

Comparing Option B to Option E
Michael Hussey, SBAC Community Member
May 21, 2024

Option B

Option E

<p>Presents a strategic, long-term approach for ongoing responsible investments across all three schools, ensuring equitable improvements for all students.</p>	<p>Focuses primarily on the middle school, delaying investments in critical needs at the elementary and high school, potentially leading to catastrophic failures and massive CIP tax impacts.</p>
<p>Aligns with ten-year major investment cycles, allowing Cape Elizabeth to roll remaining debt into a new bond to support 50,000 sq feet of new construction in 2035, while limiting future tax increases to less than 3%.</p>	<p>Requires significant near-term CIP budgets to address critical needs at high school and elementary school, with associated tax increases not included in current estimates.</p>
<p>Leverages and enhances the substantial investments made in previous renovation projects, such as the 1990s and 2004 additions. Preserves 60K square feet of building that is less than 30 years old instead of knocking it down.</p>	<p>Diminishes the value of past investments by focusing primarily on new construction, leading to unnecessary demolition of highly functional spaces.</p>
<p>Focuses on the core mission of teaching and learning by providing updated, enhanced spaces for academics and extracurriculars</p>	<p>Diverts focus and resources to constructing new buildings rather than supporting the educational program</p>
<p>Incorporates sustainable design elements for efficiency and wellness, including full VRF or Heat Pump heating and cooling in both the middle school and elementary school.</p>	<p>Cuts sustainable features like efficient HVAC to lower costs. There would be no cooling in the middle or elementary schools, and they would be heated solely with fossil fuels. Option E would be the first new school building in Maine in the past ten years to rely entirely on fossil fuels.</p>
<p>Addresses critical needs at high school, including \$15M+ in overdue repairs. Also includes 10,000 sq ft more elementary construction than Option E. Elementary school is undersized compared to Maine standards and only Option B right-sizes.</p>	<p>Neglects pressing issues at high school, proposing cuts to essential upgrades, which would lead to significant CIP increases. These CIP-induced tax increases are not included in the latest tax calculator shared with the public.</p>
<p>12,000 square feet of new classrooms provide new, dedicated spaces for special education, guidance, and STEM, freeing up classroom space in most wings in the middle and elementary schools.</p>	<p>Lacks a clear plan or funding for accommodating special education needs or alleviating classroom overcrowding in elementary school</p>
<p>Incorporates a new, separate cafeteria for each school, improving scheduling and logistics. Shared kitchen creates logistics and staffing efficiencies.</p>	<p>Includes separate kitchens for each school, creating additional staffing and logistical challenges. Additional staffing costs have not been calculated or included in current cost estimates.</p>

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<p>Provides a new, dedicated performing arts center with retractable stage seating and proper acoustics - to be used during the day as flex space for physical education (a long-standing ask from that department)</p>	<p>Lacks a designated space for performing arts - stage connects to gym on one side and cafeteria on the other side - creating a new cafetorium or cafegymtorium. Elementary school remains stuck with the existing highly substandard "cafetorium."</p>
<p>Centralizes and consolidates campus footprint around new two-story addition to improve efficiency and logistics.</p>	<p>Spreads out campus, duplicating facilities, human resources, and complicating logistics</p>
<p>Maintains beloved green spaces and community sports fields</p>	<p>Eliminates roughly one acre of cherished outdoor sports fields with no current plan for replacement</p>
<p>Sets the stage for future multi-story additions that can replace aging sections of the school while preserving or even expanding green space. Creates future opportunities to replace older sections of the school, such as the 4th and 5th grade wing, with modern, multi-story facilities that enhance education without expanding the building footprint</p>	<p>Commits to a campus layout that will consume more land area for any future additions or replacements.</p>
<p>A fiscally responsible plan that balances our needs with our community's willingness to invest. Proposed tax impact received broad support (60%+) across all segments of the community</p>	<p>Requires a tax increase that exceeds a clear majority of residents' accepted threshold. Lacks majority support, with 40% or less of residents in favor of a \$100mm+ investment. Latest iteration does not include tax impacts of CIP required for high school repairs or the impact of handing the 1938 building back to the town.</p>
<p>Unifies the community around a shared vision for school improvements. Brings people together around a responsible, responsive investment in the future of our town's educational facilities. There will not be another chance as significant as this for many years to come.</p>	<p>Risks further polarization by pushing a controversial plan that is likely to be soundly rejected in November 2024, squandering the unique opportunity before us to secure broad support for the most significant locally-funded education project in Maine's history.</p>