



July 16, 2019

FY21

LONG TERM
FACILITIES
MAINTENANCE

TEN-YEAR PLAN



Division of School Finance
1500 Highway 36 West
Roseville, MN 55113-4266

Fiscal Year (FY) 2021 Application for Long-Term Facilities Maintenance Revenue Statement of Assurances

ED-02477-05
Due: July 31, 2019

General Information: Minnesota school districts, intermediate school districts and cooperatives applying for Long-Term Facilities Maintenance (LTFM) revenue under Minnesota Statutes, section 123B.595 must annually complete the Application for Long-Term Facilities Maintenance Revenue – Statement of Assurances (ED-02477). The application must be submitted to the Minnesota Department of Education (MDE) by July 31, 2019. Submit to [Sarah C. Miller](mailto:Sarah.C.Miller@mde.state.mn.us) (MDE.Facilities@state.mn.us) along with other required LTFM documentation. **Do not mail a hard copy. Please email this form with other required documentation.**

Identification Information

Name of District or Cooperative:	District Number and Type:	Date Submitted:
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Statement of Assurances

1. All estimated expenditures included in the attached Ten-Year Plan Expenditure spreadsheet under Health and Safety and entered into the MDE Health and Safety data submission system are for allowed health and safety uses under Minnesota Statutes, section 123B.595, subdivision 10, paragraph (a), clause (3), Minnesota Statutes, section 123B.57, subdivision 6, and the MDE Long-Term Facilities Maintenance Guide for Allowable Expenditures, Section E, Health and Safety Qualifying Criteria, and Section F, Additional Requirements Regarding Health and Safety. None of the estimated expenditures included in the attached Ten-Year Plan Expenditure spreadsheet under Health and Safety and entered into the MDE Health and Safety System are for uses prohibited under Minnesota Statutes, section 123B.595, subdivision 11.
2. All estimated expenditures included in the attached Ten-Year Plan Expenditure spreadsheet under Accessibility and Deferred Maintenance are for allowed uses under Minnesota Statutes, section 123B.595, subdivision 10, paragraph (a), clauses (1) and (2), and the MDE Long-Term Facilities Maintenance Guide for Allowable Expenditures, Section C, Deferred Maintenance Qualifying Criteria or Section D, Disabled Access Qualifying Criteria. None of the estimated expenditures included in the attached Ten-Year Plan Expenditure spreadsheet under Accessibility and Deferred Maintenance are for uses prohibited under Minnesota Statutes, section 123B.595, subdivision 11.
3. All actual expenditures to be reported in Uniform Financial Accounting and Reporting Standards (UFARS) for FY 2021 under Finance Codes 347, 349, 352, 358, 363 and 366 will be for allowed health and safety uses under Minnesota Statutes, section 123B.595, subdivision 10, paragraph (a), clause (3), Minnesota Statutes, section 123B.57, subdivision 6, and the MDE Long-Term Facilities Maintenance Guide for Allowable Expenditures, Section E, Health and Safety Qualifying Criteria, and Section F, Additional Requirements Regarding Health and Safety. None of the actual expenditures reported in these finance codes will be for uses prohibited under Minnesota Statutes, section 123B.595, subdivision 11.
4. All actual expenditures to be reported in UFARS for FY 2021 under Finance Codes 367, 368, 369, 370, 379, 380, 381, 382, 383 and 384 for Accessibility and Deferred Maintenance will be for allowed uses under Minnesota Statutes, section 123B.595, subdivision 10, paragraph (a), clauses (1) and (2), and the MDE Long-Term Facilities Maintenance Guide for Allowable Expenditures, Section C, Deferred Maintenance Qualifying Criteria or Section D, Disabled Access Qualifying Criteria. None of the actual expenditures reported in these finance codes will be for uses prohibited under Minnesota Statutes, section 123B.595, subdivision 11.
5. The district will maintain a description of each project funded with long-term facilities maintenance revenue that will provide enough detail for an auditor to determine the cost of the project and if the work qualifies for revenue (Minn. Stat. § 127A.411, subd. 3).
6. The district’s plan includes provisions for implementing a health and safety program that complies with health, safety and environmental regulations and best practices, including indoor air quality management and mandatory lead in water testing, remediation and reporting (Minn. Stat. § 121A.335).

Certification of Statement of Assurances

A Statement of Assurances submitted by a single district must be signed by the district superintendent. A Statement of Assurances submitted by an intermediate school district or cooperative must be signed by the intermediate district superintendent or cooperative director.

Signature – Superintendent or Cooperative Director:	Name – Superintendent or Cooperative Director (Please print)	Date:
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JULY 16, 2019

BOARD
MINUTES

RESOLUTION

Approving Ten-Year Capital Facilities Plan – FY21 Update

BE IT RESOLVED, by the School Board of Independent School District No. 709, St. Louis County, State of Minnesota, that the Ten-Year Capital Facilities Plan – FY21 Update, is approved.

Resolution #

July 16, 2019

LONG TERM FACILITIES MAINTENANCE TEN-YEAR PLAN

Presented to the Duluth School Board

July 16, 2019

NOTE: This plan should not be considered all-inclusive regarding the current school facility needs. The process of assessment is ongoing and annually involves the gathering of updated needs information from building administrators. We are continually striving to realize even greater accuracy relative to the planning for deferred and scheduled maintenance repair needs of our school buildings.

**All contents contained within are governed by MN STATUTES, section
123B.595.**

CONTENTS

Administrative Summary

Section 1 Long Term Facilities Maintenance Ten-Year Plan - By Fiscal Year (FY)

Section 2 Long Term Facilities Maintenance Ten-Year Plan - SITE Name (Building)

LONG TERM FACILITIES MAINTENANCE TEN-YEAR PLAN

Presented to the Duluth School Board

July 16, 2019

The School Board adopted the first Capital Facilities Plan, now known as the Long Term Facilities Maintenance Ten-Year Plan, in February 1996. Projects are in some cases required by building official order or recommended with input from the following:

1. The State Fire Marshal's orders.
2. Proposals from building principals and staff related to their needs.
3. Projects identified through Facilities Management Department assessments.
4. Projects identified through District Administration or School Board directives.

The purpose of this plan is to create a comprehensive, consistent, and continuous means through which the District will identify and budget for projects required to preserve our facilities capacity, and provide functional, safe and healthy spaces for learning.

In the attached, FY-19 "Actual" is included for MDE reconciliation, and is current as of July 1st, 2019; FY-20 is "Amended" to capture updated project planning. FY-21 is the project year that will be funded by action the School Board takes when approving and certifying the levy this December. Subsequent years are planned projects, however, this document is fluid and those planned projects are subject to change.

The Plan is generally formatted from left to right starting with the identification of the building to which the project is associated:

- Under the column heading "SITE," the building name is listed.
- Next, under the column heading "WORK ITEM DESCRIPTION" the project is further defined.
- Projects are categorized by Finance Code per MDE and are: 347=Physical Hazards, 349=Other Hazardous Materials, 352=Environmental Health and Safety Management, 358=Asbestos Removal and Encapsulation, 363= Fire Safety, 366= Indoor Air Quality, 367= Accessibility, 368= Building Envelope, 369= Building Hardware and Equipment, 370= Electrical, 379= Interior Surfaces, 380= Mechanical Systems, 381= Plumbing, 382= Professional Services and Salary, 383= Roof Systems, 384= Site Projects.
- The Fiscal Year or budget year at the top of a page (FY) identifies when the project is proposed to occur. FY21 encompasses July 1, 2020 to June 30, 2021; FY22 encompasses July 1, 2021 to June 30, 2022, and so on.
- Eligible projects are "...deferred capital expenditures and maintenance projects necessary to prevent further erosion of facilities..."
- Capital expenditures are defined as projects that exceed \$10,000. Maintenance projects are identified items of \$10,000 or less. Merriam Webster dictionary defines "maintain" as a verb: to keep in an existing state (as of repair, efficiency, or validity): preserve from failure or decline. Minnesota Statutes, section 123B.595 language makes eligible deferred capital expenditures and maintenance projects necessary to prevent further erosion of facilities.

- Cost figures shown are best estimates and will be refined with further investigation and design. Estimates generally include a 10 percent escalation for contingency.

Project Prioritization

From the plan inception, projects are incorporated based on their need relative to impact on the integrity of the exterior envelope of the building or the building structure, their impact on safety and health, and function or needs that do not fit into the first two categories.

Other facilities information to consider relative to the plan:


1. The current replacement value of the District's capital facilities infrastructure is estimated at roughly **\$675 million dollars**. The District maintains approximately 2.2 million square feet of building floor area. Recent construction experience indicates our school facilities would cost approximately \$300 per square foot to rebuild. If provided with proper maintenance and repair, it is reasonable to expect that most of the Duluth school buildings will provide adequate educational program space for a total of at least 50 to 75 years.
2. The current average age of the District's facilities is approximately 44 years considering only those building currently used by the District.
3. Generally accepted guidelines indicate the average annual maintenance and repair budget for a typical school in Minnesota should be approximately \$2 to \$3 per square foot per year. With this basis applied to all of our facilities, the District should be spending roughly between **\$4.4 and \$6.5 million per year** on maintenance and repair factoring a 50 year service life.

Per MDE LTFM Guidelines for July 2019 Submission:

Information from this year's plan submission will be used to determine initial LTFM aids and levies for fiscal year (FY) 2021 and to adjust LTFM revenues for FY 2019 and FY 2020.

The expenditure ten-year spreadsheet summarizes the district's planned expenditures eligible for LTFM revenue for Fiscal Year FY 2019 (base year) – FY 2029 by UFARS finance code. As FY 2019 is a revised estimate for the ten-year plan approved and levied for last year, districts should focus primarily on updating the planned expenditures for FY 2020 and FY 2021. Planned expenditures for FY 2022 through FY 2029 may be preliminary projected estimates. Data for FY 2019 may also be revised in the spreadsheet to reflect preliminary, actual expenditures.

FY 21 Long-Term Facilities Maintenance (LTFM) Ten-Year Revenue Projection				Revised 6/04/2019														
709	<= Type in School District Number Duluth Public School District																	
Calculations for Ten Year Projection				Pay 19	Change only	if requiring levy adjustments	Payable 2019 LLC Certification	Current Estimate										
	LLC #	FY 2019	FY 2020	FY 2020	FY 2021	FY 2022	FY 2023	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029					
1	Type your district number in cell A2 (Minneapolis = 1.2)																	
2	Type APU, health and safety and alternative facilities project, and bond estimates in lines 6a, 14, 17 to 18, 20, 21, 26, 27 and 50																	
3	Type debt excess, intermediate/coop district, and revenue reduction data in lines 13, 15, 23, 31, and 33																	
4	Look-up data from following tabs																	
5	Initial Formula Revenue																	
6	Current year APU	57	8,851.00	8,885.72	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97					
6a	Additional Pre-K Pupil Units (line 19 of Pre-K application)																	
6b	Total Adjusted Pupil Units = (6) + (6a)				8,885.72	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97	8,836.97					
7	District average building age (uncapped)	451	45.23	44.56	45.56	46.56	47.56	48.56	49.56	50.56	51.56	52.56	53.56					
8	Formula allowance		\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00	\$ 380.00					
9	Building age ratio = (Lesser of 1 or (7) / 35)			452	1.00000	1.00000	1.00000	1.00000	1.00000	1.00000	1.00000	1.00000	1.00000					
10	Initial revenue = (6) * (8) * (9)			453	3,363,380	3,376,573	3,358,049	3,358,049	3,358,049	3,358,049	3,358,049	3,358,049	3,358,049					
11	Added revenue for Eligible H&S Projects > \$100,000 / site																	
12	Debt service for existing Alt facilities H&S bonds (1B) - gross before debt excess			702														
13	Debt Excess related to Debt service for existing Alt facilities H&S bonds (1B)			756														
14	Debt service for portion of existing Alt facilities bonds from line (22) attributable to eligible H&S Projects > \$100,000 per site (1A)			701														
15	Debt Excess related to Debt service for portion of existing Alt facilities bonds attributable to eligible H&S Projects > \$100,000 per site (1A)			755														
17	Net debt service for LTFM bonds for eligible new H&S projects > \$100,000 / site = (principal + interest)*1.05 - portion of bond paid by initial revenue			767		149,258	150,413	151,410										
18	Pay as you go revenue for eligible new H&S projects > \$100,000 / site			455														
19	Total additional revenue for eligible H&S projects >\$100,000 / site (12) - (13) + (14) -(15) + (17) + (18)			456		142,688	149,258	150,413	151,410									
Added revenue for Pre-K remodeling (for VPK approvals only)																		
20a	Net debt service for bonds approved for Pre-K remodeling			768														
20b	Pay as you go for projects approved for Pre-K remodeling			457														
20c	Total Pre-K revenue																	
20d	Total New Law Revenue (10) + (19) + (20c)			458		3,525,831	3,508,462	3,509,459	3,358,049	3,358,049	3,358,049	3,358,049	3,358,049					

		Division of School Finance 1500 Highway 36 West Roseville, MN 55113-4266		Long-Term Facility Maintenance Ten-Year Expenditure Application (LTFM) - Fund 01 and Fund 06 Projects Only								ED - 02478-05		
Instructions: Enter estimated, allowable LTFM expenditures (Fund 01 and/or Fund 06 only) under Minnesota Statutes, section 123B.595, subdivision 10. Enter by Uniform Financial and Accounting Reporting Standards (UFARS) finance code and by fiscal year in the cells provided.														
District Info.		Enter Information		District Info.		Enter Information								
District Name:		Duluth Public Schools		Date:		7/16/2019								
District Number:		709		Email:		david.spooner@isd709.org								
District Contact Name:		David J. Spooner												
Contact Phone #		218-336-8907												
Fiscal Year (FY) Ending June 30														
Expenditure Categories				2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029
Health and Safety - this section excludes project costs in Category 2 of \$100,000 or more for which additional revenue is requested for Finance Codes 358, 363 and 366.														
Finance Code	Category (1)													
347	Physical Hazards			\$25,309	\$59,052	\$31,802	\$31,802	\$31,802	\$31,802	\$31,802	\$31,802	\$31,802	\$31,802	\$31,802
349	Other Hazardous Materials			\$48,505	\$12,836	\$27,000	\$27,000	\$27,000	\$27,000	\$27,000	\$27,000	\$27,000	\$27,000	\$27,000
352	Environmental Health and Safety Management			\$105,468	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000
358	Asbestos Removal and Encapsulation			\$1,600	\$5,890	\$7,290	\$7,290	\$7,290	\$7,290	\$7,290	\$7,290	\$7,290	\$7,290	\$7,290
363	Fire Safety			\$85,239	\$121,722	\$131,758	\$131,758	\$131,758	\$131,758	\$131,758	\$131,758	\$131,758	\$131,758	\$131,758
366	Indoor Air Quality			\$6,738	\$500	\$2,150	\$2,150	\$2,150	\$2,150	\$2,150	\$2,150	\$2,150	\$2,150	\$2,150
Total Health and Safety Capital Projects				\$272,859	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000
Health and Safety - Projects Costing \$100,000 or more per Project/Site/Year														
Finance Code	Category (2)													
358	Asbestos Removal and Encapsulation			\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
363	Fire Safety			\$0	\$350,000	\$0	\$0	\$0	\$0	\$300,000	\$0	\$0	\$0	\$0
366	Indoor Air Quality			\$0	\$0	\$0	\$350,000	\$1,050,000	\$0	\$2,000,000	\$0	\$0	\$0	\$0
Total Health and Safety Capital Projects \$100,000 or More				\$0	\$350,000	\$0	\$350,000	\$1,050,000	\$0	\$2,300,000	\$0	\$0	\$0	\$0
Remodeling for Approved Voluntary Pre-K under Minnesota Statutes, section 124D.151														
Finance Code	Category (3)													
355	Remodeling for prekindergarten (Pre-K) instruction approved by the commissioner. (No new appropriations for this category FY 2020 - beyond.)			\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Accessibility														
Finance Code	Category (4)													
367	Accessibility			\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Deferred Capital Expenditures and Maintenance Projects														
Finance Code	Category (5)													
368	Building Envelope			\$29,809	\$0	\$750,000	\$900,000	\$200,000	\$24,000,000	\$0	\$0	\$0	\$0	\$1,800,000
369	Building Hardware and Equipment			\$12,712	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$300,000
370	Electrical			\$22,693	\$0	\$0	\$0	\$200,000	\$0	\$0	\$0	\$0	\$0	\$0
379	Interior Surfaces			\$197,754	\$600,000	\$0	\$0	\$0	\$0	\$0	\$11,000,000	\$500,000	\$1,200,000	\$650,000
380	Mechanical Systems			\$119,386	\$25,000	\$0	\$0	\$0	\$0	\$4,750,000	\$0	\$0	\$0	\$0
381	Plumbing			\$62,795	\$0	\$0	\$0	\$0	\$0	\$6,450,000	\$0	\$0	\$0	\$0
382	Professional Services and Salary			\$1,136,399	\$1,328,827	\$1,328,827	\$1,328,827	\$1,328,827	\$0	\$0	\$0	\$0	\$0	\$0
383	Roof Systems			\$176,228	\$0	\$1,100,000	\$0	\$0	\$800,000	\$0	\$325,000	\$0	\$0	\$0
384	Site Projects			\$589,151	\$1,070,000	\$0	\$0	\$300,000	\$1,075,000	\$0	\$0	\$450,000	\$650,000	\$0
Total Deferred Capital Expense and Maintenance				\$2,346,927	\$3,023,827	\$3,178,827	\$2,228,827	\$2,028,827	\$25,875,000	\$11,200,000	\$11,325,000	\$950,000	\$1,850,000	\$2,750,000
Total Annual 10-Year Plan Expenditures				\$2,619,786	\$3,773,827	\$3,578,827	\$2,978,827	\$3,478,827	\$26,275,000	\$13,900,000	\$11,725,000	\$1,350,000	\$2,250,000	\$3,150,000
End of Worksheet													TEN YR TOTAL	\$75,080,093



July 16, 2019

FY21

LONG TERM
FACILITIES
MAINTENANCE

TEN-YEAR PLAN

SECTION 1

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN

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PROJECTS BY YEAR

JULY 1, 2019 TO JUNE 30, 2029

PENDING DULUTH SCHOOL BOARD APPROVAL JULY 16, 2019

BUDGET YEAR ACTUAL FY19 AS OF JULY 2, 2019 (INCLUDED FOR REFERENCE)

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	FUND BALANCE AS OF 7/1/2018	\$343,062
	LEVY 2017 (PAY 2018)	\$2,807,466
	TOTAL REVENUE	\$3,150,528
DISTRICT WIDE	LTFM Compliant In District Employee Salary and Benefit - ACTUAL AS OF JUNE 28, 2019	\$1,006,335
DISTRICT WIDE	Health and Safety Management	\$105,468
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$142,227
DISTRICT WIDE	Radon Testing Per MN State Statute	\$25,164
DISTRICT WIDE	LTFM COMPLIANT Maintenance/Repairs - T&M	\$236,569
DISTRICT WIDE	Rubber Mulch Replacment - FINAL PAY APPS (FY18 PROJECT)	\$48,075
DISTRICT WIDE	Notice of Intended Projects for FY20	\$156
DENFELD	Boiler room isolation valve replacement	\$40,641
DENFELD	Architectural Fee Services - Plaster Restoration	\$14,800
DENFELD	Arch Fee Services - PSS Track ***	\$75,635
HOCHS	HOCHS Professional Services Audit Mech/Elec/Arch	\$23,900
HOCHS	HOCHS Roof Tile Repair	\$11,339
LPMS	Repair failed pool basin finish and replace degraded filtration media	\$23,501
ORDEAN EAST	26 yr Old Gym Floor Refinish & Gym Curtain	\$75,860
LOWELL	Repair degraded and leaking masonry wall	\$26,975
STOWE	Stowe sign masonry repair	\$8,011
DENFELD	PAY APP #1 - FY20 PROJECT - Replace failed stairwell ceiling finishes	\$57,767
DENFELD	PAY APP #1 - FY20 PROJECT - Repair / Perform soil corrections / Reconstruct Track	\$165,537
LAKESWOOD	Roof System: Replace Roof continuation - Bond Funded Project	\$146,357
ROCKRIDGE	Renovation - Academy - Bond Funded Project	\$368,969
ROCKRIDGE	Replace damaged gym floor tile - Bond Funded Project	\$16,500
	TOTAL FY19 LTFM EXPENDITURES	\$2,619,786
	TOTAL FY19 LTFM EXPENDITURES WITHOUT BOND FUNDED PROJECTS	\$2,087,960
	BALANCE AVAILABLE - FUND BALANCE FOR FY20	\$1,062,568

BUDGET YEAR AMENDED FY20 - ORIGINAL APPROVAL JULY 17, 2018

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	FUND BALANCE 7/1/2019	\$1,062,568
	LEVY 2018 (PAY 2019)	\$3,476,757
	FY18 LTFM Unequal Levy Adj	\$415,000
	FY17 Reconciliation	(\$179,282)
	TOTAL REVENUE	\$4,775,043
DISTRICT WIDE	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
DISTRICT WIDE	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
DENFELD	Repair / Perform soil corrections / Reconstruct Track	\$1,000,000
HOCHS	Fire Alarm Systems: Outdated System	\$350,000

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN

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PROJECTS BY YEAR

JULY 1, 2019 TO JUNE 30, 2029

PENDING DULUTH SCHOOL BOARD APPROVAL JULY 16, 2019

HOCHS	Bituminous Repair 1st Ave East Owned Lot	\$50,000
ORDEAN EAST	Replace degraded pool filtration media	\$25,000
DENFELD	Replace failed stairwell ceiling finishes	\$600,000
MYERS-WILKINS	Replace failed concrete slab / sidewalk at bridge entrance	\$20,000
	TOTAL FY20 LTFM EXPENDITURES	\$3,773,827
	BALANCE AVAILABLE - FUND BALANCE FOR FY21	\$1,001,216

BUDGET YEAR **FY21 CURRENT BOARD APPROVAL YEAR**

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	FUND BALANCE 7/1/2020	\$1,001,216
	LEVY 2019 (PAY 2020)	\$3,476,757
	FY18 Reconciliation	(\$163,780)
	TOTAL REVENUE	\$4,314,193
DISTRICT WIDE	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
DISTRICT WIDE	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
ROCKRIDGE	Roof System: Replace Roof	\$1,100,000
CONGDON	Exterior Wall Restoration: Brick Replacement Tuck Pointing and Brick Repair	\$750,000
	TOTAL FY21 LTFM EXPENDITURES	\$3,578,827
	BALANCE AVAILABLE - FUND BALANCE FOR FY22	\$735,366

BUDGET YEAR FY22

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	FUND BALANCE 7/1/2021	\$735,366
	LEVY 2020 (PAY 2021)	\$3,476,757
	FY19 Reconciliation	(\$1,062,568)
	TOTAL REVENUE	\$3,149,555
DISTRICT WIDE	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
DISTRICT WIDE	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
CONGDON	Exterior: Replace 150 exterior windows due to operational failure and leaking	\$900,000
STOWE	HVAC: Ductwork Cleaning	\$350,000
	TOTAL FY22 LTFM EXPENDITURES	\$2,978,827
	BALANCE AVAILABLE - FUND BALANCE FOR FY23	\$170,728

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN

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PROJECTS BY YEAR

JULY 1, 2019 TO JUNE 30, 2029

PENDING DULUTH SCHOOL BOARD APPROVAL JULY 16, 2019

BUDGET YEAR FY23

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	<i>FUND BALANCE 7/1/2022</i>	\$170,728
	<i>LEVY 2021 (PAY 2022)</i>	\$3,476,757
	<i>FY20 Reconciliation</i>	(\$1,001,216)
	<i>TOTAL REVENUE</i>	\$2,646,269
DISTRICT WIDE	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
DISTRICT WIDE	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
HOMECROFT	Replace un-serviceable door hardware and electronic components	\$50,000
LAKESWOOD	Replace un-serviceable door hardware and electronic components	\$50,000
LOWELL	Replace un-serviceable door hardware and electronic components	\$50,000
ORDEAN EAST	Exterior Door Replacement	\$200,000
STOWE	Replace un-serviceable door hardware and electronic components	\$50,000
LAKESWOOD	HVAC: Ductwork Cleaning	\$350,000
HOMECROFT	HVAC: Ductwork Cleaning	\$350,000
LOWELL	HVAC: Ductwork Cleaning	\$350,000
LESTER PARK	Regrade - replace failed drainage in field area and sod to correct wet and hazardous conditions	\$300,000
	TOTAL FY23 LTFM EXPENDITURES	\$3,478,827
	BALANCE AVAILABLE - FUND BALANCE FOR FY24	(\$832,558)

BUDGET YEAR FY24

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	<i>FUND BALANCE 7/1/2023</i>	(\$832,558)
	<i>LEVY 2022 (PAY 2023)</i>	\$3,476,757
	<i>FY21 Reconciliation</i>	(\$735,366)
	<i>TOTAL REVENUE</i>	\$1,908,834
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
HOCHS	Restore Building Envelope as per Inspec Audit	\$24,000,000
HOCHS	Vehicular Paving: Resurface Asphalt Parking Lots	\$375,000
CONGDON	Regrade - replace failed drainage in field area and sod to correct wet and hazardous conditions	\$300,000
HOMECROFT	Regrade - replace failed drainage in field area and sod to correct wet and hazardous conditions	\$400,000
EAST HS	Roof System: Replace Roof - South Class Rooms 1994	\$350,000
EAST HS	Roof System: Replace Roof - Music Wing	\$200,000
TRANSPORTATION	Roof System: Replace Roof	\$250,000
	TOTAL FY24 LTFM EXPENDITURES	\$26,275,000
	BALANCE AVAILABLE - FUND BALANCE FOR FY25	(\$24,366,166)

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN

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PROJECTS BY YEAR

JULY 1, 2019 TO JUNE 30, 2029

PENDING DULUTH SCHOOL BOARD APPROVAL JULY 16, 2019

BUDGET YEAR FY25

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	<i>FUND BALANCE 7/1/2024</i>	<i>(\$24,366,166)</i>
	<i>LEVY 2023 (PAY 2024)</i>	<i>\$3,476,757</i>
	<i>FY22 Reconciliation</i>	<i>(\$170,728)</i>
	TOTAL REVENUE	(\$21,060,137)
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
HOCHS	Renovate and upgrade all Mechanical, Electrical, and HVAC systems	\$13,500,000
	TOTAL FY25 LTFM EXPENDITURES	\$13,900,000
	BALANCE AVAILABLE - FUND BALANCE FOR FY26	(\$34,960,137)

BUDGET YEAR FY26

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	<i>FUND BALANCE 7/1/2025</i>	<i>(\$34,960,137)</i>
	<i>LEVY 2024 (PAY 2025)</i>	<i>\$3,476,757</i>
	<i>FY23 Reconciliation (No unexpended balance projected)</i>	
	TOTAL REVENUE	(\$31,483,380)
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
EAST HS	Roof System: Replace Roof - Pool/Gym 1994 Addition	\$325,000
HOCHS	Restore Interior Finishes as per Audit	\$11,000,000
	TOTAL FY26 LTFM EXPENDITURES	\$11,725,000
	BALANCE AVAILABLE - FUND BALANCE FOR FY27	(\$43,208,380)

BUDGET YEAR FY27

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	<i>FUND BALANCE 7/1/2026</i>	<i>(\$43,208,380)</i>
	<i>LEVY FY 2025 (PAY 2026)</i>	<i>\$3,476,757</i>
	<i>FY24 Reconciliation (No unexpended balance projected)</i>	
	TOTAL REVENUE	(\$39,731,623)
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
LAKWOOD	Wall Finishes - Paint Interior	\$250,000
STOWE	Wall Finishes - Paint Interior	\$250,000
HOMECROFT	Vehicular Paving: North and West Parking Overlay	\$250,000
STOWE	Concrete Entrance Walk Replacement	\$200,000
	TOTAL FY27 LTFM EXPENDITURES	\$1,350,000
	BALANCE AVAILABLE - FUND BALANCE FOR FY28	(\$41,081,623)

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN

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PROJECTS BY YEAR

JULY 1, 2019 TO JUNE 30, 2029

PENDING DULUTH SCHOOL BOARD APPROVAL JULY 16, 2019

BUDGET YEAR FY28

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	<i>FUND BALANCE 7/1/2027</i>	<i>(\$41,081,623)</i>
	<i>LEVY 2026 (PAY 2027)</i>	<i>\$3,476,757</i>
	<i>FY25 Reconciliation (No unexpended balance projected)</i>	
	<i>TOTAL REVENUE</i>	<i>(\$37,604,866)</i>
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
HOMECROFT	Wall Finishes: Paint Interior	\$400,000
LOWELL	Wall Finishes: Paint Interior	\$400,000
LOWELL	Paving Overlay	\$250,000
EAST HS	Expand Stadium Seating from 2,000 to 2,500	\$400,000
CONGDON	Floor Finishes: Replace Linoleum Tile	\$400,000
	TOTAL FY28 LTFM EXPENDITURES	\$2,250,000
	BALANCE AVAILABLE - FUND BALANCE FOR FY29	(\$39,854,866)

BUDGET YEAR FY29

SITE	WORK ITEM DESCRIPTION	ESTIMATED COST
	<i>FUND BALANCE 7/1/2028</i>	<i>(\$39,854,866)</i>
	<i>LEVY FY 2027 (PAY FY 2028)</i>	<i>\$3,476,757</i>
	<i>FY26 Reconciliation (No unexpended balance projected)</i>	
	<i>TOTAL REVENUE</i>	<i>(\$36,378,109)</i>
DISTRICT WIDE	Health and Safety Management	\$200,000
DISTRICT WIDE	Environmental Health and Safety Projects District-Wide	\$200,000
OEMS	Auditorium: Seating, aisle lights, carpet, paint	\$300,000
OEMS	Wall Finishes: Interior Plaster Repair	\$650,000
OEMS	Window Replacement	\$850,000
DENFELD	Exterior Walls: Wall Restoration Roof Level	\$950,000
	TOTAL FY29 LTFM EXPENDITURES	\$3,150,000
	BALANCE AVAILABLE - FUND BALANCE FOR FY29	(\$39,528,109)
	TOTAL LTFM EXPENDITURES FY19-FY29	\$75,080,093
	TOTAL LTFM EXPENDITURES WITHOUT BOND FUNDED PROJECTS FY19-FY29	\$74,548,267



July 16, 2019

FY21

LONG TERM
FACILITIES
MAINTENANCE

TEN-YEAR PLAN

SECTION 2

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN
PROJECTS BY SITE
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PENDING DULUTH SCHOOL BOARD APPROVAL JULY 16, 2019

CONGDON ES

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY21	Exterior Wall Restoration: Brick Replacement Tuck Pointing and Brick Repair	\$750,000
	FY21 TOTAL	\$750,000
FY22	Exterior: Replace 150 exterior windows due to operational failure and leaking	\$900,000
	FY22 TOTAL	\$900,000
FY24	Regrade - replace failed drainage in field area and sod to correct wet and hazardous conditions	\$300,000
	FY24 TOTAL	\$300,000
FY28	Floor Finishes: Replace Linoleum Tile	\$400,000
	FY28 TOTAL	\$400,000
	10 YR TOTAL	\$2,350,000

DENFELD HS

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	Boiler room isolation valve replacement	\$40,641
FY19	Architectural Fee Services - Plaster Restoration	\$14,800
FY19	Arch Fee Services - PSS Track ***	\$75,635
FY19	PAY APP #1 - FY20 PROJECT - Replace failed stairwell ceiling finishes	\$57,767
FY19	PAY APP #1 - FY20 PROJECT - Repair / Perform soil corrections / Reconstruct Track	\$165,537
	FY19 TOTAL	\$354,380
FY20	Repair / Perform soil corrections / Reconstruct Track	\$1,000,000
FY20	Replace failed stairwell ceiling finishes	\$600,000
	FY20 TOTAL	\$1,600,000
FY29	Exterior Walls: Wall Restoration Roof Level	\$950,000
	FY29 TOTAL	\$950,000
	10 YR TOTAL	\$2,904,380

DISTRICT WIDE

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	LTFM Compliant In District Employee Salary and Benefit - ACTUAL AS OF JUNE 28, 2019	\$1,006,335
FY19	Health and Safety Management	\$105,468
FY19	Environmental Health and Safety Projects District-Wide	\$142,227
FY19	Radon Testing Per MN State Statute	\$25,164
FY19	LTFM COMPLIANT Maintenance/Repairs - T&M	\$236,569
FY19	Rubber Mulch Replacment - FINAL PAY APPS (FY18 PROJECT)	\$48,075
FY19	Notice of Intended Projects for FY20	\$156
	FY19 TOTAL	\$1,563,994
FY20	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827
FY20	Health and Safety Management	\$200,000
FY20	Environmental Health and Safety Projects District-Wide	\$200,000
FY20	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
	FY20 TOTAL	\$1,728,827
FY21	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN
PROJECTS BY SITE
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DISTRICT WIDE

FY21	Health and Safety Management	\$200,000
FY21	Environmental Health and Safety Projects District-Wide	\$200,000
FY21	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
	FY21 TOTAL	\$1,728,827
FY22	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827
FY22	Health and Safety Management	\$200,000
FY22	Environmental Health and Safety Projects District-Wide	\$200,000
FY22	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
	FY22 TOTAL	\$1,728,827
FY23	LTFM Compliant In District Employee Salary and Benefit (FY19 Budget Amt)	\$1,128,827
FY23	Health and Safety Management	\$200,000
FY23	Environmental Health and Safety Projects District-Wide	\$200,000
FY23	LTFM COMPLIANT Maintenance/Repairs - T&M	\$200,000
	FY23 TOTAL	\$1,728,827
FY24	Health and Safety Management	\$200,000
FY24	Environmental Health and Safety Projects District-Wide	\$200,000
	FY24 TOTAL	\$400,000
FY25	Health and Safety Management	\$200,000
FY25	Environmental Health and Safety Projects District-Wide	\$200,000
	FY25 TOTAL	\$400,000
FY26	Health and Safety Management	\$200,000
FY26	Environmental Health and Safety Projects District-Wide	\$200,000
	FY26 TOTAL	\$400,000
FY27	Health and Safety Management	\$200,000
FY27	Environmental Health and Safety Projects District-Wide	\$200,000
	FY27 TOTAL	\$400,000
FY28	Health and Safety Management	\$200,000
FY28	Environmental Health and Safety Projects District-Wide	\$200,000
	FY28 TOTAL	\$400,000
FY29	Health and Safety Management	\$200,000
FY29	Environmental Health and Safety Projects District-Wide	\$200,000
	FY29 TOTAL	\$400,000
	10 YR TOTAL	\$10,879,301

EAST HS

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY24	Roof System: Replace Roof - South Class Rooms 1994	\$200,000
FY24	Roof System: Replace Roof - Music Wing	\$350,000
	FY24 TOTAL	\$550,000
FY26	Roof System: Replace Roof - Pool/Gym 1994 Addition	\$325,000
	FY26 TOTAL	\$325,000
FY28	Expand Stadium Seating from 2,000 to 2,500	\$400,000
	FY28 TOTAL	\$400,000
	10 YR TOTAL	\$1,275,000

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN
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HOCHS

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	HOCHS Professional Services Audit Mech/Elec/Arch	\$23,900
FY19	HOCHS Roof Tile Repair	\$11,339
	FY19 TOTAL	\$35,239
FY20	Fire Alarm Systems: Outdated System	\$350,000
FY20	Bituminous Repair 1st Ave East Owned Lot	\$50,000
	FY20 TOTAL	\$400,000
FY24	Restore Building Envelope as per Inspec Audit	\$24,000,000
FY24	Vehicular Paving: Resurface Asphalt Parking Lots	\$375,000
	FY24 TOTAL	\$24,375,000
FY25	Renovate and upgrade all Mechanical, Electrical, and HVAC systems	\$13,500,000
	FY25 TOTAL	\$13,500,000
FY26	Restore Interior Finishes as per Audit	\$11,000,000
	FY26 TOTAL	\$11,000,000
	10 YR TOTAL	\$49,310,239

HOMECROFT ES

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY23	Replace un-serviceable door hardware and electronic components	\$50,000
FY23	HVAC: Ductwork Cleaning	\$350,000
	FY23 TOTAL	\$400,000
FY24	Regrade - replace failed drainage in field area and sod to correct wet and hazardous conditions	\$400,000
	FY24 TOTAL	\$400,000
FY27	Vehicular Paving: North and West Parking Overlay	\$250,000
	FY27 TOTAL	\$250,000
FY28	Wall Finishes: Paint Interior	\$400,000
	FY28 TOTAL	\$400,000
	10 YR TOTAL	\$1,450,000

LAKWOOD ES

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	Roof System: Replace Roof continuation - Bond Funded Project	\$146,357
	FY19 TOTAL	\$146,357
FY23	Replace un-serviceable door hardware and electronic components	\$50,000
FY23	HVAC: Ductwork Cleaning	350000
	FY23 TOTAL	\$400,000
FY27	Wall Finishes - Paint Interior	\$250,000
	FY27 TOTAL	\$250,000
	10 YR TOTAL	\$796,357

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN
PROJECTS BY SITE
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PENDING DULUTH SCHOOL BOARD APPROVAL JULY 16, 2019

LESTER PARK ES

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY23	Regrade - replace failed drainage in field area and sod to correct wet and hazardous conditions	\$300,000
	FY23 TOTAL	\$300,000
	10 YR TOTAL	\$300,000

LINCOLN PARK MS

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	Repair failed pool basin finish and replace degraded filtration media	\$23,501
	FY19 TOTAL	\$23,501
	10 YR TOTAL	\$23,501

LOWELL ES

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	Repair degraded and leaking masonry wall	\$26,975
	FY19 TOTAL	\$26,975
FY23	Replace un-serviceable door hardware and electronic components	\$50,000
FY23	HVAC: Ductwork Cleaning	\$350,000
	FY23 TOTAL	\$400,000
FY28	Wall Finishes: Paint Interior	\$400,000
FY28	Paving Overlay	\$250,000
	FY28 TOTAL	\$650,000
	10 YR TOTAL	\$1,076,975

MYERS-WILKINS ES

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY20	Replace failed concrete slab / sidewalk at bridge entrance	\$20,000
	FY18 TOTAL	\$20,000
	10 YR TOTAL	\$20,000

ORDEAN MS

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	26 yr Old Gym Floor Refinish & Gym Curtain	\$75,860
	FY19 TOTAL	\$75,860
FY20	Replace degraded pool filtration media	\$25,000
	FY20 TOTAL	\$25,000
FY23	Exterior Door Replacement	\$200,000
	FY23 TOTAL	\$200,000
FY29	Auditorium: Seating, aisle lights, carpet, paint	\$300,000
FY29	Wall Finishes: Interior Plaster Repair	\$650,000
FY29	Window Replacement	\$850,000
	FY23 TOTAL	\$1,800,000
	10 YR TOTAL	\$2,100,860

LONG-TERM FACILITY MAINTENANCE - TEN-YEAR PLAN
PROJECTS BY SITE
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ROCKRIDGE

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	Renovation - Academy - Bond Funded Project	\$368,969
FY19	Replace damaged gym floor tile - Bond Funded Project	\$16,500
	FY19 TOTAL	\$385,469
FY21	Roof System: Replace Roof	\$1,100,000
	FY21 TOTAL	\$1,100,000
	10 YR TOTAL	\$1,485,469

STOWE ES

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY19	Stowe sign masonry repair	\$8,011
	FY19 TOTAL	\$8,011
FY22	HVAC: Ductwork Cleaning	\$350,000
	FY22 TOTAL	\$350,000
FY23	Replace un-serviceable door hardware and electronic components	\$50,000
	FY23 TOTAL	\$50,000
FY27	Wall Finishes - Paint Interior	\$250,000
FY27	Concrete Entrance Walk Replacement	\$200,000
	FY27 TOTAL	\$450,000
	10 YR TOTAL	\$858,011

TRANSPORTATION

BUDGET YEAR	WORK ITEM DESCRIPTION	ESTIMATED COST
FY24	Roof System: Replace Roof	\$250,000
	FY24 TOTAL	\$250,000
	10 YR TOTAL	\$250,000

TOTAL 10 YR LTFM PROJECT EXPENDITURES **\$75,080,093**