

Oyster Bay – East Norwich Central School District



21st Century Improvements at OBEN

October 26, 2021

Oyster Bay – East Norwich Central School District

WHY

the need now for a capital project?





WHY

We must prepare students
for a future we can neither
describe nor predict

David Warlick

Oyster Bay - East Norwich Central School District



WHY

We have to think about the **future...**
for the past 30 years just
the color changed!!!



Oyster Bay - East Norwich Central School District



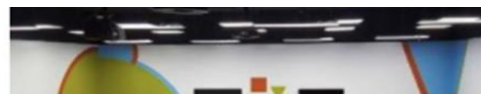
WHY



Oyster Bay - East Norwich Central School District



WHY



Instructional materials are different



Teaching and learning is changing!!!



The structure is different





WHY



Oyster Bay – East Norwich Central School District

Oyster Bay – East Norwich Central School District

Our Facilities

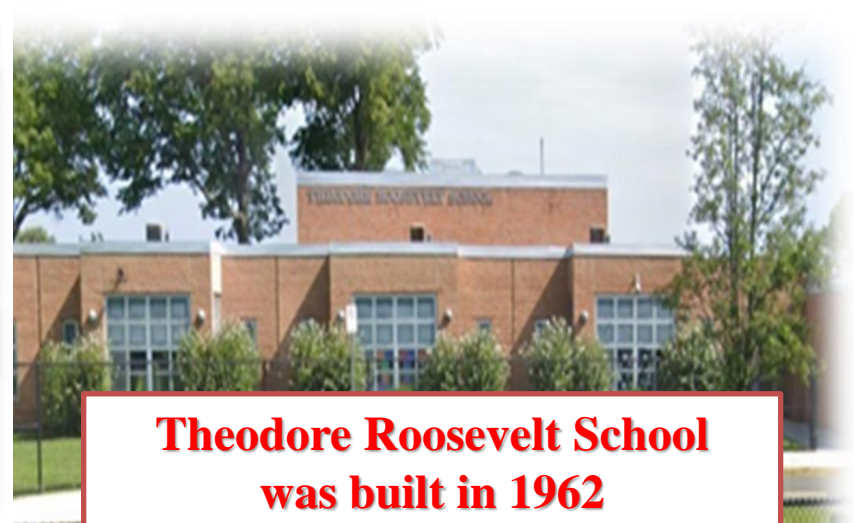




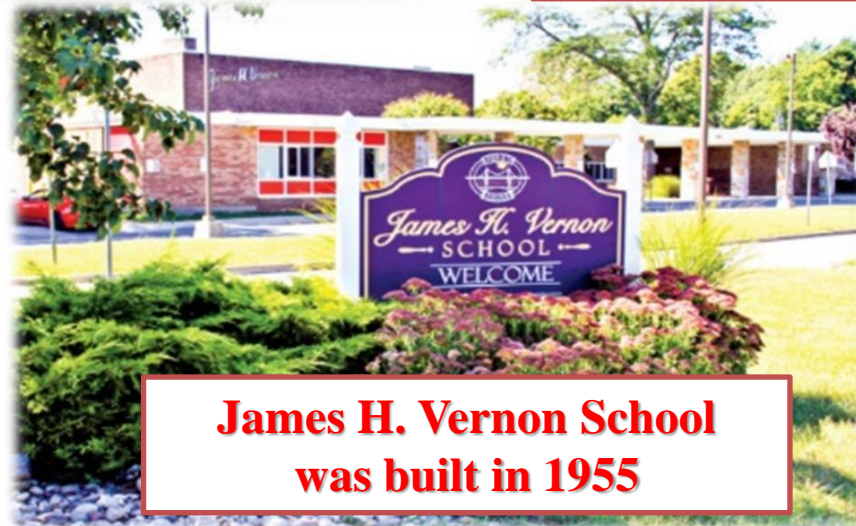
Oyster Bay – East Norwich Central School District



**Oyster Bay High School
was built in 1929**



**Theodore Roosevelt School
was built in 1962**



**James H. Vernon School
was built in 1955**

Oyster Bay – East Norwich Central School District

Oyster Bay – East Norwich Central School District

Scope of Work by Schools



Oyster Bay – East Norwich Central School District

Oyster Bay High School





Oyster Bay High School

- Innovation lab by the library
- 21st Century Classrooms
- Turf Field
- Enhance Main Entrance

- *Window repairs*
- *Repair acid waste tank in boiler room*
- *Repair and replace leaking roof drain lines*
- *Emergency security and lighting upgrade*
- *Upgrade interior door hardware*
- *Overall internal piping insulation*
- *Upgrade fire command panel*
- *Create areas of rescue on each floor*
- *Enhance auditorium PA system*



Please note items in RED are from the BUILDING CONDITION SURVEY

Oyster Bay – East Norwich Central School District



Current Rooms by the Library



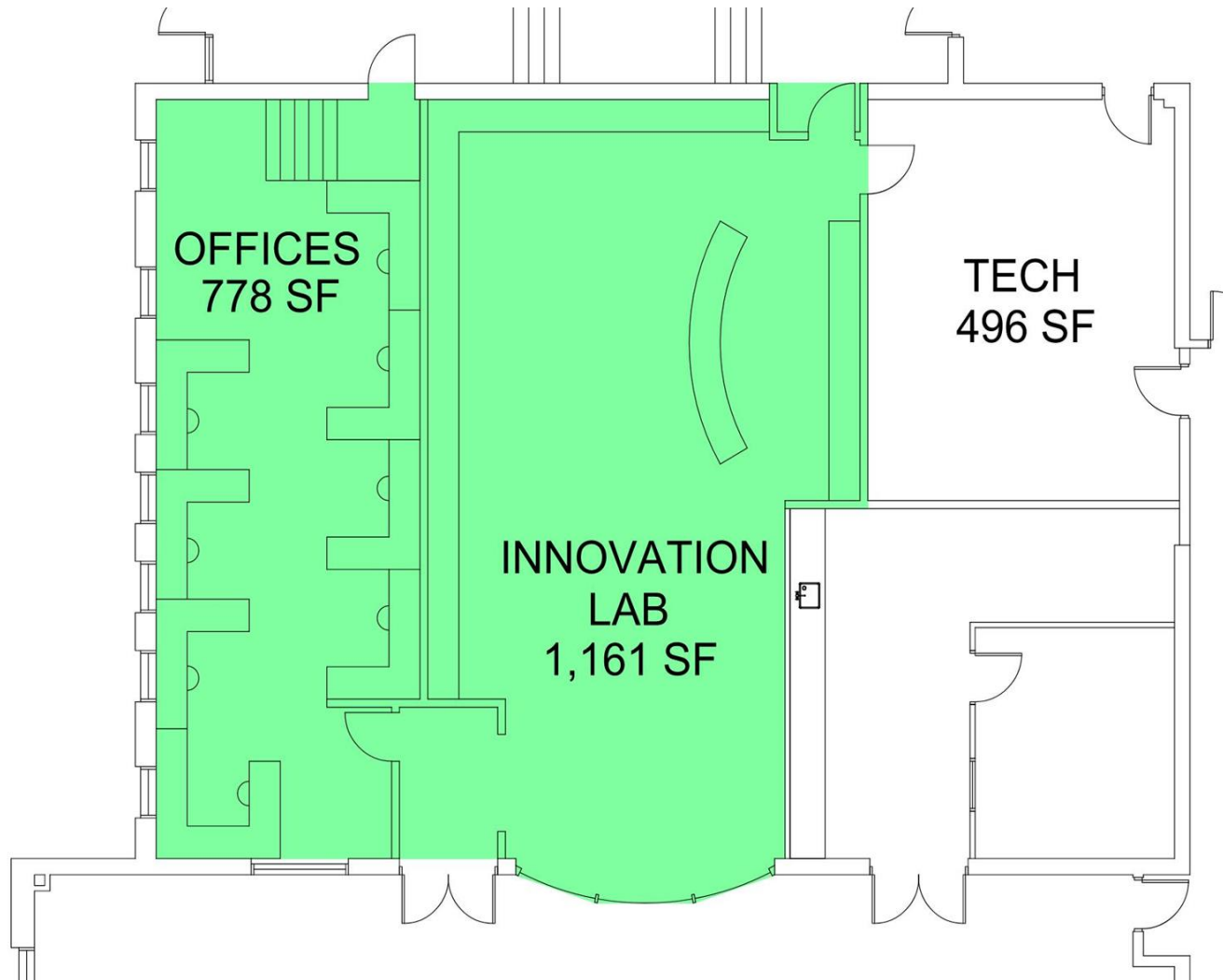
Presently not utilized
for learning



Oyster Bay – East Norwich Central School District



Innovation Lab by the Library



Oyster Bay – East Norwich Central School District



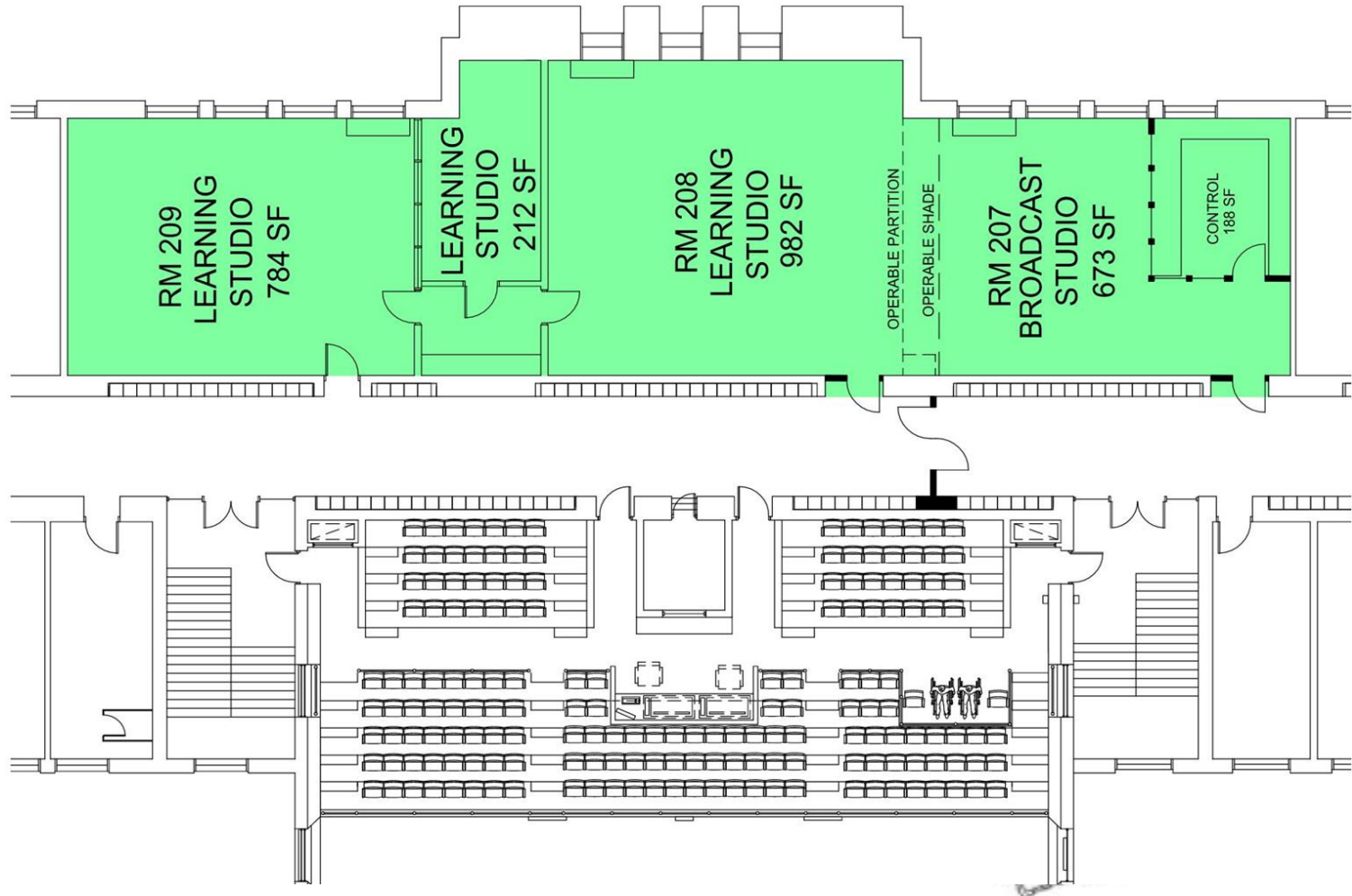
Concept Ideas for Innovation Lab by the Library



Oyster Bay – East Norwich Central School District



21st Century Classrooms



Oyster Bay – East Norwich Central School District



Current Classroom



Oyster Bay – East Norwich Central School District



Concept Ideas for 21st Century Classrooms



Oyster Bay – East Norwich Central School District



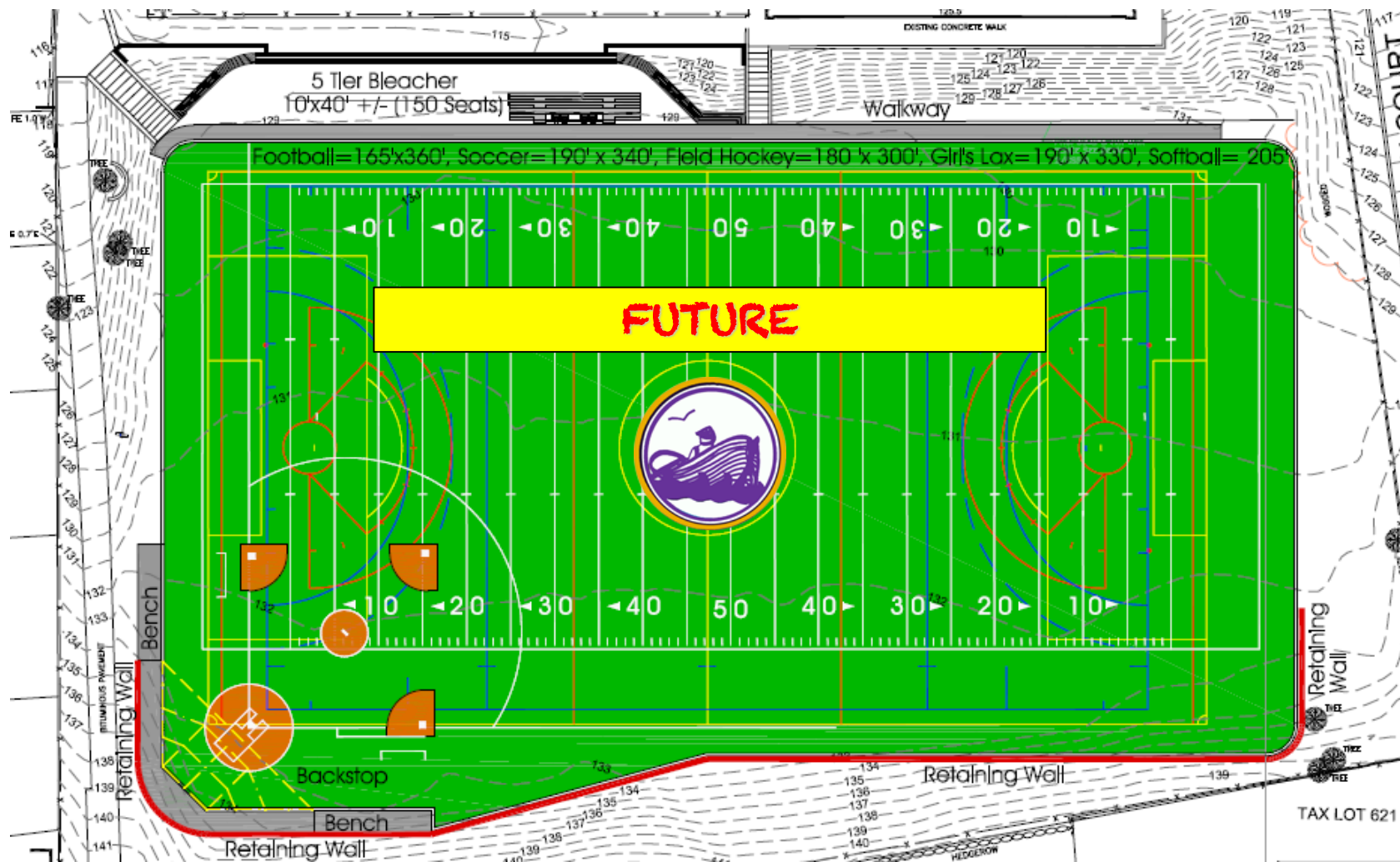
Current Field at High School



Oyster Bay – East Norwich Central School District



Turf Field



Oyster Bay – East Norwich Central School District



Main Entrance



Oyster Bay – East Norwich Central School District

Oyster Bay – East Norwich Central School District

James H. Vernon School





James H. Vernon School

- Building extension for music wing
- Renovation of current music classrooms
- Butler building renovation
- New ground department storage
- Cafeteria renovation

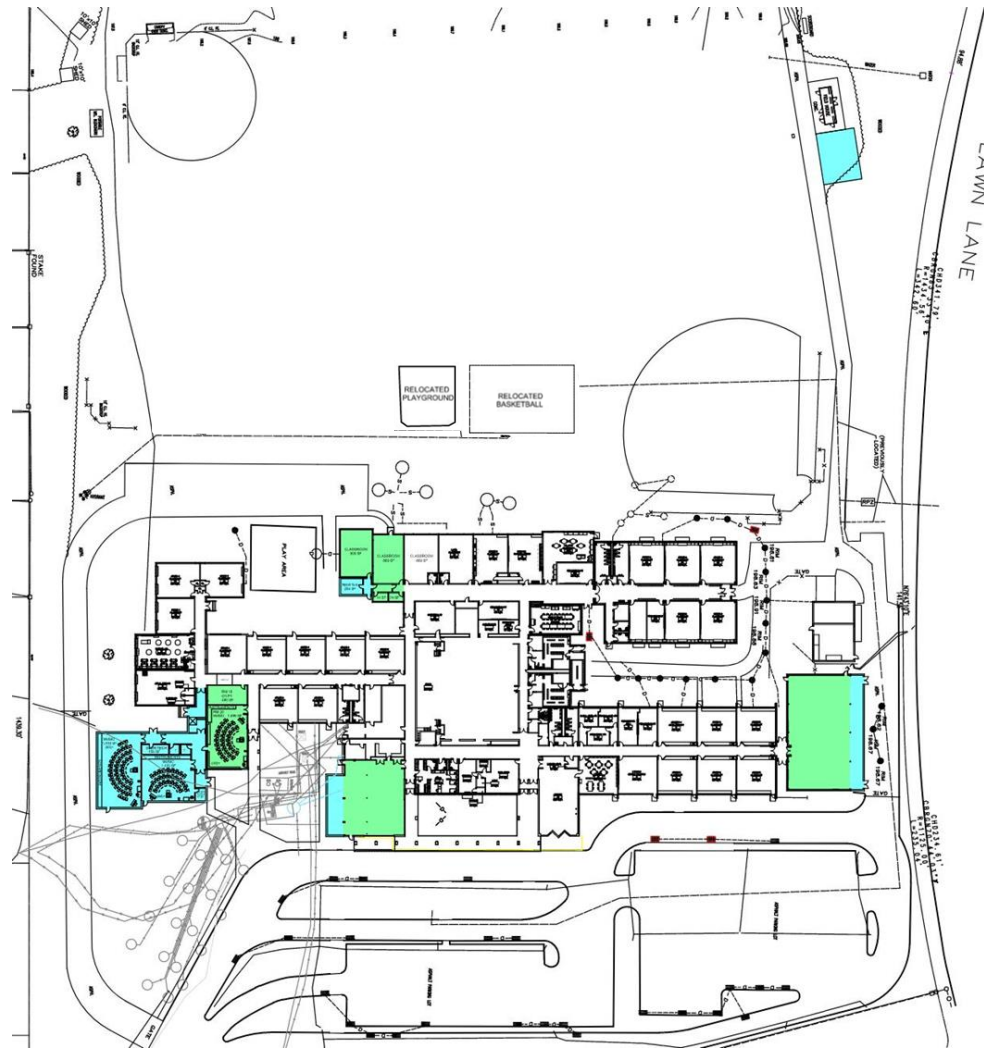
- Install safety glass in main office
- Install natural gas leak detection system
- Upgrade interior door hardware



Please note items in RED are from the BUILDING CONDITION SURVEY



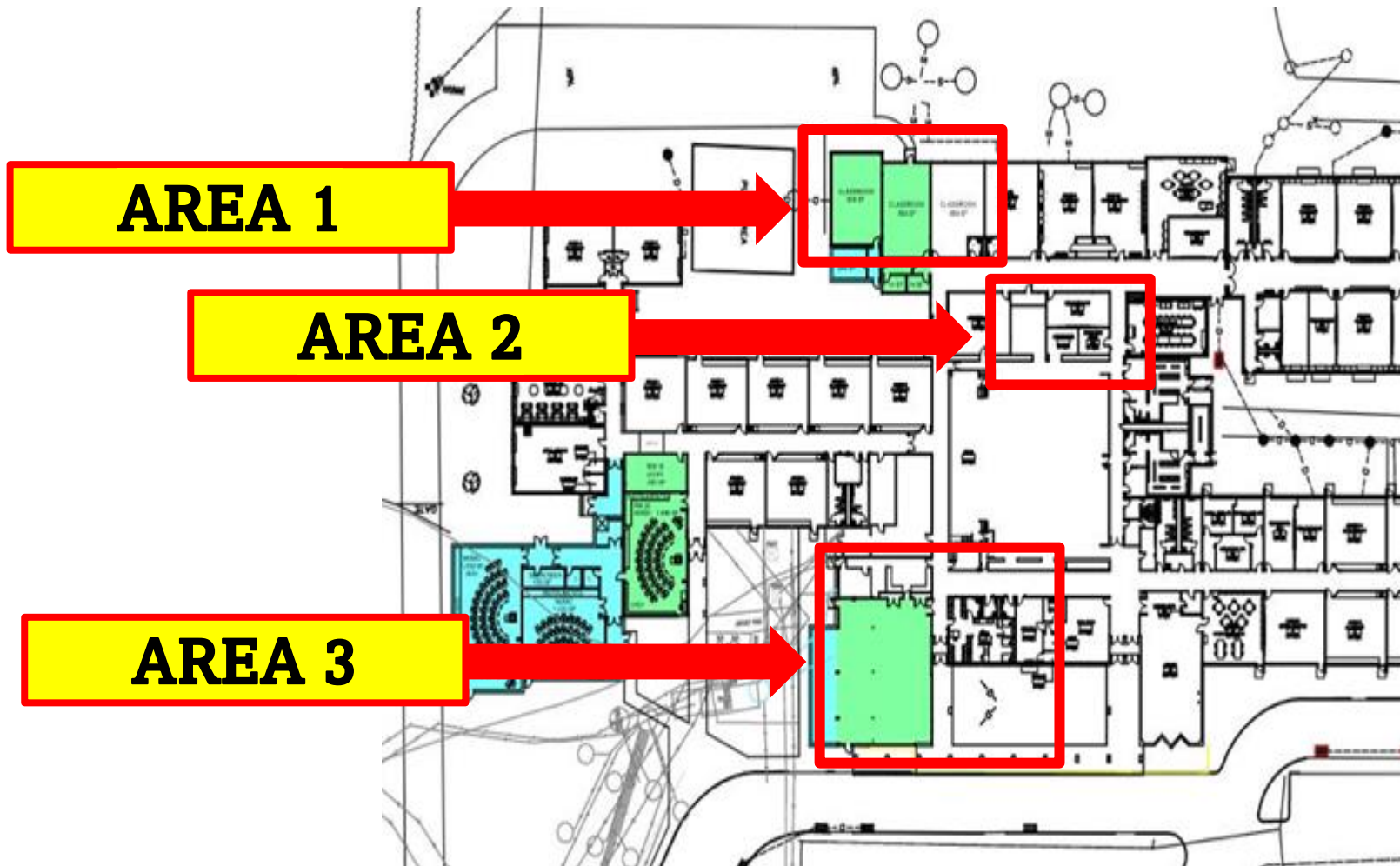
Overall Scope of Work for Vernon



Oyster Bay – East Norwich Central School District



Music Space Currently Used



Oyster Bay - East Norwich Central School District



Music Space Currently Used



Oyster Bay – East Norwich Central School District



Music Space Currently Used



Oyster Bay – East Norwich Central School District



Music Space Currently Used



Oyster Bay - East Norwich Central School District



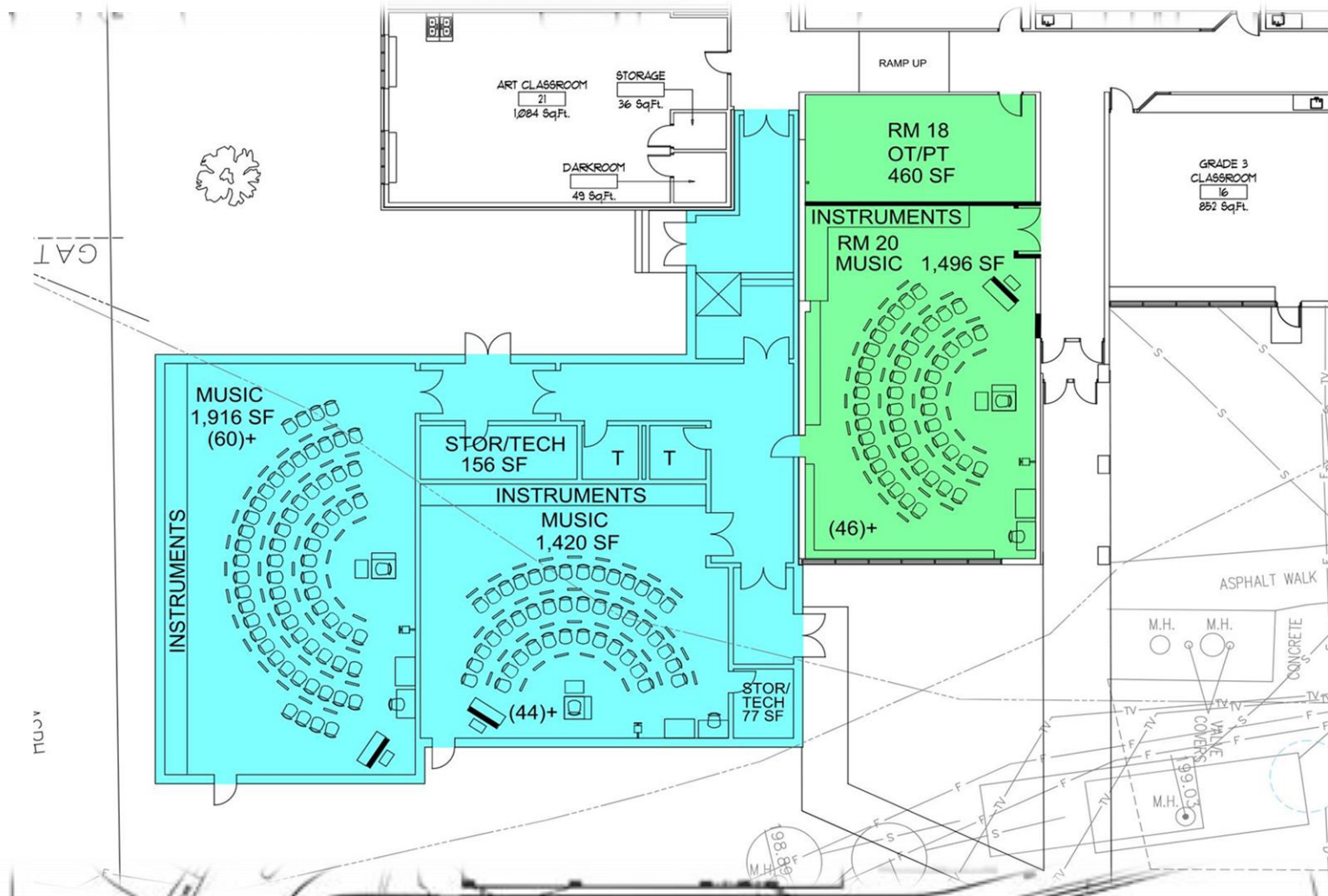
Music Space Currently Used



Oyster Bay – East Norwich Central School District



Building Extension for Music Wing



Oyster Bay - East Norwich Central School District



Concept Ideas for Music Wing



Oyster Bay - East Norwich Central School District



Butler Building Renovation



Oyster Bay – East Norwich Central School District



Butler Building Renovation



Oyster Bay – East Norwich Central School District



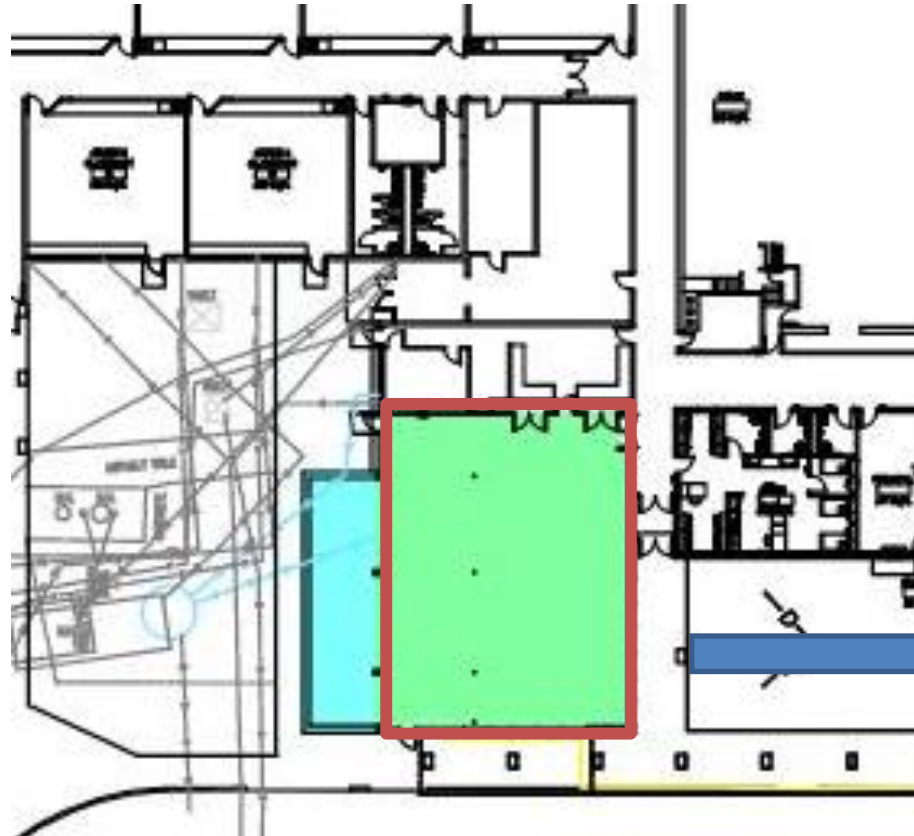
Concept Ideas for Butler Building Renovation



Oyster Bay – East Norwich Central School District



Cafeteria Renovation



**CURRENT IN
RED**

Oyster Bay – East Norwich Central School District



Cafeteria Renovation



Oyster Bay – East Norwich Central School District



Concept Ideas for Cafeteria Space



Oyster Bay – East Norwich Central School District

Oyster Bay – East Norwich Central School District

Theodore Roosevelt School





Theodore Roosevelt School

- Building extension for learning spaces
- Upgrade interior door hardware
- Replace heating/cooling unit in one room
- Install natural gas leak detection system
- Create areas of rescue on each floor
- Repair rooftop air conditioning units



**Please note items in RED are from the
BUILDING CONDITION SURVEY**



Theodore Roosevelt School – Building Extension



Oyster Bay – East Norwich Central School District



Some of the Current Spaces Used for Instruction at TR

AREA 1 Closet



Oyster Bay – East Norwich Central School District



Some of the Current Spaces Used for Instruction at TR

AREA 2 Stage

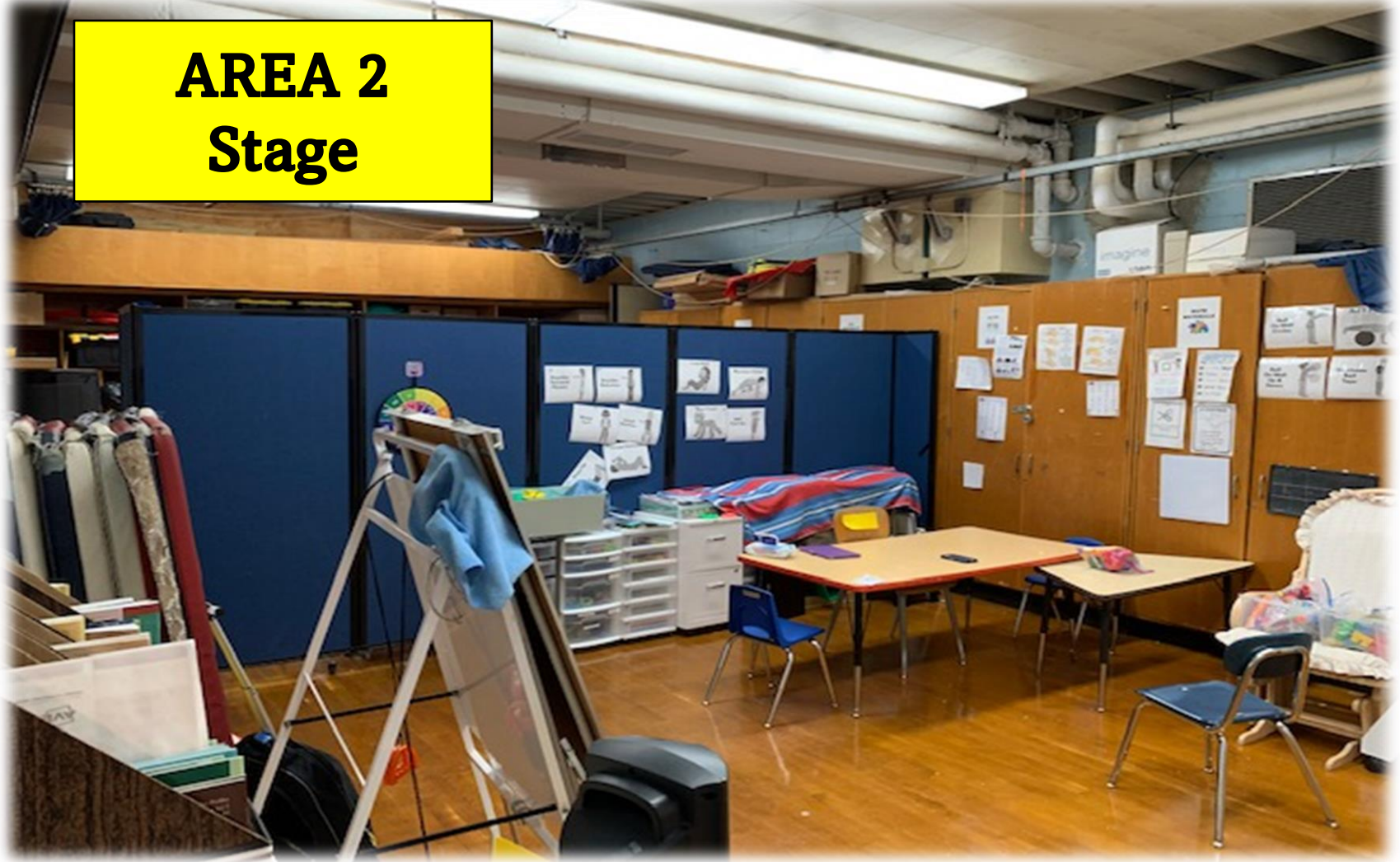


Oyster Bay – East Norwich Central School District



Some of the Current Spaces Used for Instruction at TR

AREA 2 Stage

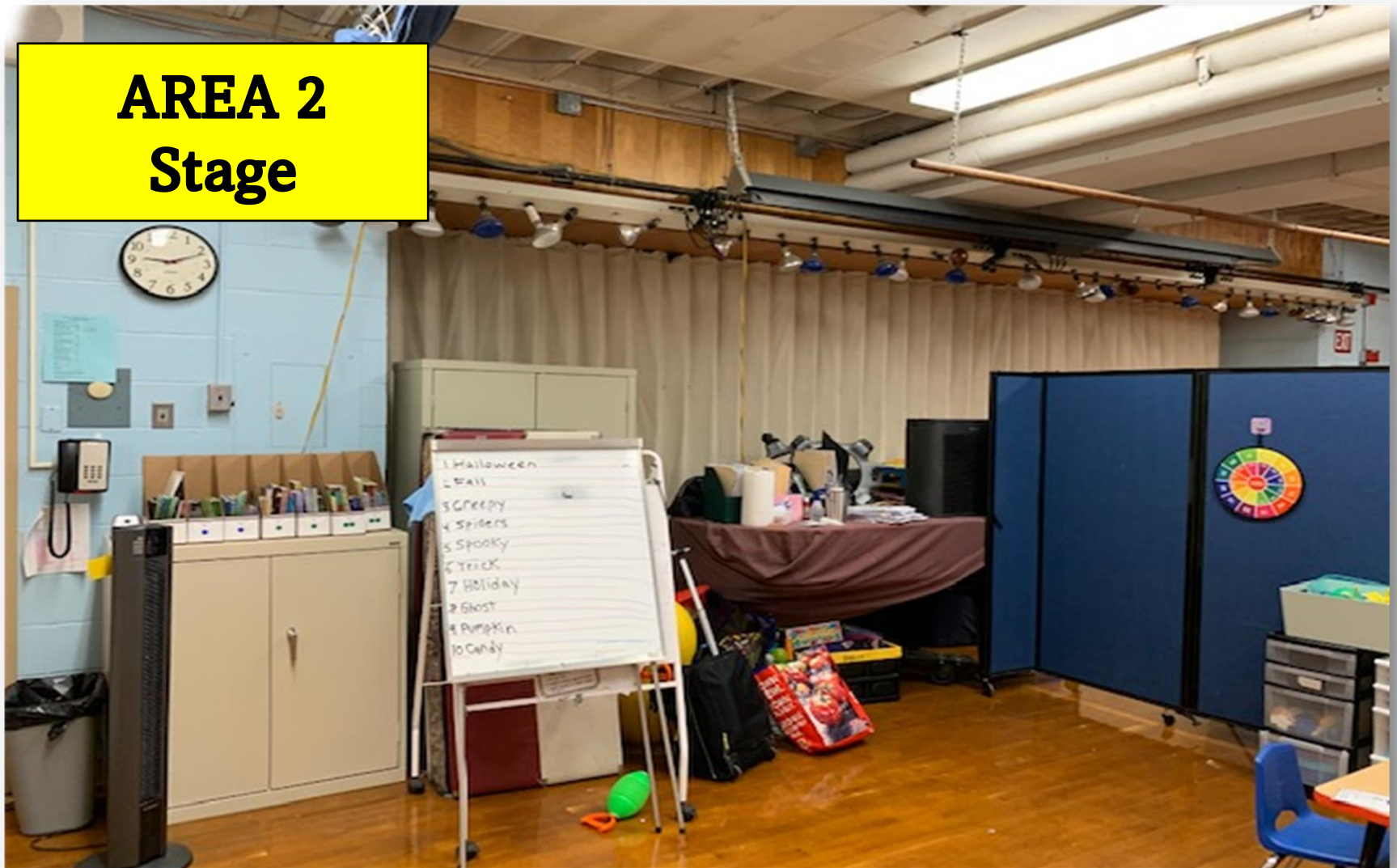


Oyster Bay – East Norwich Central School District



Some of the Current Spaces Used for Instruction at TR

AREA 2 Stage

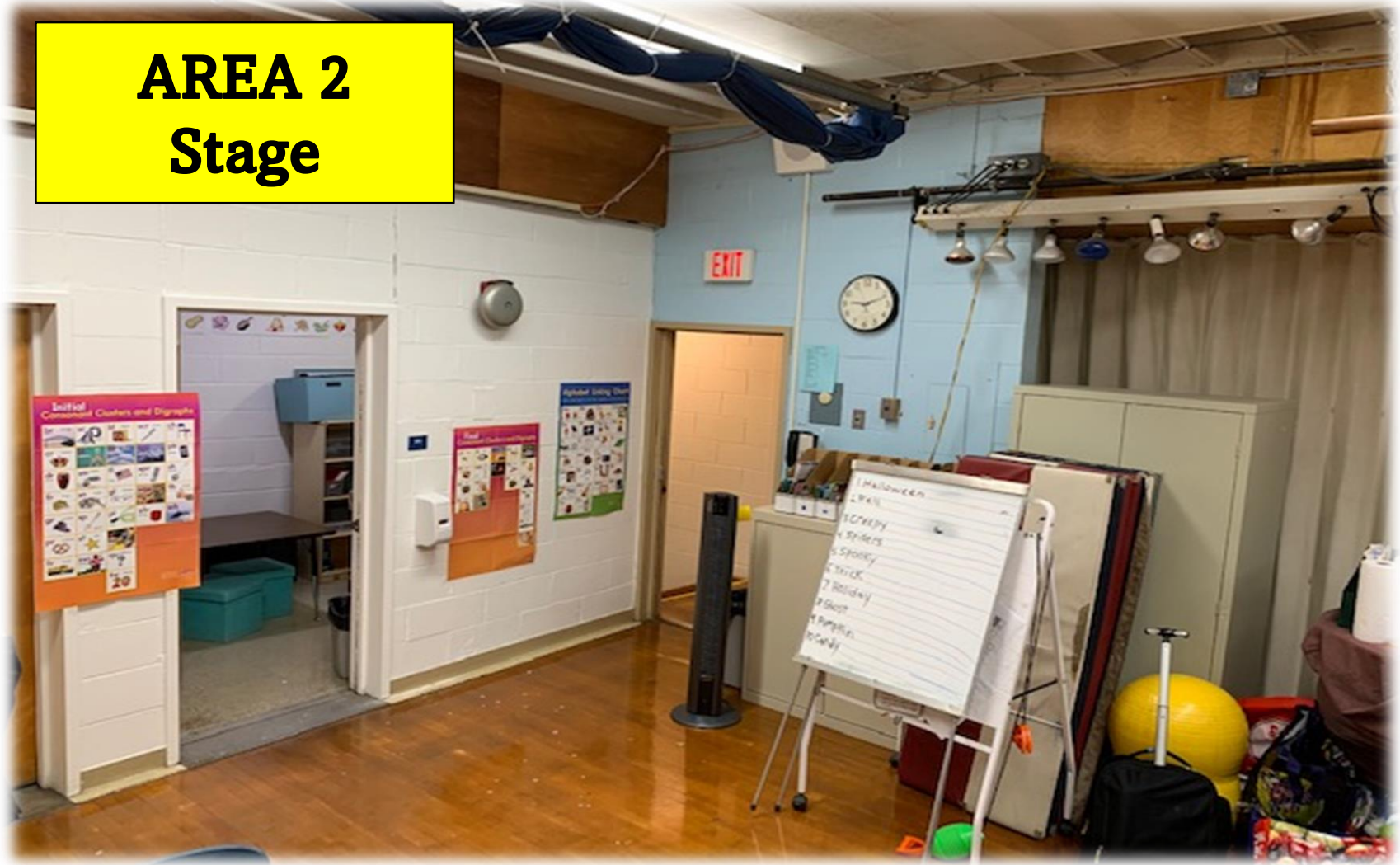


Oyster Bay – East Norwich Central School District



Some of the Current Spaces Used for Instruction at TR

AREA 2 Stage



Oyster Bay – East Norwich Central School District



Current Makerspace Environment at TR

AREA 3 Makerspace

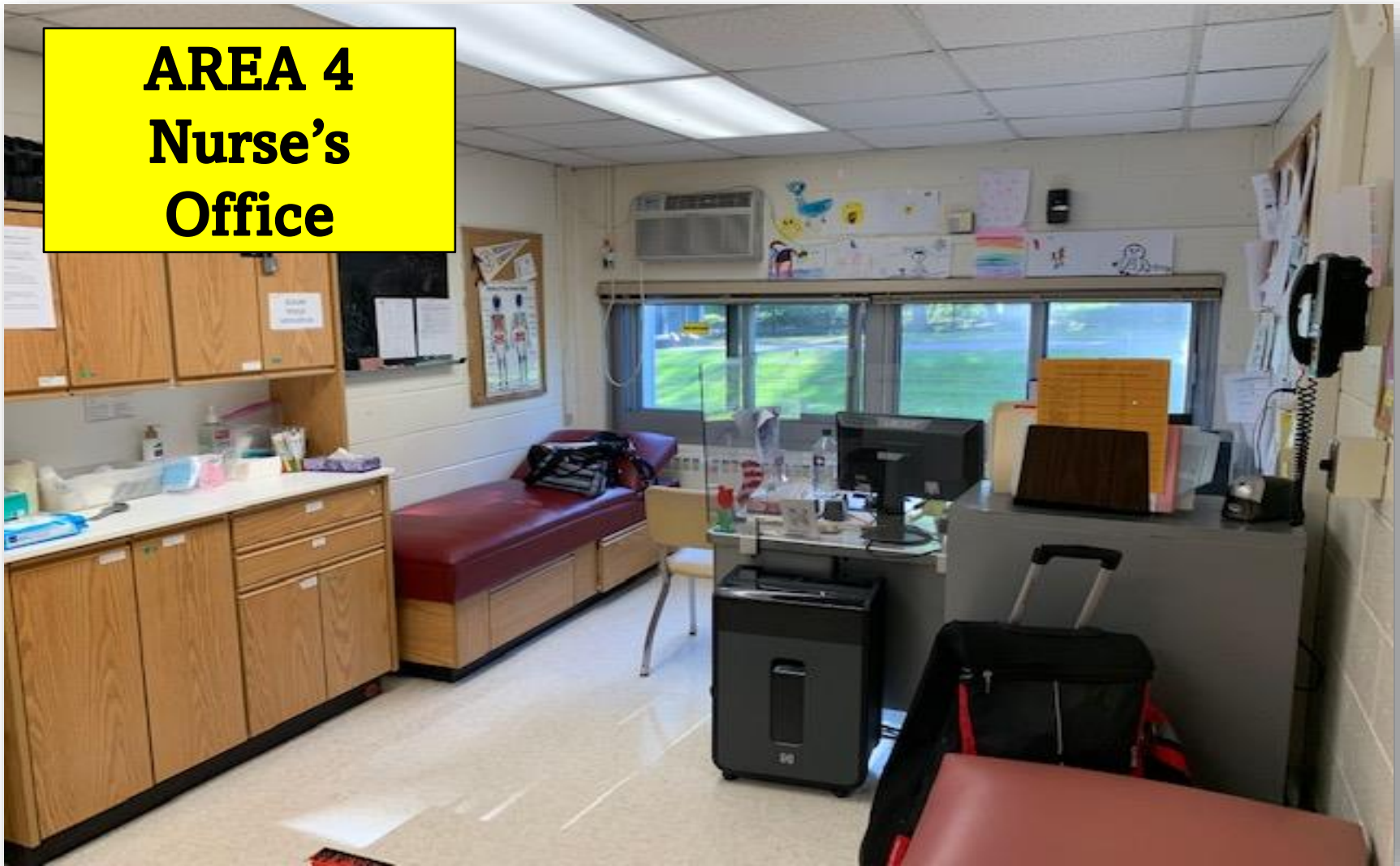


Oyster Bay – East Norwich Central School District



Current Nurse's Office at TR

**AREA 4
Nurse's
Office**

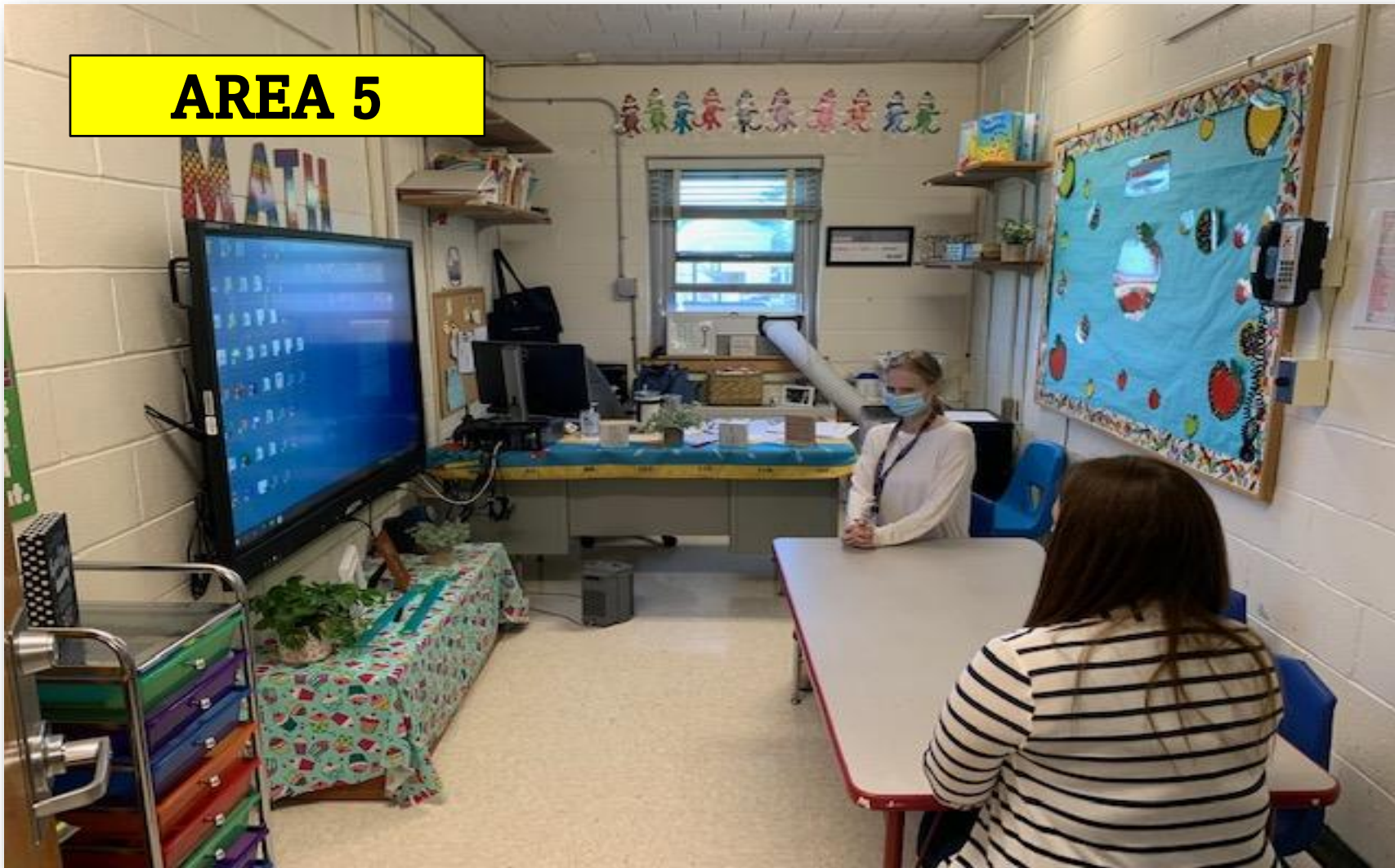


Oyster Bay – East Norwich Central School District



Some of the Current Classrooms at TR

AREA 5



Oyster Bay – East Norwich Central School District



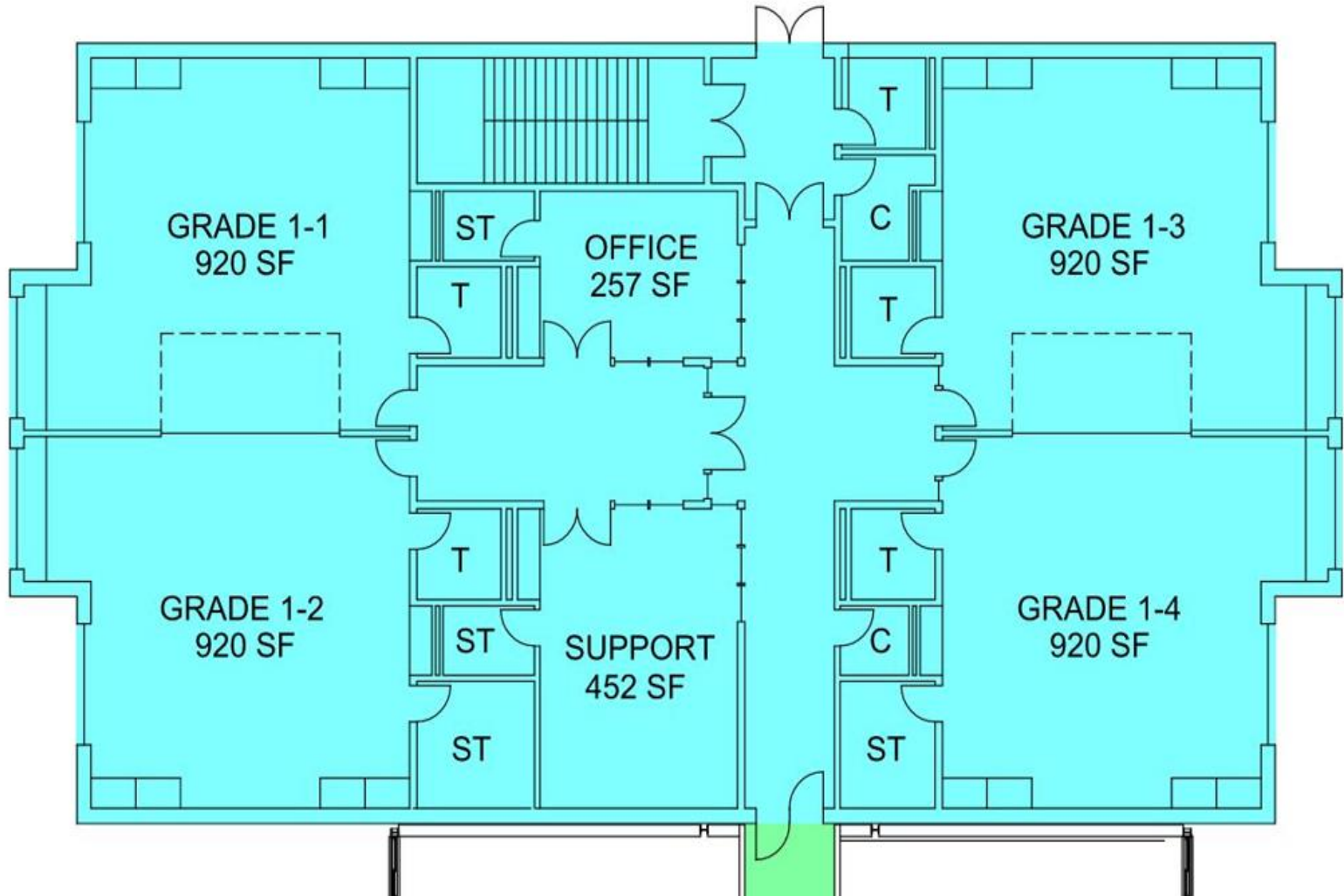
Theodore Roosevelt School – Building Extension



Oyster Bay – East Norwich Central School District



Theodore Roosevelt School – Building Extension



Oyster Bay – East Norwich Central School District



Concept Ideas of Makerspace Classrooms



Oyster Bay – East Norwich Central School District



Concept Ideas for 21st Century Classrooms



Oyster Bay – East Norwich Central School District



Concept Ideas for 21st Century Classrooms



Oyster Bay – East Norwich Central School District



Concept Ideas for 21st Century Classrooms



Oyster Bay – East Norwich Central School District

Oyster Bay – East Norwich Central School District

Administration Building





Administration Building

- ✓ Enhance security features
- ✓ Repair fuel tank high level alarm
- ✓ Upgrade interior door hardware

**Please note items in RED are from the
BUILDING CONDITION SURVEY**

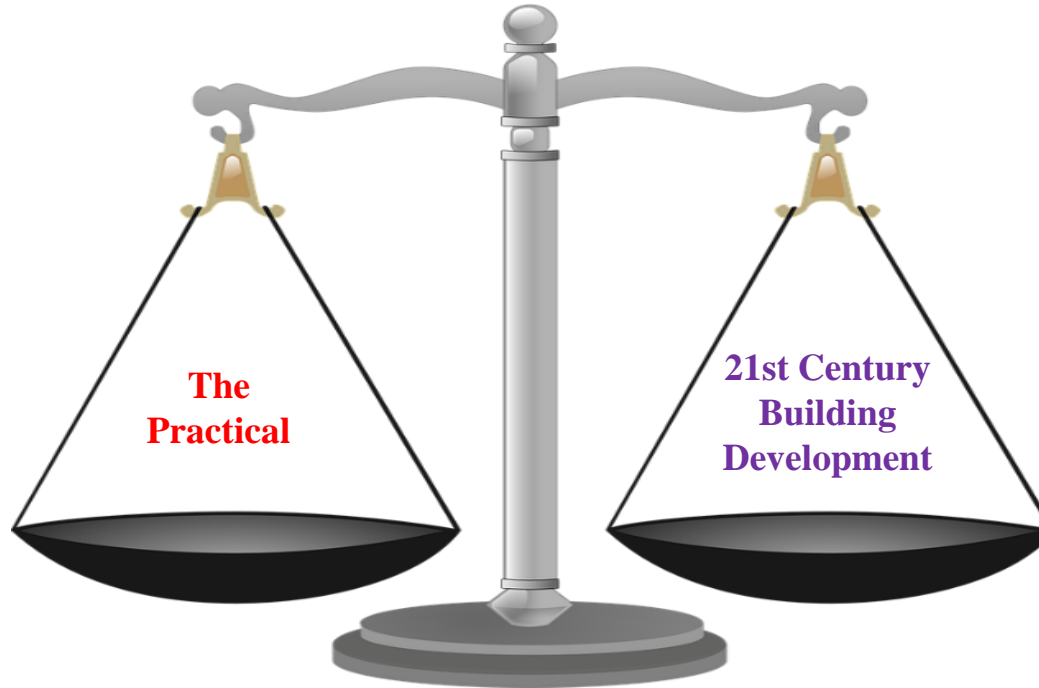
Oyster Bay – East Norwich Central School District

Important Facts and Timeline





Important Facts



The Practical: Essential

- Building Condition Survey
- Security Measures
- Budgetary Constraints
- Guidelines and Mandates

21st Century Building Development:

- Student Engagement
- Innovation & Discovery
- Student-Based Learning
- Inspirational Environments

Oyster Bay – East Norwich Central School District



Important Facts

- Enhance our elementary schools to be ready for 21st century learning
- At Roosevelt the current learning space is not sustainable for students
- Inappropriate spaces are used for learning
- Non-classroom spaces are used to adhere to state requirement mandates



Important Facts

- This is an opportunity to address the lack of space and infrastructure concerns
- Education has changed and we need to develop our facilities in order to provide students with the necessary learning environments



Important Facts

- We must be proactive in staying ahead of some aging infrastructure
- ALL of the projects cannot be addressed in our budget or through the capital reserve
- Compliance and safety projects are based on the Building Condition Survey



WHY NOW and not LATER?

- Debt service is falling off
- It is important to inform the community of this one-time opportunity to replace the expiring bond
- Interest rates are currently low



Debt Service Analysis

	2020-21	2021-22	2022-23	2023-24
Bond Principal	\$1,865,000	\$1,940,000	\$2,025,000	\$430,000
Bond Interest	\$300,650	\$221,750	\$145,550	\$92,750
EPC Principal	\$153,062	\$157,424	\$80,387	\$0
EPC Interest	\$9,986	\$5,624	\$1,138	\$0
Total Debt	\$2,328,698	\$2,324,798	\$2,252,074	\$522,750

Oyster Bay – East Norwich Central School District

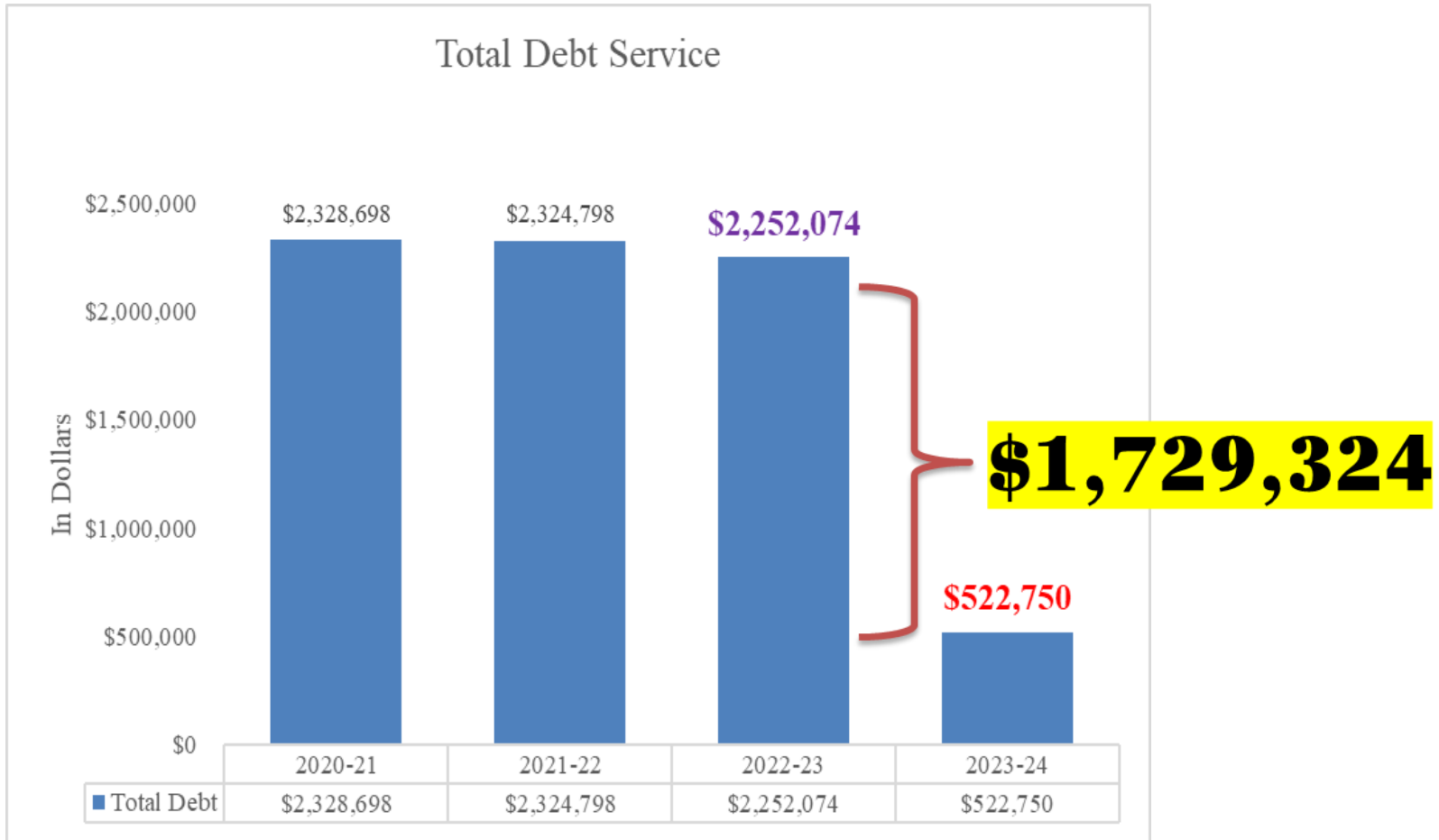


Important facts related to debt service

- **The District is making the final payments** on the 2013 and 2015 refunding bonds which total approximately 10 million dollars.
 - The payment for these bonds is **approximately 1.7 million** dollars per year.
- The capital improvement projects that the District is **proposing at this time are approximately 30 million dollars.**
 - The payment for these estimated projects is expected to remain at the **same level in terms of debt service.**



Debt Service Analysis



Oyster Bay – East Norwich Central School District



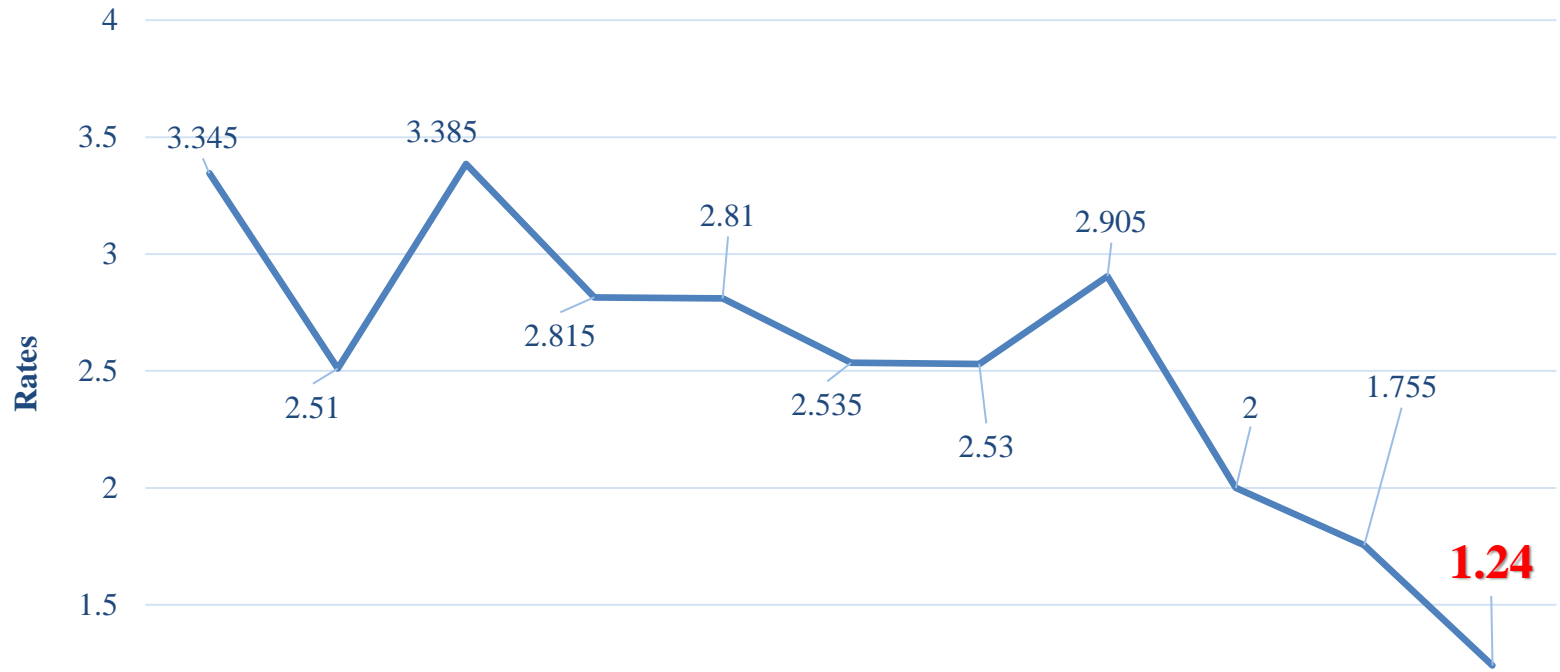
Total Debt Service with New Capital Projects



Oyster Bay - East Norwich Central School District



Interest Rates at the Lowest Point



	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
— Rates on 15	3.345	2.51	3.385	2.815	2.81	2.535	2.53	2.905	2	1.755	1.24

Oyster Bay – East Norwich Central School District



Historical Information

YEAR:	BUDGET INCREASE:	YES:	NO:	TOTAL VOTES:	PERCENT "YES":
2010-11	2.89%	1,103	914	2,017	55%
2011-12	2.96%	1,182	1,034	2,216	53%
2012-13	2.68%	1,158	680	1,838	63%
2013-14	3.84%	932	604	1,536	61%
2014-15	2.01%	932	357	1,289	72%
2015-16	1.52%	862	338	1,200	72%
2016-17	0.83%	722	223	945	76%
2017-18	0.78%	728	211	939	78%
2018-19	2.32%	756	275	1,031	73%
2019-20	1.98%	658	230	888	74%
2020 – 21	2.35%	1,787	1,043	2,830	63%

Oyster Bay – East Norwich Central School District

Oyster Bay – East Norwich Central School District

Approximate Cost by Building





Approximate Cost by Building

School	Approximate Cost
High School	\$5,557,424
Vernon	\$11,103,941
Roosevelt	\$12,409,837
Total for all buildings	\$29,071,202
Total work from building condition survey report	\$900,000
Total*	\$29,971,202

*** This TOTAL represents a rough estimate.**



Work by Type

Instructional	Infrastructure
<ul style="list-style-type: none">• Innovation lab by library• 21st century classrooms• Music wing renovation• Renovation of current music rooms• Renovation of classrooms• Building extension TR	<ul style="list-style-type: none">• Butler building renovation• New ground storage• Cafeteria renovation• Turf field• Front of the High School• From building condition survey

Oyster Bay – East Norwich Central School District

TIMELINE





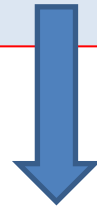
TIMELINE for the process to work

- December 2021 – **VOTE**
- SUMMER 2022 – **WORK STARTS**
- SUMMER 2022 – BORROWING
- FALL 2023 – **NEW DEBT on the BOOKS**



TIMELINE for the process to work

It is IMPORTANT TO BORROW at this time in order to have debt at the time when old debt comes off



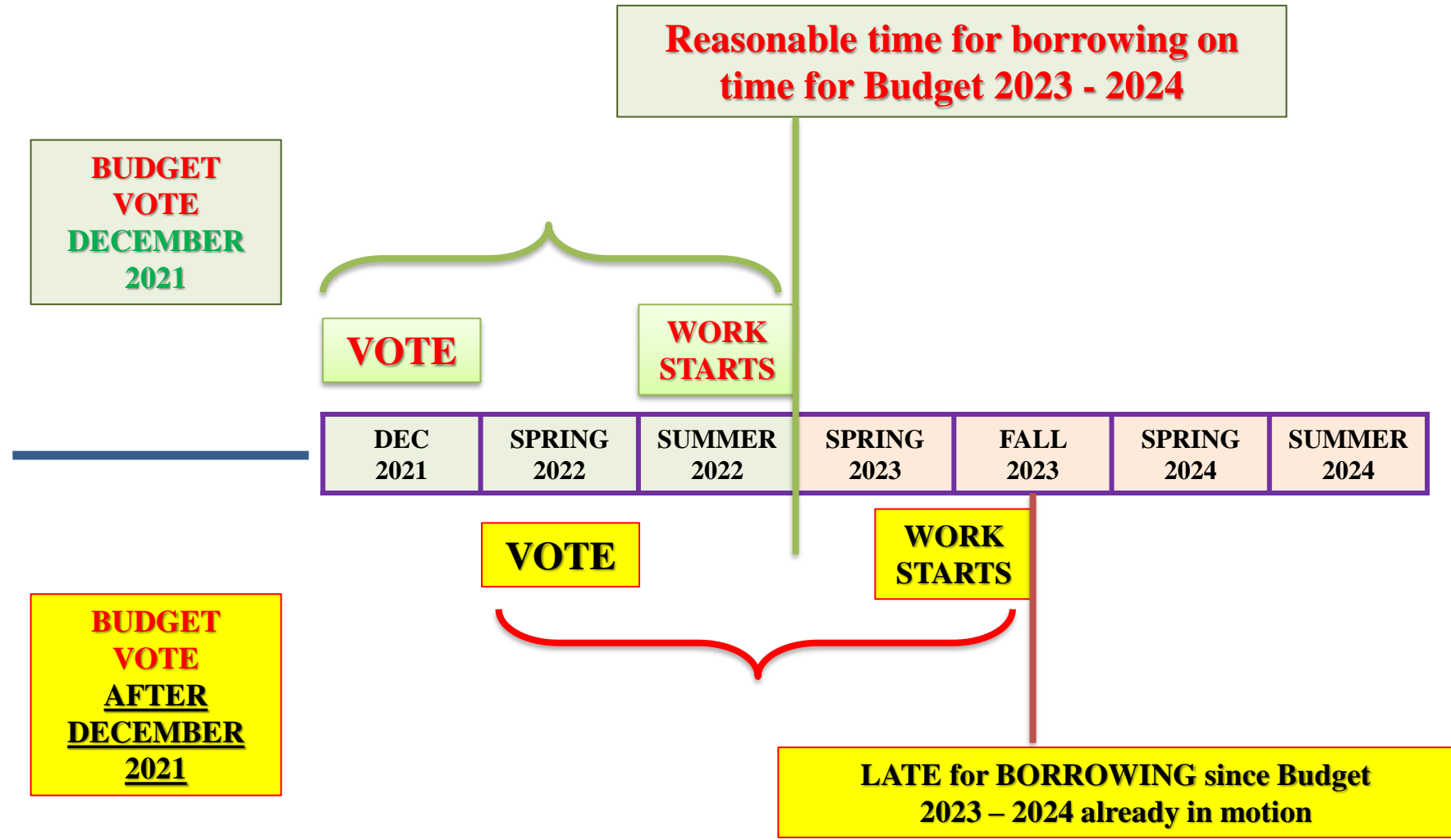
SUMMER 2021	FALL 2021	DECEMBER 2021	JANUARY 2022	SPRING 2022	SUMMER 2022
PRESENTATION and DISCUSSION		VOTE	DESIGN	APPROVAL FROM STATE	WORK STARTS



THIS IS THE MINIMUM TIME TO GET APPROVAL IN PLACE



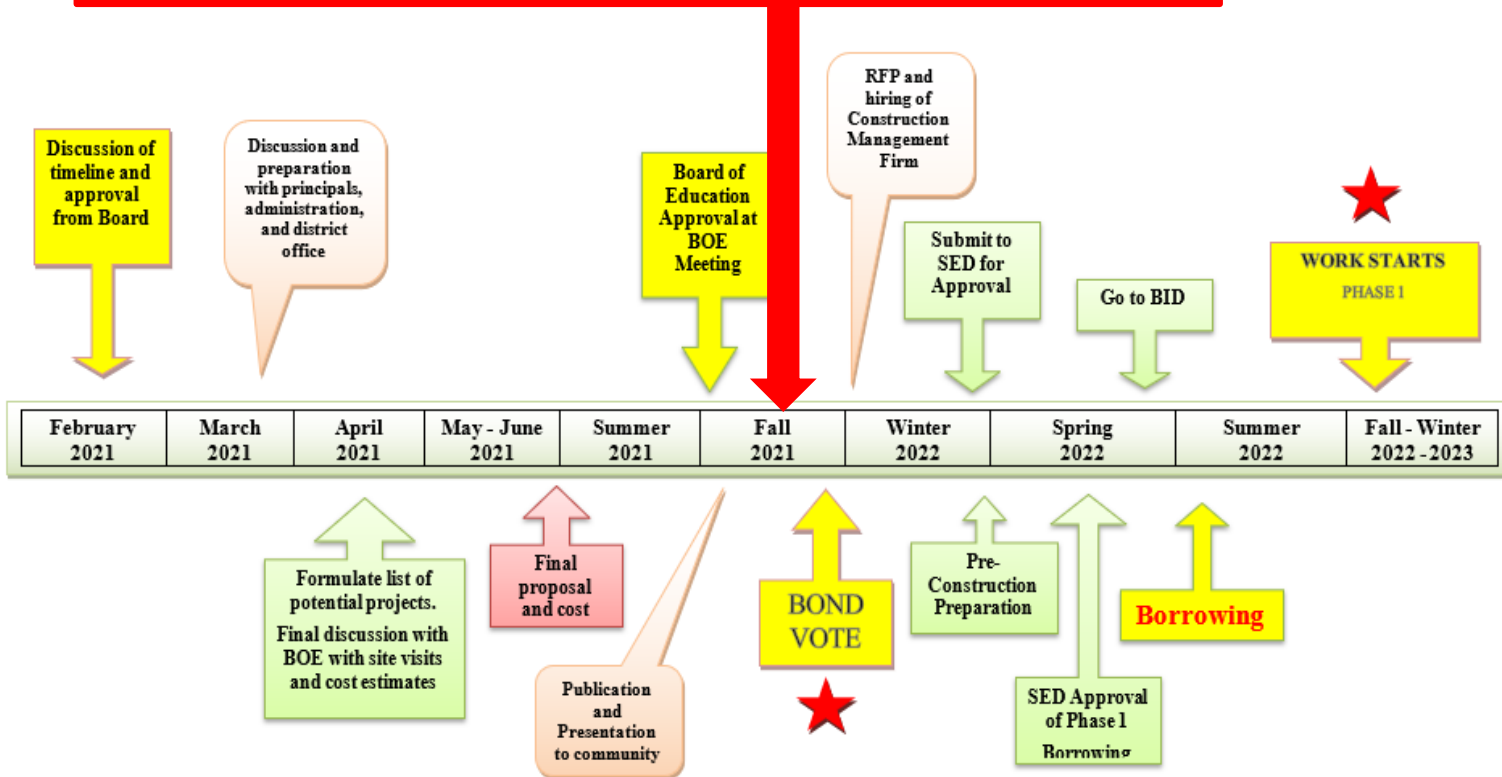
...What if we VOTE LATER...





WHERE ARE WE?

WE ARE HERE - ON SCHEDULE



Oyster Bay - East Norwich Central School District



Meetings

CAPITAL IMPROVEMENT PROJECT TIMELINE

	Date	Details
1	May 25, 2021	BOARD OF EDUCATION MEETING 1st Bond Presentation <i>(This 1st Bond presentation will focus on scope of work and timeline)</i>
2	June 8, 2021	BOARD OF EDUCATION MEETING 2nd Bond Presentation and Forum <i>(This presentation and forum will provide the community with an opportunity to ask questions regarding scope of work, timeline, and cost)</i>
3	June 22, 2021	BOARD OF EDUCATION MEETING 3rd Bond Presentation and Forum <i>(This presentation and forum will provide the community with an opportunity to ask questions regarding scope of work, timeline, and cost)</i>
	July 2021	SEQRA REVIEW
4	August 10, 2021	BOARD OF EDUCATION MEETING 4th Bond Presentation and Forum
5	September 14, 2021	BOARD OF EDUCATION MEETING 5th Bond Presentation and Forum
6	October 12, 2021	BOARD OF EDUCATION MEETING <i>Board will vote on resolution to establish date of Bond Vote and SEQRA Resolution</i>
7	October 26, 2021	BOARD OF EDUCATION MEETING 6th Bond Presentation
	November 23, 2021	BOARD OF EDUCATION MEETING 7th Bond Presentation
	December 7, 2021	CAPITAL IMPROVEMENT PROJECT BOND VOTE

**WE
PRESENTED
ABOUT THE
BOND**



Meetings

Date	Details
October 26, 2021	BOARD OF EDUCATION MEETING 6th Bond Presentation
November 23, 2021	BOARD OF EDUCATION MEETING 7th Bond Presentation
December 7, 2021	CAPITAL IMPROVEMENT PROJECT BOND VOTE

Oyster Bay – East Norwich Central School District

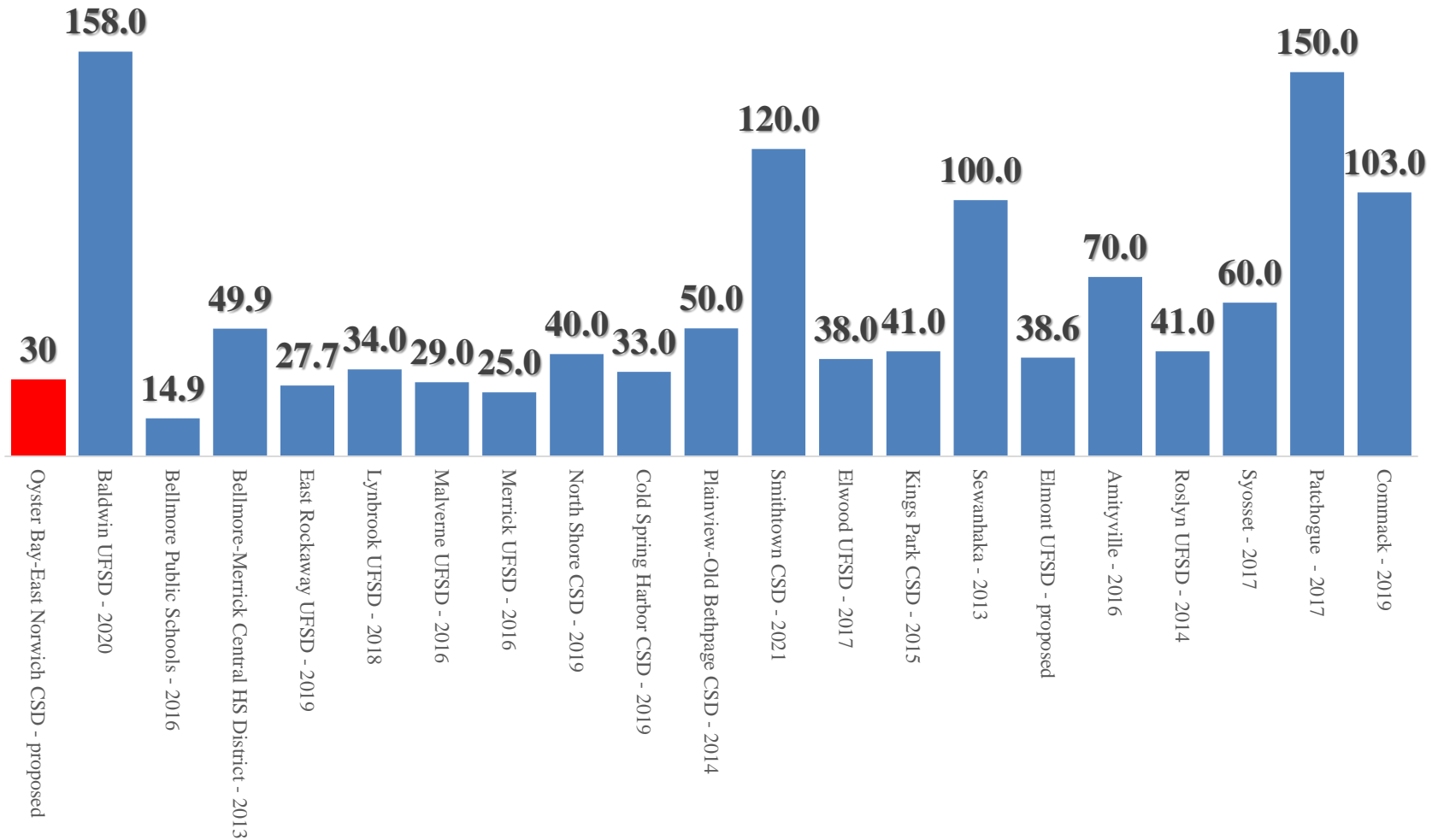
Recent Peer Group Bonds





Recent Peer Group Bonds

Bonds Passed in Millions



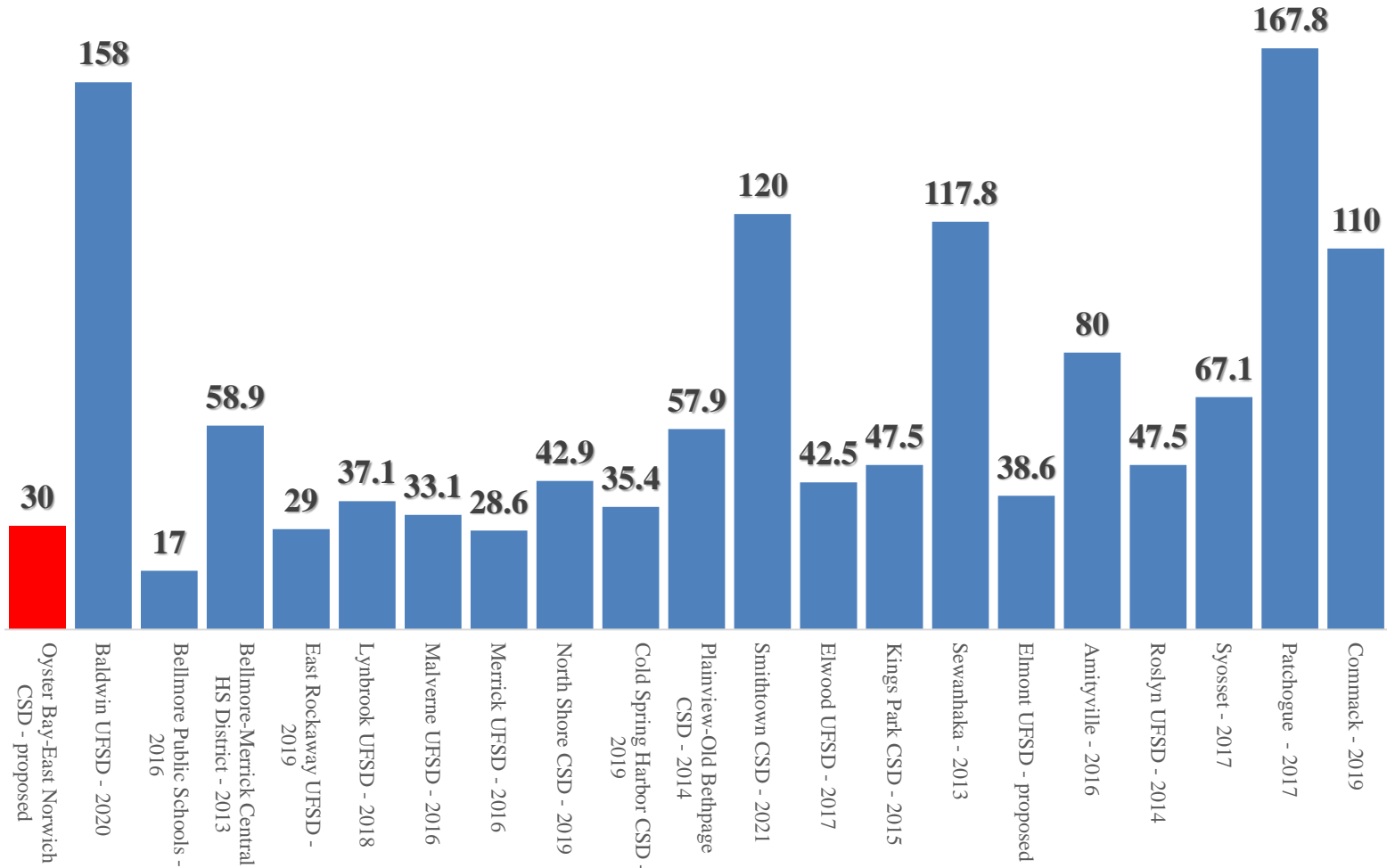
Oyster Bay – East Norwich Central School District



Recent Peer Group Bonds

Bonds Passed with Current Cost

The US Inflation Calculator uses the [latest US government CPI data](#) published on October 13, 2021 to adjust for inflation and calculate the cumulative inflation rate through September 2021

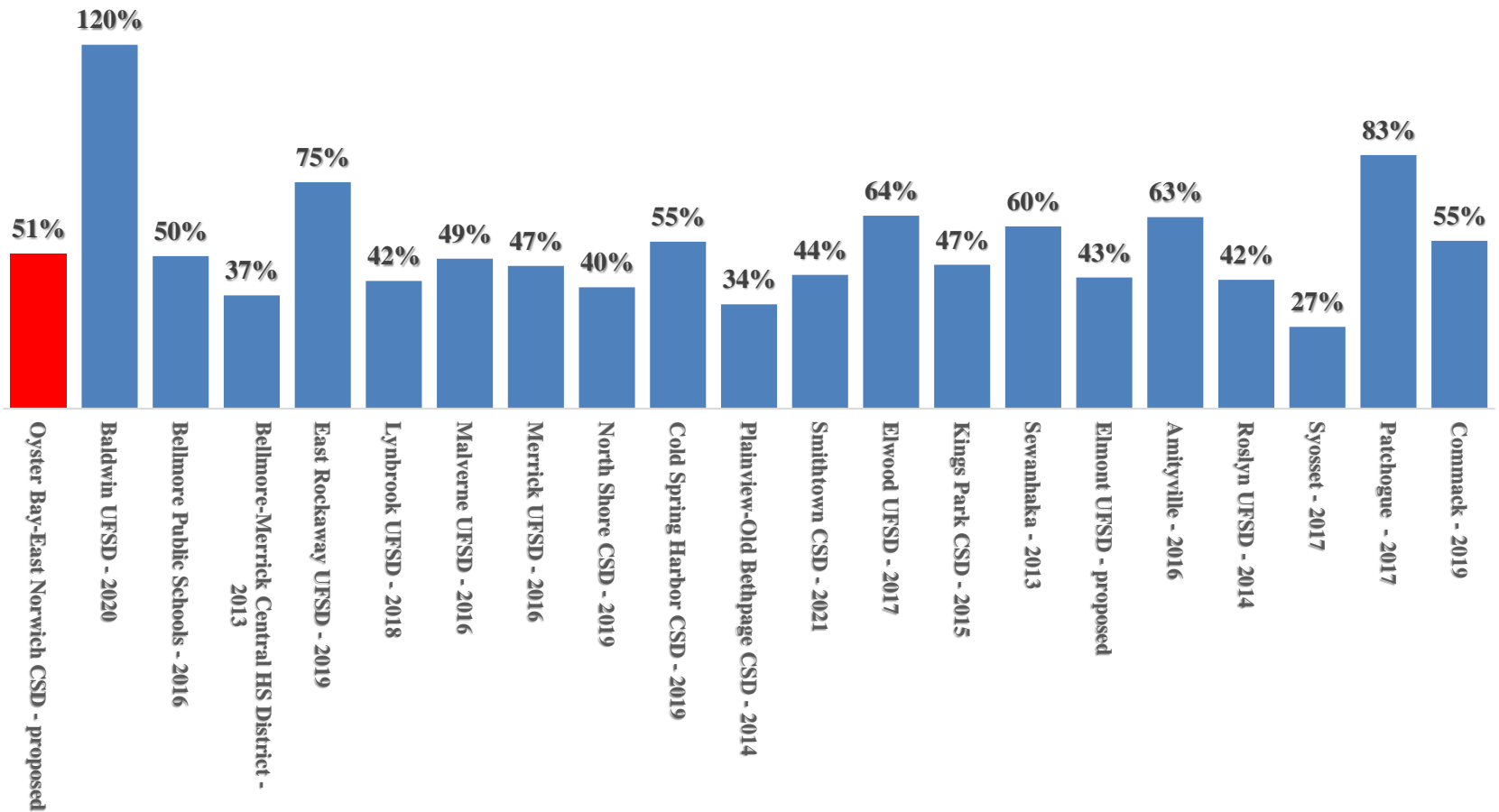


Oyster Bay - East Norwich Central School District



Recent Peer Group Bonds

Percentage of school budget with current cost

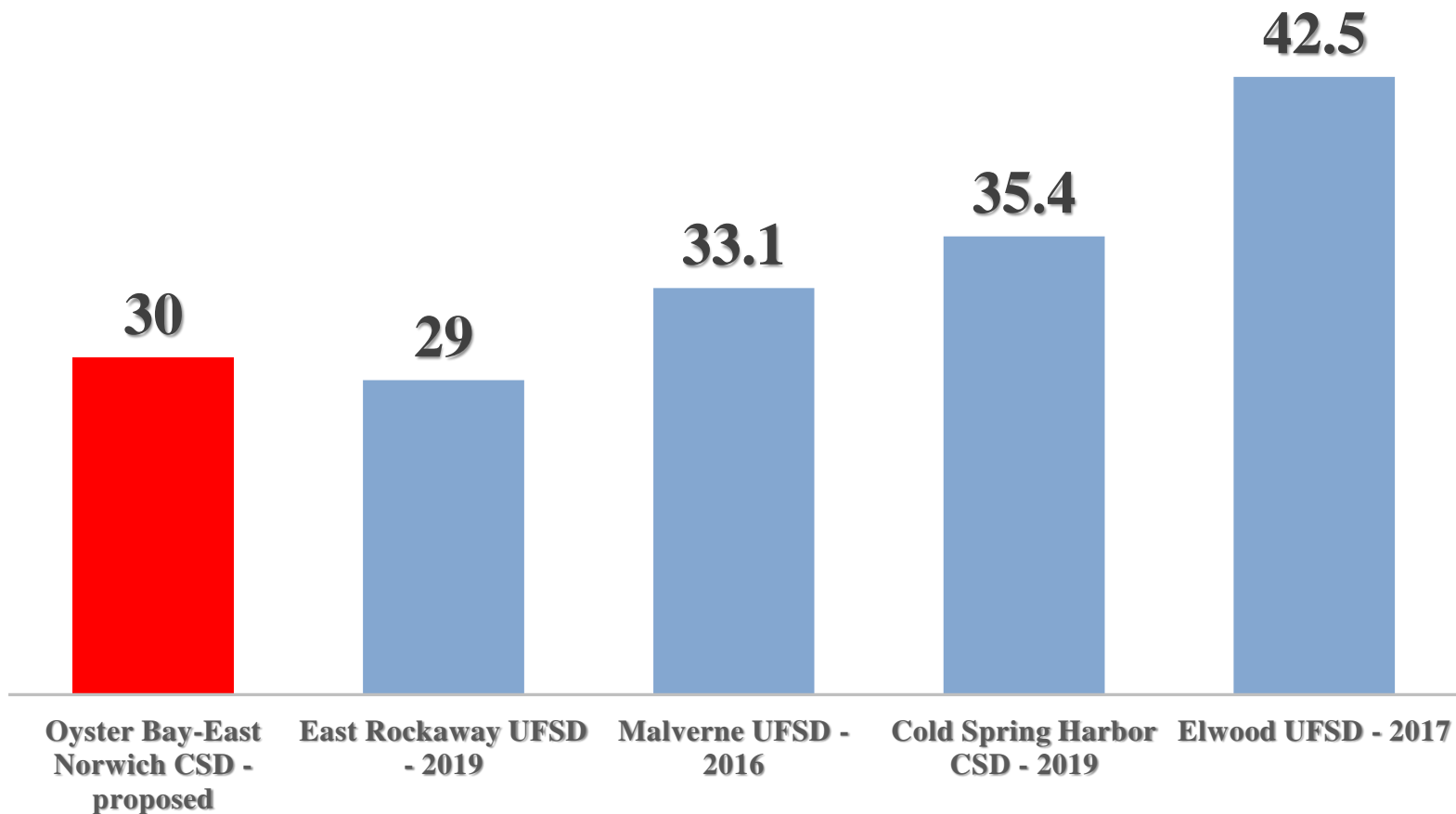


Oyster Bay – East Norwich Central School District



Recent Peer Group Bonds

Bonds passed in millions with current cost in similar districts



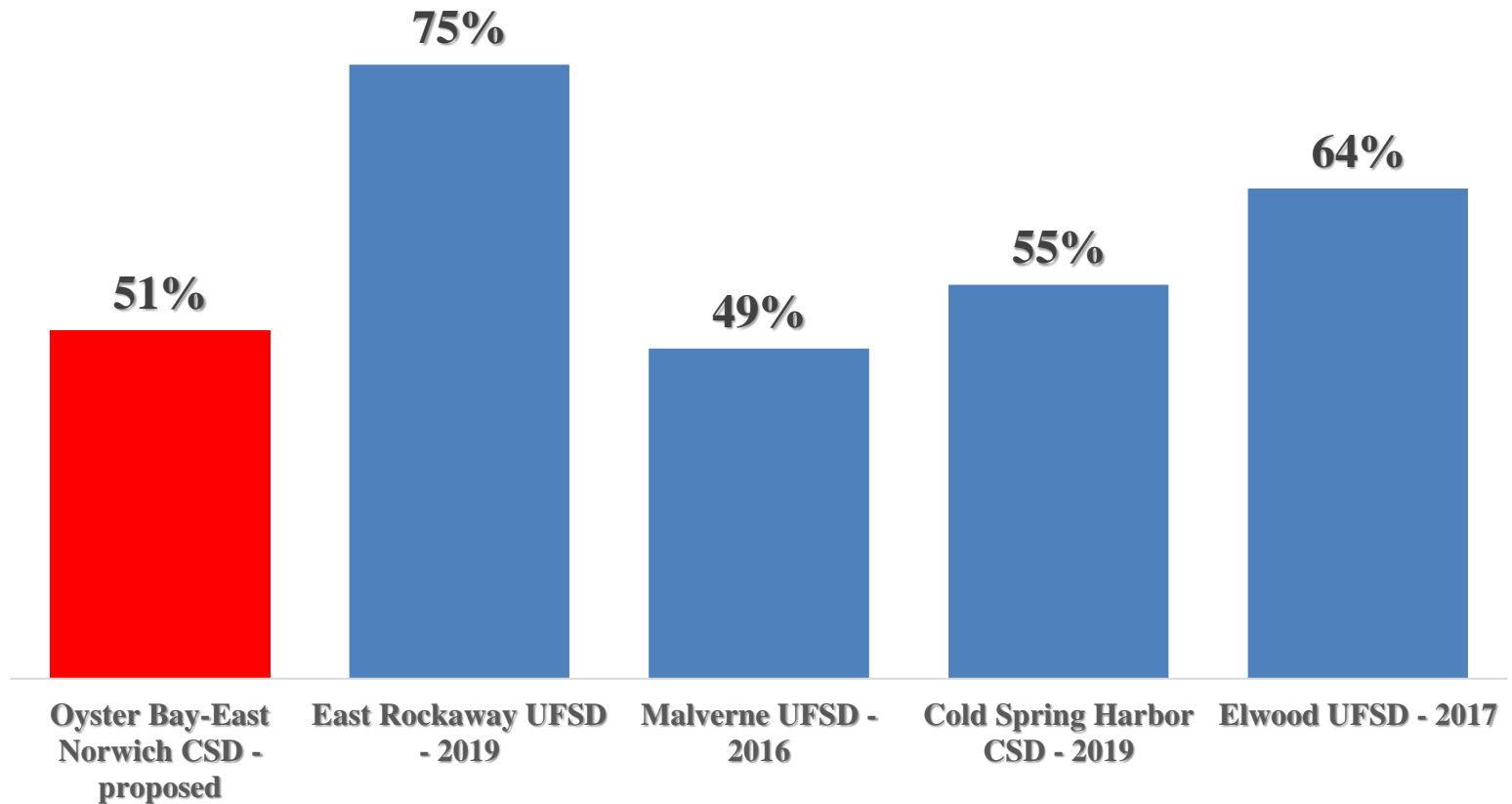
The US Inflation Calculator uses the latest US government CPI data published on October 13, 2021 to adjust for inflation and calculate the cumulative inflation rate through September 2021

Oyster Bay - East Norwich Central School District



Recent Peer Group Bonds

Percentage of the school budget for similar districts with current cost



The US Inflation Calculator uses the [latest US government CPI data](#) published on October 13, 2021 to adjust for inflation and calculate the cumulative inflation rate through September 2021

Oyster Bay - East Norwich Central School District



Summary

**WE WILL CONTINUE TO MONITOR ANY CHANGES IN
INTEREST RATES AND MAKE ANY NECESSARY
ADJUSTMENTS**

OUR MISSION IS CLEAR...

**WE WILL PROVIDE 21ST CENTURY LEARNING TO ALL
STUDENTS, AND WE WILL REMAIN FISCALLY
RESPONSIBLE AND ACCOUNTABLE**



Summary

**EMPOWERING ALL STUDENTS TO ACHIEVE
EXCELLENCE IS OUR VISION AND CREATING
THE LEARNING SPACES THAT STUDENTS
DESERVE WILL BRING OUR SCHOOL TO THE
NEXT LEVEL IN THIS ONE-TIME OPPORTUNITY**

Oyster Bay – East Norwich Central School District

Thank you

