Joint Alexandria City Council/ School Board Long-Range Educational Facilities Plan Work Program

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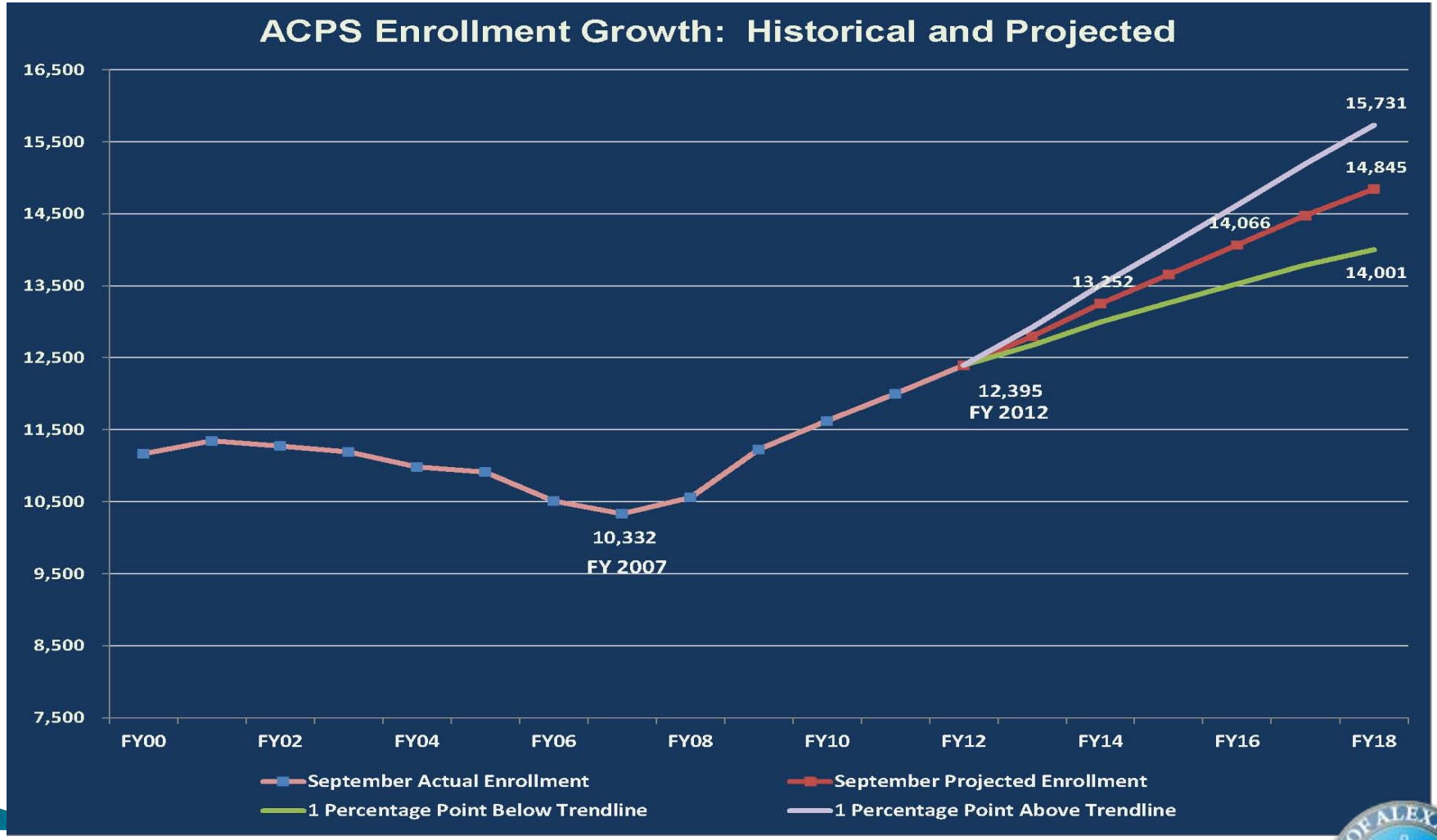
ACPS
Alexandria City Public Schools

Background



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Plan Goals

Develop a long-range educational facilities plan to be adopted by the School Board and City Council.

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Plan Objectives

- Collaboration with City staff, ACPS, and external partners
- More robust analysis of space utilization and capacity
- Assessment of feasibility for adding capacity at existing sites
- Short and long-term recommendations for inclusion in the City's 10 year CIP
- Incorporate growth forecasts and infrastructure needs into City's planning process

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Outcomes

1. Better understanding of current and future enrollment and capacity challenges
2. Updated middle and K-5 educational specifications.
3. Solutions for ACPS capacity problems
4. Shared understanding of ACPS budget needs and priorities.
5. Identification of future school sites/locations including satellite school sites.
6. Shared understanding of the “school of the future.”

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Plan Work Group

- 19 members
  - School Board and City Council members
  - ACPS and City Staff
  - Community At-Large
  - Regular meetings every 60-90 days
- Subcommittees for each work plan element
  - Chairpersons TBD
  - Regular meetings and reports to the Work Group

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Timeline

- 18 month plan preparation
- Interim Deliverables (December 2012)
  - Revised enrollment forecasts based on detailed analysis of key trends
  - Capacity analysis
  - Preliminary recommendations for interim/short term projects for inclusion in FY14 CIP

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Joint Long Range Planning Update: Enrollment Forecasts and Capacity Needs

ACPS & City of Alexandria

Background

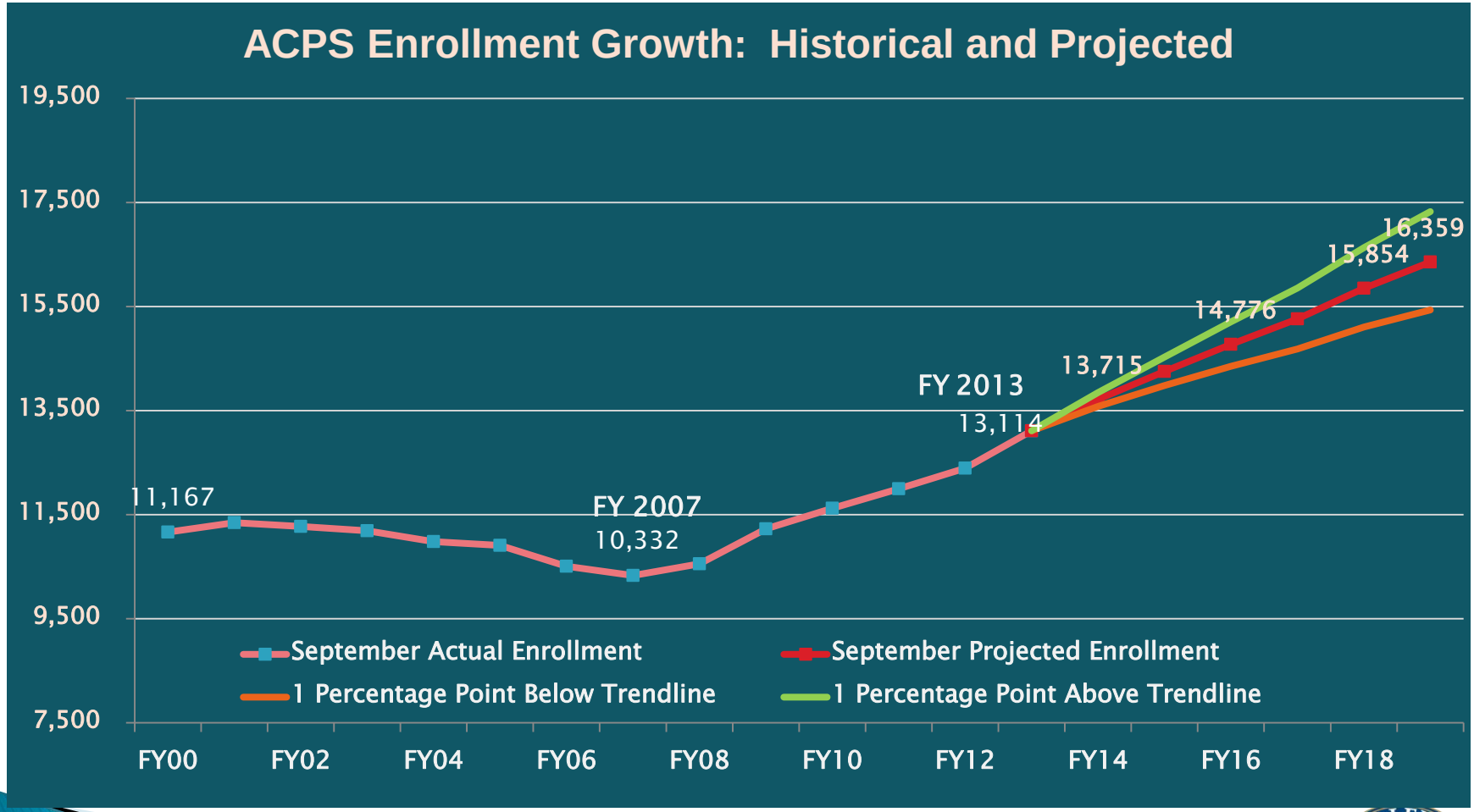
- Staff Team
  - City of Alexandria
  - ACPS
- Methodology
  - Studied Major Drivers
  - Agreed Upon Major Decision Points
  - Collaborated on Final Projections & Capacity Recommendations

October 1 Enrollment

- Total Enrollment: 13,114* *includes special placements
  - 5.8% increase from FY13
  - K-12 Enrollment: 12,759
  - Prek Enrollment: 276

- Growth FY12-FY13
  - Elementary 5.8%
  - Middle School 5.1%
  - High School 5.7%

ACPS Enrollment: Historical and Projected– Prelim



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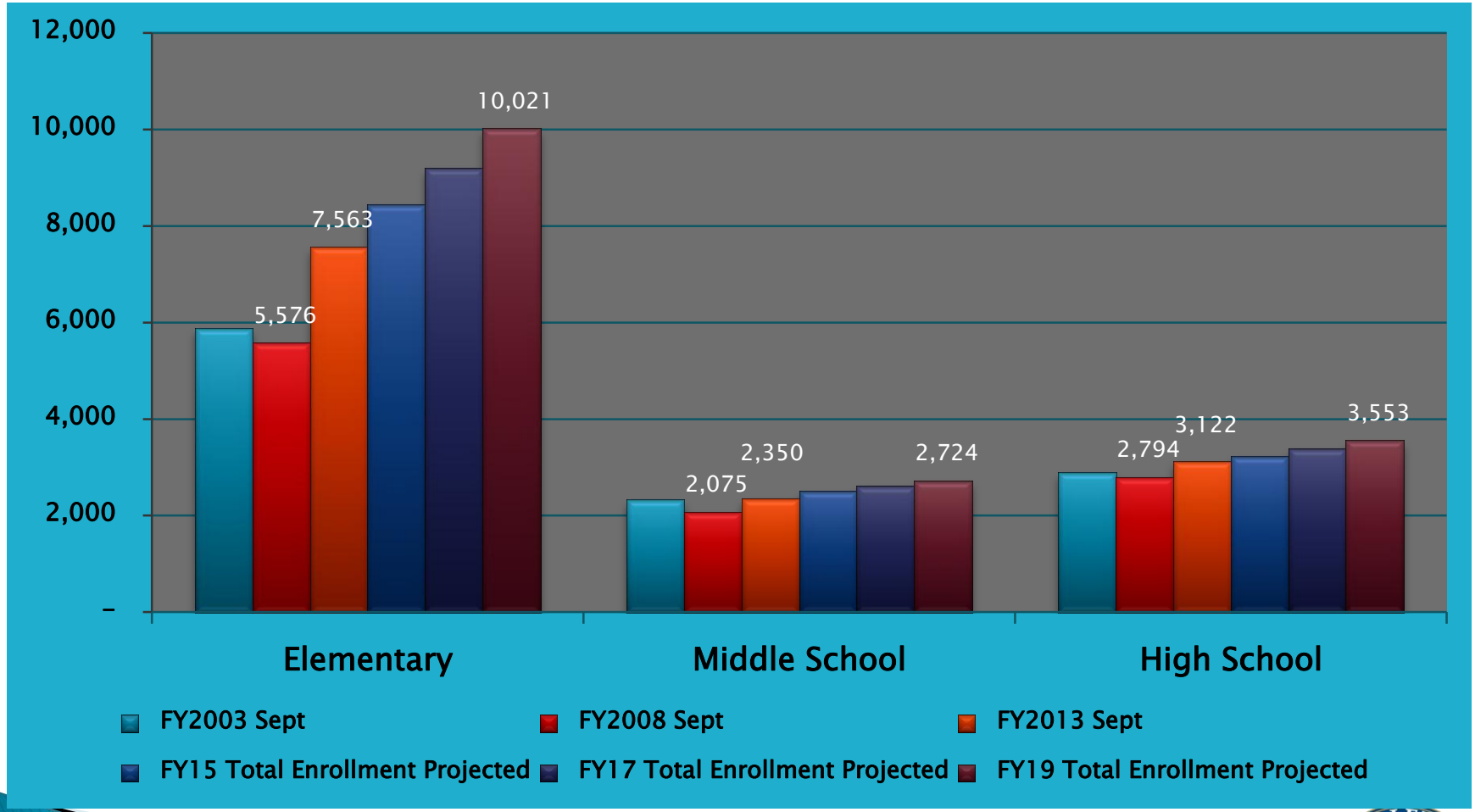
Enrollment by School Level– Prelim



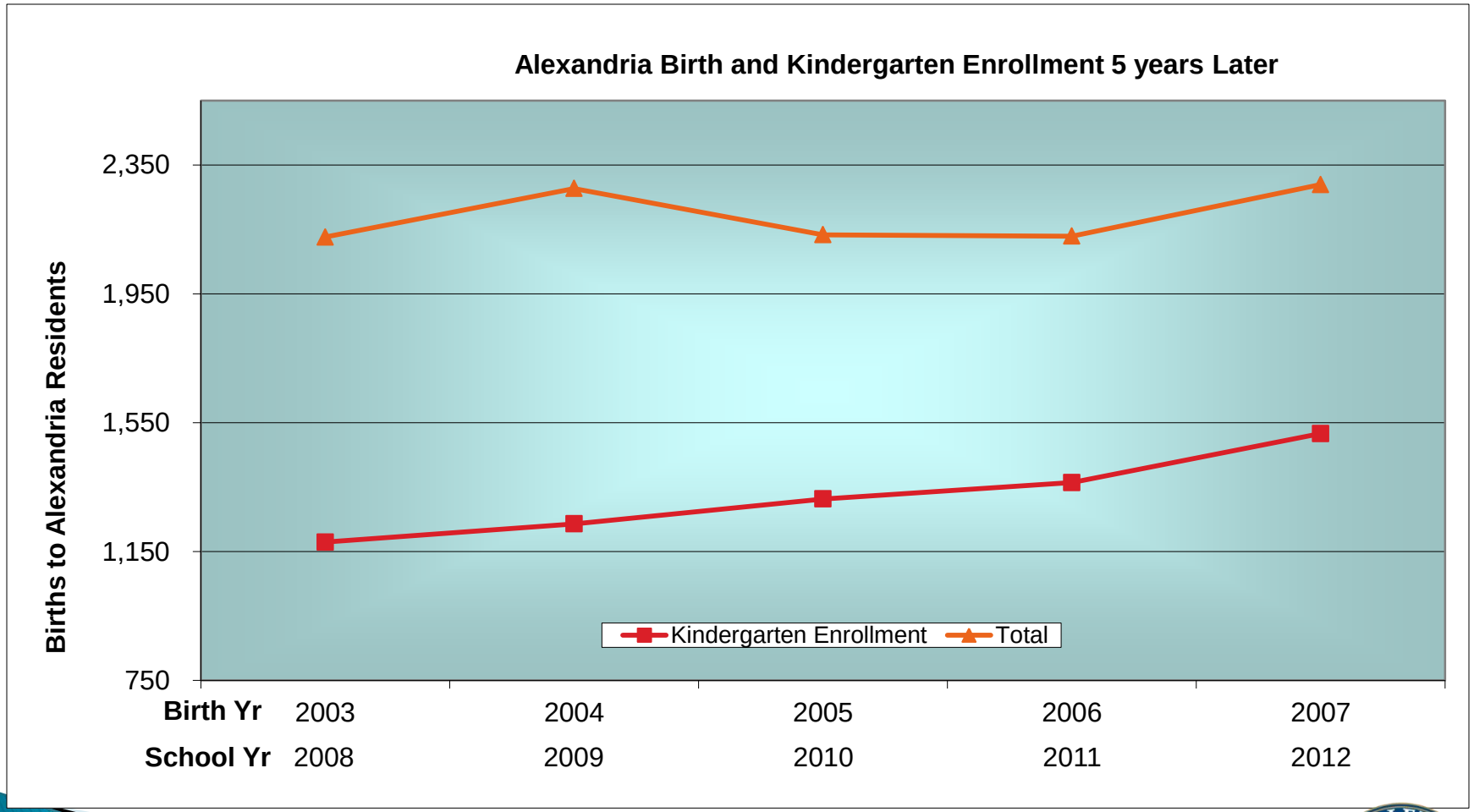
Major Drivers in Projecting Enrollment

- Birth Rates
- Birth/K Capture Rates
- Cohort Survival
- Student Generation Rates
- Census Data and School Age Population
- New Development
- Intangibles

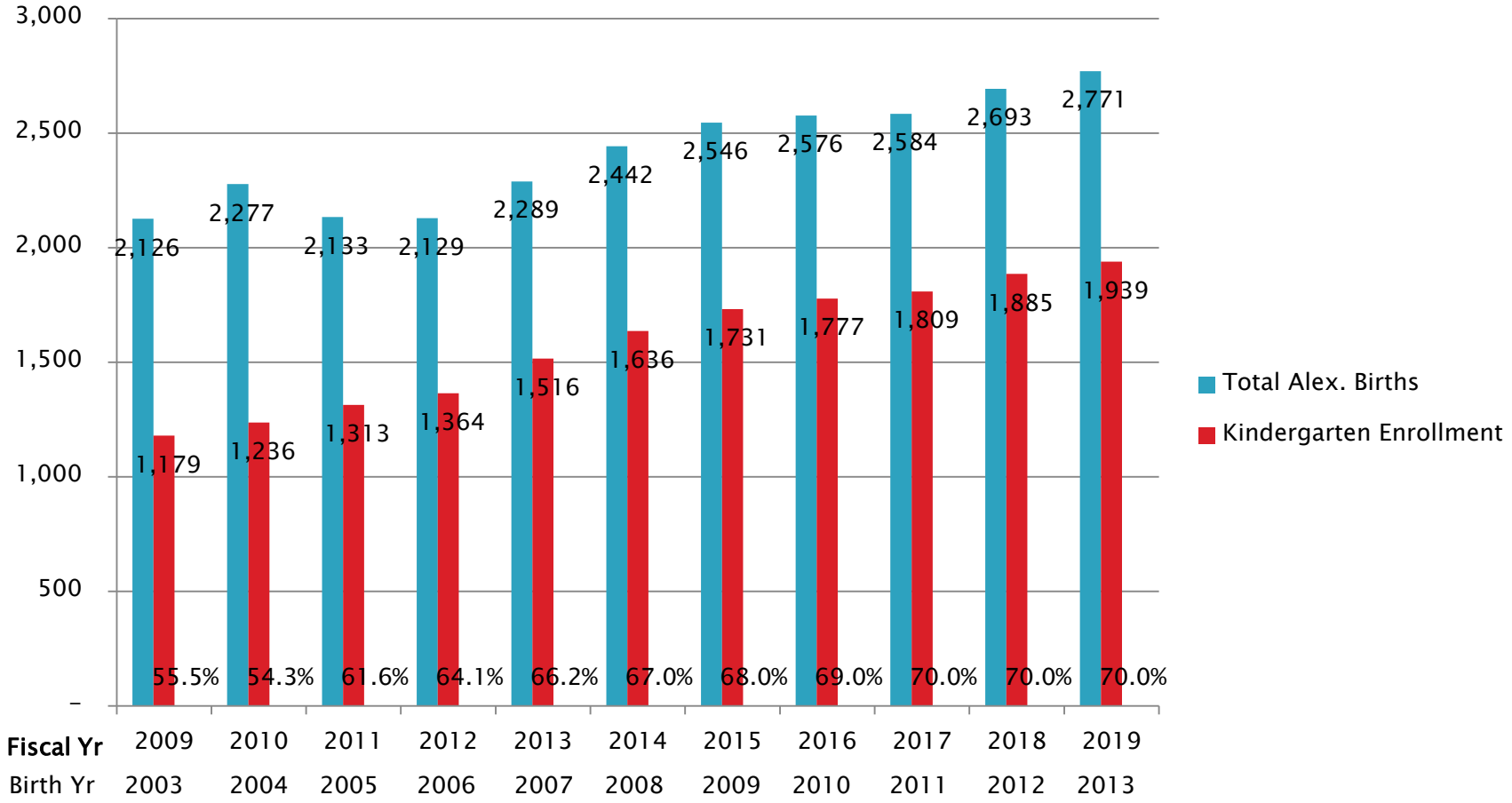
Kindergarten Trends

- Key Assumptions
  - Birth Rate is increasing
  - Kindergarten Capture Rate
    - K Enrollment FY ’13/births ’07 (gross #s, not specific children)
    - FY 2013 rate of .66 or 66%
    - For projections- increase by 1% annually until 70%
  - Neighboring School Districts Avg. Rate is mid-80%
  - Using new data source for more accurate information

Births & K Enrollment



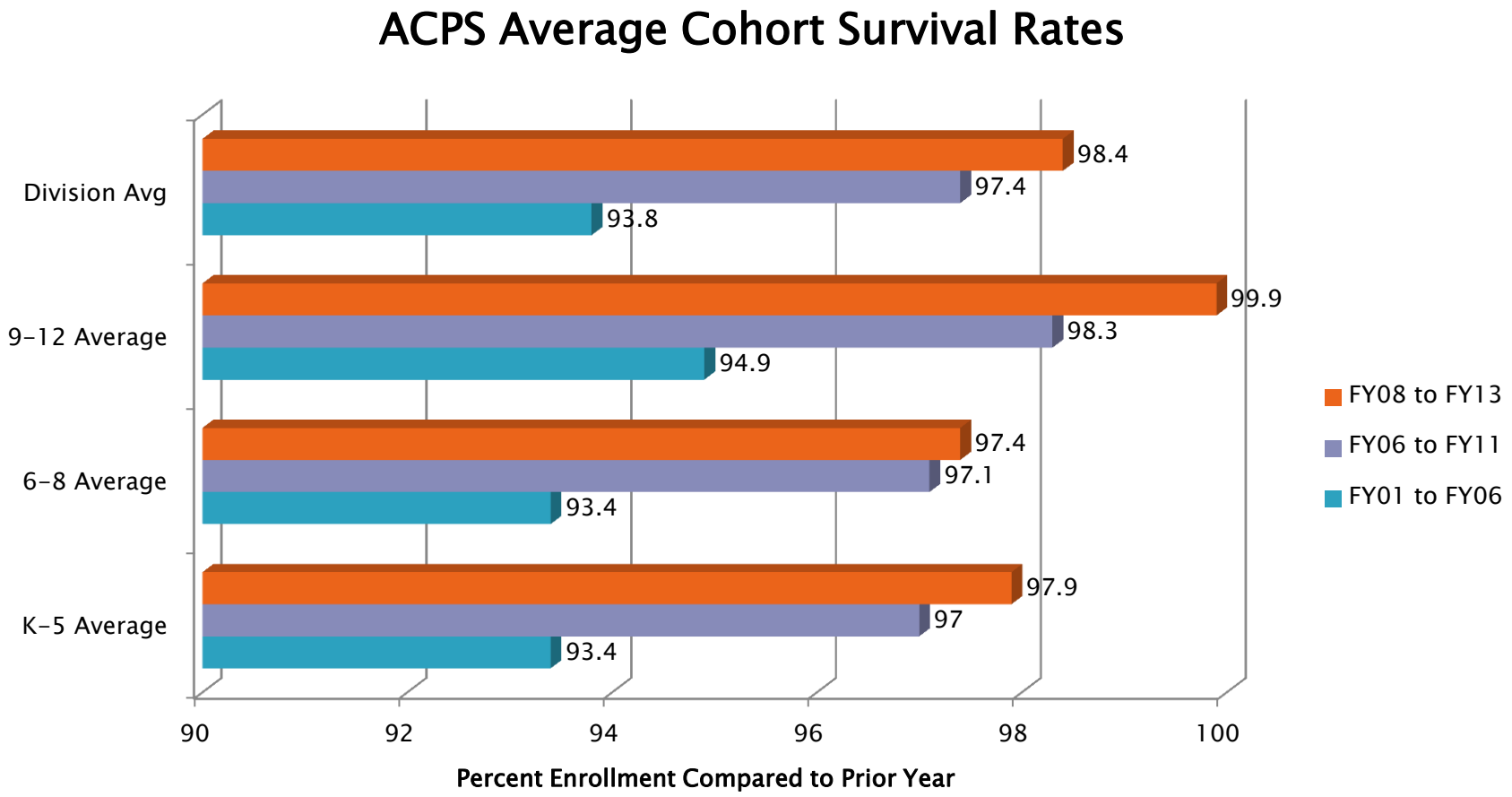
% Enrollment/Births



Cohort Survival
"Grade Cohort Succession"

- Cohort Survival: Compares the # of students in a grade to the # of students in the previous grade the previous school yr. Annual ratios are averaged and then used to project future enrollment.
- As with K capture rate, this is gross #s, not following specific children.
- Neighboring Jurisdictions use this methodology
- 3 year cohort survival rate
  - Average K-5 96.7
  - Average 6-8 96.5
  - Average 9-12 99.7

Cohort Survival Rates: Historical



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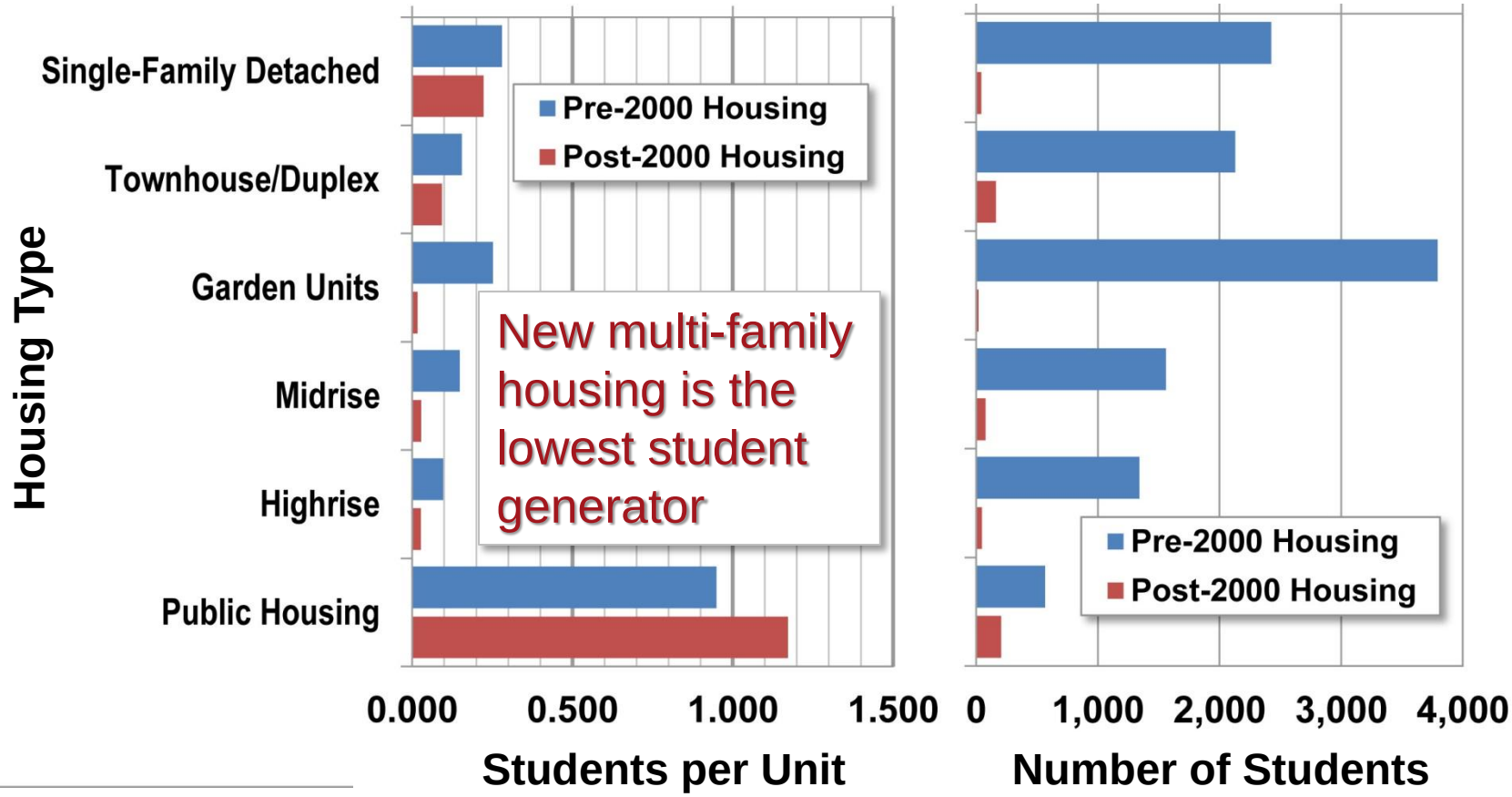
Grade Cohort Succession– Historical

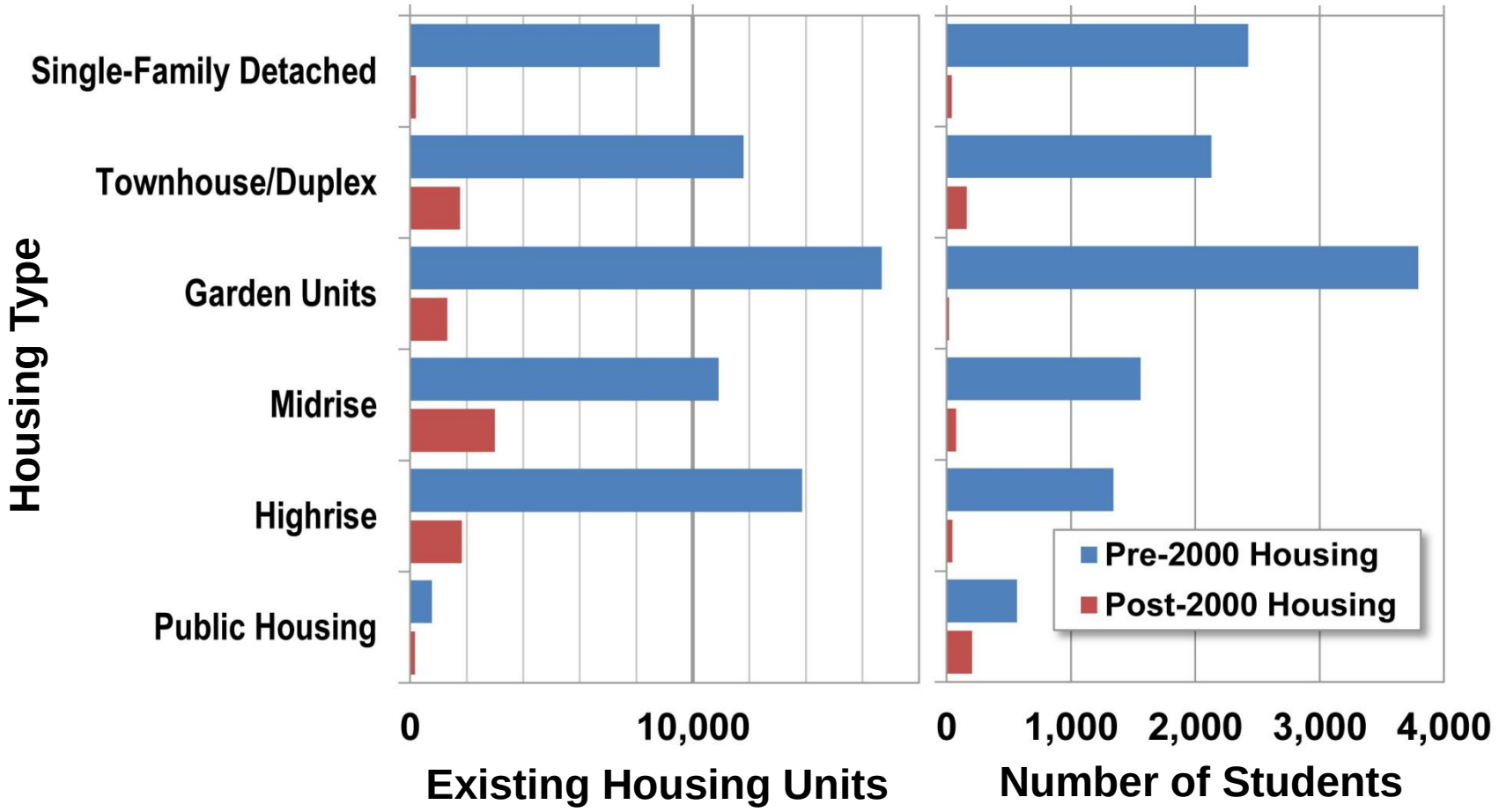
FY Year - Fall Membership	K	1	2	3	4	5	6	7	8	9	10	11	12	Total K-12
2001	1,155	1,080	1,069	956	956	865	800	758	702	699	911	666	568	11,185
2002	1,056	1,107	985	1,006	923	914	803	776	707	720	903	655	562	11,117
2003	1,035	1,017	1,008	915	936	870	847	750	730	756	817	736	585	11,002
2004	1,057	973	945	915	855	894	804	805	721	724	838	674	587	10,792
2005	1,025	1,014	933	925	850	809	832	760	740	754	763	708	590	10,703
2006	1,018	929	927	829	827	770	748	760	699	763	730	697	600	10,297
2007	1,038	945	861	873	776	730	705	709	719	698	720	691	588	10,053
2008	1,057	1,036	886	826	836	780	706	686	683	731	720	742	601	10,290
2009	1,179	1,111	1,023	889	820	834	766	709	706	751	786	756	656	10,986
2010	1,236	1,184	1,093	999	879	809	767	753	725	741	813	766	616	11,381
2011	1,301	1,175	1,120	1,047	983	842	781	751	733	758	769	776	715	11,751
2012	1,361	1,287	1,106	1,061	1,028	953	801	753	739	784	803	713	655	12,044
2013	1,516	1,345	1,223	1,098	1,048	996	871	775	765	813	847	789	673	12,759

Student Generation



- Older units generate more students, except in public housing.

Student Generation



New Development

- Overall population growth forecast to be approximately 1% per year, similar to average growth since 1960.
- Expected students from new development and redevelopment were estimated by grade (K-5, 6-8 and 9-12) based on actual student generation from similar projects by housing type and housing age.
- Garden apartment units planned for replacement in the Beauregard area now have high student generation.

Student Generation

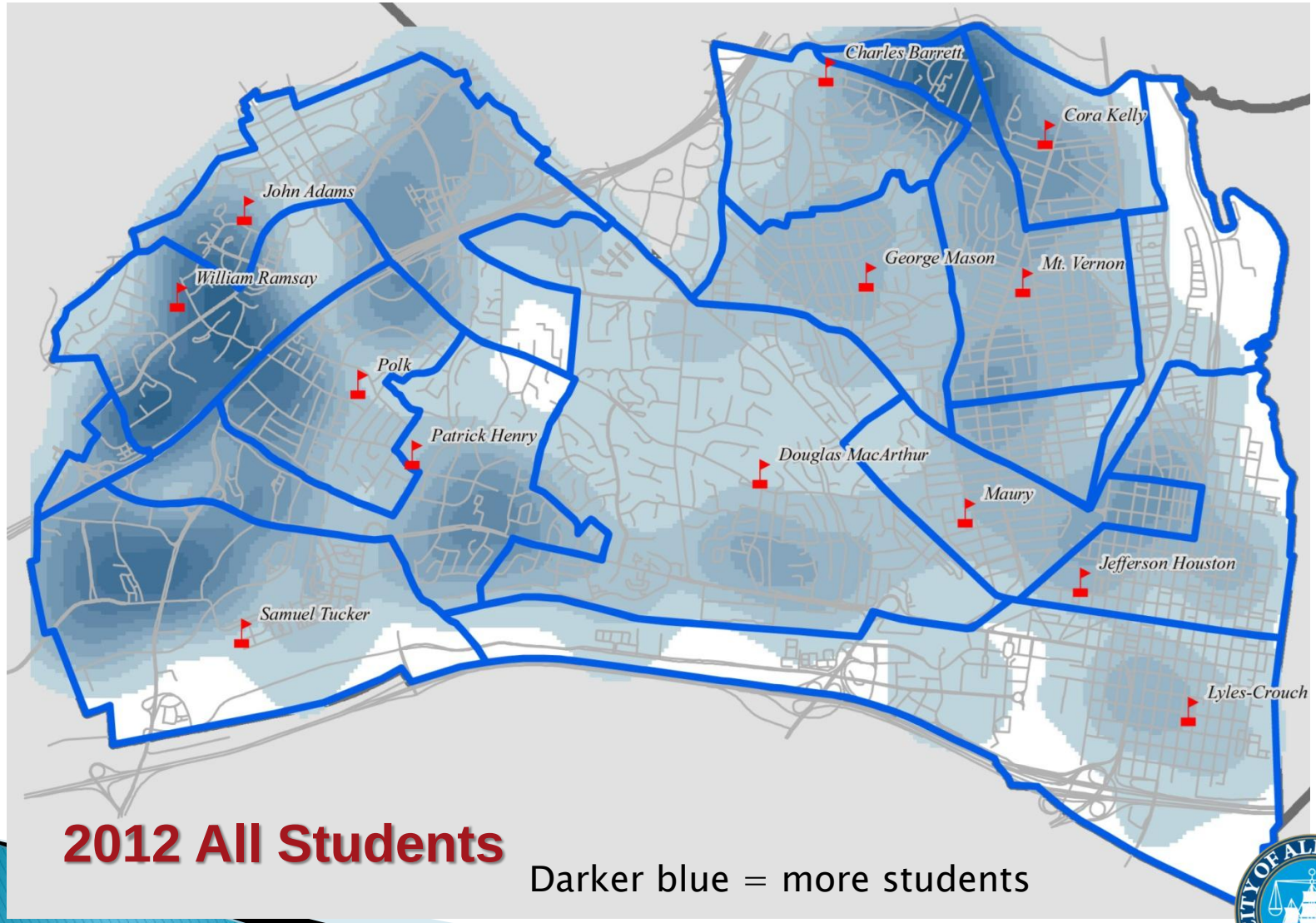
Cumulative New Development Forecast From 2010 With Students Generated

Type of Housing	Housing Units		Students	
	2015	2020	2015	2020
Duplex/Townhouse	804	1,038	74	96
Garden Apartment	-198	-1,003	-63	-337
Mid Rise	3,500	6,381	103	188
High Rise	435	2,231	-4	36

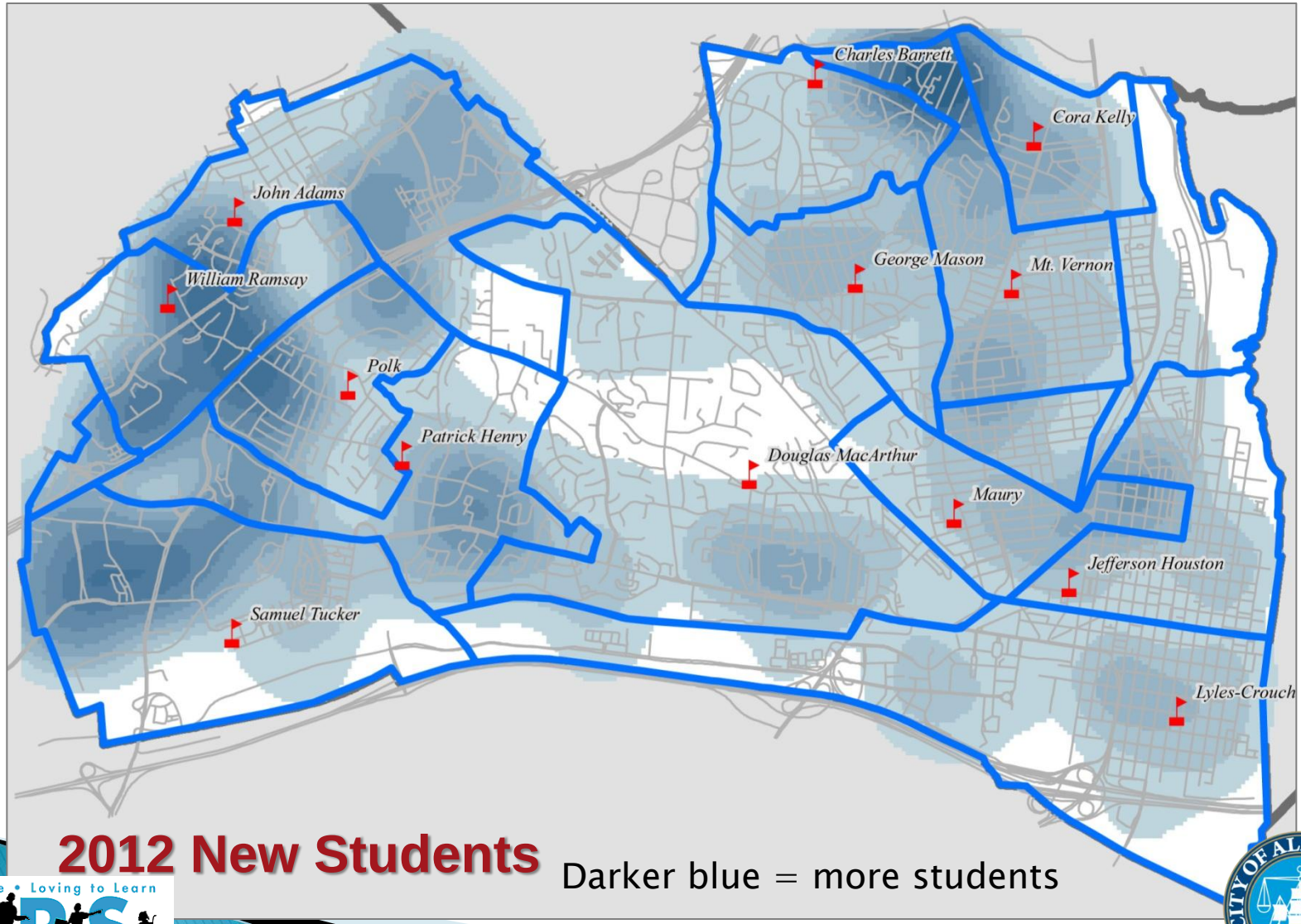
Students from New Development

- Citywide, new development and redevelopment are expected to reduce enrollment from those areas by about 100 students by 2020.
- Effects vary by attendance area, ranging from a reduction of 120 in all grades in the John Adams area to an increase of 107 in the currently unassigned area of Potomac Yard.

Current Enrollment



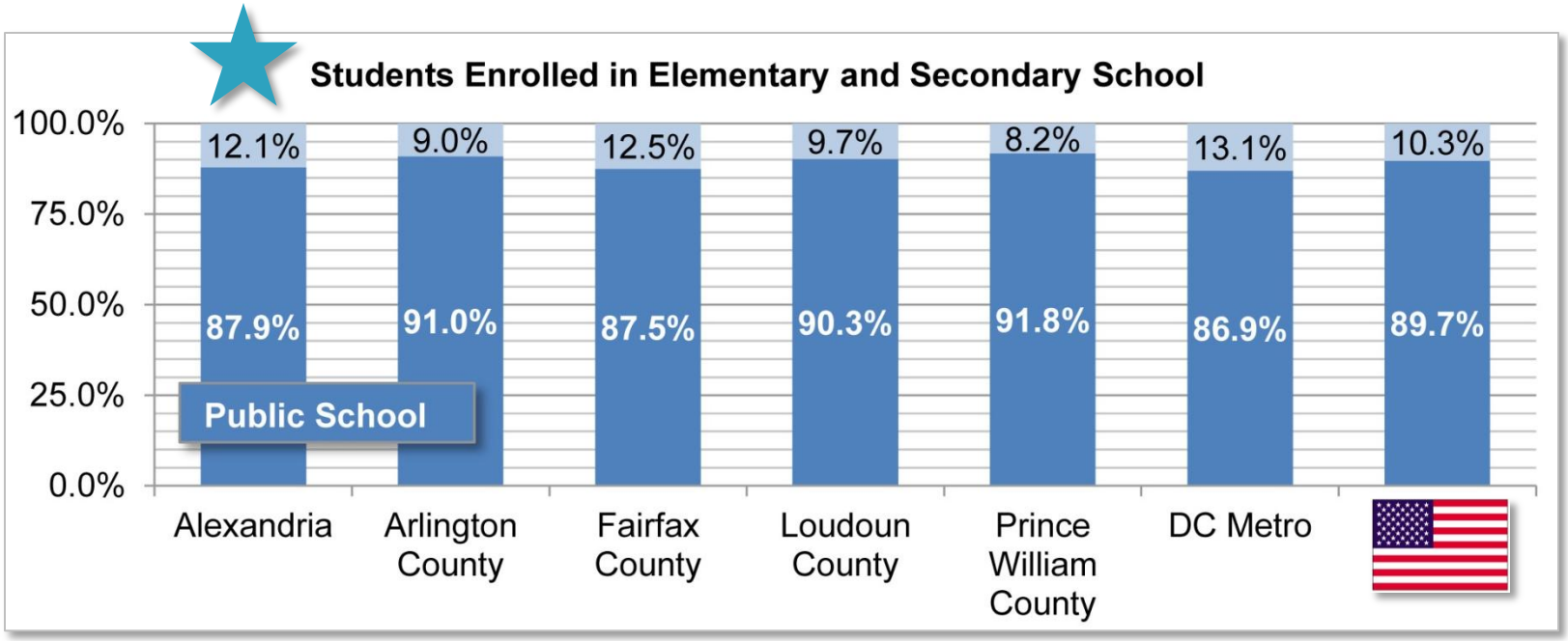
New Students to the District



2012 New Students Darker blue = more students

Census

- ACPS enrollment has potential to increase in the public vs private school share compared to some local jurisdictions and the U.S. Average.

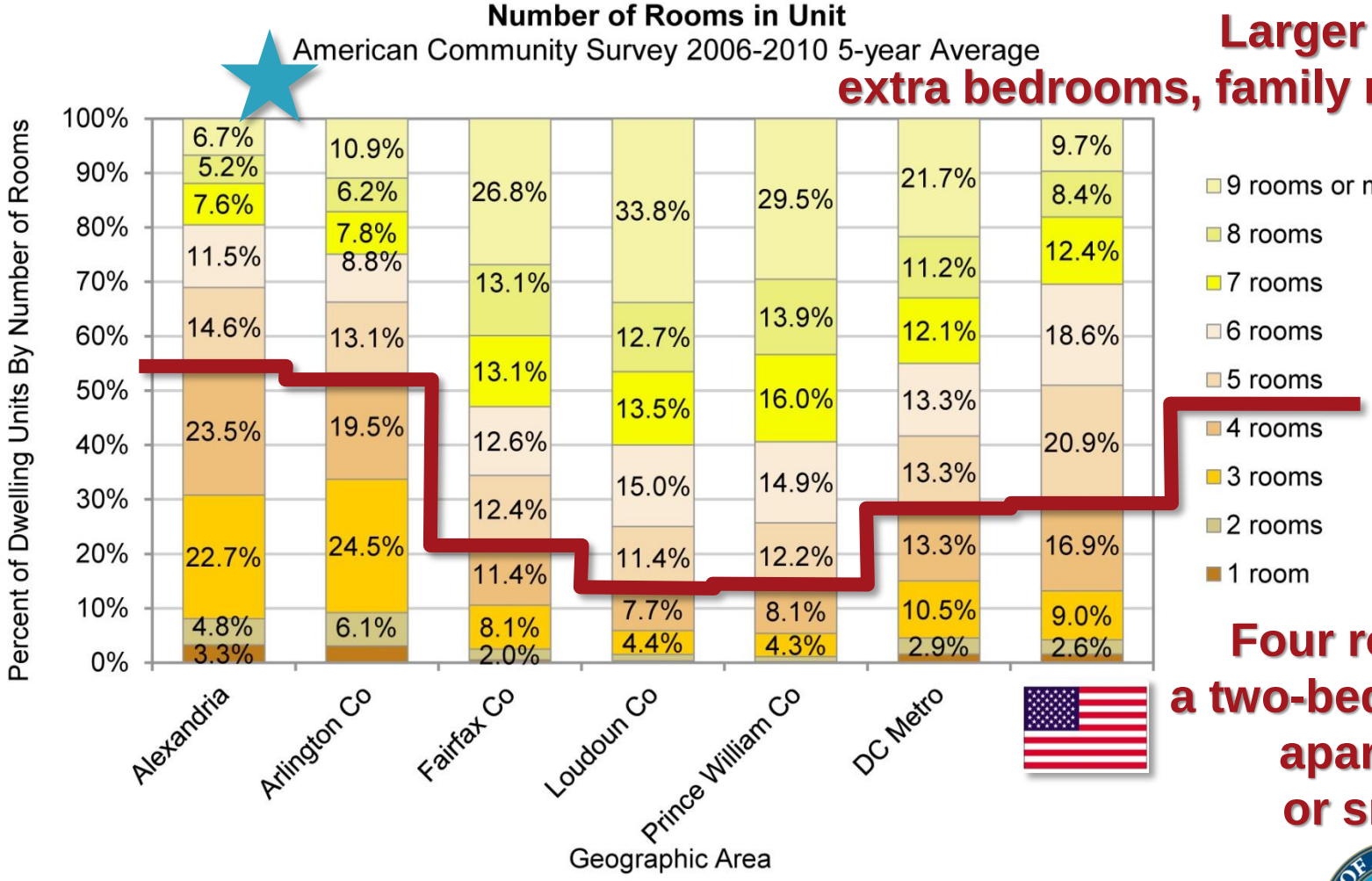


American Community Survey 2006-2010 5-year average data, corrected for residential high school population for Alexandria only.

Census

- Alexandria has a limited number of units sought by families as they have more children and their children get older.
  - Most units have few rooms.
  - Most units are in multi-family buildings with little or no private outdoor space.
  - Single-family units are much more expensive here than outside the Beltway.
- Compared to the national average, Alexandria's population has the share of school-age children.

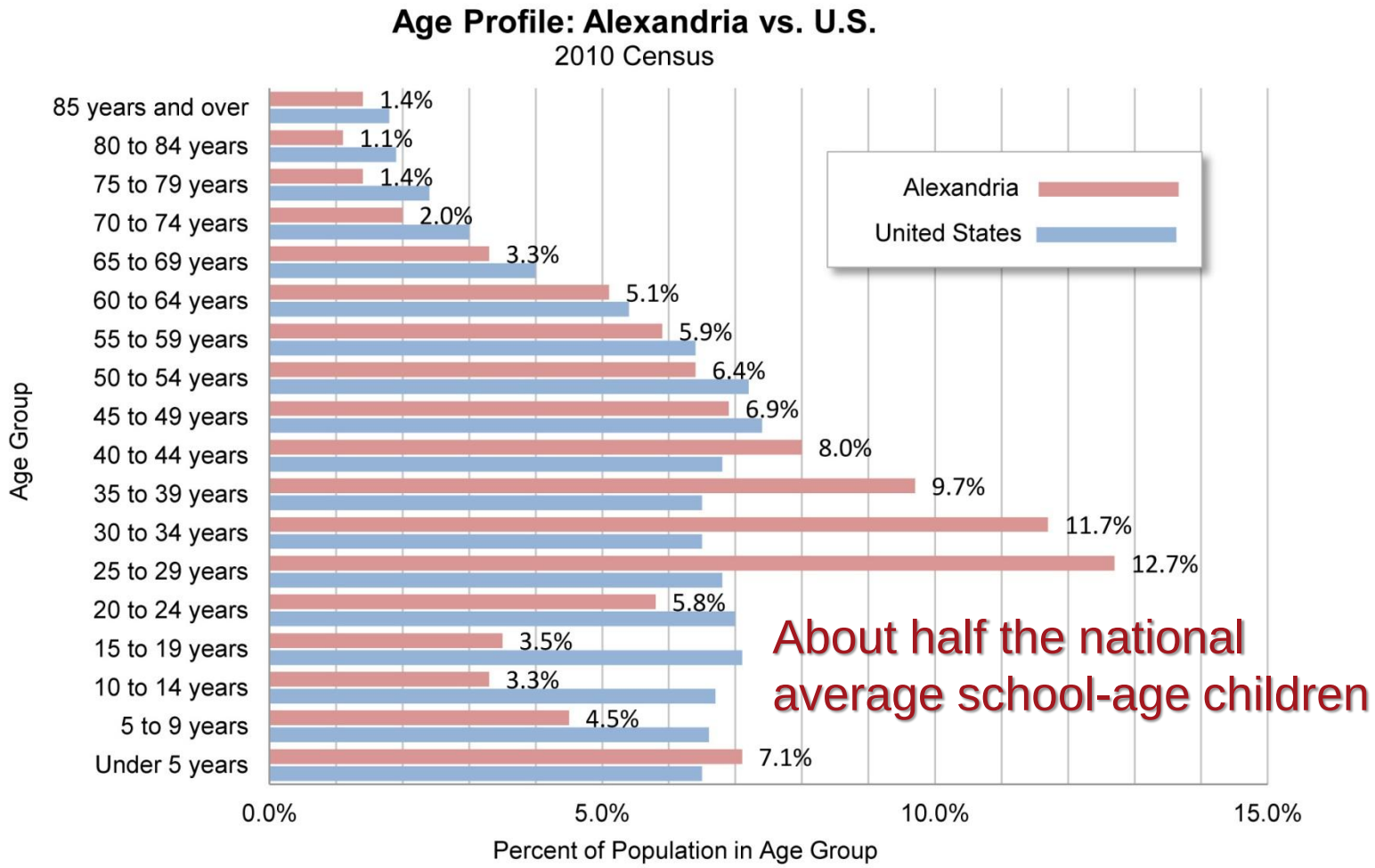
- Less than 20% of units have 7 rooms or more, compared to more than half in Fairfax, Loudoun and Prince William counties.



Larger units: extra bedrooms, family rooms

Four rooms: a two-bedroom apartment or smaller

Age Distribution



About half the national average school-age children

Additional Factors to Consider

- Economy and Housing Market –
  - Ability of families to relocate for larger units
  - Ability to send children to private school
  - Ability to afford housing in Alexandria
  - Transportation impacts (PY Metro, Silver Line)
  - Quality of life
- Demographics
  - Family households choosing urban areas
  - Neighborhood turnover
- School System
  - Program and physical changes
  - Reputation

Enrollment Projections FY14-FY19- Prelim

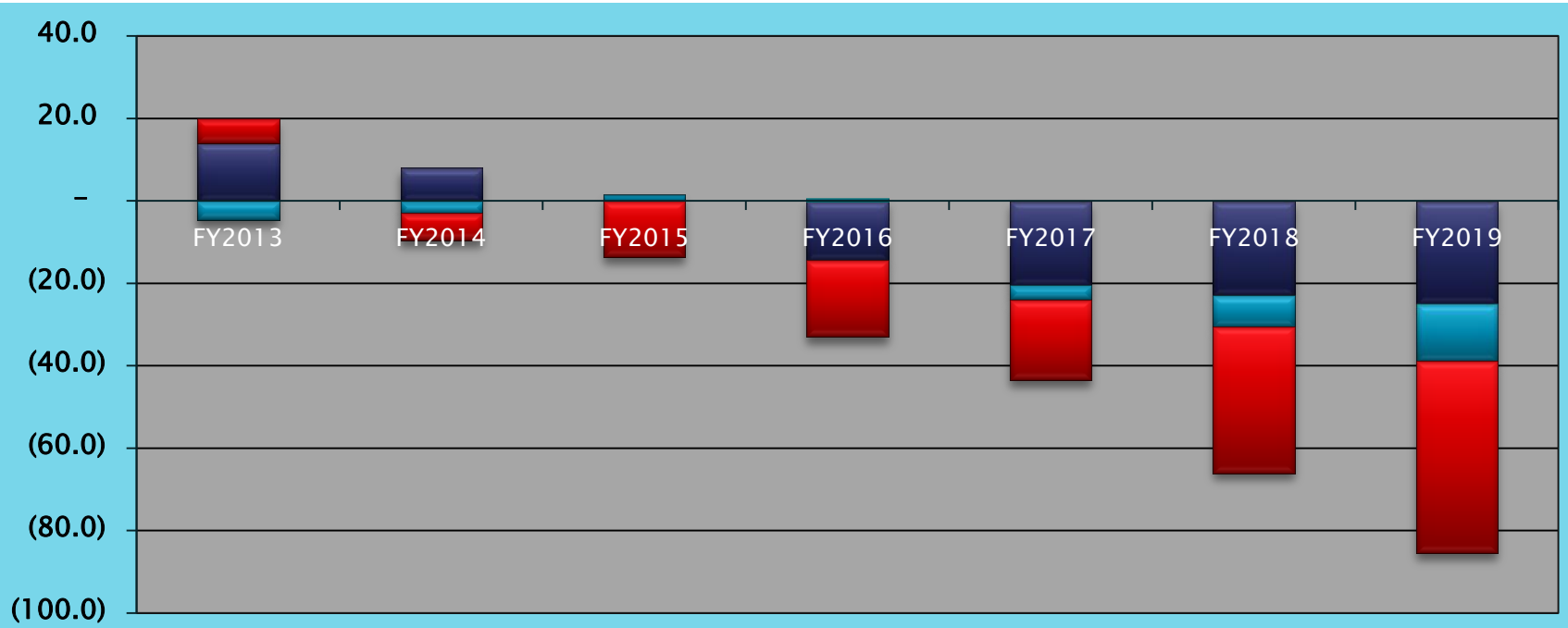
- Aggregate Level
  - Average 3.8% growth

	Historical (As of September)					FY2013 Sept Preliminary	Projected					
	FY2008	FY 2009	FY 2010	FY 2011	FY 2012		FY2014	FY2015	FY2016	FY2017	FY2018	FY2019
Elementary	3.0%	7.2%	6.0%	5.7%	6.6%	5.8%	6.0%	5.2%	4.9%	3.6%	4.3%	3.2%
Middle	-2.7%	5.1%	2.9%	0.9%	1.2%	5.1%	3.2%	3.8%	1.9%	3.2%	4.5%	4.3%
High	3.6%	5.5%	-0.4%	2.8%	-2.1%	5.7%	2.3%	1.2%	2.2%	2.8%	2.4%	2.3%
Total	2.2%	6.3%	3.5%	3.2%	3.3%	**5.8%**	4.6%	3.9%	3.7%	3.3%	3.9%	3.2%

Capacity

- Elementary- 110 students = 5 full size classrooms and 1 resource size room
  - Assumption
    - Using existing policy of average 22 students per class

Elementary Capacity– Room Balance – Prelim



Assumes
-learning cottage at MM (FY13)
-addition at GM (FY14)
-New J-H School (FY15)

Secondary Capacity- Prelim

- New Process
- Considerations
  - Special Education, CTE (e.g. cosmetology)
- Functional Capacity Definition
  - Ex: 250 teachers with 1/5 planning each period (50), use every space for teaching
- Working #- to be refined through this process: 100 students = 5 classrooms
  - Assumptions:
    - Existing conditions are working
    - Current= total students/rooms utilized per period= average students per room
    - Total Capacity- Projected enrollment/avg students per rm

Capacity Considerations

- Class Size (near term)
- Satellite/Alternative Models (near term)
- Learning cottages (near term)
- Shared Spaces (e.g. Recreation Center classroom space) (near term)
- Long Term Commitment to Preschool
- Elementary Student Assignment Strategies
- Construction
  - Classroom Additions (near to mid-term)
  - Renovations/Reconfigurations (mid-long term)
  - New Schools (near to long term)
    - Prek-8
    - Secondary

Capacity Discussion Items

- Learning Cottages
  - East- Matthew Maury (FY13)
  - Sites for Further Investigation on West Side: Polk (FY14)
- Additions
  - Central- George Mason (FY13/14)- monies previously allocated to Polk
  - Central- Charles Barrett (FY14/15)
  - Site TBD (FY14/15)
- Renovations
- New Schools
  - East- Jefferson-Houston (opening FY15)
  - West-Patrick Henry Expansion (beginning FY14)
  - East- Cora Kelly (beginning FY16)
  - Site TBD (beginning FY18)
  - MH Conversion (beginning FY17)
- Leasing Space
- Preschool relocated with Central Office (GW 3rd floor)
- Future of MOE Policy

Next Steps

- Upcoming Meetings
  - November 26th City/Schools
  - November 28th Work Group
  - December 6th School Board update on capacity
  - January 24th School Board CIP presentation and operating budget recommendations
- Refine capacity strategy with community and School Board input
- A/E study
  - Recommendations for additions and renovations
  - Impact on core spaces
  - Cost estimates
  - Room Inventory with square footages