



*Norwood Public Schools
Long Range Study
Progress Update*

May 2017



Existing Conditions

Oldham Elementary School
grades 1-5 // 218 students

Savage Educational Center
District programs // 000 students

Callahan Elementary School
grades 1-5 // 230 students

Willett Early Childhood Center
grades PK-K // 385 students

Cleveland Elementary School
grades 1-5 // 349 students

Balch Elementary School
grades 1-5 // 306 students

Prescott Elementary School
grades 1-5 // 262 students

Coakley Middle School
grades 6-8 // 756 students

8 buildings total

Norwood

1

95

Strategic Planning

What are Capital Repairs/Improvements?

- // Scheduled replacement of building systems and components
- // Technology and security improvements
- // Review and redistribution of space needs
- // Site and landscape improvements
- // Phased renovations of portions of a school



Balch Elementary School
Callahan Elementary School
Oldham Elementary School
Prescott Elementary School

What is over-crowding and which schools are suffering?

- // When the total square footage is divided by the student population, and each student isn't receiving a comfortable amount of square feet
- // Norwood schools currently over-crowded are:



Cleveland Elementary School
Willett Early Childhood Center
Coakley Middle School

School	2017 Population	Square ft/ Student	Over-crowded by
Cleveland	349	140	40 students
Willett	385	100	50 students
Coakley	756	169	60 students

Which school is failing as a 21st Century Learning Environment?

- // Sense of school community
- // Indoor/outdoor educational connections
- // An inclusive academic environment for all students
- // Academic learning neighborhoods
- // Collaborative environment for students/staff
- // S.T.E.A.M. integration and flexible space



Coakley Middle School



Type 1: retain 5+ neighborhood elementary schools

- Option 1A - Construct a sixth elementary school to alleviate over-crowding
- Option 1B - Redistribute pre-K and kindergarten to each community school
- Option 1B - Redistribute pre-K and kindergarten to each community school

Type 2: retain 4 neighborhood elementary schools

- Option 2A - Cleveland absorbs Callahan population; reuse Callahan for district
- Option 2B - Cleveland absorbs Callahan population; close Callahan
- Option 2C - Cleveland absorbs Willett population
- Option 2D - Combine middle school and early education; 4 elementary schools

Type 3: retain 3 neighborhood elementary schools

- Option 3A - Oldham absorbs Callahan population; close Callahan
- Option 3B - Oldham absorbs Callahan population; reuse Callahan for district

Type 4: partial consolidation

- Option 4A - Combine elementary school and early education in 1 new school
- Option 4B - Combine elementary school and early education in 2 new schools

Type 5: total consolidation

- Option 5A - Combine elementary schools and middle into 1 new school; separate early education facility
- Option 5B - Combine elementary schools, middle, and early education into 1 new school



Consideration of...
...reducing the number of buildings in operation



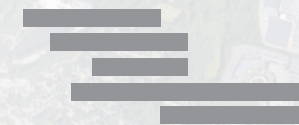
Consideration of...
...how to accomodate a growing population



Consideration of...
...consolidation versus continuing community schools



Consideration of...
...the impact that adding or removing a facility would have on that community

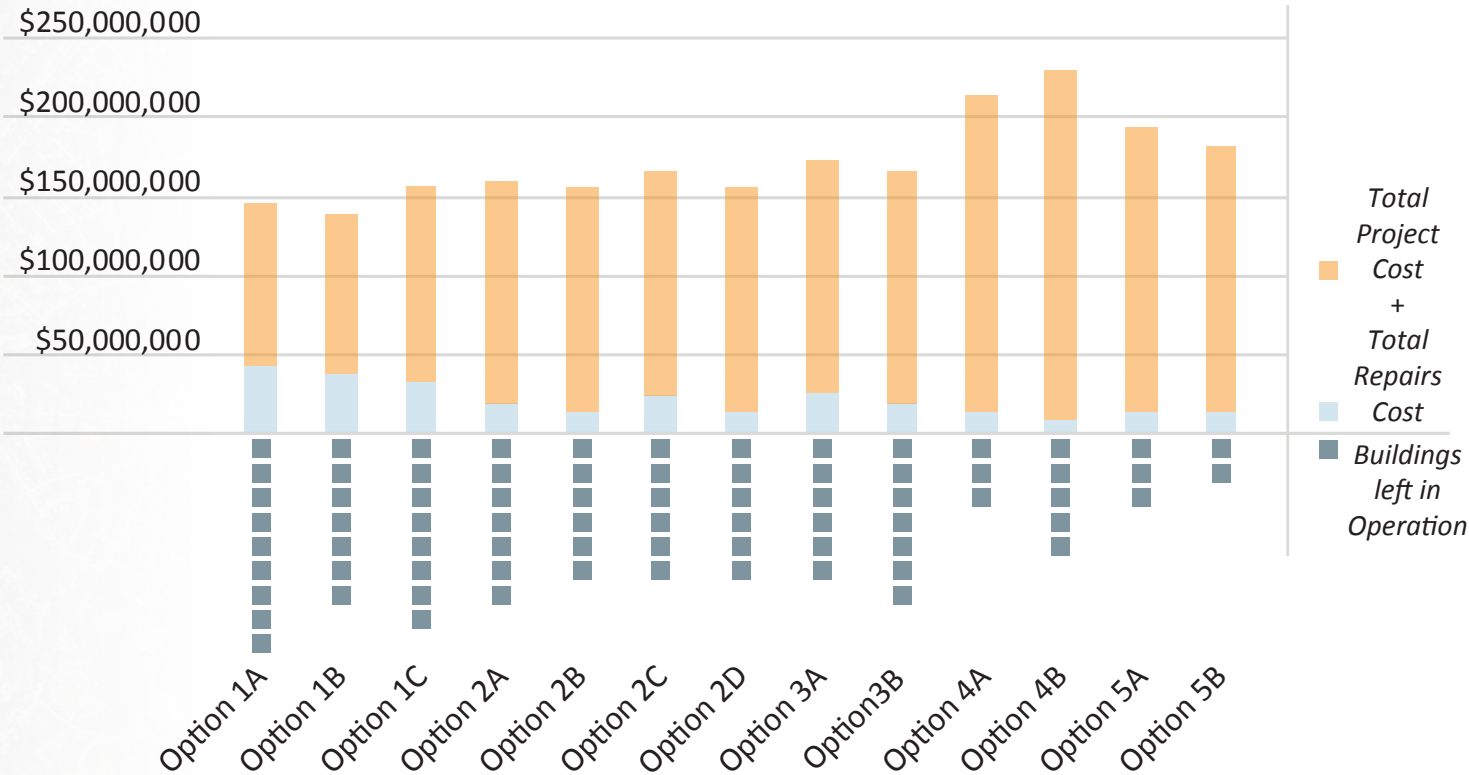


Consideration of...
...phasing in order to avoid disruption to students and communities

Summary of Costs per Option

Option and # of buildings left		Total Capital Repairs (\$)	Total Project Cost (\$)	Total Sum (\$)*
Option 1A	9	43,417,675	102,435,697	145,853,372
Option 1B	7	38,903,550	100,678,354	139,581,904
Option 1C	8	33,158,300	123,290,720	156,449,020
Option 2A	7	18,853,800	141,323,770	160,177,570
Option 2B	6	14,925,925	141,323,770	156,249,695
Option 2C	6	24,599,050	142,191,420	166,790,470
Option 2D	6	30,344,300	128,224,600	158,568,900
Option 3A	6	26,123,300	146,534,360	172,657,660
Option 3B	7	20,260,800	146,534,360	166,795,160
Option 4A	3	14,304,500	199,453,037	213,757,537
Option 4B	5	10,001,425	220,233,020	230,234,445
Option 5A	3	14,304,500	179,125,639	193,430,139
Option 5B	2	14,304,500	166,518,450	180,822,950

*(\$)
 amounts represent the magnitude of cost per option based on 2017 values and have been included to provide a datum of comparison between options.



1A

2

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4

5

Type 1: retain 5+ elementary schools

Repairs
+ \$4.6 mil

Oldham Elementary School
grades K-5 // 210 students

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Repairs
+ \$3.9 mil

Callahan Elementary School
grades K-5 // 216 students

Repairs
+ \$4.5 mil

Willett Early Childhood Center
grades PK // 162 students

Repairs
+ \$5.7 mil

Cleveland Elementary School
grades K-5 // 309 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades K-5 // 292 students

Repairs
+ \$4.2 mil

Prescott Elementary School
grades K-5 // 250 students

New
+ \$70.1 mil

Coakley Middle School
grades 6-8 // 779 students

Total Costs
= \$145.9 mil

9 buildings total
2 new + 7 capital repairs

Norwood

NEW elementary school
grades K-5 // 400 students

New
+ \$31.5 mil

Type 1: retain 5+ elementary schools

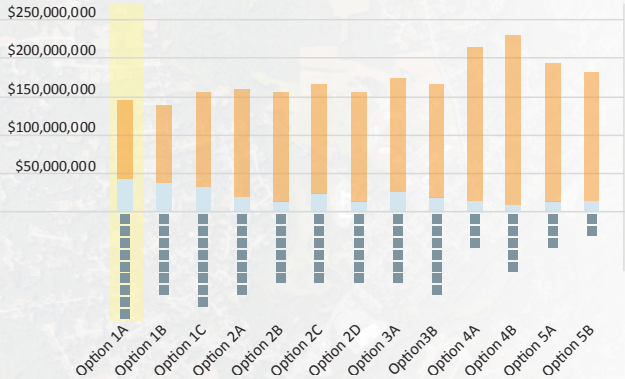
This option builds an additional elementary school on the Hennessey site; a centrally-located, 11-acre plot also owned by the town of Norwood. By adding a sixth elementary school, crowding at the existing schools will be eliminated, allowing the re-implementation of kindergarten per neighborhood school and freeing up Willett to be used solely for pre-k. This option also includes a new middle school on the Coakley site.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage	NEW
Proposed Grades	K - 5	K - 5	K - 5	K - 5	K - 5	PK	6 - 8	N/A	K - 5
2027 Students (#)	292	216	309	210	250	162	779	0	400
Existing (sf)	51,800	33,500	49,000	39,500	36,000	38,500		122,000	
Proposed Add (sf)									
Existing + Add (sf)									
New (sf)							151,080		67,333
Cap. Repairs (\$)	6,073,550	3,927,875	5,745,250	4,631,375	4,221,000	4,514,125		14,304,500	
Renovations (\$)									
Additions (\$)									
New Project (\$)							70,856,520		31,579,177

Summary of Costs

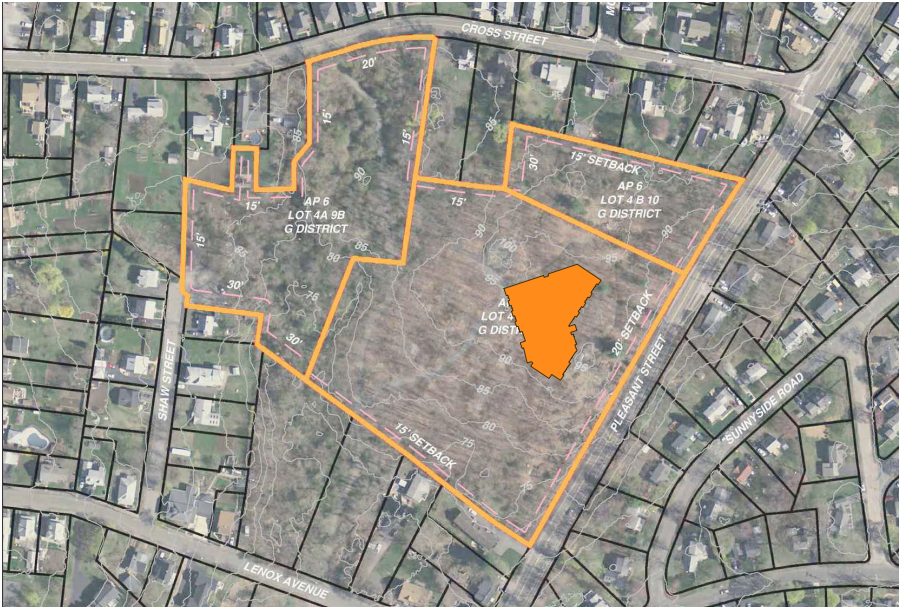
Total Cost Capital Repairs (\$)	43,417,675
Total Project Cost (\$)	102,435,697
Total Sum (\$)	\$145,853,372



NEW Elementary School

- new construction
- renovations

Note: Use of Hennessey Field is one example of a new school site, however further investigation into the best available site will occur if this option is chosen.



1B

2

3

4

5

Type 1: retain 5+ elementary schools

Repairs
+ \$4.6 mil

Oldham Elementary School
grades PK-3 // 217 students

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Repairs
+ \$3.9 mil

Callahan Elementary School
grades PK-3 // 228 students

Repairs
+ \$5.7 mil

Cleveland Elementary School
grades PK-3 // 309 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades PK-3 // 298 students

Repairs
+ \$4.2 mil

Prescott Elementary School
grades PK-3 // 251 students

New
+ \$100.6 mil

Coakley Middle School
grades 4-8 // 1,315 students

Total Costs
= \$139.6 mil

7 buildings total ←

1 new + 6 capital repairs

Norwood

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95

Type 1: retain 5+ elementary schools

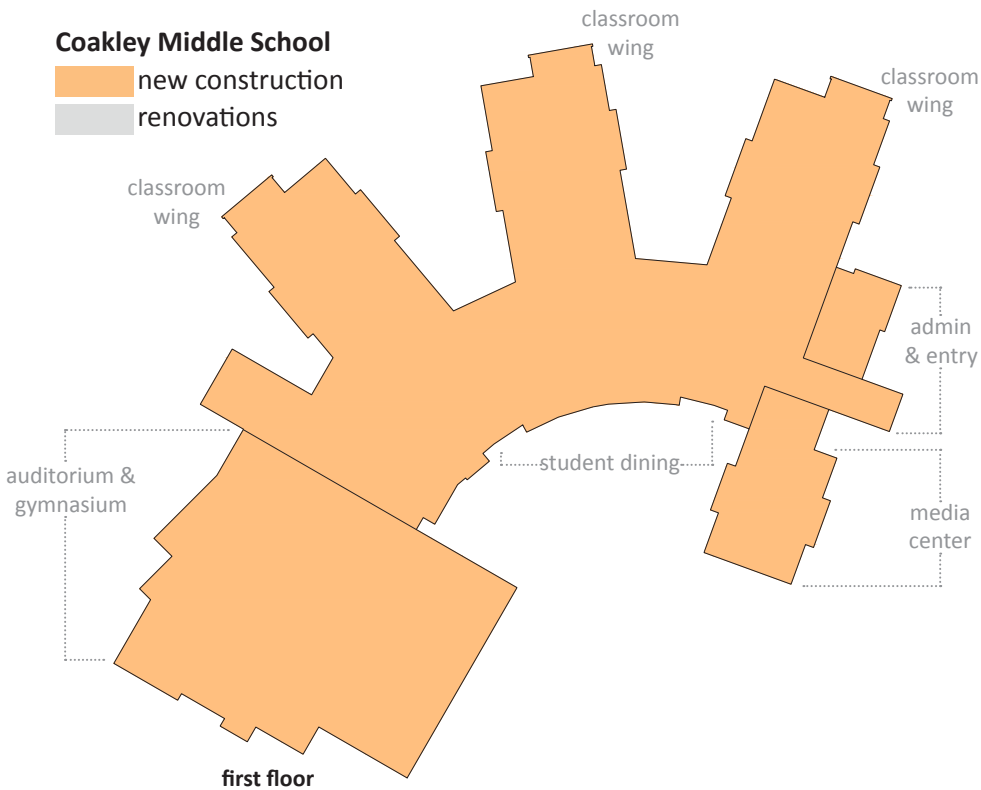
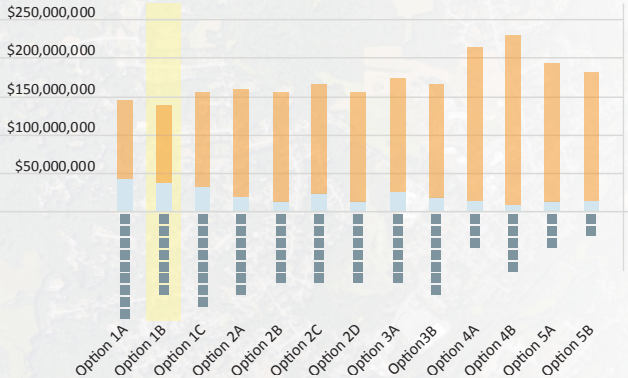
This option constructs a new middle school that removes all fourth and fifth grades from the elementary level in the first phase. As a result, early childhood programs are able to return to all neighborhood elementary schools and over-crowding is removed.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	PK - 3	PK - 3	PK - 3	PK - 3	PK - 3		4 - 8	N/A
2027 Students (#)	298	228	309	217	251		1,315	0
Existing (sf)	51,800	33,500	49,000	39,500	36,000			122,000
Proposed Add (sf)								
Existing + Add (sf)								
New (sf)							214,666	
Cap. Repairs (\$)	6,073,550	3,927,875	5,745,250	4,631,375	4,221,000			14,304,500
Renovations (\$)								
Additions (\$)								
New Project (\$)							100,678,354	

Summary of Costs

Total Cost Capital Repairs (\$)	38,903,550
Total Project Cost (\$)	100,678,354
Total Sum (\$)	\$139,581,904



1C

2

3

4

5

Type 1: retain 5+ elementary schools

Repairs
+ \$4.6 mil

Oldham Elementary School
grades 1-5 // 218 students

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Repairs
+ \$3.9 mil

Callahan Elementary School
grades 1-5 // 214 students

Add/Reno
+ \$29.1 mil

Willett Early Childhood Center
grades PK-K // 454 students

Add/Reno
+ \$23.4 mil

Cleveland Elementary School
grades 1-5 // 396 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades 1-5 // 306 students

Repairs
+ \$4.2 mil

Prescott Elementary School
grades 1-5 // 251 students

New
+ \$70.9 mil

Coakley Middle School
grades 6-8 // 779 students

Total Costs
= \$156.4 mil

9 buildings total ←

1 new + 2 additions + 6 capital repairs

Norwood

1

95

Type 1: retain 5+ elementary schools

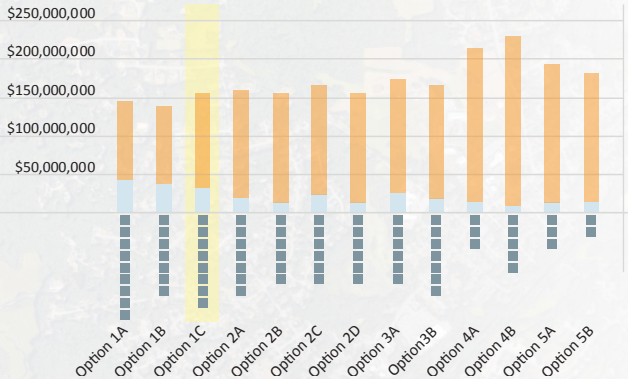
This option directly addresses the existing over-crowding at Cleveland Elementary and the Willett by providing additions to both. Though the most expensive of Type 1 proposals, this option includes full renovations of the Cleveland and Willett because of their additions. A new middle school on the Coakley site is also proposed.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	1 - 5	1 - 5	1 - 5	1 - 5	1 - 5	PK - K	6 - 8	N/A
2027 Students (#)	306	214	396	218	251	454	779	0
Existing (sf)	51,800	33,500	49,000	39,500	36,000	38,500		122,000
Proposed Add (sf)			15,500			35,000		
Existing + Add (sf)			64,550			73,500		
New (sf)							151,080	
Cap. Repairs (\$)	6,073,550	3,927,875		4,631,375	4,221,000			14,304,500
Renovations (\$)			16,086,700			12,639,550		
Additions (\$)			7,292,950			16,415,000		
New Project (\$)							70,856,520	

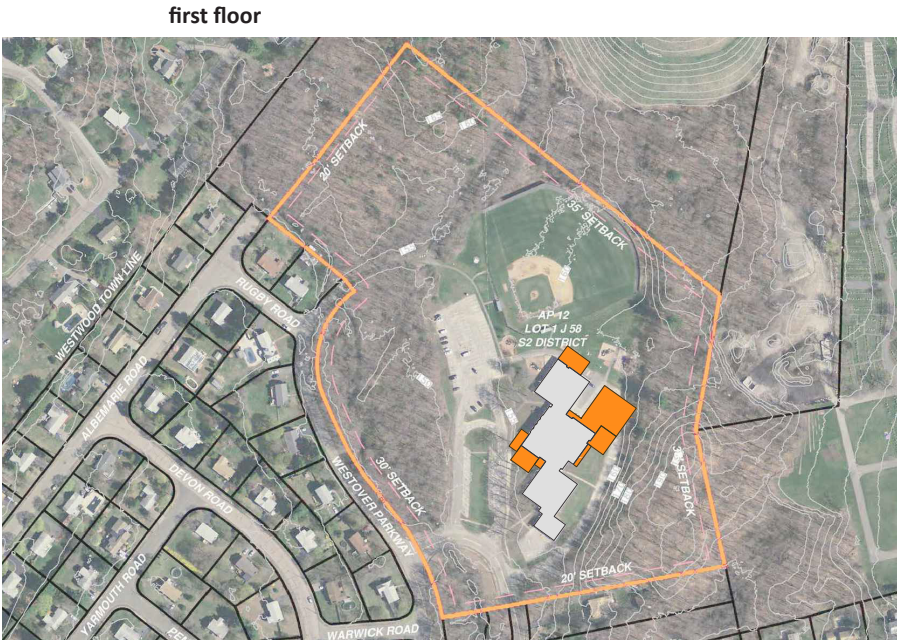
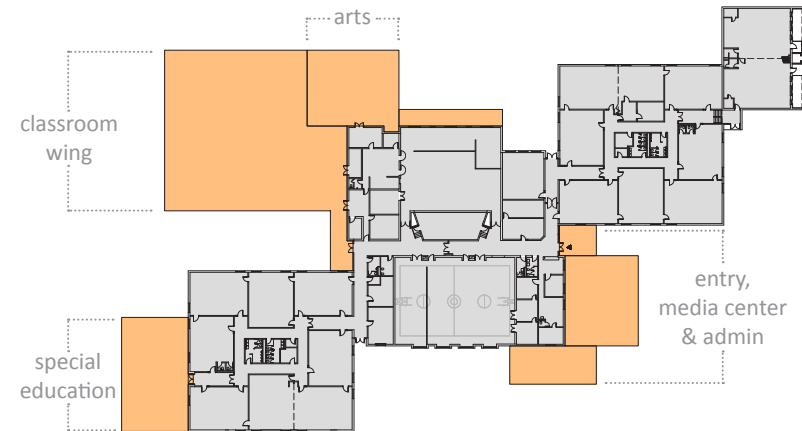
Summary of Costs

Total Cost Capital Repairs (\$)	33,158,300
Total Project Cost (\$)	123,290,720
Total Sum (\$)	\$156,449,020



Willett Early Childhood Center

- new construction
- renovations





Type 2: retain 4 elementary schools

Repairs
+ \$4.6 mil

Oldham Elementary School
grades 1-5 // 218 students

Repairs
+ \$40.1 mil

Savage Educational Center
grades PK-K // 454 students

Repairs
+ \$3.9 mil

Callahan: district offices
000 students

Add/Reno
+ \$30.4 mil

Cleveland Elementary School
grades 1-5 // 610 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades 1-5 // 306 students

Repairs
+ \$4.2 mil

Prescott Elementary School
grades 1-5 // 251 students

New
+ \$70.9 mil

Coakley Middle School
grades 6-8 // 779 students

Total Costs
= 160.2 mil

7 buildings total ←

1 new + 1 addition + 5 capital repairs

Norwood



Type 2: retain 4 elementary schools

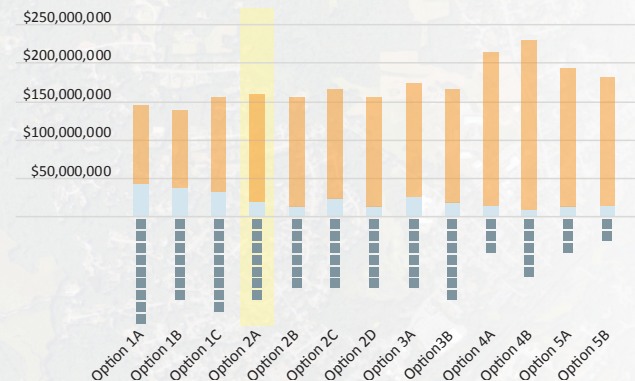
This option makes use of the existing buildings by re-using Callahan for district offices and adding the early childhood programs into the Savage center, while also reducing the number of buildings in operation by one.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	1 - 5	N/A	1 - 5	1 - 5	1 - 5		6 - 8	PK - K
2027 Students (#)	306	0	610	218	251		779	454
Existing (sf)	51,800	33,500	49,000	39,500	36,000			122,000
Proposed Add (sf)			30,550					
Existing + Add (sf)			79,550					
New (sf)							151,080	
Cap. Repairs (\$)	6,073,550	3,927,875		4,631,375	4,221,000			
Renovations (\$)			16,086,700					40,052,600
Additions (\$)			14,327,950					
New Project (\$)							70,856,520	

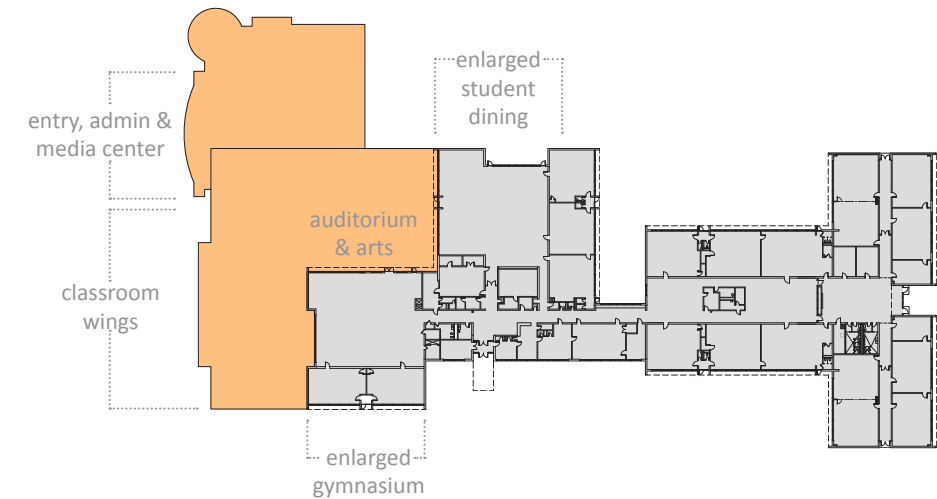
Summary of Costs

Total Cost Capital Repairs (\$)	18,853,800
Total Project Cost (\$)	141,323,770
Total Sum (\$)	\$160,177,570

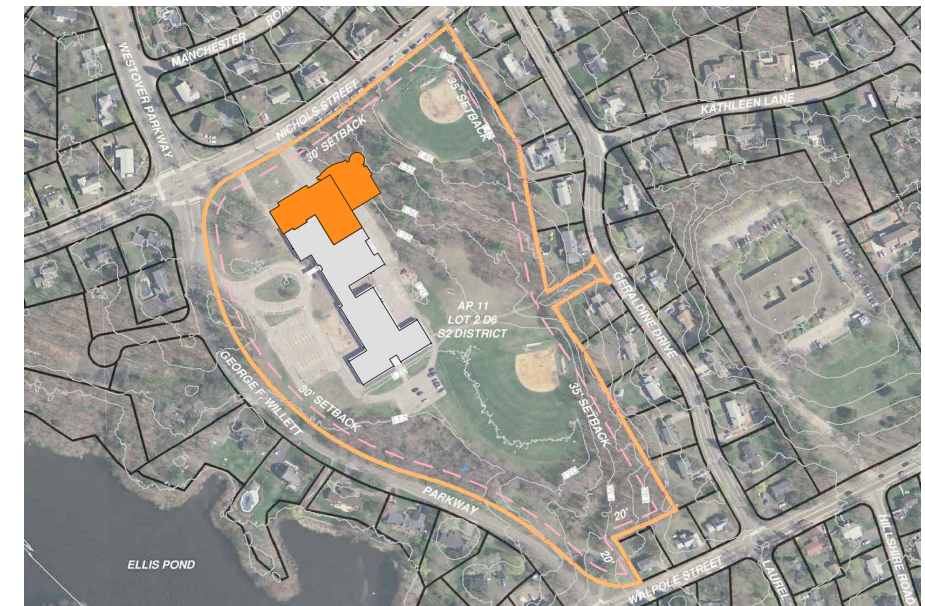


Cleveland Elementary School

- new construction
- renovations



first floor



- 1
- 2B**
- 3
- 4
- 5

Type 2: retain 4 elementary schools

Repairs
+ \$4.6 mil

Oldham Elementary School
grades 1-5 // 218 students

Repairs
+ \$40.1 mil

Savage Educational Center
grades PK-K // 454 students

Add/Reno
+ \$30.4 mil

Cleveland Elementary School
grades 1-5 // 610 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades 1-5 // 306 students

Repairs
+ \$4.2 mil

Prescott Elementary School
grades 1-5 // 251 students

New
+ \$70.9 mil

Coakley Middle School
grades 6-8 // 779 students

Total Costs
= \$156.2 mil

6 buildings total ←

1 new + 1 additions + 4 capital repairs

Norwood



Type 2: retain 4 elementary schools

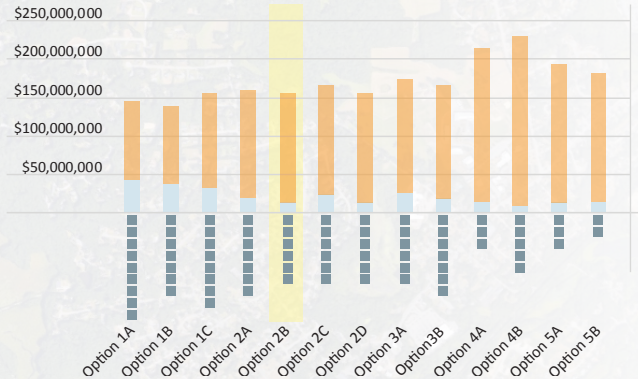
This option is a variation of Option 2A, as it also moves the early childhood programs into the Savage center but keeps the district offices there as well. As a result, two buildings can be closed, leaving six in full operation.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	1 - 5		1 - 5	1 - 5	1 - 5		6 - 8	PK - K
2027 Students (#)	306		610	218	251		779	454
Existing (sf)	51,800		49,000	39,500	36,000			122,000
Proposed Add (sf)			30,550					
Existing + Add (sf)			79,550					
New (sf)							151,080	
Cap. Repairs (\$)	6,073,550			4,631,375	4,221,000			
Renovations (\$)			16,086,700					40,052,600
Additions (\$)			14,327,950					
New Project (\$)							70,856,520	

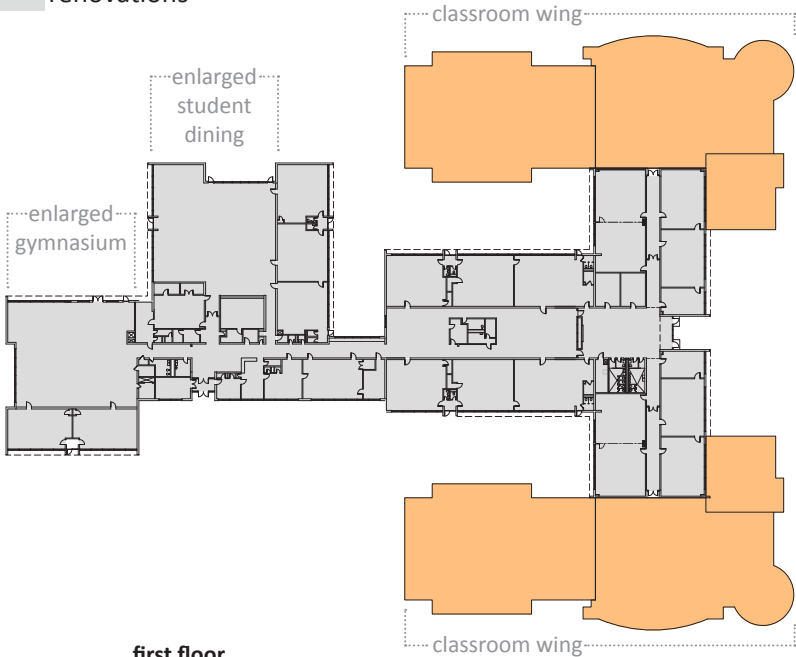
Summary of Costs

Total Cost Capital Repairs (\$)	14,925,925
Total Project Cost (\$)	141,323,770
Total Sum (\$)	\$156,249,695

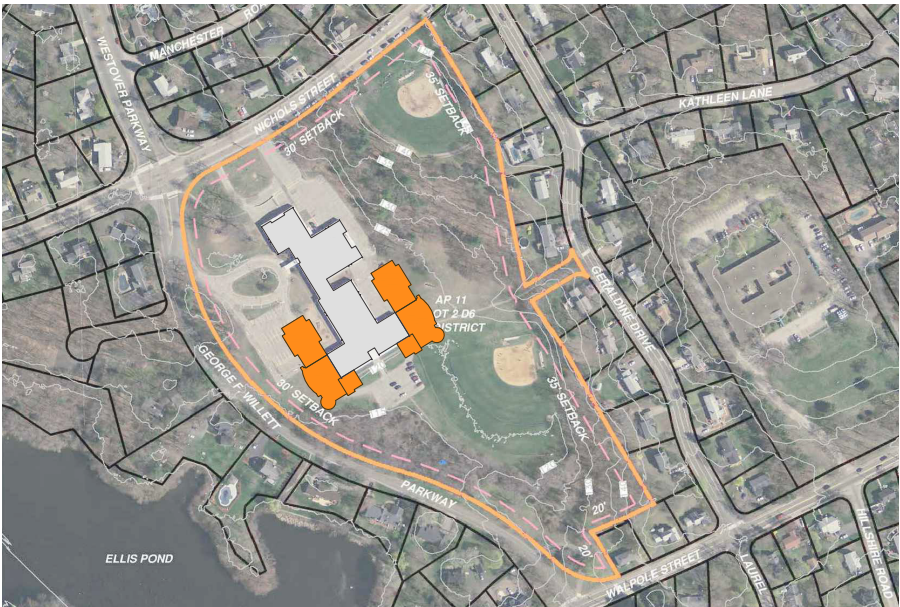


Cleveland Elementary School

- new construction
- renovations



first floor



-
- 1 2c 3 4 5

Type 2: retain 4 elementary schools

Add/Reno
+ \$28.9 mil

Oldham Elementary School
grades 1-5 // 438 students

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Add/Reno
+ \$42.5 mil

Cleveland Elementary School
grades PK-5 // 811 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades 1-5 // 315 students

Repairs
+ \$4.2 mil

Prescott Elementary School
grades 1-5 // 275 students

New
+ \$70.9 mil

Coakley Middle School
grades 6-8 // 779 students

Total Costs
= \$166.8 mil

6 buildings total ←

1 new + 2 additions + 3 capital repairs

Type 2: retain 4 elementary schools

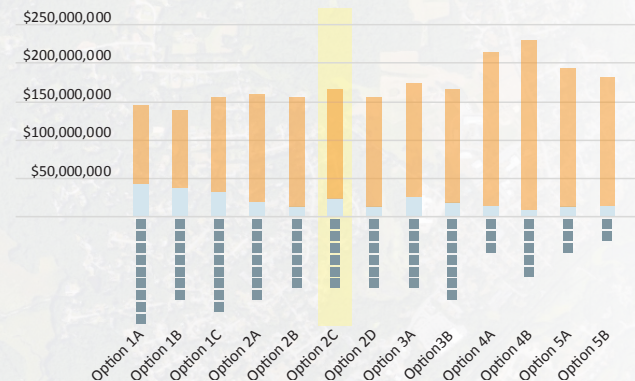
This option reduces the number of buildings in operation, re-distributes students to retain community schools that are low in population, and moves early education to Cleveland in order to minimize the number of newly constructed additions required.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	1 - 5		PK - 5	1 - 5	1 - 5		6 - 8	N/A
2027 Students (#)	315		811	438	275		779	0
Existing (sf)	51,800		49,000	39,500	36,000			122,000
Proposed Add (sf)			56,250	33,900				
Existing + Add (sf)			105,250	73,400				
New (sf)							151,080	
Cap. Repairs (\$)	6,073,550				4,221,000			14,304,500
Renovations (\$)			16,086,700	12,967,850				
Additions (\$)			26,381,250	15,899,100				
New Project (\$)							70,856,520	

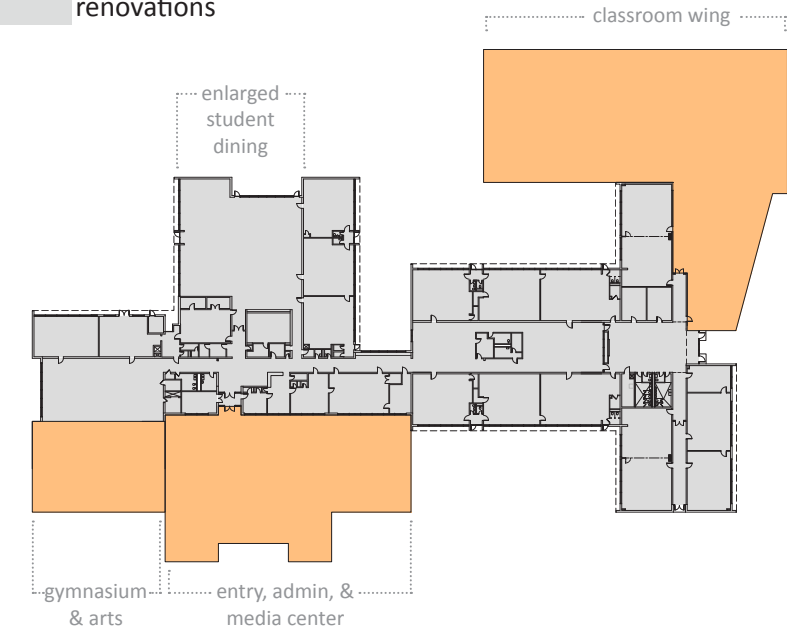
Summary of Costs

Total Cost Capital Repairs (\$)	24,599,050
Total Project Cost (\$)	142,191,420
Total Sum (\$)	\$166,790,470



Cleveland Elementary School

- new construction
- renovations



first floor





Type 2: retain 4 elementary schools

Add/Reno
+ \$16.0 mil

Oldham Elementary School
grades 1-4 // 214 students

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Add/Reno
+ \$115 mil

Willett Early Childhood Center
PK-K & 5-8 // 1,498 students

Repairs
+ \$5.7 mil

Cleveland Elementary School
grades 1-4 // 348 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades 1-4 // 302 students

Repairs
+ \$4.2 mil

Prescott Elementary School
grades 1-4 // 256 students

Total Costs
= \$158.6 mil

6 buildings total ←

2 additions + 4 capital repairs

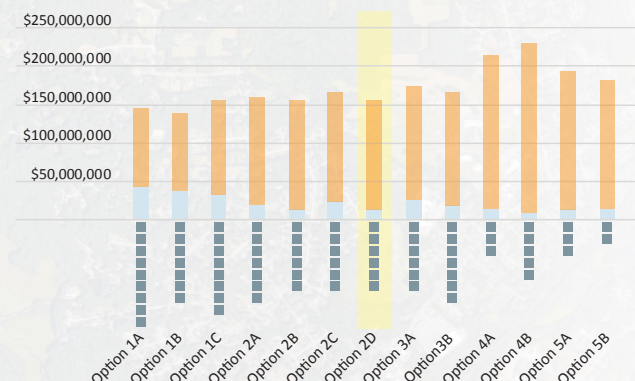
Norwood



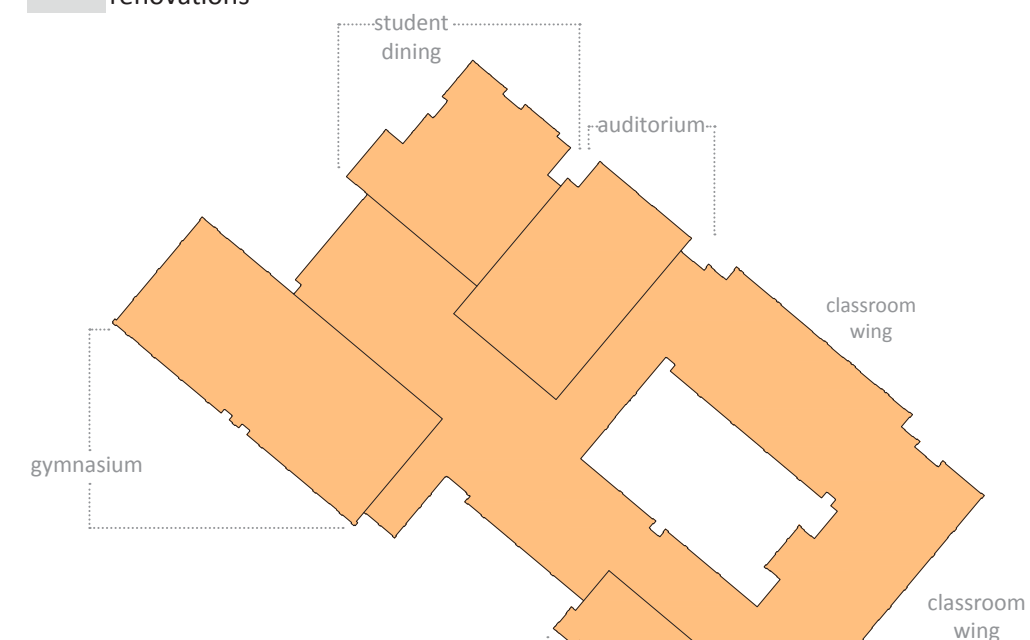
This option accommodates student population by moving grade five to a newly constructed middle school added onto the Willett, and re-distributes students to retain community schools that are low in population. Oldham receives an addition.

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	1 - 4		1 - 4	1 - 4	1 - 4	PK - K, 5 - 8		N/A
2027 Students (#)	302		308	254	256	1,498		0
Existing (sf)	51,800		49,000	39,500	36,000	38,500		122,000
Proposed Add (sf)						218,283		
Existing + Add (sf)						256,783		
New (sf)								
Cap. Repairs (\$)	6,073,550		5,745,250		4,221,000			14,304,500
Renovations (\$)				12,967,850		12,639,550		
Additions (\$)				3,048,500		102,374,727		
New Project (\$)								

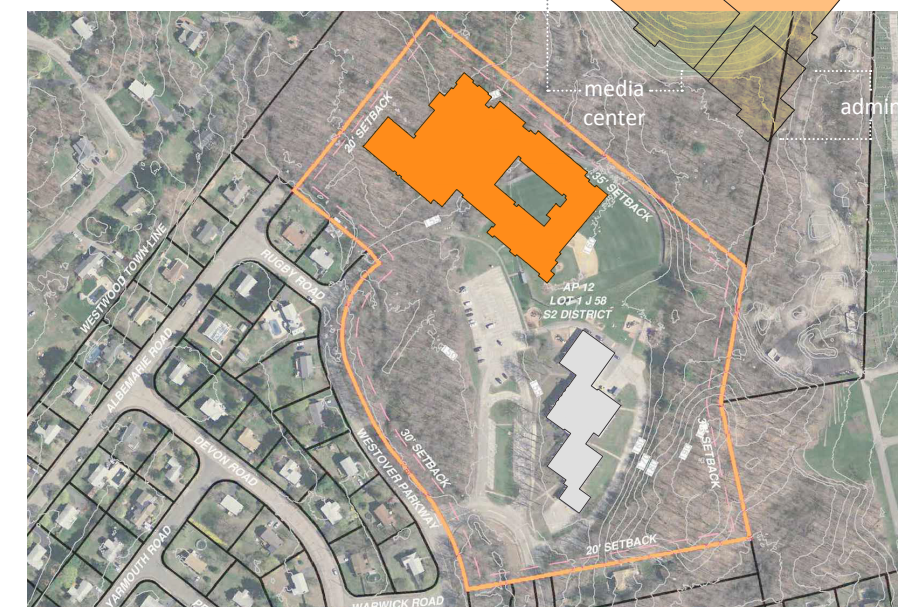
Total Cost Capital Repairs (\$)	30,344,300
Total Project Cost (\$)	128,224,600
Total Sum (\$)	\$158,568,900



new construction
renovations



first floor



- 1
- 2
- 3A**
- 4
- 5

Type 3: retain 3 elementary schools

Add/Reno
+ \$28.9 mil

Oldham Elementary School
grades 1-4 // 471 students

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Repairs
+ \$5.7 mil

Cleveland Elementary School
grades 1-4 // 347 students

Repairs
+ \$6.1 mil

Balch Elementary School
grades 1-4 // 302 students

Add/Reno
+ \$30.8 mil

Prescott Elementary School
grades PK-K // 454 students

New
+ \$86.8 mil

Coakley Middle School
grades 5-8 // 1,044 students

Total Costs
= \$172.7 mil

6 buildings total ←

1 new + 2 additions + 3 capital repairs

Norwood

1

95

Type 3: retain 3 elementary schools

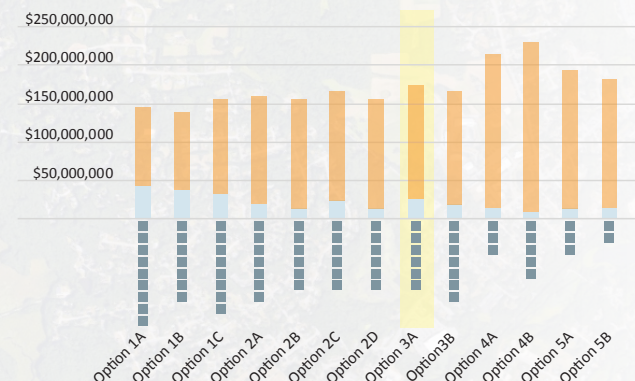
This option reduces the number of buildings in operation, accommodates student population by moving grade five to a newly constructed middle school, and re-distributes students to retain community schools that are low in population.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	1 - 4		1 - 4	1 - 4	PK - K		5 - 8	N/A
2027 Students (#)	302		347	471	454		1,044	0
Existing (sf)	51,800		49,000	39,500	36,000			122,000
Proposed Add (sf)				34,050	40,500			
Existing + Add (sf)				73,550	76,500			
New (sf)							185,040	
Cap. Repairs (\$)	6,073,550		5,745,250					14,304,500
Renovations (\$)				12,967,850	11,818,800			
Additions (\$)				15,969,450	18,994,500			
New Project (\$)							86,783,760	

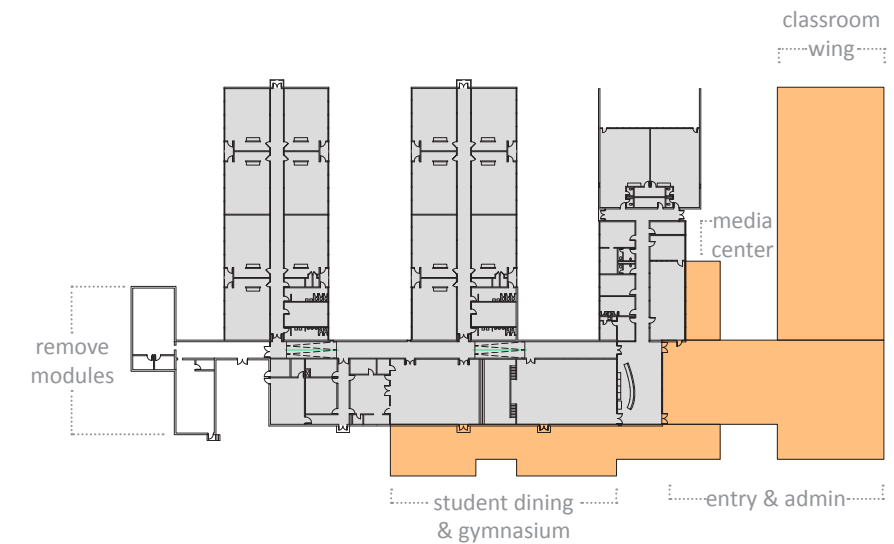
Summary of Costs

Total Cost Capital Repairs (\$)	26,123,300
Total Project Cost (\$)	146,534,360
Total Sum (\$)	\$172,657,660



Oldham Elementary School

- new construction
- renovations



first floor



- 1
- 2
- 3B**
- 4
- 5

Type 3: retain 3 elementary schools

- Add/Reno**
+ \$28.9 mil

Oldham Elementary School
 grades 1-4 // 492 students
- Repairs**
+ \$3.9 mil

Callahan: district offices
 000 students
- Repairs**
+ \$4.5 mil

Willett: community programs
 000 students
- Repairs**
+ \$5.7 mil

Cleveland Elementary School
 grades 1-4 // 308 students
- Repairs**
+ \$6.1 mil

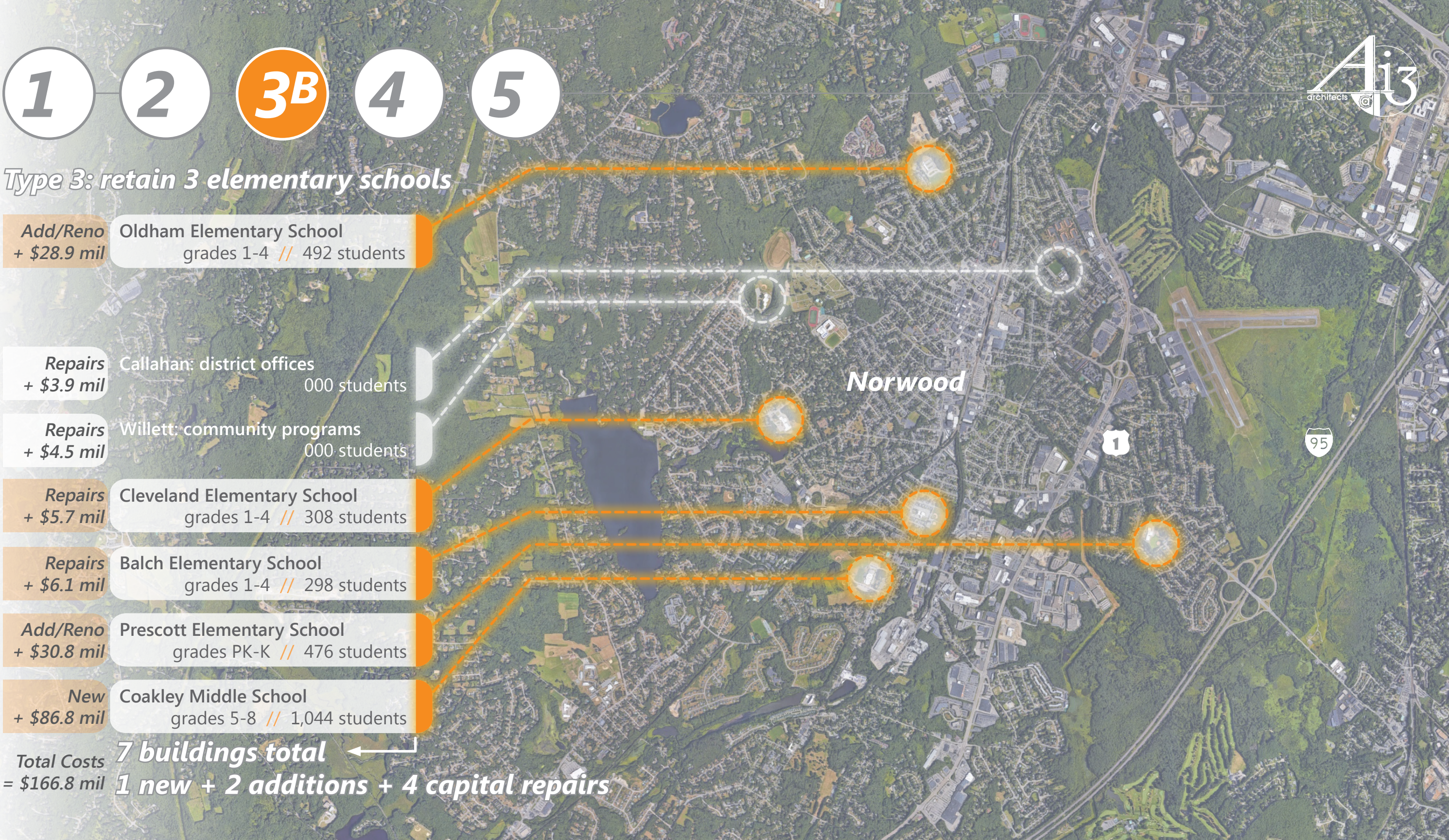
Balch Elementary School
 grades 1-4 // 298 students
- Add/Reno**
+ \$30.8 mil

Prescott Elementary School
 grades PK-K // 476 students
- New**
+ \$86.8 mil

Coakley Middle School
 grades 5-8 // 1,044 students

Total Costs
= \$166.8 mil

7 buildings total ←
1 new + 2 additions + 4 capital repairs



Type 3: retain 3 elementary schools

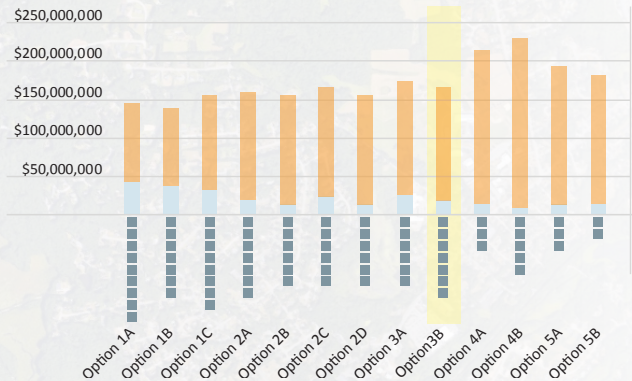
This option accommodates student population by moving grade five to a newly constructed middle school, re-distributes students to retain community schools that are low in population, and recycles two elementary schools for use as district offices and community program space.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	1 - 4	N/A	1 - 4	1 - 4	PK - K	N/A	5 - 8	
2027 Students (#)	298	0	308	492	476	0	1,044	
Existing (sf)	51,800	33,500	49,000	39,500	36,000	38,500		
Proposed Add (sf)				34,050	40,500			
Existing + Add (sf)				73,550	76,500			
New (sf)							185,040	
Cap. Repairs (\$)	6,073,550	3,927,875	5,745,250			4,514,125		
Renovations (\$)				12,967,850	11,818,800			
Additions (\$)				15,969,450	18,994,500			
New Project (\$)							86,783,760	

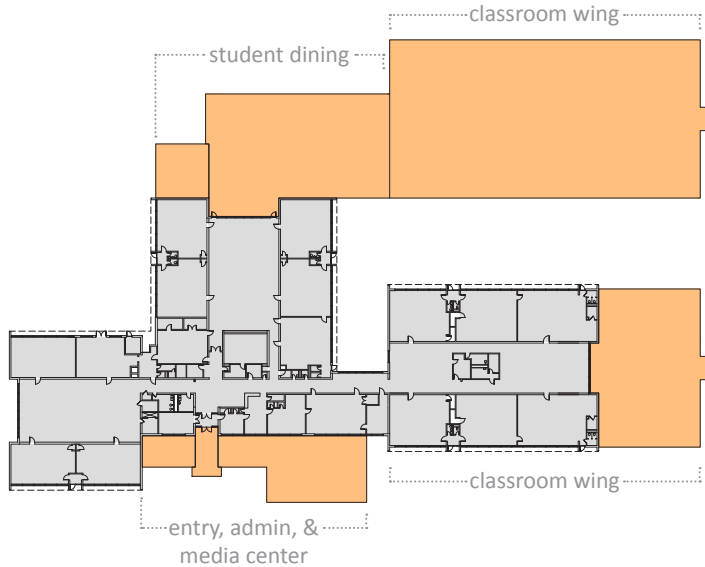
Summary of Costs

Total Cost Capital Repairs (\$)	20,260,800
Total Project Cost (\$)	146,534,360
Total Sum (\$)	\$166,795,160



Prescott Elementary School

- new construction
- renovations



first floor





Type 4: partial consolidation

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Add/Reno
+ \$115 mil

Willett Early Childhood Center
grades PK-4 // 1,574 students

New
+ \$84.4 mil

Coakley Middle School
grades 5-8 // 1,044 students

Total Costs
= \$213.8 mil

5 buildings total ←

2 new + 3 capital repairs

Norwood

1

95

Type 4: partial consolidation

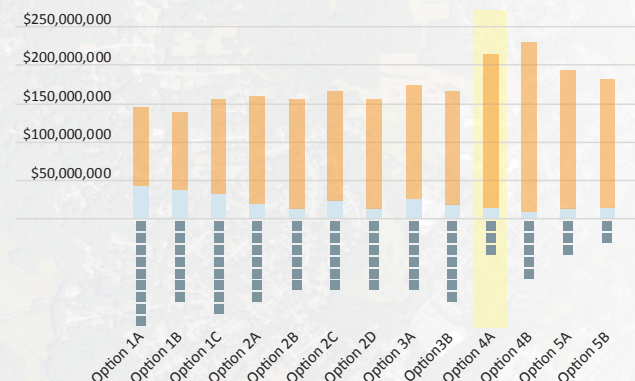
This option reduces the number of buildings in operation as schools. Grade 5 is moved to a newly constructed middle school, reducing the stress at the elementary schools until a newly constructed early childhood education/elementary school is constructed. The community programs and district offices at the Savage can remain as is, without disturbance.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades						PK - 4	5 - 8	N/A
2027 Students (#)						1,574	1,044	0
Existing (sf)						38,500		122,000
Proposed Add (sf)						218,283		
Existing + Add (sf)						256,783		
New (sf)							108,040	
Cap. Repairs (\$)								14,304,500
Renovations (\$)						12,639,550		
Additions (\$)						102,374,727		
New Project (\$)							84,438,760	

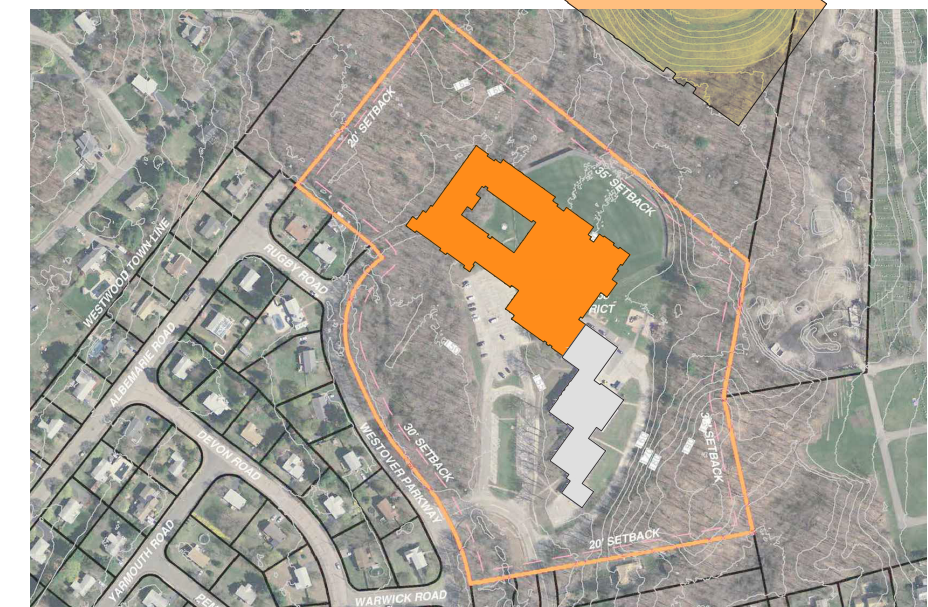
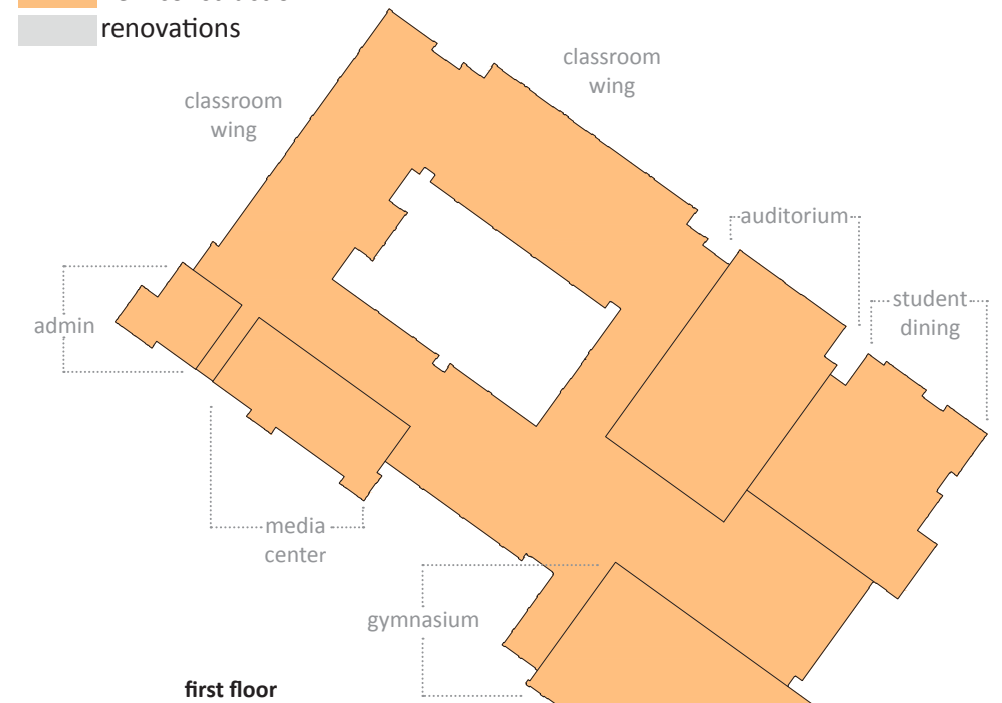
Summary of Costs

Total Cost Capital Repairs (\$)	14,304,500
Total Project Cost (\$)	199,453,037
Total Sum (\$)	\$213,757,537



Willett with Coakley Middle School

- new construction
- renovations





Type 4: partial consolidation

New
+ \$67.9 mil

Oldham Elementary School
grades PK-4 // 781 students

New
+ \$84.4 mil

Savage Educational Center
grades 5-8 // 1,044 students

Repairs
+ \$3.9 mil

Callahan: district offices
000 students

Repairs
+ \$6.1 mil

Balch: community programs
000 students

New
+ \$67.9 mil

Coakley Middle School
grades PK-4 // 781 students

Total Costs
= \$230.2 mil

5 buildings total ←

3 new + 2 capital repairs

Norwood



Type 4: partial consolidation

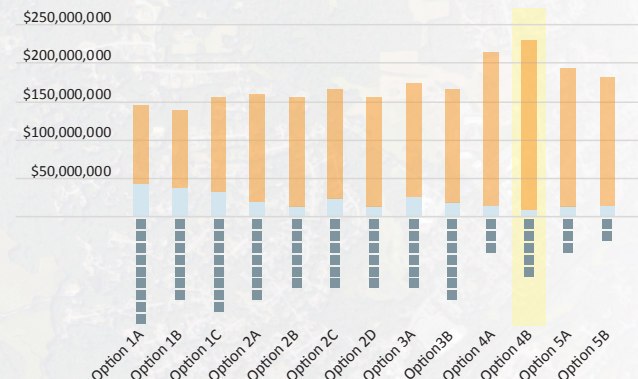
This option reduces the number of buildings in operation as schools. Grade 5 is moved to a newly constructed middle school, reducing the stress at the elementary schools until two newly constructed early childhood education/elementary schools are constructed. The remaining school buildings, Balch and Callahan, can be used instead for the programs leaving the Savage, if so desired.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades	N/A	N/A		PK - 4			PK - 4	5 - 8
2027 Students (#)	0	0		781			781	1,044
Existing (sf)	51,800	33,500						122,000
Proposed Add (sf)								
Existing + Add (sf)								
New (sf)				144,770			144,770	180,040
Cap. Repairs (\$)	6,073,550	3,927,875						
Renovations (\$)								
Additions (\$)								
New Project (\$)				67,897,130			67,897,130	84,438,760

Summary of Costs

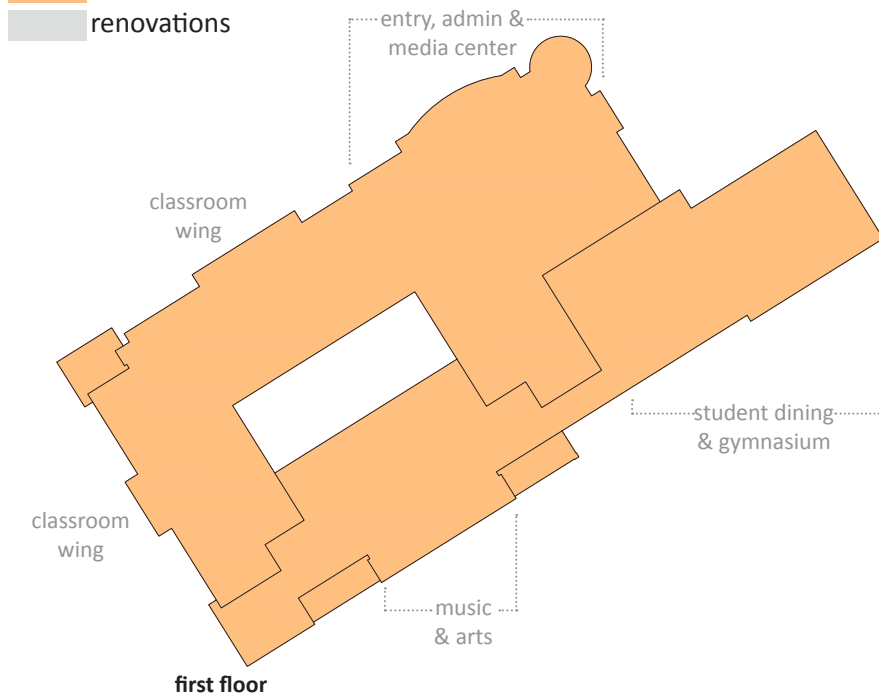
Total Cost Capital Repairs (\$)	10,001,425
Total Project Cost (\$)	220,233,020
Total Sum (\$)	\$230,234,445



Oldham Elementary School

new construction

renovations





Type 5: total consolidation

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Add/Reno
+ \$29.4 mil

Prescott Elementary School
grades PK-K // 454 students

New
+ \$149.7 mil

Coakley Middle School
grades 1-8 // 2,164 students

Total Costs
= \$193.4 mil

3 buildings total ←

1 new + 1 addition + 1 capital repair

Norwood



Type 5: total consolidation

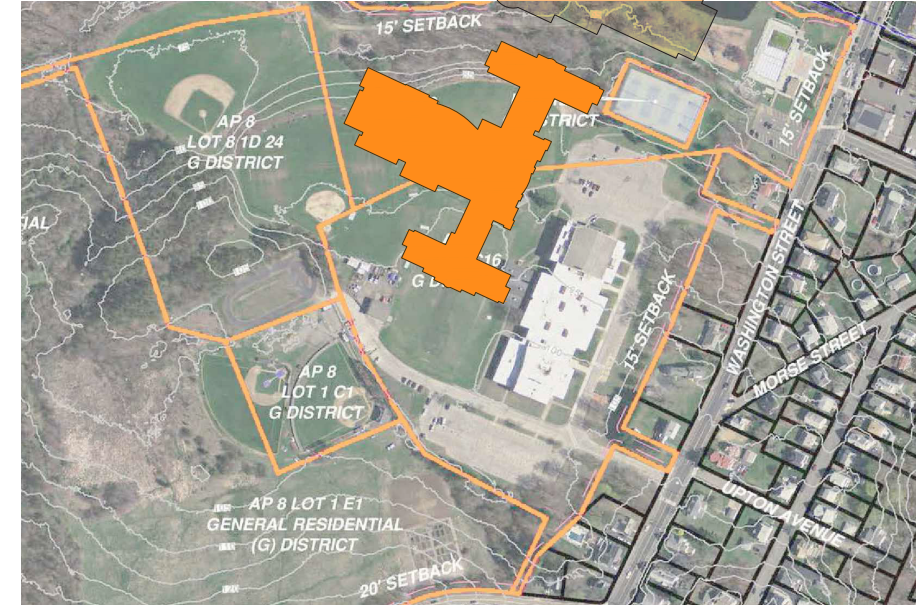
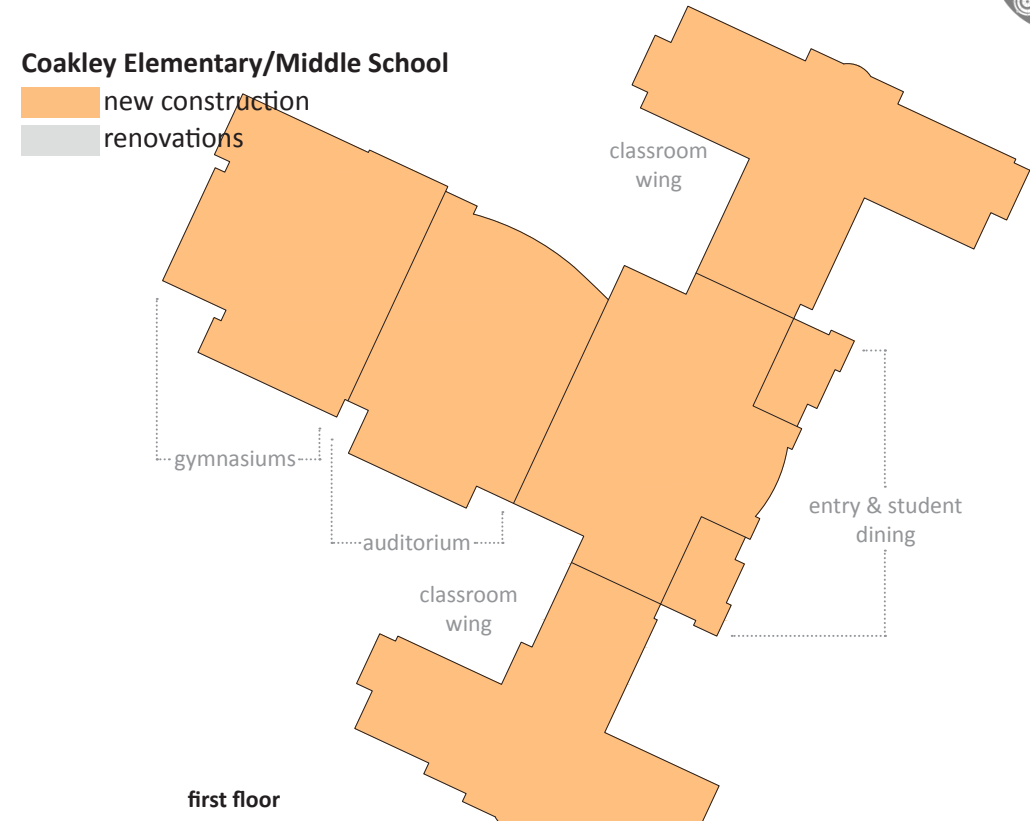
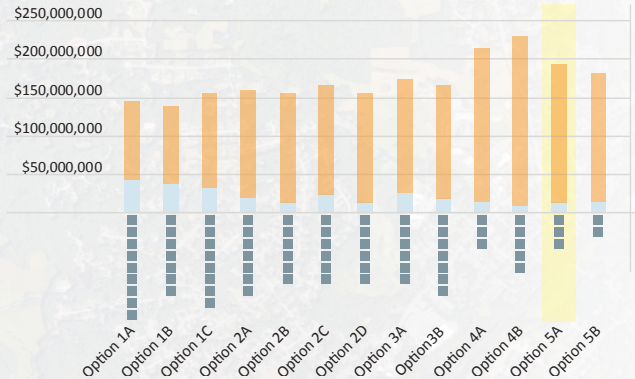
This option reduces the number of buildings in operation altogether. Grades 1-5 are moved to a newly constructed co-located elementary/middle school, reducing the stress at all schools. The Prescott is re-used as the new early childhood education center, made possible with an addition. The Savage center continues operation as is.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades					PK - K		1 - 8	N/A
2027 Students (#)					454		2,164	0
Existing (sf)					36,000			122,000
Proposed Add (sf)					37,500			
Existing + Add (sf)					73,500			
New (sf)							319,231	
Cap. Repairs (\$)								14,304,500
Renovations (\$)					11,818,800			
Additions (\$)					17,587,500			
New Project (\$)							149,719,339	

Summary of Costs

Total Cost Capital Repairs (\$)	14,304,500
Total Project Cost (\$)	179,125,639
Total Sum (\$)	\$193,430,139





Type 5: total consolidation

Repairs
+ \$14.3 mil

Savage Educational Center
district programs // 000 students

Norwood

New
+ \$166.5 mil

Coakley Middle School
grades PK-8 // 2,618 students

Total Costs
= \$180.8 mil

2 buildings total ←

1 new + 1 capital repair

Type 5: total consolidation

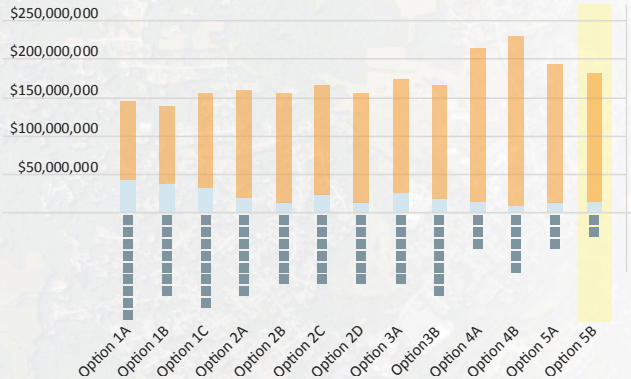
This option offers complete consolidation. All students below high-school are moved to a newly constructed co-located elementary/middle school, reducing stress from over-crowding town-wide. The Savage center continues operation as is.

Proposed Grade Levels & Square Footages per School

	Balch	Callahan	Cleveland	Oldham	Prescott	Willett	Coakley	Savage
Proposed Grades							PK - 8	N/A
2027 Students (#)							2,618	0
Existing (sf)								122,000
Proposed Add (sf)								
Existing + Add (sf)								
New (sf)							355,050	
Cap. Repairs (\$)								14,304,500
Renovations (\$)								
Additions (\$)								
New Project (\$)							166,518,450	

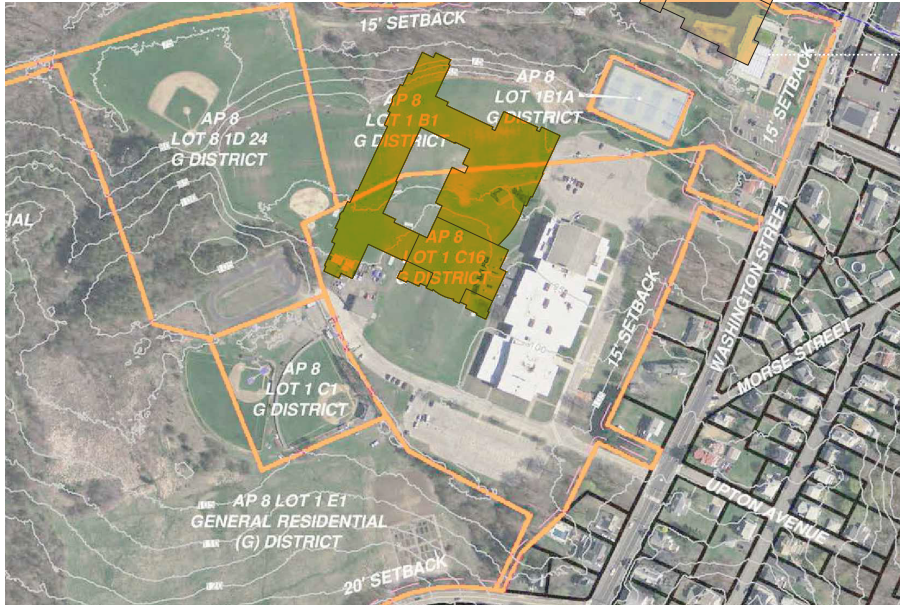
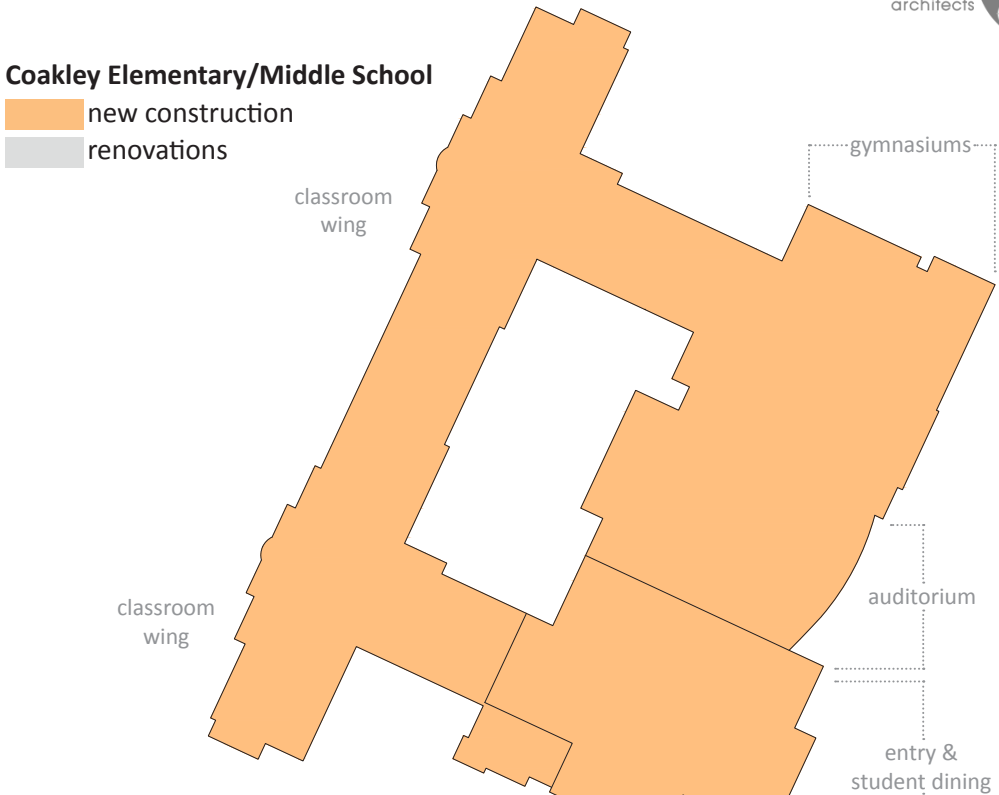
Summary of Costs

Total Cost Capital Repairs (\$)	14,304,500
Total Project Cost (\$)	166,518,450
Total Sum (\$)	\$180,822,950



Coakley Elementary/Middle School

- new construction
- renovations



- 
- An aerial photograph of a suburban area. A large lake is visible in the center-left. To the right, there is a large airport with a prominent runway. The surrounding area is filled with residential houses, green fields, and some commercial buildings. A road network is visible throughout the landscape.
- 1
 - 2
 - 3
 - 4
 - 5

Questions?

- 
- 1 2 3 4 5

Appendix: Option Types Compared

SCHOOL	Site Size (Acres)	GRADE LEVELS	Exist/Prop Student Population	Existing Building SF	Proposed Addition SF	Reno / Addition Const SF	New Bldg Const SF	Capitol Repairs Project	Renovation Project	Addition Project	New School Construction	Project Cost	Notes
Option 1A:													
Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	292	51,800				\$ 6,073,550					Reduced Student Population
Callahan	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	216	33,500				\$ 3,927,875					Reduced Student Population
Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	309	49,000				\$ 5,745,250					Reduced Student Population
Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	210	39,500				\$ 4,631,375					Reduced Student Population
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	250	36,000				\$ 4,221,000					Reduced Student Population
Willett	22	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	162	38,500				\$ 4,514,125					Kindergarten distributed to Elem. Schools
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	779	128,000			151,080				\$ 70,856,520	\$ 70,856,520	Renovate Existing MS Building
Savage	17	District Admin / Comm.		122,000				\$ 14,304,500					
New Site	11	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	400				67,333				\$ 31,579,177	\$ 31,579,177	New Elementary School
9 BUILDINGS			2618										
2 PROJECT + 7 CAP REPAIR								\$ 43,417,675				\$ 102,435,697	\$ 145,853,372.00
Option 1B:													
Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	298	51,800				\$ 6,073,550					Redistribute PK-3 at 5 neighborhood elementary schools
Callahan	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	228	33,500				\$ 3,927,875					Redistribute PK-3 at 5 neighborhood elementary schools
Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	309	49,000				\$ 5,745,250					Redistribute PK-3 at 5 neighborhood elementary schools
Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	217	39,500				\$ 4,631,375					Redistribute PK-3 at 5 neighborhood elementary schools
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	251	36,000				\$ 4,221,000					Redistribute PK-3 at 5 neighborhood elementary schools
Willett	22												Willett programs are re-distributed to all elementary schools
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	1315				214,666				\$ 100,678,354	\$ 100,678,354	New Co-located School (4-8)
Savage	17	District Admin / Comm.		122,000				\$ 14,304,500					
7 BUILDINGS			2618										
1 PROJECT + 6 CAP REPAIR								\$ 38,903,550				\$ 100,678,354	\$ 139,581,904.00
Option 1C:													
Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	306	51,800				\$ 6,073,550					Maintain Student Population
Callahan	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	214	33,500				\$ 3,927,875					District Offices relocate to Callahan
Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	396	49,000	15,550	64,550			\$ 16,086,700	\$ 7,292,950		\$ 23,379,650	Cleveland absorbs Callahan student population
Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	218	39,500				\$ 4,631,375					Maintain Student Population
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	251	36,000				\$ 4,221,000					Maintain Student Population
Willett	22	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	454	38,500	17,500	56,000			\$ 12,639,550	\$ 8,207,500		\$ 20,847,050	
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	779				151,080				\$ 70,856,520	\$ 70,856,520	New Middle School (6-8)
Savage	17	District Admin / Comm.		122,000				\$ 14,304,500					Savage absorbs Willett student population
8 BUILDINGS			2618										
3 PROJECTS + 5 CAP REPAIR								\$ 33,158,300				\$ 115,083,220	\$ 148,241,520.00

Option 2A:														
Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	306	51,800			\$	6,073,550				Maintain Student Population		
Callahan	10	District Admin		33,500			\$	3,927,875				District Offices relocate to Callahan		
Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	610	49,000	30,550	79,550		\$	16,086,700	\$	14,327,950	\$	30,414,650	Cleveland absorbs Callahan student population
Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	218	39,500			\$	4,631,375						Maintain Student Population
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	251	36,000			\$	4,221,000						Maintain Student Population
Willett	22													
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	779			151,080		\$	70,856,520	\$	70,856,520			New Middle School (6-8)
Savage	17	PK, K / Comm. Programs	454	122,000			\$	40,052,600			\$	40,052,600		Savage absorbs Willett student population
7 BUILDINGS			2618											
3 PROJECTS + 4 CAP REPAIR							\$	18,853,800			\$	141,323,770	\$	160,177,570.00

Option 2B:															
Balch	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	306	51,800				\$	6,073,550				Maintain Student Population		
Callahan	15.5												District Offices relocate to Callahan		
Cleveland	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	610	49,000	30,550	79,550		\$	16,086,700	\$	14,327,950	\$	30,414,650	Cleveland absorbs Callahan student population	
Oldham	22	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	218	39,500				\$	4,631,375					Maintain Student Population	
Prescott	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	251	36,000				\$	4,221,000					Maintain Student Population	
Willett	17														
Coakley	0	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	779			151,080			\$	70,856,520	\$	70,856,520		New Middle School (6-8)	
Savage	0	PK, K / Dist. Ad / Comm.	454	122,000		52,500		\$	40,052,600			\$	40,052,600	Savage absorbs Willett student population	
6 BUILDINGS			2618												
3 PROJECTS + 3 CAP REPAIR								\$	14,925,925			\$	141,323,770	\$	156,249,695.00

Option 2C:																
Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	315	51,800					\$	6,073,550				Maintain Student Population		
Callahan	10															
Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	811	49,000	56,250	105,250		\$	16,086,700	\$	26,381,250		\$	42,467,950	Cleveland absorbs Willett student population	
Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	438	39,500	33,900	73,400		\$	12,967,850	\$	15,899,100		\$	28,866,950	Oldham absorbs Callahan student population	
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	275	36,000				\$	4,221,000						Maintain Student Population	
Willett	22															
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	779				151,080			\$	70,856,520		\$	70,856,520	New Middle School (6-8)	
Savage	17	District Admin / Comm.		122,000				\$	14,304,500							
6 BUILDINGS			2618													
3 PROJECTS + 3 CAP REPAIR									\$	24,599,050			\$	142,191,420	\$	166,790,470.00

Option 2D:										
Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	302	51,800				\$	6,073,550	Maintain Student Population
Callahan	10									
Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	308	49,000				\$	5,745,250	Maintain Student Population
Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	254	39,500	6,500	46,000		\$	12,967,850	\$ 3,048,500 \$ 16,016,350 Maintain Student Population
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	256	36,000				\$	4,221,000	Maintain Student Population
Willett	22	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	1498	38,500	212,300	38,500		\$	12,639,550	\$ 99,568,700 \$ 112,208,250 Co-located PK/K Willett & 5-8 middle school
Coakley	14									
Savage	17	District Admin / Comm.		122,000				\$	14,304,500	
6 BUILDINGS			2618							
1 PROJECT + 5 CAP REPAIR								\$	30,344,300	\$ 128,224,600 \$ 158,568,900.00

3	SCHOOL	Site Size (Acres)	GRADE LEVELS	Exist/Prop Student Population	Existing Building SF	Proposed Addition SF	Reno / Addition Const SF	New Bldg Const SF	Capitol Repairs Project	Renovation Project	Addition Project	New School Construction	Project Cost	Notes	DRAFT	
Option 3A:																
	Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	302	51,800				\$	6,073,550				Maintain Student Population		
	Callahan	10														
	Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	347	49,000				\$	5,745,250				Maintain Student Population		
	Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	471	39,500	34,050	73,550			\$	12,967,850	\$	15,969,450	\$	28,937,300 Oldham absorbs Callahan student population	
	Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	454	36,000	20,000	56,000			\$	11,818,800	\$	9,380,000	\$	21,198,800 Becomes PK/K School	
	Willett	22														
	Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	1044				185,040				\$	86,783,760	\$	86,783,760 New Co-located School (5-8)	
	Savage	17	District Admin / Comm.		122,000				\$	14,304,500						
	6 BUILDINGS			2618												
	3 PROJECTS + 3 CAP REPAIR								\$	26,123,300			\$	136,919,860	\$	163,043,160.00
Option 3B:																
	Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	298	51,800				\$	6,073,550				Maintain Student Population		
	Callahan	10	District Admin		33,500				\$	3,927,875				District Offices relocate to Callahan		
	Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	308	49,000				\$	5,745,250				Maintain Student Population		
	Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	492	39,500	34,050	73,550			\$	12,967,850	\$	15,969,450	\$	28,937,300 Oldham absorbs Callahan student population	
	Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	476	36,000	20,000	56,000			\$	11,818,800	\$	9,380,000	\$	21,198,800 Becomes PK/K School	
	Willett	22	Comm. Programs		38,500				\$	4,514,125				Community Programs relocate to Willett		
	Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	1044				185,040				\$	86,783,760	\$	86,783,760 New Co-located School (5-8)	
	Savage	17														
	7 BUILDINGS			2618												
	2 PROJECTS + 5 CAP REPAIR								\$	20,260,800			\$	136,919,860	\$	157,180,660.00

4	SCHOOL	Site Size (Acres)	GRADE LEVELS	Exist/Prop Student Population	Existing Building SF	Proposed Addition SF	Reno / Addition Const SF	New Bldg Const SF	Capitol Repairs Project	Renovation Project	Addition Project	New School Construction	Project Cost	Notes	DRAFT	
Option 4A:																
Balch		3														
Callahan		10														
Cleveland		18														
Oldham		15.5														
Prescott		10														
Willett		22	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	1574	38,500	218,283	38,500		\$	12,639,550	\$	102,374,727	\$	115,014,277	New Co-located School (Pre-K-4) (8 Pre-K Clsrm)	
Coakley		14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	1044				180,040				\$	84,438,760	\$	84,438,760	New Co-located School (5-8)
Savage		17	District Admin / Comm.		122,000				\$	14,304,500						
3 BUILDINGS				2618												
2 PROJECT + 1 CAP REPAIR									\$	14,304,500			\$	199,453,037	\$	213,757,537.00
Option 4B:																
Balch		3	Comm. Programs		51,800				\$	6,073,550						
Callahan		10	District Admin		33,500				\$	3,927,875						
Cleveland		18														
Oldham		15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	787				121,370				\$	56,922,530	\$	56,922,530	New Elementary School PK-5
Prescott		10														
Willett		22														
Coakley		14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	787				121,370				\$	56,922,530	\$	56,922,530	New Elementary School PK-5
Savage		17	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	1044				180,040				\$	84,438,760	\$	84,438,760	New Middle School
5 BUILDINGS				2618												
3 PROJECTS + 2 CAP REPAIR									\$	10,001,425			\$	198,283,820	\$	208,285,245.00

Option 5A:												
Balch	3											
Callahan	10											
Cleveland	18											
Oldham	15.5											
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	454	36,000	37,500	73,500		\$ 11,818,800	\$ 17,587,500		\$ 29,406,300	New Pre-K/K School
Willett	22											
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	2164			319,231				\$ 149,719,339	\$ 149,719,339	New Co-located School (1-8) + Auditorium / Gym
Savage	17	District Admin / Comm.		122,000				\$ 14,304,500				
3 BUILDINGS			2618									
2 PROJECT + 1 CAP REPAIR								\$ 14,304,500		\$ 179,125,639	\$ 193,430,139.00	

Option 5B:												
Balch	3											
Callahan	10											
Cleveland	18											
Oldham	15.5											
Prescott	10											
Willett	22											
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	2618			355,050				\$ 166,518,450	\$ 166,518,450	New Co-located School (Pre-K-8) (8 Pre-K Clsrm)
Savage	17	District Admin / Comm.		122,000				\$ 14,304,500				
2 BUILDINGS			2618									
1 PROJECT + 1 CAP REPAIR								\$ 14,304,500		\$ 166,518,450	\$ 180,822,950.00	

Capital Repairs Approach

Purely meant to keep buildings operating, without new construction

Capitol Repairs Approach:												
Balch	3	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	306-310	51,800	0	51,800		\$ 6,073,550				
Callahan	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	230-234	33,500	0	33,500		\$ 3,927,875				
Cleveland	18	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	349-353	49,000	0	49,000		\$ 5,745,250				
Oldham	15.5	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	218-222	39,500	0	39,500		\$ 4,631,375				
Prescott	10	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	262-266	36,000	0	36,000		\$ 4,221,000				
Willett	22	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	385-398	38,500	0	38,500		\$ 4,514,125				
Coakley	14	PK, K, 1, 2, 3, 4, 5, 6, 7, 8	756-779	128,000	0	128,000		\$ 15,008,000				
Savage	17	District Admin / Comm.		122,000	0	122,000		\$ 14,304,500				
8 BUILDINGS			Projected Student Pop	2618				\$ 58,425,675		\$ -	\$ 58,425,675.00	

Note: In all scenarios, (\$) amounts represent the magnitude of cost per option based on 2017 values and have been included to provide a datum of comparison between options.