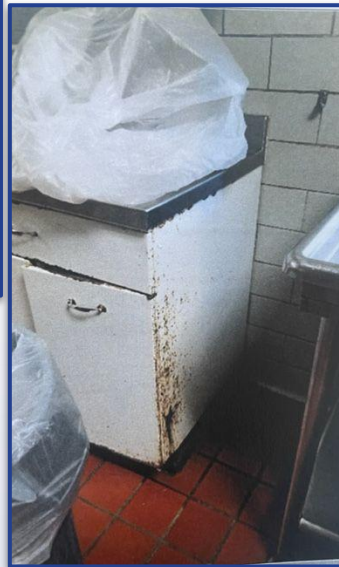


# **2023 Capital Improvement Project**

*No Additional  
Tax Impact!*

**cato·meridian**  
central school district

# Five-Year Capital Facilities Plan Results





**\$100 MILLION  
OF WORK!**



# Project Overview

## FINANCIAL INFORMATION

TOTAL COST: **\$33,100,000**

**\$26.78 million**

ANTICIPATED  
STATE AID

**\$1.32 million**

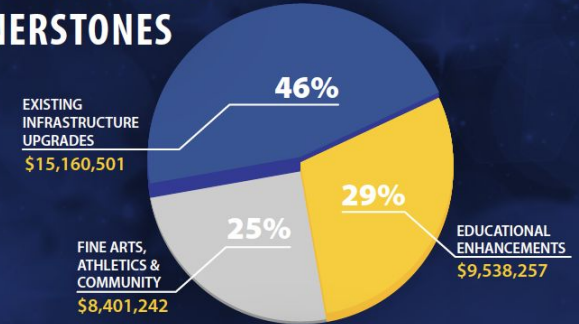
RETIRING DEBT

**\$5.00 million**

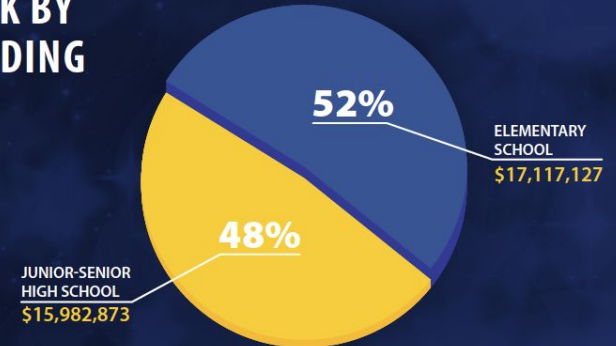
RESERVE FUNDS

**NO ADDITIONAL TAX IMPACT**

## WORK BY PROJECT CORNERSTONES



## WORK BY BUILDING





Highlights among the proposed items are:

**Existing Infrastructure Upgrades (\$15.1 Million):**

Replace entire septic system to address DEC violations

Recoat Existing Roof Systems to extend warranties

Kitchen and Serving Lines Reconstruction

Portico Columns Reconstruction

Reconstruction to Walkways, Curbing, Stairs, etc.



**Educational Enhancements (\$9.5 Million):**

Reconstruction of the Library/Media Center at Elementary School

Update existing Tech, STEM, and Agriculture spaces at Junior-Senior High School

Science and Family and Consumer Science Classroom Reconstruction



**Fine Arts, Athletics and Community (\$8.4 Million):**

Elementary (Old MS Gym) Gym Reconstruction

Elementary School Auditorium Upgrades

Upgrades to Stadium Lights



## EXISTING INFRASTRUCTURE UPGRADES

- **Septic System Replacement:** Replace existing septic system in its entirety. (Includes portion serving Bus Garage.)
- **Recoat Existing Roof System:** Recoating of existing EPDM roofing system and flashings. (Note that existing thermal values, drainage patterns, and roof edge metal remain as-is.)
- **Kitchen and Serving Lines Reconstruction:** Heavy renovation of existing kitchen and serving line spaces; Includes allowance of \$250,000 for kitchen and serving line equipment replacement. Reconfigure kitchen and serving lines to function better, including reconfigure doors into corridors; add ext. freezer; upgrade finishes to floors, walls, and ceilings; and upgrades to HVAC and emergency lights.
- **Portico Columns Replacement:** Reconstruct four columns of c. 1940's portico. Further exploration required to remove some of the ornamental wood at the base to understand how it is currently supported. It's anticipated the long-term repair would be to remove all rounded ornamental wood, remove corrosion from steel concealed therein, add steel if it is severely corroded, replace ornamental wood with a composite or non-wood material, and finish paint.
- **Reconstruction to Misc. Ext. Walkways and Stairs:** Lump sum allowance to address various deteriorated exterior surfaces, including sidewalks, curbing, stairs, guardrails, handrails, etc. Includes replacement of of sidewalks along south and eastern sides of building leading to playground (50/50 concrete/asphalt).



## FINE ARTS, ATHLETICS & COMMUNITY

- **ES Auditorium:** Heavy renovation of existing auditorium and stage; Includes lighting enhancements; select abatement; demolition and reconstruction of stage apron / front; replacement of seats, flooring, aisle lighting, wall & ceiling repainting; replacement of resilient wood stage floor; replace dimming rack and stage electrics; replace manual stage rigging line sets; replace sound system; and upgrades to HVAC and emergency lights. Reconfigure adjacent band room for use as stage storage.
- **ES Gymnasium Improvements:** Heavy renovation of existing gym and locker room spaces. Potentially enlarge the existing gym space. Reconstruct locker rooms in their entirety; replace existing resilient wood gymnasium flooring, telescoping bleacher systems, and ceiling to potentially expose existing structure - repaint and tidy up; repaint all walls; and upgrades to sound system, HVAC and emergency lights.

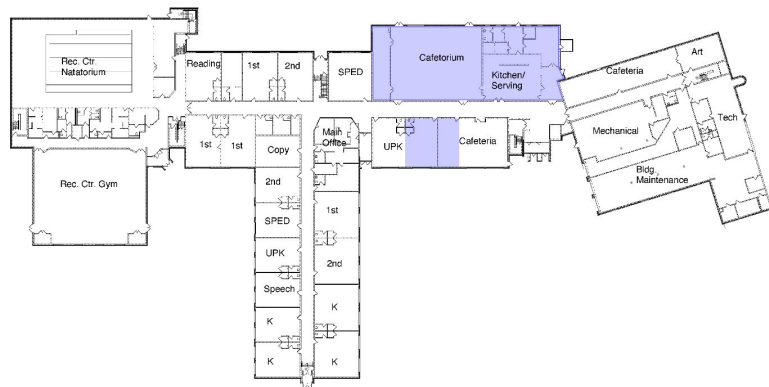
## EDUCATIONAL ENHANCEMENTS

- **Create New Library/Media Center:** Heavy renovation to convert existing Cafetorium into new library/media center and flexible maker space. Reconfigure two existing UPK classrooms for cafeteria expansion to offset that used by the cafetorium and creating new multifixture restrooms to serve area of the building lacking nearby facilities.

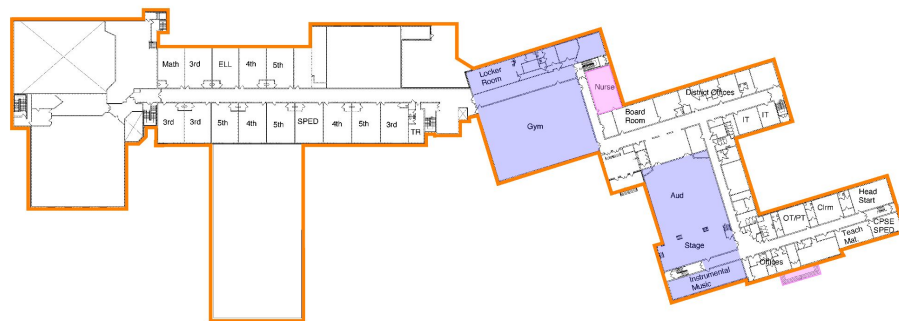




## GROUND FLOOR



## MAIN FLOOR





# CONCEPTUAL DESIGNS



Elementary Library Media Center

Elementary Gymnasium



## EXISTING INFRASTRUCTURE UPGRADES

- **Septic System Replacement:** Replace existing septic system in its entirety.
- **Recoat Existing Roof System:** Recoating of existing EPDM roofing system and flashings. (Note that existing thermal values, drainage patterns, and roof edge metal remain as-is.)
- **Secure Main Entrance & Main Office:** Reconfiguration of existing first floor main office & guidance suite and adjacent lobby to create secure main entrance to building. Includes modest extension of space below roof overhang and exterior canopy with signage (lump sum allowance \$75,000) and patching of exterior soffit below roof overhang.
- **Main Stair Improvements:** Light renovations of existing main stair to address health & safety. Includes replacement all stair flooring finishes, handrails, guardrails, and ceilings; and repaint walls. Recommend in conjunction with item 3 “Secure Main Entrance & Main Office” above.
- **Reconstruction to Misc. Ext. Walkways and Stairs:** Lump sum allowance to address various deteriorated exterior surfaces, including sidewalks, curbing, stairs, guardrails, handrails, etc.





## EDUCATIONAL ENHANCEMENTS

- **Reconstruction to CTE (Ag., Tech, Wood & Metal Shops):** Heavy renovations to existing woodshop, metal shop, Ag. and tech. spaces, including associated spaces, on ground floor to meet current curriculum needs.
- **Science & Family and Consumer Science (FACS) Reconstruction:** Heavy renovations to existing FACS, Physics, Chemistry, Biology, and Earth Science spaces on first floor to reflect current curriculum needs.

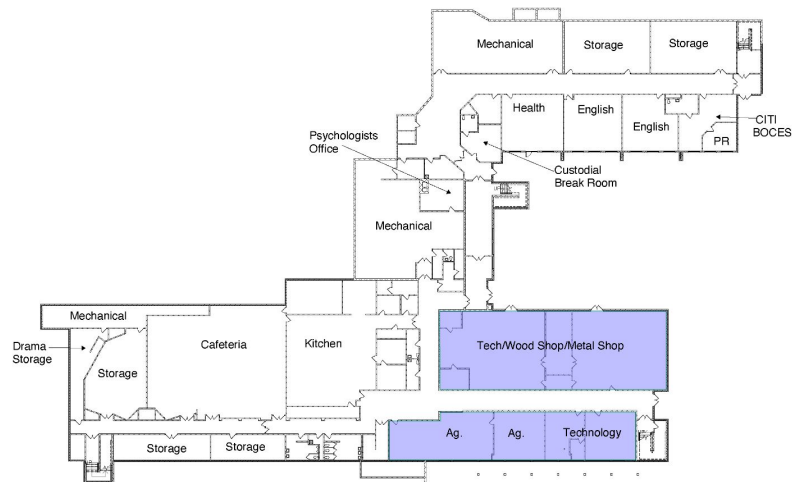


## FINE ARTS, ATHLETICS & COMMUNITY

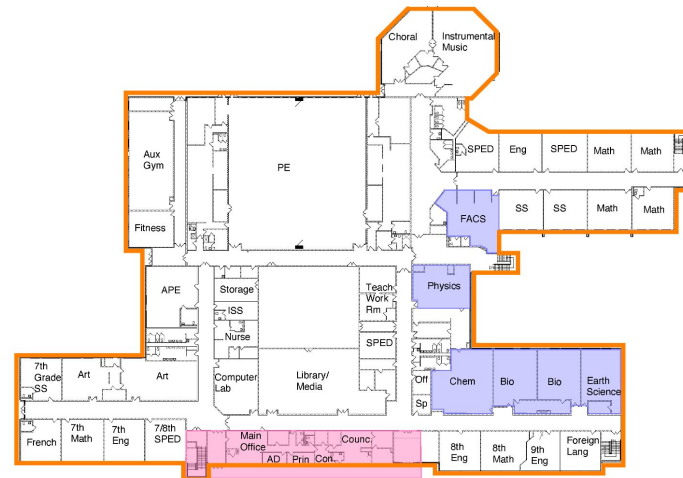
- **Stadium Lights–Heads Only:** Replacement of four existing light heads with LEDs, and associated components, in their entirety.



## GROUND FLOOR



## MAIN FLOOR





# CONCEPTUAL DESIGNS



Jr-Sr HS Technology Room

Jr-Sr HS Science Classroom



# FREQUENTLY ASKED QUESTIONS

## HOW WILL THIS IMPACT MY TAXES?

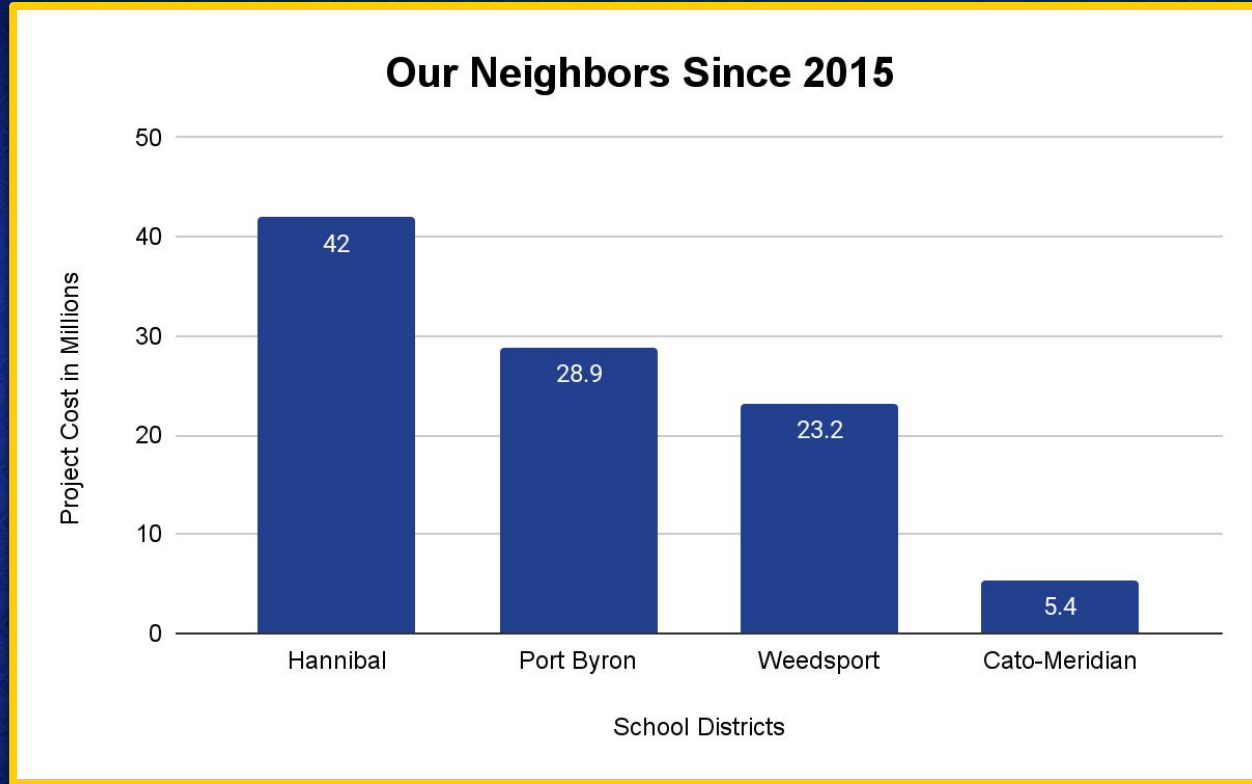
This project will result in **no additional taxes**. The total cost of the project is \$33.1 million. Most of the project will be paid through building aid reimbursement from New York State. In the Cato-Meridian Central School District, our aid ratio is 89.4%, which means the district will receive \$0.89 in reimbursement for every dollar we spend on the project. This project will be funded through state building aid, retiring debt and other reserve funds. There is no additional local share.

## WHY NOW?

Cato-Meridian Central School District will be paying off debt from prior capital projects in the year 2024-2025. This allows the District to take on new payments with **no additional increase in the tax levy** from this portion of the budget. Payments would be predictable and the District will be able to continue to maintain and upgrade our school buildings.



## Why Is This Project So Large? BCS and ...



*This data has been verified with area Superintendents.*

# FREQUENTLY ASKED QUESTIONS

## HOW WERE THE PROJECT PRIORITIES SELECTED?

The Facilities Committee utilized the Building Condition Survey as well as work identified but not included in previous projects. For example, the septic system is currently in violation of the Department of Environmental Conservation standards and must be replaced. In addition, the Facilities Committee focused on safety and educational spaces that would benefit all students as well as the community.

## DO WE REALLY NEED THIS CAPITAL PROJECT?

Yes, this project addresses many areas that are in need of improvement for the safe and healthy operations of our schools. The District is required to conduct a Building Condition Survey every five years by the New York State Education Department. Capital improvement projects are a way for school districts to complete more substantial facilities work including upgrades, renovations and replacements as compared to regular maintenance.

## WHO DOES THIS CAPITAL PROJECT BENEFIT?

This Capital Project will impact every student in our school district. Every Elementary student will utilize the proposed Library Media Center and the renovated Elementary Gymnasium. All Junior-Senior High School students will benefit from modern Science and Technology classrooms. In addition, the project will improve spaces the community utilizes regularly such as the Auditorium, the Stadium, and Walkways throughout our Campus.



# FREQUENTLY ASKED QUESTIONS

## ISN'T STATE BUILDING AID TAX DOLLARS?

Yes, it is. The New York State Legislature gives all districts throughout the state the opportunity to use tax dollars set aside for building aid to enhance their communities through school improvements and renovations. This upcoming capital project is an opportunity to keep those tax dollars in Cato-Meridian and utilize them to improve our facilities and ensure our students have the best educational opportunities in the area!

## WHAT IF THE REFERENDUM DOES NOT PASS?

Renovations identified in the Building Condition Survey and other items selected by the Facilities Committee are upgrades that need to be completed soon, if not immediately. If the referendum does not pass, those renovations would need to be done without the benefit of NYS building aid and would have to be funded within the annual school budget, with local taxpayers bearing the full cost. For example, our septic system must be replaced as it is in violation of DEC regulations.

## **2023 CAPITAL IMPROVEMENT PROJECT VOTE:**

Tuesday, January 10, 2023  
8AM-8PM at Cato-Meridian Elementary  
(Round Table Cafeteria)

### **Qualifications for Voters:**

- 1. A citizen of the United States**
- 2. At least 18 years of age**
- 3. A resident of the district at least 30 days prior to the date of the vote**

*Absentee ballots are available in the district office and may be filed up to one day prior to the date of the vote. Absentee ballot applications may be requested from Gwendolyn Marriam, District Clerk, at [gmarriam@catomeridian.org](mailto:gmarriam@catomeridian.org).*