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PK-5 ELEMENTARY SCHOOLS & EAGLE ACADEMY THERAPEUTIC DAY SCHOOL

ENFIELD, CT

PRE-REFERENDUM BUILDING COMMITTEE MEETING

10.08.2025

*As presented at the Pre-Referendum Building
Committee meeting on October 8, 2025. All
information contained herein is subject to change as
further planning and refinements are developed.*

AGENDA

a. Update on Design Team Activities

1. EPS PK Program Discussion – 9/5/2025
2. Eagle Academy Program Review – 9/24/2025
3. Elementary School – Specialized Education – 9/30/2025
4. EPS Options Review – Leadership – 10/2/25

b. Review Refined/Preferred Options

c. Interactive Discussion – Benefits and Challenges of Options

1. Summarize/Recap Benefits and Challenges (from last meeting)
2. Additional Discussion, Comments and Questions
3. Activity – If 3 or 4, Where, How, Logistics and Schedule

d. Community Engagement/Communications

1. Update on Materials – Boards, Activity books (10/7)
2. Review of Community Conversation Number 1 Template
3. Set a Date for the November Think Tank (11/12? Or 11/20), PK-2, 3-5, or together
4. Other Engagement Efforts – Review draft survey.

Main Focus!

e. Next Steps

1. Follow up meeting with Town Stowe ELC Programs
2. Discuss and refine adaptive reuse strategy
3. 11/19 Mtg – Demographic/Projection Consultant

UNDERSTANDING YOU...YOUR EXISTING SCHOOL BUILDINGS



**Average Age:
58 Years Old**

Building Name	Orig. Cons.	Reno. Add'(s)	Roof Repl.	Gr. Lvl	Curr. Enroll. ¹	GSF ²	Comments
Stowe Early Learning <i>Head Start, Integrated PK, PK STEAM Academy</i>	1963 (62 Yrs.)	Venting (1994) Reno/Add (2001) Kit./Mods (2011) Wind. Doors (2015) Sec. Wind. (2016) HVAC (2019)	(Planned 2025) 2001 Add.	Pre-K	272 102+119+51	48,102 177 SF/Stu.	
Eagle Academy	2001 (24 Yrs.)	Reno (2019)	2001 Orig.	K-12	28 19H; 7M; 2E	12,869 460 SF/Stu.	
Henry Barnard School**	1968 (57 Yrs.)	Reno/Add (2001) Office Mod (2013)	✓ 2020 Orig. 2001 Add.	K-2	365 319 +46 DLP	59,587 163 SF/Stu.	
Prudence Crandall School	1966 (59 Yrs.)	Reno/Add (2001)	(Planned 2025) 2001 Add.	3-5	369 352 +17 ECP	76,018 206 SF/Stu.	
Hazardville Memorial School	1954 (71 Yrs.)	Hazmat (1996) Reno/Add (2001)	2023 1/2 Orig. 2001 Add.	K-2	305	54,316 178 SF/Stu.	
Eli Whitney School**	1967 (58 Yrs.)	Code (1993) Reno/Add (2001) Playscape (2012)	✓ 2023 Orig. 2001 Add.	3-5	359 351 +8 IAL	58,629 163 SF/Stu.	
Enfield Street School	1953 (72 Yrs.)	Additions (1962) Doors (1994) Reno/Add (2001) Fire Supp. (2003) Energy (2017)	(Planned 2025) 2001 Add.	K-2	236 228 +8 DLP	48,349 205 SF/Stu.	
Edgar H. Parkman School** <i>As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.</i>	1964 (61 Yrs.)	Roof (1993) Windows (2000) Reno/Add (2001) Energy (2017)	(Planned 2025) 2001 Add.	3-5	287 267 +20 ASD	60,326 210 SF/Stu.	

DRAFT - Working
to confirm details

**SIMILAR ARCHITECTURAL LAYOUTS - ORIGINAL CONSTRUCTION & ADDITIONS
 1. Data from 2019-2023 enrollment and starting Enroll. current through June 2025 - highest reported enrollment used
 2. Data from Existing Drawings of 2001 Additions, by Jeter, Cook & Jepson Architects
 3. Data from Enfield GIS Website, Vision Government Solutions Property Card

DLP = Developmental Learning Program IAL = Intermediate Adaptive Learning
ECP = Educational Counseling Program ASD = Autism Spectrum Disorder



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DESIGN TEAM ACTIVITIES

MEETINGS, PROGRAMMING, OPTIONS REVIEW

1. *EPS PK Program Discussion – 9/5/2025*
2. *Eagle Academy Program Review – 9/24/2025*
3. *Elementary School – Specialized Education – 9/30/2025*
4. *EPS Options Review – Leadership – 10/2/25*

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Summary of PK Discussion 9/5/2025

What's great about a dedicated PK building:

- Surrounded by early childhood staff in one space
- Culture and professional learning
- No one is potty trained and that's understood!
- Co-location of all service providers focused on PK (speech, FRC, etc.)

What's great about a PK-5 building:

- Can sometimes feel like an island in a stand-alone building
- Opportunity for alignment, "Step Up" Day
- Family feel and continuity
- Reduce transitions and paperwork
- Larger community
- Program spaces for art, music and movement that currently happen in the classroom

Program Needs

1. **Capacity** ~ Additional classrooms, larger area for classrooms, typically capped at 8P/C.R., could serve more students (100+/-). Structure = C.R., time aside, seclusion.
2. **Elementary Grades** ~ Ideally expand to accommodate E.S. students (in distinct area of school)
3. **Core Program Areas** ~ Space for Physical Education (currently outside or in hall), Cafeteria, Family Consumer Science, Art, Tech. Ed., Stage/Drama, Media Center, Flex. space
4. **Support Space** ~ work/break out spaces for both students & staff, additional support offices + break room, storage at entry for student materials
5. **Outdoor Space** ~ Appropriate and secure outdoor learning environment/classrooms
6. **Consider possible expansion** for out of district students

Information

- Grade Level ~ K-12
- Total Enroll. ~ 28 (19H; 7M; 2E)
- Total Staff ~ 10 (+ shared)
- Site Size ~ 13.85 Acres (shared with ESS)
- Building Size ~ 12,956 SF
- Age ~ 2001 (24 Yrs.)
- Additions ~ Reno (2019)
- "Ideally located"
- "**Overall goal** of the program is for students to successfully return to their grade-specific home school"

EAGLE ACADEMY | EXISTING CONDITIONS



Site ~ Site traffic, loop drop-off, parking all work well for current enrollment, but want to expand. Some cracking and deterioration at sidewalks, blacktop play and asphalt drive aisles. Some recreation areas are still at an early elementary age-level, improved basketball court desired, students use high school tennis courts and would want pickleball and picnic tables for outdoor learning.

Architectural Exterior ~ Fair condition overall, relatively newer building, some signs of efflorescence and staining on façade, some roof maintenance items around drains and equipment.



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Summary of Eagle Discussion 9/24/2025

- Intentional adjacency between Classroom, Time Aside, Blue Room & Alternative Work areas
- Two entries with (2) Admin areas and (2) Nurse suites is ideal
- Grow to 100 Students in 12 Classrooms: 4 Primary, 8 Secondary (greater need in secondary)
- 4-Classroom pods are ideal for secondary students who rotate between content areas
- Distribute Social Work, Time Aside, Pay Off rooms
- Enhance specials and vocational offerings: Art, Gym, Science, Computers, Culinary (FCS)
- Space for community partners like CHC, Food Pantry, Clothing Closet
- Enhance outdoor areas for movement breaks, outdoor lunch, and athletics (basketball, tennis, pickleball, swings, volleyball, badminton, four square, garden...)
- Central location in Town is preferred

Summary of SPED Discussion 9/30/2025

- **The smaller the overall enrollment, the better – prefer the 4 school model**, but both 3 or 4 schools would provide a full continuum of services and placements available for children in their “home” school
- **Like the continuum of a PK-5 school – fewer transitions**, fewer kids across different schools in Town... (transitions was the #1 concern among staff)
 - **If PK stayed separate, the benefit is the ability to scaffold the programs and activities there...it's a bubble and it's great because it's a bubble!**
 - If PK-5, create the “bubble” feeling with a school in a school model
- **Students need stability** – whatever we can do to increase familiarity, routines, consistency, the better the experience will be for students and staff!
- Have seen students moving from PK-K with more confidence if they are in the same building
- **Mindfulness around transportation zones, outdoor play, drop-off sequence, accessibility**



Special Education and Related Services

3 School Scenario

4 School Scenario

Integrated PK CRs w/tlts.
(located in PK wing)

**Two schools would have 3 CRs
One school would have 2 CRs**
*8 Sped Teachers (16 sessions)
(includes an additional 1.5 teachers to get to 16 half day sessions), 16 Paraprofessionals - increase of 3*

Each school would have 2 CRs
*8 Sped Teachers (16 sessions)
(includes an additional 1.5 teachers to get to 16 half day sessions) 16 Paraprofessionals- Increase of 3*

DLP Specialized CRs w/tlts.
(K-2, includes DLP, SOAR, ALP, located together in K-2 wing)

Each school will have four K-2 DLP CRs
12 Sped Teachers (includes an additional 4 teachers, BTs, Paraprofessionals)

Each school will have three K-2 DLP CRs
12 Sped Teachers (includes an additional 4 teachers), BTs & Paras

DLP Specialized CRs w/tlts.
(3-5, (includes DLP, SOAR, ALP, located together in 3-5 wing)

Each school will have four 3-5 DLP CRs
12 Sped Teachers (includes an additional 5 teachers, BTs, Paraprofessionals)

Each school will have three 3-5 DLP CRs
12 Sped Teachers (includes an additional 5 teachers, BTs, Paraprofessionals)

Resource classrooms
(located within corresponding grade level hallways)

Resource Rooms in each school
5-5-6, 16 Sped Teachers, No additional FTE

Resource Rooms in each school
4-4-4-4, 16 Sped teachers, No additional FTE

Speech rooms
(near specialized classes)

3 speech rooms in each school

3 speech rooms in each school

OT/PT rooms
(located near specialized classes)

2 rooms in each school

2 rooms in each school

Sensory room
(near specialized classes)

1 per school

1 per school

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Special Education and Related Services	3 School Scenario	4 School Scenario
Social Work & Couns. Off. <i>(1-2 near specialized classes and 1-2 in general building)</i>	Offices in each school 4-4-4, 12 FTE (includes an additional 2 FTE)	Offices in each school 3-3-3-3, 12 FTE (includes an additional 2 FTE)
Time Aside w/seclusion rm. <i>Connected to specialized classes</i>	3-K-2 (per building) 3-3-5 (per building)	2-K-2 (per building) 2-3-5 (per building)
Time aside w/o seclusion rm. <i>(in same hallway as specialized classes)</i>	2 - K-2 (per building) 2 - 3-5 (per building)	1 - K-2 (per building) 1 - 3-5 (per building)
Time Aside w/o seclusion rm. <i>(Additional, within the general building)</i>	2 - K-2 (per building) 2 - 3-5 (per building)	1 - K-2 (per building) 1 - 3-5 (per building)
Psychologist office	2 psychologist offices per school	2 psychologist offices per school
Cons. Workspace <i>(BCBA, etc.)</i>	1 per school	1 per school
Special Ed storage spaces	4 per school <i>PK, Specialized Classes, K2, 3-5</i>	4 per school <i>PK, Specialized Classes, K2, 3-5</i>
PPT meeting rooms <i>(PK, K-2, 3-5)</i>	3 per building <i>(PK, K-2, 3-5)</i>	3 per building <i>(PK, K-2, 3-5)</i>
Special Ed Coord. office	1 per building <i>(near specialized classes)</i>	1 per building <i>(near specialized classes)</i>
Playgrounds	Fenced in playground PK, K-2, 3-5 <i>All handicapped accessible</i>	Fenced in playground PK, K-2, 3-5 <i>All handicapped accessible</i>

All presented at the PPT Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and design is finalized.



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OPTIONS PLANNING

ANALYSIS OF OPTIONS, PRIORITIZATION, RECAP DISCUSSION

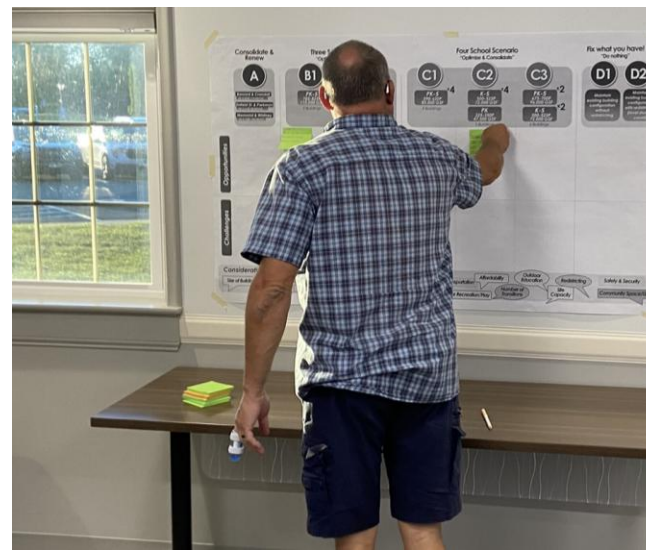
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LAST TIME...FEEDBACK FROM 08/27/25 MEETING



A	B1	B2	C1	C2	C3
Barnard & Crandall PK-5, 825P, 110,000 GSF Enfield St. & Parkman PK-5, 613P, 95,000 GSF Memorial & Whitney PK-5, 714P, 100,250 GSF	PK-5 $\times 3$ 785-825P 110,000 GSF 3 Buildings	K-5 $\times 3$ 675-700P 96,000 GSF PK 325-350P 47,500 GSF 4 Buildings	PK-5 $\times 4$ 590-620P 85,000 GSF 4 Buildings	K-5 $\times 4$ 500-525P 72,000 GSF PK 325-350P 47,500 GSF 5 Buildings	PK 675 96,000 K 500 72,000 4 Buildings

Best practice to create approach and layout
Best combination
Academic blocks opportunities collaborations less transitions!
Have specialized Programs in Each School



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Consolidate & Renew

Three School Scenario "Optimize & Consolidate"

Four School Scenario "Optimize & Consolidate"

Fix what you have! "Do nothing"

A

Barnard & Crandall

PK-5, 825P, 110,000 GSF

Enfield St. & Parkman

PK-5, 613P, 85,000 GSF

Memorial & Whitney

PK-5, 754P, 100,250 GSF

B1

x3

PK-5

785-825P
110,000 GSF

3 Buildings

B2

x3

K-5

675-700P
96,000 GSF

PK

325-350P
47,500 GSF

4 Buildings

C1

x4

PK-5

590-620P
85,000 GSF

4 Buildings

C2

x4

K-5

500-525P
72,000 GSF

PK

325-350P
47,500 GSF

5 Buildings

C3

x2

PK-5

675-700P
96,000 GSF

K-5

500-525P
72,000 GSF

4 Buildings

D1

Maintain existing building configuration without redistricting

D2

Maintain existing building configuration with redistricting (level student count)

Opportunities

Challenges

Considerations

AS presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

Reimbursement

Size of Building

Size of School (Students)

Cost

Teacher Collaboration

Program Offerings

Mentoring

Operational Efficiency

Transportation

Outdoor Recreation/Play

Affordability

Number of Transitions

Outdoor Education

Site Capacity

Redistricting

Safety & Security

Community Space/Use

Opportunities

Challenges

B1 Three School Scenario
"Optimize & Consolidate"

PK
325-350P
47,500 GSF

x3

3 Buildings

B2 Three School Scenario
"Optimize & Consolidate"

K-5
675-700P
96,000 GSF

x3

PK-5
785-825P
110,000 GSF

4 Buildings

C1 Four School Scenario
"Optimize & Consolidate"
+ Eagle Academy

PK-5
590-620P
85,000 GSF

x4

4 Buildings

E1 Five School Scenario
"Optimize & Consolidate"
+ Eagle Academy

PK-5
475-500P
68,700 GSF

x5

5 Buildings

Considerations

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OPTIONS FOR CONSIDERATION...EXPLORING ALL AVENUES



A

Consolidate & Renew

Narrowed options from mtg. August 27, 2025

G/L: PK-5
Stud.: 825P
Area: 110,000 GSF
Type: New/RNV

Enfield St. & Parkman

G/L: PK-5
Stud.: 613P
Area: 85,000 GSF
Type: New/RNV

Memorial & Whitney

G/L: PK-5
Stud.: 754P
Area: 100,250 GSF
Type: New/RNV

B

Three School Scenario "Optimize & Consolidate"

Redistrict, equalize populations where possible, consider New & RNV build options

B1 3~PK-5's

G/L: PK-5
Stud.: 785-825P
Area: 110,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 785-825P
Area: 110,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 785-825P
Area: 110,000 GSF
Type: New/RNV

B2 3~K-5's + 1 PK

G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV

G/L: PK
Stud.: 325-350P
Area: 47,500 GSF
Type: New/RNV

C

Four School Scenario "Optimize & Consolidate"

Redistrict, equalize populations where possible, consider New & RNV build options

C1 4~PK-5's

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

C2 4~K-5's + 1 PK

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: PK
Stud.: 325-350P
Area: 47,500 GSF
Type: New/RNV

D

Fix What you Have! "Do Nothing"

- Prepare a strategic capital repair project
- Conduct yearly improvements based upon EOUL & prioritization of conditions

Benefit

- Ability to adjust on a yearly basis

Challenges

- Will result in significant reduction of state reimbursement
- Con ~ Does not address capacity of 21st century learning & educational environment.
- Con ~ Will cost the community more over a longer period of time
- Con ~ will pay a premium to conduct smaller projects in compressed timeframe
- Con ~ No swing space to relocate students during repairs/upgrades

Note: This option does not include increases
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Consolidate & Renew

Three School Scenario "Optimize & Consolidate"

Four School Scenario "Optimize & Consolidate"

Fix what you have! "Do nothing"

A

- Barnard & Crandall
PK-5, 825P, 110,000 GSF
- Enfield St. & Parkman
PK-5, 613P, 85,000 GSF
- Memorial & Whitney
PK-5, 754P, 100,250 GSF

B1 x3

PK-5
785-825P
110,000 GSF
3 Buildings

B2 x3

K-5
675-700P
96,000 GSF

PK
325-350P
47,500 GSF
4 Buildings

C1 x4

PK-5
590-620P
85,000 GSF
4 Buildings

C2 x4

K-5
500-525P
72,000 GSF

PK
325-350P
47,500 GSF
5 Buildings

C3 x2

PK-5
675-700P
96,000 GSF

K-5
500-525P
72,000 GSF
4 Buildings

D1 x2

Maintain existing building configuration without redistricting

D2 x2

Maintain existing building configuration with redistricting (level student count)

Opportunities

(NONE)

Challenges

- Cost will be too much both short and long term
- Zero reimbursement
- Challenges with swing space

- Higher reimbursement rate
- Most familiar to current families and voters (sister schools)
- Best chance of passing referendum
- Lowest cost to town
- Swing space?
- Builds long term relationships
- Common design

- Staffing schools with 785-825 kiddos
- Larger schools, parking and busing
- Redistricting necessary
- Space for programming
- Outdoor spaces
- PK unique needs

- Higher reimbursement rate
- Most familiar to current families and voters (sister schools)
- Best chance of passing referendum
- Lowest cost to town
- Swing space?
- Dedicated PK school with expansion & community space (ECDC)

- Larger schools, parking and busing
- Redistricting necessary
- Convincing the public of 4 buildings
- Cost to town is greater
- Limited space to build
- Less funding

- Best reimbursement
- Best cost to Enfield
- Swing space?
- Builds long term relationships
- More mentorship opportunities
- Smaller schools
- Better travel time for PK, closer to home
- Fewer transitions
- Teacher collaboration
- Siblings in same school
- Builds strong community alignment
- More academic opportunities
- Specialized programs in each school
- More fields
- Common design

- Redistricting necessary
- Identifying site locations, limited space to build
- PK unique needs

- More academic opportunities
- Specialized programs in each school
- Fewer transitions
- Teacher collaboration
- Dedicated PK school with expansion & community space (ECDC)
- Better size of school

- Redistricting necessary
- Identifying site locations, limited space to build
- Convincing the public of 5 buildings
- Cost & Public vote
- Town ECDC PK included?

- More academic opportunities
- Specialized programs in each school
- Fewer transitions
- Teacher collaboration

- Redistricting necessary
- Identifying site locations, limited space to build
- Will be inequitable (or perceived so with PK only in some buildings)
- Address needs of PK not in their neighborhood school

(NONE)

- Cost prohibitive
- Zero reimbursement
- Will never pass referendum
- Capacity to complete

Considerations

As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All sizes of buildings gained herein is subject to change as further planning and refinements are developed.



1. **Costs are based on average historical data & current markets.**
2. **Costs have been escalated to the midpoint of construction.**
(Avg. average annual inc. of 4.5%, which represents the potential mid-point of construction for any initial phase of a plan)
3. **Adjustments will be made after selecting a preferred option.**
4. **Does not include operational costs or site logistics expenses for multi-phase renovations.**
5. **State Reimbursement for Renovate as New** **~ 70.00%** (*2026 Rates)
6. **State Reimbursement for New Construction** **~ 68.33%** (*2026 Rates)
7. **Additional reimbursement for Special Ed. Program** (15% Special Ed. Area only) **and Early Childhood Care** (15%, entire building)
8. **Includes presumption of space waivers via special legislation!**

As presented at the Pre-Referendum Building Committee meeting on October 9, 2025. All

information contained herein is a public document under Chapter 173, Sec. 10-285a, and the new construction or replacement of a school building when a town or regional school district can demonstrate that a new construction or replacement is less expensive than a renovation, extension or major alteration of an existing school building for each town on a continuous scale



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INTERACTIVE DISCUSSION

REVIEW OPTIONS, IF 3 OR 4, LOGISTICS, SCHEDULE, COSTS, REIMB.

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PLANNING OPTIONS...INITIAL DISCUSSIONS...WHAT IS POSSIBLE

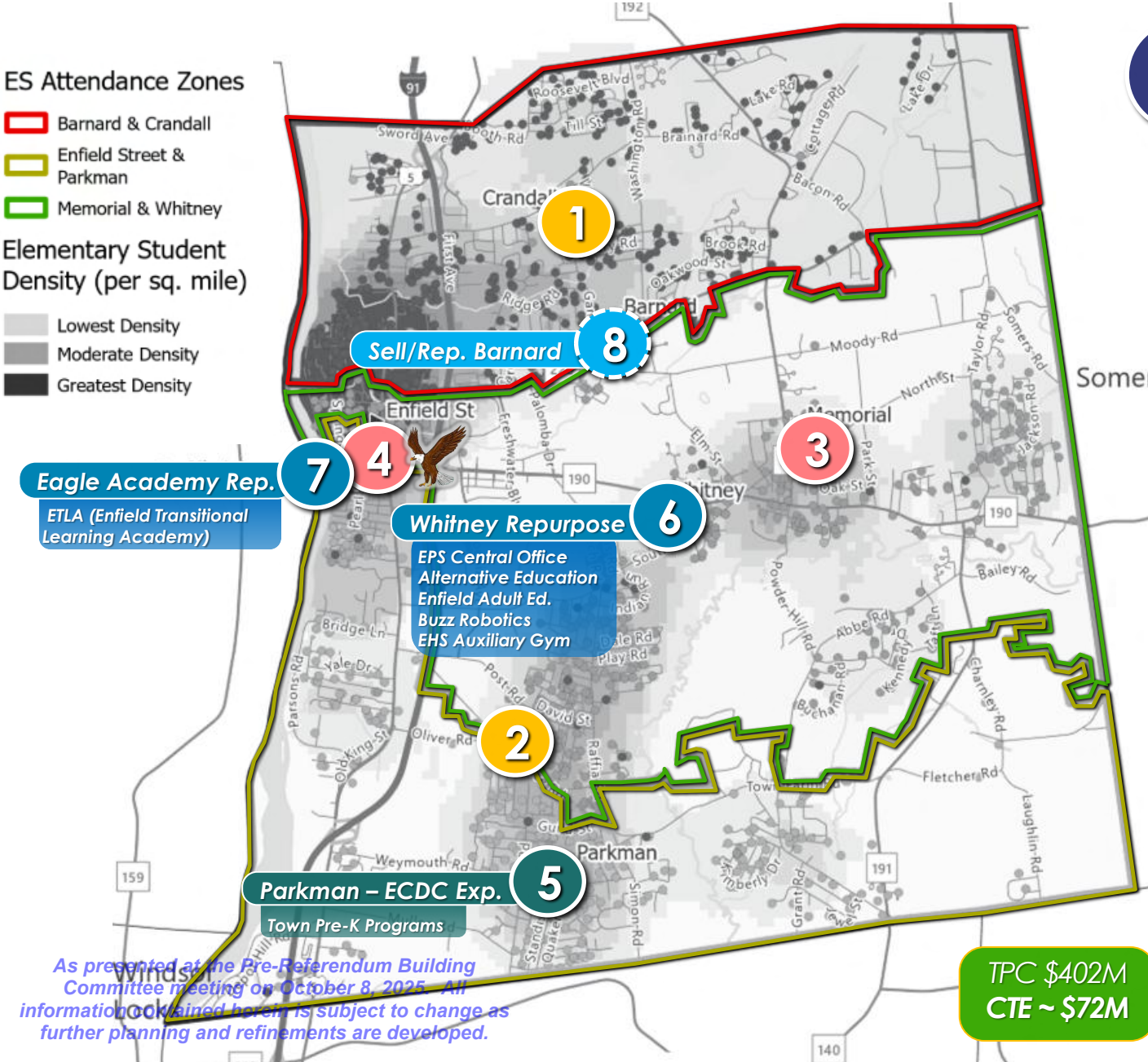


ES Attendance Zones

- Barnard & Crandall
- Enfield Street & Parkman
- Memorial & Whitney

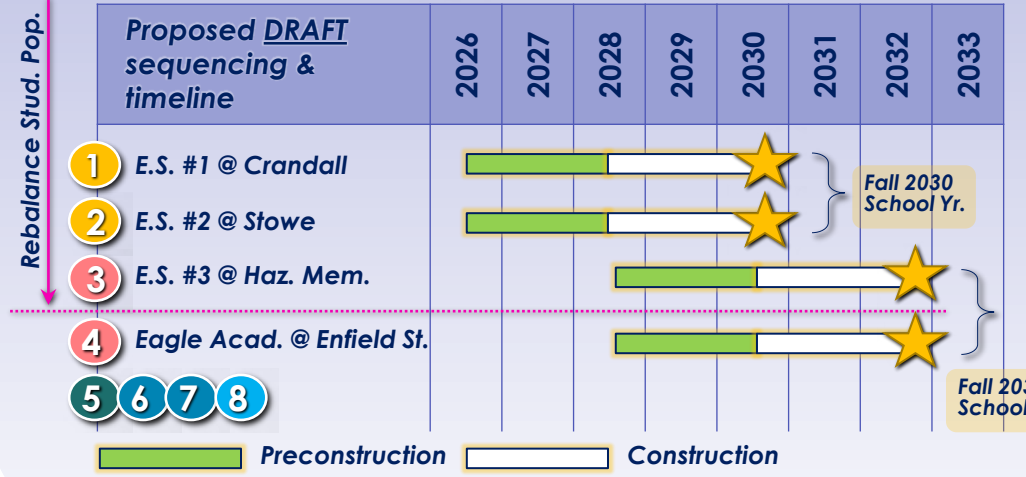
Elementary Student Density (per sq. mile)

- Lowest Density
- Moderate Density
- Greatest Density



B1 Three E.S. School Scenario "Optimize & Consolidate" + Eagle Academy

- 1** **E.S. #1 @ P. Crandall**
 G/L: PK-5
 # Stud.: 785-825P
 Area: 110,000 GSF
 Type: New
 TPC \$120M
 CTE ~ \$21M
- 2** **E.S. #2 @ Stowe**
 G/L: PK-5
 # Stud.: 785-825P
 Area: 110,000 GSF
 Type: New
 TPC \$121M
 CTE ~ \$21M
- 3** **E.S. #3 @ Haz. Mem.**
 G/L: PK-5
 # Stud.: 785-825P
 Area: 110,000 GSF
 Type: New
 TPC \$123M
 CTE ~ \$22M
- 4** **Eagle @ Enfield St. E.S.**
 G/L: K-12
 # Stud.: 85-100P
 Area: 55-60K GSF
 Type: Reno.
 TPC \$38M
 CTE ~ \$8M
- 5** **Parkman – ECDC Exp.**
- 6** **Whitney Repurpose**
- 7** **Eagle Academy Rep.**
- 8** **Sell/Rep. Barnard**



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PLANNING OPTIONS...INITIAL DISCUSSION IS POSSIBLE



Alternative Site locations

B1

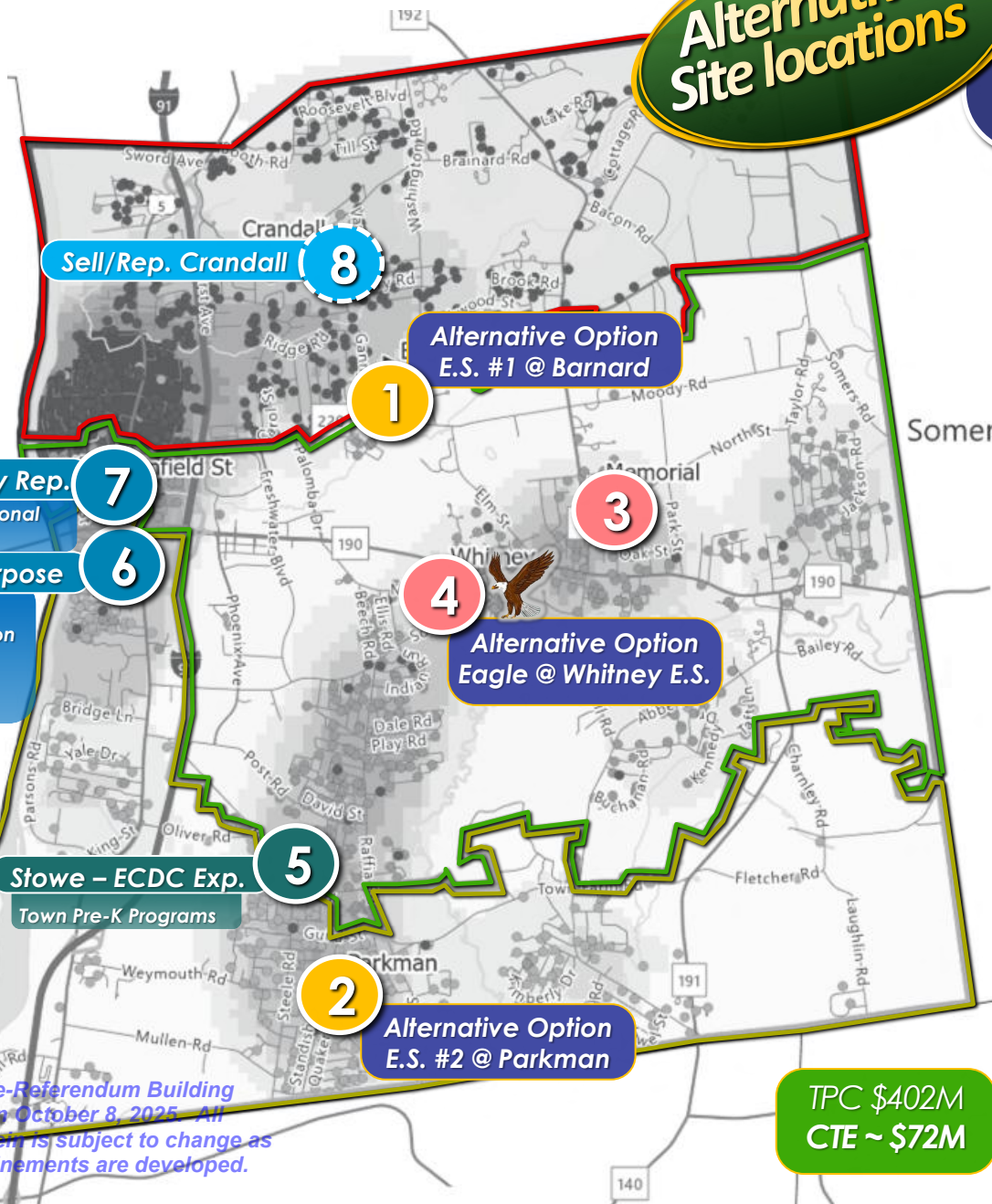
Three E.S. School Scenario "Optimize & Consolidate" + Eagle Academy

ES Attendance Zones

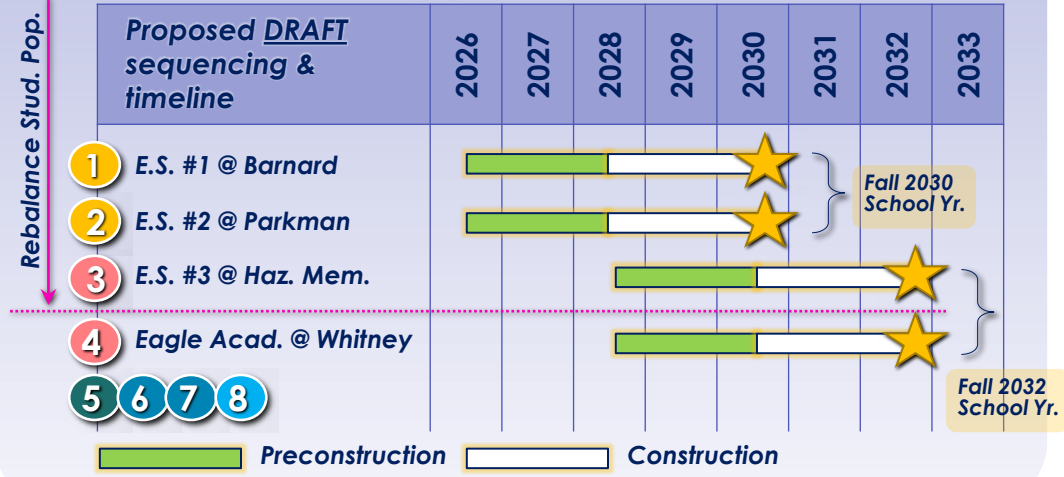
- Barnard & Crandall
- Enfield Street & Parkman
- Memorial & Whitney

Elementary Student Density (per sq. mile)

- Lowest Density
- Moderate Density
- Greatest Density



- 1** **E.S. #1 @ P. Barnard**
G/L: PK-5
Stud.: 785-825P
Area: 110,000 GSF
Type: New
TPC \$120M
CTE ~ \$21M
- 2** **E.S. #2 @ Parkman**
G/L: PK-5
Stud.: 785-825P
Area: 110,000 GSF
Type: New
TPC \$121M
CTE ~ \$21M
- 3** **E.S. #3 @ Haz. Mem.**
G/L: PK-5
Stud.: 785-825P
Area: 110,000 GSF
Type: New
TPC \$123M
CTE ~ \$22M
- 4** **Eagle @ Whitney E.S.**
G/L: K-12
Stud.: 85-100P
Area: 55-60K GSF
Type: Reno.
TPC \$38M
CTE ~ \$8M
- 5** **Stowe - ECDC Exp.**
- 6** **Enfield St. Repurpose**
- 7** **Eagle Academy Rep.**
- 8** **Sell/Rep. Crandall**



As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

PLANNING OPTIONS...INITIAL DISCUSSIONS...WHAT IS POSSIBLE



ES Attendance Zones

- Barnard & Crandall
- Enfield Street & Parkman
- Memorial & Whitney

Elementary Student Density (per sq. mile)

- Lowest Density
- Moderate Density
- Greatest Density

Eagle Academy Rep.
ETLA (Enfield Transitional Learning Academy)

Barnard – ECDC Exp
Town Pre-K Programs

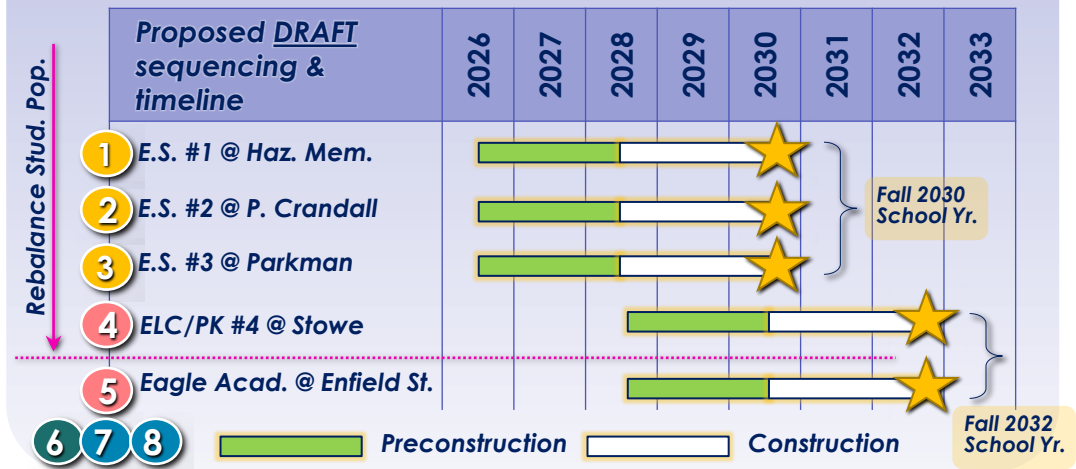
Whitney Repurpose
EPS Central Office
Alternative Education
Enfield Adult Ed.
Buzz Robotics
EHS Auxiliary Gym

TPC \$416M
CTE ~ \$121M

As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

B2 Three E.S. School Scenario "Optimize & Consolidate" + ELC/PK + Eagle Academy

- | | |
|--|--|
| <p>1 E.S. #1 @ Haz. Mem.
G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV
TPC \$101M
CTE ~ \$33M</p> | <p>2 E.S. #2 @ P. Crandall
G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV
TPC \$107M
CTE ~ \$35M</p> |
| <p>3 E.S. #3 @ E. Parkman
G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV
TPC \$105M
CTE ~ \$34M</p> | <p>4 ELC/PK @ Stowe
G/L: PK
Stud.: 325-350P
Area: 47,500 GSF
Type: New/RNV
TPC \$65M
CTE ~ \$11M</p> |
| <p>5 Eagle @ Enfield St. E.S.
G/L: K-12
Stud.: 85-100P
Area: 55-60K GSF
Type: Renovation
TPC \$38M
CTE ~ \$8M</p> | <p>6 Barnard – ECDC Exp.</p> <p>7 Whitney Repurpose</p> <p>8 Eagle Academy Rep.</p> |



Fall 2030 School Yr.

Fall 2032 School Yr.

PLANNING OPTIONS...INITIAL DISCUSSION



Alternative Site locations

B2

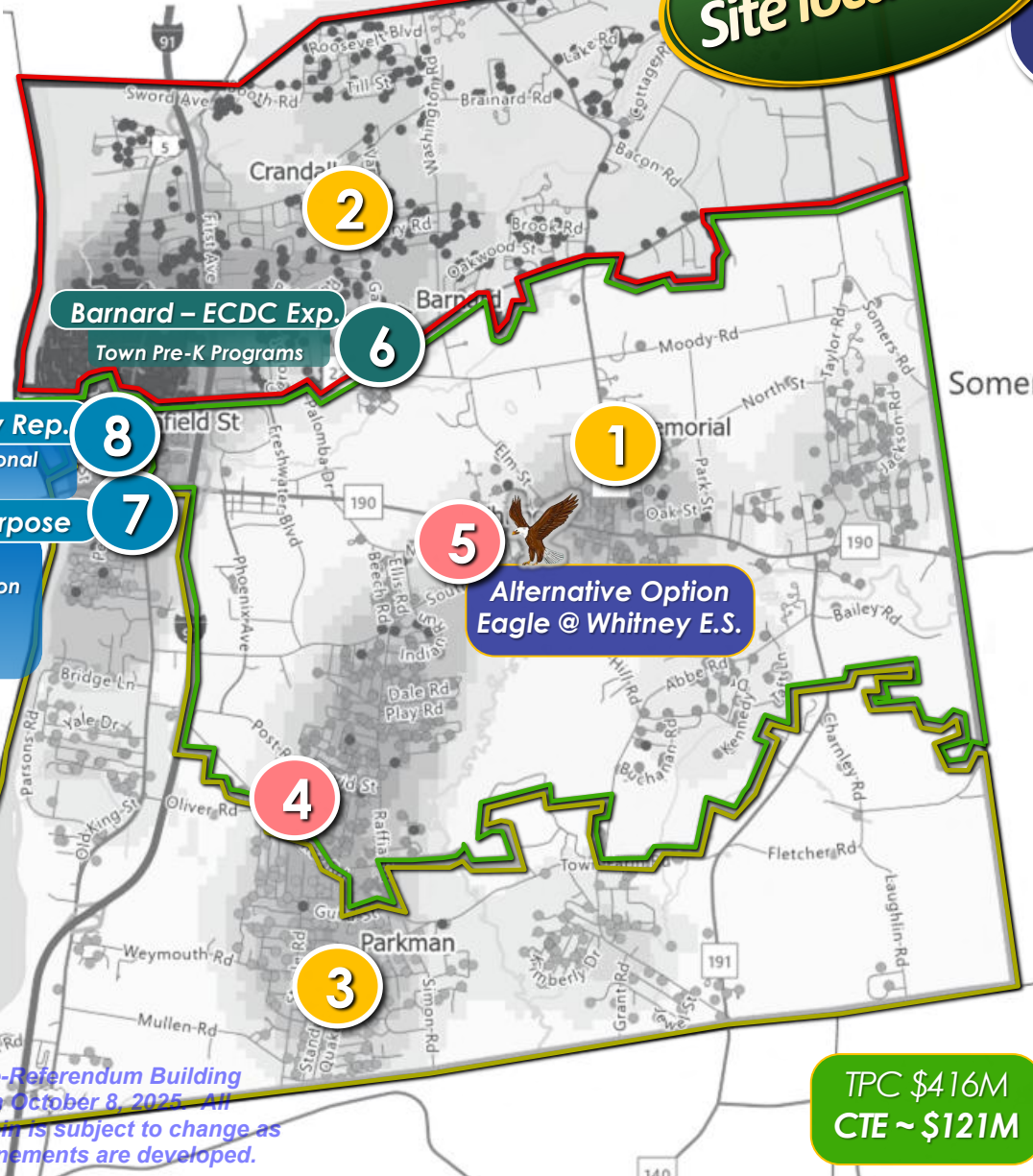
Three E.S. School Scenario "Optimize & Consolidate" + ELC/PK + Eagle Academy

ES Attendance Zones

- Barnard & Crandall
- Enfield Street & Parkman
- Memorial & Whitney

Elementary Student Density (per sq. mile)

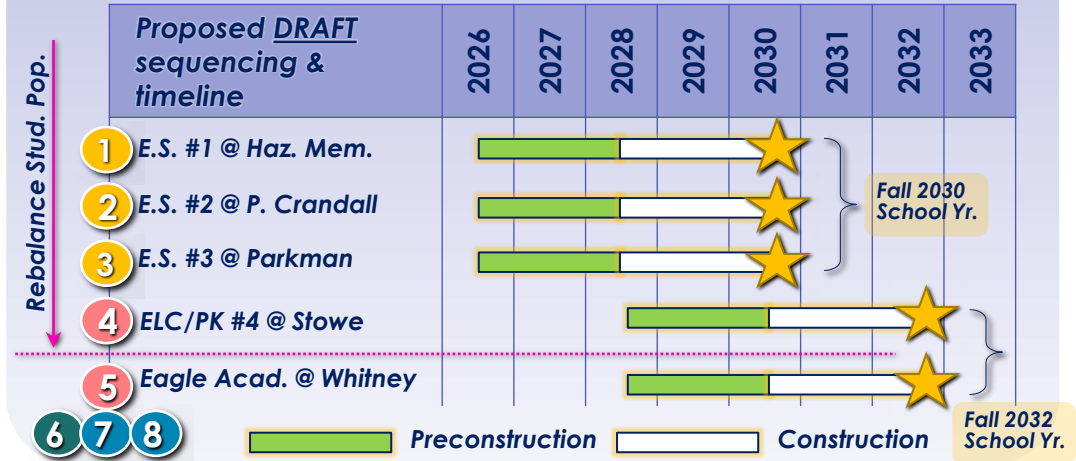
- Lowest Density
- Moderate Density
- Greatest Density



- | | |
|--|--|
| <p>1 E.S. #1 @ Haz. Mem.</p> <p>G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV</p> <p>TPC \$101M
CTE ~ \$33M</p> | <p>2 E.S. #2 @ P. Crandall</p> <p>G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV</p> <p>TPC \$107M
CTE ~ \$35M</p> |
| <p>3 E.S. #3 @ E. Parkman</p> <p>G/L: K-5
Stud.: 675-700P
Area: 96,000 GSF
Type: New/RNV</p> <p>TPC \$105M
CTE ~ \$34M</p> | <p>4 ELC/PK @ Stowe</p> <p>G/L: PK
Stud.: 325-350P
Area: 47,500 GSF
Type: New/RNV</p> <p>TPC \$65M
CTE ~ \$11M</p> |
| <p>5 Eagle @ Whitney E.S.</p> <p>G/L: K-12
Stud.: 85-100P
Area: 55-60K GSF
Type: Renovation</p> <p>TPC \$38M
CTE ~ \$8M</p> | <p>6 Barnard – ECDC Exp.</p> |
| | <p>7 Enfield St. Repurpose</p> |
| | <p>8 Eagle Academy Rep.</p> |

TPC \$416M
CTE ~ \$121M

As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.



Fall 2032 School Yr.

PLANNING OPTIONS...INITIAL DISCUSSIONS...WHAT IS POSSIBLE



ES Attendance Zones

- Barnard & Crandall
- Enfield Street & Parkman
- Memorial & Whitney

Elementary Student Density (per sq. mile)

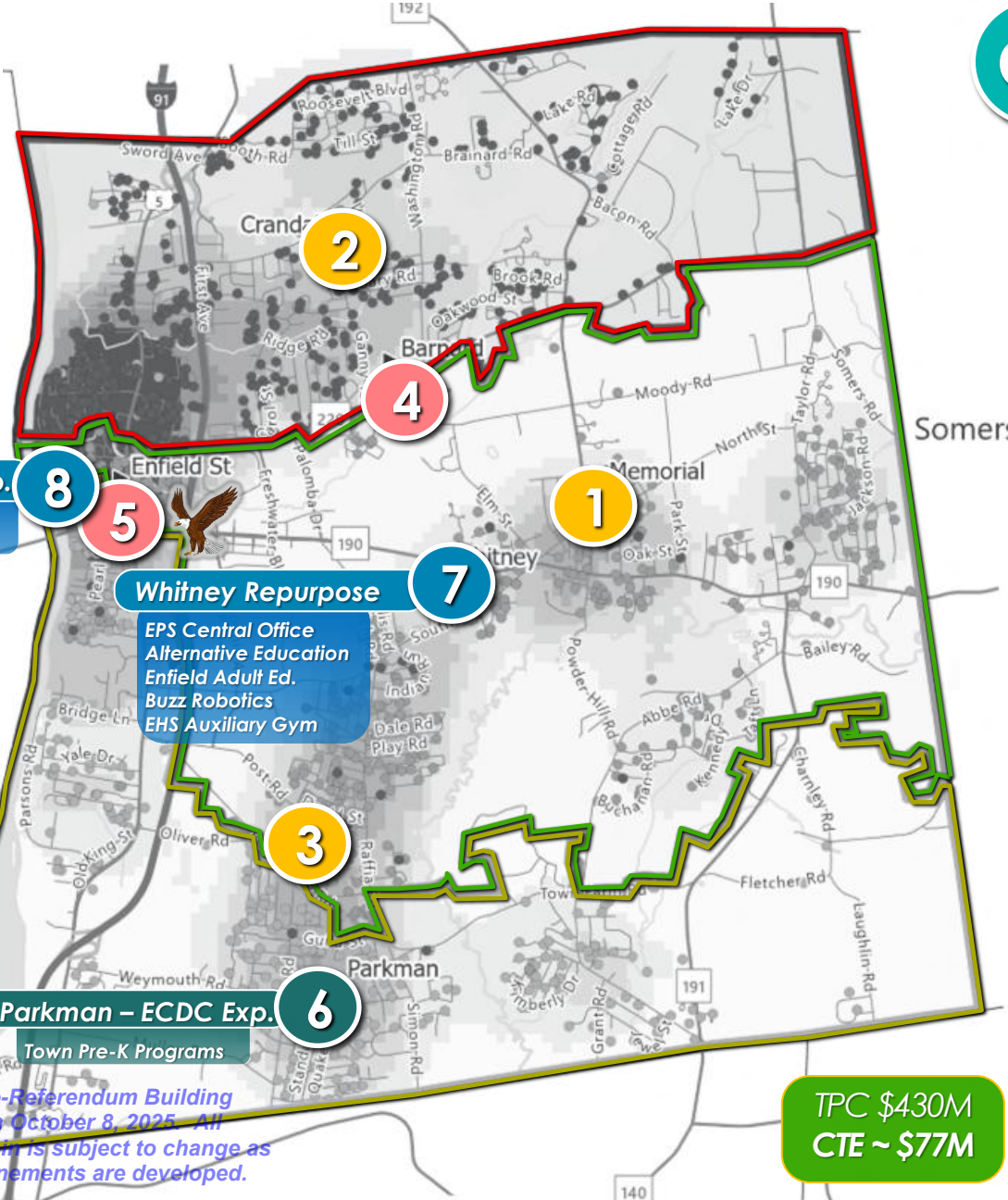
- Lowest Density
- Moderate Density
- Greatest Density

Eagle Academy Rep.
ETLA (Enfield Transitional Learning Academy)

Whitney Repurpose
EPS Central Office
Alternative Education
Enfield Adult Ed.
Buzz Robotics
EHS Auxiliary Gym

Parkman – ECDC Exp.
Town Pre-K Programs

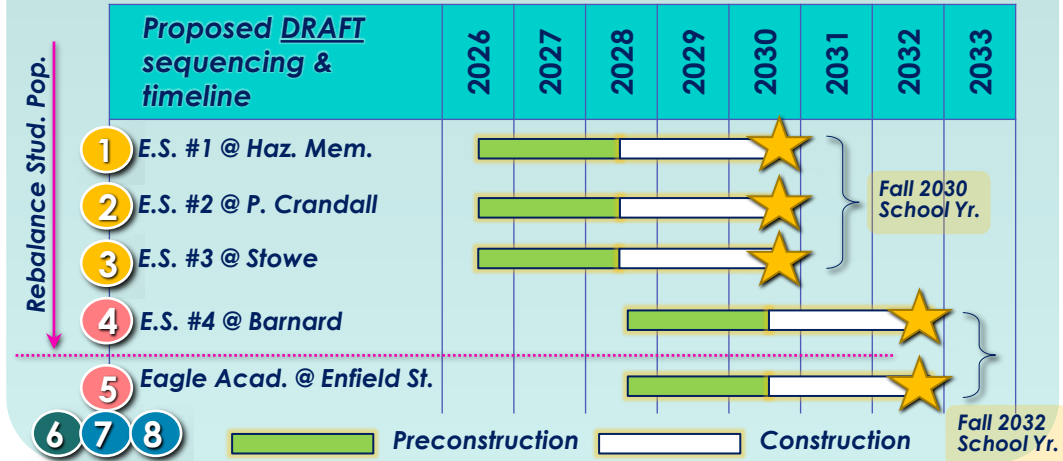
As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.



C1

Four E.S. School Scenario "Optimize & Consolidate" + Eagle Academy

- 1** **E.S. #1 @ Haz. Mem.**
 G/L: PK-5
 # Stud.: 590-620P
 Area: 85,000 GSF
 Type: New/RNV
 TPC \$91M
 CTE ~ \$16M
- 2** **E.S. #2 @ P. Crandall**
 G/L: PK-5
 # Stud.: 590-620P
 Area: 85,000 GSF
 Type: New/RNV
 TPC \$97M
 CTE ~ \$17M
- 3** **E.S. #3 @ Stowe**
 G/L: PK-5
 # Stud.: 590-620P
 Area: 85,000 GSF
 Type: New/RNV
 TPC \$98M
 CTE ~ \$17M
- 4** **E.S. #4 @ Barnard**
 G/L: PK-5
 # Stud.: 590-620P
 Area: 85,000 GSF
 Type: New/RNV
 TPC \$106M
 CTE ~ \$19M
- 5** **Eagle @ Enfield St. E.S.**
 G/L: K-12
 # Stud.: 85-100P
 Area: 55-60K GSF
 Type: Renovation
 TPC \$38M
 CTE ~ \$8M
- 6** **Parkman – ECDC Exp.**
- 7** **Whitney Repurpose**
- 8** **Eagle Academy Rep.**



**TPC \$430M
CTE ~ \$77M**

Fall 2032 School Yr.

Fall 2033 School Yr.

PLANNING OPTIONS...INITIAL DISCUSSION IS POSSIBLE



Alternative Site locations

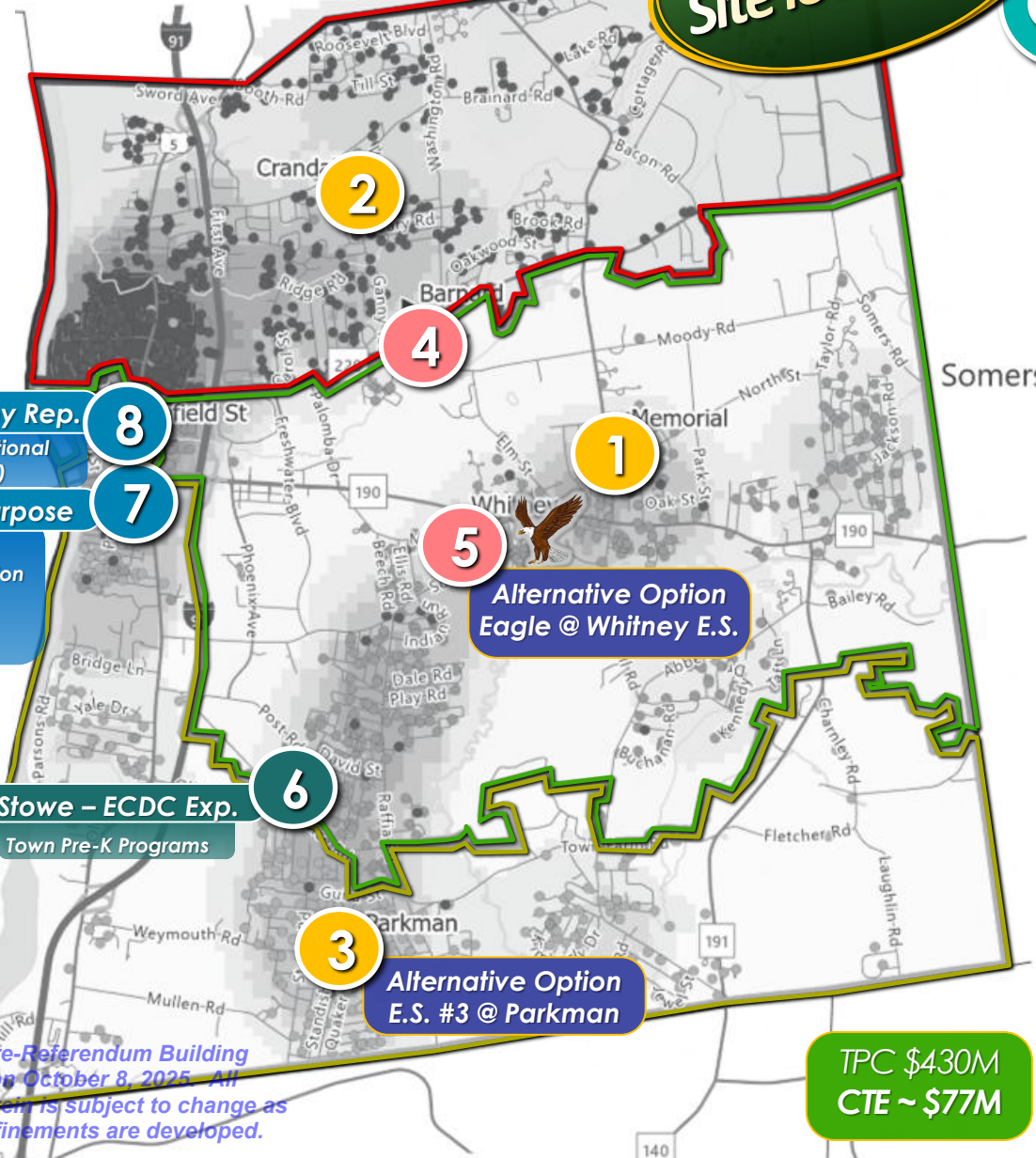
C1

ES Attendance Zones

- Barnard & Crandall
- Enfield Street & Parkman
- Memorial & Whitney

Elementary Student Density (per sq. mile)

- Lowest Density
- Moderate Density
- Greatest Density



8 Eagle Academy Rep.
ETLA (Enfield Transitional Learning Academy)

7 Enfield St. Repurpose
EPS Central Office
Alternative Education
Enfield Adult Ed.
Buzz Robotics
EHS Auxilliary Gym

6 Stowe – ECDC Exp.
Town Pre-K Programs

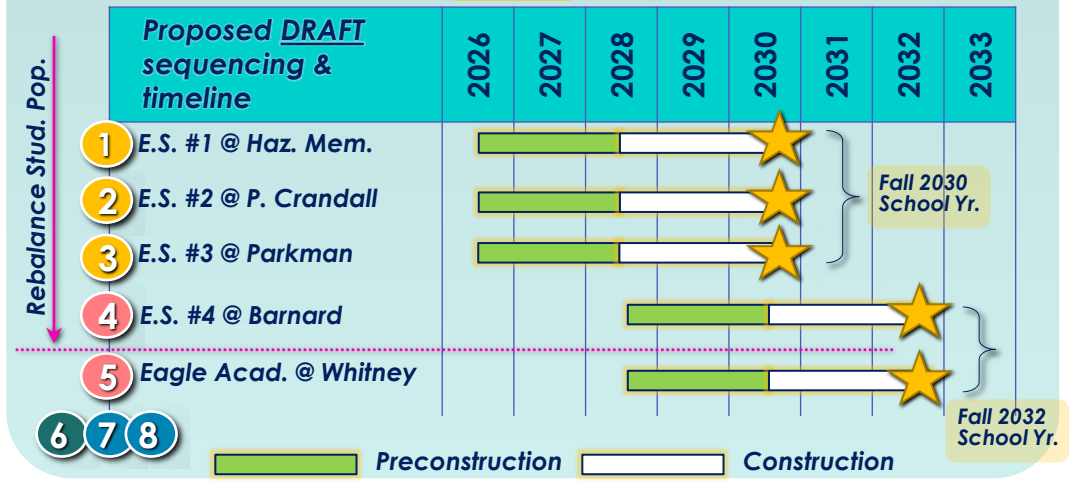
5 Alternative Option Eagle @ Whitney E.S.

3 Alternative Option E.S. #3 @ Parkman

**TPC \$430M
CTE ~ \$77M**

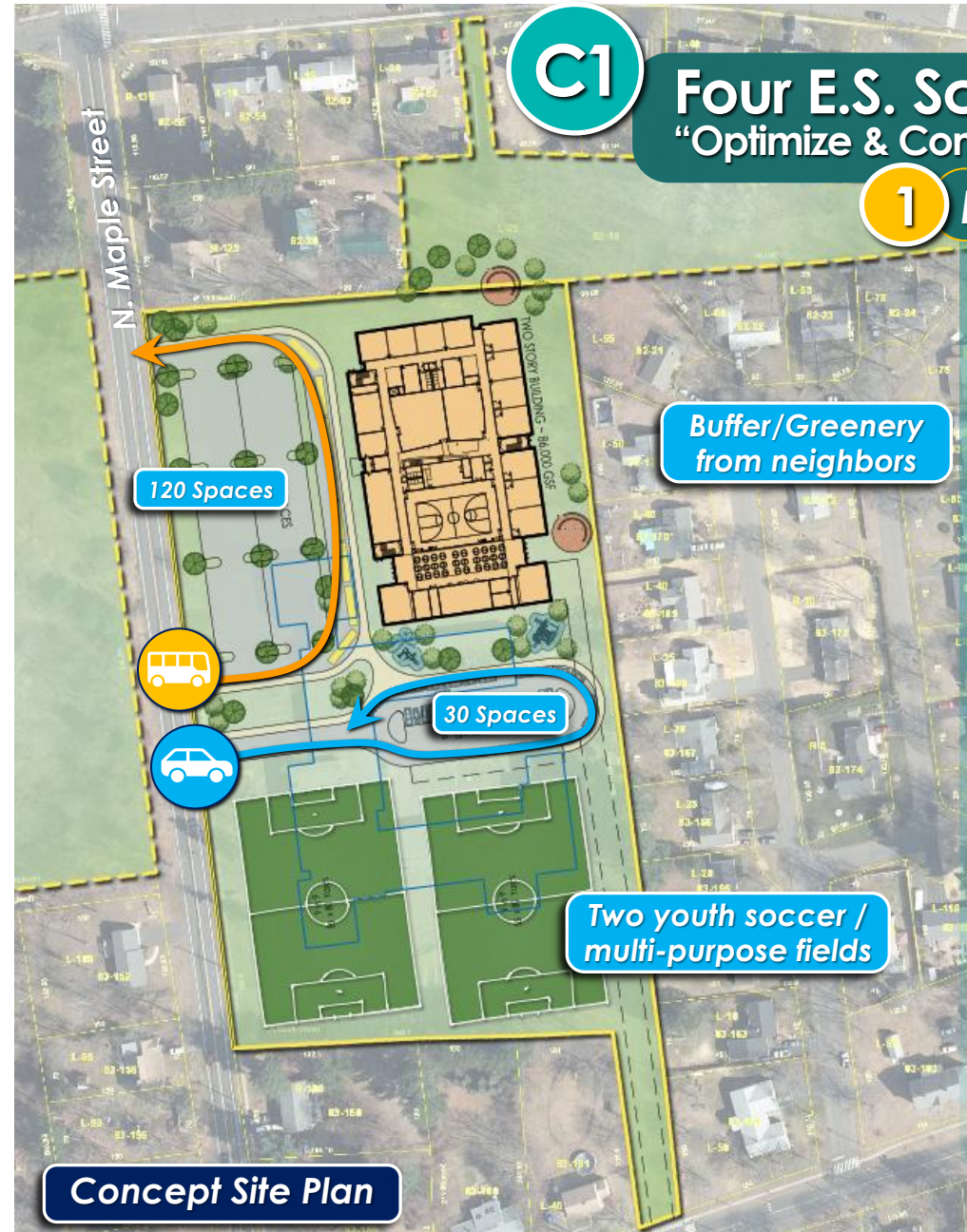
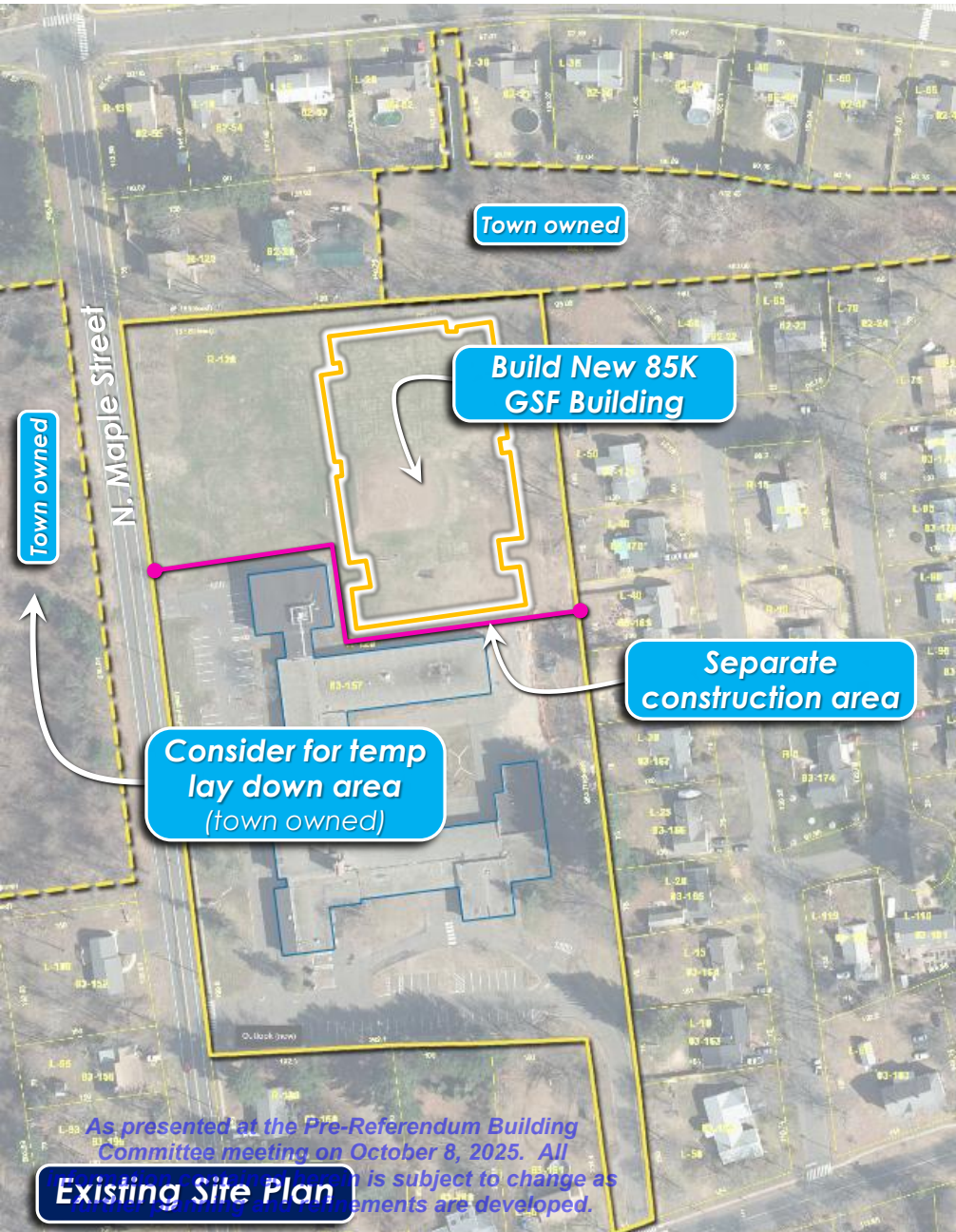
Four E.S. School Scenario “Optimize & Consolidate” + Eagle Academy

- 1 E.S. #1 @ Haz. Mem.**
G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV
TPC \$91M
CTE ~ \$16M
- 2 E.S. #2 @ P. Crandall**
G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV
TPC \$97M
CTE ~ \$17M
- 3 E.S. #3 @ Parkman**
G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV
TPC \$98M
CTE ~ \$17M
- 4 E.S. #4 @ Barnard**
G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV
TPC \$106M
CTE ~ \$19M
- 5 Eagle @ Whitney E.S.**
G/L: K-12
Stud.: 85-100P
Area: 55-60K GSF
Type: Renovation
TPC \$38M
CTE ~ \$8M
- 6 Stowe – ECDC Exp.**
- 7 Enfield St. Repurpose**
- 8 Eagle Academy Rep.**



As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

PLANNING OPTIONS...INITIAL DISCUSSIONS...WHAT IS POSSIBLE



Four E.S. School Scenario "Optimize & Consolidate" + Eagle Academy

1 E.S. #1 @ Haz. Mem.

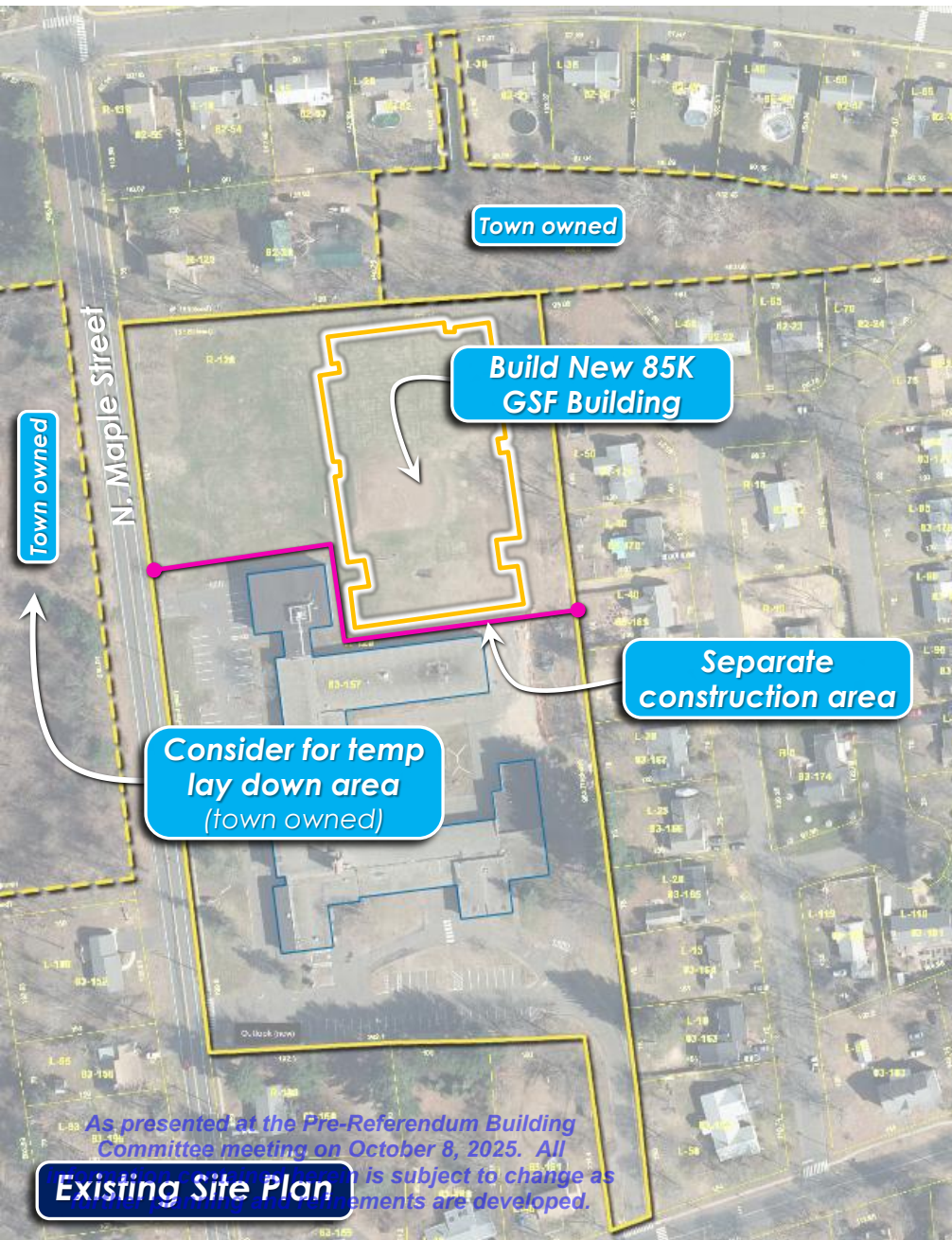
G/L:	PK-5
# Stud.:	590-620P
Area:	85,000 GSF
Type:	New/RNV

TPC \$91M
CTE ~\$16M

Considerations

1. Safely separate construction from existing school operations
2. Utilize adjacent town owned property for parking/lay down during construction (temporary)
3. Separate bus and parent drop
4. Maintain & enhance fields
5. Preserve/Enhance buffer to existing residential

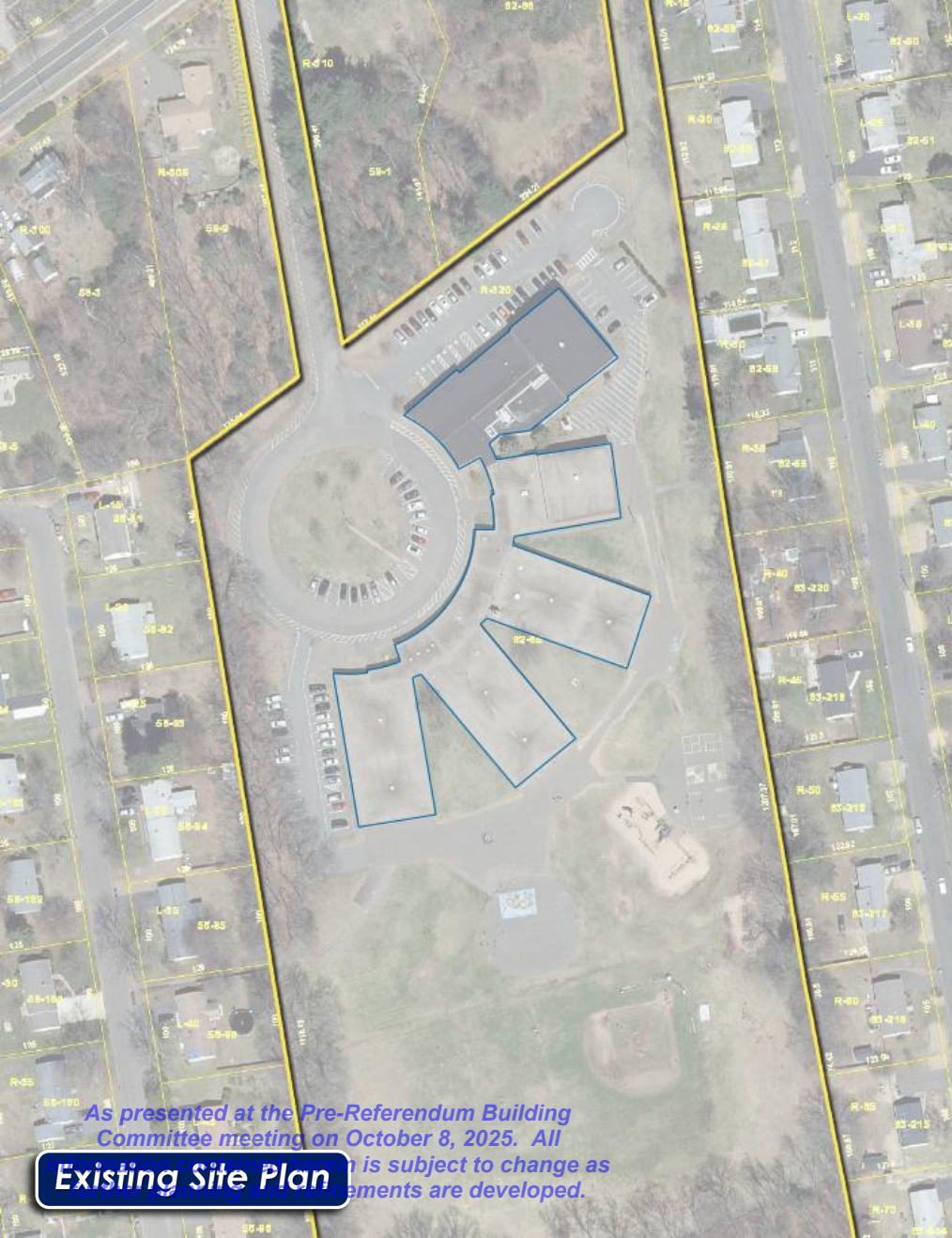
PLANNING OPTIONS...INITIAL DISCUSSIONS...WHAT IS POSSIBLE



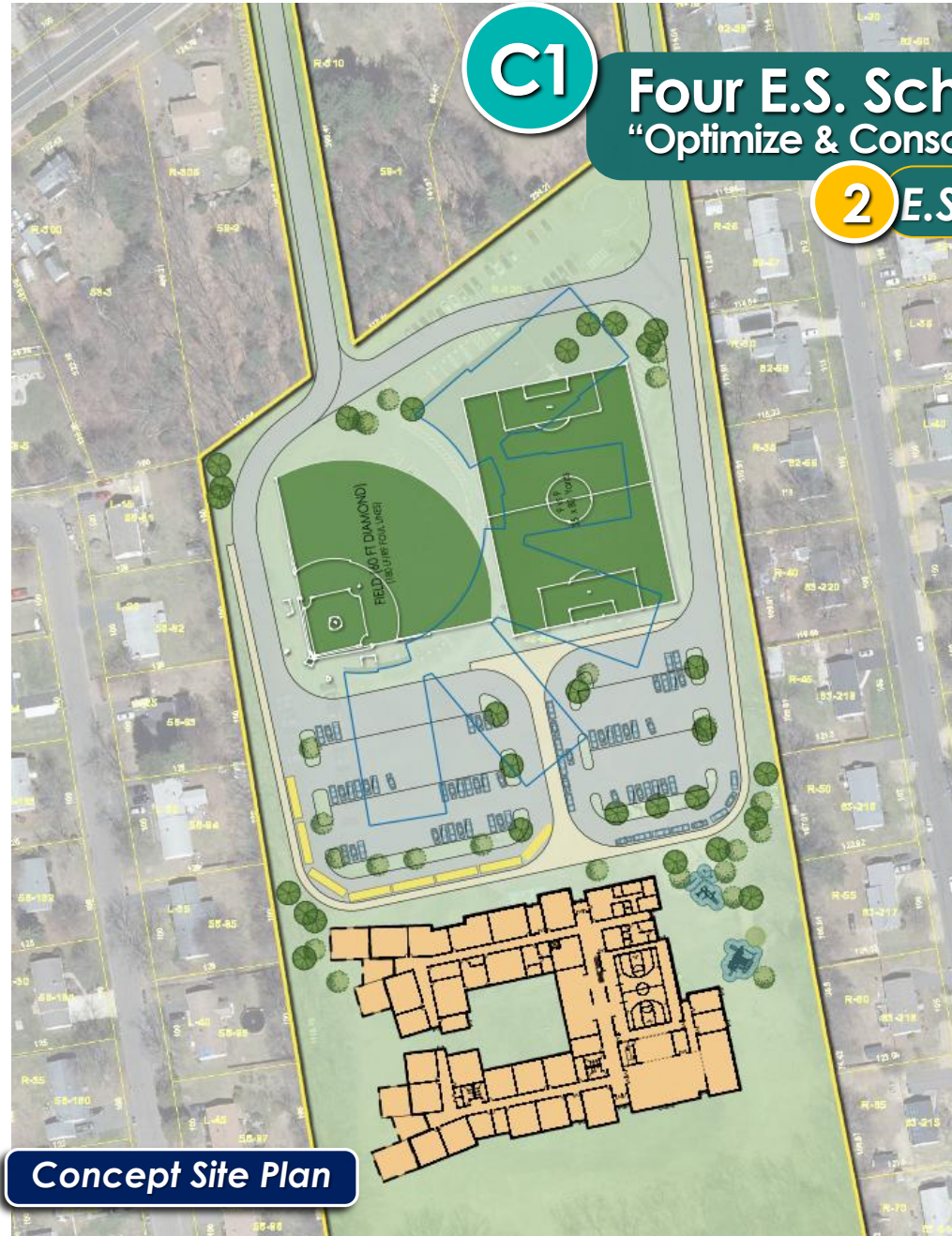
Considerations

1. Safely separate construction from existing school operations
2. Utilize adjacent town owned property for parking/lay down during construction (temporary)
3. Separate bus and parent drop
4. Maintain & enhance fields
5. Preserve/Enhance buffer to existing residential

PLANNING OPTIONS...INITIAL DISCUSSIONS...WHAT IS POSSIBLE



As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All Existing Site Plan is subject to change as elements are developed.



Concept Site Plan

C1

Four E.S. School Scenario "Optimize & Consolidate" + Eagle Academy

2 E.S. #2 @ P. Crandall

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

TPC \$97M
CTE ~\$17M



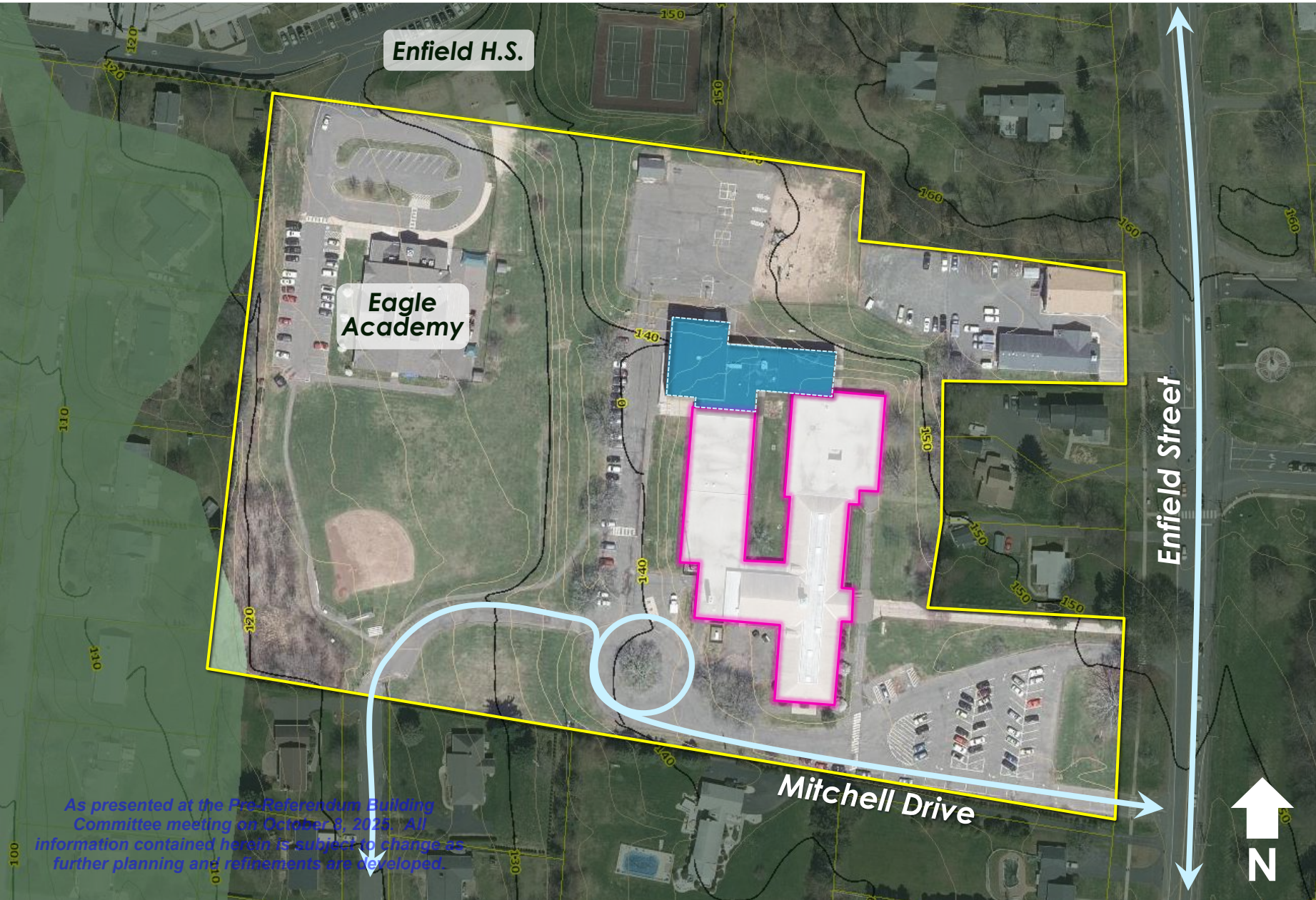
Tecton
ARCHITECTS

ADAPTIVE REUSE

A PLAN FOR ALL OF THE BUILDINGS...

As presented at the Pre-Referendum Building Committee meeting on October 3, 2023. All information contained herein is subject to change as further planning and refinements are developed.

ENFIELD STREET SCHOOL / 1318 ENFIELD STREET



Grades K-2

236 Students (2024-25)

■ **1953 Original Construction** (35,838 SF)*

■ **2001 Addition of Library & Gym** (12,511 SF)*

Total Area: 48,349 GSF

Site Area: 13.85 Acres

As presented at the Pre-Referendum Building Committee meeting on October 3, 2023. All information contained herein is subject to change as further planning and refinements are developed.

**Data from Russell Dawson Existing Conditions Report*



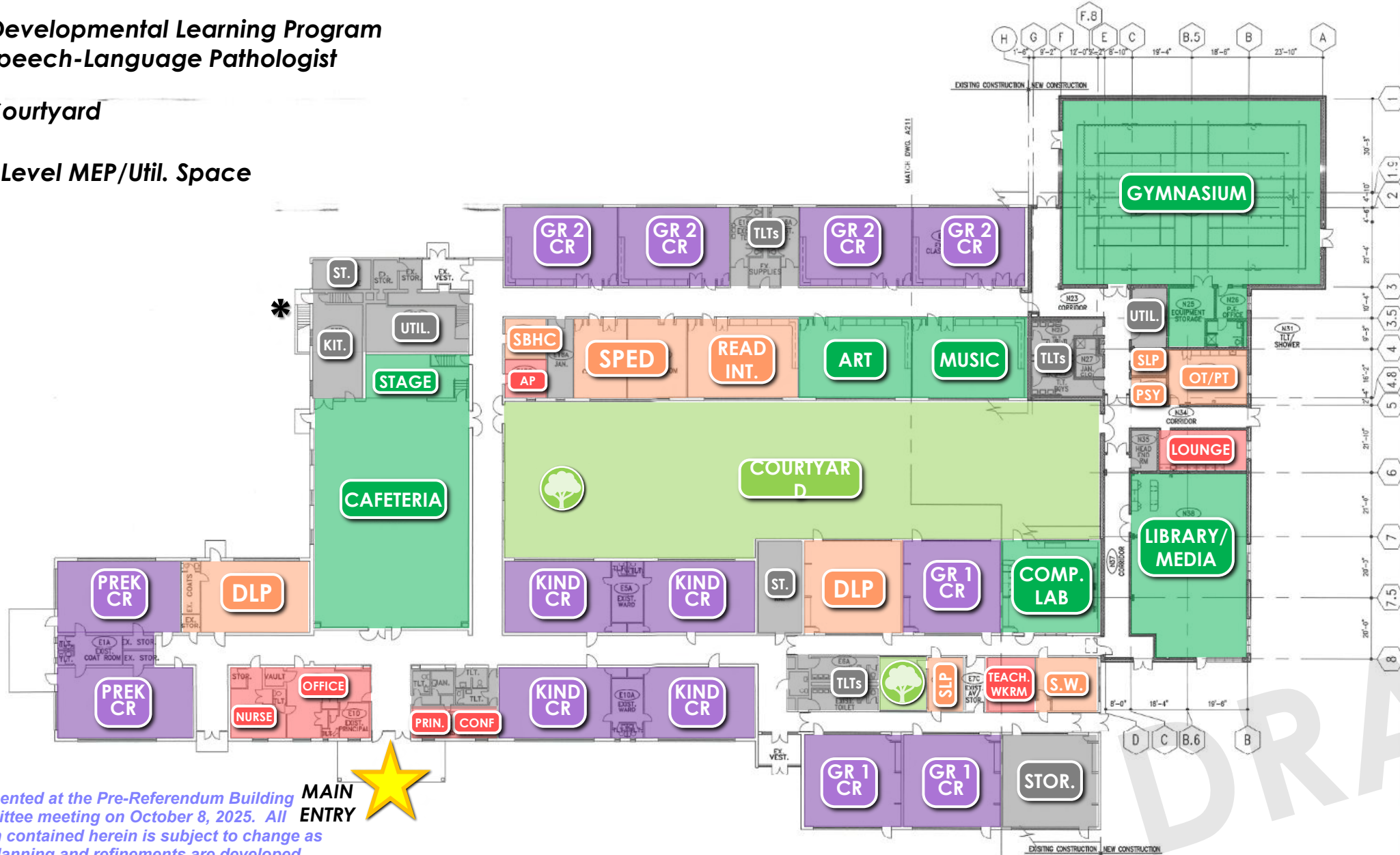
ENFIELD STREET SCHOOL (K-2) | CURRENT USE PLAN



DLP = Developmental Learning Program
SLP = Speech-Language Pathologist

= Courtyard

*Lower Level MEP/Util. Space



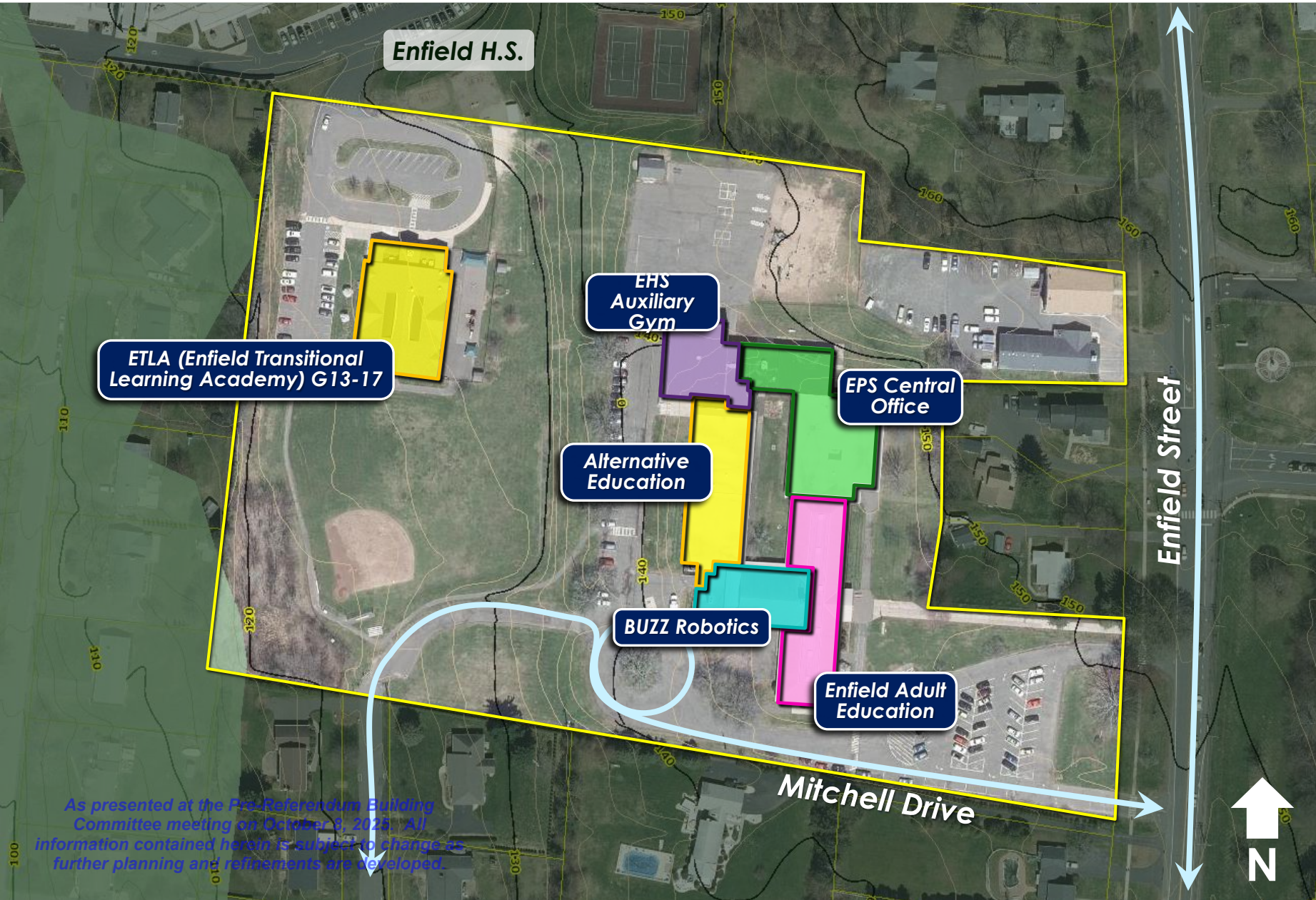
As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

MAIN ENTRY



DRAFT

PROPOSED ADAPTIVE REUSE | ENFIELD STREET SCHOOL



Proposed Adaptive Reuse

Existing Enfield Street School

1953 Original Construction

(35,838 SF)*

2001 Addition of Library & Gym (12,511 SF)*

Total Area: 48,349 GSF

Existing Eagle Academy

Total Area: 12,956 GSF

Site Area: 13.85 Acres

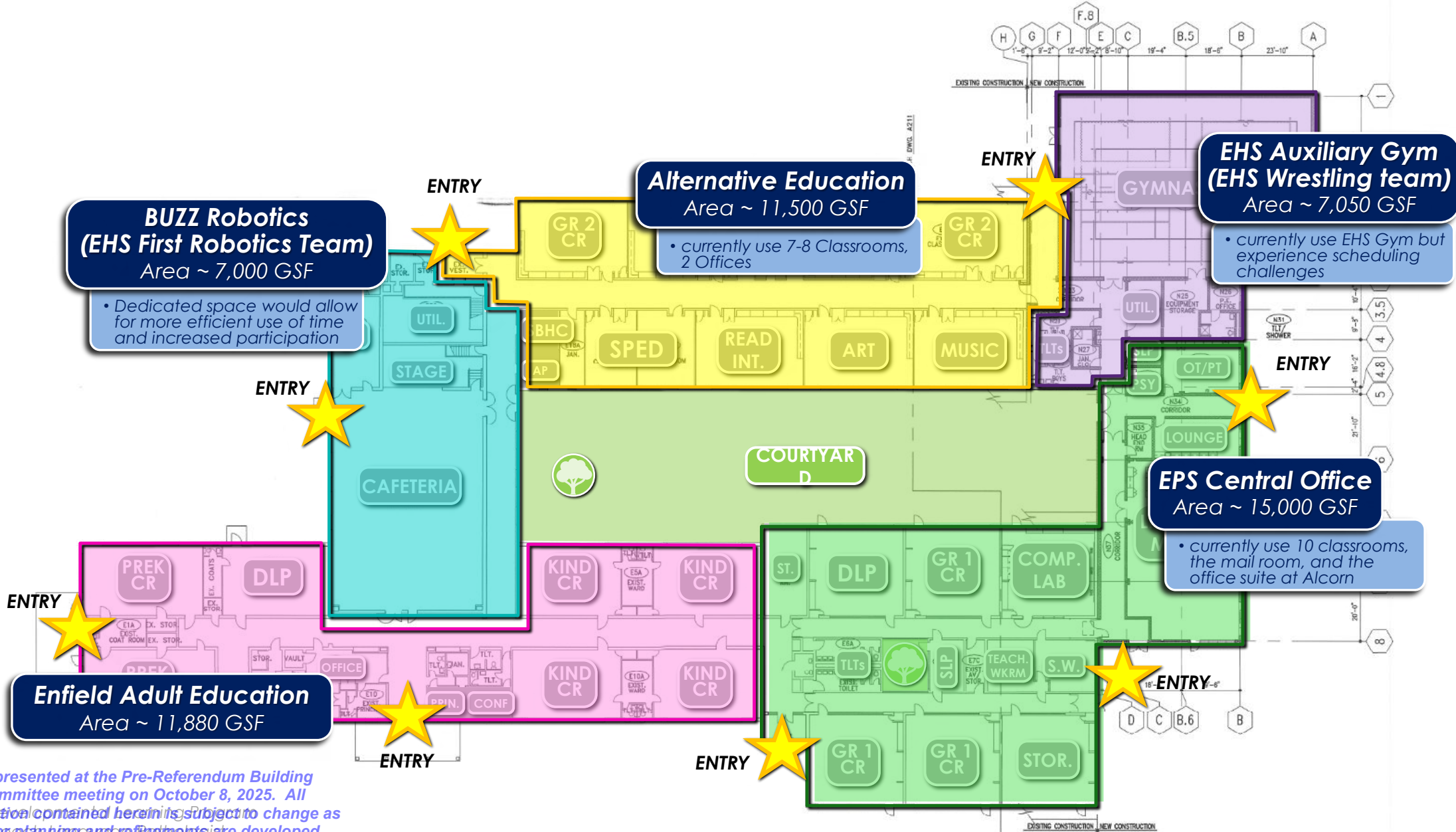
Benefits & Challenges

- Capacity to allocate suitable facilities for existing programs
- Allows for additional program/capacity at Alcorn
- Convenient site location
- Cost to relocate, address life safety & code, and infrastructure improvements (limited state reimbursement for C.O & Alt. Ed. programs)

As presented at the Pre-Referendum Building Committee meeting on October 3, 2023. All information contained herein is subject to change as further planning and refinements are developed.

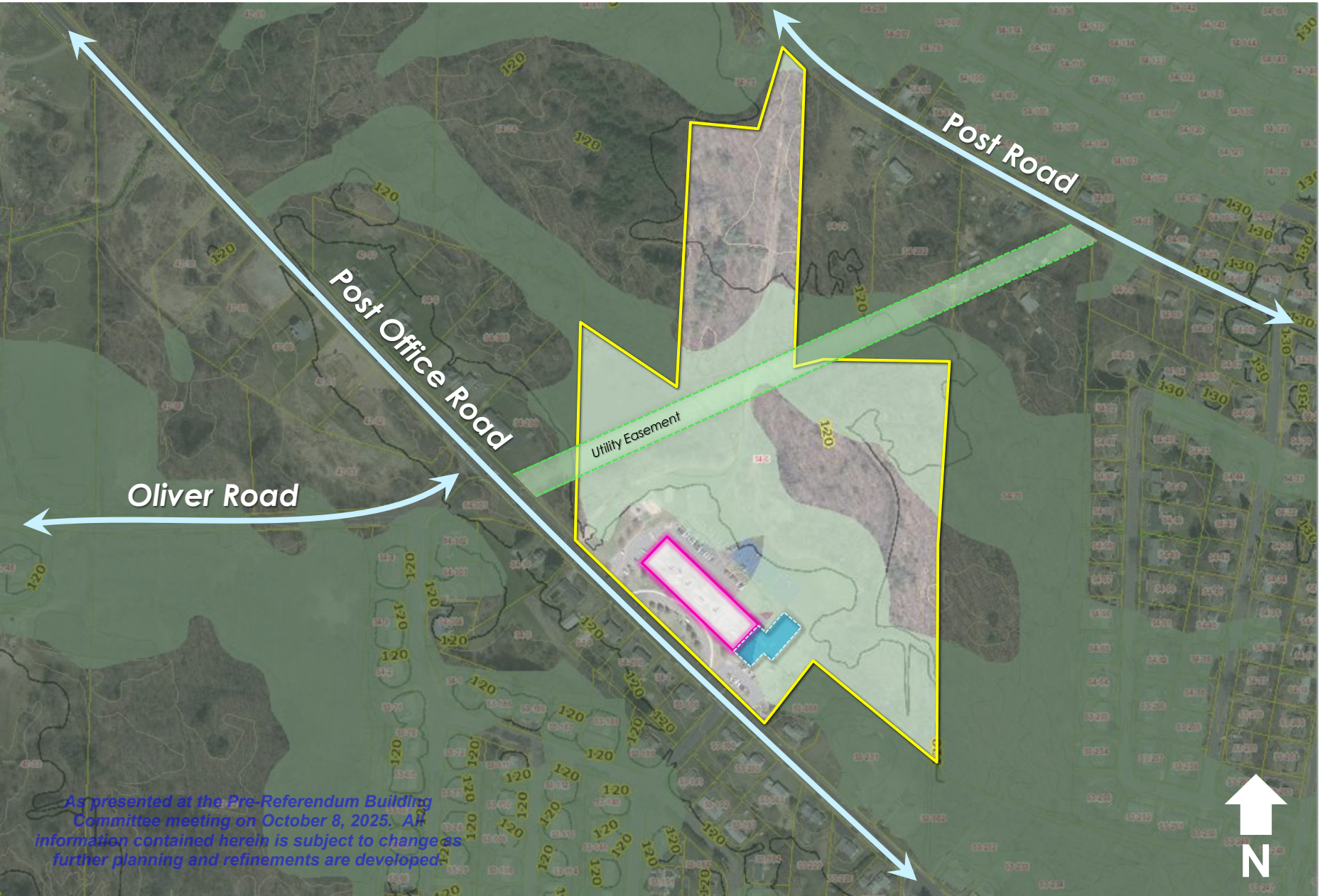
*Data from Russell Dawson Existing Conditions Report

PROPOSED ADAPTIVE REUSE | ENFIELD STREET SCHOOL



As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

STOWE EARLY LEARNING CTR / 117 POST OFFICE ROAD



Grades Pre-K

272 Students (2024-25)
(+220 ECDC)

■ **1963 Original Construction** (35,316 SF)*

■ **2001 Addition of Library, Cafeteria & Gym** (12,786 SF)*

Total Area: 48,102 GSF

Site Area: 28.00 Acres

*Data from Russell Dawson Existing Conditions Report

As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

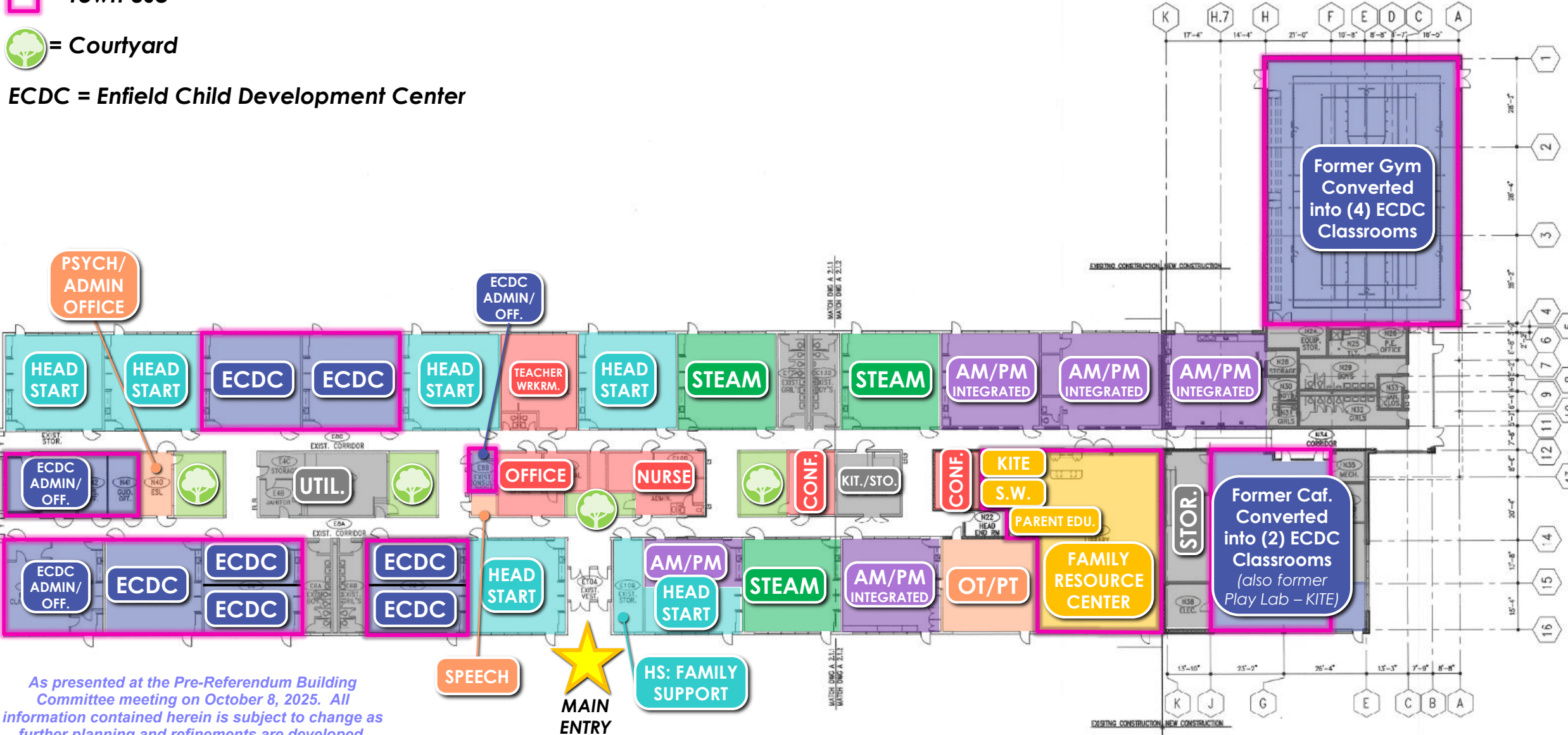
STOWE ELC (PK) | CURRENT USE PLAN (UPDATED: 8/11/2025)



= Town Use

= Courtyard

ECDC = Enfield Child Development Center



As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

PROPOSED ADAPTIVE REUSE | STOWE ELC (PK)

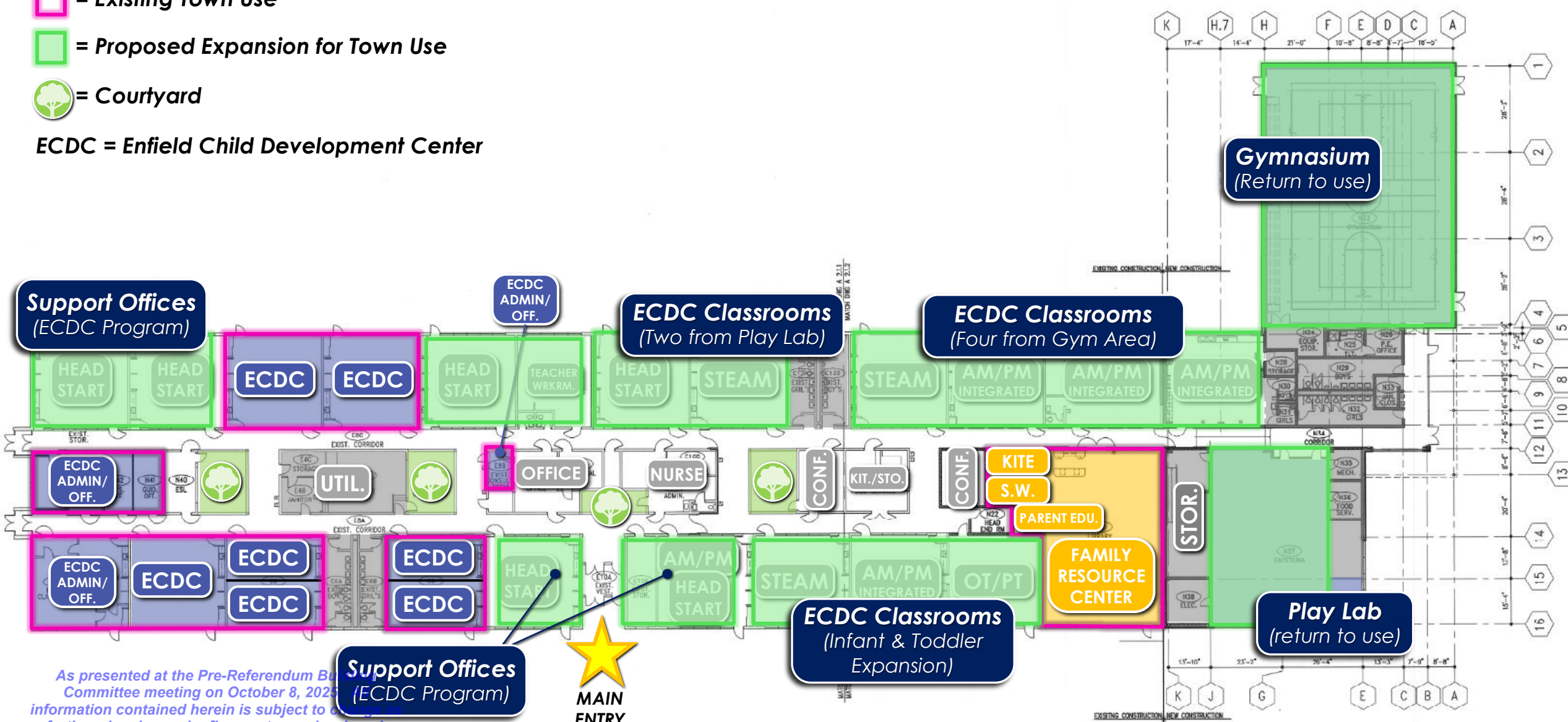


= Existing Town Use

= Proposed Expansion for Town Use

= Courtyard

ECDC = Enfield Child Development Center



As presented at the Pre-Referendum Budget Committee meeting on October 8, 2023, information contained herein is subject to change as further planning and refinements are developed.

Support Offices
(ECDC Program)



ECDC Classrooms
(Infant & Toddler Expansion)

Gymnasium
(Return to use)

Play Lab
(return to use)

Support Offices
(ECDC Program)

ECDC ADMIN/
OFF.

ECDC Classrooms
(Two from Play Lab)

ECDC Classrooms
(Four from Gym Area)

Support Offices
(ECDC Program)

PLANNING OPTIONS...INITIAL DISCUSSIONS...WHAT IS POSSIBLE

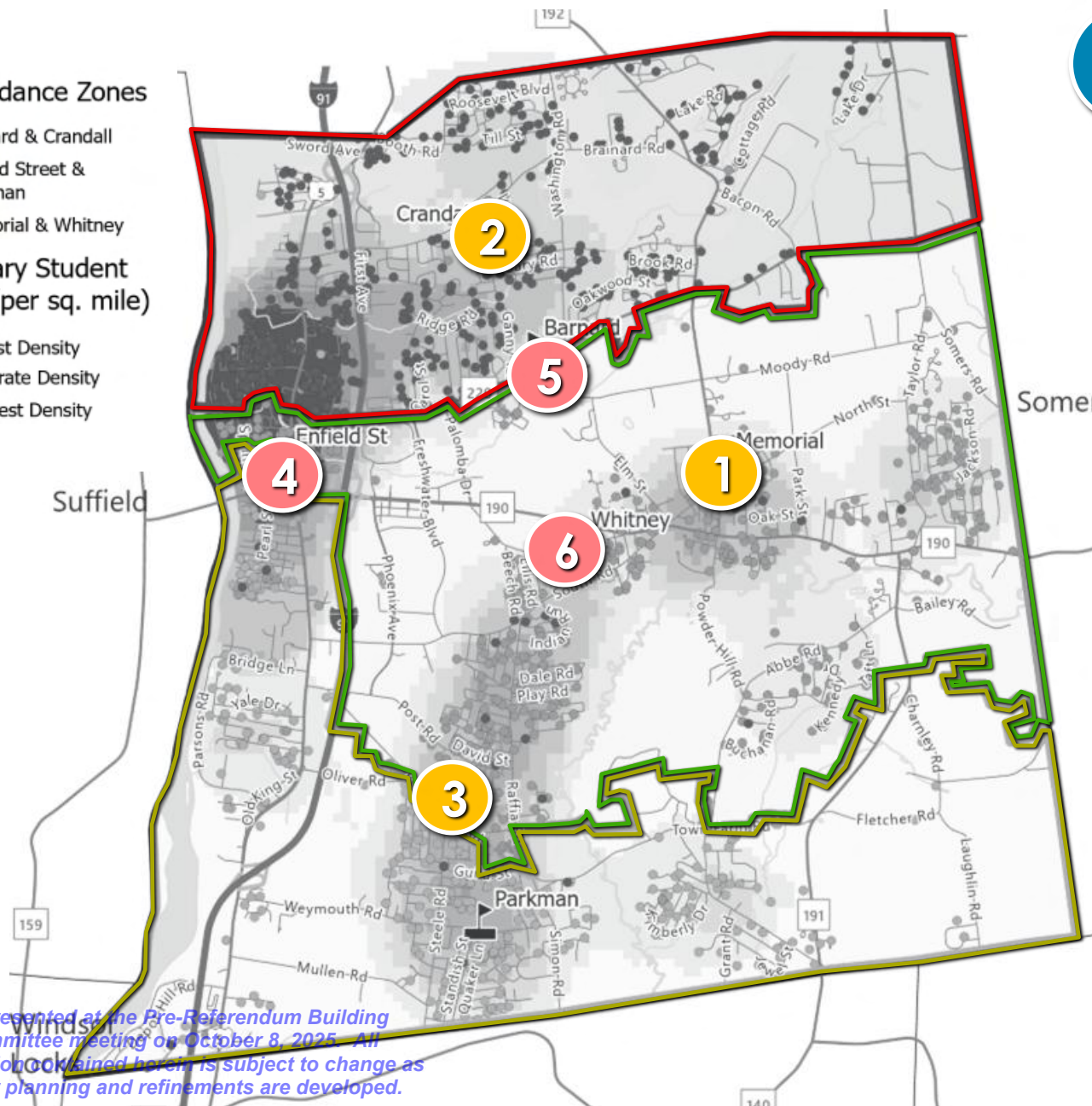


ES Attendance Zones

- Barnard & Crandall
- Enfield Street & Parkman
- Memorial & Whitney

Elementary Student Density (per sq. mile)

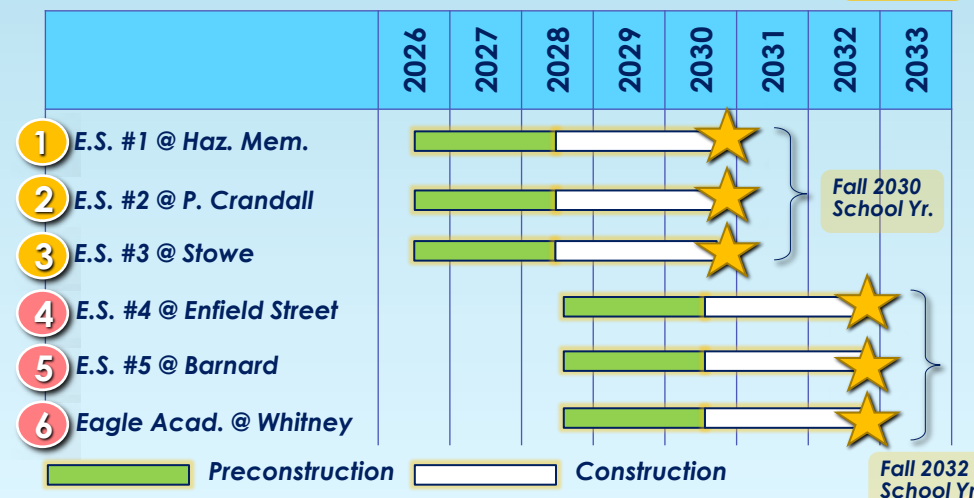
- Lowest Density
- Moderate Density
- Greatest Density



E1 Five E.S. School Scenario "Optimize & Consolidate" + Eagle Academy

- 1** **E.S. #1 @ Haz. Mem.**
 G/L: PK-5
 # Stud.: 475-500P
 Area: 68,700 GSF
 Type: New/RNV
- 2** **E.S. #2 @ P. Crandall**
 G/L: PK-5
 # Stud.: 475-500P
 Area: 68,700 GSF
 Type: New/RNV
- 3** **E.S. #3 @ Stowe**
 G/L: PK-5
 # Stud.: 475-500P
 Area: 68,700 GSF
 Type: New/RNV
- 4** **E.S. #4 @ Enfield Street**
 G/L: PK-5
 # Stud.: 475-500P
 Area: 68,700 GSF
 Type: New/RNV
- 5** **E.S. #5 @ Barnard**
 G/L: PK-5
 # Stud.: 475-500P
 Area: 68,700 GSF
 Type: New/RNV
- 6** **Eagle Acad. @ Whitney**
 G/L: K-12
 # Stud.: 85-100P
 Area: 55-60K GSF
 Type: New/RNV

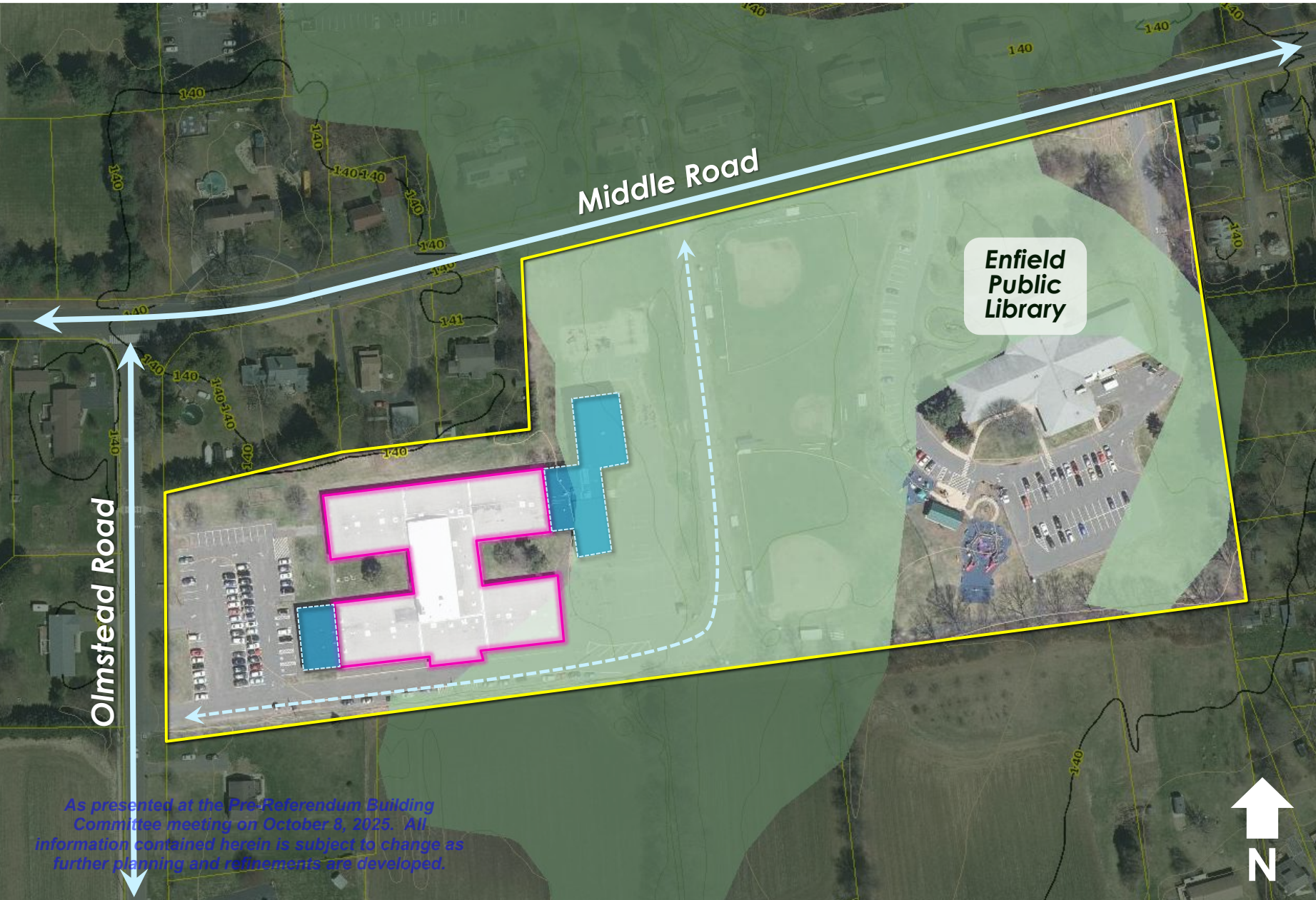
ECDC/Town @ (E) Eagle



As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

Fall 2032 School Yr.

ELI WHITNEY SCHOOL / 94 MIDDLE ROAD



Grades 3-5

359 Students (2024-25)

■ **1964 Original Construction** (45,315 SF)*

■ **2001 Addition of Library, Gym & Kindergarten CRs** (15,011 SF)*

Total Area: 60,326 GSF

Site Area: 15.91 Acres

As presented at the Pro-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

**Data from Russell Dawson Existing Conditions Report*

ELI WHITNEY SCHOOL / 94 MIDDLE ROAD



EAGLE ACADEMY RELOCATION & RENOVATION



Town Fields

Enfield Public Library

- General Notes:**
1. Two or three outdoor areas needed, as similar as possible to have various groups outside simultaneously
 2. Outdoor area for staff as well as students



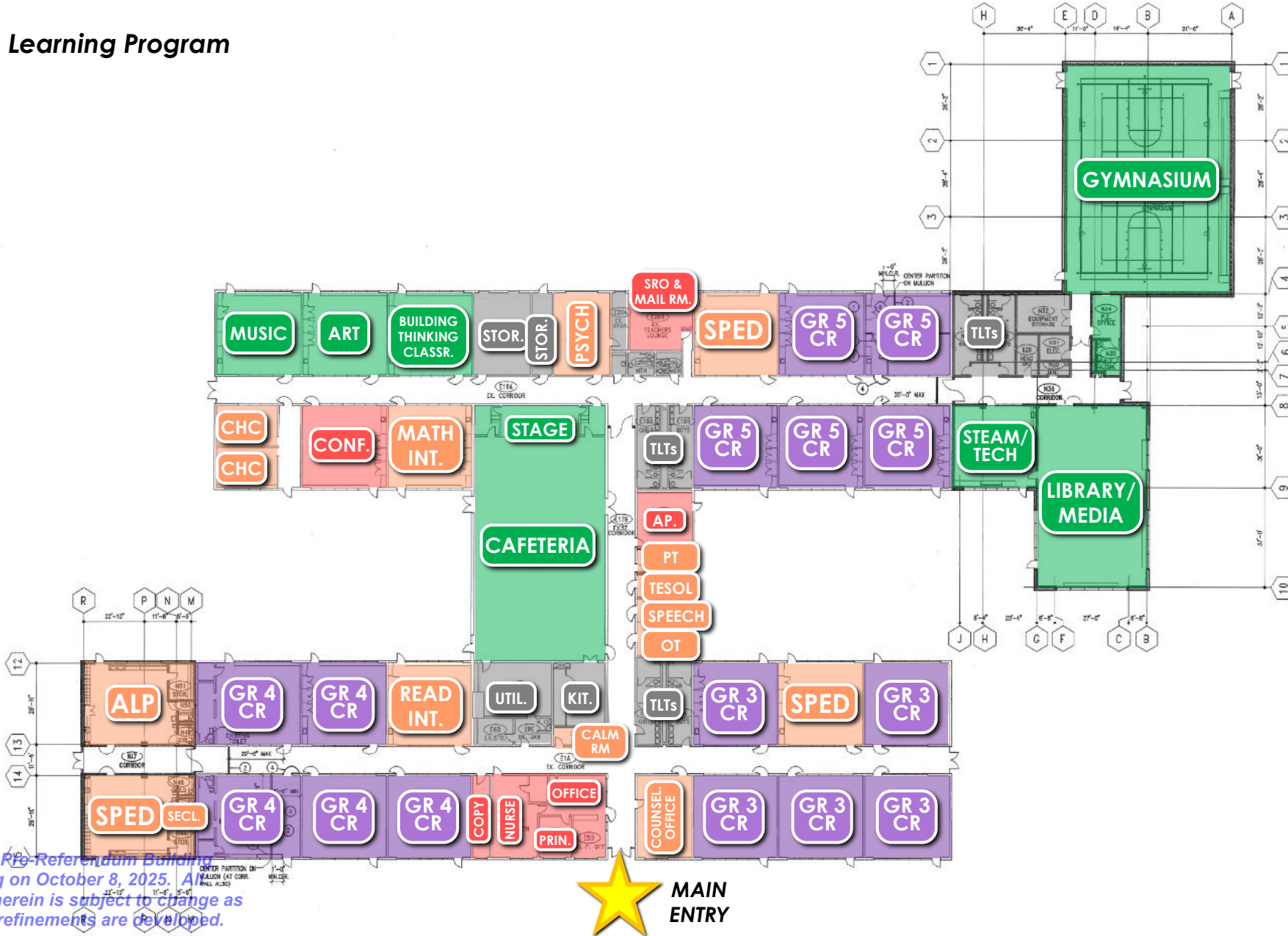
As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

PLUS...
VOLLEYBALL
TENNIS
PICKLEBALL
BADMINTON

ELI WHITNEY (3-5) | CURRENT USE PLAN



ALP = Adaptive Learning Program



As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

EAGLE ACADEMY | CURRENT USE PLAN (UPDATED: 8/11/2025)



***Mechanical equipment upstairs**

As presented at the Pre-Referendum Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

PROPOSED ADAPTIVE REUSE | ELI WHITNEY (3-5)



EAGLE ACADEMY RELOCATION & RENOVATION



General Notes:

1. Classroom exterior doors to be re-examined with adaptive reuse.
2. Outdoor areas for recreation and learning to be age-appropriate.
3. Two entrances desired
4. Flex offices to allow for partner groups/organizations to meet privately with students & families
5. Staff room/teacher prep & break room needed
6. At least two Nurses staffed, maybe a separate health room in addition
7. Secure storage rooms near entry/Admin for phones and device storage

COLOR LEGEND

- CR CLASSROOM
- TA TIME ASIDE
- PO PAY OFF ROOM
- SS SCHOOL STORE
- SW SOCIAL WORKER
- Alt. W ALT. WORK AREA

As presented at the Fire Referendum Building Committee meeting on October 25, 2023. All information contained herein is subject to change as further planning and refinements are developed.



Tecton
ARCHITECTS

COMMUNITY ENGAGEMENT

COMMUNITY CONVERSATIONS, EVENTS, THINK TANKS, VIDEOS, SURVEYS

As presented at the Pre-Referendum Building Committee meeting on October 3, 2023. All information contained herein is subject to change as further planning and refinements are developed.

ACTIVITY BOOK MOCKUP



ENFIELD PUBLIC SCHOOLS
We make a difference in Enfield - every child, every day.

What does a day at school mean to you?
Write your story here!

ENFIELD PUBLIC SCHOOLS
Idea Book

COME ON AND HELP US OUT!
WE WANT TO READ ABOUT YOUR IDEAS!

Please take some time to share your ideas in your very own Idea Book about what you would like to see at school. We will use many of these activities as you would like! This information will help us as designers to create the very best educational environment for our students to go to school today.

Author _____

PICTURE PERFECT

What pictures are your favorite?
Circle whole images or parts of one!

Attach one if you have a favorite of your own.

This page can be removed after cutting out the images.

SKETCH YOUR OWN SCHOOL

IF YOU DESIGNED YOUR OWN SCHOOL, WHAT WOULD IT LOOK LIKE?
USE THE SPACE BELOW TO DRAW IT!

Activity Books are being printed! Distribution to the schools likely next week.

OWN SCHOOL

YOUR OWN SCHOOL. DID IT LOOK LIKE?
USE THE SPACE BELOW TO DRAW IT!

Example from a student in Madison, CT

As presented at the PTA Referendum Building Committee meeting on October 8, 2026. All information contained herein is subject to change as further planning and refinements are developed.



NEXT STEPS...UPCOMING EVENTS



Community Conversations...

Wed.
10/22
6-7pm

Wed.
12/17
6-7pm

Wed.
2/4

Early-Mid
Nov.

Existing Conditions

In-Person +
Livestream/Recorded

Location: JFK Auditorium

- 8/21 JFK
- 8/25 JFK
- 9/3 GR 3-5
- 9/17 GR 1-2
- 9/18 JFK
- 9/25 EHS
- 10/8 STOWE

Open Houses

EPS Family Day

Trunk or Treat

Holiday Concerts

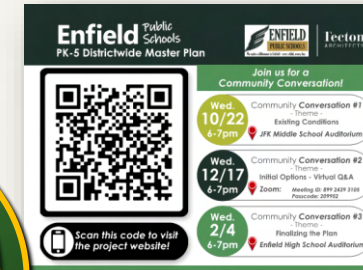
Sunday
Sept.

Coming
soon

TBD
Dates
coming
soon

Boards, Flyers, Postcards... Have been printed and delivered to schools!

Postcard



Board for Open Houses

Upcoming Events Flyer

As presented at the Pre-Referendum Boarding Committee meeting on October 8, 2024, all information contained herein is subject to change as further planning and refinements are developed.

Community Conversation #1 - AGENDA

Start: 6:00PM

Superintendent's Opening Remarks

5
min

Team Introduction

10
min

Critical Aspects of the Project (Scope & Schedule)

10
min

What We Know So Far

Conversations to Date
Initial Walkthroughs – Conditions
Benchmarking

30
min

Interactive Discussion

5
min

What's Next & How to Stay Connected

Draft Agenda for Community
Conversation #1 on 10/22

End: 7:00PM

OUR SURVEY OPENS SOON!



**Closes
December 8th!**



**Your Voice Matters!
Share your feedback with us.**

**A survey is planned to open
after CC#1! Questions will be
distributed for feedback.**

Survey Topic:

Identifying the Need, Vision and
Prioritization

Approximate time to complete: 5-8 minutes



Link to Survey

<https://www.surveymonkey.com/r/EnfieldPK-5Masterplan>

*As presented at the Pre-Referendum Building
Committee meeting on October 8, 2025. All
information contained herein is subject to change as
further planning and refinements are developed.*

Enfield Public Schools
PK-5 Districtwide Master Plan

Join us as we shape a future for Enfield Public Schools that prepares our students and our community for the challenges and opportunities ahead.
Your Voice Matters!

Upcoming Events:

- Community Conversation #1
Wed. 10/22 6-7pm
JFK Middle School Auditorium
- Community Conversation #2
Wed. 12/17 6-7pm
Virtual Zoom Meeting
Meeting ID: 899 2439 3105
Passcode: 209952
- Community Conversation #3
Wed. 2/4 6-7pm
Enfield High School Auditorium

Please Take Our Survey:

Scan the code to get started

OR:
Visit this website
<https://www.surveymonkey.com/r/EnfieldPK-5Masterplan>

Please note: this survey will close on December 8th, and the data will be shared at Community Conversation #2

Stay Connected! [Project website: https://www.enfieldschools.org/about/p_k-5_school_modernization](https://www.enfieldschools.org/about/p_k-5_school_modernization)

JOIN THE INTERACTIVE DISCUSSION!



Mentimeter is planned for 10/22!
Questions will be distributed for feedback.

Instructions

Go to

www.menti.com

Enter the code

7197 4594



Or use QR code

Next Steps

1. Finalize Community Conversation Slide Deck

- a) Develop feedback loop (FAQ Sheet)
- b) Survey

2. Follow up Meetings

- a) Town Programs @ Stowe
- b) Town Manager / Finance?
- c) Park & Rec.? DPW? Planner/POCD? Sustainability Groups? Other?

3. Options Development/Refinement

- a) Refine proposed program
- b) Analyze RNV versus New (Cost, Schedule, Value, Logistics)
- c) Site Test Fits & Analysis
- d) Other Options Considerations?
- e) Refine Benefits/Challenges, Costs, Scope and Schedule for Options
- f) Refine Phasing, logistics, Implementation & Swing Space
- g) Economic viability/affordability review



Tecton
ARCHITECTS

PK-5 ELEMENTARY SCHOOLS & EAGLE ACADEMY THERAPEUTIC DAY SCHOOL

ENFIELD, CT

PRE-REFERENDUM BUILDING COMMITTEE MEETING

10.08.2025

As presented at the Pre-Referendum Building Committee meeting on October 3, 2025. All information contained herein is subject to change as further planning and refinements are developed.



Planning Options & State Reimbursement



Discuss with OGA Comprehensive Approach

Maximum Allowable Areas

Limit Ineligibles, avoid reduction in reimbursement

Impact of recent non-priority roof projects (Barnard, Hazardville, Whitney)

New Construction Renovate as New Break/Fix (Non-Priority)

Incentives and/or review special legislation

As presented at the Pre-Referendum Building Committee meeting on October 8, 2025. All information contained herein is subject to change as further planning and refinements are developed.

Bill No. 7288

Sec. 142. Subsection (e) of section 10-285a of the general statutes is repealed and the following is substituted in lieu thereof (Effective from passage):

(e) (1) If an elementary school building project for a **new building or for the expansion of an existing building includes space for an early childhood care and education program that provides services for children from birth to five years**, the percentage determined pursuant to this section for the entire school building project shall be increased by **fifteen percentage points**, but shall not exceed one hundred per cent. [for the portion of the building used primarily for such purpose.] Recipient districts shall maintain such early childhood care and education program for at least ten years.

Early childhood care & education (B-5 yrs)

+15%?



Bill No. 7288

“Sec. 143. Section 10-285a of the general statutes is amended by adding subsection (l) as follows
(Effective from passage):

(NEW) (l) If a school building project for a new building or for the renovation or expansion of an existing building includes plans for the expansion or creation of in-district

special education programming and services, the percentage determined pursuant to this section shall be increased by fifteen percentage points,

but shall not exceed one hundred per cent, for the portion of the project used primarily for such purpose, provided the portion of such school building project that will be used primarily for such in-district special education programming and services shall be a part of a school building that is being used to provide a program of general education for nonspecial education students and is a part of the school building being constructed or renovated or expanded; and, provided further, any additional funding received by the local or regional board of education resulting from and related to the inclusion of such plans for the expansion or creation of in-district special education programming and services shall be expended for such construction or renovation or expansion.”

Specialized education (specific S.E. area only)

+15%?

OPTIONS FOR CONSIDERATION...EXPLORING ALL AVENUES



Project Summary

Grade Level Configuration	PK-5	G/L
Projected Enrollment (Highest 8 Yr.)	590-620P	P
OGA Max. Area Allowed	78,484	SF
New Building - Gross Floor Area	85,000	SF

Construction Cost Summary

Site Development	\$7,610,000	LS
New Construction (Building only)	\$51,000,000	LS
Sustainability Enhancements (Netzero)	\$5,500,000	LS
Subtotal	\$64,110,000	\$754 /SF

Other Project Costs

Soft Costs	\$12,500,000	
Phasing & Logistics Prem.	\$0	
Subtotal	\$76,610,000	\$901 /SF

Cost Escalation (Mid point of const. 2029)

\$14,750,000

Total Project Costs

\$91,360,000 \$1,075 /SF

State Reimbursement (Assumes Higher %, CGS 10-285a)	\$76,350,000	83.57%
Ineligibles**	\$2,280,000	2.50%

Estimated Total Cost to Enfield \$17,290,000 \$203 /SF

Clarifications to above Schedule

- 1 - Site area information from town assessor's records and data provided by owner
- 2 - Ineligible costs are estimated, requires refinement after state input
- 3 - Cost Escalated to mid point of construction (2029)
- 4 - Costs do not include demolition

**Est. Cost for Four New PK-5
Total Cost = \$365.6M**

(~\$91.4M x 4)

**Est. Cost to Enfield
(\$17.3M x 4)**

\$69.2M

As presented at the Public Hearing Building Committee meeting on 12/15/21, information contained herein is subject to change as further planning and refinements are developed. Does not include land acquisition.

C

Four School Scenario "Optimize & Consolidate"

Redistrict, equalize populations where possible, consider New & RNV build options

C1

4 ~ PK-5's

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

G/L: PK-5
Stud.: 590-620P
Area: 85,000 GSF
Type: New/RNV

C2

4 ~ K-5's
+ 1 PK

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: K-5
Stud.: 500-525P
Area: 72,000 GSF
Type: New/RNV

G/L: PK
Stud.: 325-350P
Area: 47,500 GSF
Type: New/RNV

+

Project Summary

Grade Level Configuration	PK-5	G/L
Projected Enrollment (Highest 8 Yr.)	500-525P	P
OGA Max. Area Allowed	66,458	SF
New Building - Gross Floor Area	72,000	SF

Construction Cost Summary

Site Development	\$7,410,000	LS
New Construction (Building only)	\$43,200,000	LS
Sustainability Enhancements (Netzero)	\$4,660,000	LS
Subtotal	\$55,270,000	\$768 /SF

Other Project Costs

Soft Costs	\$10,780,000	
Phasing & Logistics Prem.	\$0	
Subtotal	\$66,050,000	\$917 /SF

Cost Escalation (Mid point of const. 2029)

\$12,720,000

Total Project Costs

\$78,770,000 \$1,094 /SF

State Reimbursement (Assumes Higher %, CGS 10-285a)	\$54,010,000	68.57%
Ineligibles**	\$1,970,000	2.50%

Estimated Total Cost to Enfield \$26,730,000 \$371 /SF

Clarifications to above Schedule

- 1 - Site area information from town assessor's records and data provided by owner
- 2 - Ineligible costs are estimated, requires refinement after state input
- 3 - Cost Escalated to mid point of construction (2029)
- 4 - Costs do not include demolition

**Est. Cost for Four New K-5 + PK
Total Cost = \$365.6M**

(\$78.8M x 4 + 50.4M PK)

**Est. Cost to Enfield
(\$26.7M x 4 + \$9.5M)**

\$116.3M

Does not include land acquisition