 1974 addition 4521 SF	\$1,356,000

2. Franklin Simpson Middle School 1936, '72, '90, '04 93,708 sf.

NON-MODEL PROGRAM AREA WORK (New construction or renovation)

add bleachers in gym for entire student body	\$280,000
provide new gym lobby/ concessions from exterior	\$195,000
provide a second entrance to the gym from the upper level - new mezzanine above	\$1,200,000
add set of toilets on the second floor	\$205,000

Major Renovation of Building Systems NOT PREVIOUSLY RENOVATED IN 30 YEARS to include: SITEWORK (asphalt paving, site drainage), EXTERIOR WINDOWS AND DOORS (windows, doors), INTERIOR FINISHES (toilet partitions, asbestos abatement, ceiling finishes, floor finishes), INTERIOR DOORS, (doors), MECHANICAL/HVAC (HVAC systems, exhaust ventilation, controls), ELECTRICAL (branch wiring, PA/Phone), PLUMBING (plumbing fixtures, domestic water, sanitary, domestic water heater)

\$4,781,567

MODEL PROGRAM AREA CONSTRUCTION

Construct:	3	Std Classrooms	750 sf.	2,250 sf.	71%	\$1,122,338
	1	conference room	270 sf.	270 sf.	71%	\$134,681
	1	records room	150 sf.	150 sf.	71%	\$74,823
	1	first aid w/ toilet	200 sf.	200 sf.	71%	\$99,763
	3	general offices	150 sf.	450 sf.	71%	\$224,468

3. Franklin Elementary School

1956, '65, '85, '06

45,662 sf.

NON-MODEL PROGRAM AREA WORK (New construction or renovation)

Add one set of toilets (M/F) near 1985 wing

\$225,000

add airlocks at corridor / vestibules (4)

\$75,000

Major Renovation of Building Systems NOT PREVIOUSLY RENOVATED IN 30 YEARS
to include: SITEWORK (asphalt paving, site drainage, sanitary sewer, parking lot),
EXTERIOR WINDOWS AND DOORS (windows, doors), INTERIOR FINISHES (cafeteria
fittings, floor finishes), MECHANICAL/HVAC (boiler, controls), ELECTRICAL
(PA/Phone), PLUMBING (plumbing fixtures, sanitary, sanitary-kitchen waste, domestic
water heater), FIXED EQUIPMENT (Kitchen equipment)

\$2,286,574

4. Simpson Elementary School 1978, '90, '00, '04, '23 71,868 sf.

NON-MODEL PROGRAM AREA WORK (New construction or renovation)

add access road to alleviate traffic on the street at Witt Road \$450,000
expand gymnasium for more seating/bleachers. \$900,000

Major Renovation of Building Systems NOT PREVIOUSLY RENOVATED IN 30 YEARS to include: SITEWORK (site drainage, asphalt paving, parking lot), EXTERIOR WINDOWS AND DOORS (windows, doors), ROOFING (roof replacement), INTERIOR DOOR (doors), INTERIOR FINISHES (classroom casework, floor finishes, ceiling finishes), MECHANICAL/HVAC (exhaust ventilation, controls), ELECTRICAL (PA/Phone), FIXED EQUIPMENT (Kitchen equipment)

\$2,247,861

MODEL PROGRAM AREA CONSTRUCTION

Construct:	1	science classroom	800 sf.	800 sf.	74%	\$374,811
	1	computer classroom	800 sf.	800 sf.	74%	\$374,811
	1	FMD classroom	825 sf.	825 sf.	74%	\$386,524
	1	custodial receiving	250 sf.	250 sf.	74%	\$117,128

5. Lincoln Elementary School 1962, '75, '85, '92 55,351 sf.

NON-MODEL PROGRAM AREA WORK (New construction or renovation)

add access road to alleviate traffic on the street at John Johnson Road \$355,000
expand gymnasium for more seating/bleachers \$900,000

Major Renovation of Building Systems NOT PREVIOUSLY RENOVATED IN 30 YEARS to include: SITEWORK (asphalt paving, parking and parent drive), EXTERIOR WINDOWS AND DOORS (windows, doors), INTERIOR DOOR (doors), INTERIOR FINISHES (floor finishes, ceiling finishes), MECHANICAL/HVAC (cooling tower, heat pumps, exhaust ventilation, controls), ELECTRICAL (service, branch wiring, lighting, PA/Phone), PLUMBING (plumbing fixtures, domestic water, sanitary, domestic water heaters), FIXED EQUIPMENT (Kitchen equipment)

\$5,654,156

MODEL PROGRAM AREA CONSTRUCTION

Construct:	1	resource rooms	400 sf.	400 sf.	74%	\$187,405
	3	standard classrooms	800 sf.	2,400 sf.	74%	\$1,124,432

6. New Construction for Franklin-Simpson Alternative School 9,157 sf.

Construct:	4	standard classroom	825 sf.	3,300 sf.	68%	\$1,718,718
	2	resource classroom	375 sf.	750 sf.	68%	\$390,618
	1	locally ident program (LIPSA)	500 sf.	500 sf.	68%	\$260,412
	1	admin	750 sf.	750 sf.	68%	\$390,618
	1	multipurpose	1,200 sf.	1,200 sf.	68%	\$624,988

2d. KERA Strands New Additions: Preschool, SBDM Office & Conf., Fam. Res. **Eff. %** **Cost Est.**

1. District White Board Initiative
Provide fixed active boards and projectors in all classrooms district wide with wireless capability for hand-held student assessments and remote operation.

Construct: **100** Interactive Smart Boards \$6,500 per clrm. \$650,000

2e. Renovation to upgrade all existing facilities to meet the most current life safety requirements of the Kentucky

Building Code.			Eff. %	Cost Est.
1. Franklin Simpson High School	1967, '74, '85, '11, '14	137,429 sf.		
	secure entry improvements			\$ 375,000
	D5038 door access controls			\$ 492,297
2. Franklin Simpson Middle School	1936, '72, '90, '04	93,708 sf.		
	D5038 door access controls		\$	402,330
3. Franklin Elementary School	1956, '65, '85, '06	45,662 sf.		
	D5038 door access controls		\$	181,113
4. Lincoln Elementary School	1962, '75, '85, '92	55,351 sf.		
	D5027 fire alarm upgrade		\$	213,266
	D5038 door access controls		\$	171,000
	D5091 emergency lighting		\$	6,878
5. Simpson Elementary School	1978, '90, '00, '04, '23	71,868 sf.		
	D5038 door access controls		\$	175,854

2f. Renovation to upgrade all existing facilities to meet the most current handicapped accessibility requirements of the

Kentucky Building Code.			Eff. %	Cost Est.
1. Franklin Simpson High School	1967, '74, '85, '11, '14	137,429 sf.		
	ADA toilets			\$ 239,000
	ADA door hdwe/keying			\$ 852,000
	ADA signage			\$ 100,000
2. Franklin Simpson Middle School	1936, '72, '90, '04	93,708 sf.		
	ADA toilets		\$	247,000
	ADA door hdwe/keying		\$	775,000
	ADA signage		\$	88,000
3. Franklin Elementary School	1956, '65, '85, '06	45,662 sf.		
	ADA toilets		\$	103,000
	ADA signage		\$	45,000
	ADA change room in FMD		\$	36,000
4. Lincoln Elementary School	1962, '75, '85, '92	55,351 sf.		
	ADA toilets		\$	73,000
	ADA door hdwe/keying		\$	220,000
	ADA signage		\$	29,000
5. Simpson Elementary School	1978, '90, '00, '04, '23	71,868 sf.		
	ADA door hdwe/keying		\$	344,000
	ADA signage		\$	41,000
6. CTE	1978	34,348 sf.		
	ADA toilets		\$	250,000
	ADA door hdwe/keying		\$	120,000
	ADA signage		\$	37,000

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

					Eff. %	Cost Est.
1. Central Office	<u>1970, 1995</u>					
<u>Major Renovation to include; roof replacement, ADA doors, toilets, ADA signage, upgrade light fixtures, add HVAC DDC control</u>						<u>\$512,000</u>
<u>Construct:</u>	<u>1</u>	<u>Records Storage</u>	<u>600 sf.</u>	<u>600 sf.</u>	<u>68%</u>	<u>\$301,712</u>
	<u>1</u>	<u>training room</u>	<u>2,000 sf.</u>	<u>2,000 sf.</u>	<u>68%</u>	<u>\$1,005,706</u>
 <u>New construction to replace existing Central Office building.</u>						
<u>Construct:</u>	<u>1</u>	<u>Central Office</u>	<u>6,800 sf</u>	<u>6,800 sf</u>	<u>68%</u>	<u>\$3,525,500</u>
2. Maintenance Bldg	1988					
Major Renovation to include; add maint bay, ADA doors, toilets, accessible entrance, plumbing, fire alarm, CCTV						\$585,000
3. Bus Garage	1987					
Major Renovation to include; ADA doors, toilets, DF, accessible levels and entrances, roofing, upgrade light fixtures, add fire alarm, CCTV						\$185,000
4. I.T. Building/Edge Academy	1964, 1980					
Major Renovation to include; upgrade light fixtures, provide sprinkler system and fire service/vault						\$56,734

<u>DISTRICT NEED</u>	<u>\$78,768,950</u>
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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. Franklin Simpson High School						
		refurbish seating at Football Stadium				\$400,000
		turf on softball field				\$750,000
		turf on baseball field				\$1,000,000
		construct archery facility				\$2,500,000
		construct concessions/press box at the soccer complex				\$1,200,000
		construct indoor swimming pool facilities				\$3,700,000
		toilets for baseball/softball complex				\$300,000
		purchase land for future natatorium				\$500,000
2. add CCTV - concessions, hitting facility, greenhouse, Beasley House, RTC						\$25,000
3. add fire alarm - RTC, Beasley House, hitting facility						\$15,000
4. FSHS West Campus Building	1962	37,500 sf.				
Major Renovation to include; secure entrance, ADA doors, toilets, DF, signage, accessible levels, asbestos abatement, finishes, windows, interior and exterior doors, front fascade remodeling, ceiling tile, roofing, bleacher repairs, site drainage, lighting, plumbing, sprinkler, fire service/vault, HVAC and controls, , power distribution and electrical and site lighting,						\$4,025,527