

# Community Unit School District 200

Administration and School Service Center

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## NOTICE

### CITIZENS' ADVISORY COMMITTEE (CAC) MEETING

BOARD OF EDUCATION  
DISTRICT 200  
DUPAGE COUNTY, ILLINOIS

A Meeting of the Citizens Advisory Committee (CAC) of Community Unit School District 200, DuPage County, Illinois will be held on Wednesday, February 15, 2023, at 7:00 – 8:30 p.m. at the Wheaton Warrenville South High School, 1920 S. Wiesbrook Rd., Wheaton, IL. The agenda of the meeting is as follows:

1. Call to Order
2. Public Comment
3. Approval of Minutes – January 18, 2023
4. CAC Membership Application
5. Vision 2026 – Middle School Facilities Project Review and Discussion
6. What is the Buzz?
7. Adjourn



Chris Crabtree  
Board of Education, District 200



Superintendent of Schools, District 200

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**Citizens Advisory Committee (CAC)**  
**Feb. 15, 2023 - Meeting at WWSHS**

**Call to Order**

- The meeting was called to order at 7:04 pm by Dr. Schuler/Chair Greg Biziarek.
- This meeting was conducted in the LLC at WWSHS.
- 24 CAC members were present for the meeting.
- Others present: Superintendent Dr. Jeff Schuler, Asst. Supt, Brian O’Keeffe, Asst. Supt Melissa Murphy, Director of Communications Erica Loiacono, Ed. Services Director Scott Chedister (MS Instruction); Director of Facilities Kevin Weisenberger, Board Members Angela Blatner and Brad Paulsen; Perkins & Will reps Michael Dolter and Mark Jolicoeur.

**Public Comment**

- None

**Approval of Minutes from January 18, 2023**

- Motion to approve the minutes: A. Randall; second: N. Mead. All in favor.
- The minutes of Jan 18, 2023, were approved.

**CAC Membership Application**

- As shared through recent communications, the CAC membership application is out.
- If a member is in their 5th year, you will roll off of the committee at the end of this school year. Based on this, seven current members will roll off.
- If anyone else is not planning to return, please let Dr. Schuler know, for geographical reasons.
- There will be two elementary schools with no representation - Sandburg, and Madison. Lincoln, Johnson, Emerson, and Lowell will have one returning member. Worked with principals at those schools to push out the applications.
- The application is available until just before Spring Break. In April, we will begin to assemble a subcommittee to review applications.

**Vision 2026 - Middle School Facilities Project Review and Discussion**

- Shared some initial concepts for middle schools at the Board meeting last week.
- Dr. Schuler set some context for the review, introduced the team from Perkins and Will (P&W) that has partnered with the District on this work, and noted the blown-up concepts for each of the three schools. CAC members will be going through a station exercise to review the concepts, feedback and any questions will be collected, and will discuss parent and community engagement as part of the process moving forward.
- Last week was the first sharing of concepts with the Board; no set concept was recommended; anticipate better direction by the summer.
- This is not a “pick one” exercise - it may be that the plan is a compilation of all of the concepts when looking at both plans and funding options and bringing all variables together.
- History/Background:
  - 2016 - BOE put out RFP for a partnership to help develop a master facilities plan; looked at capital needs at all sites, as well as any educational improvements, and at aesthetics/infrastructure of schools.

- That plan was put into the 2017 referendum that was brought to the community. When it did not pass, took a step back to reprioritize the work and have been chipping away at it since that point. The District has completed approximately \$50 million of work since 2017. This work was largely in the capital improvement space, and also did some of the safety upgrades that were identified, some HS projects, and built the new Early Learning Center (Jefferson ECC) through a lease certificate model.
- The commitment to plan up to \$7.2 million in annual capital improvements through the Sherman Dergis policy, and have an annual lease payment for Jefferson ECC (about \$1 million).
- This summer, planned for a bit more than that due to bigger mechanical projects.
- Work has largely focused on the elementary and HS levels.
- The focus now is on MS. Reengaged with partners at Perkins & Will (P&W).
- Michael Bolter, along with Mark Jolicouer, provided an introduction and brief overview, including the process we have gone through to get where we are today.
- Ensuring the plans developed are reflecting the needs of the schools and the desires of the community.
- Reviewed when each of the middle schools was built and when was the latest renovation work done at each building.
- There are quite a bit of aging systems and things that have changed in the last 20+ years and in the education process.
- Planning process - the original FMP (Facilities Master Plan) guiding principles. A lot of work has gone into developing these guiding principles.
- Meetings with the building teams at each of the three MS.
- Common areas of improvement for the three MS - fall into three major buckets (academic, aesthetic, and capital).
- Key common components include science labs, LLCs (Library Learning Centers), student services, and capital components (accessibility, toilet rooms, HVAC improvements).
- Took a 3-tier approach understanding there is no do-nothing option - each one of the schools has capital needs that have clearly been identified.
  - Low - looking at the capital improvements only that are necessary to maintain the buildings.
  - Mid-tier - what can be done within the walls themselves to meet the needs of future-ready 21st-century learning?
  - High-tier - what would be necessary if there was a small expansion to a building and the benefits to the overall educational approach?
- The low concept is simply the capital improvements and the base option of what must be done.
- Small Group Activity - the table groups will rotate through each of the six concepts (the mid and high options) for each of the three MS (Edison, Franklin, Monroe). Noted what was at each of the stations. Someone was positioned at each of the stations to point out each of the key elements. The groups will be asked two simple questions: Feedback and specifically what questions there are for each of the concepts.
- There is an estimated range for the budget of the mid and high options for each of the buildings.
- Besides the Board of Education, CAC is the first group to see and provide feedback on the options.

- Questions/Comments Related to the Following:
- The low cost that has already been established for each of the buildings.
- Have not done any major renovation or replacement work at each of these 3 buildings, other than maintenance items on systems, except for some LLC work at Monroe in 13-14.
- 2017 - plan for secure entries work began.
- Every year have a maintenance plan for capital items, fixing systems as needed.
- The rationale for presenting all three building projects simultaneously. Can they be prioritized?
- What is included in the LOW option - examples of what is included: replacing doors in their entirety, replacing windows in entirety, replacing entire pieces of mechanical equipment from within the boiler system, and full replacement of some of the infrastructure items.
- Tech - just did a major wireless refresher across the entire district. Budget numbers are exclusive of any FF&E (furniture, fixtures & equipment).
- Inflation numbers are being used - Four percent, but are still in conversation on this.
- Definition of "teaching station". Not exclusive of classrooms.
- Supply chain and the timing of projects.
- Determination of the priorities in each building. The original plan from 2016 was done with a team from each building - principal, teachers, and admins, specialized staff. Reassembled teams at each building. Did not drill down to the student level.
- Things learned from the 2017 referendum and what is different today. Noted the aggregate size of the referendum in one shot, tax impact. The result - prioritizing projects and chipping away.
- This is not built on the assumption of a referendum plan; built on a concept of - a number that is going to have to be addressed at each school (low base option). In most cases, this is something in the \$10+ million range at each school given the systems that have to be addressed. Discussion is, as you are in there doing required work and renovations as a result, becomes an incremental conversation - spend this much to fix what is there; and if we add certain elements and improve certain areas, this is the cost to do so.
- The need to make sure we understand the concepts that are valued, layer the finance pieces, and then talk about how much that will cost and what the finance options are, and the impact to the District, taxpayers, etc.
- These concepts are smaller than the 2017 concepts in some cases.
- Address the needs, but be as conservative and efficient as possible.
- The groups rotated through the stations.
- Due to the limited time, it was proposed to bring the materials back to the March meeting to give all a chance to finish viewing the concepts. This will be followed by time to dialogue, process, and bring some of the finance elements back to understand those pieces. Also will talk about engagement for the community.
- Comments:
- It would be helpful to see what the buildings currently look like and to compare the current floor plan vs. some of the proposed changes. Not all are familiar with the individual buildings.
- Some short videos to highlight some of the problems would also be helpful.
- Communicating to the community - the auditorium would be available for public use, and the District would be able to receive rental fees for that.
- Dr. Schuler asked the group to forward any additional questions, takeaways, or feedback to him before the next meeting, and thanked the group for their engagement.

**What is the Buzz? (What are people talking about out in the community)**

- Administrator leaving Edison Middle School.
- Nice to see two board candidates here.
- Whittier DREAM Foundation held its trivia night last month after a two-year hiatus and raised over \$10,000 for the foundation.
- Dr. Kyle and Assistant Principal at Wheaton North moving to new positions.
- Lowell new playground and pathway.
- Safety concerns brought up to the Board in the past that have not been addressed. Parent concern over Edison making the news for social issues.

**Adjourn**

There was a Motion to adjourn: B. Gennaro; the motion was seconded; All in favor.

The meeting was adjourned at 8:34 pm.