



## **Educational Master Facility Plan: *Future Ready D36***

TO: School Board

FROM: Brad Goldstein, CFO  
Trisha Kocanda, Superintendent

February 27, 2018

This memo summarizes progress on *Future Ready D36*, the District's Educational Master Facility Plan (EMFP), since the January 30, 2018, Board meeting. This month's presentation will be provided by DLR Group and Ameresco.

### **Update on Progress Since January 30, 2018, School Board Meeting**

- Hosted Future Ready Core Team meeting on February 8, 2018 ([minutes to meeting available here](#)).
- Held Future Ready Core Team work sessions on February 15 & 16, 2018.
- Hosted Future Ready Core Team meeting on February 22, 2018.
- Administration updated the *Future Ready D36 Initiative* at the following events:
  - Winnetka Public Schools Foundation (February 1 & 5)
  - Central PTO (February 2)

### **Discussion**

#### *Phase I Financial Picture*

DLR Group completed their Phase I survey in July 2017, and shared their data with the Facilities Subcommittee in August 2017. This survey looked at our Health Life Safety survey items as well as the physical condition of our buildings in relation to mechanical, electrical, plumbing and building envelope. The survey also looked at the buildings from an accessibility view, as well as cosmetic items such as cracks in flooring and other minor cosmetic repairs. There were 1,364 unique line items included in the Phase I survey.

The District then engaged Ameresco as our cost estimator, to attach an estimated amount to the Phase I survey. The Administration met with Ameresco and DLR Group in December to review the findings from Phase I, and ensured that the list was understood and verified prior to assigning a cost to items contained in the survey. In January we met again to finalize this list.

The physical assessment items total an estimated \$22.4M. HVAC upgrades and implementation range from \$11.3M for lower cost solutions to \$15.8M for geothermal. This would bring air conditioning to all areas that do not have it, as well as updating older units. We are in the process of working with Ameresco to break these numbers down into four categories; Health Life Safety (immediate), accessibility, HVAC, and cosmetic. The breakdown by school is as follows:

Carleton Washburne School	\$5,887,412
Crow Island School	\$4,615,509
Hubbard Woods School	\$3,128,473
Samuel Sewall Greeley School	\$3,377,841
The Skokie School	\$5,411,534
Total	\$22,420,769

This estimate includes; architectural and engineering fees, construction management, commissioning, markup and contingencies. Inflation has not been factored in, this will be done as DLR Group determines how best to phase in the projects over time. During Phase IV of the EMFP, we will utilize Ameresco to evaluate the cost estimation of the final plans that the Board will be asked to evaluate.

*Research Findings.*

The Board and administration remain committed to community engagement, clear and transparent communication, a focus on teaching and learning, and fiscal responsibility. The Board will remain attuned to these key commitments when discussing *Future Ready D36* to ensure the standards of expectation are being met.

**Next Steps**

- Continue Core Team Work for Phase III with the support of DLR and Matthew Cropper (demographer)
- Prepare for March 12, 2018, Special Board meeting

**Attachments**

- February 27, 2018, Board Presentation
- [January 2018 Future Ready D36 Survey Results at-a-Glance](#)