

# Facilities Planning FAQs

**Q: Has our district had a recent facility study done to help identify its most significant priorities?**

A: Yes, our district's most recent facility study was done in 2022 by ISG. The study identified our greatest needs are at Beaver Dam Middle School and Washington Elementary.

**Q: Who is our district partnering with on any prospective large-scale projects associated with our facilities?**

A: The district is partnering with CG Schmidt (Construction Manager) and Plunkett, Raysich Architects (PRA) (Architect) for projects associated with our current most critical needs. These partners were identified through a competitive bidding and interview process.

**Q: When was the current middle school built?**

A: The middle school was built in 1922. It was originally constructed as a high school.

**Q: What does our district believe is the best solution for our current middle school?**

A: The current middle school has far exceeded its life expectancy, is in a dangerous location immediately adjacent to Business Hwy 151 (Spring Street) and just east of Hwy 33, has a severely undersized campus, and would need several million dollars to maintain basic infrastructure. As such, we believe the best solution is to build a new middle school in a new location.



**Q: What evidence do you have that points to the middle school being a dangerous location?**

A: Between 2017 and 2023, there were 1,352 Police Related Incident Calls within a one block radius of the middle school. Of those, 841 were traffic related incidents, including 43 accidents, as well as incidents that involved the middle school being struck by vehicles. Additionally, during that same time period, there were 5 police chases in the immediate vicinity that resulted in the school being put into an administrative hold during the school day.

**Q: How will a new middle school support high quality educational experiences?**

A: A new middle school will have appropriately-sized classrooms that will allow for improvements in the overall instructional environment. These spaces will have natural light, improved climate control, and support high quality experiences for both students and staff. In addition to the improved environment for student learning, a new middle school will be a much-improved experience to work in. It is important to be able to attract and retain the best possible talent to the Beaver Dam area, and the quality of the actual physical environment is an important part of that effort.

**Q: Would a new middle school be able to offer our students more learning opportunities?**

A: A new middle school would have a fabrication space designated for technical education, as well as learning space designed to support agriculture education. The current middle school has a severely undersized tech ed lab and does not have space to support agriscience. Additionally, both music and art spaces would be designed into the new middle school that would be adequately laid out to support much improved learning opportunities and intentionally designed for those specialized areas.

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**Q: How much does a new middle school cost?**

A: A new middle school that could serve up to 800 students, would cost approximately 87 million dollars.

**Q: What if the community does not support a new middle school at this time?**

A: We will be forced to continue to maintain a 100+ year old building, which will stress other areas of the budget and take away from other maintenance upkeep and efforts at other schools. In addition, the added operating costs will strain the same budget that we use to support our students and staff. Finally, delays in replacement only increase the costs in the future. (i.e. Cost projections for a new middle school in 10 years will approach between 110-115 million dollars).

**Q: The high school was recently renovated. Has consideration been given to renovating the middle school in a similar manner? What would be the cost of doing so and what are the advantages and limitations in doing so?**

A: We have reviewed the cost of a comprehensive renovation of the current middle school. The cost is projected to be approximately 71 million dollars and the project would take more than 3 years to complete. During that time, students would be displaced to modular/mobile classrooms across the street.



**Q: If our district was not able to build a new middle school now and had to wait another 10-12 years, what would the projected cost be at that time?**

A: If we consider a conservative estimate of a 3% increase in construction costs year over year for 10-12 years, we can project that the cost of a new middle school at that time would be approximately 110-115 million dollars.

**Q: What would it cost to build a new High School and move the current middle school students into the existing high school?**

A: A new high school would cost 160 million dollars. We believe that it is cost prohibitive given that the current high school was recently renovated and is capable of serving our community for another 30+ years.

**Q: Does our district have property to build a new middle school, and if so, where is it located?**

A: Our district owns 60 acres of land located centrally within our school district boundary. This property is located on the south end of the city limits a little over 1 mile south of the current middle school. It is on the “inside” of HWY 151, making it accessible to pedestrian traffic (i.e. walking, biking, etc.). Specifically, the property is East of Spring Street (Hwy G), North of Hwy 151 and South of Judson Drive.

**Q: Why did the district purchase this property and how much did it cost?**

A: Our district did not have any additional property outside of the campuses where its schools were located as of 2022. This meant that the district would not be positioned well when a new school or schools would need to be built in the future. There was only one section of property that was still available in the center of the district boundary that had enough acreage, was situated conveniently for transportation purposes, and was also accessible for pedestrian traffic. The district worked to acquire that property and ultimately purchased approximately 60 acres of land for \$770,000.

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## Q: How will students on the north side of the city get to a new middle school?

A: Our district follows transportation guidelines and will provide students that are outside walkable distance with the option to ride a school bus. We anticipate adding 3-4 bus routes for the middle school only. The exact number of routes depends on ridership and routing.

## Q: What will happen to the current middle school if the community decides to build a new one?

A: The school board is committed to NOT contributing to blight in the community. That being said, there are three options.

- The district would work with the city to facilitate the school building being sold off to a developer to meet needs in the community.
- The school building would be razed (demolished) and returned to green space.
- The school building would be partially razed, leaving the small section of the building that was added on in the 90s for other community needs.



## Q: When was Washington Elementary School built?

A: Washington Elementary School was built in 1949.

## Q: What needs does Washington Elementary School have?

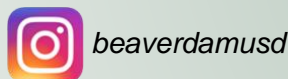
A: Washington Elementary School is in need of renovation to extend its use for decades to come. It has many original components that are beyond worn and in need of replacement and updating to improve the educational experiences for students, families, and staff. This includes removing asbestos, updating HVAC, improving plumbing, and updating electrical components. In addition, a small addition would allow us to improve important services and opportunities to support nursing/health, music and the arts, as well as an appropriate size “commons” space for students, families, and our community.

## Q: Why wouldn't we just build a new elementary school?

A: The cost to taxpayers for the renovations and additions at Washington Elementary school would be 13 million dollars. A new elementary school would be 35 million dollars.



## STAY INFORMED



## QUESTIONS?

For more information contact:  
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