

Executive Summary: Ten-Year Health & Life Safety (HLS) Survey

The purpose of this special meeting is to introduce and seek formal Board approval for the district's new Ten-Year Health & Life Safety (HLS) Survey. This comprehensive evaluation was executed by our architectural firm, GreenAssociates. Board approval is the mandatory first step toward bringing the district back into structural regulatory compliance and unlocking critical capital funding pathways. George Prosiliakos will be in attendance to explain the survey findings and answer any questions that board members may have.

Background & Regulatory Context

Under 23 Illinois Administrative Code 180, specifically regarding Decennial Inspections, every public school district in Illinois is legally mandated to survey its school buildings every 10 years to ensure compliance with the Health/Life Safety Code.

Our district is currently out of compliance because it has been more than 10 years since our last safety survey was approved by the Illinois State Board of Education (ISBE). To correct this status, GreenAssociates finalized a new baseline survey in the fall of 2024. If the Board approves this new survey, it will be submitted directly to the Regional Office of Education (ROE) #47, which will evaluate it and forward it to ISBE for final state-level certification.

Corrective Action Timelines

Once ISBE officially certifies the survey, the district is legally authorized and required to address the identified building violations according to localized priority windows:

- Priority 'a' Items (Urgent): Must be fully remediated within 12 months.
- Priority 'b' Items (Required): Must be resolved within 3 to 5 years.
- Priority 'c' Items (Recommended): Should be resolved within 10 years.

Financial Summary of Survey Findings

The survey outlines an aggregate, district-wide investment of \$25,330,126.20 to clear all code violations across our four primary facilities. As mandated by the state planning guidelines, these raw data estimates factor in a 10% construction contingency and 10% Architecture/Engineering (A/E) fees.

The total estimated cost allocation by priority and school facility is detailed below:

School Facility	Priority 'a' Costs	Priority 'b' Costs	Priority 'c' Costs
Stillman Valley High School	\$406,836.00	\$6,610,632.00	\$3,827,210.40
Meridian Junior High School	\$364,296.00	\$3,990,186.00	\$1,398,674.40
Monroe Center Grade School (MC)	\$56,340.00	\$3,802,343.40	\$891,942.00
Highland Elementary School	\$31,020.00	\$2,915,053.20	\$1,035,592.80
District Totals	\$858,492.00	\$17,318,214.60	\$7,153,419.60

Immediate Funding Impacts & Capital Project Adjustments

Approving this survey is required to unlock our capital flexibility. The district is legally blocked from issuing HLS bonds to cover safety-related items until ISBE officially processes and approves this survey.

Because we cannot secure an HLS bond in time for this summer's construction window, the administration has adjusted our structural spending strategy as follows:

- Stillman Valley High School Storefront Project: This safety priority will proceed this summer as scheduled. However, because bond funds are unavailable, we will pay for this project using approximately \$150,000 from our operating funds, supplemented by an additional \$50,000 sourced from School Maintenance Project Grant funds.
- Meridian Junior High & Monroe Center Door Projects: Due to the strain this places on immediate cash reserves, the door replacement projects at MJHS and MC will be temporarily delayed. They will be rescheduled for next summer, at which point the HLS bond market access should be fully open post-ISBE certification.

Recommendation for Board Action

The administration recommends that the Board of Education approve the Ten-Year Health & Life Safety (HLS) Survey as presented. Upon approval, the document will be moved immediately to ROE #47 to begin the state review process and restore local compliance.