



Independent Sales Surtax Oversight Committee Meeting

(ISSOC)

June 23, 2022



PERSONAL | **PASSIONATE** | **PROGRESSIVE**

Agenda

- ✓ Meeting Administration
- ✓ Announcement of Superintendent Dr. Christopher Bernier
- ✓ Chair Update
- ✓ Security Update
- ✓ District Sales Tax Communications
- ✓ 10 Year Growth Forecast
- ✓ Sales Tax Funded Project Updates
- ✓ Budget, Revenue Collections & Projections
- ✓ Financial Report Review
- ✓ Motions and Votes
- ✓ Member Comments

Meeting Administration

- **Welcome and Roll Call**
- **Remaining meeting dates in 2022**
 - ✓ September 22
 - ✓ December 8
- **Approval of Prior Meeting Minutes**
- **Public Comment**



Chair Update



- **Board Presentation – April**
- **Communications Subcommittee Meetings - May, June**
- **Draft presentation and FGCU Economic Impact Study - September**

Security Update



- **School safety**
- **Leveraging technology**
- **Training**
 - Multi-agency table top exercise
- **Relationships with Law Enforcement partners**

District Sales Tax Communications

Telling our story of reinvesting in our community

- Media
- Social Media
- District website
- Presentations
- Economic Impact Study



10 Year Growth Forecast

2021 – 2022 growth projections, capacity & projects

- **Project Methodology**
- **Project Findings**
- **New Project Recommendations**

Project Methodology & Milestones

Data Compilation - COMPLETED

- Residential Development Research
- Update Student Generation Rates
 - Last done 2019/20
- Map Cycle 2 Data

10-Year Forecasts - COMPLETED

- Enrollment Projections
- Capacity Availability
- Capacity Needs

Build-Out Study - In Progress

- Evaluate Ultimate County Development
- Determine Facility Needs



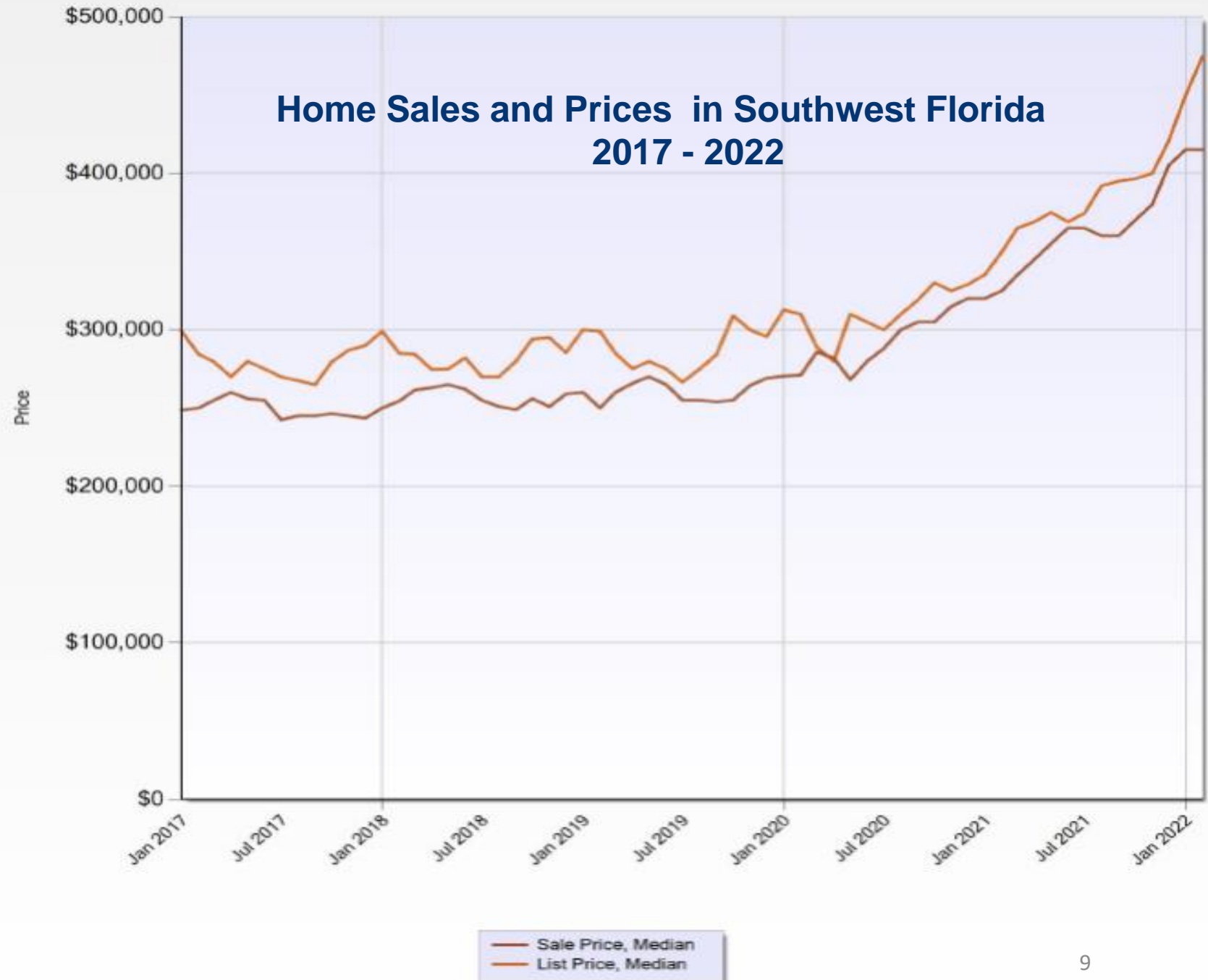
Housing Units

Planned

- 64,770 in next 10 years
- 42,657 in next 5 years

Historical

- 39,018 in *previous* 5 years



Project Findings – New Residential Units

10-Year Forecast - Resident Developments

Cape Coral

- 20,571 new units

Fort Myers

- 11,000 new units

Lehigh Acres

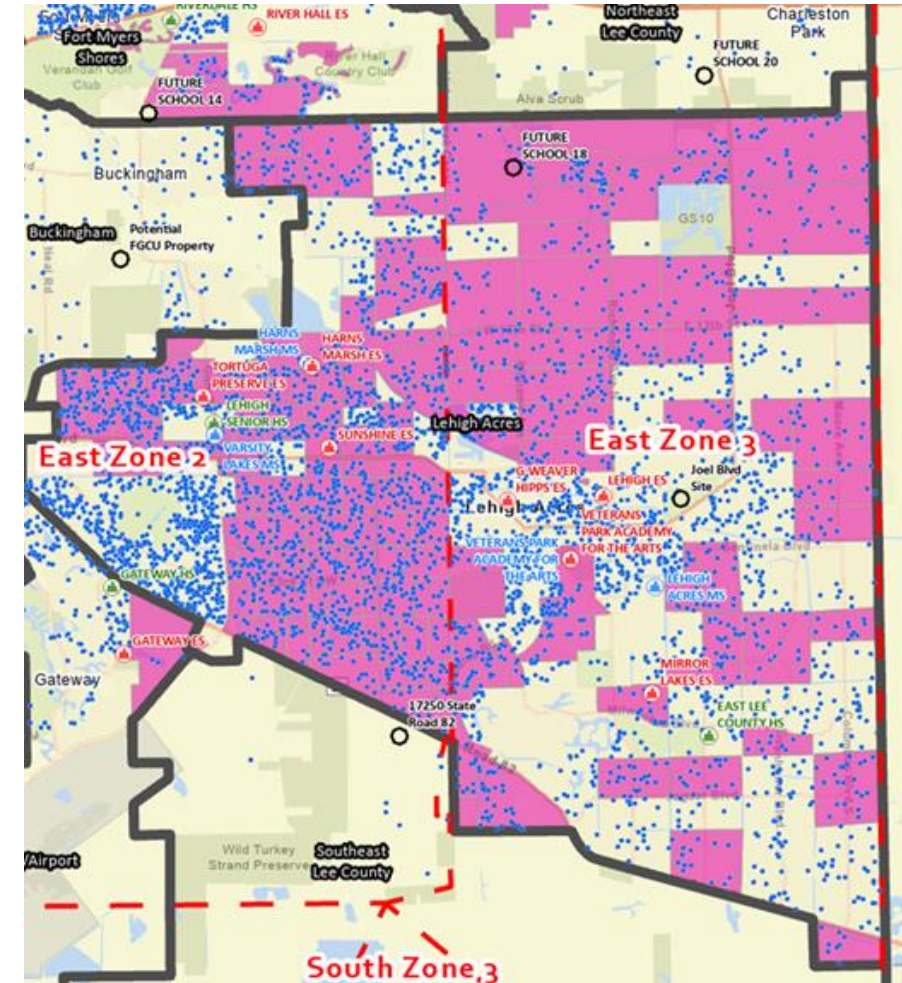
- 6,294 new units

SE Lee County

- 5,309

North Fort Myers

- 5,142



Project Findings – Student Growth

10-Year School Zone Student Forecasts

District-wide

- **14,480 new students**
- **18% growth**

West Zone

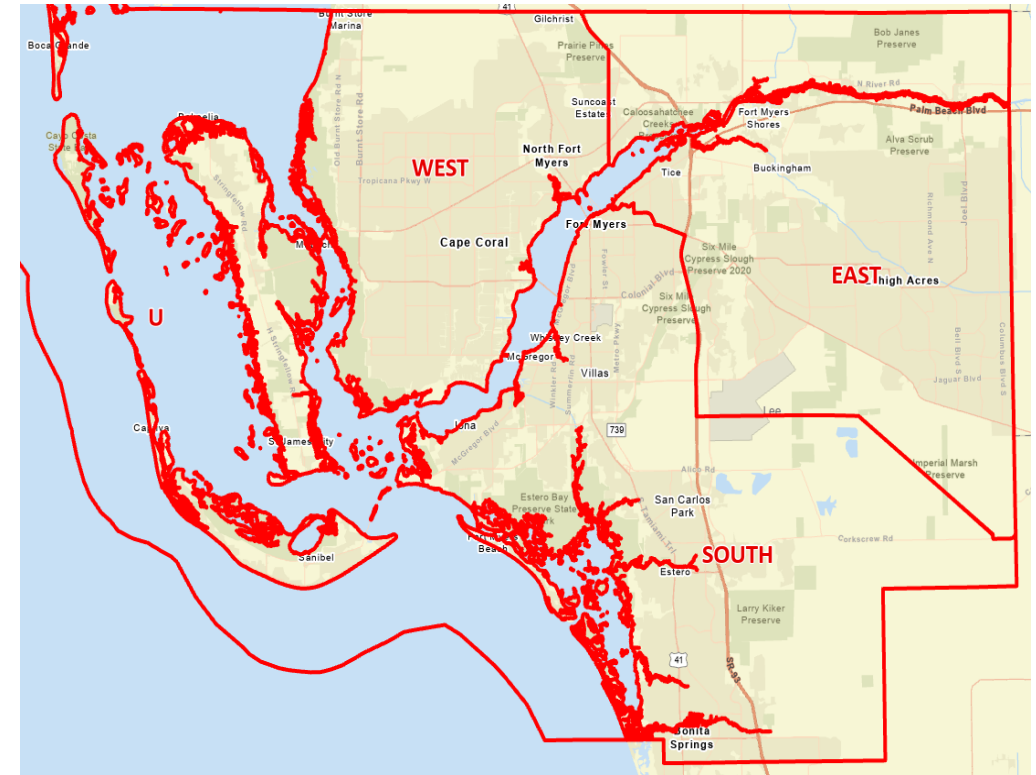
- **7,392 new students**
- **28% growth**

East Zone

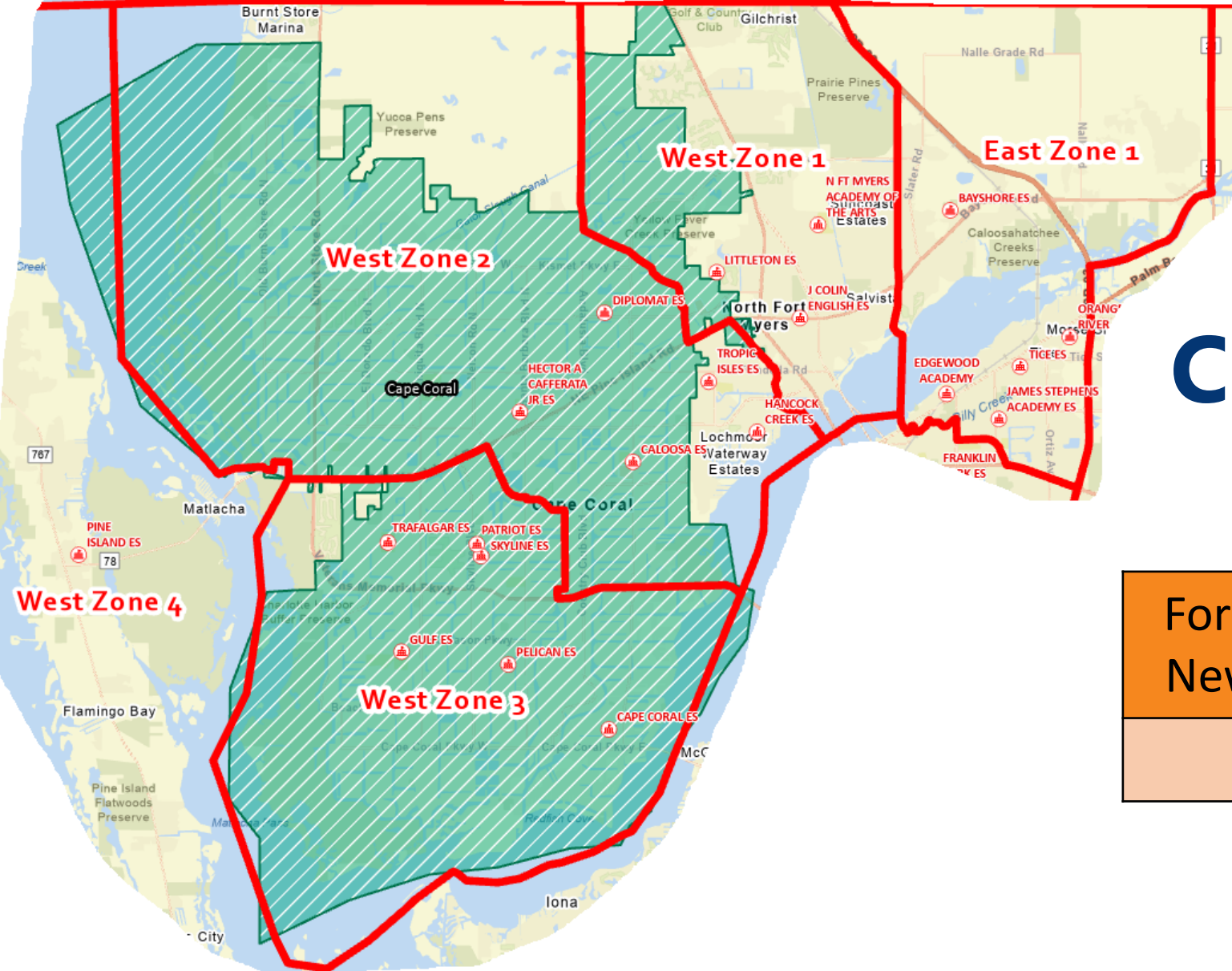
- **6,474 new students**
- **21% growth**

South Zone

- **614 new students**
- **2% growth**



Capacity Impact: on average there are 2,000 student seats per high school



Current Sub Zones

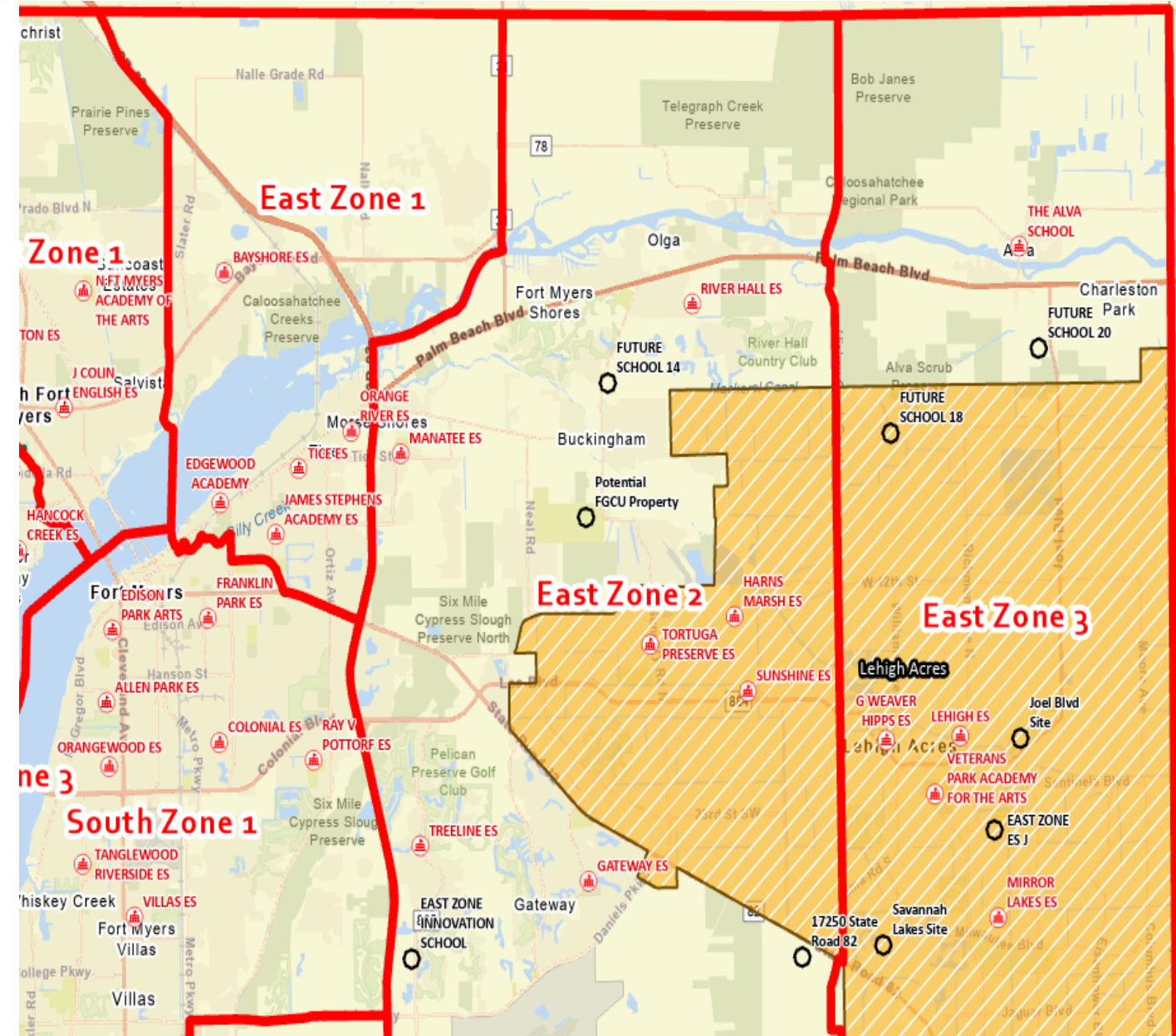
West Area Analysis

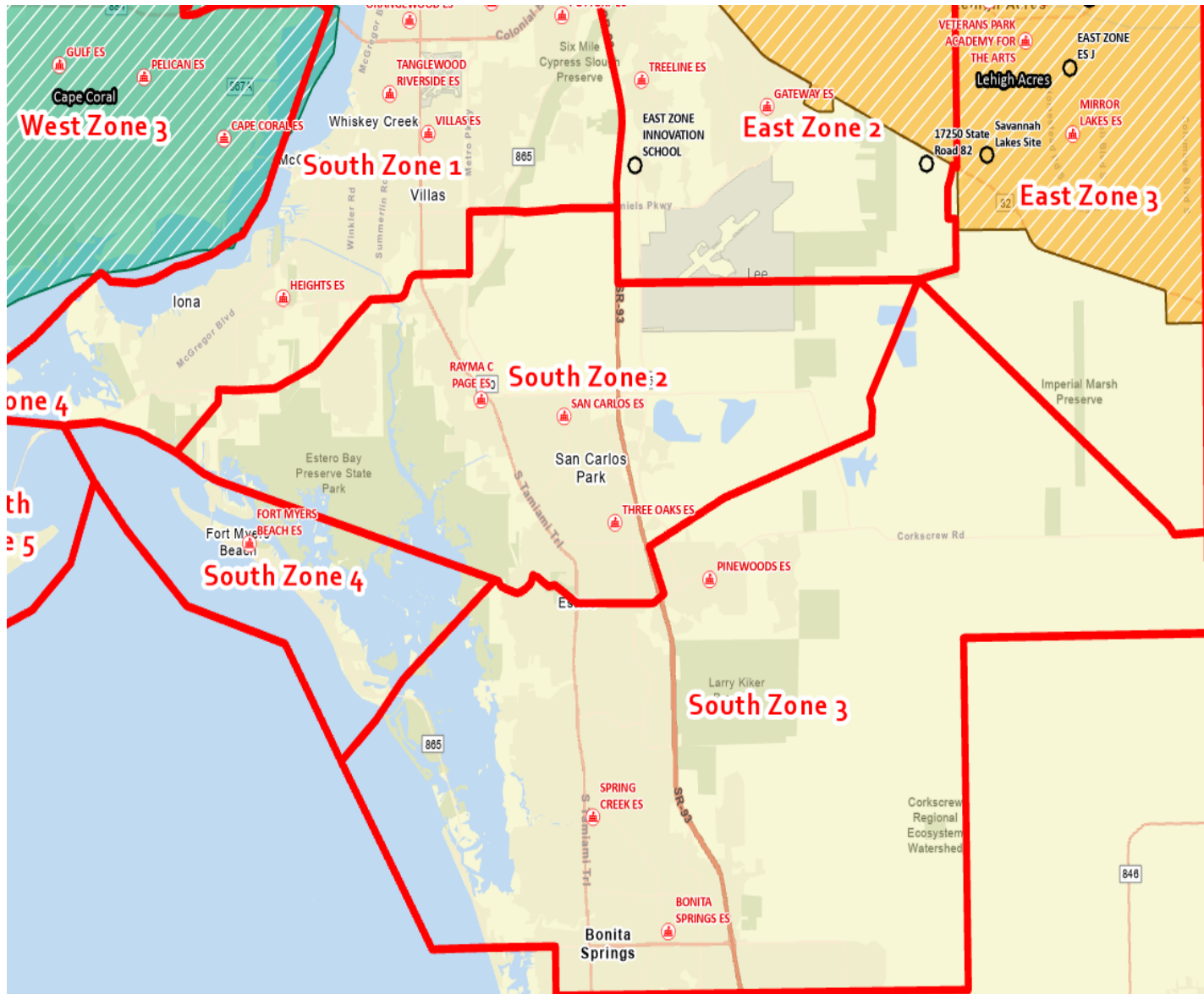
Forecast - # of New Students	Forecast - % Increase of Students
7,392	28%

Current Sub Zones

East Area Analysis

Forecast - # of New Students	Forecast - % Increase of Students
6,474	21%





Current Sub Zones

South Area Analysis

Forecast - # of New Students	Forecast - % Increase of Students
614	2%

New Project Recommendations – 5 to 10 years

Elementary

Five-Year:

- Elementary J: 984 SY23/24
- Innovation School: 648 SY25/26
- VPAA Expansion: 700+/- SY25/26

Ten-Year:

- West Zone Elementary School

Middle School

Five-Year:

- LAMS Expansion: 198 SY23/24
- Innovation School: 324 SY25/26
- East Zone Middle School # 1
- East Zone Middle School # 2

Ten-Year:

- West Zone Middle School

High School

Five-Year:

- East Zone High School #1

Ten-Year:

- East Zone High School #2
- West Zone High School

Tech College

Five-Year:

- FMTC Expansion
- Cape Coral Expansion Phases

Ten-Year:

- FMTC Lehigh Satellite Campus

Next Steps

- Consultant Davis Demographics
 - ✓ Produce “build-out” study – Summer 2022
 - ✓ Show potential sites needed across the District
 - ✓ Additional Elementary, Middle and High School sites need after 2031
- Planning Department and additional staff to help determine potential locations (areas to acquire more land)

Questions?

Sales Tax Funded Project Updates

Categories of Projects



**Construction - new schools
and major renovations**



**Safety, Security &
Technology**



Maintenance



Construction Update

NEW CONSTRUCTION PROJECTS

LOCATION	PROJECT TYPE	PROJECT MANAGER	START DATE	SUBSTANTIAL COMPLETION DATE	TOTAL PROJECT COST	CURRENT STATUS
Cape Coral Technical College	Addition	Tina Silcox	TBD	TBD	TBD	Procurement
Elementary "J"	New School	Steve Hanna	04.13.22	06.01.23	\$20,727,511.00 <i>(shell only)</i>	On Schedule
Franklin Park Elementary	New Buildings	Rob Tyler	06.16.22	07.01.24	\$8,078,320.00	Reviewing GMP
G. Weaver Hipps PreK	Addition	Steve Hanna	10.21.22	TBD	TBD	Design Phase
Lehigh Acres Middle ("MM")	Addition	Steve Hanna	04.13.22	03.01.23	\$5,591,459.00	On Schedule
Transportation East (Buckingham)	New Facility	Matt Burbach	09.29.21	06.01.23	\$1,354,808.00	Construction Phase

Transportation East



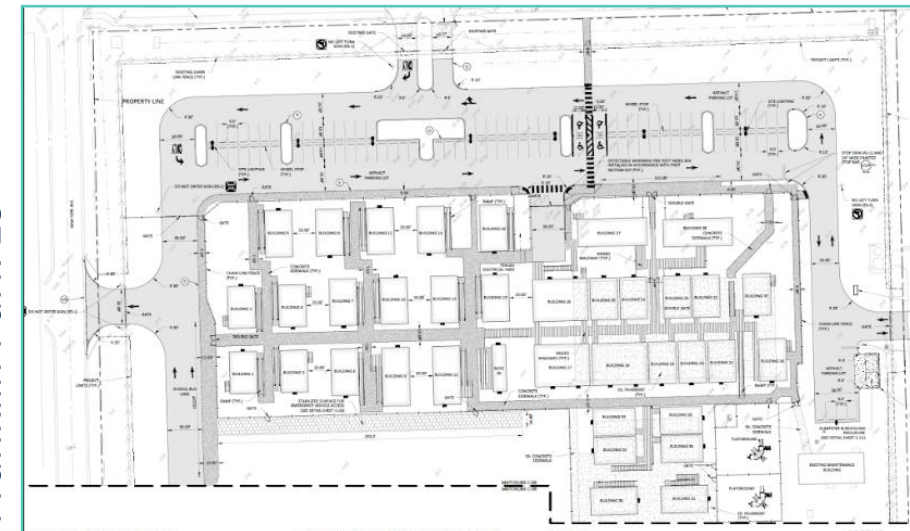
Amanecer ~ Elementary "J"



G. Weaver Hipps



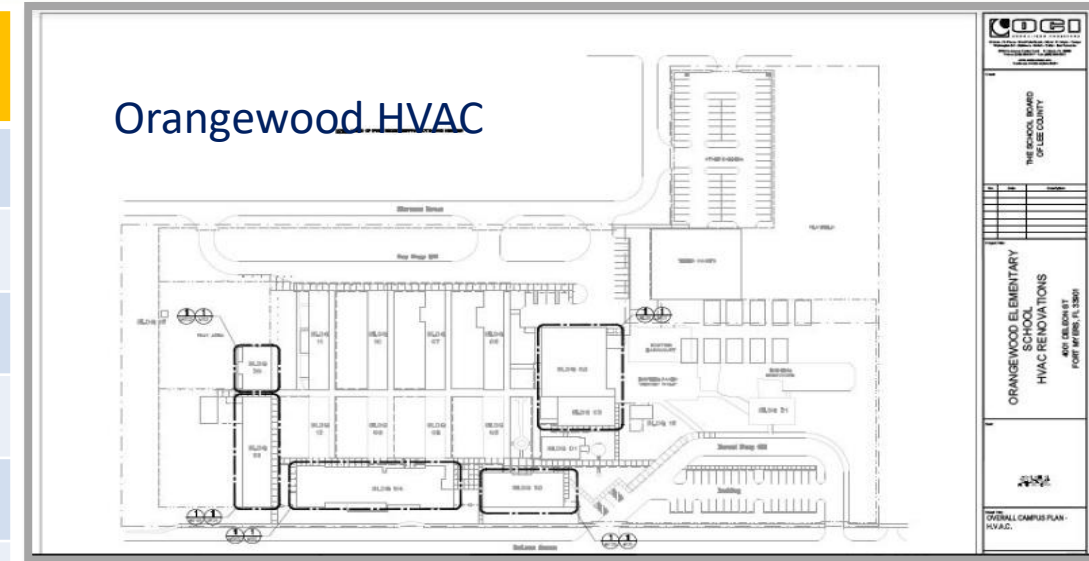
Franklin Park ES



RENOVATION PROJECTS

~ Rejuvenation or upgrade of existing facilities by installing or replacing materials and equipment

LOCATION	TYPE	PROJECT MANAGER	START DATE	SUBSTANTIAL COMPLETION DATE	TOTAL PROJECT COST	CURRENT STATUS
Bonita Springs Elementary	Renovating Building	Tina Silcox	TBD	TBD	TBD	Procurement
Cypress Lake High	Re-Pipe	Matt Burbach	TBD	08.01.23	TBD	Design Phase
Fort Myers High	Re-Pipe	Matt Burbach	TBD	08.01.23	TBD	Design Phase
Fort Myers Middle	Re-Pipe – Kitchen	Rob Tyler	06.06.22	07.31.22	\$256,042.00	Construction Phase
Harns Marsh Middle	Cooler Freezer	Rob Tyler	06.15.23	07.31.22	TBD	Rescheduled for Summer 2023
Lehigh Acres Middle (Old)	Portable Renovation	Matt Burbach	12.07.21	01.31.22	\$527,220.00	Completed
Orangewood Elementary	HVAC	Tina Silcox	2023	TBD	TBD	Procurement
Orangewood Elementary	Cooler Freezer	Rob Tyler	06.06.22	07.31.22	\$198,926.00	Construction Phase
Skyline Elementary	Cooler Freezer	Rob Tyler	TBD	07.31.22	TBD	Proposal Review
Success Academy	Re-Pipe	Matt Burbach	TBD	08.01.23	TBD	Design Phase
Sunshine Elementary	Cooler Freezer	Rob Tyler	06.06.22	07.31.22	\$407,821.00	Construction Phase
Trafalgar Middle	Cooler Freezer	Rob Tyler	06.15.23	07.31.22	TBD	Rescheduled for Summer 2023
Villas Elementary	Sewer Line	Matt Burbach	TBD	08.01.23	TBD	Design Phase



Bonita Springs ES

REMODEL PROJECTS

~ Changing of existing facilities by rearrangement of space and/or change of use

LOCATION	TYPE	PROJECT MANAGER	START DATE	SUBSTANTIAL COMPLETION DATE	TOTAL PROJECT COST	CURRENT STATUS
Cape Coral Technical College	Campus Remodel	Tina Silcox	TBD	2026	TBD	Procurement
Fort Myers Technical College	Campus Remodel	Steve Hanna	TBD	08.01.2023	\$17,995,795.00	On Schedule
Veterans Park Academy	Campus Remodel	Steve Hanna	01.11.22	08.10.22	\$17,693,271.00	On Schedule
Riverdale High	Campus Remodel	Tina Silcox	2023	2025	TBD	Design Phase

FMTC ~ Future Lab



Cape Coral Technical College

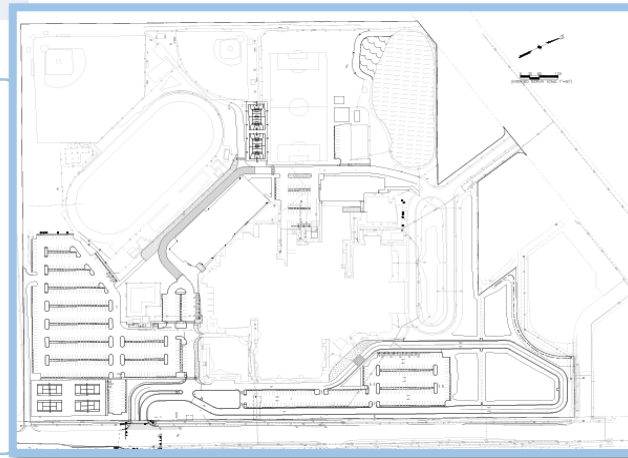


PROPOSED MASTER PLAN

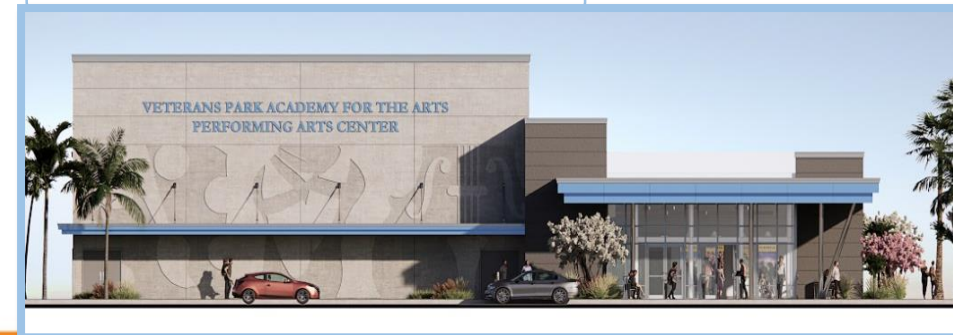
SPECIAL PROJECTS

LOCATION	TYPE	PROJECT MANAGER	START DATE	SUBSTANTIAL COMPLETION DATE	TOTAL PROJECT COST	CURRENT STATUS
Gateway Elementary	Traffic Study	Matt Burbach	05.23.22	08.01.22	\$12,420.00	Design Phase
Harns Marsh Elementary	Traffic Study	Matt Burbach	06.13.22	08.01.23	\$19,732.00	Design Phase
Harns Marsh Middle	Traffic Study	Matt Burbach	06.13.22	08.01.23	\$19,732.00	Design Phase
Rayma C. Page Elementary	Traffic Study	Matt Burbach	05.23.22	08.01.22	\$12,350.00	Design Phase
Tortuga Elementary	Traffic Study	Matt Burbach	05.23.22	08.01.22	\$23,300.00	Design Phase
Villas Elementary	Traffic Study	Matt Burbach	05.23.22	08.01.22	\$9,800.00	Design Phase

Riverdale HS ~ Site Plan



VPAA ~ West Elevation Design



VESTIBULES – SECURE ENTRY PROJECTS

LOCATION	PROJECT MANAGER	START DATE	SUBSTANTIAL COMPLETION DATE	TOTAL PROJECT COST	CURRENT STATUS
Cape Coral HS	Tina Silcox	06.13.22	12.31.22	\$195,425.00	Construction Phase
CCTC	Rob Tyler	TBD	TBD	TBD	Design Phase
Cypress Lake HS	Steve Hanna	02.23.22	08.01.22	\$184,546.00	Construction Phase
Cypress Lake Center	Steve Hanna	02.23.22	08.01.23	\$57,814.00	Construction Phase
Dunbar Comm.	Matt Burbach	03.25.22	08.01.22	\$75,825.00	Construction Phase
Estero High	Rob Tyler	06.06.22	07.31.22	\$121,788.00	Construction Phase
Fort Myers HS	Tina Silcox	06.06.22	12.31.22	\$151,425.00	Construction Phase
LAMP	Steve Hanna	TBD	08.01.22	\$150,000.00 (est.)	Contract Phase
Lehigh ES	Steve Hanna	02.23.22	08.01.23	\$143,086.00	Construction Phase
Mariner MS	Matt Burbach	05.04.22	08.01.22	\$126,966.00	Construction Phase
Orangewood ES	Tina Silcox	06.06.22	07.01.22	\$211,137.00	Construction Phase
Royal Palm ES	Matt Burbach	04.20.22	TBD	\$421,024.00	Design Phase
Spring Creek ES	Rob Tyler	06.06.22	07.31.22	\$128,755.00	Construction Phase
Success /Early Child.	Steve Hanna	03.25.22	08.01.22	\$78,323.00	Construction Phase
Sunshine ES	Rob Tyler	06.06.22	07.31.22	\$120,087.00	Construction Phase
VPAA	Steve Hanna	06.06.22	08.01.22	\$186,508.00	Construction Phase
Villas ES	Matt Burbach	03.25.22	08.01.22	\$118,089.00	Construction Phase

VPAA



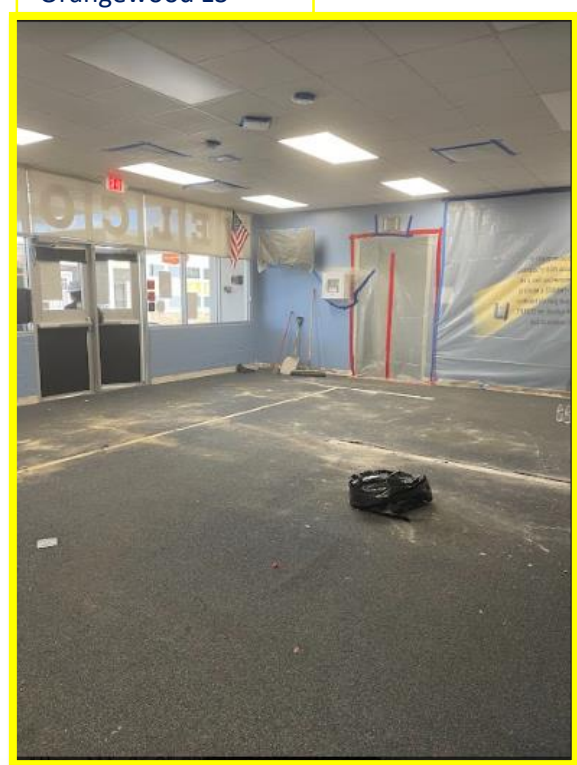
Villas ES



Success Academy



Orangewood ES



Estero HS



COMPLETED PROJECTS (since April 26, 2022)

LOCATION	TYPE	PROJECT MANAGER	DURATION	TOTAL PROJECT COST	FINAL COST
Alva School K-8	Special Project - Structural Survey	Matt Burbach	6 months	\$20,000.00	\$17,867.00
Cape Coral Elementary	Renovation – HVAC	Tina Silcox	18 months	\$3,200,387.00	TBD/Auditing
Dunbar Community	Special Project - Structural Survey	Matt Burbach	6 months	\$20,000.00	\$17,867.00
Edison Park Elementary	Special Project - Structural Survey	Matt Burbach	6 months	\$20,000.00	\$17,867.00
Fort Myers Beach Elementary	Special Project - Structural Survey	Matt Burbach	6 months	\$20,000.00	\$17,867.00
Fort Myers High	Renovation – HVAC	Tina Silcox	18 months	\$7,307,695.00	TBD/Auditing
Fort Myers Middle	Wraparound	Rob Tyler	2 months 11 days	\$12,000.00	\$12,000.00
J. Colin English Elementary	Special Project - Structural Survey	Matt Burbach	6 months	\$20,000.00	\$17,867.00
Lee County Public Education Center (LCPEC)	Renovation – Roof	Steve Hanna	12 months	\$6,459,300.00	TBD/Auditing
Lehigh Acres Middle (Old)	Renovation - Portable	Matt Burbach	2 months	\$527,220.00	\$527,220.00
SW FL Public School Academy	Special Project – Gun Range & Track	Rob Tyler	23 days	\$12,870.00	\$12,870.00
Tice Elementary	Special Project - Structural Survey	Matt Burbach	6 months	\$20,000.00	\$17,867.00



LCPEC – ROOF - DURING



LCPEC – ROOF – AFTER

Safety, Security & Technology Projects

- 18 Security Technology Upgrade Projects
- 8 Interactive Technology Upgrades Projects
- Computer Refresh Program (Touches All Schools)

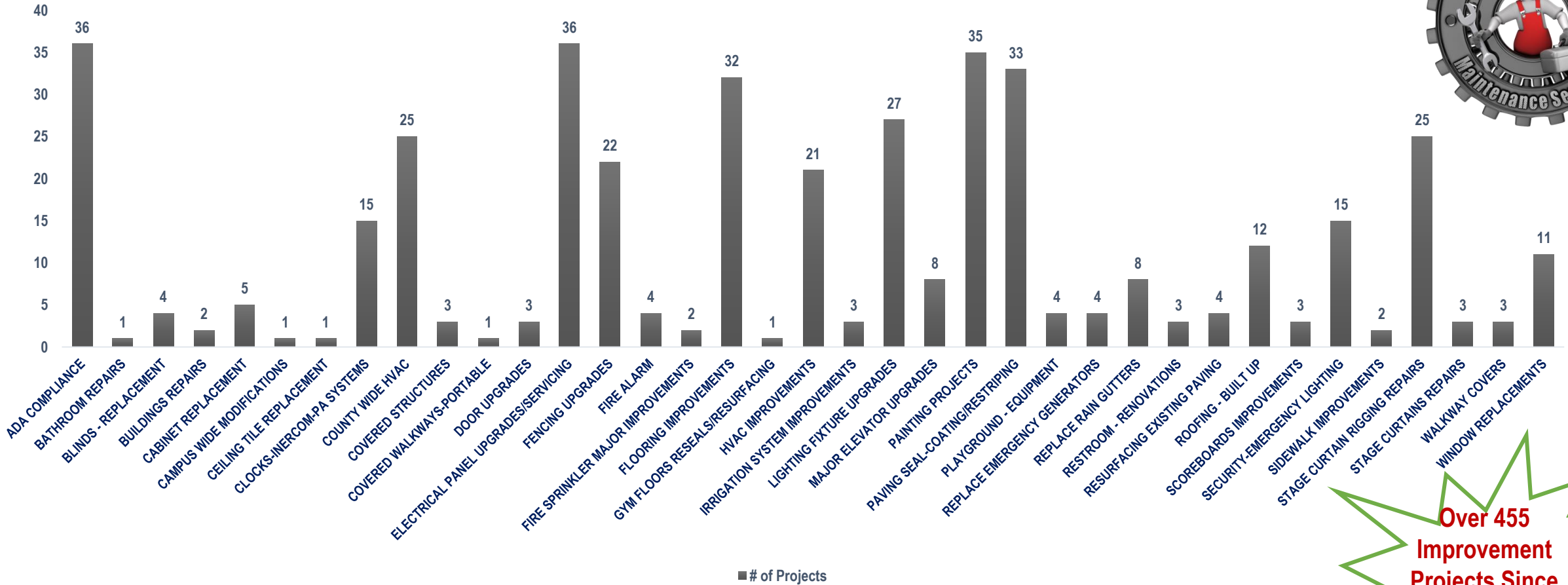


Promethean Interactive Panel

Maintenance Services Department - Capital Projects



Projects Since March 2019



■ # of Projects

Citizens of Lee County – Thank you for the opportunity to improve our Lee County Schools! Maintenance Services is working hard at maximizing repairs & upgrades at District schools.

**Over 455
Improvement
Projects Since
March 2019**



Maintenance Services Department



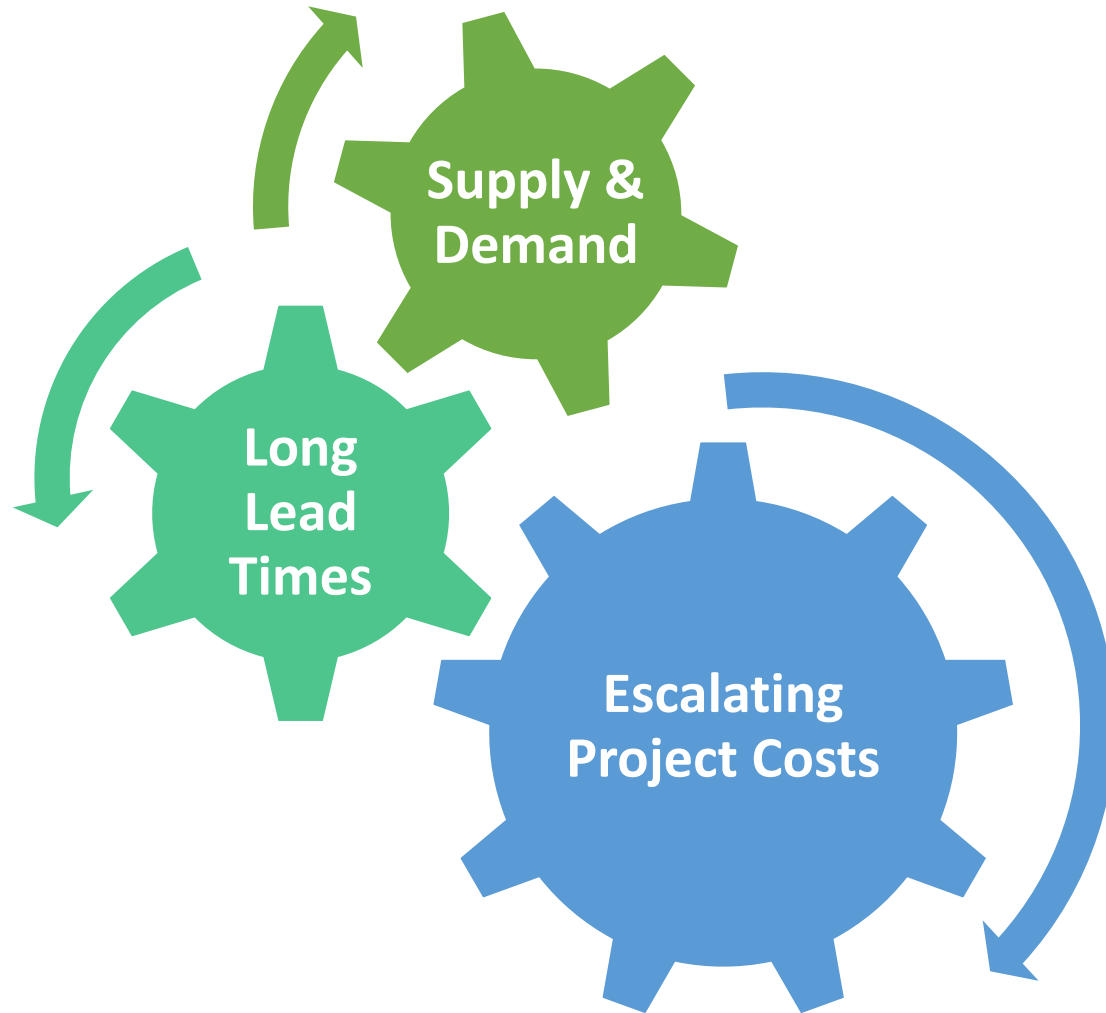
FY22 Project Types

- Flooring Improvements
- Door & Window Upgrades
- Roof Replacements
- Intercom Upgrades
- Painting Refreshes
- Chiller & Generator Change-Outs
- Cabinet Replacements

**FY22 School Year
Referendum Dollars
Focusing on Safety, Security,
Efficiency & Beautification**



Maintenance Services Department



FY22 Challenges:

- **Supply & Demand of Materials**
- **Long Lead Times for Projects Related to Emergency Generators & Electrical Switchgears**
- **Escalating Material Costs Continue to Increase Project Costs**



Maintenance Services Department

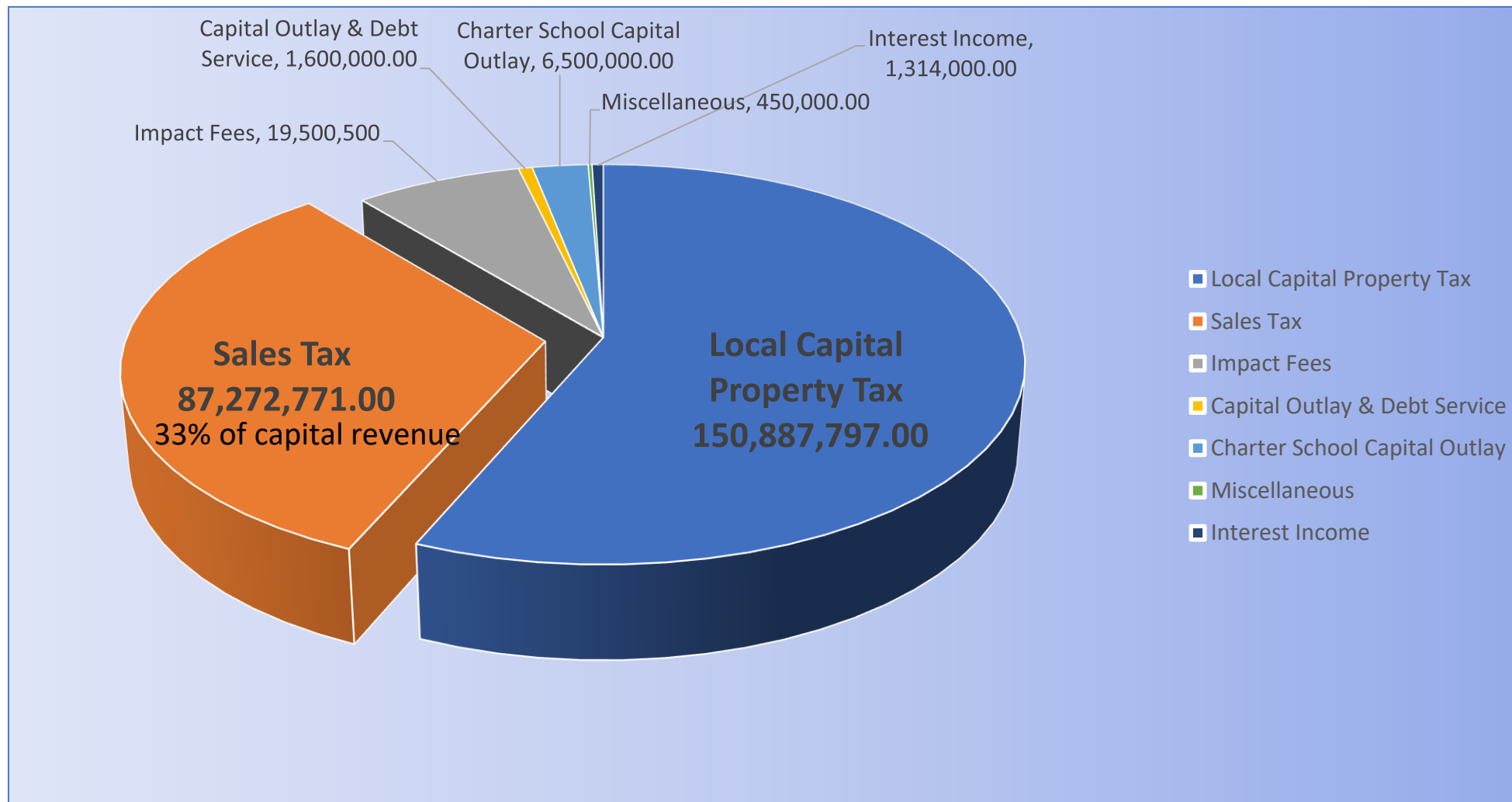


FY23 School Year... Targeting:

- **Roofing Upgrades**
- **Restroom Improvements**
- **Painting Refreshes**
- **Electrical Switchgear Replacements**
- **Window Improvements**
- **Lighting Upgrades**
- **Emergency Generator Replacements**
- **HVAC Upgrades**



FY22 Capital Revenue - \$267.5M

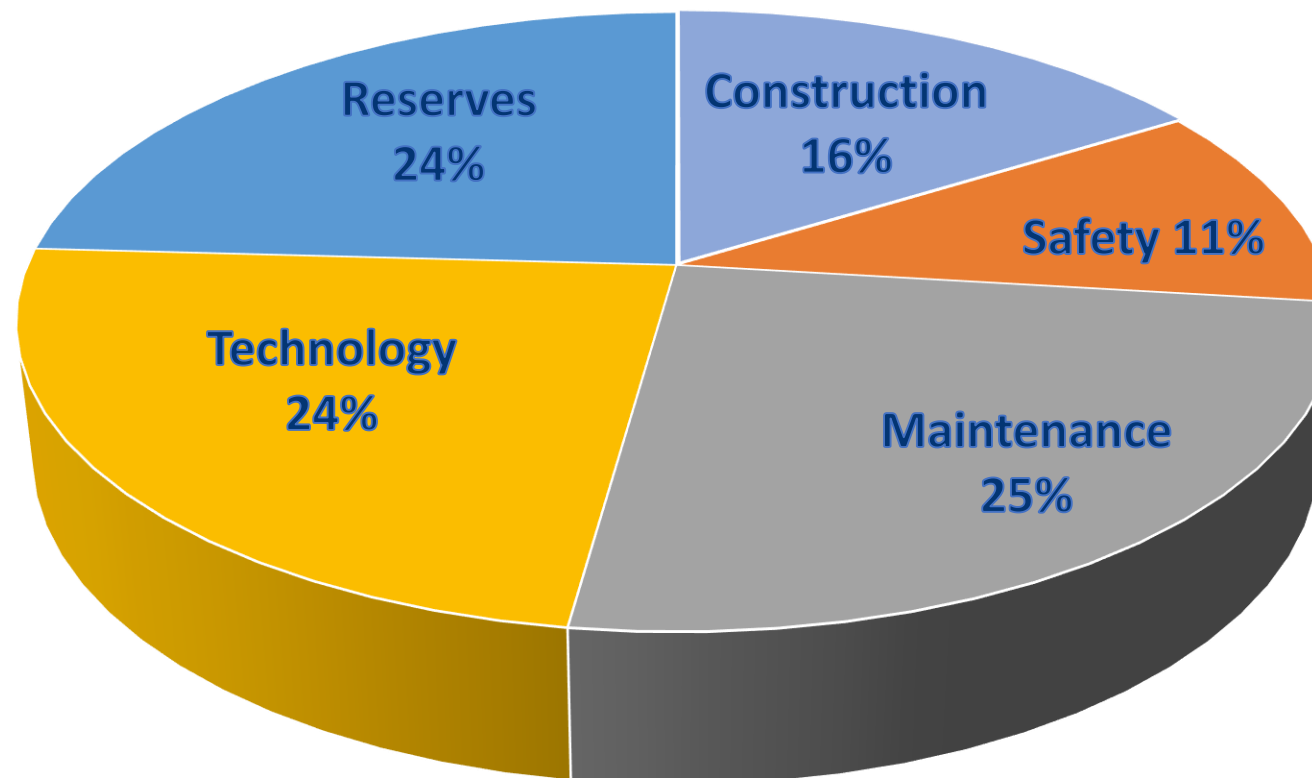


Note: This reflects new revenue in the capital funds and does not include fund balance



FY22 Sales Tax Budget - \$159,868,811

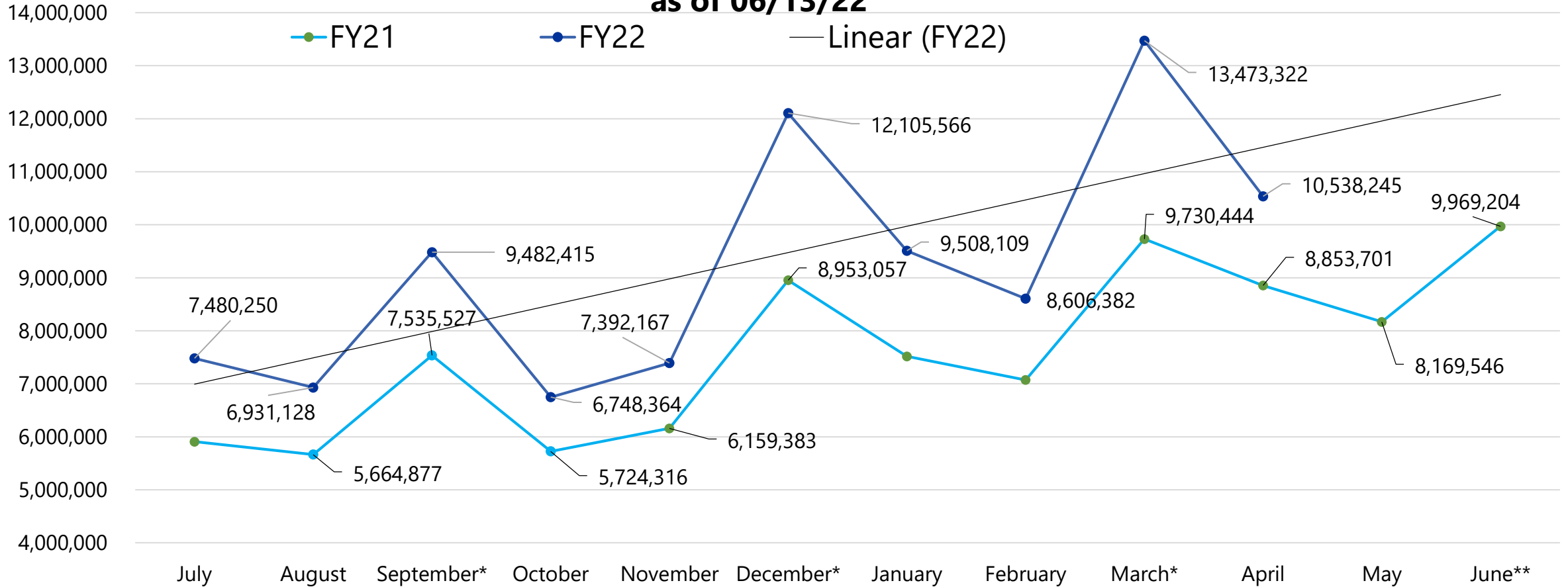
by Sales Tax Category – 06/13/22



■ Construction ■ Safety ■ Maintenance ■ Technology ■ Reserves

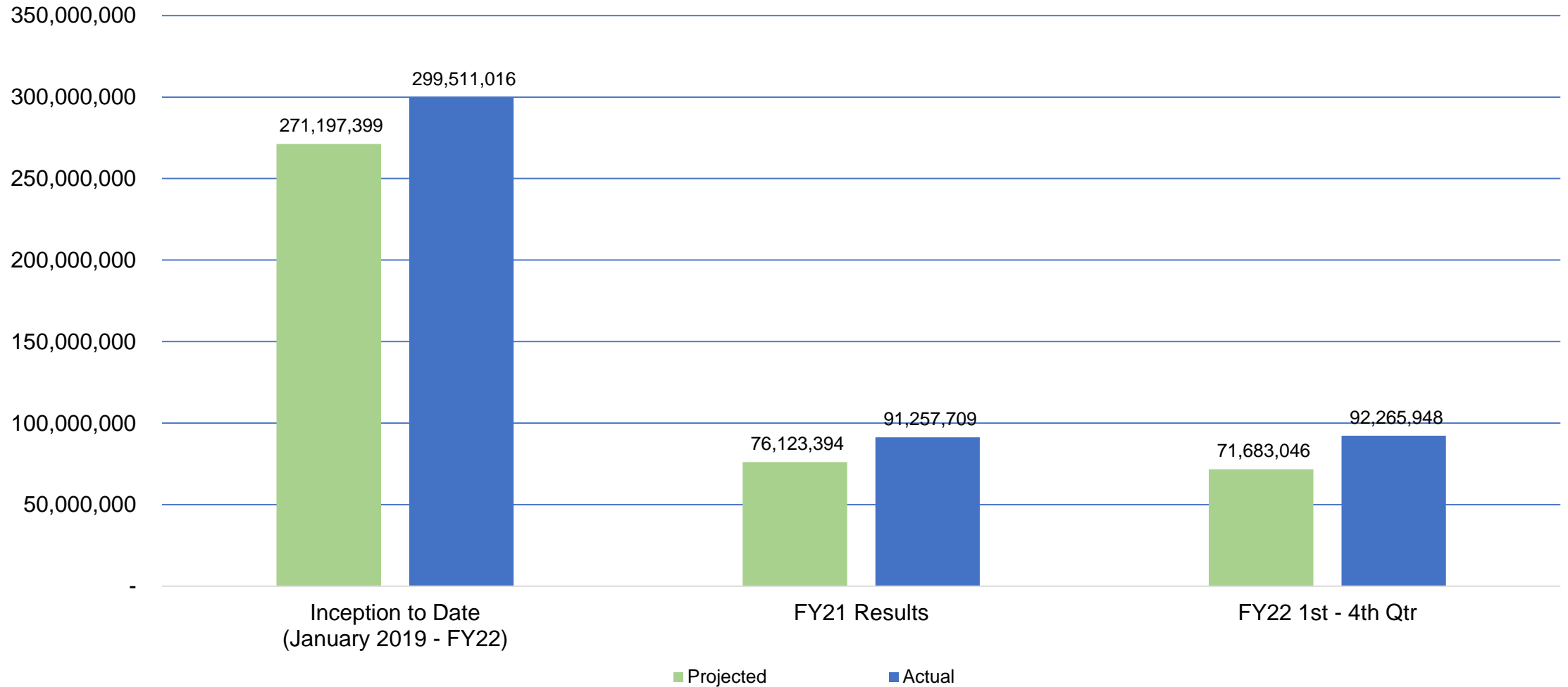
Construction includes debt service for new schools

MONTHLY SALES TAX COLLECTIONS YEAR OVER YEAR BY MONTH EARNED as of 06/13/22



*Includes Quarterly Discretionary

School District of Lee County Sales Tax Revenue as of 06/13/22



Revenue Tracking

as of 06/13/22

Month Earned	FY22 Projected	FY22 Actual	Difference	% Difference	FY23 Projected
July	5,967,648	7,480,251	1,512,603	25%	7,255,843
August	5,721,526	6,931,128	1,209,602	21%	6,723,194
September*	2,155,832	2,986,385	830,553	39%	2,896,793
September	5,455,050	6,496,030	1,040,980	19%	6,301,149
October	5,781,559	6,748,364	966,805	17%	6,545,913
November	6,220,977	7,392,168	1,171,190	19%	7,170,402
December*	2,429,354	3,865,610	1,436,256	59%	3,749,641
December	6,613,234	8,239,957	1,626,723	25%	7,992,758
January	7,591,937	9,508,109	1,916,172	25%	9,222,866
February	6,907,529	8,606,382	1,698,853	25%	8,348,190
March*	2,403,800	4,387,039	1,983,239	83%	4,255,428
March	7,112,726	9,086,283	1,973,556	28%	8,813,694
April	7,321,873	10,538,245	3,216,372	44%	10,222,098
May	6,717,987				7,819,737
June*	2,545,200				3,950,150
June	6,326,538				7,364,090
Total	87,272,771	92,265,948	20,582,903		108,631,948

* Quarterly Discretionary

NOTE:\$2,527,557 Discretionary was earned in FY21 but recorded in FY22. For this report it is shown in FY21.

Discussion

Proposed Motions & Votes

- ✓ Related to Financials
- ✓ Related to Projects

