



SCHOOL BOARD ACTION REPORT

DATE: October 4, 2018
FROM: Denise Juneau, Superintendent
LEAD STAFF: Dr. Lester Herndon, Associate Superintendent, Facilities and Operations
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For Introduction: October 17, 2018
For Action: October 30, 2018

1. TITLE

Building Excellence (BEX) V Capital Levy Program and Authorizing Resolution 2018/19-6

2. PURPOSE

The current BEX IV Capital Levy will expire in calendar year 2019. The levy funds new construction, renovation, and additions to schools, safety and seismic improvements, building systems repairs, major preventive maintenance, technology, and other measures at schools throughout the district. The Six-year BEX V levy is proposed to be placed on the ballot on February 12, 2019.

3. RECOMMENDED MOTION

I move the Board adopt Resolution 2018/19-6 placing a six-year capital levy on the February 12, 2019, Special Election Ballot for voter approval to fund the Building Excellence (BEX) V Capital Levy program.

4. BACKGROUND INFORMATION

- a. **Background.** The proposed BEX V Capital Levy replaces the expiring BEX IV Capital Levy. The proposal is for a single Capital Levy measure totaling \$1.4 billion over a six-year term from 2020 - 2025.

Planning for the BEX V Capital Levy began in the Spring of 2016. In accordance with Board Policy 6901, Capital Levy Planning, the exploration of subsurface conditions and conceptual design concepts, focused on sixteen schools considered to be in the worst condition based on an independent, third party building condition assessment performed by Meng Analysis in 2014 and noted in the 2015 Facilities Master Plan Project Prioritization Update. In 2017, master plans were developed for an additional 12 schools based on analysis of the District's five-year enrollment projections, 10-year enrollment trends, and available capacity.

The BEX V Capital Levy proposal was developed and refined through nine Board work sessions from September 2017 through October 2018; regional community engagement meetings in April and September 2018; feedback from the BEX/BTA Capital Program Oversight Committee, the Facilities Master Plan Task Force, the Information Technology Advisory Committee (ITAC), and individual citizens. In addition, a Draft and Final

Environmental Impact Statement (FEIS) for the BEX V Capital Levy was developed, published and reviewed with the community. The FEIS was published on June 15, 2018, an appeal was filed and later dismissed following a hearing examiner's recommendation.

Approval by the voters would allow the collection of taxes over a six-year period to pay for construction measures to address facility concerns, capacity needs, building system repairs, and major preventive maintenance needs throughout the district. Projects funded by this levy would include the design and construction of educational facilities throughout the District, including: construction, renovation, or replacement of ten schools; seismic and safety improvements at six schools; building system repairs and replacements and major preventive maintenance projects at 72 schools; property acquisition; furniture procurement; installation of technology improvements district wide; and provide the necessary staffing to implement the identified projects. Additionally, within the BEX V levy proposed are other projects including, but not limited to, construction of school science labs and replacement of athletic fields and tracks. Transition planning, including the use of interim sites, were reviewed during levy planning to maximize the teaching and learning environment and minimize the impacts of construction on school communities.

Projects to be funded by the BEX V Capital Levy were selected following Board Policy 6901 Capital Levy Planning, and prioritized in accordance with the May 9, 2018, Board-Adopted Guiding Principles with an over-arching principle of racial and educational equity. Furthermore, the BEX V Capital Levy program and project details flow from the data and recommendations included in the Board-adopted 2018 Update to the Facilities Master Plan.

- b. **Alternatives** Do not approve Resolution 2018/19-6: This alternative is not recommended for the following reasons:
- Without the projects funded by the BEX V Capital Levy, capacity shortfalls that are already significant in some schools/areas of the District will become a District-wide issue at all grade levels soon. With very limited General Fund support available for capital projects, the District would have to resort to non-capital actions (such as staggered sessions and converting remaining academic support spaces to General Education classrooms) to accommodate projected increases in enrollment.
 - Without the projects funded by the BEX V Capital Levy, building system conditions will continue to deteriorate and the current maintenance backlog will continue to increase.
- c. **Research.** Data and recommendations contained in the Board-adopted 2018 Update to the Facilities Master Plan are the basis for the project mix and specific project scopes included in the BEX V Capital Levy.

Following is a summary of the public process surrounding the development and refinement of the BEX V Capital Levy.

- Board work sessions: nine Board Work Sessions were held to develop and refine the BEX V Capital Levy: September 26 and December 13, 2017; March 28, May 1, May 30, June 25, August 22, September 26, and October 10, 2018.
- Ten community meetings were held across all regions of the District to share information and receive input and feedback from the public: April 2, 3, 23, 24, and 26, 2018; September 12, 13, 20, 24, and 25, 2018.
- Home language focus meetings were offered to multiple communities to discuss the levy preparations. Home language focus groups were held with Chinese and Somali communities.
- BEX/BTA Capital Programs Oversight Committee had numerous presentations concerning the progress and status of the BEX V Capital Levy.
- Information Technology Advisory Committee (ITAC) was established by the Board in April 2018 to serve as an advisory committee to provide ongoing expertise and community input for key technology initiatives and decisions. ITAC will be a standing committee of eighteen (18) members, including representatives from the community, employee groups and students.
- Facilities Master Plan Task Force was established by the Board in May 2018 to support the Board’s oversight of capital planning by reviewing and validating the projected enrollment /capacity analysis and proposed scoring elements of the 2018 Facilities Master Plan Update. Task Force Members were selected based upon prior experience reviewing complex technical data and to provide a broad representation of communities throughout the city.
- The public continues to submit comments and questions regarding the Operation and Capital Levies via on-line surveys and emails.

5. FISCAL IMPACT/REVENUE SOURCE

Fiscal impact to this action will be \$1.4 billion.

The revenue source for this motion is a six-year property tax levy that by this action will be placed before the voters in an election on February 12, 2019.

Expenditure: One-time Annual Multi-Year N/A

Revenue: One-time Annual Multi-Year N/A

6. COMMUNITY ENGAGEMENT

With guidance from the District’s Community Engagement tool, this action was determined to merit the following tier of community engagement:

Not applicable

Tier 1: Inform

Tier 2: Consult/Involve

Tier 3: Collaborate

The district's goal is to ensure we have representative perspectives in all major decisions. The goal of Tier 2 engagement is to gather feedback on community values, initial staff recommendations, potential alternatives, and possible decisions. This approach ensures that the perspectives and concerns of the community are fully understood. Feedback from the various stakeholders was provided to the Board at multiple work sessions.

7. EQUITY ANALYSIS

The district's Racial Equity Analysis toolkit was utilized to guide the planning process for the BEX V Capital Levy, influencing community engagement methods, preparation of the 2018 update to the Facilities Master Plan, and ultimately the final proposed levy package. The Board's guiding principles stated that racial and educational equity should be an overarching principle for the BEX V Capital Levy planning in accordance with Board Policy 0030, Ensuring Educational and Racial Equity.

The district's 2017-18 Equity Factor Tier Calculations – Deciles/Index information developed by the Research & Evaluation Department was used as part of the scoring and relative ranking of the proposed projects. The weighting of the criteria summary scores was determined by the Board, and the equity score was weighted more heavily than the other criteria summary scores resulting in a ranked proposed list of projects considered for the levy.

8. STUDENT BENEFIT

The specific projects to be funded by the levy are in support of the District's Strategic Plan to ensure equitable access, close opportunity gaps and provide excellence in education for every student. The \$1.4 billion levy funds will fund the construction, remodeling, and modernization of the District's educational facilities in the following areas: replacing or modernizing buildings in poor condition, constructing additions to relieve overcrowding, building reinvestments, including roof replacements, mechanical system upgrades and interior and exterior renovations, life safety and Americans with Disabilities Act (ADA) compliance, acquisition of technology and technical infrastructure, and the construction and remodeling of academic facilities such as special education classrooms, high school science classrooms, and athletic fields.

9. WHY BOARD ACTION IS NECESSARY

Amount of contract initial value or contract amendment exceeds \$250,000 (Policy No. 6220)

Amount of grant exceeds \$250,000 in a single fiscal year (Policy No. 6114)

Adopting, amending, or repealing a Board policy

- Formally accepting the completion of a public works project and closing out the contract
- Legal requirement for the School Board to take action on this matter
- Board Policy No. 6100, Revenues from Local, State and Federal Sources, provides the Board shall approve this item
- Other: _____

10. POLICY IMPLICATION

Under Board Policy No. 6100, Revenues from Local, State and Federal Sources, the Board must authorize the submitted levy and resolution for voter approval of special excess levies for capital fund purposes.

11. BOARD COMMITTEE RECOMMENDATION

This motion was discussed at the Operations Committee meeting on October 4, 2018. The Committee moved this item forward for Consideration and introduction on October 17, 2018.

12. TIMELINE FOR IMPLEMENTATION

Upon approval of this motion, the BEX V Capital Levy will be put before the voters in a special election on February 12, 2019. If the Levy is approved by voters, taxes will be levied for six years commencing in 2019 for collection in the calendar years from 2020 through 2025.

13. ATTACHMENTS

- Board Resolution 2018/19-6 for approval
- BEX V Project Summary List for reference

SEATTLE SCHOOL DISTRICT NO. 1
KING COUNTY, WASHINGTON

BUILDING EXCELLENCE V CAPITAL LEVY

RESOLUTION NO. 2018/19-6

- A RESOLUTION of the Board of Directors of Seattle School District No. 1, King County, Washington, providing for the submission to the qualified electors of the district at a special election to be held therein on February 12, 2019, of a proposition approving a program to levy additional taxes to provide a total of \$1.4 billion to fund the Building Excellence V Program for earthquake and other safety projects, to construct, renovate, replace or make additions to 10 schools, construction of building condition and infrastructure improvements and major preventive maintenance at 72 schools, acquisition and installation of technology improvements and other capital improvements throughout the district; to replace the expiring capital levy, such levies to be made for six years commencing in 2019 for collection in the calendar years from 2020 through 2025.

ADOPTED October 30, 2018

RESOLUTION NO. 2018/19-6

A RESOLUTION of the Board of Directors of Seattle School District No. 1, King County, Washington, providing for the submission to the qualified electors of the district at a special election to be held therein on February 12, 2019, of a proposition approving a program to levy additional taxes to provide a total of \$1.4 billion to fund the Building Excellence V Program for earthquake and other safety projects, to construct, renovate, replace or make additions to 10 schools, construction of building condition and infrastructure improvements and major preventive maintenance at 72 schools, acquisition and installation of technology improvements and other capital improvements throughout the district; to replace the expiring capital levy, such levies to be made for six years commencing in 2019 for collection in the calendar years from 2020 through 2025.

WHEREAS, the educational facilities of Seattle School District No. 1, King County, Washington (the “District”) are in need of earthquake and other safety projects, increased capacity to meet enrollment growth, improvements in building condition for aging structures, technology improvements and major preventive maintenance throughout the district to meet the current and future educational needs of its students; and

WHEREAS, the Building Excellence Levy, Phase IV is expiring, and this levy will replace that levy; and

WHEREAS, projects funded by this levy would include earthquake and other safety projects in six schools, renovation, construction, replacement or additions to seven elementary schools, one middle school, one high school, and one interim school, construction of building condition and infrastructure improvements and major preventive maintenance at 72 schools, and acquisition and installation of technology equipment and implementation of training and other measures throughout the district; and

WHEREAS, funds available to the District will be insufficient to enable the District to implement such projects; and

WHEREAS, in order to support the cost of these projects as found necessary by the Board of Directors, it is deemed advisable that the District levy a tax upon all the taxable property within the District in excess of the annual tax the District is permitted by law to levy without a vote of the people, such levy to be made for six years commencing in 2019 for collection in the years 2020 through 2025, inclusive, as authorized by Article VII, Section 2 of the State Constitution and RCW 84.52.053; and

WHEREAS, the question of whether or not such excess tax may be levied must be submitted to the qualified electors of the District for their ratification or rejection; and

WHEREAS, the Board of Directors finds that preparation of a voters' pamphlet would inform and educate the voters regarding the proposition;

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF SEATTLE SCHOOL DISTRICT NO. 1, KING COUNTY, WASHINGTON as follows:

Section 1. Finding. It is hereby found and declared that the welfare of the students and other residents of the District requires the District to carry out the plans hereinafter provided.

Section 2. Authorization of Construction and Modernization Improvements. The District shall modernize and expand its school facilities throughout the District. These projects shall include such new schools, replacements, additions, modernizations, major maintenance, technology improvements and other capital expenditures as may be found necessary by the Board of Directors, including through the following programs^[CW1]:

- (1) Undertake earthquake and other safety projects at 6 schools.
- (2) Undertake school improvements including construction, renovation, rebuilding or additions at seven elementary schools, one middle school, one high school, and one interim school.

- (3) Undertake infrastructure improvements, and major preventative maintenance.
- (4) Acquisition and installation of technology equipment and implementation of training.

The District may repay any obligations hereafter incurred for the foregoing purposes.

If available funds are sufficient, the District shall acquire, construct, equip and make other capital improvements to the facilities of the District, all as the Board of Directors finds necessary; provided that such funds may be used only to support the construction, modernization, remodeling to school facilities or technology improvements and training.

If the District shall determine that it has become impracticable to accomplish any of such improvements or portions thereof by reason of changed conditions or needs, incompatible development, costs substantially in excess of those estimated, or acquisition by a superior governmental authority, the District shall not be required to accomplish such improvement and may apply levy proceeds as set forth in this section. If any or all of the improvements have been completed, or their completion duly provided for, or their completion found to be impractical, the District may apply the levy proceeds or any portion thereof to other portions of the improvements or to other capital purposes of the District, as the District in its discretion shall determine. Notwithstanding any other provision of this resolution to the contrary, levy proceeds may only be used to support the construction, modernization or remodeling of school facilities.

Section 3. Authorization of Levies. It is hereby found and declared that best interests of the District require the submission to the qualified electors of the District of the proposition whether the District shall make the Capital Projects Fund levies for their ratification or rejection at a special election to be held on February 12, 2019. For the purpose of providing funds necessary

for the needs described in Section 2 above, King County Elections, as *ex officio* supervisor of elections in King County, is hereby requested to call and conduct such special election to be held within the District on such day and to submit to the qualified electors of the District for their approval or rejection, a proposition providing for tax levies for the Capital Projects Fund for six years, commencing in 2019, producing dollar amounts at estimated tax rates per thousand dollars of assessed value to produce such amounts, in excess of the maximum amount tax levy permitted by law to be levied within the District without a vote of the electors, all as follows:

- A. \$233,333,333, said levy to be made in 2019 for collection in 2020;
- B. \$233,333,333, said levy to be made in 2020 for collection in 2021;
- C. \$233,333,333, said levy to be made in 2021 for collection in 2022;
- D. \$233,333,333, said levy to be made in 2022 for collection in 2023;
- E. \$233,333,334, said levy to be made in 2023 for collection in 2024; and
- F. \$233,333,334, said levy to be made in 2024 for collection in 2025.

The estimated levy rate depends upon the final dollar amount of assessed value of the property within the District. At this time, based upon information provided by the King County Assessor's office, the estimated levy rate for the 2019 levy is \$0.90 per thousand dollars of assessed valuation, the estimated levy rate for the 2020 levy is \$0.82 per thousand dollars of assessed valuation, the estimated levy rate for the 2021 levy is \$0.75 per thousand dollars of assessed valuation, the estimated levy rate for the 2022 levy is \$0.68 per thousand dollars of assessed valuation, the estimated levy rate for the 2023 levy is \$0.62 per thousand dollars of assessed valuation, and the estimated levy rate for the 2024 levy is \$0.56 per thousand dollars of assessed valuation. The exact levy rate shall be adjusted based upon the actual assessed value of the property within the District at the time of the levy.

Section 4. The Secretary of the Board of Directors is hereby authorized and directed to certify said proposition to the King County Elections, as ex-officio supervisor of elections in King County, substantially in the following form:

PROPOSITION NO. 2

SEATTLE SCHOOL DISTRICT NO. 1
CAPITAL LEVY \$1.4 BILLION

The Board of Directors of Seattle School District No. 1 requests approval of a capital levy as described in Resolution #2018/19-6. The proposition replaces an expiring capital levy and authorizes the levy of excess taxes to fund the Building Excellence Program V for earthquake, safety projects, construction or renovation at 16 schools, projects for building systems and major maintenance at 72 schools, and technology and other projects throughout the District:

Collection Years	Approximate Levy Rate/\$1,000 Assessed Value	Amount
2020	\$ 0.90	\$233,333,333
2021	\$ 0.82	\$233,333,333
2022	\$ 0.75	\$233,333,333
2023	\$ 0.68	\$233,333,333
2024	\$ 0.62	\$233,333,334
2025	\$ 0.56	\$233,333,334

Should this proposition be approve?

YES

NO

The Secretary of the Board of Directors of the District is hereby authorized and directed to deliver certified copies of this resolution to King County Elections.

Section 5. The Secretary of the Board of Directors is hereby authorized and directed to request King County Elections to prepare and distribute a voters’ pamphlet for this proposition, and authorizes the payment of the District’s share of the costs of the voters’ pamphlet.

ADOPTED by the Board of Directors of Seattle School District No. 1, King County, Washington, at a regular open public meeting thereof, held this 30th day of October, 2018.

SEATTLE SCHOOL DISTRICT No. 1
KING COUNTY, WASHINGTON

President and Director

Director

Director

Director

Director

Director

Director

ATTEST:

Secretary, Board of Directors

CERTIFICATE

I, the undersigned, Secretary of the Board of Directors of Seattle School District No. 1, King County, Washington (the “District”), and keeper of the records of the Board of Directors (the “Board”), DO HEREBY CERTIFY:

1. That the attached resolution is a true and correct copy of Resolution No. 2018/19-6, adopted on the 30th day of October, 2018.

2. That said meeting was duly convened and held in all respects in accordance with law, and to the extent required by law, due and proper notice of such meeting was given; that a legal quorum was present throughout the meeting and a legally sufficient number of members of the Board voted in the proper manner for the adoption of the Resolution; that all other requirements and proceedings incident to the proper adoption of the Resolution have been duly fulfilled, carried out and otherwise observed; and that I am authorized to execute this certificate.

IN WITNESS WHEREOF, I have hereunto set my hand this 30th day of October, 2018.

Secretary, Board of Directors

OFFICIAL BALLOT
SEATTLE SCHOOL DISTRICT NO. 1
KING COUNTY, WASHINGTON
February 12, 2019

INSTRUCTIONS TO VOTERS: To vote in favor of the following proposition, place a cross (x) in the square opposite the words "YES"; to vote against the following proposition, place a cross (X) in the square opposite the words "NO."

PROPOSITION NO. 2

SEATTLE SCHOOL DISTRICT NO. 1

CAPITAL LEVY

The Board of Directors of Seattle School District No. 1 requests approval of a capital levy as described in Resolution #2018/19-6. The proposition replaces an expiring capital levy and authorizes the levy of excess taxes to fund the Building Excellence Program V for earthquake, safety projects, construction or renovation at 16 schools, projects for building systems and major maintenance at 72 schools, and technology improvements and other projects throughout the District:

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2021	\$0.82	\$233,333,333
2022	\$0.75	\$233,333,333
2023	\$0.68	\$233,333,333
2024	\$0.62	\$233,333,334
2025	\$0.56	\$233,333,334

Should this proposition be approved?

YES

NO

NOTICE
SEATTLE SCHOOL DISTRICT NO. 1
KING COUNTY, WASHINGTON

February 12, 2019

NOTICE IS HEREBY GIVEN that on February 12, 2019, a special election will be held in the above--Named school district for the submission to the qualified electors of said school district the following proposition:

PROPOSITION NO. 2

SEATTLE SCHOOL DISTRICT NO. 1

CAPITAL LEVY

The Board of Directors of Seattle School District No. 1 requests approval of a capital levy as described in Resolution #2018/19-6. The proposition replaces an expiring capital levy and authorizes the levy of excess taxes to fund the Building Excellence V Program for earthquake, safety projects, construction or renovation at 16 schools, projects for building systems and major maintenance at 72 schools, and technology improvements and other projects throughout the District:

Collection Years	Approximate Levy Rate/\$1,000 Assessed Value	Amount
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2023	\$0.68	\$233,333,333
2024	\$0.62	\$233,333,334
2025	\$0.56	\$233,333,334

Should this proposition be approved?

YES

NO

Superintendent of Elections
King County Records and Elections Division

**SEATTLE PUBLIC SCHOOLS
BUILDING EXCELLENCE BEX V CAPITAL LEVY
RECOMMENDED OPTION PROJECT LIST**

BEX V PROPOSED BUILDING PROJECTS	TOTAL:	\$ 1,400,000,000
CAPACITY/ CONDITION PROJECTS		
Elementary Schools		
Alki Elementary School: School Replacement Retaining Existing Gym	\$	53,297,010
John Rogers Elementary School: School Replacement	\$	74,620,191
Kimball Elementary School: School Replacement	\$	74,773,277
Montlake Elementary School: Historical Modernization/Addition	\$	51,610,003
Northgate Elementary School: School Replacement	\$	78,163,081
Viewlands Elementary School: School Replacement	\$	69,880,250
Sacajawea Elementary School: Design Only	\$	4,000,000
West Seattle Elementary School: 8 Classroom Addition	\$	21,961,020
Middle Schools		
Aki Kurose: Design Only (Potential Landmark)	\$	8,000,000
Mercer Middle School: School Replacement	\$	118,075,313
Original Van Asselt; Interim Site: 30 Classroom Addition	\$	40,000,000
High Schools		
Rainier Beach High School: School Replacement Retaining Existing Theater	\$	194,886,815
Short and Intermediate Term Capacity/Portable Management	\$	6,000,000
TOTAL CAPACITY/ CONDITION PROJECTS	\$	795,266,959
PROPERTY ACQUISITION & INFRASTRUCTURE	\$	30,000,000
BUILDING SYSTEMS REPAIRS & REPLACEMENTS (BSR&R)		
Site Improvements	\$	5,029,554
Playground Equipment	\$	3,140,000
Exterior Cladding (Joint Repointing, Caulking, Water-Repellant/Anti-Graffiti Coating)	\$	13,040,778
Exterior Doors	\$	1,698,180
Exterior Windows	\$	14,802,729
Roof	\$	29,919,840
Seismic Improvements (Earthquake Safety)	\$	30,628,764
Heating Ventilation and Air Conditioning (HVAC)	\$	6,433,506
Occupant Controlled Ceiling Fans	\$	6,960,000
Electrical Services	\$	15,827,205
Fire Alarm Systems	\$	2,124,379
TOTAL BUILDING SYSTEMS REPAIRS & REPLACEMENTS	\$	129,604,936
BEX V ONE OFF PROJECTS		
Add Parent Drop-off and Sidewalks at Sanislo ES	\$	516,117
Security Gates for Lock Down at Chief Sealth International HS	\$	150,000
Sound Attenuation for Open Plan Concept Schools	\$	1,350,000
Lincoln HS CTE and Theater Improvements	\$	3,000,000
West Woodland ES Repurpose Existing Gym & Construct Multi-Purpose Room	\$	8,000,000
Playfields at Fort Lawton/Discovery Park (2 Fields)	\$	8,098,300
Maintenance Equipment	\$	1,000,000
Grounds Equipment	\$	500,000
Food Service Equipment	\$	1,500,000
Lunch Room Tables	\$	500,000
Building and Site Security Equipment	\$	10,000,000
BEX V Move Costs/Levy Planning Costs/Election Costs	\$	5,500,000
TOTAL BEX V ONE OFF PROJECTS	\$	40,114,417

MAJOR PREVENTATIVE MAINTENANCE	\$ 30,000,000
MANAGEMENT & STAFFING	\$ 24,000,000
CAPITAL ELIGIBLE PROGRAM LOAN REPAYMENT	\$ 1,000,000
DEBT SERVICE PAYMENT	\$ 10,100,000
SUBTOTAL BEX V PROPOSED BUILDING PROJECTS	\$ 1,060,086,312
SUBTOTAL BEX V BUILDING PROJECTS LEVY ESCALATION @ 17% (2020 - 4% ; 2021 - 4%; 2022 - 4%; 2023 - 4%)	\$ 144,006,117
BEX V BUILDING PROJECTS PROGRAM CONTINGENCY @ 3%	\$ 31,959,453
TOTAL BEX V PROPOSED BUILDING PROJECTS	\$ 1,236,051,882
BEX V PROPOSED TECHNOLOGY PROJECTS	
INFRASTRUCTURE	\$ 44,041,000
DISTRICT SYSTEMS	\$ 45,114,000
STUDENT LEARNING	\$ 62,543,000
TOTAL BEX V PROPOSED TECHNOLOGY PROJECTS	\$ 151,698,000
BEX V PROPOSED ACADEMICS/ATHLETICS PROJECTS	
SPECIAL EDUCATION PROGRAM MODIFICATIONS	\$ 1,500,000
CORE 24 GRADUATION REQUIREMENTS (Science & Computer Labs)	\$ 1,500,000
PROGRAM PLACEMENT	\$ 1,500,000
ATHLETIC FIELDS/FIELD EXTERIOR LIGHTS	\$ 7,750,118
TOTAL BEX V PROPOSED ACADEMICS/ATHLETICS PROJECTS	\$ 12,250,118
TOTAL BEX V CAPITAL LEVY	\$ 1,400,000,000

**SEATTLE PUBLIC SCHOOLS
BUILDING EXCELLENCE V (BEX V) CAPITAL LEVY
RECOMMENDED OPTION PROJECTS BY LOCATION**

BEX V Proposed Building Projects By Location	Project Cost (FEB 2019 \$)	Sub-Total
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Capacity/ Condition Projects

Alki Elementary School Modernization/ Addition (Adds 131 Seats)	\$	53,297,010
John Rogers Elementary School Replacement (Adds 161 Seats)	\$	74,620,191
Kimball Elementary School Replacement (Adds 242 Seats)	\$	74,773,277
Montlake Elementary School Modernization/Addition (Adds 249 Seats)	\$	51,610,003
Northgate Elementary School Replacement (Adds 300 Seats)	\$	78,163,081
Sacajawea Elementary School Design only (Design Only)	\$	4,000,000
Viewlands Elementary School Replacement (Adds 200 Seats)	\$	69,880,250
West Seattle Elementary Classroom Addition (Adds 113 Seats)	\$	21,961,020
Aki Kurose Middle School Historic Modernization/Addition (Design Only)	\$	8,000,000
Mercer Middle School Replacement	\$	118,075,313
Original Van Asselt Addition for Interim school (to 1,000 seats)	\$	40,000,000
Rainier Beach High School Replacement (Adds 512 Seats)	\$	194,886,815
Short and Intermediate Term Capacity/Portable Management	\$	6,000,000
TOTAL Capacity/Condition Projects	\$	795,266,959

Elementary School Building Systems Repair & Replacement Projects

Proposed System

B.F. Day	Exterior Windows	\$	2,248,986
Bailey-Gatzert	Electrical	\$	1,608,315
Beacon Hill International	Playgrounds	\$	100,000
Beacon Hill International	Site Improvements	\$	57,000
Beacon Hill International	Ceiling Fan	\$	420,000
Boren STEM K-8	HVAC	\$	4,034,016
Broadview Thomson K-8	Ceiling Fan	\$	820,000
Broadview Thomson K-8	Exterior Doors	\$	366,555
Bryant	Exterior Windows	\$	2,737,403
Catharine Blaine K-8	Ceiling Fan	\$	500,000
Catharine Blaine K-8	Playgrounds	\$	100,000
Catharine Blaine K-8	Electrical	\$	5,973,139
Catharine Blaine K-8	Exterior Doors	\$	286,467
Dearborn Park International	Playgrounds	\$	200,000
Dunlap	Playgrounds	\$	175,000
Gatewood	Playgrounds	\$	175,000
Gatewood	Exterior Doors	\$	150,000
Graham Hill	Playgrounds	\$	180,000
Green Lake	Playgrounds	\$	175,000
Green Lake	Exterior Doors	\$	118,996
Green Lake	Electrical	\$	2,816,696
Hawthorne	Playgrounds	\$	175,000
John Hay	Playgrounds	\$	175,000
Laurelhurst	Playgrounds	\$	150,000
Leschi	Playgrounds	\$	100,000
Leschi	Exterior Doors	\$	167,762
Lowell	Playgrounds	\$	175,000
Lowell	Ceiling Fan	\$	760,000
Maple	Ceiling Fan	\$	460,000
Maple	Playgrounds	\$	200,000
McDonald International	Ceiling Fan	\$	420,000
McGilvra	Playgrounds	\$	105,000
McGilvra	Exterior Cladding	\$	963,732
McGilvra	Exterior Doors	\$	102,944
McGilvra	Exterior Windows	\$	1,259,423
North Beach	Site Improvements	\$	645,468

North Beach	Exterior Doors	\$	100,990	
Original Van Asselt	Playgrounds	\$	105,000	
Olympic View	Playgrounds	\$	175,000	
Queen Anne	Ceiling Fan	\$	380,000	
Sacajawea	Site	\$	619,790	
Salmon Bay K-8	Ceiling Fan	\$	440,000	
Sanislo	Site Improvements	\$	383,297	
Sanislo	Ceiling Fan	\$	300,000	
South Shore K-8	Exterior Cladding	\$	3,661,812	
Thurgood Marshall	Roof	\$	4,173,439	
View Ridge	Playgrounds	\$	175,000	
Wedgwood	Playgrounds	\$	350,000	
Wedgwood	Roof	\$	2,073,621	
West Seattle	Exterior Doors	\$	142,977	
Whitworth (Orca K-8)	Playgrounds	\$	100,000	
Van Asselt Elementary (Formerly AAA)	Roof	\$	7,217,187	
View Ridge	Ceiling Fan	\$	500,000	
TOTAL Elementary School Building Systems Repair & Replacement Projects		\$		50,000,013
Middle School Building Systems Repair & Replacement Projects				
	Proposed System			
Eckstein MS	Ceiling Fan	\$	900,000	
Eckstein MS	Exterior Cladding	\$	4,634,916	
Eckstein MS	Exterior Windows	\$	6,583,688	
Jane Addams MS	Ceiling Fan	\$	760,000	
Jane Addams MS	Seismic	\$	4,438,645	
Jane Addams MS	Site Improvements	\$	3,324,000	
Jane Addams MS	Playgrounds	\$	50,000	
McClure MS	Exterior Cladding	\$	2,447,993	
McClure MS	Exterior Doors	\$	261,490	
McClure MS	Exterior Windows	\$	1,973,231	
Whitman MS	Fire Alarm	\$	693,070	
TOTAL Middle School Building Systems Repair & Replacement Projects		\$		26,067,031
High School Building Systems Repair & Replacement Projects				
	Proposed System			
Franklin HS	Fire Alarm	\$	1,391,769	
Franklin HS - Gym.	Roof	\$	3,178,484	
Garfield HS	Exterior Cladding	\$	534,195	
Ingraham Main Bldg.	Electrical	\$	5,429,054	
Lincoln HS - Gym. & Performing Arts Center	Seismic	\$	24,000,000	
Roosevelt HS	Exterior Cladding	\$	798,131	
West Seattle HS	Roof	\$	8,979,237	
TOTAL High School Building Systems Repair & Replacement Projects		\$		44,310,870
Service School Building Systems Repair & Replacement Projects				
	Proposed System			
North Queen Anne (CPPP)	Roof	\$	2,138,772	
North Queen Anne (CPPP)	HVAC	\$	2,399,490	
North Queen Anne (CPPP)	Seismic	\$	1,230,993	
Columbia (Interagency)	Seismic	\$	407,635	
Columbia (Interagency)	Ceiling fan	\$	300,000	
Columbia Annex	Seismic	\$	78,582	
Columbia Annex	Fire Alarm	\$	39,540	
Queen Anne Gym. (Interagency)	Roof	\$	2,159,099	
Schmitz Park	Seismic	\$	472,910	
TOTAL Service School Building Systems Repair & Replacement Projects		\$		9,227,021
TOTAL BUILDING SYSTEM REPAIRS & REPLACEMENTS		\$		129,604,936
Athletic Fields & Field Exterior Lights				
Ballard HS		\$	1,972,816	
Jane Addams MS (Lights only)		\$	1,207,500	
Madison MS		\$	2,600,000	
McGilvra		\$	412,302	
West Seattle HS		\$	350,000	
Whitman MS (Lights only)		\$	1,207,500	
TOTAL Athletic Fields & Field Exterior Lights		\$		7,750,118



Seattle Public Schools



Photos by Susie Fitzhugh

BEX V Capital Levy Board Action Request

Board Introduction

October 17, 2018

Process Overview

The BEX V Capital Levy planning efforts began Spring 2016:

- Policy 6901 — Capital Levy Planning guided process
- Efforts initially focused on developing Master Plans for 15 schools identified in poorest facilities condition in the 2015 Facilities Master Plan — Condition Projects;
- 12 additional schools added to develop Master Plans utilizing 2017 Enrollment Planning Department 5-Year Enrollment Projections — Capacity Projects.
- Building Systems Repairs & Replacements Projects identified utilizing the 2018 McKinstry Building Condition Assessment Survey and Facilities Department Personnel Assessment

Process Overview

Proposed BEX V Capital Levy projects were further refined as a result of:

- Nine Board Work Sessions September 2017-October 2018;
- Ten Regional Community Engagement Meetings April and September 2018;
- Board Guiding Principles adopted May 2018
- Two Home Language Focus Groups in June 2018;
- Feedback from:
 - BEX/BTA Capital Program Oversight Committee,
 - Facilities Master Plan Task Force,
 - Information Technology Advisory Committee (ITAC)
- Feedback from individual citizens

Capacity/Condition Project

Scoring Overview

- Categories scored from the Board Policy 6901 and BEX V Adopted Guiding Principles:
 - (Equity) School Equity Tiers/Index
 - Health, Safety, and Security
 - Right Size Capacity
 - Building Condition
 - Educational Adequacy
- Scale of 1 to 5 for all categories
 - 1 = best condition; 5 = worst condition
- Equity analyzed utilizing Equity Index developed by Research & Evaluation Department based on Board and Community feedback

Summary BEX V Project List

- Followed Board Policy 6901 — Capital Levy Planning
- Followed Board Adopted May 2018 Guiding Principles
- Utilized weighted scored project list for Capacity/Condition building projects as presented at the October 10, 2018, Board Work Session
- Utilized consultants and facility department assessments for building systems repair and replacement projects
- Utilized staff and community input for building one-off projects and technology project priorities
- Took into account Board and Community feedback

Summary BEX V Project List

Proposed BEX V Capital Levy \$1.4B comprised of:

- \$795.2M Capacity/Condition Projects
 - identified for 12 schools
 - adds 1,908 additional classroom seats throughout District
 - \$1.5M identified for Portable Management
- \$30M Property Acquisition & Infrastructure Planning
- \$129.6M Building Systems Repairs & Replacements
 - identified for 49 other schools
 - \$30.6M identified for Seismic Improvements
 - \$8.1M identified for Site & Playground Improvements
 - \$30M identified for Roof Replacements
- \$40.1M identified for One-Off Projects
 - \$10.7M identified for School Safety Improvements

Summary BEX V Project List (cont.)

Proposed BEX V Capital Levy \$1.4B comprised of:

- \$30M identified for Major Preventative Maintenance (MPM)
- \$211.2M identified for Building Projects Escalation, BEX V Program Contingency & Staffing
- \$151.6M identified for Technology Projects
- \$12.3M identified for Academics/Athletics Projects

Levy Planning Critical Dates

- **Proposed Dates: Board Action no later than Dec. 5 meeting**
 - **Oct. 17, 2018:** Introduction of Operations and Capital Levy BARs
 - **Oct. 18, 2018:** Board Special Meeting — Public Comment: Educational Programs and Operations Levy & BEX V Levy
 - **Oct. 30, 2018:** Board Action on Operations and Capital Levies
- **Fixed Dates:**
 - **Dec. 14, 2018:** Deadline for filing Special Election documents
 - **Feb. 12, 2019:** Special Election

QUESTIONS?