

# Agency of Education Joint Task Force School Construction

October 11,  
2023

# Agenda

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- A review of the school construction aid governance programs of:
  - Colorado
  - Massachusetts
  - Maine
  - Texas
  - Vermont's Suspended Program

# Colorado Governance

What state Entity receives funding requests?	How does state decide to approve facilities funding budget requests?	Is voter approval required to issue debt to finance school construction projects?
<b>Public school capital construction assistance board</b>	<p>The public-school capital construction assistance board assembles a priority list for the state board of education. The state board then reviews the priority project list and creates a financial assistance priority assessment based on the following:</p> <ul style="list-style-type: none"> <li>- Condition of facility</li> <li>- Air and water quality of facility</li> <li>- School facility space requirements</li> <li>- Ability to accommodate educational technology</li> <li>- Site requirements</li> <li>- Demographic information, including a five-year enrollment projection</li> <li>- Annualized utility costs</li> </ul>	<p>Yes - Local</p>

# Colorado Prioritization Schema

## Priority Group 1 Critical Projects

This group includes those projects that are deemed to be of utmost importance. For this reason, projects in this group need to be accomplished as soon as feasible and preferably within a year, subject to the availability of funds.

1. Projects involving health and safety (water supply that may become contaminated, poor traffic patterns that endanger pupil safety, potential structural failures, installation of emergency systems, etc.)
2. Projects mandated by law (Americans with Disabilities Act, EPA regulations, state/local health department regulations, code revisions, etc.)
3. Projects necessary to avoid a school from being temporarily closed (leaking boiler, cracked combustion chamber in a furnace, etc.)
4. Projects that are necessary to prevent other damage to a building or site (extensive roof leaks that can cause interior damage, severe erosion along foundations and footings, etc.)

# Colorado Prioritization Schema Cont'd

## Priority Group 1 Critical Projects

5. Projects which retard deterioration, or which will cause an inordinate increase in scope or cost if delayed beyond one year (roof deterioration that will impact other building components such as deck, insulation, electrical, flooring, wall finishes, if not corrected, extensive deterioration in pavement that could adversely affect subgrade conditions or that creates a safety hazard if not repaired, etc.)
6. Projects which provide permanent additional capacity housing for students (when current enrollment at a school is greater than 125% of permanent program capacity, permanent facilities or other alternatives for housing students should be provided unless projections indicate a declining enrollment trend)

## Colorado Prioritization Schema Cont'd

### Priority Group 2 Necessary Projects

This group includes those projects that are essential to support the facilities' mission and purpose. Although they are important in nature, they are not as critical and urgent as those projects in Group 1. Group 2 projects should be accomplished within the next five years, subject to availability of funds. Examples include:

1. Necessary preventative repairs and improvements to maintain the integrity of and keep in operation a building or facility (replacement of equipment and systems that have served their useful life, including boilers, electrical panels, roofs, floor replacement, pavement overlay, etc.)
2. Projects which provide permanent housing for students (new schools and additions required to permanently house current or projected enrollment not exceeding 125% of permanent program capacity, etc.)
3. Projects which support existing instructional/auxiliary service programs (additions, renovation of open space classrooms, acoustical treatment in instructional areas, renovation of older schools to meet current program standards, renovation to provide functional facilities, etc.)

## Colorado Prioritization Schema Cont'd

### Priority Group 2 Necessary Projects

4. Projects which support the expansion of or changes in instructional/auxiliary service programs (computer classrooms, modular technical education laboratories and similar improvements)
5. Projects which provide operational efficiencies and economies (energy conservation projects, pavement sealing/overlays, ditch water irrigation systems, HVAC control automation and automated irrigation systems, and projects that provide a substantial cost avoidance or return on investment)

A large number of capital improvement needs are usually identified as Group 2 priorities. Therefore, this priority group is divided into six sub-groups as follows:

### Priority Group 2A

Necessary repairs and improvements to maintain the safety and integrity of the building and avoid imminent failure of a building system that would cause the facility to be shut down and/or result in a substantial loss (roof replacement, boiler replacement, heating pipe and domestic water pipe replacement, etc.)

# Colorado Prioritization Schema Cont'd

## Priority Group 2B

Projects required to house students in permanent facilities on a regular single track schedule (new schools or additions to existing schools where the projected five-year future enrollment, based on the most current enrollment projection report, exceeds the permanent program capacity by 20% or more)

## Priority Group 2C

Projects which support existing instructional/auxiliary service programs and will provide a substantial return on investment, including acoustical improvements, renovation of classroom facilities and renovation/upgrade of facilities 35 years old and older that have had no major remodeling during the last ten years, including mechanical, electrical, core facility and flooring improvements as required



# Colorado Prioritization Schema Cont'd

## Priority Group 2D

Projects which support existing instructional/auxiliary service programs, renovation/upgrade of facilities 30 years old and older that have had no major remodeling during the last 10 years and site improvement projects required to provide safe and functional site facilities, including mechanical, electrical, core facility and flooring improvements as required

## Priority Group 2E

Projects which support existing instructional/auxiliary service programs, renovation/upgrade of facilities 25 years old and older that have had no major improvements during the last 10 years, including mechanical, electrical, core facility and flooring improvements as required

## Priority Group 2F

Necessary maintenance or repairs to maintain the site facilities (pavement, drainage and other projects which provide operational efficiencies and economies) and projects that support the expansion of instructional/auxiliary service programs (computer labs, modular technical education laboratories, etc.)

# Colorado Prioritization Schema Cont'd

## Priority Group 3 Deferrable Necessary Projects

Projects in this group are identical to those in Group 2 except they may be deferred beyond five years.

## Priority Group 4 Desirable Projects

Desirable projects are those that improve the environmental qualities of a building or site above adopted district standards (installation of plantings and shrubs, carpet replacement for esthetic reasons, etc.)

# Massachusetts Governance

What state Entity receives funding requests?	How does state decide to approve facilities funding budget requests?	Is voter approval required to issue debt to finance school construction projects?
The Massachusetts School Building Authority	Statute defines an order of priorities that the Authority uses to approve and provide reimbursement grants to help finance projects.	Not specified in state policy.

## Massachusetts Prioritization Schema

- (1)** priority shall be given to school projects needed to replace or renovate a building which is structurally unsound or otherwise in a condition seriously jeopardizing the health and safety of school children, where no alternative exists
- (2)** priority shall be given to school projects to eliminate existing severe over-crowding
- (3)** priority shall be given to school projects needed to prevent loss of accreditation
- (4)** priority shall be given to school projects needed to prevent severe overcrowding expected to result from increased enrollments which must be substantiated

## Massachusetts Prioritization Schema cont'd

**(5)** priority shall be given to projects needed for the replacement, renovation or modernization of the heating system in any schoolhouse to increase energy conservation and decrease energy related costs in said schoolhouse

**(6)** priority shall be given to any school project needed for short term enrollment growth

**(7)** priority shall be given to school projects needed to replace or add to obsolete buildings in order to provide for a full range of programs consistent with state and approved local requirements

**(8)** priority shall be given to projects needed to transition from court-ordered and board approved racial balance school districts to walk-to, so-called, or other school districts.

# Maine Governance

What state Entity receives funding requests?	How does state decide to approve facilities funding budget requests?	Is voter approval required to issue debt to finance school construction projects?
<b>The Maine Department of Education</b>	<p>The facilities team at the Department of Education develop a priority list based on applications for a given rating cycle and using a 200 point rating system. The Commissioner recommends the proposed priority list to the State Board. School administrative units have the opportunity to appeal its point rating. After the appeal process, the proposed priority list as recommended by the Commissioner and approved by the State Board becomes the final priority list.</p>	Yes - Local

# Maine Prioritization Schema

The rating system is based on a total of 200 points for State Board priorities as follows:

## **PRIORITY A: Buildings and Grounds - 90 points total**

- **Unsafe Conditions**
  - Building – 40 points
  - Site – 15 points
  - Obsolete, Inefficient, Unsuitable – 35 points

## **PRIORITY B: School Population - 45 points total**

- Overcrowding – 27 points
- Enrollment estimates & Population Shifts – 18 points

## **PRIORITY C: Program and Planning - 65 points total**

**In the event of tie scores,**

**A.** The project with more points in Priority A: Buildings and Grounds shall be placed first.

**B.** If a tie still exists, the project benefiting the larger number of students shall be placed first.


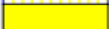

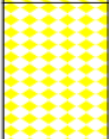



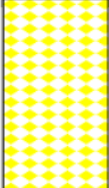


# Texas Governance

What state Entity receives funding requests?	How does state decide to approve facilities funding budget requests?	Is voter approval required to issue debt to finance school construction projects?
Texas Education Agency	Applications are ranked in order of property wealth per student, and districts with the lowest property wealth per student are funded first. Property wealth is reduced for districts that do not have outstanding debt, are experiencing high enrollment growth, and for each fiscal biennium in which they do not receive facilities funding.	Yes - Local



# Vermont System for Rating Proposed School Construction Projects

## SUMMARY OF PRIORITY RATING SCORES

		<u>Maximum Points</u>
Community Use		2
Consolidation/Union District Formation		10
Health and Safety		24
Building Condition		32
Type of Space		12
Number of Years Exceeding Capacity		5 (1 point per year)
Mid Range Projection		3
Enrollment Projections		40
Years in Process		5 (for each year project is unfunded)
Identified Schools		10

# System for Rating School Construction - Scoring Explanation

## DEFINITIONS OF COMPONENTS

### Point System for Rating

All components will be rated equally. The following criteria will be applied to components with identified need.

Excellent:	Exceeds standards, and conditions do not pose a threat to the health and safety of students.
Good:	Is adequate for programs, services, enrollment, health and safety conditions.
Fair:	Demonstrating signs of need.
Poor:	Demonstrating problems.
Unsatisfactory:	Inadequate for programs, services. Enrollment poses a threat to the health and safety of students.

The following definitions and points will be applied when evaluating the different components of the priority system for ranking projects.

### Community Use:

Approved educational specifications that include space for a community program that supports the school's educational program will receive 2 additional points.

### Consolidation of Buildings or Union District Formations:

Proposals for the consolidation of one or more buildings, or like programs and services, which demonstrate cost effectiveness will receive 10 additional points.

### Health and Safety:

Evidence of non-compliance with state and federal fire, health and safety regulations, including regulations of all state agencies with rules for construction and operation of public schools. 24 possible points.

# System for Rating School Construction - Scoring Explanation

## **Building Condition:**

Evidence provided through professional evaluations of the condition of the existing building(s).  
32 possible points.

## **Type of Space:**

Evidence that utilization of current classroom space does not meet current enrollment or future enrollment projections. For the purpose of determining the capacity of an existing building that has not had any major construction within five years, the Vermont Department of Education will take the total classroom space square footage and divide by 30 square feet. Calculations for classroom space for 7-12 or 6-8 enrollments will be at 70% and 80%, respectively, of use.

Core facilities components include: library, cafeteria, auditorium, gymnasium, multipurpose room, science labs, art and music rooms, planning rooms, storage areas, health services, guidance and administration areas. Evaluations of these areas will be based on their availability to meet the needs of the defined curriculum and services

# System for Rating School Construction - Scoring Explanation

## **Enrollment Projections:**

When applicable, schools must submit an enrollment history and projections for a minimum of five years and a maximum of ten years using a cohort survival method.

Evaluations are based on the district's percentage of unhoused students based on the approved enrollment projections.

If the enrollment projection for unhoused students is equal to or greater than 40 percent of existing capacity, **full points are awarded.** (max 40 points)

If the enrollment projection for unhoused students is less than 5 percent of existing capacity, **then 0 points are awarded.**

If the enrollment projection for unhoused students is between 5 and 40 percent of existing capacity, **then points are awarded equal to the percent of unhoused students.**

## **Mid Range Projection:**

The degree of immediacy of a district's capacity problem. Three points will be added to the district's base calculation once it has reached its mid-range projection.

## **Number of Years Exceeding Projection:**

The duration of an unhoused students problem. One point will be added to the calculation for each year the school's student population exceeds its capacity.