

CAPITAL IMPROVEMENT PROGRAM FY2013 - 2017

FAIRFAX COUNTY PUBLIC SCHOOLS



March 1, 2012

Important Assumptions

- Board of Supervisors will continue to fund \$155 million per year
- Enrollment growth will continue
- Favorable market conditions are keeping construction costs down

Enrollment Growth and Capacity Challenges

- Fall membership increased by approximately 3,200 students between September 2010 and 2011
- Student Membership has grown by 14,100 since fall 2006
- Enrollment growth projected to continue over the next five years to a projected membership of 189,000 students in the 2016-17 school year

Enrollment Growth and Capacity Challenges

Factors Contributing to Enrollment Growth

- Difference in size of incoming kindergarten vs. previous years graduating 12th grade (2011 = +1,546 students)
 - Kindergarten class sizes*:

2008 – 11,528

2009 – 11,980

2010 – 12,221

2011 – 13,009

* General Education Only

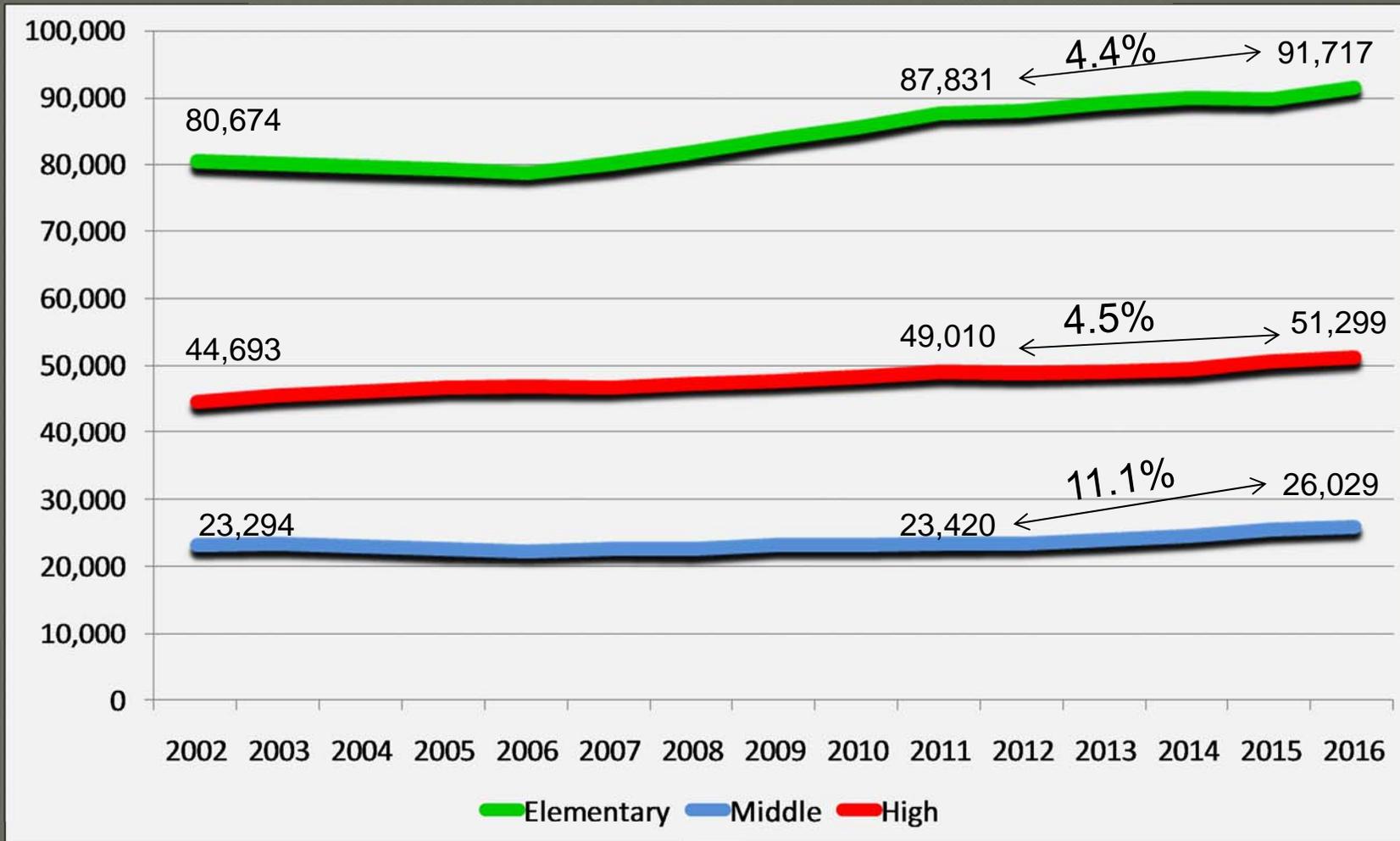
Enrollment Growth and Capacity Challenges

Factors Contributing to Enrollment Growth

- Entries vs. non returning withdrawals (school year 2010-11 = +1,550 students)
- Forecast increase in construction of new dwelling units (2007-2010 yearly average = +1,750 units, 2010-2015 yearly average = +2,900 units) *

* Source Fairfax County Demographic Reports for 2007 and 2010

Countywide Membership Projections (General Education and AAP Only)



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Enrollment Growth and Capacity Challenges

5 Year Enrollment Growth is Equivalent to:



4 new 950 capacity elementary schools



2 new 1,200 capacity middle schools



1 new 2,500 capacity high school

6 - 10 Year Enrollment Growth Adds:

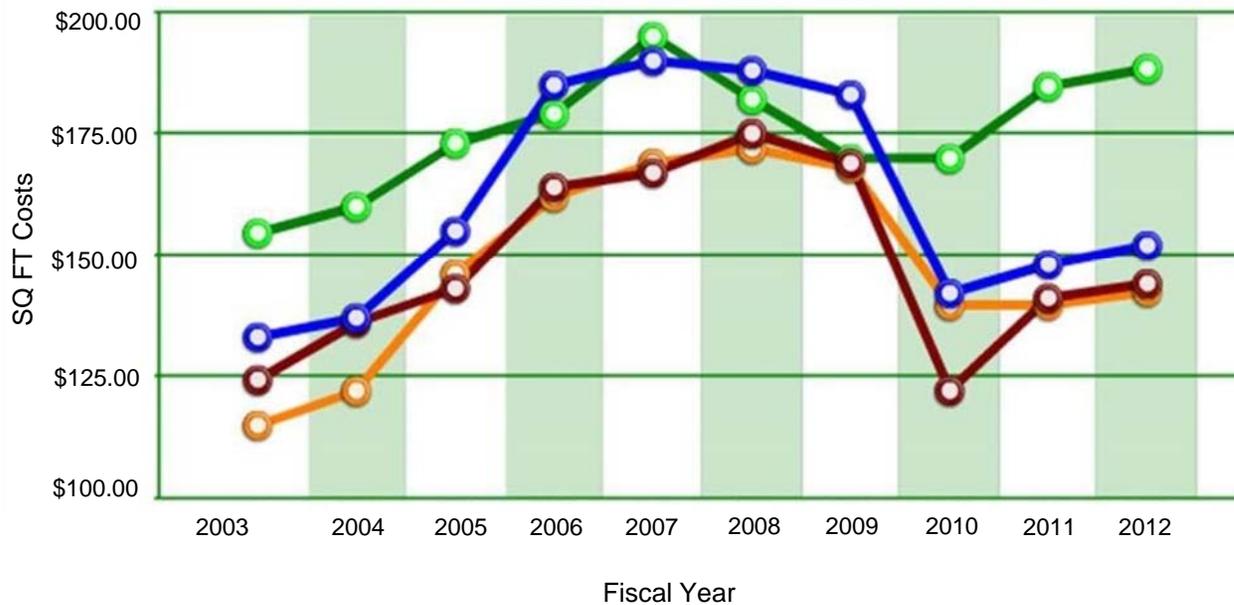


1 new 1,200 capacity middle school



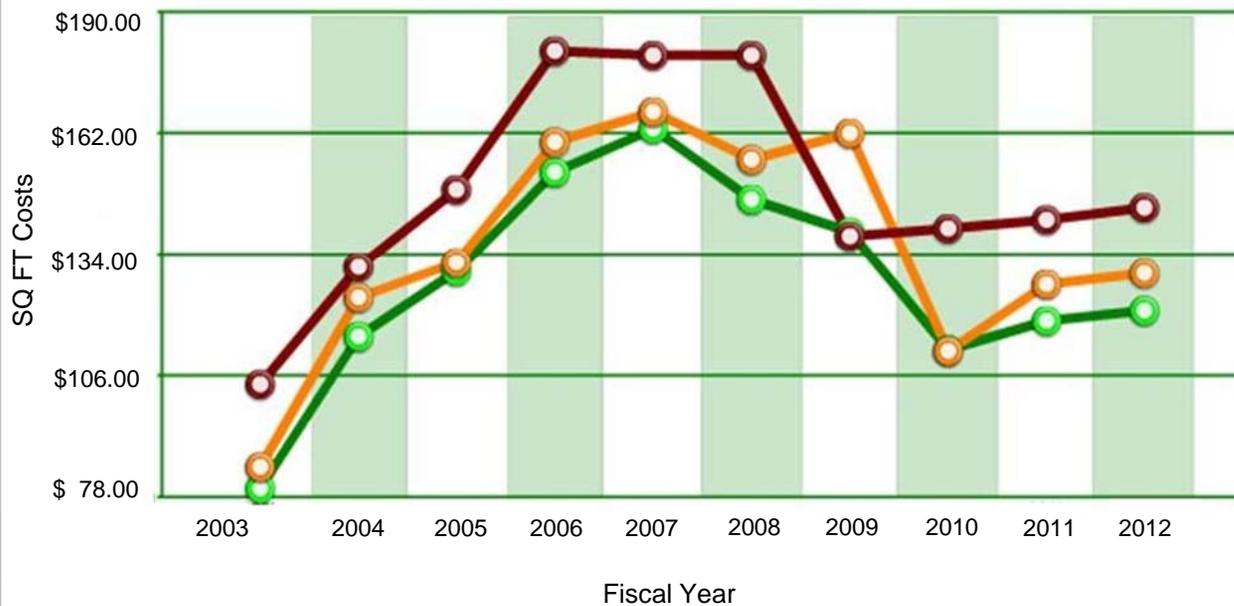
2 new 2,500 capacity high schools

New Construction SQ FT Costs FY 2003 - 2012



CAPITAL IMPROVEMENT PROGRAM FY 2013 – FY 2017

Renovation SQ FT Costs FY 2003 - 2012



CAPITAL IMPROVEMENT PROGRAM FY 2013 – FY 2017

Environmental Stewardship



Cool
Roofs

Efficient
Mechanical
Systems



Underground
Retention

Natural
Lighting



Reduce mow
area by planting
Native grasses
and wildflowers

Efficient
Lighting



Capital Projects Summary

New Construction

- Eastern Fairfax ES (unfunded)
- Route 1 area ES (unfunded)

Capacity Enhancements

- Additions to 12 elementary schools and one middle school as approved in the 2009 and 2011 bond referenda. Relocation of modular buildings

Five Year CIP Requirements

New Construction

Elementary Schools

Eastern Fairfax and

\$ 19.9

Route 1 area

\$ 9.9

TOTAL

\$ 29.8

Unfunded Portion

\$ 29.8

Five Year CIP Requirements

Capacity Enhancements

Elementary Schools (12 schools)	\$ 31.9
Middle School (2 school)	\$ 1.4
Modular Relocations	\$ 2.9
Total	\$ 36.2
Unfunded Portion	\$ 1.7

Five Year CIP Requirements

Renovations

Elementary schools (26 schools)	\$ 350.0
Middle schools (4 schools)	\$ 82.0
High schools (7 schools)	<u>\$ 283.0</u>
Total	\$715.0
Unfunded Portion	\$ 448.6

Five Year CIP Requirements

Infrastructure

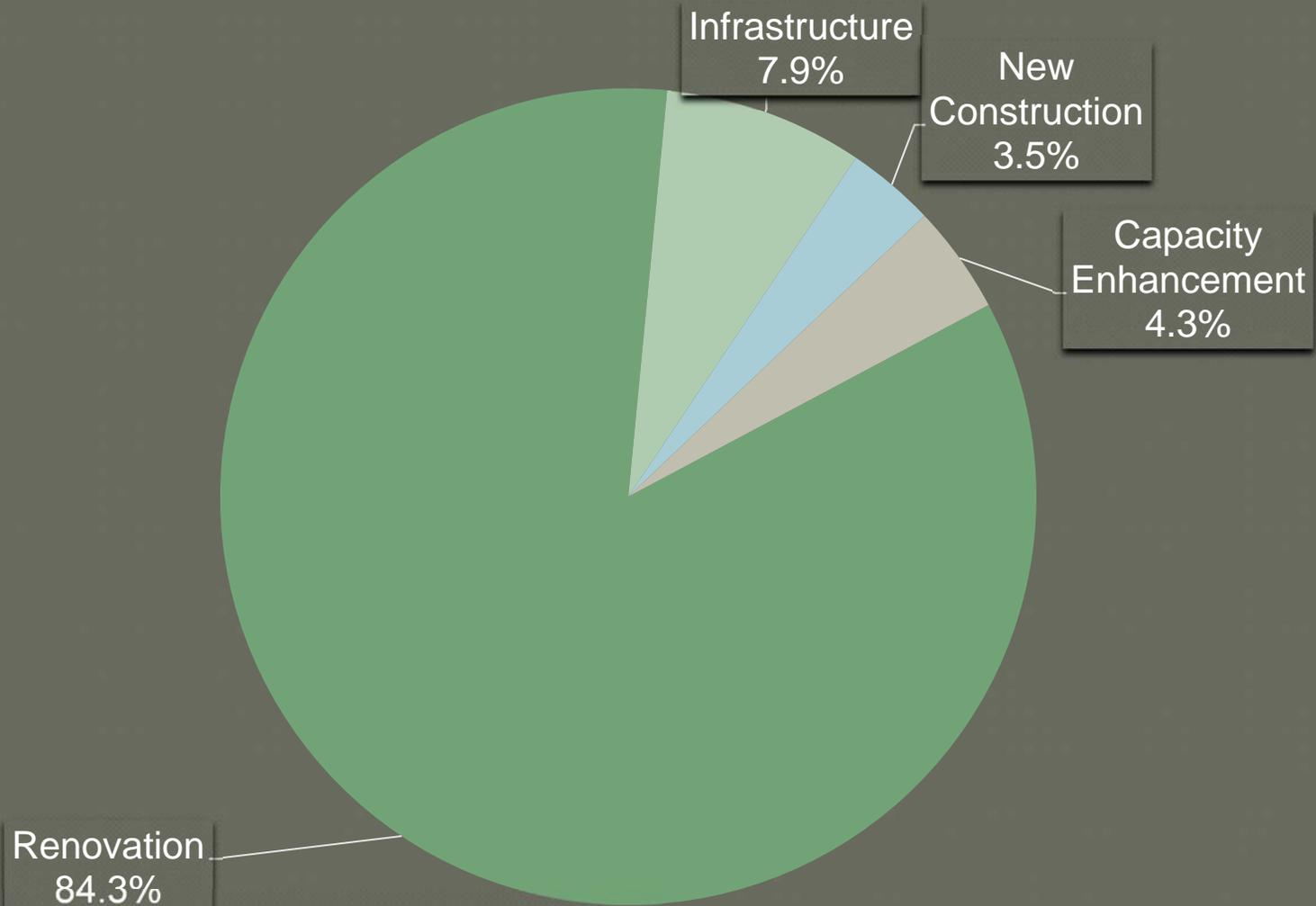
Technology infrastructure	\$ 10.2
ADA requirements	\$ 7.5
Roof replacement	\$ 16.2
Athletic infrastructure	\$ 6.5
HVAC replacement program	\$ 19.0
Security enhancements	\$ 2.7
Asphalt paving	<u>\$ 5.5</u>

Total **\$ 67.6**

Unfunded Portion \$ 51.1

FY 2013 -17 CIP

Total Five-Year Requirements By Category (in percentages)



CAPITAL IMPROVEMENT PROGRAM FY 2013 – FY 2017

Five Year CIP Requirements

Total five-year requirement	\$848.5
Projects with Approved Bonds (funded)	\$317.3
Projects without Approved Bonds (unfunded)	\$531.2

Average annual expenditures **\$169.6 ***

** Includes previously authorized amounts unspent*

<u>Funding Category</u>	<u>Estimated Annual Requirement</u>
Infrastructure *	\$ 13,400,000
Capacity enhancements *	\$ 6,900,000
Elementary renovations (5) **	\$ 71,800,000
Middle renovations **	\$ 41,000,000
High renovations	\$ 72,300,000
Totals	\$ 205,400,000

In order to achieve a 25 year renovation cycle, and to address the needs of increasing student enrollment, FCPS needs to spend approximately \$205 million per year, which is \$50 million greater than the current limit of \$155 million set by the Board of Supervisors

* *The amount shown is the average of the next three years' projected expenditures as shown in the CIP.*

** *These amounts take the costs shown in the CIP for the next three renovations at each level excluding TJ).*

The School Board approved a motion to request that the Board of Supervisors increase the School Board's capital funding limits for schools from \$155 million to \$180 million per year.

The request for \$25 million more per year will not cause the County to exceed the two following guidelines:

- The County debt service should not exceed 10% of operating budget
- The net debt as a percentage of estimated market value of real property should not exceed 3%

This additional funding would allow the schools system to address enrollment increase and accelerate the renovations of many schools by 2-3 years.