**Tab 6 – Narrative Analysis**

**LITTLE ROCK SCHOOL DISTRICT MASTER PLAN NARRATIVE**

“The mission of the Little Rock School District is to equip all students with the skills and knowledge to realize their aspirations, think critically and independently, learn continuously, and face the future as productive contributing citizens. This mission is accomplished through open access to a diverse, innovative and challenging curriculum in a secure environment with a staff dedicated to excellence and empowered with the trust and support of our community." *LRSD.org.*

It is the goal of the Little Rock School District to provide each and every student, entrusted to our care, a top-notch education regardless of race, ethnicity or socioeconomic background. Attainment of these goals would establish the Little Rock School District as one of the highest performing urban districts in the country and dramatically reduce the current achievement gaps.

The Little Rock School District recognizes the positive relationship that exists between school conditions and student achievement and behavior. Facility condition may have a stronger effect on student performance than the influences of family background, socioeconomic status, school attendance, and behavior combined. Students are more likely to prosper when their environment is conducive to learning. Well-designed and maintained facilities send a powerful message to kids about the importance a community places on education.

Students and staff thrive in an orderly, clean and safe environment. Classrooms that are well ventilated, suitably lighted, and properly maintained actually facilitate learning. Poor air quality, on the other hand, negatively affects alertness and results in increased student and teacher absences, which can have a corresponding impact on student achievement. Moreover, appropriate facilities maintenance extends the life span of older facilities and maximizes the useful life of newer facilities. Thus, a facilities maintenance plan contributes to both the instructional and financial well-being of an education organization and its community.

**NEW FACILITIES DEVELOPMENT GOAL**

The Little Rock School District and the District’s Board of Education are committed to promoting the conservation of energy and natural resources for new construction of District facilities. This approach will provide a positive effect on the City’s environment and ensure healthy places for students to learn and employees to work.

The promotion of buildings that are environmentally responsible is at the forefront of planning for energy and resource conservation at the local, state and national levels. The District will join in this effort through planning, designing, constructing and operating District-owned buildings and facilities by utilizing sustainable design practices that will decrease the negative impact of building on the environment and occupant health while reducing operating and maintenance costs.

The District will adopt the U.S. Green Building Council’s Leadership in Energy and Environmental Design (LEED-NC) rating system for new construction of District-owned facilities (or other nationally recognized rating system).

**COMMUNITY CONSIDERATIONS**

Geographically, the Little Rock School District covers approximately 106 square miles within the City of Little Rock. The district has 44 campuses along with administration buildings, with a total of 117 permanent buildings and 67 temporary buildings. This is a total of 4,688,293 square feet. However, the district’s boundaries are not coterminous with the city limits. There are two major trends characterizing the district’s demographics. First, the population of the City of Little Rock has been on a westward migration for well over 40 years. According to research prepared by MetroPlan, the regional governmental planning organization, the approximate location of Little Rock’s geographic center of population in 1960 was at 13th and Woodrow streets. By 2000, the geographic center had migrated westward to Rodney Parham Road, just south of Interstate 630. MetroPlan predicted that the westward migration would continue to 2010 and beyond. As a result of this migration, the LRSD has been forced to close two older elementary schools in the eastern region of the district because of declining enrollment while it has witnessed extensive enrollment growth in the west and southwestern regions of the district. This trend is straining the LRSD’s ability to control school overcrowding at elementary schools in the west and southwest. The second major characteristic is that while the district’s population is migrating, it is growing at a very slow rate. Research published by MetroPlan in its *Demographic Outlook 2012* states Large–scale apartment construction has been a factor in Little Rock growth, primarily but not exclusively, in the city’s western portion. Little Rock continues growing slowly, also boosted by sizeable multi-family construction. Little Rock’s slow rate of growth owes something to its population size, since it is still three times larger than any other city in the region. In absolute terms, Little Rock population growth ranked third among the region’s cities.

Metroplans’s 2012 population estimates give the first picture of local population change since the 2010 Census. They are just estimates, based primarily on housing construction trends, and should be viewed with caution. Nonetheless, the new figures show some shifting of trends compared with the previous decade.

While population growth in outlying counties continues to run faster than Pulaski County, growth has slowed in both Lonoke and Saline counties, compared with the same period during the early 2000s. Pulaski County growth has held steady.

The City of Little Rock’s gains in economic development have been relatively modest over the past two years. However, the Little Rock Regional Chamber of Commerce reports that as many as 1,775 new jobs could be created in the city within the next five years. Two new manufacturing plants and a food processing facility are scheduled for construction on Port of Little Rock property, construction continues on the expansion of the business jet assembly facilities at Little Rock National Airport and a new telephone service center is scheduled to open soon as well as a Medical Research Technology Center. The new jobs, likely, will be filled primarily by workers already living in the metro area. It seems unlikely that the new jobs will create a substantial relocation of families into the Little Rock School District sufficient to increase district enrollment significantly. In fact, the current population expansion outside of the traditional metro Little Rock area seems likely to continue.

The end of desegregation litigation has the potential to create the most far reaching impact on the school facility needs of the Little Rock School District for the foreseeable future. All three school districts in Pulaski County have achieved unitary status. The LRSD was declared unitary in February 2007, and since then the North Little Rock School District and Pulaski County Special School District have also become unitary. With all three districts unitary, the Arkansas Legislature is free to realign the school districts and to phase out the state desegregation funding that all three districts in Pulaski County presently share. The facility requirements that realignment would bring can only be speculative at this point.

In conclusion, the District is comprised of many “zones” and communities and must strive to ensure that every student is provided the best opportunity to obtain a quality college bound or career ready education. While it is understandable that there are differences of opinion and new ideas regarding educational practices and importance and effectiveness of programs are inevitable as school boards change, it is important to remember the Little Rock School District, as with any school district, exists solely to educate children to become upstanding citizens, productive contributors, and future leaders of our communities. Facility planning is not immune to the challenges of these changes, as Board members are elected officials, and each is bound to endeavor to work in the best interest of their communities. The Little Rock School District strives to incorporate its mission and vision, the opinions of community members, board members, district educators and staffing, with rules, regulations and standards set forth by the State Department of Education to provide the best facilities possible for the Little Rock School District students.

**PAST PROJECTS**

The Little Rock School District continues to make improvements on every campus. An energy savings project was recently completed across many districts to improve the HVAC and electrical systems to improve the performance of this systems to be more energy efficient.

Pinnacle View new campus was recently completed as a major project for the district.

**PRESENT MAJOR PLANNED PROJECTS UNDERWAY**

**South-West Little Rock High School -** Site of roughly 56 acres located at RichSmith Lane and Mabelvale Pike in Little Rock to construct a new South-West Little Rock High School to replace McClellan High School and JA Fair. This project is in design and preconstruction phase.

**FUTURE ANTICIPATED PROJECTS**

The district plans to apply for partnership funds during the 2019/2021 funding biennium for the projects listed below.

**McClellan Demolition and New Building-**The district will be applying to replace the current McClellan campus. The students currently using McClellan will be moved to the new Southwest high school and students from Cloverdale and Meadowcliff will be moved to McClellan to make it a K-8 campus. The Cloverdale and Meadowcliff campuses will be closed. Cloverdale has a building value of -27% and it is not a prudent use of funds for the district to update or add to this campus. Meadowcliff has a building value of -24% and is also not a prudent use of district funds to continue to update or add to this campus. McClellan has a building value of -6%, the auditorium has a building value of 24%, and there was a building constructed in 1990 that has a building value of 44%. There are many issues with the current McClellan high school. The lockers and corridors are not all located inside making security an issue. The return air is located at the bottom of the walls, which means the walls do not go all the way to the floor making sounds an issue. Many of the classrooms are undersized and have only one exit door. Many issues continue with this building due to the age.

**Roof Replacement-**The district will apply for many roof replacements during the 2019/2021 funding biennium. Baseline, McDermott, Pulaski Heights ES and MS, Jefferson, and Metro will all receive a new built up 2-ply roof system. The current roofs are past life and leak. The leaks are difficult to locate and the district does not feel it is a prudent use of funds to keep trying to repair. A new roof system will be installed on all the campuses listed along with insulation.

**HVAC Replacement-**The district will apply for a few HVAC replacement projects as well. Pulaski Heights ES and MS and Dunbar will be receiving new HVAC systems. Both campuses will receive a boiler 2 pipe system with VAV’s. Pulaski Heights has window units. It is very difficult to get parts for the units making repairs very difficult and costly. Dunbar units were not designed correctly and are a fire hazard. The units have been turned off to maintain the safety of the students and campus.

Many self funded projects will performed within this 6 year masterplan. Many campuses will receive an HVAC system installed in the kitchen area. Many kitchens do not have any type of system currently. Fresh air will is another HVAC system that many campuses will receive during this master plan.

Both partnership projects and self funded projects will be funded through second lien bonds secured by the district.

**FUTURE CONSIDERATIONS**

The demand for pre-k classes remains strong and the expectation is that competition will continue to be keen for the limited space available with the LRSD.

The Little Rock School District currently uses many portable classrooms contained in portable buildings to accommodate students at 16 schools across the district. School choice options, student to teacher ratios in classrooms, uneven growth demographics among attendance zones, the availability of funds for new construction and a host of other variables will require the district to employ portable classrooms at least for the present. However, the district will continue to plan toward reducing the number of portables. One of the ways the district is reducing portables is with a new high school and reconfiguration of a few campuses.

**Buildings with zero building value or lower**

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| --- | --- | --- |
| Central-High School | -84% | Many updates have been made to this building and it continues to be maintained through the maintenance program |
| Central-Gymnasium | -36% | This building is maintained through the maintenance program |
| Central-Stadium Dressing Rooms | -6% | This building is maintained through the maintenance program |
| Hall-Senior HS 201 | -22% | This building is maintained through the maintenance program |
| Hall-HS 202 | -12% | This building is maintained through the maintenance program |
| Hall-Auditorium/Classrooms | -10% | This building is maintained through the maintenance program |
| Mann-K-12 Comprehensive | -26% | HVAC project is planned during this master plan. This building is maintained through the maintenance program |
| Mann-Middle School 302 | -10% | HVAC project is planned during this master plan. This building is maintained through the maintenance program |
| Mann-Auditorium | -10% | This building is maintained through the maintenance program |
| Metro-Vocational 401 | -6% | This building is maintained through the maintenance program |
| Metro-Vocational 402 | -6% | This building is maintained through the maintenance program |
| Parkview Senior High | 0% | This building is maintained through the maintenance program |
| Parkview Gymnasium | 0% | This building is maintained through the maintenance program |
| Booker-Elementary | -10% | This building is maintained through the maintenance program |
| Dunbar-MS | -48% | To receive a new HVAC system. This building is maintained through the maintenance program |
| Dunbar-Gymnasium | -32% | This building is maintained through the maintenance program |
| Forest Heights-Related Arts | -24% | This building is maintained through the maintenance program |
| Forest Heights-Gymnasium | -12% | This building is maintained through the maintenance program |
| Forest Heights Band and Chorus | -26% | This building is maintained through the maintenance program |
| FH-Class SW600 | -26% | This building is maintained through the maintenance program |
| FH-Scott Stadium  | 0% | This building is maintained through the maintenance program |
| FH-Scott Field Locker Rooms | -24% | This building is maintained through the maintenance program |
| FH-Scott Stadium Restrooms  | 0% | This building is maintained through the maintenance program |
| FH-Pressbox/Concession | 0% | This building is maintained through the maintenance program |
| Pulaski Heights MS-MS | -52% | This building is maintained through the maintenance program |
| Hamilton-MS | -16% | This building is maintained through the maintenance program |
| Henderson MS-MS | -8% | This building is maintained through the maintenance program |
| Bale ES-ES | -18% | This building is maintained through the maintenance program |
| Brady ES-ES 801 | -2% | This building is maintained through the maintenance program |
| McDermott ES-ES | -2% | To receive a new roof. This building is maintained through the maintenance program |
| Fair Park-ES | -62% | This building is maintained through the maintenance program |
| Forest Park-ES | -88% | This building is maintained through the maintenance program |
| Gibbs-ES | -14% | This building is maintained through the maintenance program |
| Western Hills-ES | -4% | This building is maintained through the maintenance program |
| Jefferson ES-ES | -32% | To receive a new roof. This building is maintained through the maintenance program |
| Meadowcliff ES-Elementary | -24% | This building is maintained through the maintenance program |
| Pulaski Heights ES-Elem | -86% | This building is maintained through the maintenance program |
| Romine-Elem | -14% | To receive a new roof. This building is maintained through the maintenance program |
| Williams Magnet-Elem | -20% | This building is maintained through the maintenance program |
| Wilson ES-Elem | -82% | This building is maintained through the maintenance program |
| Terry ES Elem | -8% | This building is maintained through the maintenance program |
| David O’Dodd-Elem | -18% | This building is maintained through the maintenance program |
| Mabelvale ES-Elem  | -12% | This building is maintained through the maintenance program |
| Wakefield Classrooms | -14% | This building is maintained through the maintenance program |
| Watson ES | -2% | This building is maintained through the maintenance program |
| Cloverdale MS | -24% | This building is maintained through the maintenance program |
| Cloverdale Cafeteria | -24% | This building is maintained through the maintenance program |
| Mabelvale MS | -30% | This building is maintained through the maintenance program |
| McClellan HS-HS | -6% | District is submitting for a project to demolish this campus |
| PE Gym | -6% | This building is maintained through the maintenance program |
| Admin-Child Nutrition | -62% | This building is maintained through the maintenance program |
| Admin-Adult Ed | -62% | This building is maintained through the maintenance program |
| Admin-Maintenance and Oper | -14% | This building is maintained through the maintenance program |
| Admin-Community Activity | -10% | This building is maintained through the maintenance program |
| Admin-Administrative | -8% | This building is maintained through the maintenance program |
| Admin-IRC | -6% | This building is maintained through the maintenance program |
| Woodruff | -114% | This building is currently closed with no students |