

# HENDERSON COUNTY SCHOOLS DISTRICT FACILITY PLAN

NEXT DFP DUE: DECEMBER 2021

## PLAN OF SCHOOL ORGANIZATION

1. Current Plan                    P, K-5, 6-8, 9-12
2. Long Range Plan            P, K-5, 6-8, 9-12

SCHOOL CENTERS	Status	Organization	<u>Student Enrollment</u> Capacity
1. Secondary			
a. Henderson County High School	Permanent	9-12 Center	2077/1709
b. KY Tech Career & Technology Education	Permanent	9-12 Center	n/a
c. Central Learning Center	Permanent	PS-12 Center	152
2. Middle			
a. Henderson County North Middle School	Permanent	6-8 Center	857/677
b. Henderson County South Middle School	Permanent	6-8 Center	791/620
3. Elementary			
a. Bend Gate Elementary School	Permanent	K-5 Center	542/583
b. Cairo Elementary School	Permanent	K-5 Center	307/307
c. Chandler Elementary School	Permanent	K-5 Center	341/450
d. East Heights Elementary School	Permanent	K-5 Center	587/525
e. Jefferson Elementary School	Permanent	K-5 Center	380/397
f. Niagara Elementary School	Permanent	K-5 Center	327/385
g. South Heights Elementary School	Permanent	K-5 Center	570/525
h. Spottsville Elementary School	Transitional	K-5 Center	517/494
		to be replaced Aug 2018	595/700
i. Preschool Building	Permanent	PS Center	300/400

## CAPITAL CONSTRUCTION PRIORITIES (Schedule after the 2018-2020 Biennium)

<p><b>1b. New Construction</b> to replace inadequate spaces; expand existing or new buildings for educational purposes; consolidate schools; or replace deteriorated facilities.</p> <p>1. New Elementary School 400 student capacity on a new site to be determined.</p>	<p><b>Eff. %</b></p> <p style="text-align: center;">49,216 sf</p>	<p><b>Cost Est.</b></p> <p style="text-align: right;">\$11,462,406</p>
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## CAPITAL CONSTRUCTION PRIORITIES (Schedule after the 2020-2022 Biennium)

<p><b>2c. Major renovation/additions of educational facilities;</b> including expansions, kitchens, cafeterias, libraries, administrative areas, auditoriums, and gymnasiums.</p> <p>1. Bend Gate Elementary School</p> <p>Major Renovation of 1959 &amp; 1972 Sections to include; site development, paving, parking, secure entrance, remodel casework at entrance, replace carpet, airlocks, snow guards, bird protections, roof replacement, remodel entire pod area, 4 resource rooms, FRC, PE storage and office, gym HVAC, HVAC &amp; controls replacement, power, lgt, electrical, plumbing, fire protection and annunciation systems, technology, ADA accessibility, phone upgrade.</p> <p>Construct:    1    Music Classroom                    800 sf.</p> <p>                  1    Art Classroom                                    800 sf.</p>	<p><b>Eff. %</b></p> <p style="text-align: center;">68,400 sf.</p>	<p><b>Cost Est.</b></p> <p style="text-align: right;">\$7,567,804</p> <p style="text-align: right;">\$251,784</p> <p style="text-align: right;">\$251,784</p>
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2	Cairo Elementary School	41,621 sf.				
Major Renovation of 1961 Section & Systems Upgrade to 1950 Section to include; site development, paving, secure entrance, airlocks, gym floor replacement, bleachers, parking, roof replacement, doors, hardware, ADA door pockets, drinking fountains, window replacement, remodel admin suite, remodel 2 resource, PE office, HVAC and controls replacement, electrical, lighting and controls, plumbing, fire protection and annunciation systems, fire alarm, technology, ADA accessibility, phone upgrade.						
Construct:		1	Conference	270 sf.	270 sf.	74% \$84,977
		1	Guidance Office	150 sf.	150 sf.	74% \$47,209
		1	Records Storage	150 sf.	150 sf.	74% \$47,209
		1	Resource Classroom	400 sf.	400 sf.	74% \$125,892
		1	Art Classroom	800 sf.	800 sf.	74% \$251,784
3	Central Learning Center	33,168 sf.				
Major Renovation to include; site development, paving, abate asbestos, roof replacement, interior gutter replacement, tuckpointing, carpet replacement, secure entrance, replace corridor walls to deck, doors, hardware and windows, interior finishes and accessories, HVAC and controls replacement, electrical, lighting and controls, plumbing, fire protection and annunciation systems, fire alarm, ADA accessibility for handrails, toilets, phone upgrade.						
\$4,258,555						
4	Chandler Elementary School	51,228 sf.				
Major Renovation to include, secure entrance, airlock, roof replacement, hardware, remodel for FRC, two resource rooms and PE office and storage, HVAC and controls replacement, fire protection and annunciation systems, fire alarm, ADA accessibility.						
Construct:		1	Art Classroom	800 sf.	800 sf.	74% \$251,784
\$4,781,500						
5	East Heights Elementary School	64,913 sf.				
Major Renovation of 1973 Section & Systems Upgrade of 1996 Section to include; site development, paving, secure entrance, replace folding wall in gym, gym bleachers, gym floor, replace carpet, roof replacement, doors, hardware, ADA door pockets, interior finishes and accessories, remodel entire pod area, remodel admin suite, add PE office and storage, remodel for custodial receiving and FRC, HVAC and controls replacement, electrical, lighting and controls, plumbing, fire protection and annunciation systems, fire alarm, ADA accessibility for toilets, drinking fountains, access to second level, phone upgrade .						
Construct:		1	Music Classroom	800 sf.	800 sf.	74% \$251,784
		1	Art Classroom	800 sf.	800 sf.	74% \$251,784
		1	Standard Classroom	800 sf.	800 sf.	74% \$251,784
6	Henderson County High School	314,690 sf.				
Major Renovation to include; site development to include acquisition of property to allow egress to the site to offer additional space for district services, paving, relocate storage bldg., tuckpointing, roof replacement, remove skylight, secure entrance, enclose breezeways, band and vocal acoustics, covered canopy at kitchen, overhead doors in CTE, doors, hardware, ADA door pockets, and windows, interior finishes and accessories, HVAC and controls upgrade, electrical, lighting and controls, plumbing, fire protection and annunciation systems, fire alarm, ADA accessibility for toilets, drinking fountains, phone upgrade. Relocate Health Science to existing Child Care areas, relocate Testing to current Marketing Area, Engineering to current Admin. area., Admin. area to current Engineering.						
\$29,857,572						

7	Henderson County North Middle School					101,699 sf.		
	Major Renovation of 1953 & 1970 Sections & Systems Updgrade to 1999 Addition to include; site development, drainage, paving, roof replacement, exit doors at boys toilets, abate asbestos, doors, hardware, storefronts and windows, interior finishes and accessories, secure entrance, remodel for YSC, 3 science rooms, add toilet to first aid, upgrade Life Skills, office admin remodeling, gym floor, bleachers, lighting, lockers, gym HVAC, replace carpet, airlocks, HVAC and controls replacement, electrical, lighting and controls, plumbing, fire protection and annunciation systems, fire alarm, ADA accessibility for elevator, toilets, handrails, phone upgrade.							\$9,383,353
Construct:	6	Standard Classrooms	750 sf.	4,500 sf.	71%		\$1,519,225	
	1	Resource Room	375 sf.	375 sf.	71%		\$126,602	
	1	Art Classroom	1,200 sf.	1,200 sf.	71%		\$405,127	
	1	Science Classrooms	1,000 sf.	1,000 sf.	71%		\$337,606	

8	Henderson County South Middle School					122,699 sf.		
	Major Renovation of 1952 & 1982 Sections & Systems Upgrade to 1990 Addition to include; site development, paving, asbestos abatement, repair of gym steps and concrete columns, control joints in music wing, wall repair at second floor, roof replacement, secure entrance, media furnishings, cafeteria steps, add toilets at basement, remodel for computer lab, FRC, add change room, remodel guidance, doors, hardware and windows, interior finishes and accessories, HVAC and controls replacement, electrical, lighting and controls, plumbing, fire protection and annunciation systems, fire alarm, exhaust in locker rooms, ADA accessibility for handrails, guardrails, phone upgrade.							\$9,488,114
Construct:	1	Computer Lab	900 sf.	900 sf.	71%		\$303,845	
	1	Media Center Addition	1,339 sf.	1,339 sf.	71%		\$452,054	

10	Niagara Elementary School					41,529 sf.		
	Major Renovation of 1959 Section & Systems Upgrade to 1990 Addition to include; site development, paving, roof replacement, doors, hardware, ADA door pockets, secure entrance, add bleachers, upgrade kitchen equipment, remodel for FRC, first aid, records, curriculum and conference rooms, custodial receiving, interior finishes and accessories, HVAC and controls replacement, electrical, lighting and controls, plumbing, fire protection and annunciation systems, fire alarm, ADA accessibility for toilets, drinking fountains, phone upgrade.							\$3,902,728
Construct:	5	Resource Room	400 sf.	2,000 sf.	74%		\$629,459	
	1	Art Classroom	800 sf.	800 sf.	74%		\$251,784	
	1	Music Classroom	800 sf.	800 sf.	74%		\$251,784	
	1	Gymnasium	5,500 sf.	5,500 sf.	74%		\$1,731,014	

11	South Heights Elementary School					57,253 sf.		
	Major Renovation to include; site development, paving, concrete caulk joints, bollards at water meter, roof replacement w/ snow guards, soffit repair, window sill repair, doors, hardware, ADA door pockets, secure entrance, add bleachers, add freezer in kitchen, replace carpet, airlocks, remodel for FRC, Asst princ office, change room in FMD, interior finishes and accessories, HVAC and controls replacement, electrical, lighting and controls, sound system, plumbing, fire protection and annunciation systems, fire alarm, ADA accessibility, phone upgrade.							\$6,484,852
Construct:	6	Resource Room	400 sf.	2,400 sf.	74%		\$755,351	
	1	Art Classroom	800 sf.	800 sf.	74%		\$251,784	
	1	Gymnasium	5,500 sf.	5,500 sf.	74%		\$1,731,014	
	1	PE Office/Storage	400 sf.	400 sf.	74%		\$125,892	

**2d. KERA Strands New Additions:** Preschool, SBDM Office & Conf., Fam. Res. **Eff. %** **Cost Est.**

1	District White Board Initiative							
	Provide fixed active boards and projectors in all classrooms district wide with wireless capability for hand-held student assessments and remote operation.							
Construct:	50	Interactive Smart Boards		\$6,500 per clrm.			\$325,000	

<b>CAPITAL CONSTRUCTION PRIORITIES (Regardless of Schedule)</b>
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<b>3. Construction of non-educational additions</b> or expansions including; kitchen, cafeterias, administrative areas, auditoriums and gymnasiums.			<b>Eff. %</b>	<b>Cost Est.</b>
<b>4. Management support areas;</b> Construct, acquisition, or renovation of central offices, bus garages, or central stores			<b>Eff. %</b>	<b>Cost Est.</b>
1. Central Office				
Major Renovation to include; demolition of existing bldg., data networking for district, and district wide telephone system upgrade in new bldg.				\$270,654
Construct: Construct a new central office facility.	25,000 sf.		74%	\$5,822,500
2. Maintenance Bldg.	13,377 sf.			
Major renovation to include; roof repair, secure entrance, ADA toilets, doors, hdwe, asphalt paving, fire protection, upgrade lighting and emergency lights, provide fire alarm and A/V devices, phone upgrade.				\$314,253
3. Central Bus Garage	8,103 sf.			
Major Renovation to include; roof replacement, ADA toilets, doors, hdwe, replace windows, asphalt paving, add fire protection, add handrails, secure entrance, upgrade bus heater/power, rework drainage, provide emergency lighting, phone system and upgrade electric power, phone upgrade.				\$561,245
Construct: 1 Training Room	500 sf.	500 sf.	74%	\$114,660
4 Warehouse Bldg.	6,600 sf.			
Major renovation to include; construct toilets, secure entrance, ADA hardware/doors, asphalt paving, upgrade lighting and ventilation and controls.				\$114,367
5 Academy/Central Server Bldg.	5,520 sf.			
Major renovation to include; ADA toilets, doors/hdwe, asphalt paving, upgrade fire alarm, exterior security lighting, and exhaust/ventilation in exterior toilets.				\$115,536
6 Central Storage				
Construct: Construct a new central storage facility.	5,000 sf.		74%	\$1,246,050
7 Central Frozen Food Storage				
Construct: Construct a new central food storage facility.	5,000 sf.		74%	\$1,246,050

<b>DISTRICT NEED</b>	<b>\$124,643,961</b>
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<b>5. Discretionary Construction Projects;</b> Functional Centers; Improvements by new construction or renovation.				
Estimated Costs of these projects will not be included in the FACILITY NEEDS ASSESSMENT TOTAL.				
1. Academy Building	5,520 sf.			
Construct: Outdoor 800 sf storage/concession for stadium				\$199,368
2 Archery Building	10,740 sf.			
Major renovation to include; asphalt paving and lighting				\$40,000
3 Baseball Practice Facility	2,880 sf.			
Major renovation to include; upgrade HVAC and controls, upgrade electrical power and lighting.				\$50,389
Construct: 1 Storage Room	500 sf.	500 sf.	74%	\$124,605
2 Restrooms	50 sf.	100 sf.	74%	\$29,700
1 Equipment Room	300 sf.	300 sf.	74%	\$74,763

4	Baseball Press Box			1,230 sf.				
	Major renovation to include; ADA toilet remodeling, ADA doors, hdwe							\$110,701
5	Football Press Box			14,830 sf.				
	Major renovation to include; ADA toilet remodeling, ADA doors, hdwe, ADA drinking fountains, repair roof leaks, rework drainage/asphalt, asphalt paving, upgrade lockers, and equipment, add fire suppression, backflow preventers, fire alarm, A/V devices, upgrade lighting and controls, power, service entry, HVAC and controls, exhaust and ventilation.							\$1,609,851
6	Soccer Press Box			742 sf.				
	Major renovation to include; ADA toilet remodeling, ADA doors, hdwe, add service drive to bldg.							\$71,110
7	Tennis Bldg.			557 sf.				
	Major renovation to include; ADA toilet remodeling							\$36,350
8	Visitor Toilet - Football Stadium			592 sf.				
	Major renovation to include; upgrade lighting on exterior, ventilation/exhaust system, and power. ADA doors/hdwe.							\$15,184
9	Red Storage Building			2,880 sf.				
	Major renovation to include; security lighting on exterior							\$4,199
11.	Henderson County High School			314,690 sf.				
	Construct:	6	Standard Classrooms	750 sf.	4,500 sf.	68%	\$1,684,191	
		4	Science Classrooms	1,000 sf.	4,000 sf.	68%	\$1,497,059	
		2	Science Lecture Labs	1,625 sf.	3,250 sf.	68%	\$1,216,360	
		2	Computer Labs	1,280 sf.	2,560 sf.	68%	\$958,118	
		1	Resource Room	375 sf.	375 sf.	68%	\$140,349	
		1	Marketing Lab Suite	1,600 sf.	1,600 sf.	68%	\$598,824	
		1	Engineering Addition	500 sf.	500 sf.	68%	\$187,132	
		1	Auditorium (2000 seat)		6,500 sf.	68%	\$2,432,721	
12.	Henderson County North Middle School			101,699 sf.				
	Construct:	2	Science Classrooms	1,000 sf.	2,000 sf.	71%	\$675,211	
		1	Conference	270 sf.	270 sf.	71%	\$91,154	
		5	Admin Offices	150 sf.	750 sf.	71%	\$253,204	
13.	Henderson County South Middle School			122,699 sf.				
	Construct:	1	First Aid	150 sf.	150 sf.	71%	\$50,641	
		1	Conference	270 sf.	270 sf.	71%	\$91,154	
		1	Records Room	150 sf.	150 sf.	71%	\$50,641	
		1	Curriculum Office	150 sf.	150 sf.	71%	\$50,641	
14.	Bend Gate Elementary School			68,400 sf.				
	Construct:	1	Computer Lab	800 sf.	800 sf.	74%	251,784	