



Massachusetts School Building Authority

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January 6, 2020

Mr. Paul A. Bishop, Chair
Norwood Board of Selectmen
Norwood Town Hall
566 Washington Street, Second Floor, Room 34
Norwood, MA 02062

Re: Town of Norwood, Dr. Philip O. Coakley Middle School

Dear Mr. Bishop:

I would like to thank representatives of the Town of Norwood (the "District") for meeting with Massachusetts School Building Authority (the "MSBA") staff on October 16, 2019 and for the subsequent conversations and submissions to review enrollment projections and methodologies for the Dr. Philip O. Coakley Middle School project (the "Proposed Project"). As discussed, the next critical step is for the MSBA and the District to agree on a study enrollment for the Dr. Philip O. Coakley Middle School.

The Dr. Philip O. Coakley Middle School (the "Coakley Middle School") presently serves the District's entire grade 6-8 enrollment. In addition to studying options for the current configuration of the Coakley Middle School, the MSBA understands that the District would like the feasibility study for this project to also examine relocating grade 5 students from the four existing elementary schools to the Coakley Middle School creating a district-wide grades 5-8 school. Accordingly, this analysis will be particularly focused on the enrollment projections for those grades. As discussed during the meeting on October 16, 2019, any issues associated with renovations of the District's current grade 1-5 schools will be addressed outside of the Proposed Project.

With respect to historic enrollments, the table below illustrates the District's K-12 enrollment during the most recent ten-year period, including enrollment for the most current school year (2019-2020) as reported by the Department of Elementary and Secondary Education ("DESE") and the District.

Year	K	1-5	6-8	9-12	Total
2010	299	1,270	763	1,024	3,356
2011	279	1,296	748	1,056	3,379
2012	275	1,342	711	1,107	3,435
2013	281	1,332	712	1,030	3,355
2014	276	1,351	726	1,022	3,375
2015	277	1,335	754	967	3,333
2016	293	1,303	753	957	3,306
2017	283	1,316	737	952	3,288
2018	264	1,318	750	978	3,310
2019	272	1,386	729	990	3,377

The total grade 6-8 enrollment as reported by the District for the current school year is 729 students, which reflects a decrease of 34 students (-4.5%) from the grade 6-8 enrollment reported in 2010, which was the maximum grade 6-8 enrollment reported in the preceding ten years. Additionally, 2019-2020 grade 6-8 enrollment reflects a decrease of approximately 9 students (-1.3%) from the average grade 6-8 enrollment reported during the preceding ten-year period.

The MSBA understands that the District is proposing a design enrollment to accommodate approximately 1,000 students in grades 5-8 at the Coakley Middle School. The enrollment in grades 5-8 reported by the District for the 2019-2020 school year was 987 students.

With respect to future enrollments, the MSBA's base enrollment forecast indicates the District's grade 6-8 enrollment will be stable through the 2021-2022 school year, where it is projected to increase slightly before stabilizing through 2029-2030. The results of the base enrollment forecast are as follows:

- The average grade 6-8 enrollment forecast for the projected period through the 2029-2030 school year is 765 students.
- The average grade 5-8 enrollment forecast for the projected period through the 2029-2030 school year is 1,025 students.

As a result of a sensitivity analysis performed by the MSBA on this base enrollment projection and further discussion with the District, the following adjustments have been made to the base enrollment projection:

- Out-of-District Enrollment
 - In order to adjust for fluctuations to the out-of-district enrollment patterns of the District's residents over time, the MSBA has made an additional adjustment to the base enrollment projection.

- In order to make this adjustment, the MSBA adjusted the grade to grade survival ratios for grades 5-8 by a total of 3.3% throughout a four-year period in the projection.
- This adjustment added the following totals to the projected averages for the District's proposed grade configurations as compared to the base enrollment projection:
 - For grades 6-8, the adjustment added approximately 20 students.
 - For grades 5-8, the adjustment added approximately 25 students.
- Development
 - Based on the discussions between the District and the MSBA, and the anticipated development information provided by the District, the MSBA enrollment model has been adjusted to use the five-year 75th percentile cohort survival rate for 2020-2021 rather than the five-year average cohort survival rate which is utilized throughout the base enrollment forecast.
 - This adjustment added the following totals to the projected averages for the District's proposed grade configurations as compared to the base enrollment projection:
 - For grades 6-8, the adjustment added approximately 15 students.
 - For grades 5-8, the adjustment added approximately 20 students.

As a result of the analysis on the base enrollment forecast, the historical enrollment trends of the District, and the adjustments described above, the MSBA recommends for planning and study purposes only, the following study enrollments for the Proposed Project as follows:

- Grades 6-8: 800 students
- Grades 5-8: 1,070 students

Please note that these recommendations for multiple study enrollments do not represent an affirmation by the MSBA for approval and/or funding of any of these options and are intended only to provide a framework to inform the feasibility study to be conducted as a means of determining the most cost effective and educationally sound solution to be agreed upon by the District and the MSBA.

The MSBA has done a preliminary evaluation of the enrollment capacity at each of the District's elementary schools based on the District's interest in studying an option where grade 5 students are relocated from the five elementary schools to the Coakley Middle School and has determined that the grade reconfiguration could potentially create excess capacity in the District's elementary schools. Accordingly, if the grade 5-8 configuration is selected to be the Preferred Solution for the Coakley Middle School, the District will be required in the Preferred Schematic Report to perform a detailed analysis of the enrollment capacity of each existing facility affected by the Proposed Project and anticipated to remain in service, including describing the proposed future use or disposition of any existing spaces vacated or otherwise reprogrammed by the potential project. If the MSBA's review of the capacity analysis indicates that the grade 5-8 configuration results in excess enrollment capacity at the District's elementary schools, costs

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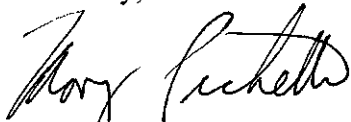
associated with adding the grade 5 to the Coakley Middle School project may be deemed ineligible for reimbursement and the MSBA may limit its participation in funding the project.

As part of the District's Preferred Schematic Report, the District will be required to demonstrate that the Preferred Solution has been approved by the School Committee and necessary District officials. Further, the MSBA will require a written plan from the District describing the process for determining local support for potential grade reconfiguration. Upon approval of the District's Preferred Solution, the MSBA will forward a design enrollment certification that is specific to the grade configuration associated with the approved Preferred Solution.

The MSBA believes that this study enrollment recommendation will position the District to efficiently meet space capacity needs throughout future enrollment variations. Please sign and return the attached certification within 21 calendar days to confirm agreement on this study enrollment. If the District feels that this study enrollment does not meet the needs of the District, please respond to this letter via e-mail to Brian Lynch and propose three meeting/conference call times for which the District can be available to discuss enrollment.

If you have any questions regarding this matter, please do not hesitate to contact me or Brian Lynch (Brian.Lynch@massschoolbuildings.org) at 617-720-4466.

Sincerely,



Mary Fichetti
Director of Capital Planning

Cc: Legislative Delegation
Tony Mazzucco, Norwood General Manager
Myev Bodenhofer, Chair, Norwood School Committee
Dr. David Thomson, Superintendent, Norwood Public Schools
File: 10.2 Letters (Region 4)