

Capital Improvement Project 2023
Community Information Forum

Delaware Academy Central School District at Delhi

August 7, 2023



Delaware Academy's Vision & Mission

“DACSD will be a leader in academic excellence, preparing students to excel in a diverse and dynamic society.”

- *Delaware Academy will **provide a wide range of academic and extra-curricular opportunities** that develop critical thinking, innovation & leadership.*
- *Our community of learners will foster partnerships within our region and beyond, supporting a **wide range of career pathways for our students.***
- *Our students will enter society with the ability to embrace change with **confidence, altruism, and adaptability.***



Tonight's Objectives

- Review goals of the current project
- Share current needs of the district and what has informed them
- Review proposed scope of the project
- Review project financing & implications to taxpayers
- Explain approach to determining propositions for the project
- Provide timeline updates
- Community questions and input



History of Planning



Dates	Activity
10/18/22	BOE Meeting – presentation and discussion of BCS, other needs, and early scope items
11/7/22	First Capital Project Community Forum
11/7/22	Community Survey & Capital Project page of website opened
11/14/22	BOE Meeting – discussion and review of financial information, scope & incidental limits
12/8/22	BOE Capital Project Subcommittee – reviewed project plans & potential EPC project
1/12/23	BOE Capital Project Subcommittee – discussed potential scope with architects & CM
1/17/23	BOE members take visit to Windsor CSD to view technology wing and athletic fields
1/30/23	BOE Meeting – RFP presentations from Construction Management Firms
3/13/23	BOE Meeting – presentation & discussion on financials, scope & incidentals – established overall project cost (not to exceed) at \$14M with zero tax increase for project
4/17/23	Second Capital Project Community Forum
4/24/23	BOE Meeting - Schoolhouse Construction approved as Construction Manager for the project
5/22/23	BOE Meeting – Continued discussion on project (no action taken)
6/12/23	BOE Meeting – Representatives from Schoolhouse Construction and Fiscal Advisors discussed reasons for making determinations on propositions with the Board (no action taken)
7/12/23	BOE Meeting – Continued discussion on propositions (no action taken)
8/7/23	Third Capital Project Community Forum

Goals of the Project

- No additional taxes for this project
- Aligned with District Goals
- Prioritizes instructional needs, safety & security, and facilities maintenance
- Ensures long-term sustainability of programs and facilities
- Destination District for our community & region
- Responsive to community input & feedback

College & Career Ready

Safety & Security

Community Engagement

Fiscal Responsibility

Positive Culture & Climate



Scope of Capital Project

- Building Conditions Survey & Annual Visual Inspections
- Priority 2 items that have moved to Priority 1 items (from last project)
- New items that require attention and updates
- Alignment with District Goals and future planning

Elementary School
Parking Lot Paving
Masonry Repointing
Hazardous Materials
HVAC Controls
Safety/Security
Contingencies

Middle & High School
Paving Parking Lot & driveway on hill
Gym Loading Dock Repair
Front Steps under columns
HS Back Alcove Steps
Sidewalks
Masonry Repointing
Boiler Replacement
Gym Wall Crack Repair
Hazardous Materials
Technology and Ag. Innovation Lab
Tower Repair
Circulating Pumps
Auditorium/Music Room Lighting & Sound
HVAC Controls
Safety/Security
Contingencies

Transportation Garage
Paving/Parking Lot
Replace Windows
Replace Interior and Exterior Doors
Replace Boiler/HVAC
Electrical Service/Panelboards
Hazardous Materials
Lift
Lighting
Office/Breakroom Renovation
Contingencies

District-wide Facilities
Multi-use Soccer/Football Field w/Lights
Multi-use Soccer/Softball Field
Contingencies



Agriculture & Technology Innovation Lab



Delaware Academy Capital Project 2023

Agriculture & Technology Innovation Lab Details:

- Creates a destination space for project-based and cross-curricular learning
- Adds a design and fabrication lab
- Provides industry-standard computer design and production machinery
- Updates agricultural facilities for NYSED Career and Technical Education endorsement

Opportunities for students now and in the future:

- Promotes innovative design thinking
- Access to pre-engineering & pre-architecture coursework
- STEM learning experiences for all grade levels
- Future-ready 21st Century skills
- Prepares students to be competitive for college or the workplace

See our flyer or website for details! www.delhischools.org



Agriculture & Technology Innovation Lab



- **Fabrication & Design Lab**
- **Pre-engineering & architecture**
- **Agriculture & building spaces**
- **Industry-standard computer design & machinery**
- **21st Century skills**
- **Destination Space for Project-Based & Cross-Curricular Learning**

Delaware Academy Music & Arts

- **MS/HS Auditorium** – lighting and sound updates
 - Student access to industry standard lighting and sound boards for technical education
 - Improved student theatrical and music instruction and performances
 - New soundboards will enhance streaming capabilities and sound mixing of a live performance
 - Increased energy efficiency



DA Physical Education & Athletics



Delaware Academy Capital Project 2023

Physical Education/Athletics/Community Field Details:

- Softball/Soccer Field with skinned dirt/sand infield and grass outfield, new drainage, backstop and dugouts
- Soccer/Football/Track & Field with resurfaced track, lights, and Field Turf synthetic field

Multiple Opportunities for Students and Community Members:

- Expanded physical education or other instruction in outdoor learning spaces for all ages and grades
- Equitable access for boys and girls athletic teams
- Expanded seasonal and daily use for all activities for school and community

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Delaware Academy
CENTRAL SCHOOL DISTRICT AT DELHI



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- **Dave Kelly Field**
 - Creates equity in access for girls & boys teams
 - Increases daily and seasonal use
 - Expands outdoor learning spaces for all ages
 - Increased opportunities for community use
 - NYSPHSAA Section IV requires turf venues for post-season play
 - Returns majority of games & practices back to DA
- **Dave Kelly Field Materials**
 - Field Turf synthetic grass does not represent human health risk based on testing for PFA's
 - *Field Turf carpet PFA testing results (2019)*
 - Uses EPDM (Virgin) rubber instead of crumb rubber from recycled tires
- **Lower Field**
 - Returns softball to DA campus
 - Clinics for Delhi Little League
 - Growing softball program – increasingly competitive
 - *Varsity, Junior Varsity & Modified*

Financial Planning

- Financial considerations when planning Capital Projects:
 - Cycles of projects that maintain stability and predictability in long-term debt
 - Responsible planning for maintenance and use of state building aid and reserves
 - If planned correctly, results in not having to ask taxpayers for tax increases to support capital projects
 - If planned correctly, results in safe and reliable facilities for years to come



Financial Planning

Funding Sources	Additional Tax
NYS Building Aid (73.3%)	0%
Debt Reserve	
Annual Debt Maintenance & Interest	

 *No additional impact to taxpayers for this project*



Preliminary Schedule: Pre-referendum Checklist

Fall/Winter
2022-2023

- District, Community, and Board of Education Presentations and Surveys
- Prioritization, revisions, and development of scope
- Scope of Capital Project Proposal determined

Spring
2023

- SEQR Part I review process & feedback authorizing DA to serve as Lead Agency

Summer
2023

- SEQR Parts II & III; declaration determined
- BOE Resolutions to establish propositions & referendum date



Preliminary Schedule: Pre-referendum Checklist

Fall/Winter
2022-2023

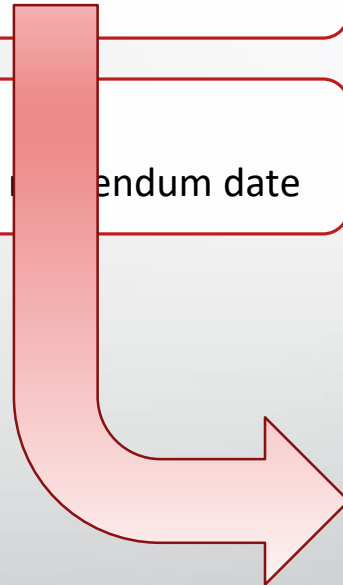
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Governing Agency	Authorization
NYSED	Yes ✓
Town of Delhi	Yes ✓
NYS Parks, Recreation & Historic Preservation	Yes ✓
NYS DEC	Yes ✓
NYC DEP	Yes ✓

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Capital Project Propositions for October Ballot

Capital Project Single Proposition

OR

Capital Project A

Capital Project B



Capital Project Propositions Explained

Option I (Separate Propositions for Capital)	Option II (Single Proposition for Capital)
Proposition 1: Capital Project A	Proposition 1: Capital Project
Proposition 2: Capital Project B	
Considerations	
Total budget not to exceed \$14,000,000 without additional tax impact	
Each project has a separate approved budget: <ul style="list-style-type: none"> • Cannot shift funds between projects as bids are finalized 	Maintains total budget: <ul style="list-style-type: none"> • Ability to shift funds within project
Voters approve project scopes separately	Voters approve total project scope

- *No decisions have been made*
- BOE to **discuss** at Special Board Meeting on August 17 at 5:00 pm
- BOE to **determine** at Regular Board Meeting on August 21 at 6:00 pm



Preliminary Schedule: Pre-referendum Checklist

Aug.-Sept.
2023

- Legal Notice (45-day minimum requirement)
- Final Community Presentation

Fall 2023

- Referendum Vote: October 2023



Spring/
Summer
2024

- Preparation of final plans & specifications
- Submission of plans to NYSED
- Preparation of bids, bid opening, construction phase



Objectives Revisited

- Review goals of the current project
- Review project financing & implications to taxpayers
- Share current needs of the district and what has informed them
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Immediate Next Steps

- Appel Osbourne Landscape Architecture & Engineering consults with BOE during **Special Board Meeting on August 17, 2023 at 5:00 pm**
- Board votes on resolutions at regular **Board Meeting on August 21, 2023:**
 - Call for Vote (establishes date & propositions)
 - SEQR declaration



Community Input

- Thank you for supporting Delaware Academy!
- Questions, comments, and/or clarification?

