



Palmyra School District



**Proposed
March 12, 2024 Bond Referendum
Cost and Scope**



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CHARLES STREET ELEMENTARY SCHOOL

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PROPOSED FACILITIES IMPROVEMENTS

Charles Street Elementary School - Grades K - 5

<u>Site</u>	<u>Qty</u>	<u>Unit Cost</u>	<u>Cost Estimate</u>
Playground - New Safety Poured Surfacing, New Equipment and Fencing		lump sum	\$280,000
		Subtotal	\$280,000
		30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)	\$84,000
		Estimated Total	\$364,000

Exterior Renovations

Roof Replacement 1949, 1962 & 1992 Wings & Gym Remove to Deck, New Insulation and New Modified SBS System	58,071 SF @	\$38	\$2,206,698
Exterior Door Replacement (29) Units, Hardware, etc.	29 @	\$7,500	\$217,500
		Subtotal	\$2,424,198
		30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)	\$727,259
		Estimated Total	\$3,151,457

Interior Renovations

New Main Entrance Security Vestibule and Office Renovation	1,000 SF @	\$350	\$350,000
Remove Existing VAT in 1949 Corridors/Classrooms and Replace with New VCT in	31,000 SF @	\$20	\$620,000
Bathroom Renovations 1949 & 1962 (2) Staff and (2) Hall		lump sum	\$750,000
Nurse Suite Renovation with new ADA Toilet Room	538 SF @	\$400	\$215,200
Interior Door, Frames and Hardware Replacement (1949 & 1962 Wing)	30 @	\$4,000	\$120,000
		Subtotal	\$2,055,200
		30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)	\$616,560
		Estimated Total	\$2,671,760

PROPOSED FACILITIES IMPROVEMENTS

Charles Street Elementary School - Grades K - 5

Building Systems

HVAC Systems

1992 Wing - Unit Ventilator Replacements (VRF Units as well)

Electrical Systems

Replace Existing Simplex Fire Alarm System - New Addressable System

	Qty	Unit Cost	Cost Estimate
	15 @	\$60,000	\$900,000
	58,071 SF @	\$7	\$406,497
Subtotal Building Systems			\$1,306,497
30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)			\$391,949
Estimated Total			\$1,698,446

PROPOSED FACILITIES IMPROVEMENTS

Charles Street Elementary School - Grades K - 5

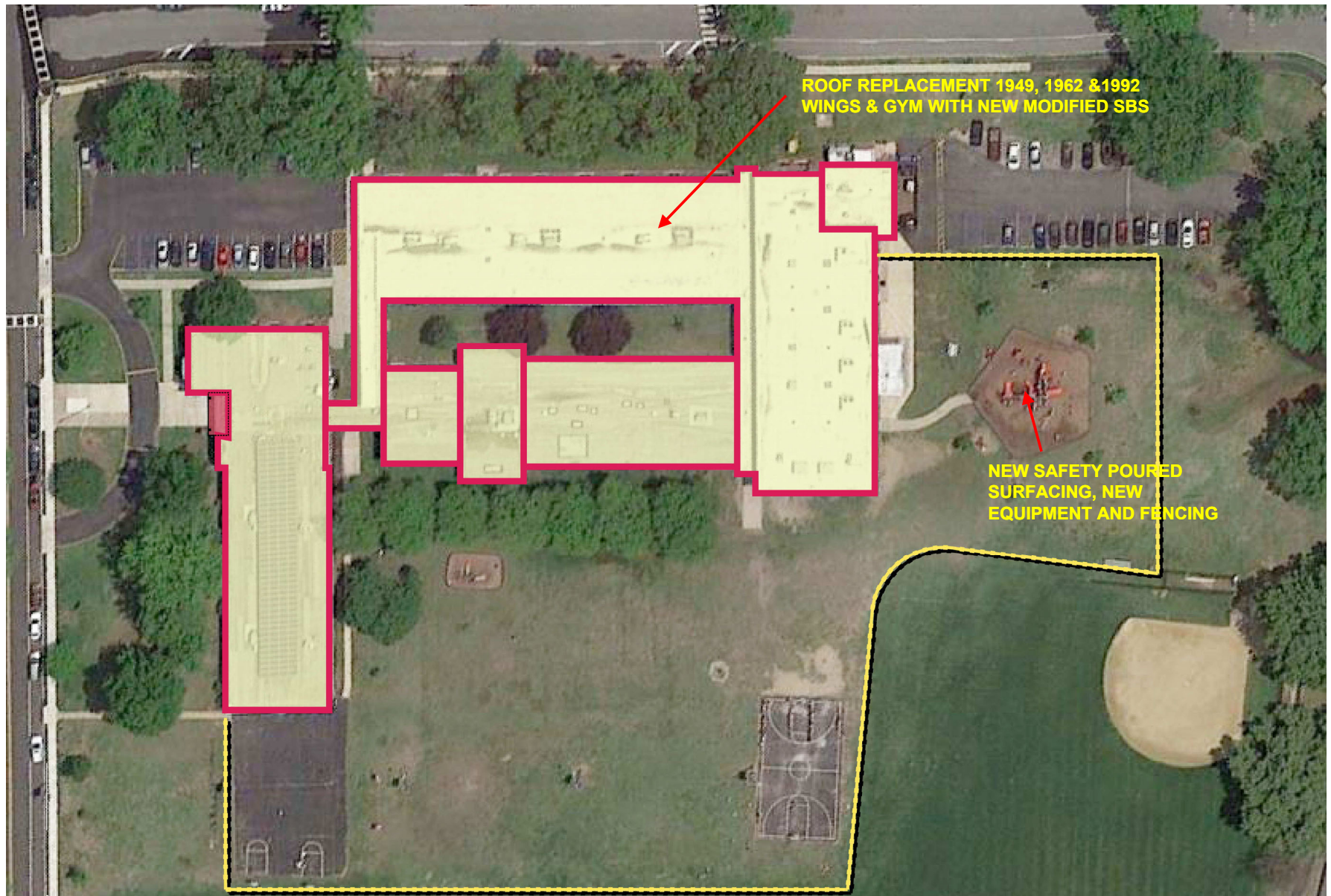
Charles Street ES	Estimated Total Cost	Actual State Share	Estimated Local Share
Site Work	\$364,000	(\$154,095)	\$209,905
Exterior Renovations	\$3,151,457	(\$1,334,128)	\$1,817,329
Interior Renovations	\$2,671,760	(\$1,131,055)	\$1,540,705
Building Systems Renovations	\$1,698,446	(\$719,015)	\$979,431
TOTAL	\$7,885,663	(\$3,338,293)	\$4,547,370
		42.3337%	57.6663%

State Share Calculations – Renovations @ 42.3337% of Architects' Estimate

– New Construction – Eligible SF (unhoused students) x \$143/SF @ 42.3337 %

PROPOSED FACILITIES IMPROVEMENTS

Charles Street Elementary School – Grades K-5



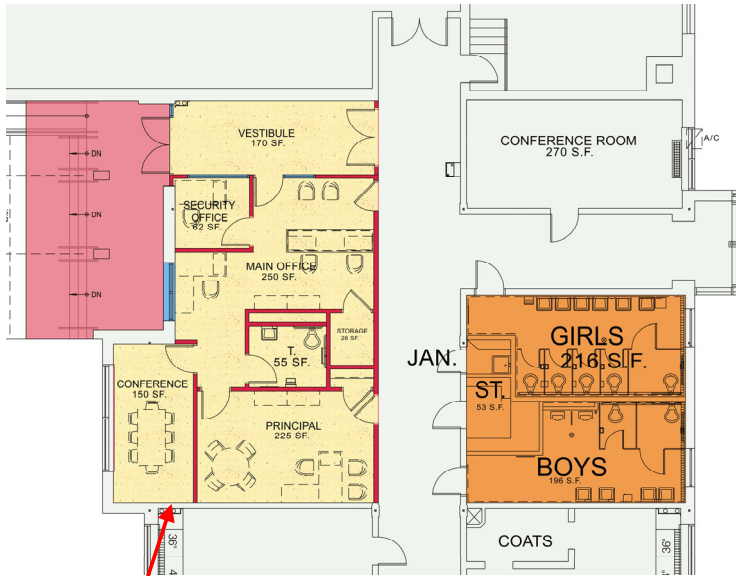
PROPOSED FACILITIES IMPROVEMENTS

Charles Street Elementary School – Grades K-5

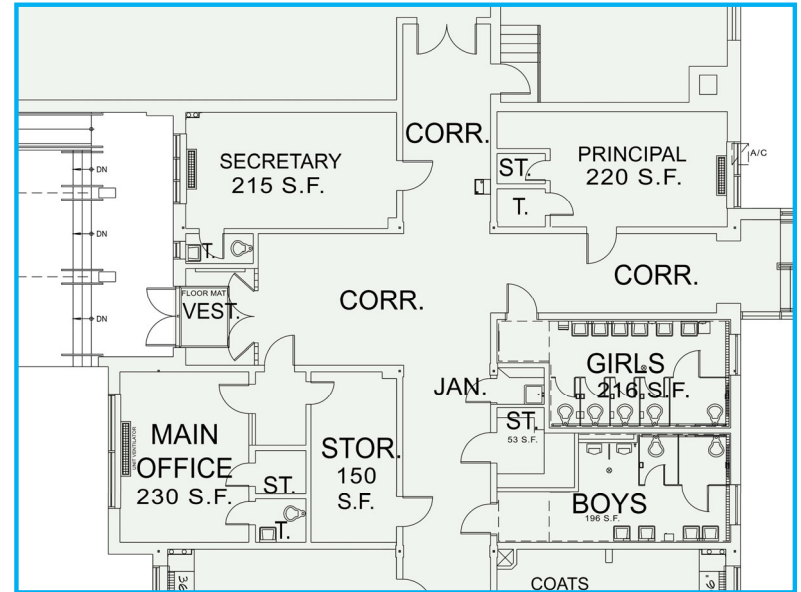


PROPOSED FACILITIES IMPROVEMENTS

Charles Street Elementary School – Grades K-5



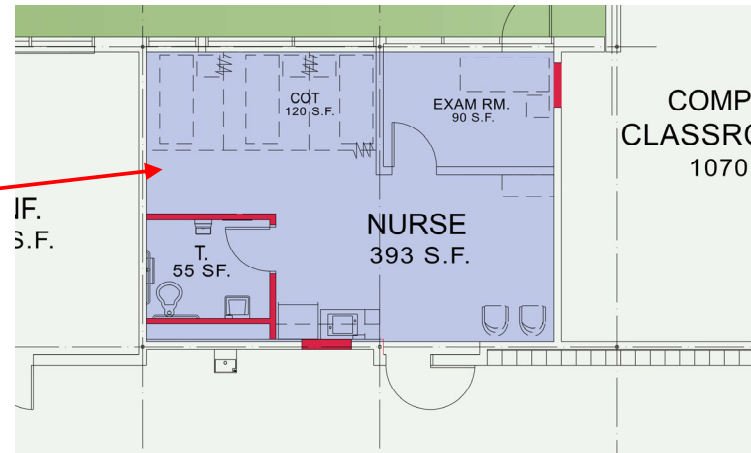
PROPOSED NEW MAIN ENTRANCE



EXISTING MAIN ENTRANCE



OVERALL FLOOR PLAN



PROPOSED NURSES SUITE

PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School Grades 6 - 8 and 9 - 12

	Qty	Unit Cost	Cost Estimate
<u>Athletic Complex Improvements</u>			
** New Running Track, Fence, Track & Field Event Areas		lump sum	\$895,932
		Subtotal	\$895,932
		30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)	\$268,779
		Estimated Total	\$1,164,711
<u>Site</u>			
New (2) Ramps at Rear Art Room and Gym Entrance - ADA Compliance		lump sum	\$100,000
* New Parking Lot 5th Street		lump sum	\$150,000
* New Loading Dock - Brick Wall with Landscaping		lump sum	\$50,000
		Subtotal	\$300,000
		30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)	\$90,000
		Estimated Total	\$390,000

** Portion Not eligible for State Share

* Not eligible for State Share

PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School Grades 6 - 8 and 9 - 12

Interior Renovations

	Qty	Unit Cost	Cost Estimate
Lower Gym Pit New Aux. Gym - Matt Lifts, Sports Floors, Ceilings, Basketball Equipment, Lights, Rebuild Stairs, HVAC, and New HC Lift		lump sum	\$725,000
Nurses Suite Renovations next to the AD Office (ADA Bathroom) - Reconfigure	660 SF @	\$400	\$264,000
Hall Bathroom Renovations (4) Sets, and Staff Lounge		lump sum	\$550,000
Science Lab Renovation, Equipment, Finishes, etc.		lump sum	\$200,000
New Middle / High School Entrance and Main Office Area Reconfiguration and New Guidance Suite and Canopy 2,000 SF @ \$350 + Canopy \$300K		lump sum	\$1,000,000
Convert Existing HS Main Office to (2) Classrooms, and Faculty Room	1,200 SF @	\$350	\$420,000
Convert Existing Guidance Suite to Two (2) Classrooms	1,200 SF @	\$350	\$420,000
Convert Existing Library Suite to MS/HS Alternative Ed	1,700 SF @	\$100	\$170,000
Auditorium Renovation - Demolish existing space and wood flooring, New Sloped Floor, Walls, Ceilings, LED House and Stage Lights, New Rigging, Sound System and Theater Lighting, HVAC, etc.		lump sum	\$2,500,000
Subtotal			\$6,249,000
30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)			\$1,874,700
Estimated Total			\$8,123,700

New Construction

Cafeteria - Expand Seating Area into Patio Area	1,120 SF @	\$600	\$672,000
Subtotal			\$672,000
30% Soft Costs (A/E Fees, Contingency, CM, Legal, etc.)			\$201,600
Estimated Total			\$873,600

PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School Grades 6 - 8 and 9 - 12

Palmyra High School	Estimated Total Cost	Actual State Share	Estimated Local Share
** Athletic Complex Improvements	\$1,164,711	(\$55,034)	\$1,109,677
* Site Work	\$390,000	(\$55,034)	\$334,966
Interior Renovations	\$8,123,700	(\$3,439,063)	\$4,684,637
Subtotal	\$9,678,411	(\$3,549,131)	\$6,129,280
New Construction	\$873,600	\$0	\$873,600
TOTAL	\$10,552,011	(\$3,549,131)	\$7,002,880
		33.6346%	66.3654%

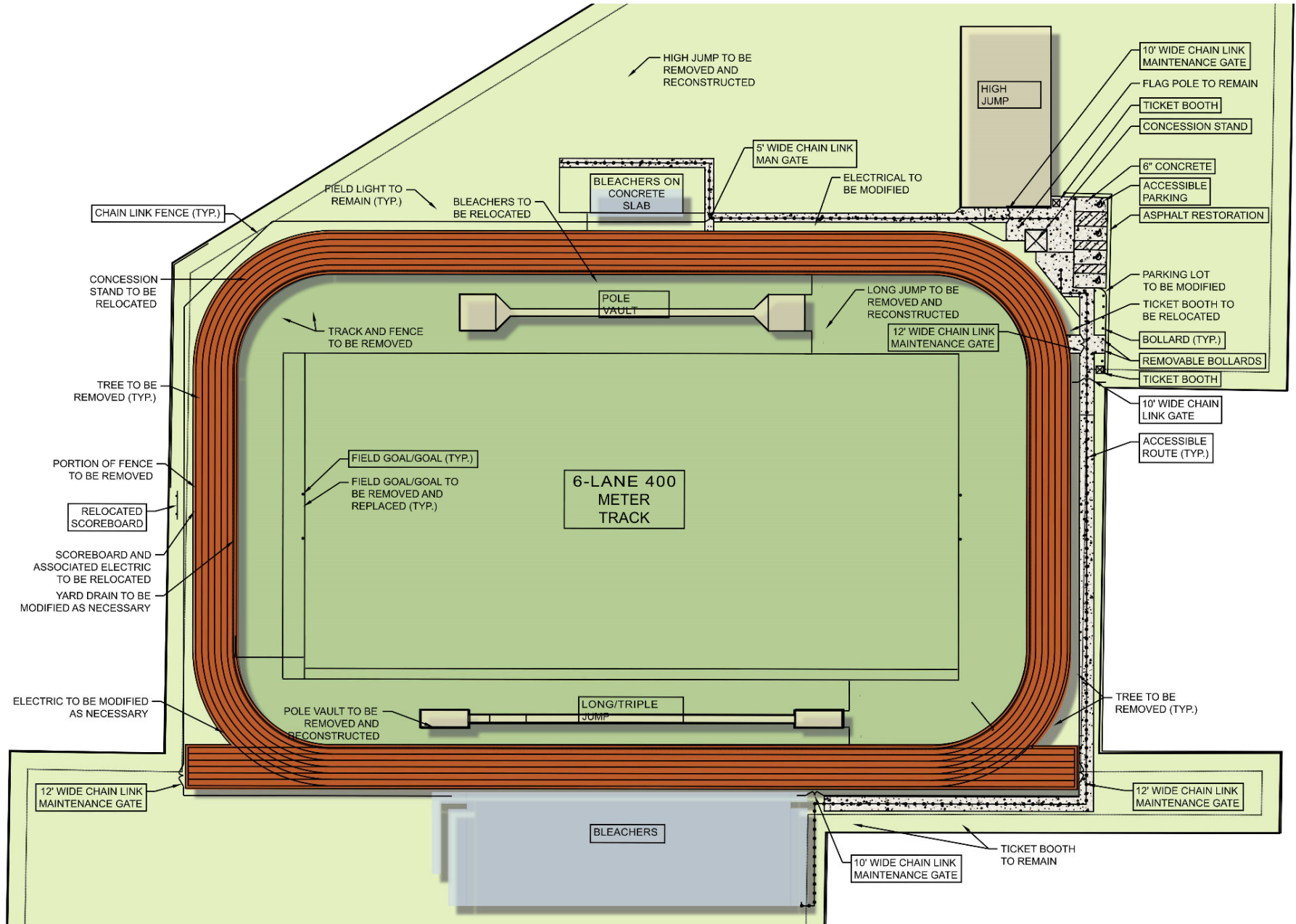
State Share Calculations – Renovations @ 42.3337 % of Architects' Estimate
– New Construction – Eligible SF @ \$143/SF @ 42.3337 %

** Portion Not eligible for State Share

* Not eligible for State Share except New Ramps - ADA Compliance

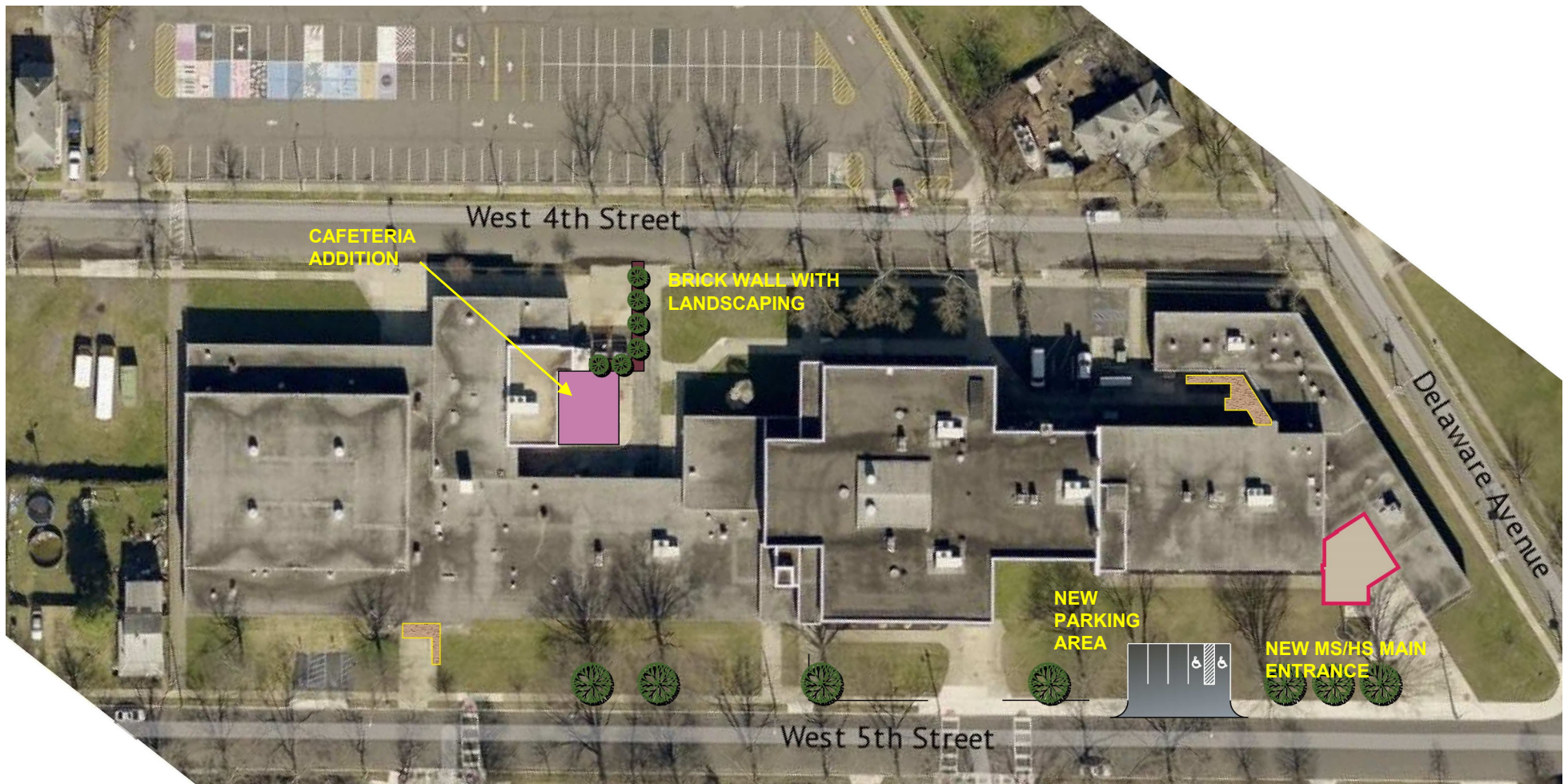
PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



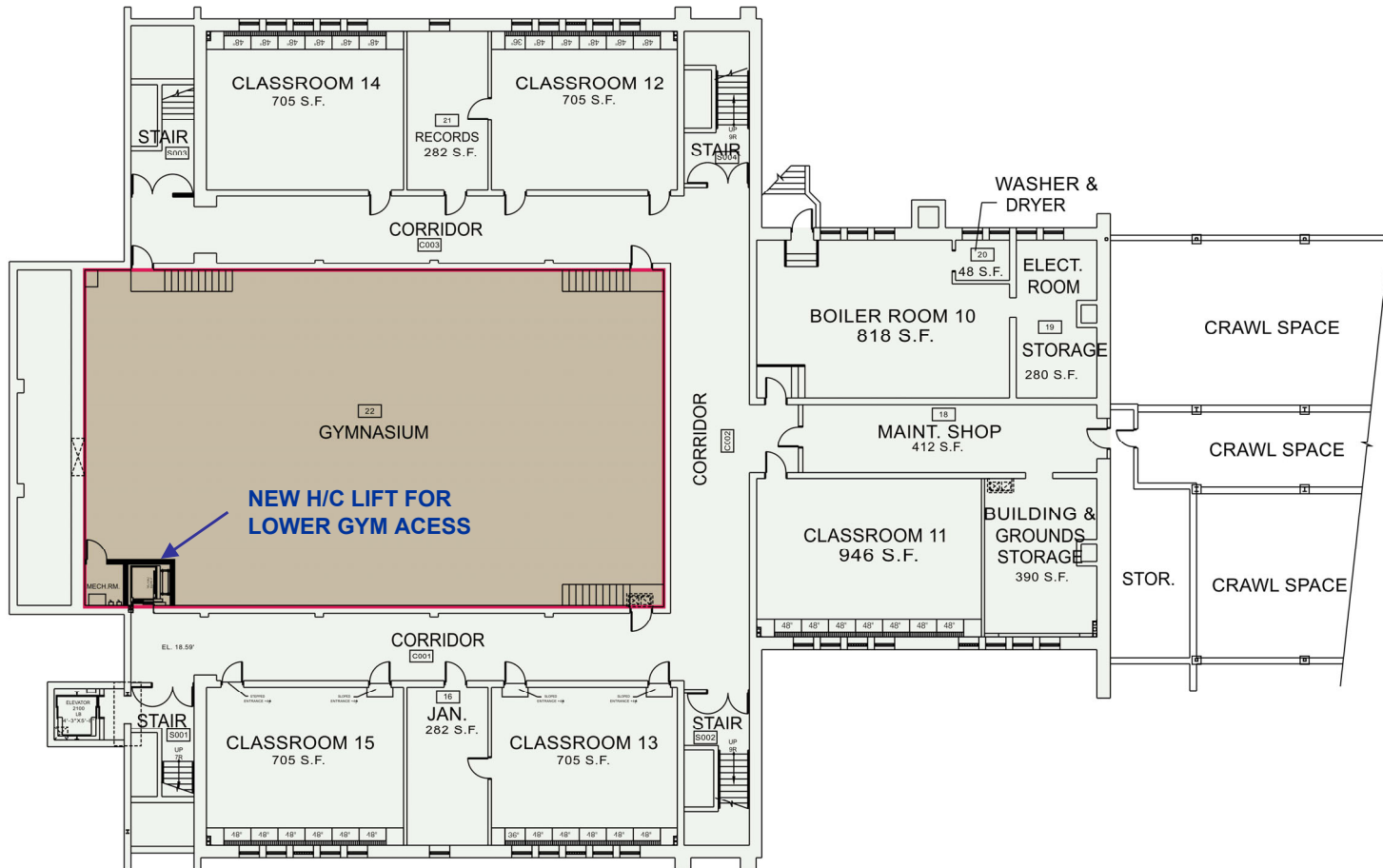
PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



PROPOSED FACILITIES IMPROVEMENTS

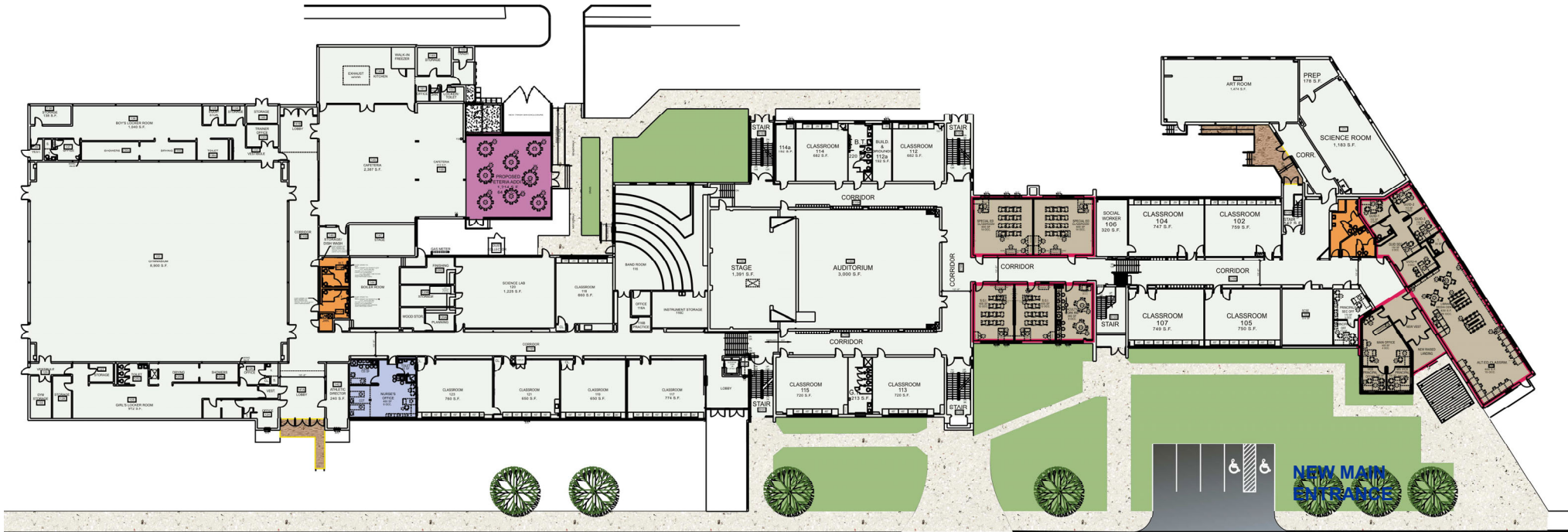
Palmyra Middle School / High School - Grades 6-8 and 9-12









HIGH SCHOOL LOWER FLOOR PLAN

PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



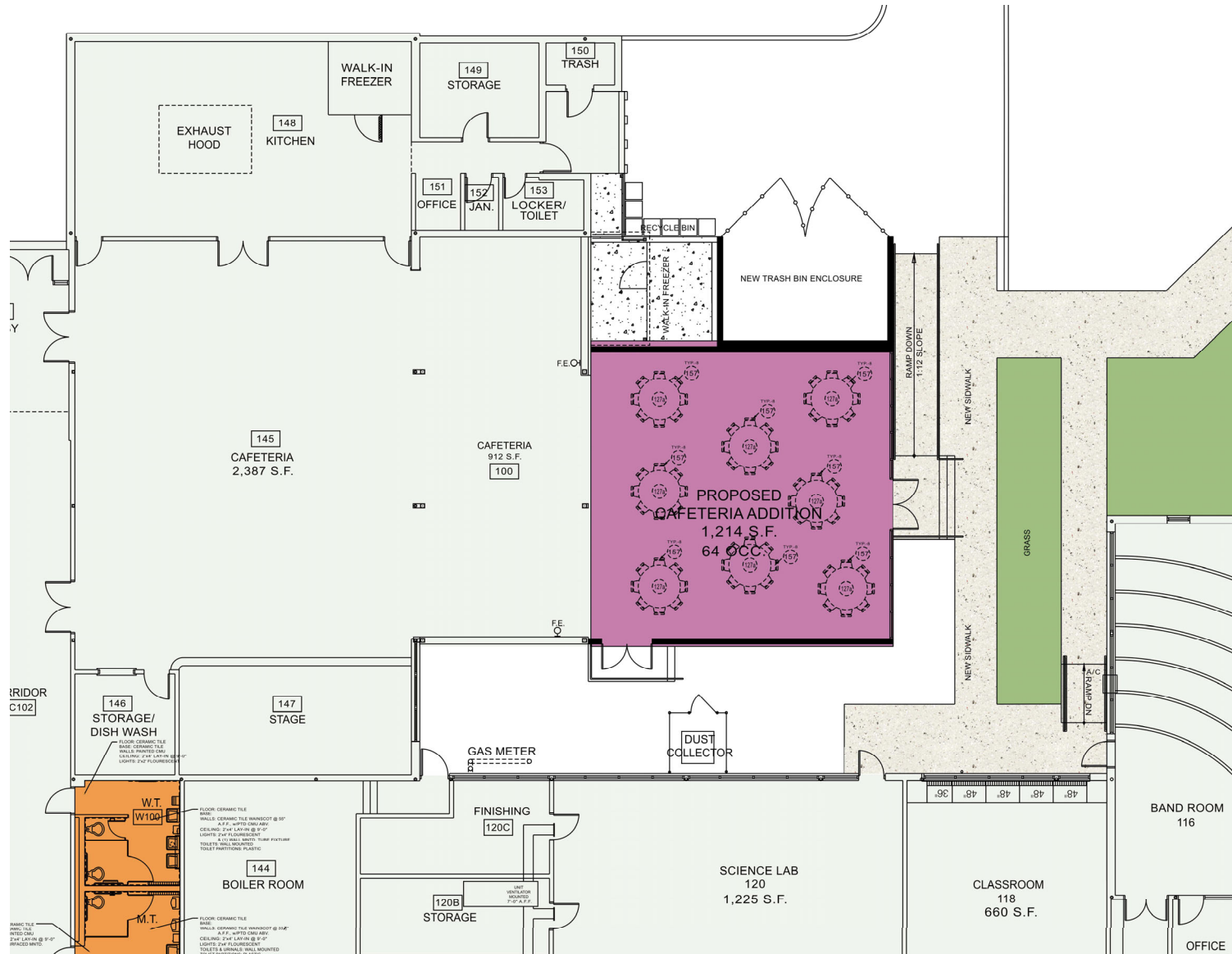
LEGEND

-  NEW RAMPS @ ART ROOM & GYM ENTRANCE
-  HALL TOILET ROOM & STAFF LOUNGE RENOVATION
-  SCIENCE LAB RENOVATION
-  NURSE SUITE RENOVATION
-  BUILDING RENOVATION AREAS
-  PROPOSED CAFETERIA ADDITION

HIGH SCHOOL 1ST FLOOR PLAN

PROPOSED FACILITIES IMPROVEMENTS

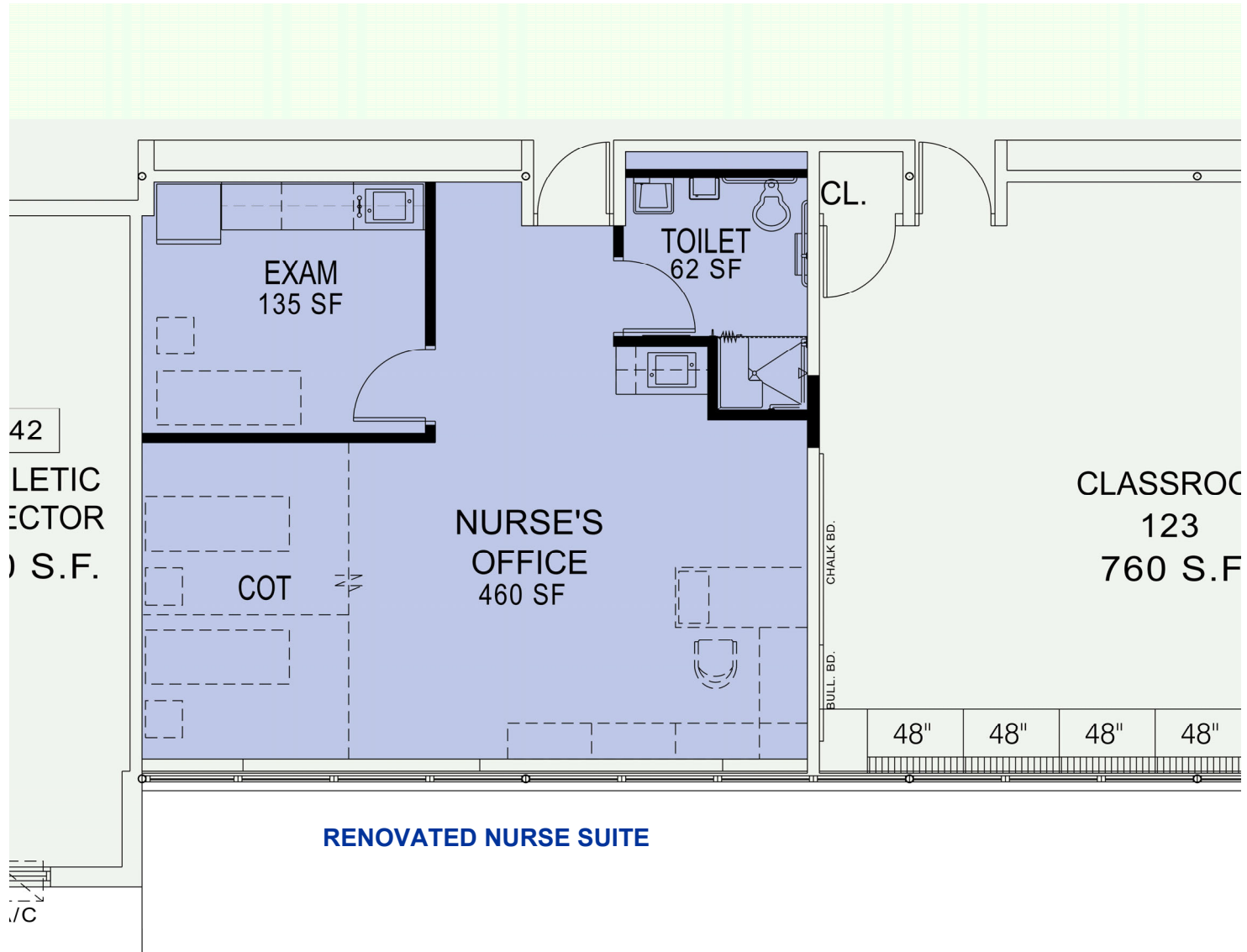
Palmyra Middle School / High School - Grades 6-8 and 9-12



CAFETERIA ADDITION

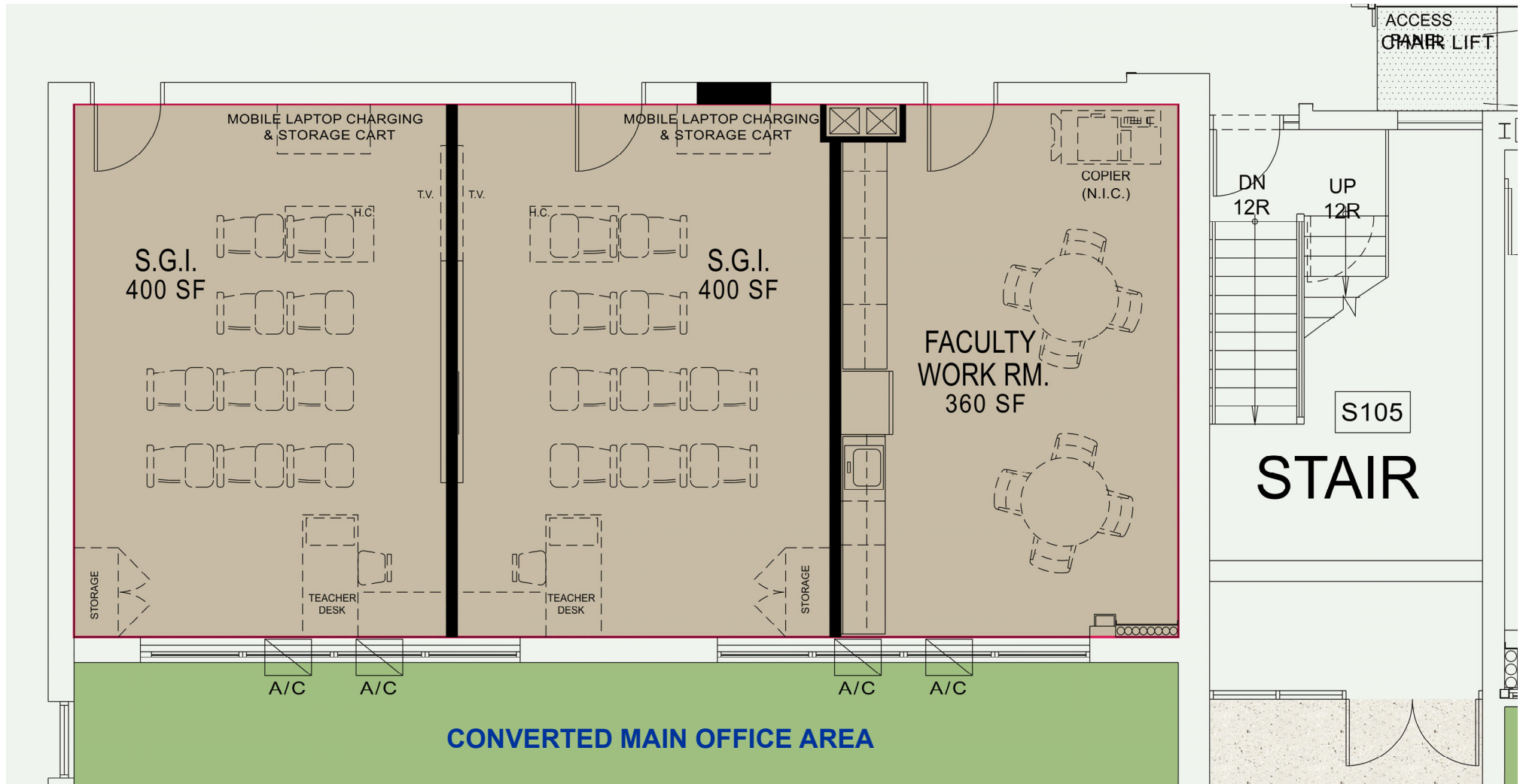
PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



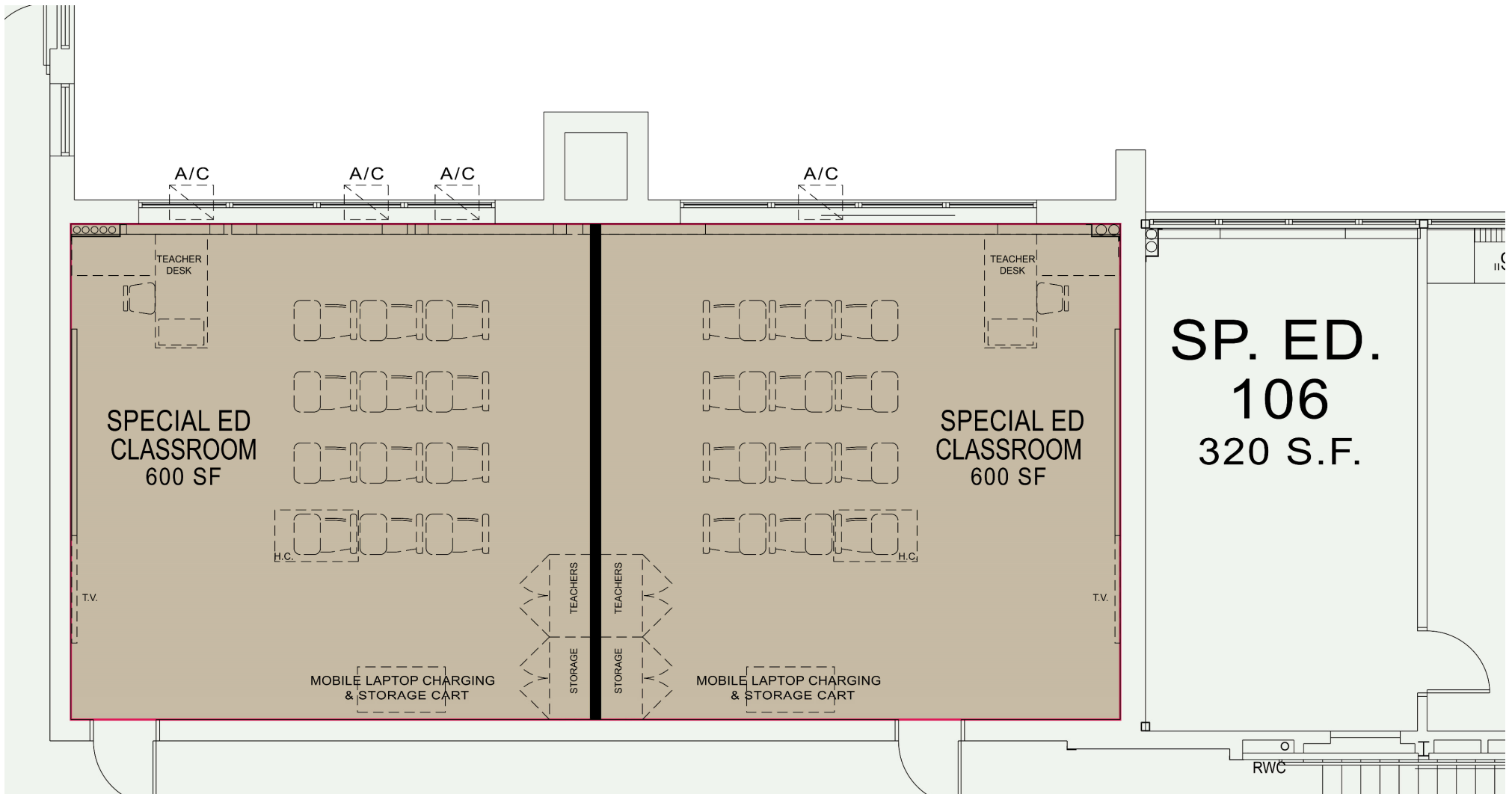
PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



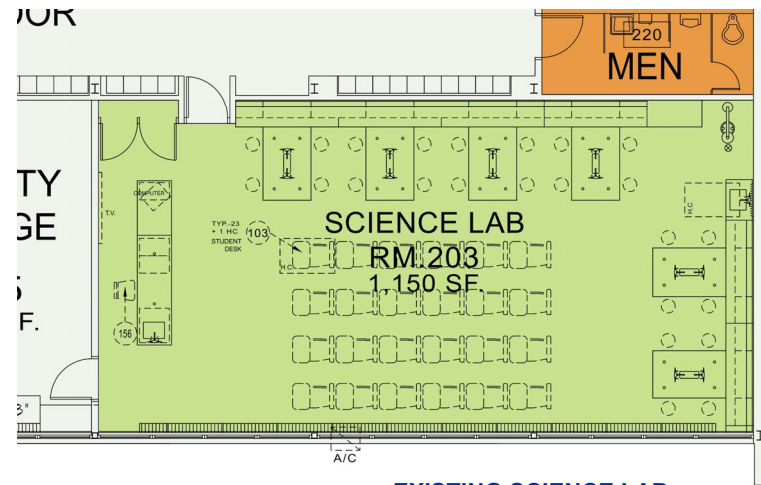
EXISTING GUIDANCE SUITE CONVERTED TO (2) SPECIAL ED CLASSROOMS

PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



HIGH SCHOOL 2ND FLOOR PLAN



EXISTING SCIENCE LAB RENOVATION

PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



**NEW MS/HS PROPOSED ELEVATION MAIN ENTRANCE
AREA RENOVATED**

NEW MS/HS PROPOSED PLAN MAIN ENTRANCE AREA RENOVATED

PROPOSED FACILITIES IMPROVEMENTS

Palmyra Middle School / High School - Grades 6-8 and 9-12



NEW MS/HS PROPOSED ELEVATION MAIN ENTRANCE AREA RENOVATED

PROPOSED FACILITIES IMPROVEMENTS

Cost Summaries

	Estimated Total Cost	Actual State Share	Estimated Local Share
Charles Street ES	\$7,885,663	(\$3,338,293)	\$4,547,370
* Palmyra Midde / High School	\$10,552,011	(\$3,549,131)	\$7,002,880
TOTAL	\$18,437,674	(\$6,887,424)	\$11,550,250
		37.3552%	62.6448%

Maximum to borrow \$18,437,674

State Share Calculations – Renovations @ 42.3337% of Architects' Estimate
– New Construction – Eligible SF @ \$143/SF @ 42.3337%

*** Portion of the Site Work and Athletic Complex Improvements are Not eligible for State Share**

Tax Impact Per Year on \$18.4 M Total Cost	Average Assessed Home
\$284.90	\$148,497

*** Tax Impact based on 4% over 20 years as
calculated by the District's financial advisor.**

PROPOSED FACILITIES IMPROVEMENTS

BOND REFERENDUM PROPOSED SCHEDULE

Event	Responsible Party				Minimal Critical Timing	Bond Referendum Date
	Architect	School District	Bond Counsel	Other		
Building Program/Scope Schematic Design Update LRFP	• • •	• • •				2021 - 2023
Architect submits to NJ DOE	•				N/A	September 2023
LRFP Revise and Resubmit	•				N/A	September 2023
NJDOE Issues PEC Offer	•	•	•		N/A	November 2023
NJDOE issues FEC					N/A	December 2023
Board Approves Special Election		•			60 Days	January 12, 2024
Filing of Supplemental Debt Statement				Auditor	60 Days	January 12, 2024
Co-Muni Clerk, Board of Elections Notice (60 days prior to election required by Law P.L. 2023, c.124)		•			60 Days	January 12, 2024
Planning Board Submission/Meeting	•	•			55 Days	January 17, 2024
Publication of Vote by Mail Notices			•	Clerk	50 Days	January 22, 2024
Certified Proposal (Questions) Statement to County Clerk		•	•		21 Days	February 20, 2024
Voter Registration Deadline				Voters	21 Days	February 20, 2024
Publication and Posting of Notice of Special Election			•	Board of Elections	10 Days	March 2, 2024
Furnishing of Sample Ballots			•	Clerk	8 Days	March 4, 2024
Deadline to Apply for Mail-in-Ballots				Voters	7 Days	March 5, 2024
Obtain Certification of Grade Level Instruction			•		1 Day	March 11, 2024
Special Election				Board of Elections		March 12, 2024