



VOTE

APRIL 7 • REFERENDUM

Columbus School District

Community-Led Process.
Community-Led Solution.

OUR DISTRICT

#CommunityLed

DID YOU KNOW? The District...

- Includes all/part of the City of Columbus and Towns of Bristol, Calamus, Columbus, Elba, Fountain Prairie, Hampden, Lowell, Otsego, Portland, and York.
- Educates 1,327 students in 4K-12, an increase of 116 students from 10 years ago (2009-10).
- Employs over 184 teachers and other staff members.
- Mill rate has decreased by \$2.58 (\$258 per \$100,000 of property value) since 2013-14.



COMMUNITY-LED PROCESS

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OCTOBER 2016

More than 100 community members attend three day *Launching a New Legacy* event.

MAY/JUNE 2018

School Board commissions community-led study teams to provide further direction based on community-wide survey results.

MARCH 2019

The Community Facility Advisory Committee (CFAC) was formed to develop a Long-Range Facility Plan.

OCTOBER 2017

Community reaffirms *Launching a New Legacy* priorities.

DECEMBER 2018

Seven community study teams, comprised of 48 community members and District staff, recommended a district-wide facilities audit and the creation of the CFAC.

APRIL - NOVEMBER 2019

CFAC held 11 meetings to evaluate needs and explore potential solutions.

DECEMBER 2019

CFAC gives facility recommendation to the School Board.

APRIL 7, 2020

Election Day,
VOTE!

Continued

OCTOBER 2019

A community-wide survey is conducted to gather feedback on potential facility solutions.

JANUARY 2020

School Board unanimously votes to place CFAC-recommended referendum on the April 7, 2020 ballot.



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2019 COMMUNITY SURVEY


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Conducted in October 2019 by School Perceptions with a 23% participation rate (average is 18-20%).


856
TOTAL **responses**
COMMUNITY SURVEY




of all **RESIDENT RESPONDENTS** **70%**
ADVISED THE DISTRICT
to minimally invest in the current
middle school & close when
additional capacity is available




67%
of all **RESIDENT RESPONDENTS**
STATED THEY WOULD SUPPORT
A **\$35 MILLION** REFERENDUM




81%
of all **RESIDENT RESPONDENTS**
WOULD SUPPORT EXPLORING
a referendum to update facilities



70%
of all **RESIDENT RESPONDENTS**
ADVISED THE DISTRICT
to expand the elementary school





THE NEED

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THE NEED

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While studying district facilities and developing a long-range plan, the CFAC determined that the District's most pressing needs fall into **four key areas**:



AGING INFRASTRUCTURE



HIGH SCHOOL UPGRADES



ELEMENTARY CAPACITY



LAND PURCHASE



THE NEED | Aging Infrastructure

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While the District has, and continues to, update building infrastructure as much as possible, needs continue at all three schools including:

- **Americans with Disabilities Act (ADA)** – elevators/lifts, bathroom access, doors, etc.
- **Building systems** – plumbing heating/ventilation, electrical systems, etc.
- **Exterior building** – doors, windows, masonry tuckpointing, etc.



THE NEED | Elementary Capacity

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Over the past nine years the District's enrollment has increased by 17% and is projected to keep growing.

- **Current space shortage** required relocation of 3rd grade to the intermediate/middle school last year.
- Projections point to **moderately increasing district enrollment.**
- **Lack of space** at elementary school results in students learning in less than optimal spaces/environments.



THE NEED | High School Upgrades

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While the high school has served us well, many of the spaces are not configured or equipped to support the needs of today's students including:

- **Career Tech Ed (shop) classrooms and labs** are not configured to support agri-science, engineering, robotics, and other current curricular needs.
- **Many classrooms lack the flexibility** needed for project-based and hands-on learning.
- **The current weight/fitness center is not served by an elevator** making it not easily accessible for some students and community members.



THE NEED | Land Purchase

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The District does not own land beyond the three current school properties, all of which are undersized to support school, athletic, extra-curricular and community demands.

In addition, there is no current district-owned property that is large enough to support future construction of a school or outdoor fields/recreation spaces.





THE SOLUTION

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THE SOLUTION

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AGING INFRASTRUCTURE

Address the most pressing needs at all three schools including ADA accessibility, plumbing, heating/ventilation, electrical, etc.



HIGH SCHOOL UPGRADES

Addition and renovations to improve Career Tech Ed (shop), art, band/choir, library, cafeteria/kitchen and weight/fitness.



ELEMENTARY CAPACITY

Addition (including a secure entrance, classrooms, a cafeteria/kitchen, and a 2-court gymnasium) and renovations to bring 3rd, 4th and 5th grades back to the elementary school.



LAND PURCHASE

Acquire land for future development of a school and/or outdoor athletic and recreation spaces.



THE SOLUTION | Aging Infrastructure

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SCHOOL	ADA UPGRADES	BUILDING SYSTEMS & INFRASTRUCTURE UPDATES							SITE UPDATES	
		Plumbing/HVAC/Electrical			Exterior Improvements		Interior Improvements			
		Restroom Updates	HVAC Improvements	Kitchen Updates	Roof Repairs	Partial Window Replacement	Partial Flooring Replacement	Partial Door Replacement	Paving/Concrete	Play Area/Courtyard
Elementary School / Discovery Charter	●	●	★	●	★	●	●	●	●	●
Intermediate/Middle School	●	●	●	★	●	●	●	●	★	
High School	●	●	★	●	★		★		●	

★ **Recently Completed Projects (funded by District):**

2014: A new parking lot between the elementary and middle schools was completed.

2015-16: HVAC and roofing were updated at the elementary and high schools, as well as kitchen updates at the middle school, as part of an energy efficiency project.

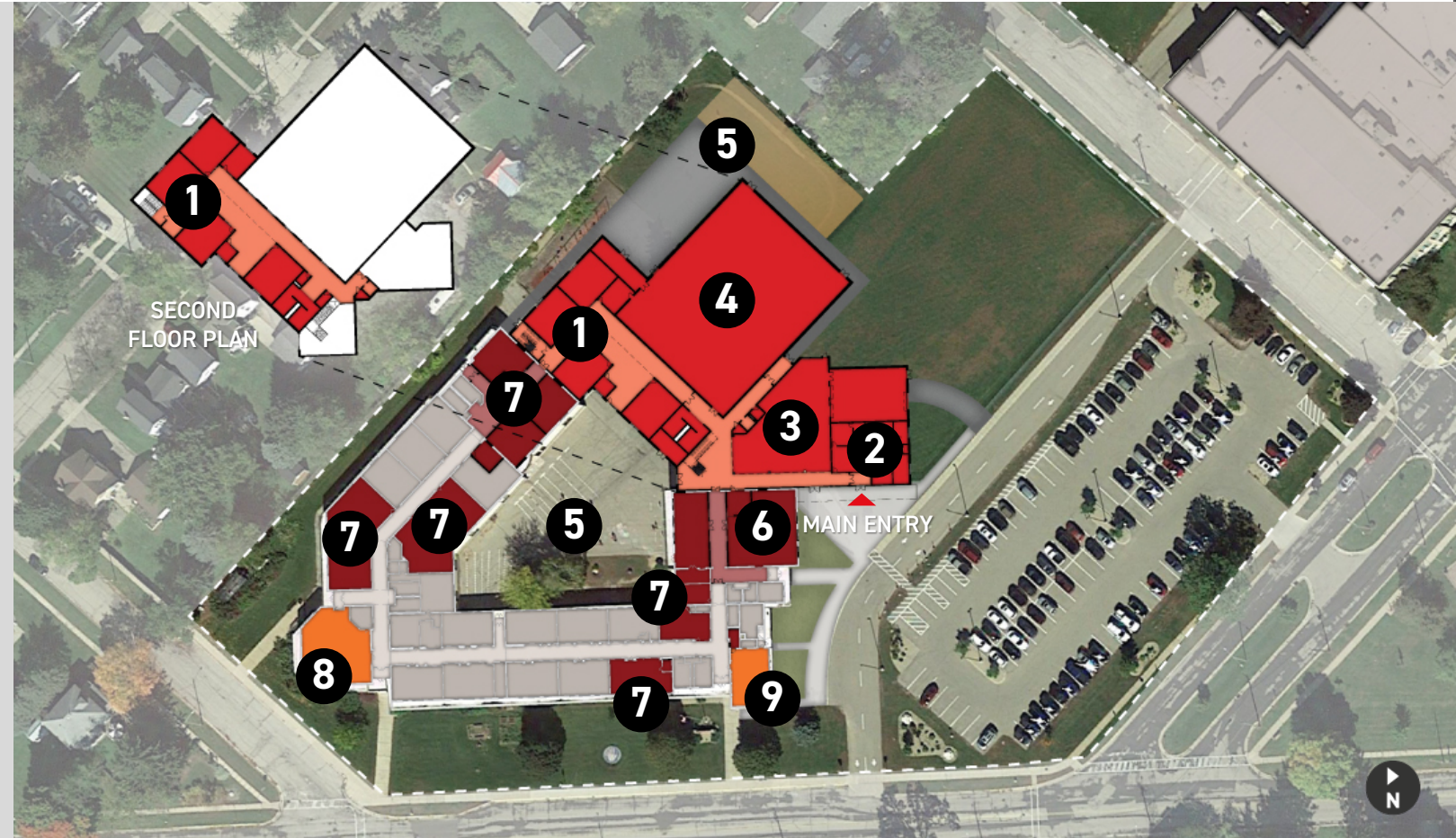
2017: Flooring was replaced throughout portions of the high school.



THE SOLUTION | Elementary School Plans

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- ❶ 2-Story Classroom Addition
- ❷ Office/Secure Entry Addition
- ❸ Cafeteria/Kitchen Addition
- ❹ 2-Court Gymnasium Addition
- ❺ New Playground Areas
- ❻ Renovation of Current Gymnasium to Library and Art
- ❼ Classroom Renovation
- ❽ Renovation of Current Library into Music Classroom
- ❾ Renovation of Music Room into 4K Classroom



CONCEPTUAL PLANS

EXISTING

LIGHT RENOVATION

RENOVATION

NEW CONSTRUCTION



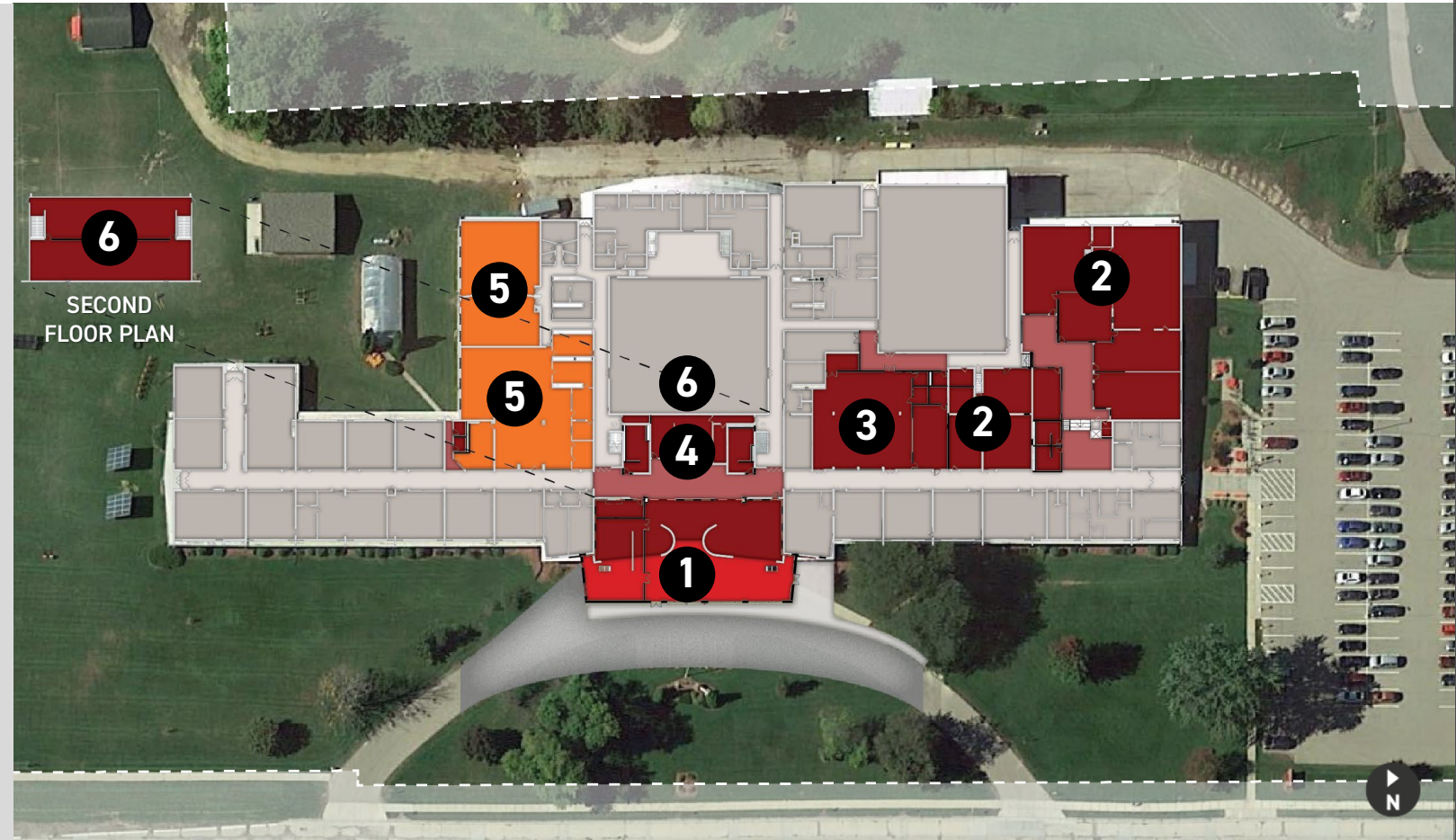
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THE SOLUTION | High School Plans

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- 1** Cafeteria/Kitchen/Event Lobby Addition and Renovation
- 2** Career Tech Ed (Shop), Agri-Science, Engineering, Art and Special Education Renovation
- 3** Renovation of Current Cafeteria/Kitchen into Weight/Fitness Center
- 4** Renovation of Bathroom and IT
- 5** Renovation of Library, Band and Choir
- 6** Replacement of Second Floor Bleachers



CONCEPTUAL PLANS

EXISTING

LIGHT RENOVATION

RENOVATION

NEW CONSTRUCTION



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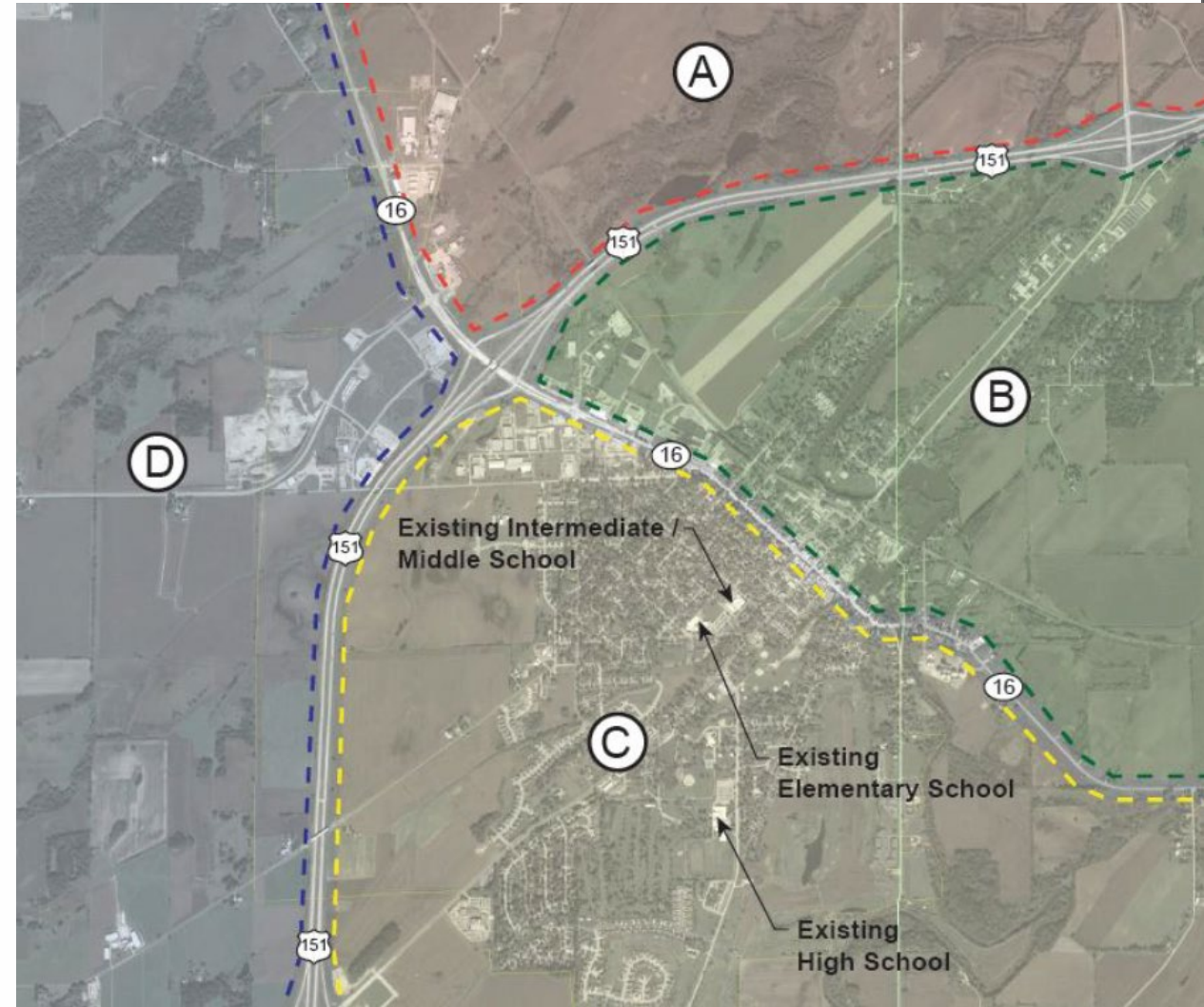
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THE SOLUTION | Land Purchase

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Acquire land for future development of a school and/or outdoor athletic and recreation spaces.

Community survey respondents suggested areas B and C as best locations.



THE SOLUTION | Cost Summary

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Elementary School / Discovery Charter

\$18.4 million

Intermediate / Middle School

\$1.9 million

High School

\$8.7 million

Land Purchase

\$1 million

Total:

\$30 million



THE QUESTION | As it will Appear on the Ballot

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Shall the Columbus School District, Columbia, Dodge and Dane Counties, Wisconsin be authorized to issue pursuant to Chapter 67 of the Wisconsin Statutes, general obligation bonds in an amount **not to exceed \$30,000,000** for the public purpose of paying the cost of a district-wide school facilities improvement program consisting of: construction of additions and renovations at the Elementary School and the High School; capital maintenance and infrastructure improvements at all district buildings; acquisition of land; and acquisition of furnishings, fixtures and equipment?

☐ YES

☐ NO





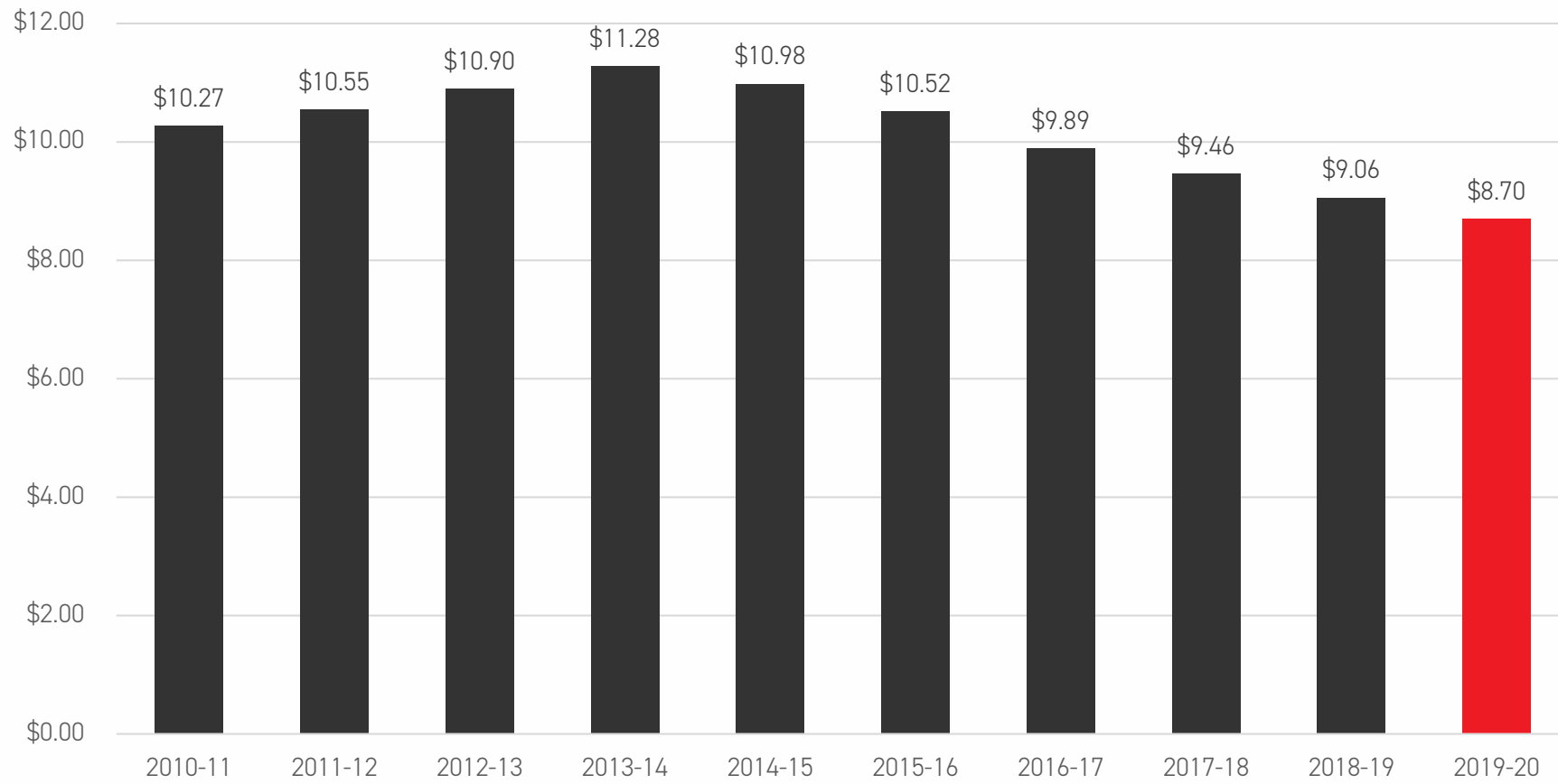
THE INVESTMENT

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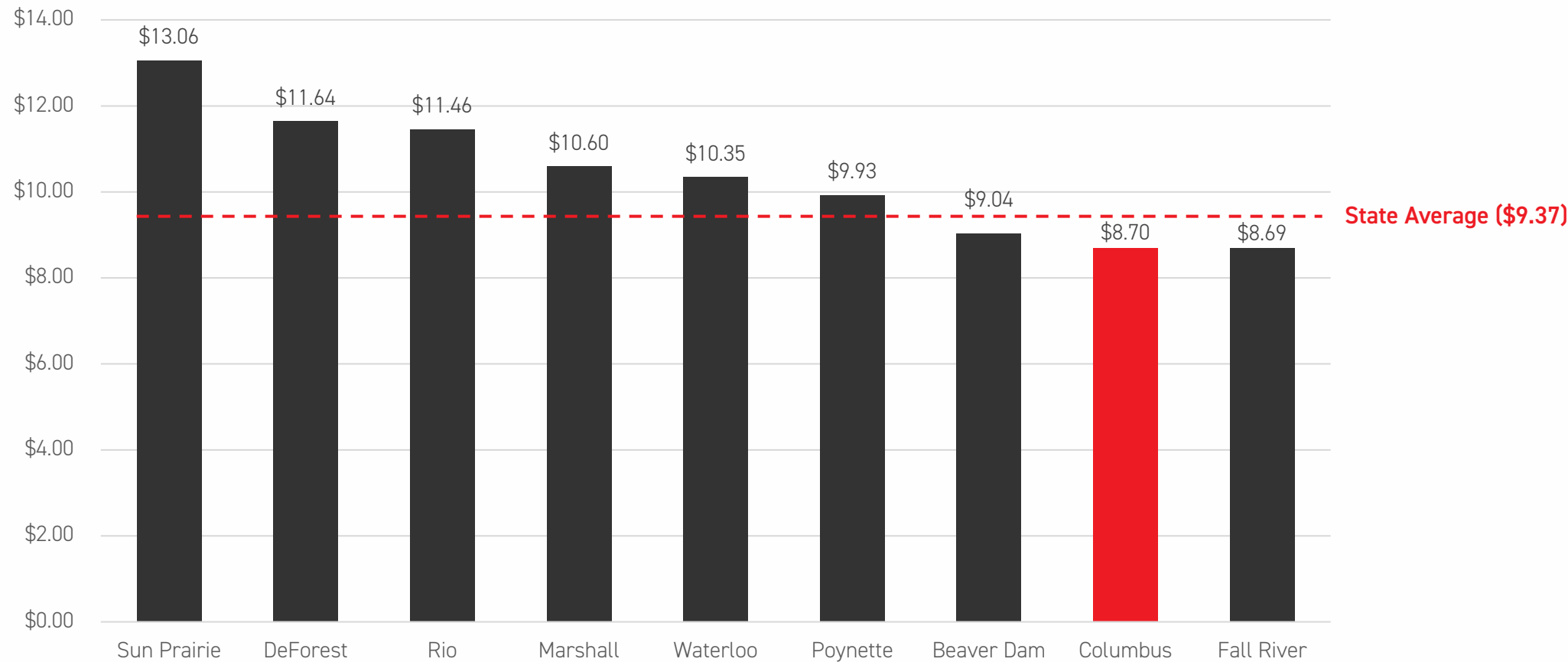
THE INVESTMENT | 10-Year Mill Rate History

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Since 2014, the District's mill rate, which is used to calculate property taxes, has decreased by \$2.58 (\$258.00 per \$100,000 of property value).



THE INVESTMENT | 2019-20 Area Mill Rate Comparison



THE INVESTMENT | Tax Impact

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Referendum Amount (mill rate per \$1,000)	\$30,000,000	
	\$1.62	
Fair Market Property Value	Estimated Annual	Estimated Monthly
\$100,000	\$162.00	\$13.50
\$200,000	\$324.00	\$27.00
\$300,000	\$486.00	\$40.50

Assumptions | Two-phased borrowing approach (2020 and 2021), each with a 20-year amortization; Estimated interest rates ranging from 3.50% to 3.75%; First tax impact will be noted on tax bills received in December 2020 (due in 2021); Estimated District Equalized Valuation Growth of 2.00% through 2021, 0.00% thereafter; and State Aid Reimbursement of 5% (current tertiary level). *Information provided by PMA Securities.*



THE INVESTMENT | Tax Impact Calculator

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ESTIMATED TAXPAYER IMPACT CALCULATOR

Enter Fair Market Property Value: \$

Annual Tax Impact: **\$0.00**

Monthly Tax Impact: **\$0.00**

Key Financial Assumptions:

- Two-phased borrowing approach (2020 and 2021), each with a 20-year amortization.
- Estimated interest rates ranging from 3.50% to 3.75%.
- First tax impact will be noted on tax bills received in December 2020 (due in 2021).
- Estimated District Equalized Valuation Growth of 2.00% through 2021, 0.00% thereafter.
- State Aid Reimbursement of 5% (current tertiary level).

Notes:

- Example tax impact is based on the Fair Market Property Value entered and does not factor any potential change in the individual property value.
- Example tax impact could be impacted by other variables, such as significant market or statutory changes, which may necessitate adjustments to the financing plans.
- If referendum is not approved, the mill rate may remain unchanged or decline in upcoming years.



FOR MORE INFORMATION

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CALL

920.350.0365



EMAIL

referendum@columbus.K12.wi.us



VISIT

www.columbus.k12.wi.us/referendum2020



INFORMATIONAL MEETINGS

Meetings will begin at 7:00 PM with a brief presentation, followed by Q&A and optional facility tours.

February 27

Elementary School

March 10

High School

March 26

Elementary School

