

Joint Long-Range Educational Facilities Plan Update

Park and Recreation Commission
May 21, 2015

Information for Discussion

- ▶ Process to date
- ▶ Summary of Draft Plan
- ▶ Process for completion

Action Requested

- ▶ Review Draft Plan
- ▶ Provide feedback on Draft Plan

Background



Background

- ▶ Work Group Oversight
 - Representation included Park and Recreation Commission, elected officials, Campagna Center, PTA Council, AEDP and citizens at-large
- ▶ Work Group formed 3 Subcommittees
 - Enrollment Forecasts/Demographics Subcommittee
 - Facility Capacity Needs Analysis Subcommittee
 - Educational Specifications/School of the Future Subcommittee

Civic Engagement

▶ Public Meetings

- Work Group Meetings
- Subcommittee Meetings
- Three community meetings related to the educational specifications

▶ Roadshows

- PTAs
- Civic Associations
- Economic Development Council
- General community meeting

▶ Online Engagement

- Educational Specifications
- Draft Plan

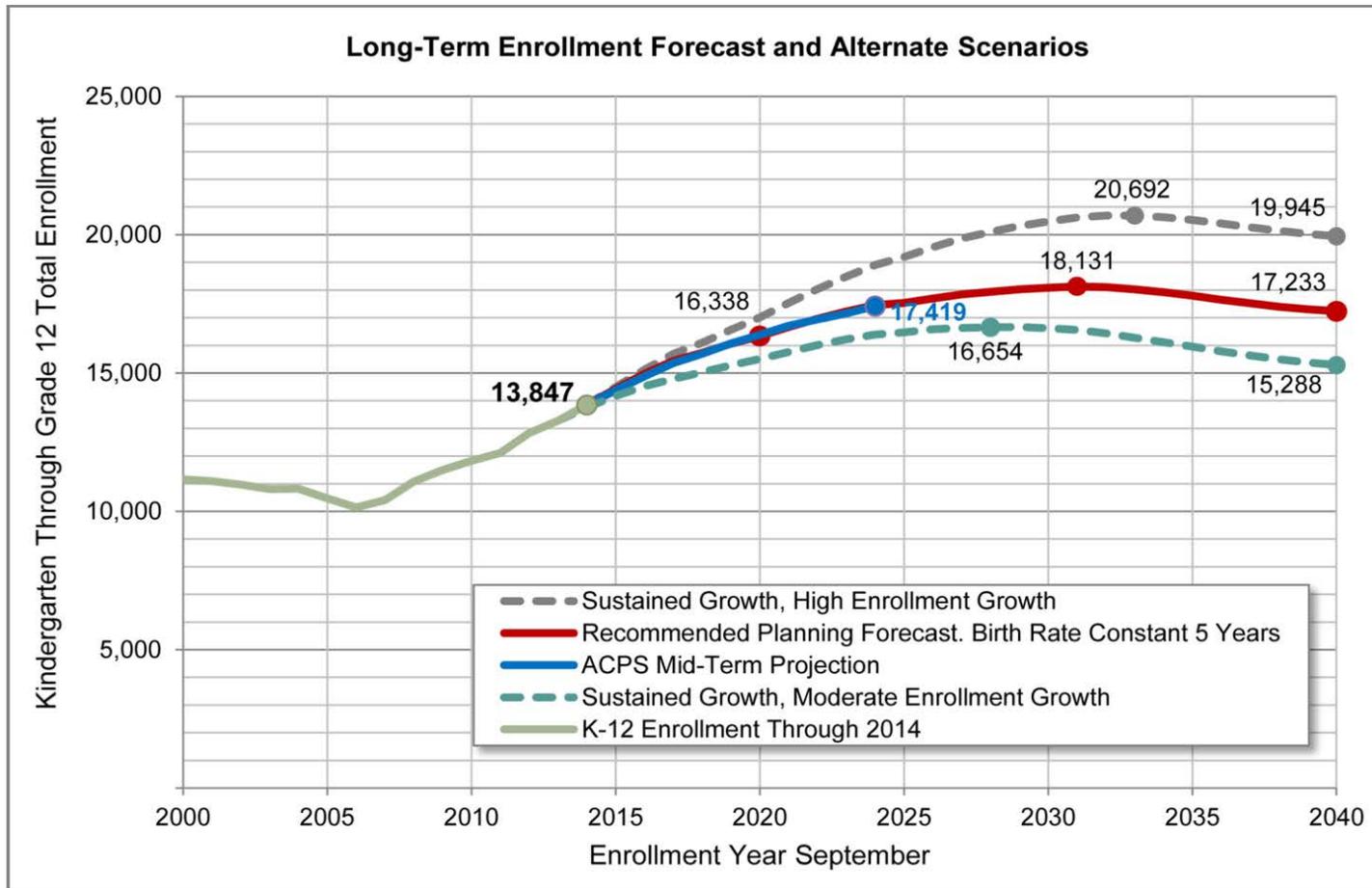
Assumptions and Limitations

- ▶ Projections were based on existing enrollment boundaries.
- ▶ The plan did not assess the physical building conditions.
- ▶ The recommendations included in the mini-master plans were initially fiscally unconstrained.
- ▶ Projects and cost estimates will be reevaluated and refined through the development of the capital improvement budget which occurs annually.
- ▶ Mini Master Plan Methodology aligned with 5 ACPS CIP priorities (safety and security, capacity, support educational program, enhanced learning environment, community/site)

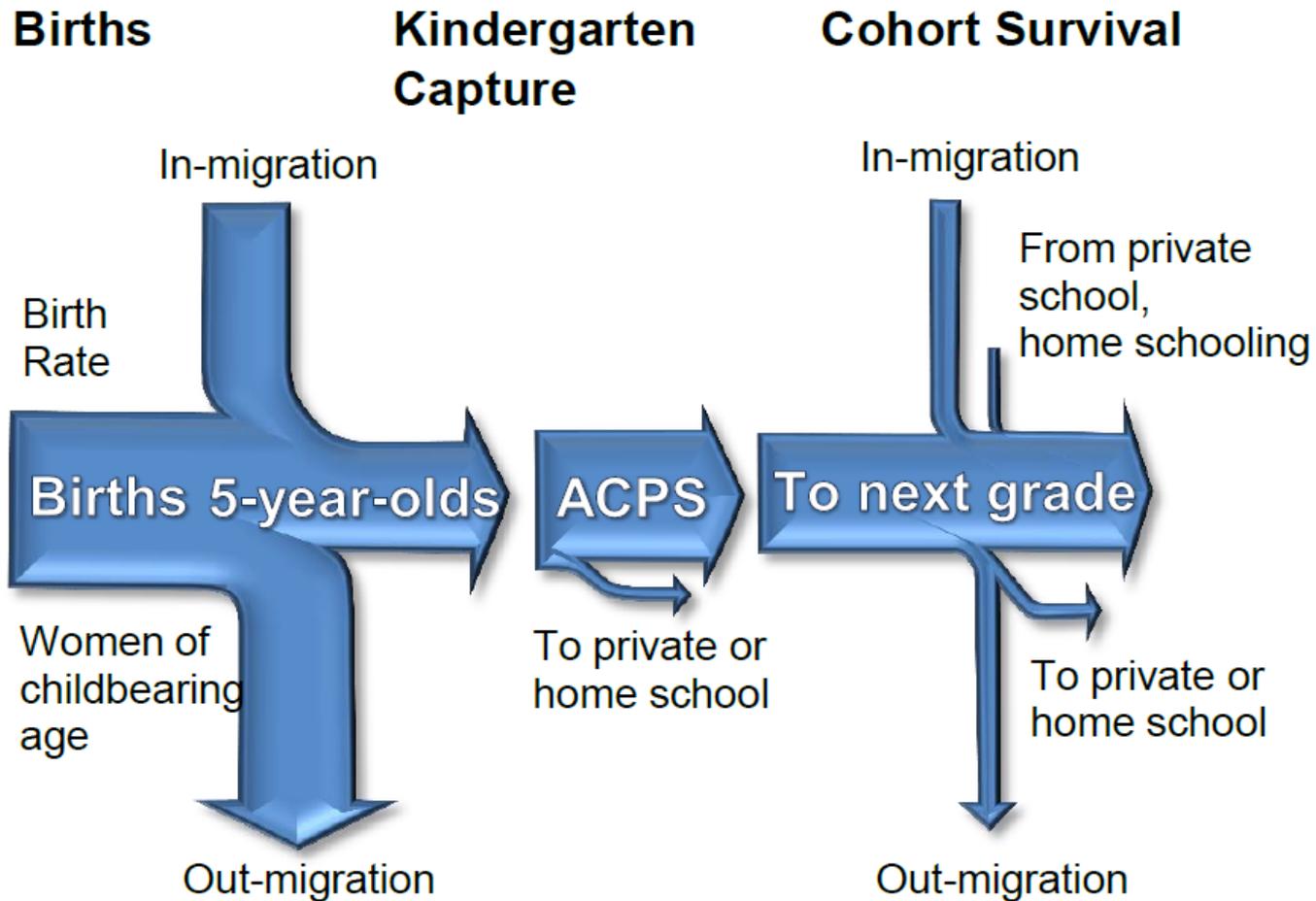
Plan Components

1. Planning and Implementation Policies
2. Enrollment Trends and Forecasting
3. Guidance for 21st Century Educational Facilities
4. Mini–Master Plans
5. Fiscal Challenges
6. Conclusion

2. Enrollment Trends and Forecasting



Enrollment Dynamics

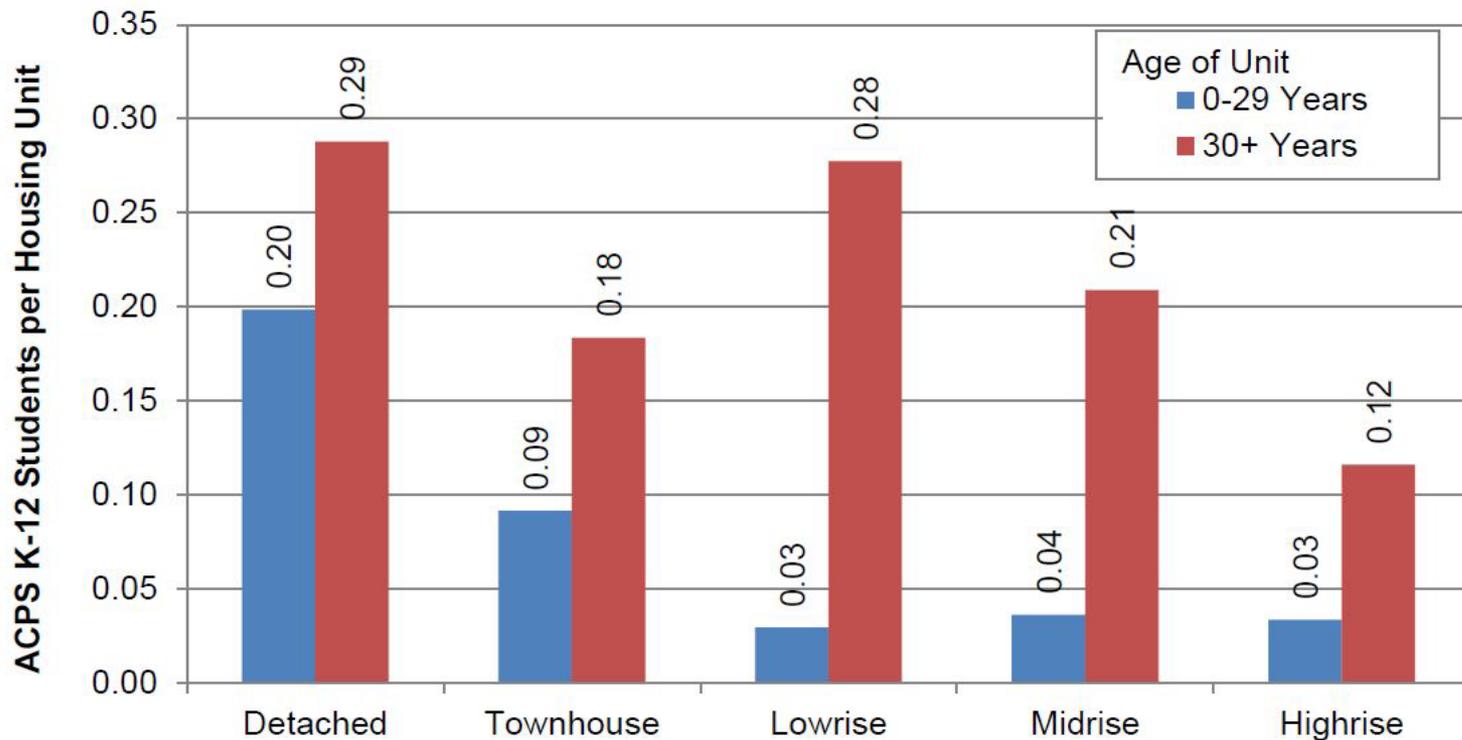


Long-Term Trends

- ▶ **More seniors** means smaller share of population in family-forming age groups
- ▶ **Birth rates falling**, particularly among high-rate groups
- ▶ **City's small housing units** continue to constrain household size
- ▶ **Existing units** continue to be the source of most enrollment growth

Student Generation

- ▶ New market-rate multifamily units are low student generators for at least 30 to 40 years after initial occupancy.



2013 Enrollment Data

3. Guidelines for 21st Century Educational Facilities

- ▶ Set maximum school size at 850 for elementary schools and 1200 for middle schools with School Board flexibility.
- ▶ New schools should consider an urban school model
 - Multi-story building, smaller site than is the norm, and co-location or other uses such as library, recreation facilities, etc.
 - Nearby spaces or facilities, **including parks**, would need to be within ¼ mile walking distance and the walk would need to be on a safe, continuous sidewalk or trail.
 - **Renovation projects on school sites should avoid any net loss of open space on the property.**

4. Mini-Master Plans

- ▶ Locate a new elementary school on the west side of the City as four of the elementary schools on the west side are expected to exceed 850 by 2020. A second new elementary school should be considered if growth continues to increase and in absence of pursuing other options to address capacity.
- ▶ Locate a new middle school as Francis C. Hammond is expected to exceed 1,800 students in 2025 and George Washington will exceed 1,350 students in 2025.

4. Mini-Master Plans

- ▶ Consider options for new school sites:
 - On the east side of city
 - Retain two existing elementary sites for long-term future determination
 - one near Simpson Stadium Park and one in North Potomac Yard.
 - On the west side of city
 - Reserve a site in the Eisenhower West Small Area Plan
 - Consider the Lower Hammond site
- ▶ Consider retrofitting an existing commercial building and continue to consider a K-8 model as a facility solution when the programmatic instruction is appropriate
- ▶ John Adams and James K. Polk reconfiguration may impact open space and will need careful evaluation.

4. Mini-Master Plans

- ▶ Renovate and/or replace Douglas MacArthur Elementary School to alleviate failing infrastructure and capacity issues, allowing the new building to house up to 850 students as the zoning, site and educational program allows.
- ▶ Renovate interior East side schools to meet the Educational Specifications (Ed Specs) and allow Cora Kelly and Jefferson-Houston Schools to absorb overages from Matthew Maury and Mount Vernon schools.
- ▶ Continue to renovate all schools to meet the Ed Specs through the Capital Improvement Plan.

5. Fiscal Challenges

- ▶ **Work Group input is still pending**
- ▶ The LREFP costs are substantial and would likely be implemented over a long time frame.
- ▶ Would impact cash capital and debt policies.
- ▶ When projects are considered for CIP funding they would be subject to prioritization and fiscal constraints.
- ▶ Cost estimates are for the school buildings and do not include recreation centers. As the school population grows, so do the concomitant community needs, especially recreational facilities.

Next Steps– Rollout Process

April

- LREFP Work Group Meeting– Review and Endorsed Final Draft Chapters 1–4
- Briefed School Board and City Council

May

- Presentations to: Planning Commission, Youth Sports Advisory Board, Children Youth and Families, PTA Council, Park and Rec Commission
- Online version of Draft Plan Posted for Community Comment
- School Board Meeting/Public Hearing (May 28th)

June

- School Board Meeting (June 11th– action)
- City Council Public Hearing (June 13th)
- City Council Endorsement (June 23rd)

TBD

- Presentations to PTAs/Civic Associations

As of 4/21/2015

For more information and to stay in touch...



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Long-Range Educational Facilities Plan

The City of Alexandria and the Alexandria City Public School System (ACPS) are jointly developing a work program for a Long Range Educational Facilities Plan to improve facilities planning, accommodate the growing student population, and enhance educational programs and services.

As part of the program, a 19 member work group was established and is comprised of members from the community, ACPS School Board, City Council, Campagna Center, and the PTA Council, supported by ACPS and City staff. The workgroup meets on a regular basis, generally quarterly, to explore the major issues that will impact public school facilities over the long term and to guide staff in the development of a draft Long Range Educational Facilities Plan for consideration by the School Board and City Council.

The public is invited to all meetings of the work group and is encouraged to stay informed about upcoming meetings through eNews.

- **Work Group Members**
- **Joint COA/ACPS Work Program**
- **LREFP Work Program Supplement**
- **LREFP Update - October 15, 2012**

For more information, please contact Laurel Hammig, Facilities Planner, Alexandria, 703/7



Convocation, T.C. Williams 2011

QUICK LINKS

- ▶ About Planning & Zoning
- ▶ Development
- ▶ GIS & Maps
- ▶ Historic Preservation
- ▶ Neighborhood Planning
- ▶ Planning Commission
- ▶ Plans, Projects & Initiatives
- ▶ Statistics & Demographics
- ▶ Zoning Services

RESOURCES

- ▶ Administrative Special Use Permits
- ▶ Alexandria Master Plan & Citywide Chapters
- ▶ Applications & Forms
- ▶ Design Guidelines
- ▶ Development Viewer
- ▶ Frequently Asked Questions
- ▶ P&Z Dockets & Webcasts
- ▶ SUP Viewer
- ▶ Zoning Ordinance

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