



CELEBRATE THE PAST. CREATE THE FUTURE.

POTENTIAL NOVEMBER 2021 BOND





YEARS OF TEACHING & LEARNING

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2022 will mark our sesquicentennial celebration/150 years since our founding and 100 years since Manitou Springs Elementary School opened its doors.

Every 15–20 years, our community invests in education. With the bonds from the 2002 election paid off, it's time to prepare our schools to serve students for the next 20 years and beyond.

2021 investments will prepare our students to leave a legacy, just like those who came before them. We are prioritizing projects that will add valuable amenities that our entire community can access.

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MSSD completed a six-month master planning process.

- Collaborative process that included the school board, the executive team, the visioning team, staff, students, and community members
- Involved analyzing existing facility conditions and educational adequacy.
- Identified and prioritized facility improvement projects districtwide for bond package
- Master plan work used to successfully seek competitive Building Excellent Schools Today (BEST) grants





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About BEST

- MSSD projects have been prioritized for **\$9 million in BEST funding** to contribute to new roofs on our elementary schools and modify our current middle school/high school campus
- To receive the BEST grants we are **obligated to provide a 65% / \$16.5 million match**
- BEST grants are **funded by marijuana tax revenue** and administered by the Colorado Department of Education



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We have a responsibility to ensure that the condition of our schools **provide students with the experiences they deserve.**

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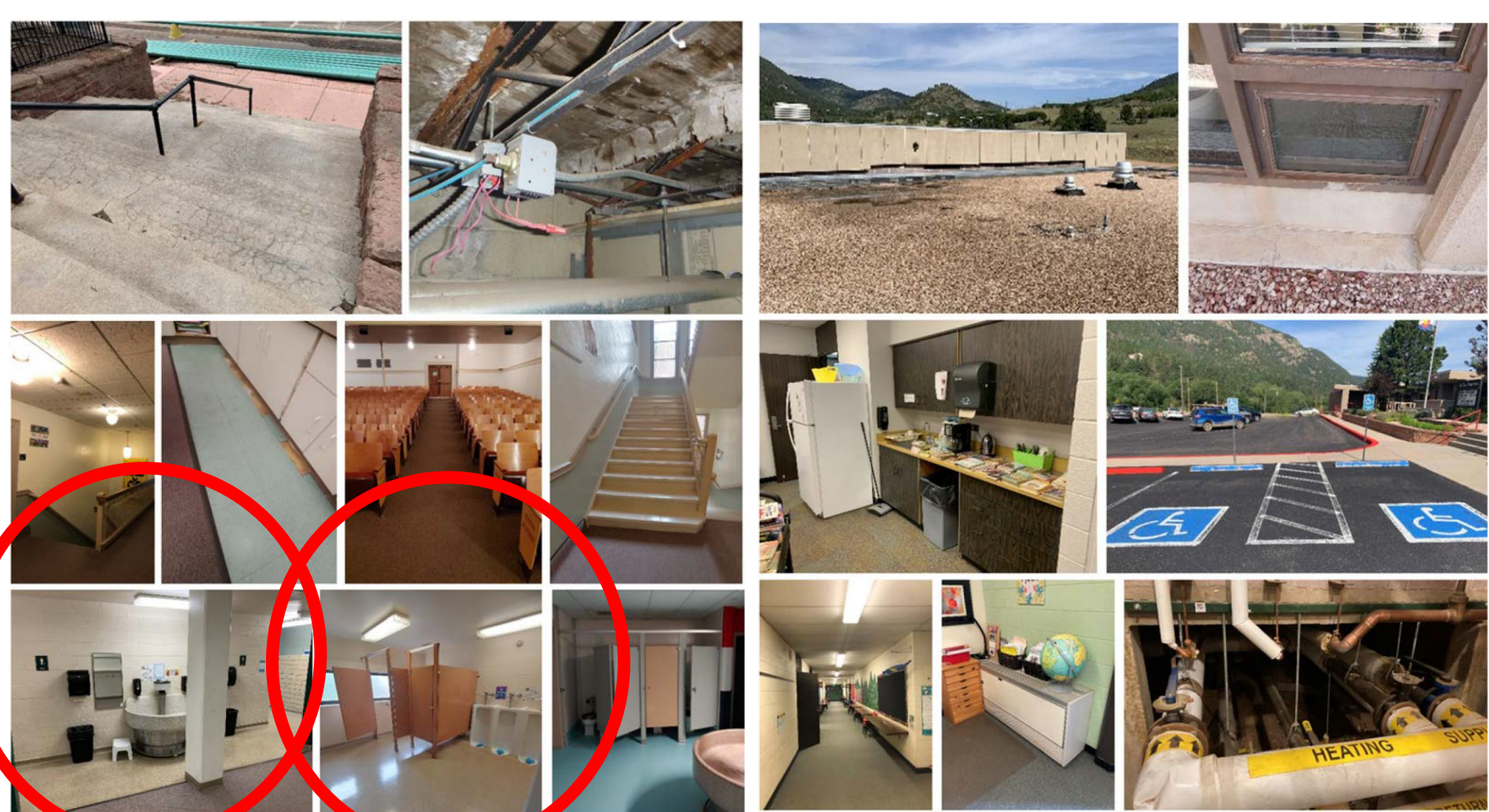
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Our aging facilities have many needs.

- The most recent improvements to our schools were completed in 1988 and 2002
- Maintenance concerns that have continually been deferred
- Safety and security issues that must be addressed
- Provide educational programs necessary to prepare all students for their futures*

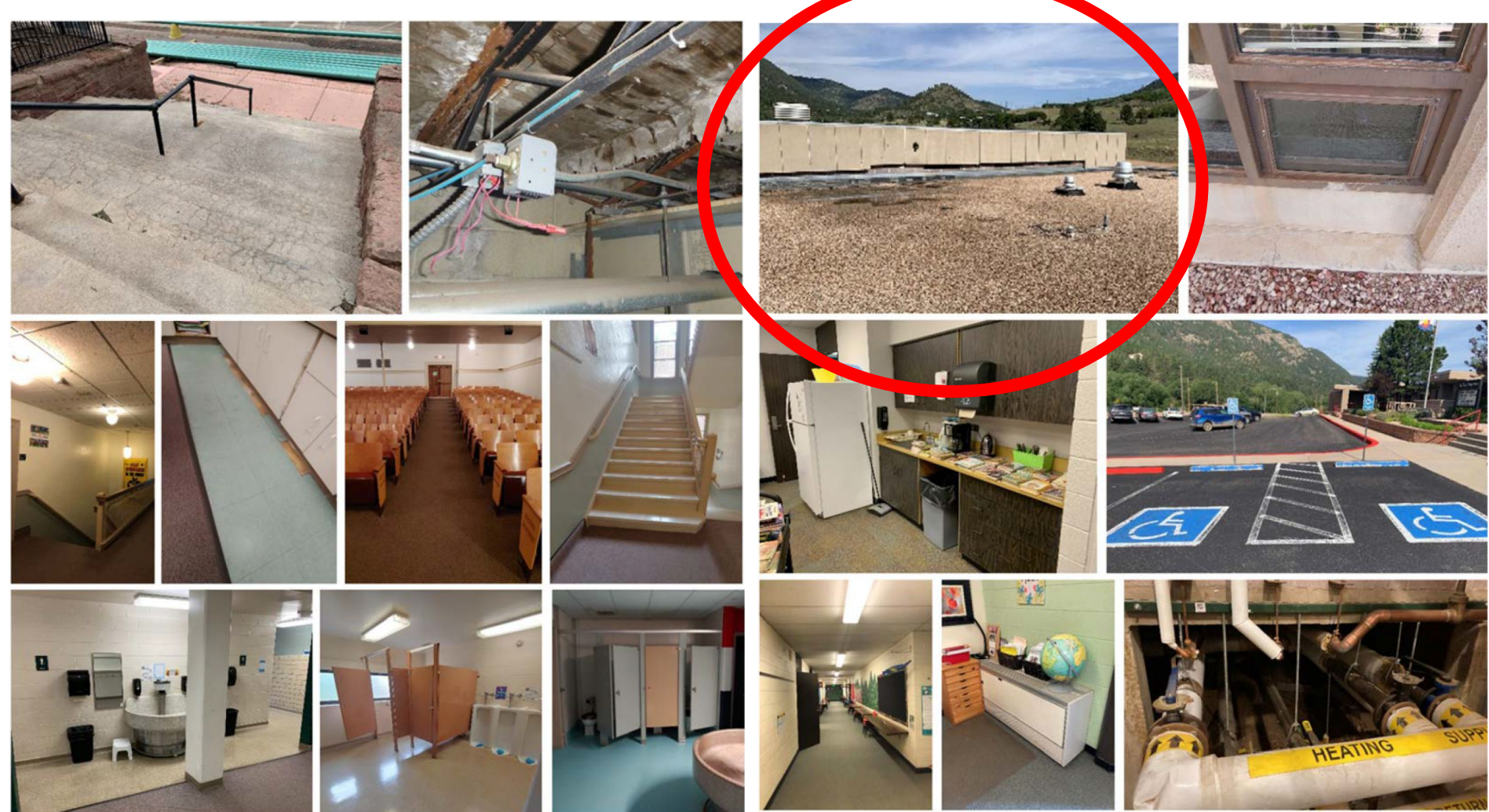
Over 11 years, the Budget Stabilization Factor has resulted in \$16M of lost funding for MSSD. The Colorado legislature uses the Budget Stabilization Factor to reduce school funding by the percent necessary to balance the state budget—even during times of strong economic growth.





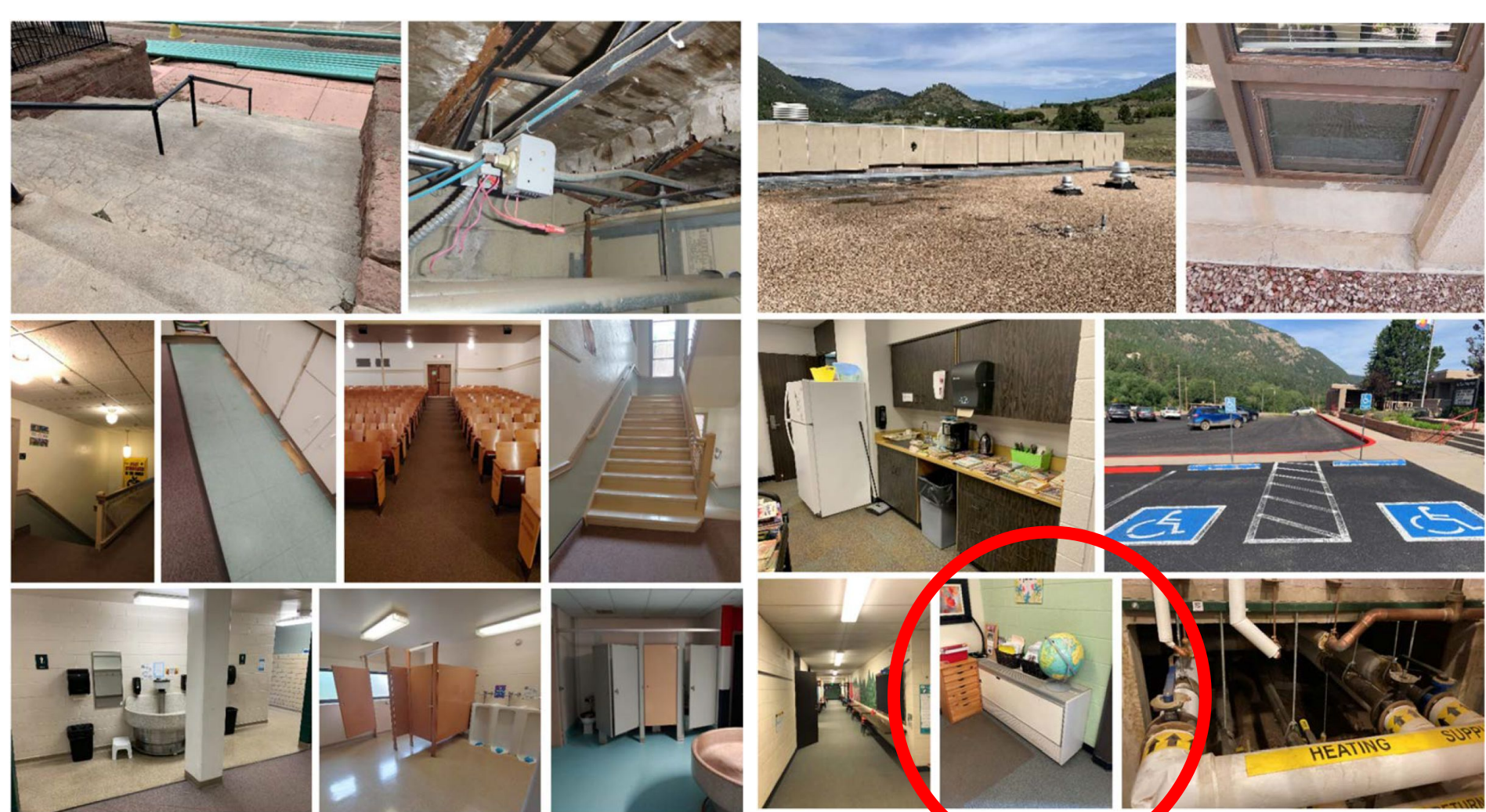
Manitou Springs Elementary School

Ute Pass Elementary School



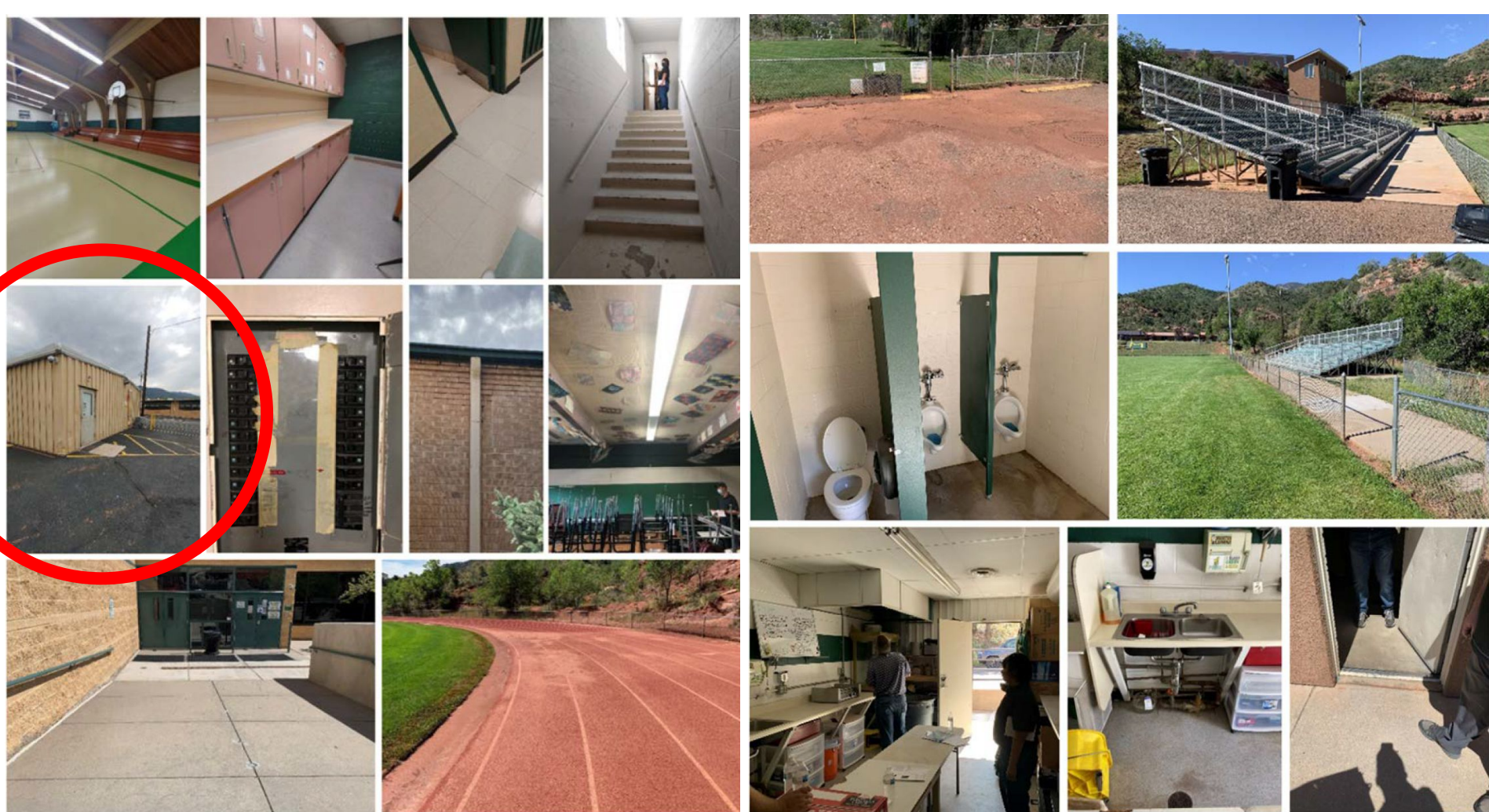
Manitou Springs Elementary School

Ute Pass Elementary School



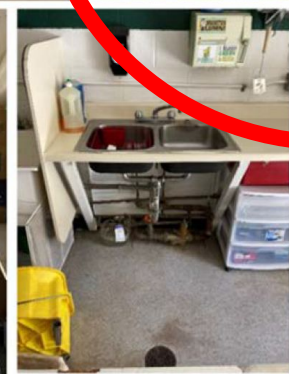
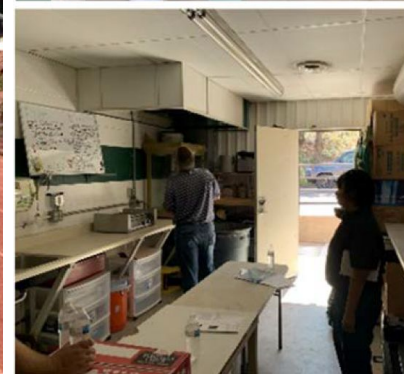
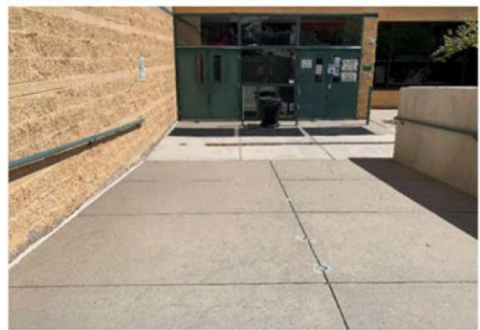
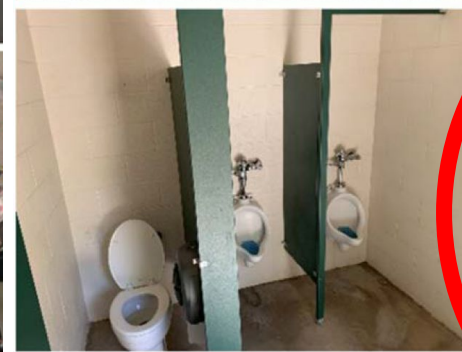
Manitou Springs Elementary School

Monte Pass Elementary School



Manitou Springs High School

Football/Soccer Field



Manitou Springs High School

Football/Soccer Field

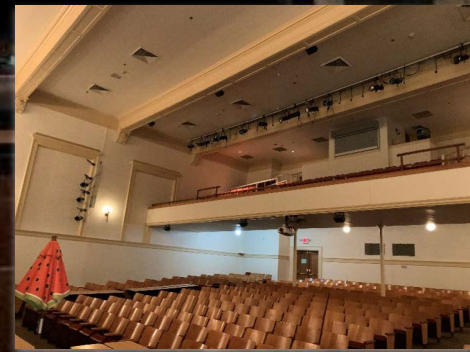


YEARS OF TEACHING & LEARNING

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We plan to restore facilities to honor their history and **continue their legacy.**



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\$43M Potential 2021 Bond Package Includes

1

New and remodeled
middle school/high
school campus facilities

2

Funding for
improvements, safety
enhancements, and
educational upgrades

3

Investments in outdoor
facilities, where
students can safely
learn, train, and play

4

Projects that will
maintain valuable
amenities accessible to
our entire community



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\$9M High School Facility Assessments

- ADA modifications
- Restroom upgrades
- New interior painting
- New flooring
- Replace exterior doors
- Locker room upgrades
- New interior door hardware
- New lift at stair locations
- Modify ramps to meet accessible standards
- HVAC replacement
- New plumbing piping and fixtures
- Fire sprinkler upgrades
- Lighting upgraded to LED
- Electrical system upgrades



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\$23.4M New Middle School

\$8.2M BEST Grant*

MSMS—a 45-year-old facility that lacks daylighting and modern educational programming spaces. As we strive for educational excellence, we must consider the physical condition of a school in which middle schoolers spend at least six hours a day, five days a week at a critical point in their educational careers.

- New three story addition for middle school
- New shared media center
- Remodel SILC parking garage into CTE spaces
- Remodel district admin into classroom spaces
- Reconfigure parking lot and traffic flow



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The middle school and high school will maintain different and independent schedules.

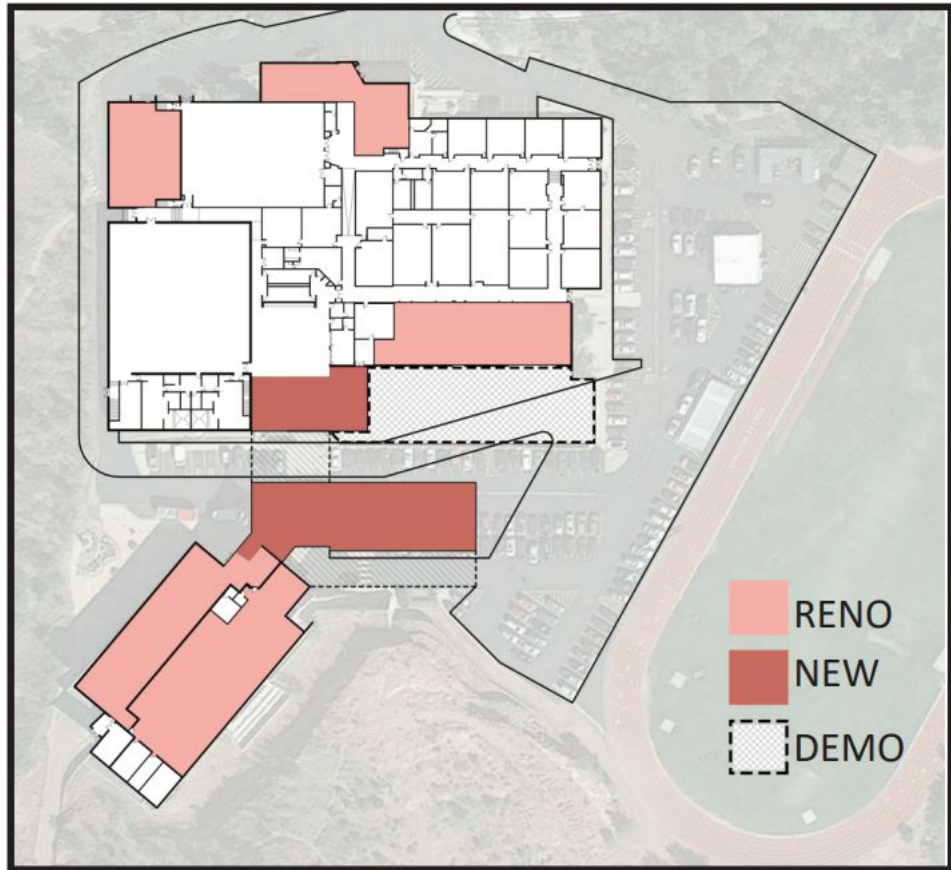
- The **schools will be separate** and transitions will be coordinated to meet the developmental needs of students at each school.
- **Community engagement** will be a tremendous part of the development of the new middle school building.



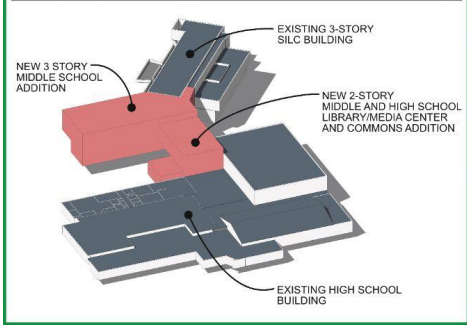
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PROPOSED DEMOLITION + NEW CONSTRUCTION + RENOVATION DIAGRAM



3D MASSING OF PROPOSED ADDITION + EXISTING BUILDINGS



UPPER ACTIVITY FIELD

IMPROVEMENTS FOR EDUCATIONAL AND ATHLETIC USE. (TURF, OUTDOOR CLASSROOMS).

EXISTING PATH BETWEEN BUILDINGS

REGRADED TO PROVIDE ACCESSIBILITY BETWEEN FACILITIES.

EXISTING SILC BUILDING

DISTRICT OFFICES WILL RELOCATE TO THE EXISTING MIDDLE SCHOOL. THE VACATED SPACE IN THE SILC BUILDING WILL BE RECONFIGURED INTO CLASSROOMS.

EXISTING MIDDLE SCHOOL

MIDDLE SCHOOL STUDENTS WILL MOVE TO NEW MIDDLE SCHOOL BUILDING. DISTRICT ADMIN AND BUILDINGS AND GROUNDS WILL MOVE TO EXISTING MIDDLE SCHOOL. THE EXISTING GYM AND LOCKER ROOMS WILL CONTINUE TO BE USED BY THE MIDDLE SCHOOL STUDENTS FOR PE AND ATHLETICS.

EXISTING FOOTBALL AND SOCCER FIELD

ARTIFICIAL TURF AND ACCESSIBILITY IMPROVEMENTS

EXISTING TRACK AND FIELD

NEW MIDDLE SCHOOL AND COMMONS ADDITION

BOND STREET

EE MONTE PLACE

PARKING AREA + BUILDING AND GROUNDS

BUILDINGS AND GROUNDS WILL RELOCATE TO THE EXISTING MIDDLE SCHOOL. THE PARKING LOT WILL BE RECONFIGURED FOR ADDITIONAL SAFETY AND ACCESSIBILITY.

EXISTING HIGH SCHOOL

TO REMAIN, WITH RENOVATIONS TO INCLUDE ACCESSIBILITY IMPROVEMENTS, UPDATED LEARNING SPACES, AND FACULTY SPACE AND RESTROOMS.

**MANITOU SPRINGS MIDDLE SCHOOL / HIGH SCHOOL CONNECTION
CAMPUS SCOPE AND SITE DIAGRAM**





BOND ST.

EL MONTE PL.

- LANDSCAPE BERM SCREENING
- EXISTING STATUE TO REMAIN
- EXTERIOR PLAZA AND SEATING
- OUTDOOR LEARNING

OVERHEAD BUILDING CONNECTION

HIGH SCHOOL ENTRY PLAZA

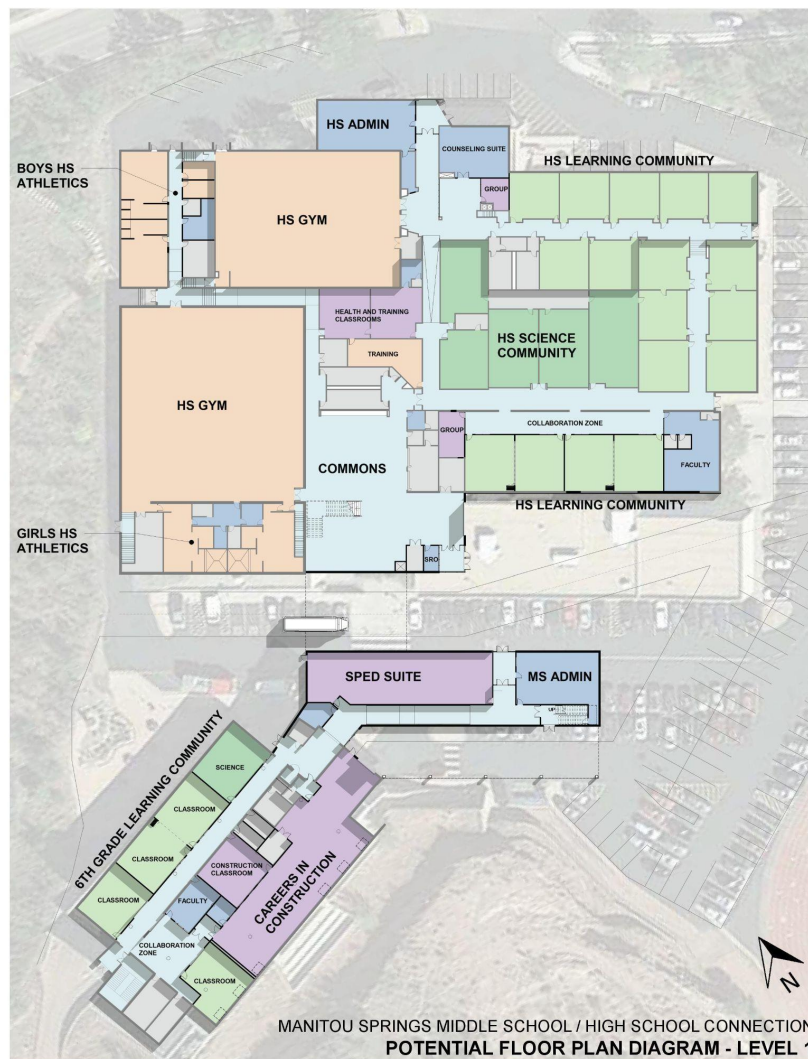
MIDDLE SCHOOL ENTRY PLAZA

DRIVE CONNECTION TO CAREERS AND CONSTRUCTION

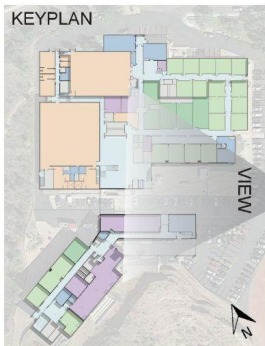
BUS DROP OFF ZONE

STAFF/STUDENT DROP OFF ZONE

TRACK ACCESS / MAINTENANCE
POTENTIAL TRACK STORAGE AREA



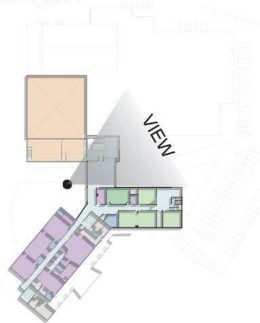
MANITOU SPRINGS MIDDLE SCHOOL / HIGH SCHOOL CONNECTION
 POTENTIAL FLOOR PLAN DIAGRAM - LEVEL 1



MANITOU SPRINGS MIDDLE SCHOOL / HIGH SCHOOL CONNECTION
POTENTIAL EXTERIOR DESIGN (LOOKING WEST)



KEYPLAN



MANITOU SPRINGS MIDDLE SCHOOL / HIGH SCHOOL CONNECTION
POTENTIAL INFORMATION COMMONS DESIGN (LOOKING EAST)

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MSMS: A Continued Community Asset

- District administration and grounds
- Middle school athletics
- Robotics
- Partners for Healthy Choices (e.g., clothing closet and food pantry)
- Connect14
- Ute Pass BOCES
- Intergenerational programs and activities

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\$9.3M Manitou Springs Elementary School

\$278K BEST Grant*

Assessment Priorities

- ADA modifications
- Restroom upgrades
- New interior painting
- New flooring
- Door hardware
- Entry plaza repairs
- HVAC replacement
- New plumbing piping and fixtures
- Fire sprinkler upgrades
- Lighting upgraded to LED
- Electrical system upgrades

Educational Upgrades

- Remodel to create media center on lower level
- Create Collaboratory space in school
- Add counseling suite on lower level
- Create new computer lab adjacent to media center
- Remodel dressing rooms for theater
- Add elevator to existing building

Auditorium Renovation

- Replace seats
- Historic remodel to space
- Lighting and sound system upgrades

Secure Entry Addition

- Add secure entry to front doors

Roof Replacement

- Roof replacement on 1953 & 1988 roofs.

Playground Turf

- Add turf to playground field



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\$7M Ute Pass Elementary School

\$421K BEST Grant*

Assessment Priorities

- ADA modifications
- Restroom Upgrades
- New interior painting
- New flooring
- Replace exterior doors
- Replace interior corridor doors and windows.
- Replace exterior windows
- HVAC replacement
- New plumbing piping and fixtures
- Fire sprinkler upgrades

Assessment Priorities

- Lighting upgraded to LED
- Electrical system upgrades

Educational Upgrades

- Add new restrooms in PreK and Kindergarten
- New Makerspace room
- Remodel to create new SPED spaces
- Reconfigure Admin offices for better nurses office & conference

Secure Entry Addition

- Add Secure Entry to front doors.

Roof Replacement

- Roof replacement on entire building.

Playground Turf

- Add turf to playground field



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\$3.1M Athletic/Play Fields

Football/Soccer Field Upgrades

- Convert field to artificial turf
- ADA restroom upgrades
- Add accessible path to field and stands

Soccer/Baseball Complex - Assessment Priorities

- Level and replant baseball field outfield
- Fix drainage issues along El Paso Blvd
- ADA restroom upgrades
- Restripe and seal parking lot

Middle School Upper Activity Field

- Improved auto and pedestrian access to upper field
- Add small parking lot for overflow parking
- Large artificial turf play field



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Estimated Construction Timeline

2022

MSES

- Assessment priorities
- Auditorium renovations
- Playground turf
- Secure entry
- Roof replacement

UPES

- Assessment priorities
- Playground turf
- Secure entry
- Roof replacement

MSHS

- Secure entry

Athletic/Play Fields

- Football/soccer upgrades
- Soccer/baseball complex assessment priorities
- Middle school upper activities field upgrades

2023

MSES & UPES

- Assessment priorities
- Educational upgrades

MSHS

- Assessment priorities

MSMS

- Construction

2024

MSMS

- Building opens



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Investments

- New and remodeled middle school/high school campus facilities
- Funding for improvements, safety enhancements, and educational upgrades
- Investments in outdoor facilities, where students can safely learn, train, and play
- Projects that will maintain valuable amenities accessible to our entire community

Tax Impact

Residential Property

~\$38 per month on a \$300K home or
\$13 per month per \$100K property
value

Commercial Property

~4X more than residential property=
~\$52 per month per \$100K property
value

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Improvements for the community are improvements for every student.

- Nearly 50% of MSSD students are choice students. Without choice students, our district's offerings would be impacted significantly.
- The district receives the same amount of funding for in-district and out-of-district students.
- The upgrades proposed in this bond are needed for our schools no matter how many students we serve.
- Many factors impact the reasons students choice into our district.



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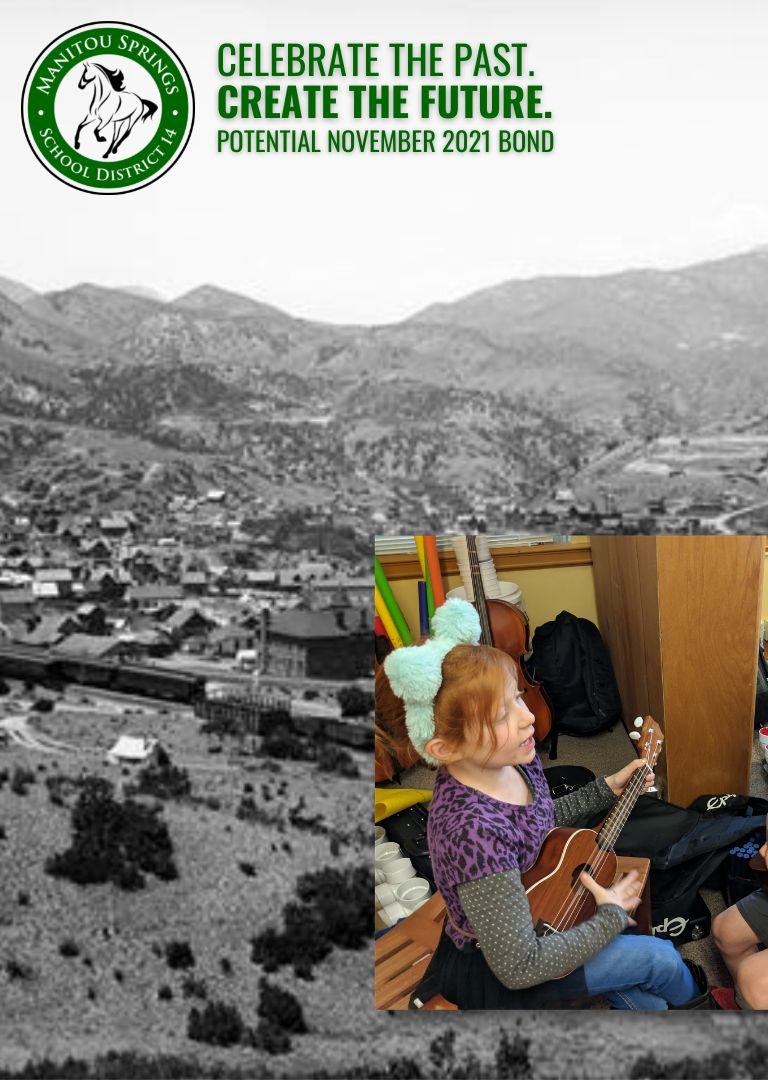


Community Presentations & Tours

- Thursday, July 15 5:30-7:00 | Manitou Springs Middle School media center
- Thursday, July 22 5:30-7:00 | Ute Pass Elementary School gymnasium
- Tuesday, July 27 5:30-7:00 | Manitou Springs Elementary School auditorium
- Thursday, August 5 5:30-7:00 | Manitou Springs High School media center



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2021 Timeline

May

- BEST grant interview
- Stakeholder previews
- Notified district projects prioritized for BEST grants

June - August

- BOE resolution
- Community presentations and school tours

September - November

- Bond campaign activities independent of school district