

OREd Student Population Update

07/18/2022



Introduction

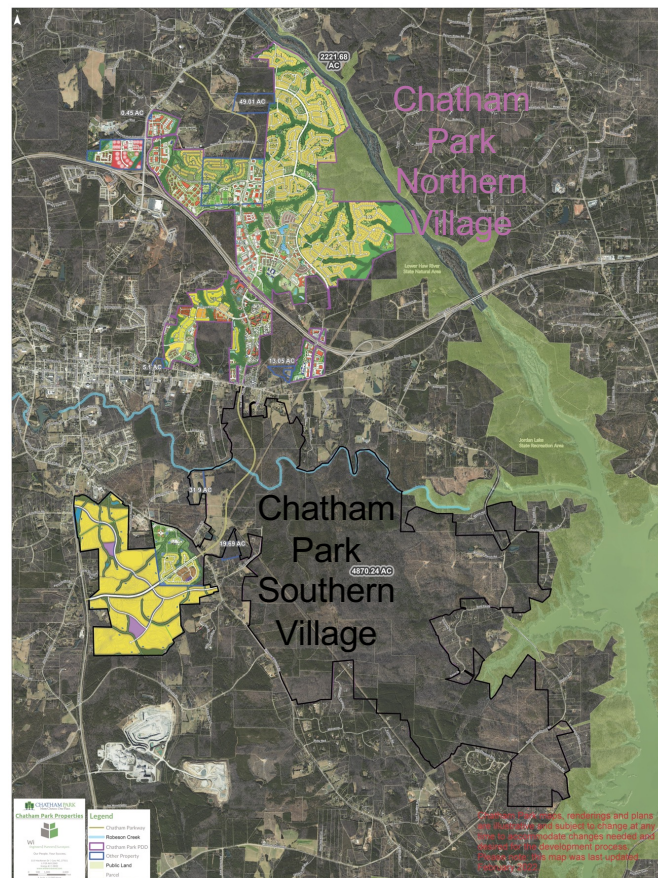
VinFast/FedEx Impact on Non-Chatham Park Developments

- Water and sewer questions
- Full Land Use Study to assess
- Questions regarding impending economic development in the western part of the county
- Course of Action- Full Land Use Study in the fall of 2022 with presentation to the BOE in January of 2023

VinFast/FedEx Impact on Chatham Park Northern and Southern Villages

- Revised OREd Out-of-Capacity Tables with Chatham Park and possible course of action for next 10 years

Chatham Park Maps for Northern Village & Southern Village



Which Schools?

Chatham Park Northern Village Progression

- K-5 Perry Harrison Elementary
- 6-8 George Moses Horton Middle
- 9-12 Northwood High School

Chatham Park Southern Village Progression

- K-5 Moncure School (Possible)
- 6-8 Moncure School (Possible)
- 9-12 Seaforth High School

Revised OREd Out-of-Capacity Tables

Brick-and-Mortar Out-of-Capacity Table with Chatham Park

Elementary Schools (K-5 / K-8)

	Capacities		Forecasted Month-1 ADM										
	2022-23	Pre-K Adj.	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Bennett School	212	190	158	163	163	168	172	176	170	166	162	161	162
Bonlee School	344	344	314	319	319	321	329	307	319	328	324	314	309
Chatham Grove Elementary	750	728	654	660	666	685	697	720	741	751	763	763	775
J S Waters School	403	403	209	199	205	207	203	211	213	212	216	222	219
Moncure School	444	444	212	218	219	245	279	356	501	619	855	1096	1334
North Chatham Elementary	548	548	535	569	600	615	623	649	670	669	688	714	735
Perry W Harrison Elementary	614	574	214	251	308	340	414	566	632	811	957	1093	1250
Pittsboro Elementary	654	594	457	462	469	477	482	487	486	489	498	503	508
Siler City Elementary	587	587	558	559	565	544	554	557	570	571	574	584	590
Silk Hope School	344	344	293	283	281	278	280	285	293	297	307	314	315
Virginia Cross Elementary	801	721	444	462	456	455	443	468	488	493	511	517	515
Totals	5701	5477	4048	4144	4252	4336	4477	4782	5084	5407	5854	6282	6713

Middle Schools (6-8 / 5-8)

Chatham Middle	582	582	578	569	548	539	534	526	494	530	539	549	539
George Moses Horton Middle	816	816	369	399	418	433	463	508	536	619	672	726	804
Margaret B. Pollard Middle	748	748	794	836	861	935	979	981	1024	1037	1096	1106	1102
Totals	2146	2146	1741	1805	1827	1906	1975	2015	2053	2186	2307	2380	2444

High Schools (9-12)

Chatham Central High	715	715	392	410	397	387	342	346	339	346	348	338	352
Jordan Matthews High	924	924	892	984	981	984	950	942	953	929	909	942	932
Northwood High	1025	1025	1119	996	1007	1012	1034	1074	1091	1144	1188	1227	1273
Seaforth High	1200	1200	443	598	795	828	890	937	989	1046	1119	1202	1280
Chatham Center For Innovation	264	264	78	78	78	78	78	78	78	78	78	78	78
Totals	4128	4128	2924	3068	3259	3288	3294	3376	3450	3544	3642	3787	3916
System Total	11975	11751	8713	9015	9337	9530	9746	10174	10588	11137	11803	12449	13073

July 14, 2022



- 2021-22 Month-1 ADM provided by NC-DPI.
- Capacities provided by Chatham County Schools (5/2022); mobile units not included.
- Includes the forecasted impact of Chatham Park affecting Perry Harrison Elementary, Moncure Park School, Horton Middle, Northwood High, and Seaforth High beginning in 2021.
- Pre-K impact included. Each classroom dedicated to Pre-K or other non-school use reduces school capacity by 20 at elementary schools, by 22 at Pre-K to 8th schools, and by 26 at Middle and High schools.

Note: Modular classrooms add school capacity by 20 at elementary schools, by 22 at Pre-K to 8th schools, and by 26 at Middle and High schools.

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Revised OREd Out-of-Capacity Tables

Serviceable Capacity Out-of-Capacity Table with Chatham Park

	Capacities		Forecasted Month-1 ADM										
	2022-23	Pre-K Adj.	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Elementary Schools (K-5 / K-8)													
Bennett School	256	234	158	163	163	168	172	176	170	166	162	161	162
Bonlee School	432	432	314	319	319	321	329	307	319	328	324	314	309
Chatham Grove Elementary	750	728	654	660	666	685	697	720	741	751	763	775	775
J S Waters School	425	425	209	199	205	207	203	211	213	212	216	222	219
Moncure School	444	444	212	218	219	245	279	356	501	619	855	1096	1334
North Chatham Elementary	808	748	535	569	600	615	623	649	670	669	688	714	735
Perry W Harrison Elementary	734	694	214	251	308	340	414	566	632	811	957	1093	1250
Pittsboro Elementary	674	614	457	462	469	477	482	487	486	489	498	503	508
Silk City Elementary	807	767	558	559	565	544	554	557	570	571	574	584	590
Silk Hope School	432	432	293	283	281	278	280	285	293	297	307	314	315
Virginia Cross Elementary	801	721	444	462	456	455	443	468	488	493	511	517	515
Totals	6563	6239	4048	4144	4252	4336	4477	4782	5084	5407	5854	6282	6713
Middle Schools (6-8 / 5-8)													
Chatham Middle	686	686	578	569	548	539	534	526	494	530	539	549	539
George Moses Horton Middle	842	842	369	399	418	433	463	508	536	619	672	726	804
Margaret B. Pollard Middle	904	904	794	836	861	935	979	981	1024	1037	1096	1106	1102
Totals	2432	2432	1741	1805	1827	1906	1975	2015	2053	2186	2307	2380	2444
High Schools (9-12)													
Chatham Central High	715	715	392	410	397	387	342	346	339	346	348	338	352
Jordan Matthews High	1080	1080	892	984	981	984	950	942	953	929	909	942	932
Northwood High	1389	1389	1119	996	1007	1012	1034	1074	1091	1144	1188	1227	1273
Seaforth High	1200	1200	443	598	795	828	890	937	969	1046	1119	1202	1280
Chatham Center For Innovation	264	264	78	78	78	78	78	78	78	78	78	78	78
Totals	4648	4648	2924	3066	3259	3288	3294	3376	3450	3544	3642	3787	3916
System Total	13643	13319	8713	9015	9337	9530	9746	10174	10588	11137	11803	12449	13073

- 2021-22 Month-1 ADM provided by NC-DPI.
- Capacities provided by Chatham County Schools (5/2022); mobile units included.
- Includes the forecasted impact of Chatham Park affecting Perry Harrison Elementary, Moncure School, Horton Middle, Northwood High, and Seaforth High beginning in 2021.
- Pre-K impact included. Each classroom dedicated to Pre-K or other non-school use reduces school capacity by 20 at elementary schools, by 22 at Pre-K to 8th schools, and by 26 at Middle and High schools.

Note: Modular classrooms add school capacity by 20 at elementary schools, by 22 at Pre-K to 8th schools, and by 26 at Middle and High schools.

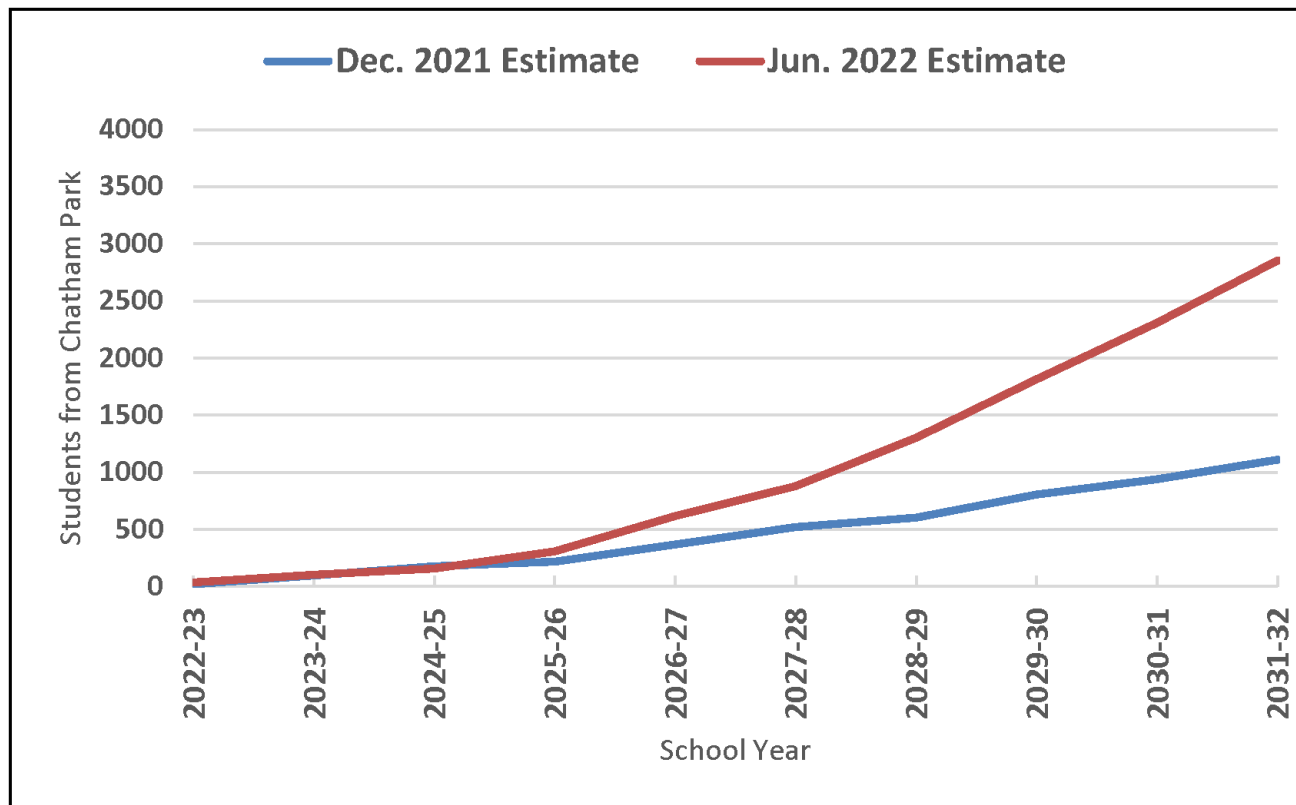
July 14, 2022



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Chatham Park Student Acceleration



OREd Updates Summary

School (Serviceable Capacity)	Year 5 (2026-2027)	Year 5 (2026-2027)	Year 5 (2026-2027)	Year 10 (2031-2032)	Year 10 (2031-2032)	Year 10 (2031-2032)
	Projections without Chatham Park	Revised Chatham Park Projections	TOTAL	Projections without Chatham Park	Revised Chatham Park Projections	TOTAL
Perry Harrison Elementary (694)	284	281	564	306	944	1,250
George Moses Horton Middle (842)*	405	103	508	458	346	804
Northwood High School (1,389)	780	84	864	740	283	1,023
Moncure School (444)	234	122 (89/33)	356	284	1,050 (768/282)	1,334
Seaforth High School (1,200)	910	27	937	1,050	230	1,280
<i>These two schools will also need to be addressed.</i>						
Chatham Grove Elementary (728)	720		720	775		775
Margaret Pollard Middle (904)	981		981	1,102		1,102

* George Moses Horton Middle serviceable capacity includes Central Services South classrooms.

Note: This chart assumes the following progressions

Chatham Park Northern Village- Perry Harrison Elem., George Moses Horton Middle, and Northwood HS

Chatham Park Southern Village- Moncure School (K-8) and Seaforth HS

Possible Course of Action

Based on the current data, here is a possible course of action to address this part of the growth related to VinFast/FedEx anticipated impact on Chatham Park's Northern Village and Southern Village. These needs will be reassessed in January of 2023 after OREd completes a full Land Use Study and gives us updated student population projections which will include the VinFast/FedEx impact on other developments in the Moncure area and the rest of the county. In addition, this study will include evaluating the impending economic development in the western part of the county.

Possible Course of Action

New Elementary School in Chatham Park Northern Village

- A Chatham Park site has tentatively been identified and will need to be finalized/committed to per existing MOU
- Design to start in 2024-2025 and to open for students in the fall of 2027-2028
- Capacity to be determined and will be based on developing student projections
- This school will relieve the projected overcrowding at Perry Harrison Elementary and will provide needed classroom capacity for both Chatham Park and Perry Harrison/Chatham Grove PreK-5 students

Possible Course of Action

George Moses Horton Middle School

- Central Services South needs to be converted back to classrooms
- Design to start in 2026-2027 and open for students in the fall of 2028-2029

Northwood High School

- No changes anticipated at this time
- The school has sufficient capacity already in place needed through the year 10 projections

Possible Course of Action

New Elementary School in Chatham Park Southern Village

- A Chatham Park site will need to be identified and finalized/committed to per existing MOU
- Design to start in 2024-2025 and open for students in the fall of 2027-2028
- Capacity to be determined and will be based on developing student projections
- This school will be sized to address the projected Chatham Park Southern Village elementary student needs, and to serve as temporary "swing space" to facilitate the possible demo and reconstruction of the current Moncure (K-8) School

Possible Course of Action

Rebuilt Moncure (K-8) School

- A Feasibility Study will need to be completed to establish the viability of demoing the existing school and building a new K-8 school on the same site
- Design to begin in 2026-2027 and open for students in the fall of 2029-2020
- Rebuilt school would be sized to address the projected non-Chatham Park K-8 student population and the projected Chatham Park Southern Village 6-8 student population, as impacted by VinFast/FedEx
- Proposed Chatham Park Southern Village Elementary School could serve as “swing space” during demo/construction period

Possible Course of Action

Seaforth High School

- No changes anticipated at this time
- The school has sufficient capacity already in place needed through the year 10 projections

Chatham Grove Elementary

- Current OREd student population projections indicate a need to consider redistricting part of the CGE student population to address possible overcrowding due to unanticipated levels of student growth
- Determination of possible next steps will be done in collaboration with OREd and would include public input

Possible Course of Action

Margaret Pollard Middle School

- Current OREd projections indicate an immediate need to create additional classroom space to address overcrowding due to unanticipated levels of student growth
- Design to begin in 2022-2023 and open for students in 2024-2025
- Administrative proposal is to construct brick and mortar additions to two of the three wings and add eight classrooms
- These new classrooms will create a serviceable capacity of 1,100 students needed through the 10 year projections

Possible Course of Action Timeline

Serviceable Capacity Out-of-Capacity Table

ORED Projections for Chatham Park Impact as of 07-14-22

Serviceable Capacities		Month 1 ADM					5 yr ORED					10 yr ORED
2022-23	Pre-K Adj	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32

Elementary														
	CGE (K-5)	750	728	654	660	666	685	697	720	741	751	763	763	775
SV	MON (K-8)	444	444	212	218	219	245	279	356	501	620	856	1096	1333
				#1		Land-CP	Design		Construction	New School in Chatham Park Southern Village				
				#2					Design	Re-Construction	Re-Construction of Existing School			
NV	PHE (K-5)	734	694	214	251	308	340	414	565	633	811	957	1093	1250
				#2		Land-CP	Design		Construction	New School in Chatham Park Northern Village				
Middle														
NV	GMHM (5-8)	842	842	369	399	418	433	463	508	535	620	673	727	804
			(incl CS South CR's)	#1					Design	Renov	CS South Classrooms			
	MPMS (6-8)	904	904	794	836	861	935	979	981	1024	1037	1096	1106	1102
				#1	Design	Constr		8 CR Addition - 1112						
High														
NV	NHS (9-12)	1389	1389	1119	996	820	812	821	864	856	900	935	957	1023
SV	SFHS (9-12)	1200	1200	443	598	795	828	890	937	989	1046	1119	1202	1280



Conclusion

This presentation is only the first step in assessing the impact of VinFast/FedEx, and the economic development expected in the western part of our county, on our student population projections. This will be assessed in a broader (county-wide) way in January of 2023 after OREd completes a full Land Use Study. It is important to understand and remember that Chatham County is truly experiencing unprecedented economic development which will bring unprecedented housing and student population growth. We will continue partnering with OREd, Chatham County, and our stakeholders to determine next steps and move forward in a way that addresses this growth in a timely and responsive way.

Questions?



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