

Educational Optimization Committee Meeting

Monday, December 12, 2022 9:15 AM

Remote Session

I. Call to Order, Verification of Quorum

II. Introduction of members

III. Committee purpose

IV. Next steps

V. Adjournment

An example of a novel conceptual configuration and associated committee working group assignments

Unconventional WPS campus for the long term

Associated working group

5 Building Configuration

Re-configured and Re-allocated brick and mortar
Established classrooms with newly established

5 micro centers of excellence
Managed by Building COE Directors
Accessible by K-12
Upgraded labs and learning areas
Healthy learning – IAQ and SEL

Re-organized logistics
Pedestrian only zones
Electric Shuttles between centers
Security and Safety controls
Parking and Drop off innovations
Extended hours / staggered starts
Public Accessible

Re-imagined instruction
HES – Environmental Science
Horticulture / Water / Energy

WIS – ELA
North American History / US and State Constitutions / Civics

WMS
Pool / Athletic Training / Kinesiology
Climbing Wall (insurable)?, Tennis / PB

WHS
Performing Arts / Fine Arts

New Administration Facility
Robotics Competition Center
Drone Hanger and fly zone
CAD – 3D Modeling – AI Lab-IT

Re-vamped curriculums
New paradigm of class scheduling
Extended roles for Principals and Topical COE Education Leads
Tracks and credits
How / where does SPED fit in?

Re-shuffled priorities
Operating budgets
Staffing needs / changes
Administration / Organization
Maintenance Requirements
Legal / Policy / Contract implications?
12 - month Calendar

Re-assessed outcomes
Portrait of a Graduate w emphasis on choice of one COE senior essay
Niche Rankings
DRG and State Rankings
Test Scores
Enrollment implications
Revenue generation
Weston Resident Quality of Life

Re-ach out to community
Senior Center
LaChat
Historical Society
Parental Involvement
Process and Information dissemination

Associated working group

Review Tecton Plans and modify Conventional Space use Metrics to accommodate unconventional strategy.
SLAM projected enrollment

Engineering, Facility upgrades, and build out planning and if required enlist consultants / experts in reapportionment of space and property

Evaluate COE from a teaching perspective
Compare against other school district
Have other USA school districts implemented similar campus approach?

Public input / comment conduit
Events / Surveys / Feedback
FOIA compliance / Sorting / Tracking via ecoinput@westonps.org
Alliances and Transparency with community

Success Criteria



Tecton
ARCHITECTS

FOC MEETING

FINAL SCENARIOS & DISCUSSION

(FOC REVIEW DOCUMENT)

WESTON, CT

5.18.2022

Draft Print
Information contained herein is for DRAFT
purposes only and subject to change
05/17/2022 3:56:03 PM

SUMMARY OF INFORMATION

1. All cost methodologies are consistent with previous costing of options presented
2. Costs include projected state reimbursement based upon current rates (New ~ 11.43%, Renovations & Alterations ~ 21.43%)
3. The term “renovation as new” (RNV) is defined as comprehensive renovations (OSCG&R Form 3500, that all proposed systems will have a useful life of 20 years minimum)
4. Summary slides represent final scenarios for consideration

Final Scenarios for Discussion

Configuration # Students

2+

RNV ~ WMS 6-8 (593)
Reno ~ WIS 2-5 (746)
New ~ PK-1 (350)

VS.

Configuration # Students

5

RNV WMS 5-8 (790)
WIS PK-4 (899)

Key Configuration Questions:

- *What impact does school population have?*
- *What is the ideal school population?*
- *What happens if PK becomes a full grade?*

Draft Print
 Information contained herein is for RUMFT
 purposes only and subject to change
 05/17/2022 3:56:17 PM

Final Scenarios for Discussion

Configuration

Students

Costs

Reimb.

Net Cost

2+

RNV ~ WMS 6-8 (593)
Reno ~ WIS 2-5 (746)
New ~ PK-1 (350)

67.1M – 14.4M
6.6M – 0.8M
28.9M – 3.3M

84.1 M

vs.

5

RNV WMS 5-8 (790)
WIS PK-4 (899)

84M – 18M
23.3M – 5.0M*

84.3 M

Key Cost Question:

What is the best value for money for WMS and PK-1?

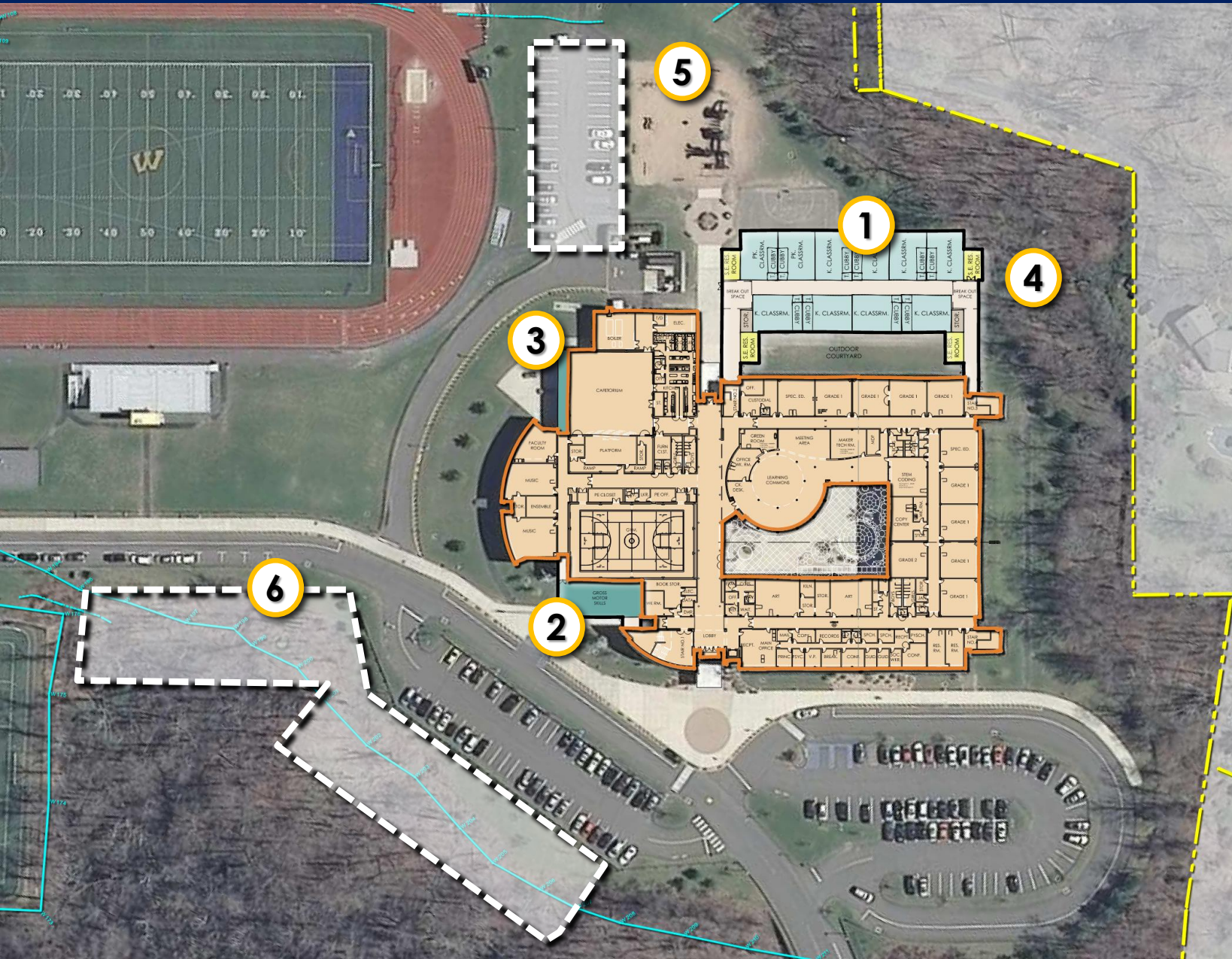
Draft Print
Information contained herein is for DR/PT purposes only and subject to change
05/17/2022 3:56:17 PM

ADDITIONAL OPTIONS

PK-4 @ WIS, 5-8 @ WMS

Draft Print
Information contained herein is for DRAFT
purposes only and subject to change
05/17/2022 3:56:17 PM

“Test Fit” for PK-4 ~ WIS



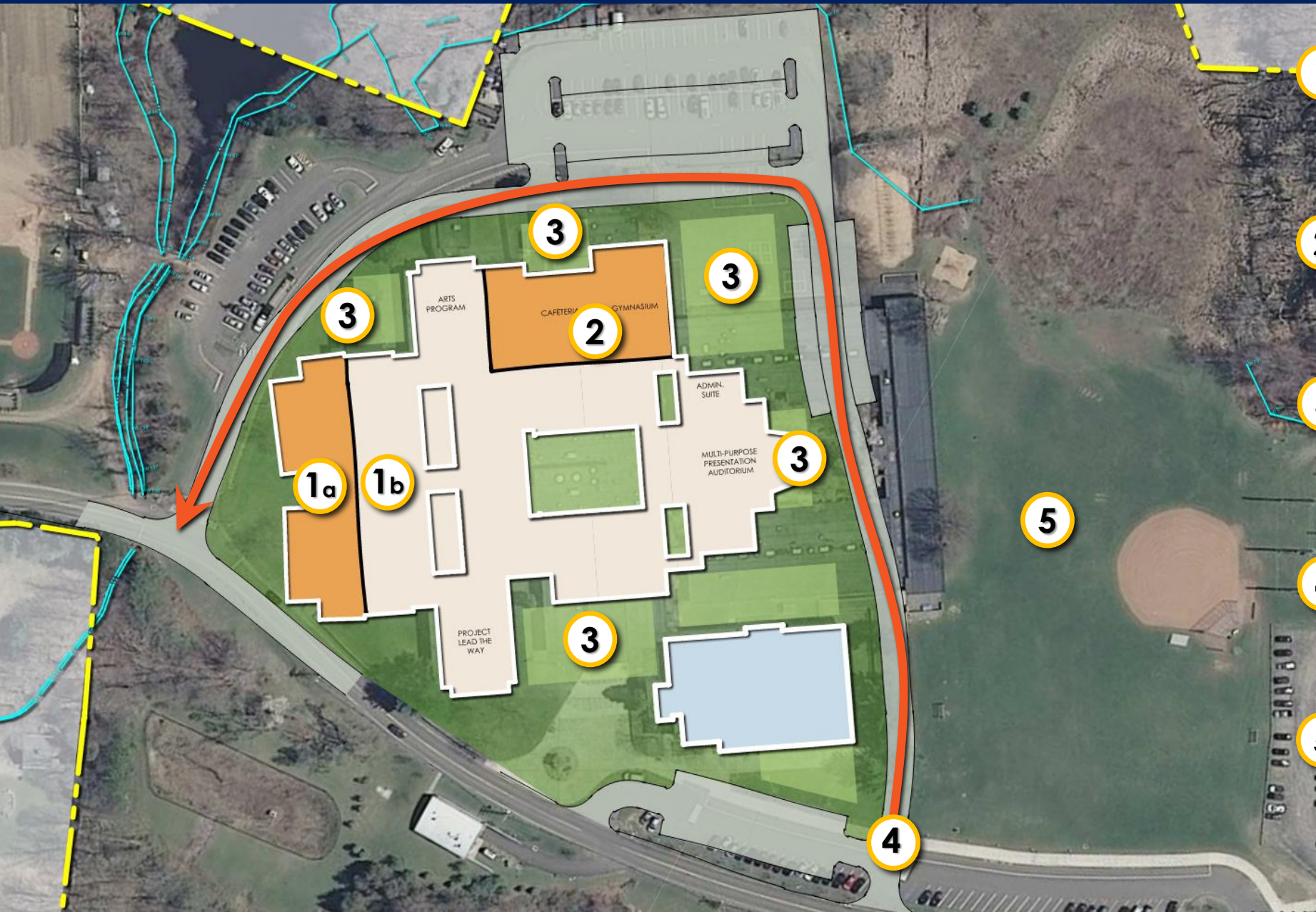
- 1** One story addition to accommodate PK & K (10 total classrooms) 18,575 gsf
- 2** New multi-purpose space addition to scheduling of “specials” 2,340 gsf
- 3** Modest addition to cafeteria to accommodate improved circulation and expanded seating area. 575 gsf
- 4** Encroachment on existing established buffer, impact TBD
- 5** Insufficient area for age-appropriate play
- 6** Additional parking capacity required; space constrained by existing wetlands

Draft Print
05/12/22 3:56:17 PM

WMS Conceptual Site Plan ~ RENOVATE AS NEW (6-8)



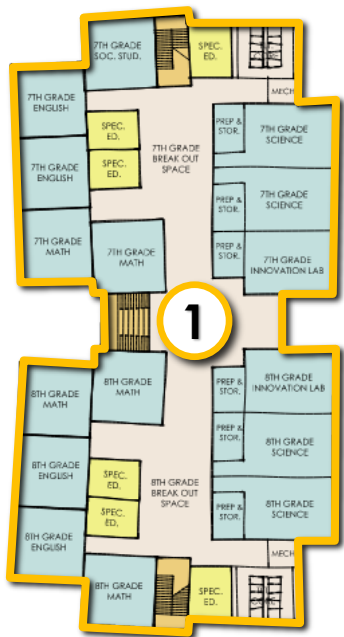
Tecton
ARCHITECTS



- 1a** Two story addition cohort classroom neighborhood addition; **1b** new second story only
- 2** New gym/cafeteria to replace existing configuration
- 3** Opportunities for **indoor and outdoor connections** with repositioning of educational programs
- 4** Introduce loop road for **universal access** to the building
- 5** A more compact footprint allows for **additional site opportunities**

Draft Print
05/17/2022 1:56:17 PM

WMS Conceptual Floor Plan ~ RENOVATE AS NEW (5-8)



Upper Floor Level



Main Floor Level

- 1 Two story addition cohort classroom neighborhood addition ~ Grade level cohorts/learning communities (5,6,7,& 8)
- 2 New gym/cafeteria to replace existing configuration
- 3 Created "Main Street" feature to support innovative & project-based learning
- 4 Repositioning of educational space for improved adjacency
- 5 Separated "new gym" & natatorium for community use.

Draft Print
 05/11/2022 3:56:17 PM



Tecton
ARCHITECTS

FOC MEETING

FINAL SCENARIOS & DISCUSSION

(FOC REVIEW DOCUMENT)

WESTON, CT

5.18.2022

Draft Print
Information contained herein is for DRAFT
purposes only and subject to change
05/17/2022 3:56:17 PM

Options Summary (School Only)

Option

Scope

Est. Cost less Reimb.

Est. Cost to Weston

2

*New PK-1 (350)
Reno WMS 6-8(593)*

*28.9M – 3.3M Reimb.
62.5M – 7.8M Reimb.*

80.3 M

2+

*New PK
RNV W*

**As presented to BOE
on 3/24/2022 and
FOC on 4/5/2022**

78.4 M

3

*New PK
New W
Demolish (existing) + fields*

6.3M – 0.7M Reimb.

90.2 M

4

*New PK/K (191)
RNV WMS 5-8 (790)*

*21M – 2.4M Reimb.
84M – 18M Reimb.*

84 M

Draft Print
Information contained herein is for DRAFT
purposes only and subject to change
05/17/2022 3:56:17 PM

WMS Conceptual Floor Plan ~ RENOVATE AS NEW (5-8)



Sample Summary ~ Renovate as New (5-8)				
Grade Levels	Proj. Enr.	OSCG Standard.		
		Sf/St.	All. Area	
Grade 5	197	148	29,156	
Grade 6	203	148	30,044	
Grade 7	198	170	33,660	
Grade 8	192	170	32,640	
Total	790			
Max. Area Allowed Existing Building	125,500			
Variance	135,131			
	9,631			

Project Cost Summary				
Scope of work	Amt.	Unit	Cost/Unit	Cost
Site Improvements	20.00	Acres	\$425,000	\$8,500,000
Parking Lot & Vehicular Circ.	150	spaces	\$10,250	\$1,537,500
Play Areas (Age Appropriate @ 6,500 sf)	2	LS	\$85,000	\$170,000
Sanitary System Expansion/Upgrade	1	LS	\$125,000	\$125,000
Demolition (+ haz mat, environ.)	66,106	SF	\$43.50	\$2,875,611
Renovate as New	69,025	SF	\$385.00	\$26,574,613
New Construction	56,475	SF	\$475.00	\$26,825,625
Geothermal Bore Field	125,500	SF	\$15.00	\$1,882,500
Photo Voltaic Array	125,500	SF	\$20.00	\$2,510,000
Subtotal		Avg/sf	\$565.74	\$71,000,861
Soft Costs	20.0%			\$14,200,172
Portable Lease Costs	0mth/CR		\$1,500	\$0
Total Project Costs			\$678.89	\$85,201,033
State Reimbursement			21.43%	(\$18,258,581)
Ineligibles**			2.00%	\$1,704,021
Estimated Total Cost to Weston				\$68,646,472

WIS PK-4 (879)
RNV WMS 5-8 (790)
 * Assumes granted space waiver for additions in excess of the maximum allowable area as per OSCG&R

Additions and Modifications to WIS (PK-4)				
Grade Levels	Proj. Enr.	OSCG Standard.		
		Sf/St.	All. Area	
PK	50	116	5,800	2.78
K	141	116	16,356	7.83
Grade 1	159	116	18,444	7.23
Grade 2	173	116	20,068	7.86
Grade 3	183	116	21,228	8.32
Grade 4	193	116	22,388	8.77
Total	899			
Max. Area Allowed Existing Building	104,284			
Variance	114,898			
	10,614			

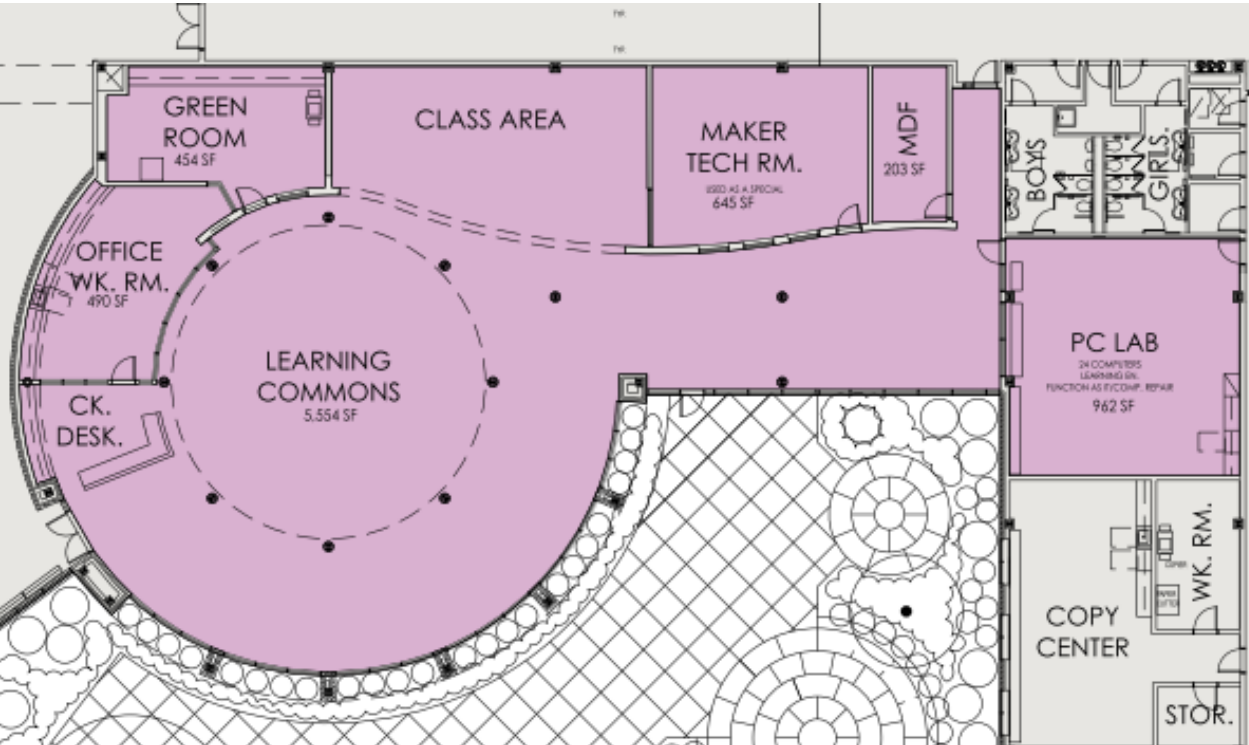
Project Cost Summary				
Scope of work	Amt.	Unit	Cost/Unit	Cost
Site Improvements	6.50	Acres	\$425,000	\$2,762,500
Parking Lot & Vehicular Circ.	165	spaces	\$10,250	\$1,691,250
Play Areas (Age Appropriate @ 6,500 sf)	3	LS	\$85,000	\$255,000
Sanitary System Expansion/Upgrade	1	LS	\$125,000	\$125,000
Selective Demolition	0	SF	\$43.50	\$0
Renovate as New	11,500	SF	\$385.00	\$4,427,500
New Construction	21,490	SF	\$475.00	\$10,207,750
Geothermal Bore Field	0	SF	\$15.00	\$0
Photo Voltaic Array	0	SF	\$20.00	\$0
Subtotal		Avg/sf	\$186.49	\$19,469,000
Soft Costs	20.0%			\$3,893,800
Portable Lease Costs	0mth/CR		\$1,500	\$0
Total Project Costs				\$23,362,800
State Reimbursement			21.43%	(\$5,006,648)
Ineligibles**			2.00%	\$467,256
Estimated Total Cost to Weston				\$18,823,408

84.3 M

23.3M – 5.0M Reimb.*
84M – 18M Reimb.

Draft
 Not for Construction
 This drawing contains the analysis for DRP
 5/17/2024 1:56:17 PM

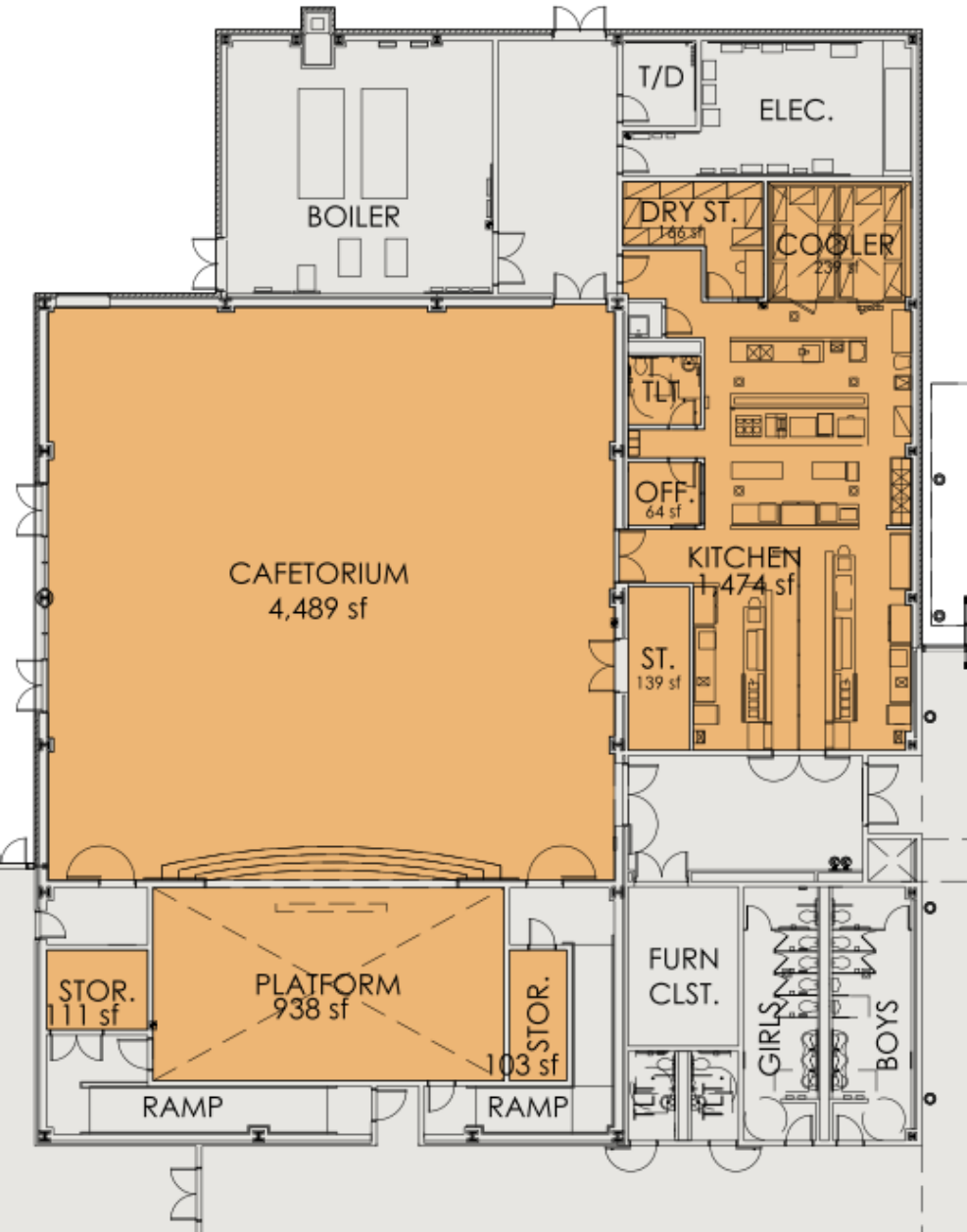
Media Center



- 1 **State Standard ~SF based on 10% of student enrollment x 35 SF/Student**

Area Calculation
 $10\% \times 879 \times 35 \text{ SF} \sim 3,077 \text{ SF}$
Existing 5,554 SF
Complies with State Standard

Draft Print
Information contained herein is for DRAFT purposes only and subject to change
05/17/2022 3:56:17 PM



Cafeteria

- 1 State Standard ~SF based on 3 lunch periods and 17.5 SF/Seat

Area Calculation

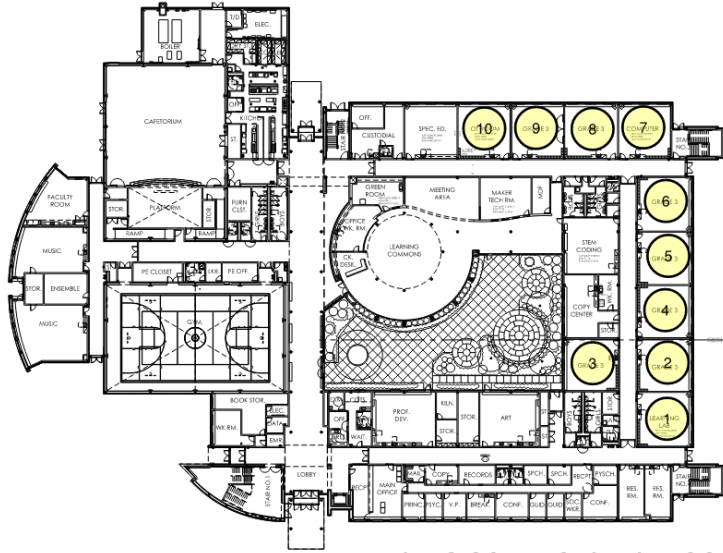
$17.5 \text{ sf/seat} \times 879/3 \sim 5,127 \text{ SF}$

Existing ~ 4,489 SF

**Does not meet State Standard
(Requires addition/modification)**

Draft Print
Information contained herein is for DRAFT
purposes only and subject to change
05/17/2022 3:56:17 PM

CAPACITY OF WIS...REVIEW THE IMPACT



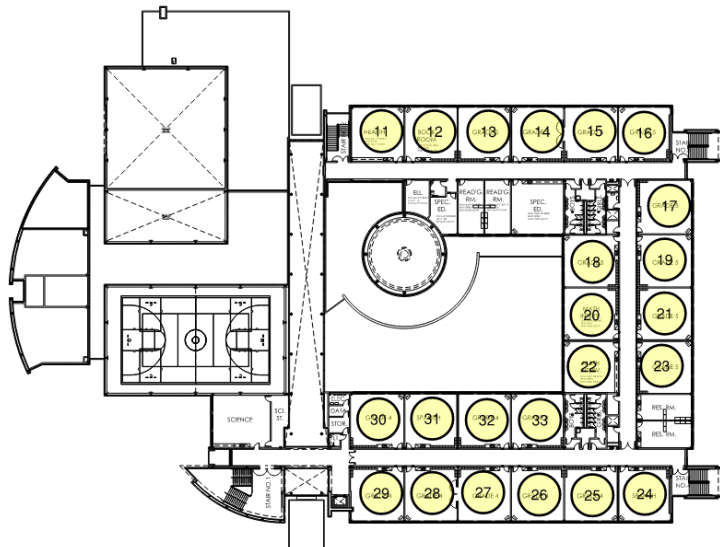
EXISTING CONDITIONS FIRST FLOOR
WESTON INTERMEDIATE SCHOOL

1. Grade PK through 4 requires 44 CRs

- PK ~ 2 (Currently have 4 rooms dedicated)
- K ~ 8 Classrooms
- Grade 1 ~ 8 Classrooms
- Grade 2 ~ 8 Classrooms
- Grade 3 ~ 8 Classrooms
- Grade 4 ~ 9 Classrooms

2. Spaces that would be affected

- OT/PT Room
- Computer Room
- Learning Lab
- Health Room
- Book Room
- Math Intervention x 2
- Spanish x 2



EXISTING SECOND FLOOR
WESTON INTERMEDIATE SCHOOL

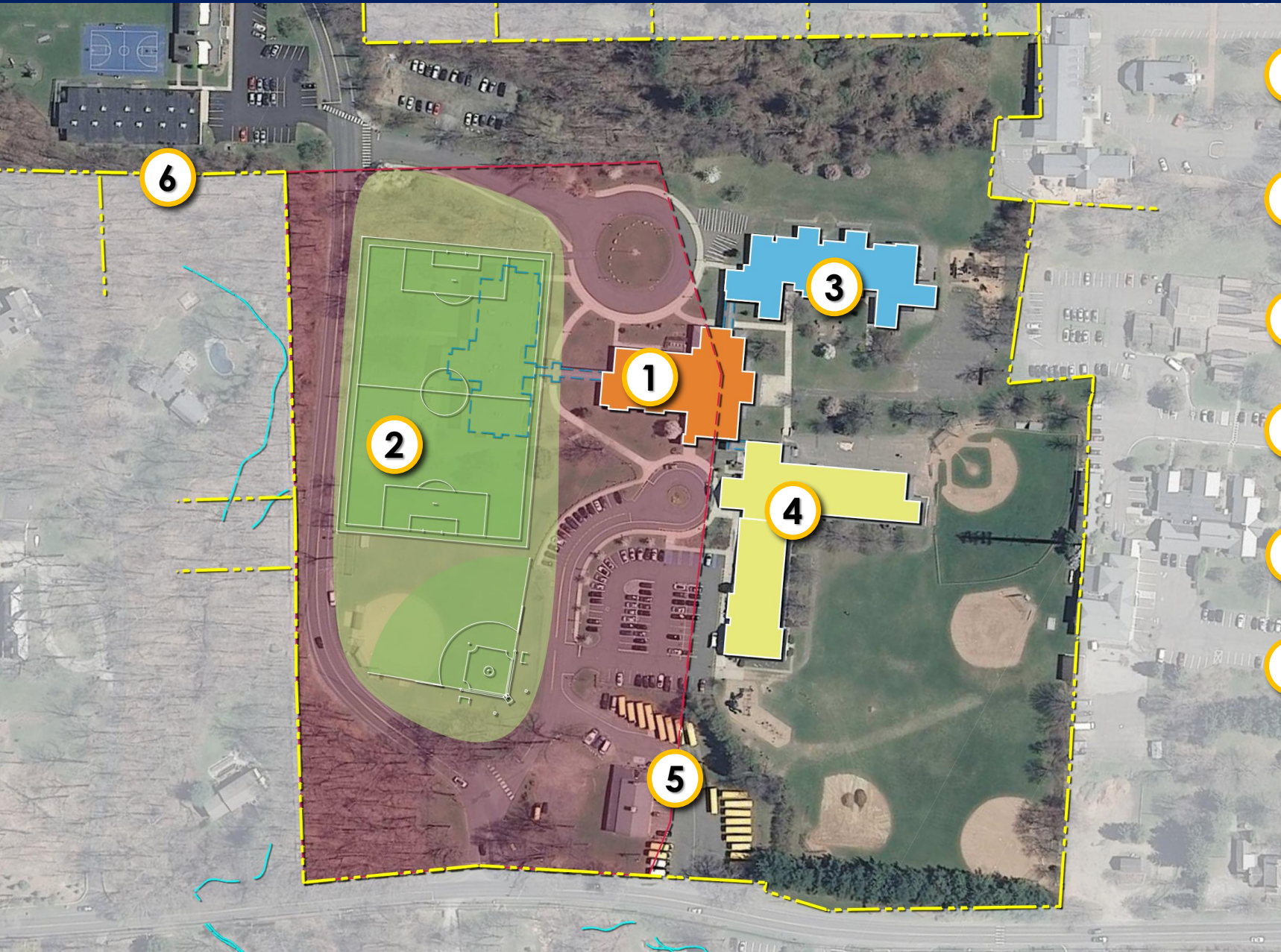
Note: Original Building planned for 10 CRs per grade, 30 CRs x 24 students ~ capacity 720

Draft Print
Information contained herein is for DRAFT
purposes only and subject to change
05/17/2022 3:56:17 PM

“Test Fit” Town Buildings Deed Outline



Tecton
ARCHITECTS



- 1 Possible relocation of Weston Public Schools Central office
- 2 New play fields and outdoor educational classrooms
- 3 Relocation of the Town Hall Annex departments
- 4 Possible expansion of the existing senior center
- 5 Approximate location of the deed
- 6 Approximate location of the town property line

Draft Print
Information contained herein is for Draft
purpose only and subject to change
05/17/2022 3:56:18 PM

STACKING UP TO YOUR PEERS...A COMPARATIVE ANALYSIS

Weston	Elementary						Middle School		High School	Subtotal
School Name	Hurlbutt	WIS					WMS		WHS	
Population	456	469					541		760	2,226
Highest Proj.	503	573					594		770	2,440
Grade Structure	PK-2	3-5					6-8		9-12	

Darien	Elementary						Middle School		High School	Subtotal
School Name	Hindley	Holmes	Ox Ridge	Royle	Tokeneke		Middlesex		DHS	Subtotal
Population	460	449	421	401	446		1,156		1,404	4,737
Grade Structure	K-5	K-5	K-5	PK-5	PK-5		6-8		9-12	

New Canaan	Elementary						Middle School		High School	Subtotal
School Name	East	South	West				Saxe		NCHS	
Population	555	538	461				1,324		1,324	4,202
Grade Structure	K-4	K-4	PK-4				5-8		9-12	

Ridgefield	Elementary						Middle School		High School	Subtotal
School Name	Barlow Mtn.	Branchville	Farmingville	Ridgebury	Scotland	Vet. Park	East Ridge	Scotts Rdg.	RHS	
Population	341	353	271	351	339	264	558	558	1,596	4,631
Grade Structure	K-5	PK-5	K-5	K-5	K-5	K-5	6-8	6-8	9-12	

Westport	Elementary						Middle School		High School	Subtotal
School Name	Coleytown	Green Farms	King's Hwy	Long Lots	Saugatuck	Stepping	Bedford	Coleytown	Staples	
Population	391	370	445	511	422	Stones	1,259	456	1,828	5,682
Grade Structure	K-5	K-5	K-5	K-5	K-5	PK	6-8	6-9	9-12	

Wilton	Elementary						Middle School		High School	Subtotal
School Name	Cider Mill	Ina Drisc.	Miller-Driscoll				Middle Brook		WHS	
Population	853	313	756				945		1,272	4,139
Grade Structure	3-5	PK-2, Merged in 2011					6-8		9-12	

On Wed, May 18, 2022 at 10:37 AM Jeff Wyszynski <JeffW@tectonpc.com> wrote:

Thanks Gayle:

I believe I was clear at several of the previous FOC meetings in that the core spaces would suffer a bit, some sacrifices would need to be made, and scheduling of "specials" would need to be adjusted should you add grades to WIS. Considerations may include introduction of some "specials" such as Science, Spanish, possibly Art back into the general classrooms rather than have a dedicated space that students travel to. The impacts of this educationally are substantial, that is why we would not recommend this option, we never have, but we were asked to look at it. If you had to introduce some of these activities back into the typical classroom, this would mean less "educational time"mainly because you would have to take the time to setup a typical classroom to accommodate these programs. The school district would be best to speak any additional considerations and the probably impact(s) to students.

More specifically:

1. Cafeteria ~ The state standard is as follows: 899/3 lunch waves x 17.5 square feet per student. This equates to a 5,244 SF. If you look closely at the proposed plan and notes, we added a 575 square foot addition to the cafeteria to the north side of the building to bring the area of the cafeteria to 5,275 square feet. This not only brings it into compliance with a state standard but would also allow access/travel through the cafeteria and exit through the existing corridor between the platform and the gym to relieve congested circulation paths. We also carried costs for renovating the kitchen to streamline the queue lines. In a practical sense, having nearly 300 students per lunch wave is a real operational challenge but we were asked to look at a PK-4 option. This is a significant consideration.
2. Secondly, we added a multipurpose space of approximately 2,340 square feet to accommodate a possible third PE space, or music/practice, or could even be used for flex lab/science/maker space if setup with proper infrastructure.
3. As previously mentioned, I think the operational challenges related to running a PK-4 of 899 students should really be addressed by school district leadership and administration as they are the most qualified on this topic. However, I pulled together a simple chart identifying possible challenges with scheduling of dedicated "specials" space. It outlines the number of spaces in the building, a hypothetical of 6 blocks per day over a 5 day period ~ the required column assumes that there are around 40-45 typical classes that will need access to these spaces (44 is currently projected for PK-4). This chart assumes optimal planning/scheduling efficiency.

So to be clear with the group, we are not recommending a PK-4 option, we were asked to show what it could look like, the costs, and potential impacts so the group could discuss the opportunities, challenges, and if this option made sense for your community as a whole.

If we are asked our opinion on the options, knowing what we learned about the community over the better part of a year, we would suggest the community remain at 4 schools. The reality is that you have two older buildings with WMS and Hurlbutt Elementary school with fairly significant needs both educationally and to address current physical conditions. We have outlined several options from break fix repairs, to renovate as new, and new options. We are of the opinion that a more comprehensive renovation to WMS to address physical conditions, plan and building inefficiencies that continue to contribute to yearly costs, and overall quality of the

educational environment (adjacencies of spaces, access to proper science/technology space, proper fresh air exchanges, natural daylight, etc.) would make the most sense from a long term planning strategy. This coupled with a resolution to the early elementary and town hall annex/senior center/Jarvis house/etc. is also sound planning although I am unclear as to why then entire plan would need to be implemented all at once. However, this is a collective decision that the committee and your community should make based upon the information and analysis we have provided. I trust the above information addresses the concerns cited in your email, please let me know if you have any further questions. Thanks, Jeff

Jeffrey J. Wyszynski

Principal

TectonArchitects

[34 Sequassen Street, Suite 200
Hartford, CT 06106](#)

d: 860.990.6950

o: 860.548.0802 x219

c: 413.218.1084

www.tectonarchitects.com

Our Hartford studio has moved!

Effective January 1st, 2020, Tecton can be found at [34 Sequassen Street, Suite 200, Hartford, CT 06106](#). Please update your records with our new address.

www.tectonarchitects.com

This email, together with any attachments, is intended for the named recipient(s) only and may contain privileged and confidential information. If the reader of this message is not the intended recipient, inform the sender and delete this email in its entirety. If received in error any review, dissemination, distribution or copying of this message is strictly prohibited. All project information including but not limited to contract documents, design documents, drawings, field notes, electronic data, written or typed letters and reports, etc., assembled or created during the course of the described Project, shall remain the sole and exclusive property of Tecton Architects, P.C. and is confidential.



Weston Public Schools

Enrollment Projections Update

December 5th 2022



Introduction

- Projection Comparison
- Update of Enrollment Drivers
- Big Picture Enrollment Drivers
- Update of Enrollment Trends
- Enrollment Projection Update
- Appendix A- Low & High Districtwide Projections



PROJECTIONS COMPARISON

Comparison	K	1	2	3	4	5	6	7	8	9	10	11	12
Actual 2022-23	128	137	157	159	142	153	183	185	169	181	187	181	188
Projected 2022-23	130	142	159	163	148	153	185	177	180	187	182	182	184
Difference	-2	-5	-2	-4	-6	0	-2	8	-11	-6	5	-1	4
% Difference	-1.5%	-3.5%	-1.3%	-2.5%	-4.1%	0.0%	-1.1%	4.5%	-6.1%	-3.2%	2.7%	-0.5%	2.2%

Source : WPS State Reporting, District Enrollment Report (11/12/22)

Type	K-2	3-5	6-8	9-12	K-12
Actual	422	454	537	737	2150
Projected	431	464	542	735	2172
Difference	-9	-10	-5	2	-22
% Difference	-2.1%	-2.2%	-0.9%	0.3%	-1.0%

Source : WPS State Reporting, District Enrollment Report (11/12/22)

- Actual district-wide enrollments were 1% (-20 students) lower than projected; greatest deviation (-10) students at Intermediate School
- Kindergarten Projections were within 2 student of actual

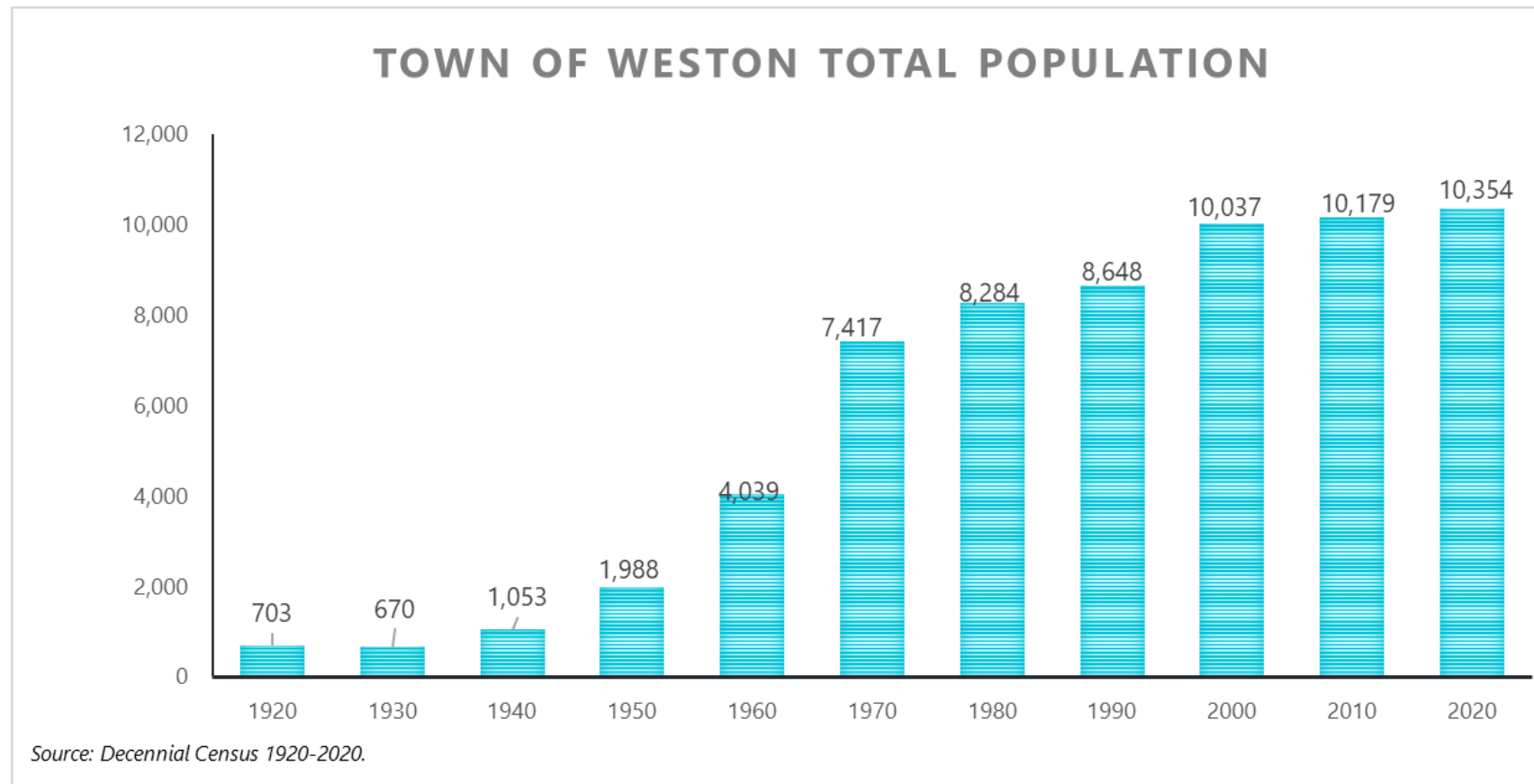


Enrollment Projection Update

Update of Enrollment Drivers

Total Population

- According to the 2020 US Census, Weston' population is now 10,354, a growth of 1.7% over the last decade.
- Reliable total population projections using the 2020 census data have yet to be published

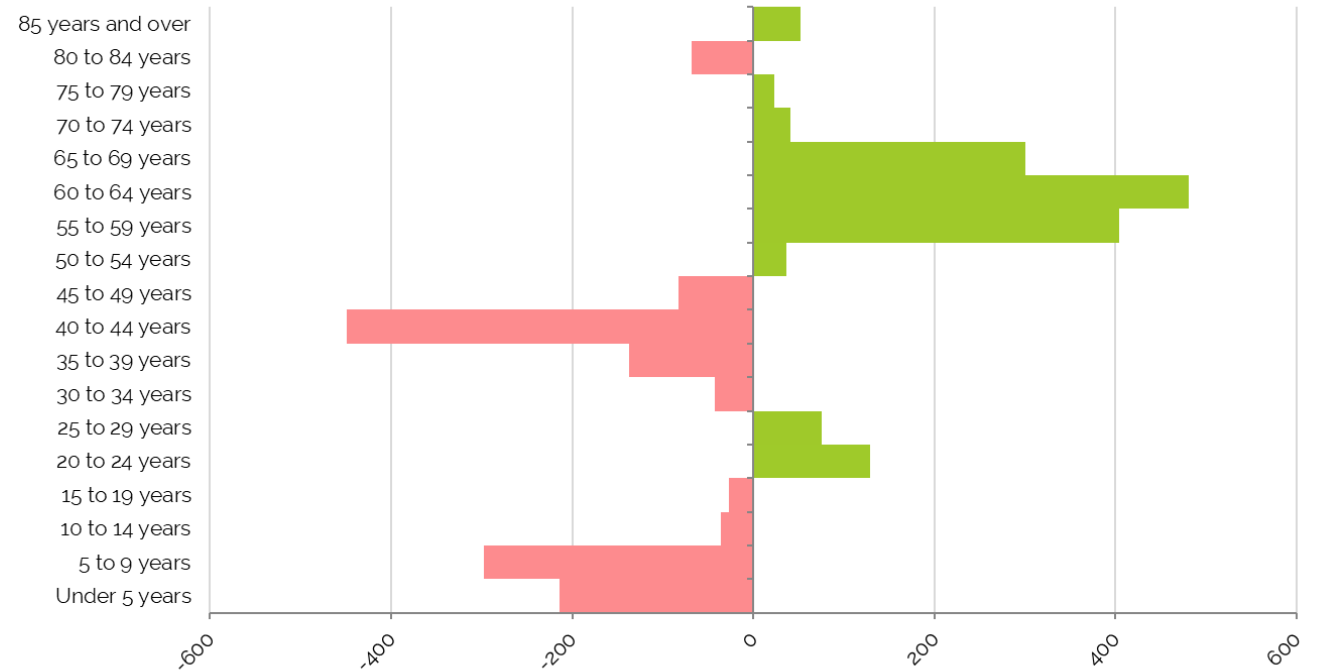




Population Change

- According to Census & ACS, there have been age shifts within the population between 2010 and 2020
- From 2010 to 2020, Median age increased from 42.0 to 47.6
- Notable growth in the young adult (20 to 34) and older adult (55+) age groups, corresponding with the large millennial and baby boomer cohorts.
- Notable decrease in the 40 to 44 year old age cohort, who are likely to have older school-aged children
- Females of Child Bearing Age once again declined by ~20% from 2010-2020, similar in scale to the decline experienced from 2000-2010

Weston Estimated Population Change 2010-2020

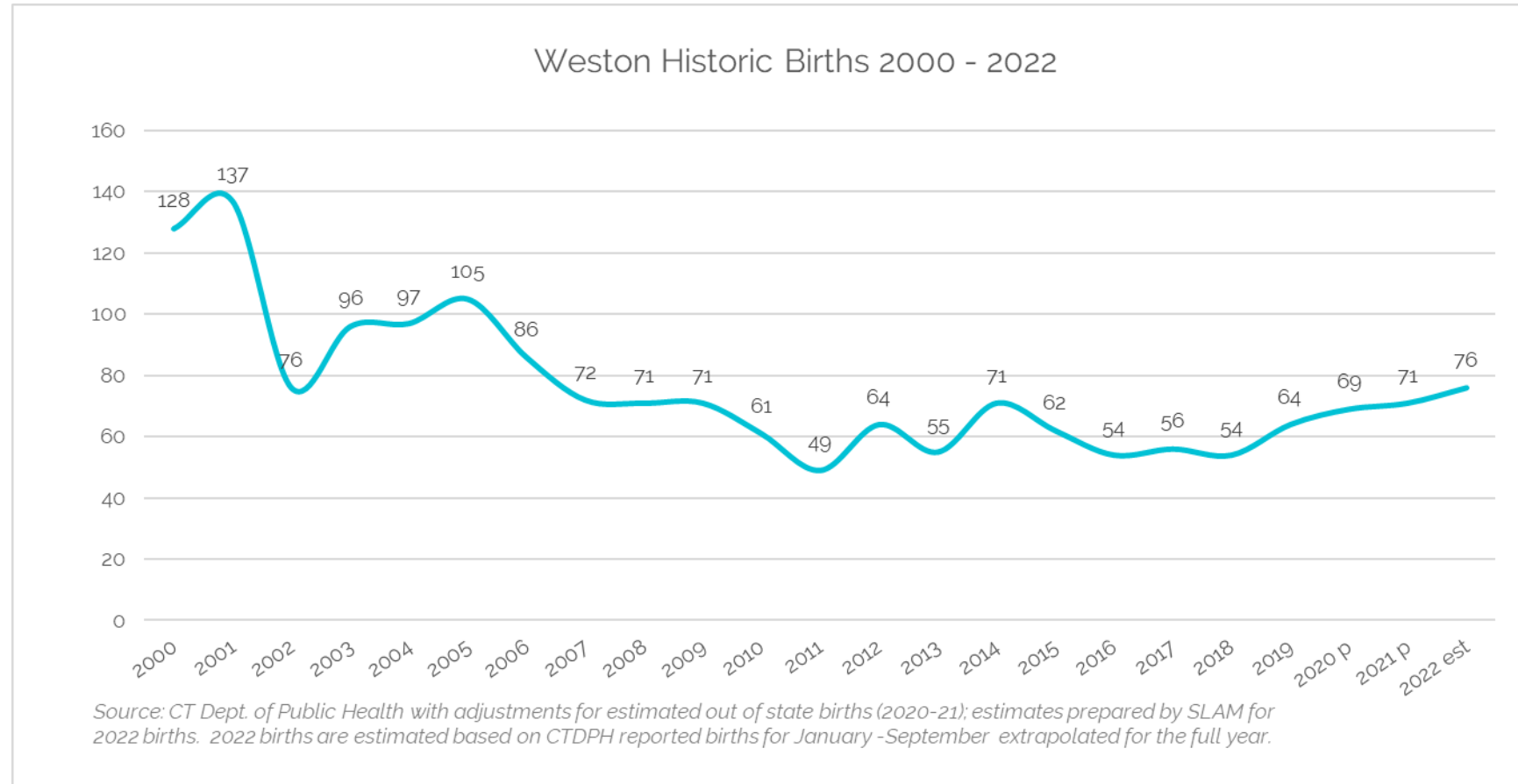


Source: Census 2010, ACS 5-Year Estimates 2020



Weston Resident Births

- In spite of decline of Females of Child Bearing Age enumerated in the US Census 2020 data, reported births have been increasing since 2018
- 2022 births estimated at 76. Full year 2022 birth estimates are extrapolated from Jan. – Sept. (56) reported births.
- Last 3 full years, annual births averaged 68 compared to 55 from 2015-17

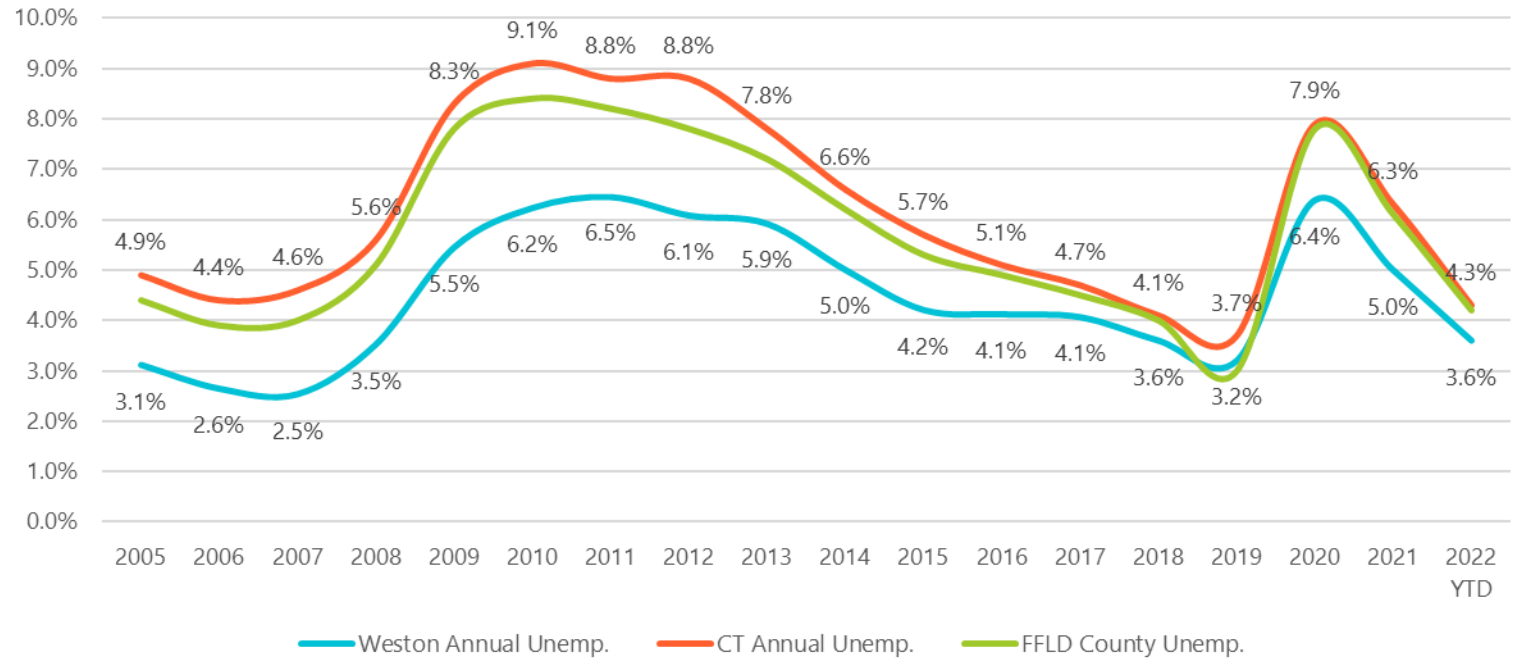




Unemployment

- The local unemployment rate peaked at 6.4% in 2020, but has since dropped to 3.6% 2022 YTD
- Improving UE rate locally, county and statewide for 2022
- The economic impact and employment trends of the pandemic should continue to be closely monitored, as conditions are closely tied to migration and housing market trends

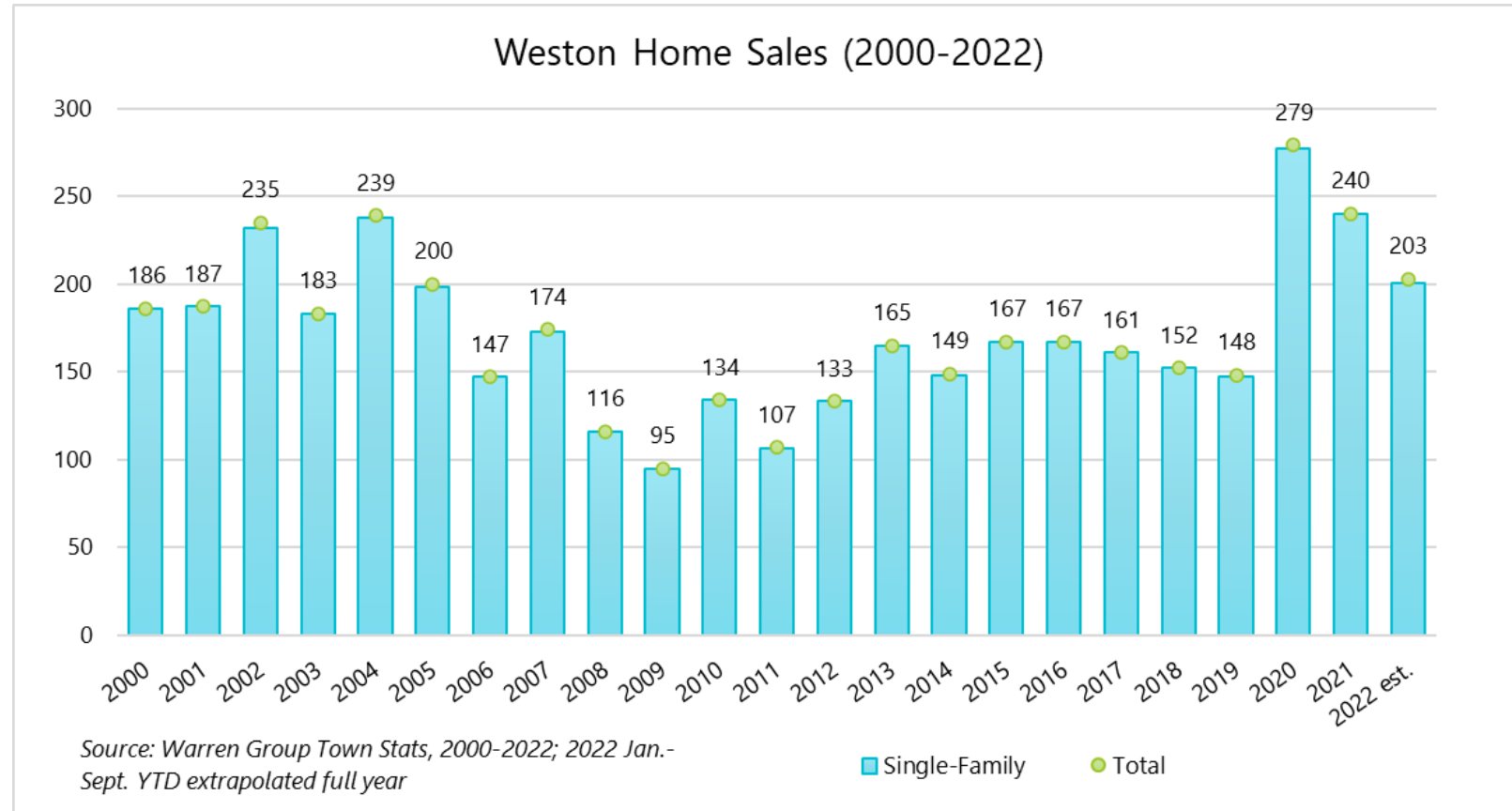
Weston, FFLD County & CT Unemployment Rates, 2005 - 2022 YTD





Single Family Home Sales

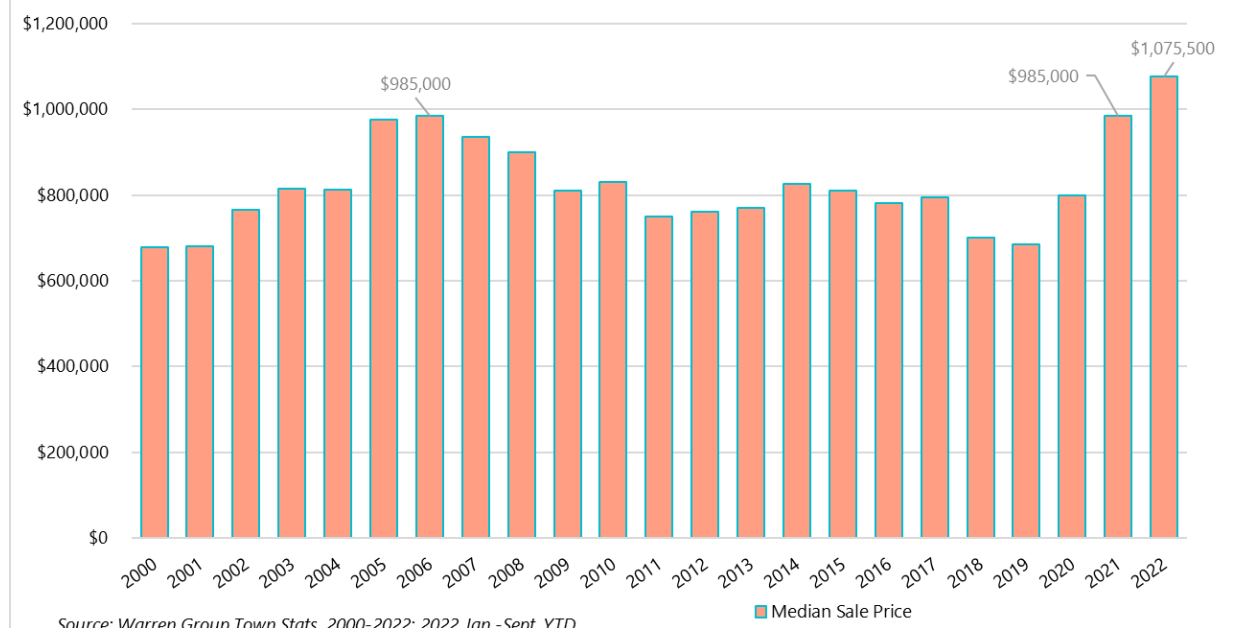
- Single Family Home Sales peaked in 2020 at nearly 280 sales
- For 2022, YTD sales (150) have continued to drop from the recent peak in 2020. Full year 2022 estimate yield 203 total sales, still well above the recent pre-pandemic levels
- Condo sales are negligible with <2 sales reported annually





Median Housing Price

Weston Median Sale Price Single Family Homes (2000-2022 YTD)



Source: Warren Group Town Stats, 2000-2022; 2022 Jan.-Sept. YTD

Comparison of Median Single-Family Home Sale Prices: 2008 and 2022 YTD



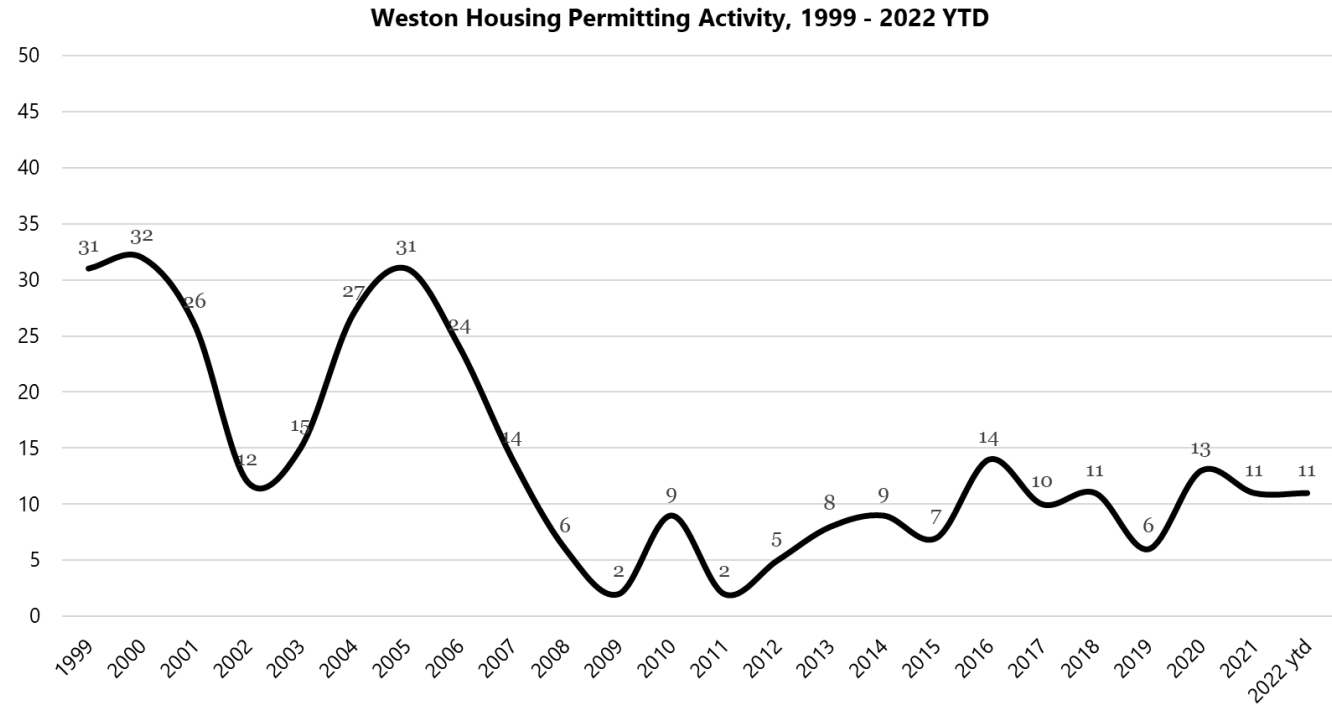
Source: The Warren Group, 2021 (Jan-Aug)

- 2022 YTD median single-family sale price: \$1,075,500; exceeding prior peaks of \$985,000 in 2021 and \$969,500 in 2006



Housing Starts & Land Use

- Permits for new housing construction average 10 over the last 10-years
- Permits and construction activity is on existing lots.
- New subdivision activity is constrained by limited availability of land. A few challenging properties are being “explored”. Yield will be low at potentially 3-7 lots, however, there is no application at this time, and development is not imminent
- Newly created Village District Regulations are in effect as of October 2021; no development has been proposed to date



Source: CT DECD Building Permits 1999-2022, 2022 building permits through September YTD Town of Weston's Land Use Department.



Enrollment Projection Update

“Big Picture” Snapshot of Enrollment Drivers



Changing Demographics: Population Growth

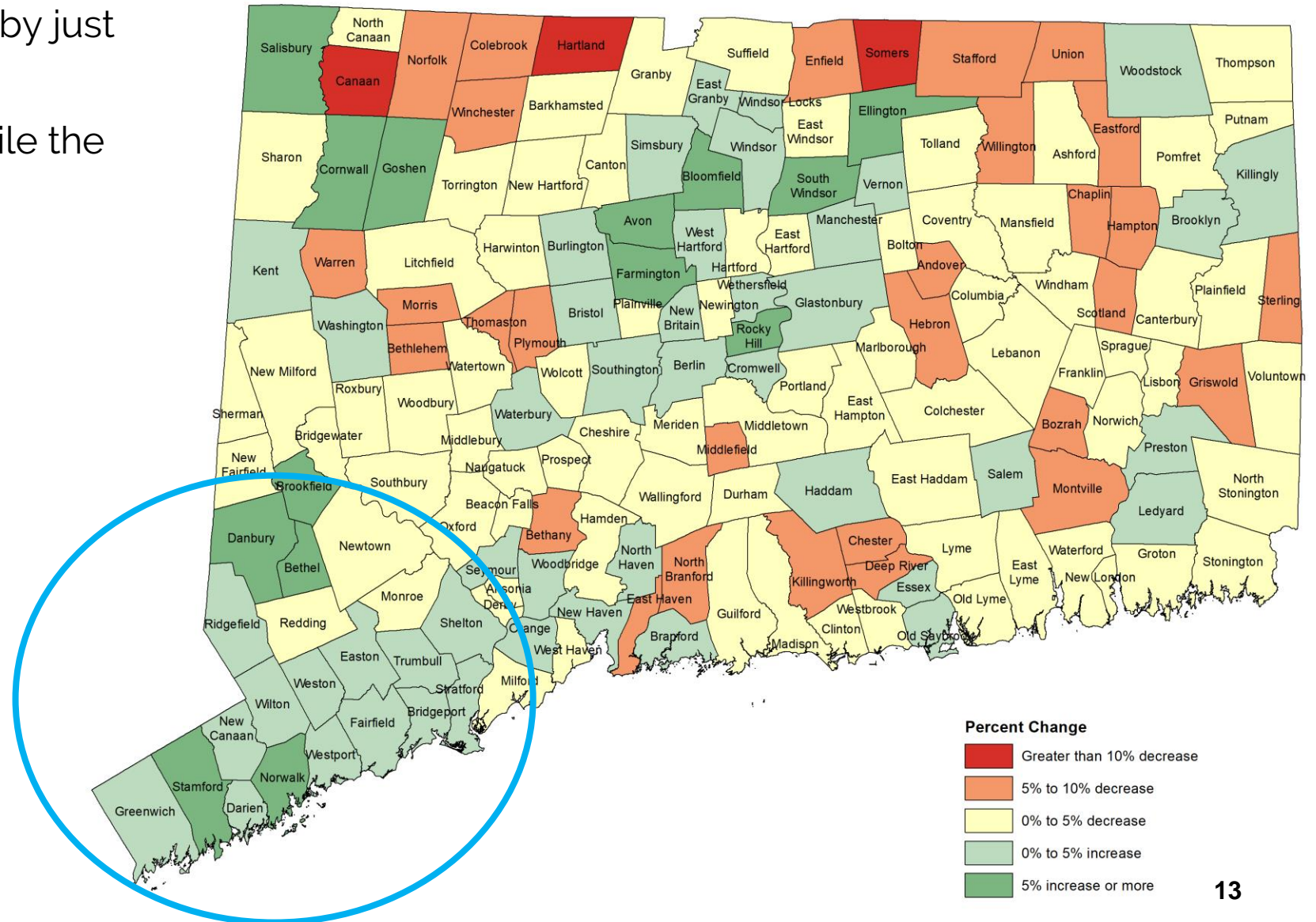
- Overall CT's population grew by just 0.9% between 2010 and 2020
- 69 out of 169 towns grew, while the other 100 shrank.

Fastest Growing Towns:

- Salisbury (12%)
- Stamford (11%)
- Cornwall (10%)
- Bethel (10%)
- Danbury (7%)

Fastest Shrinking Towns:

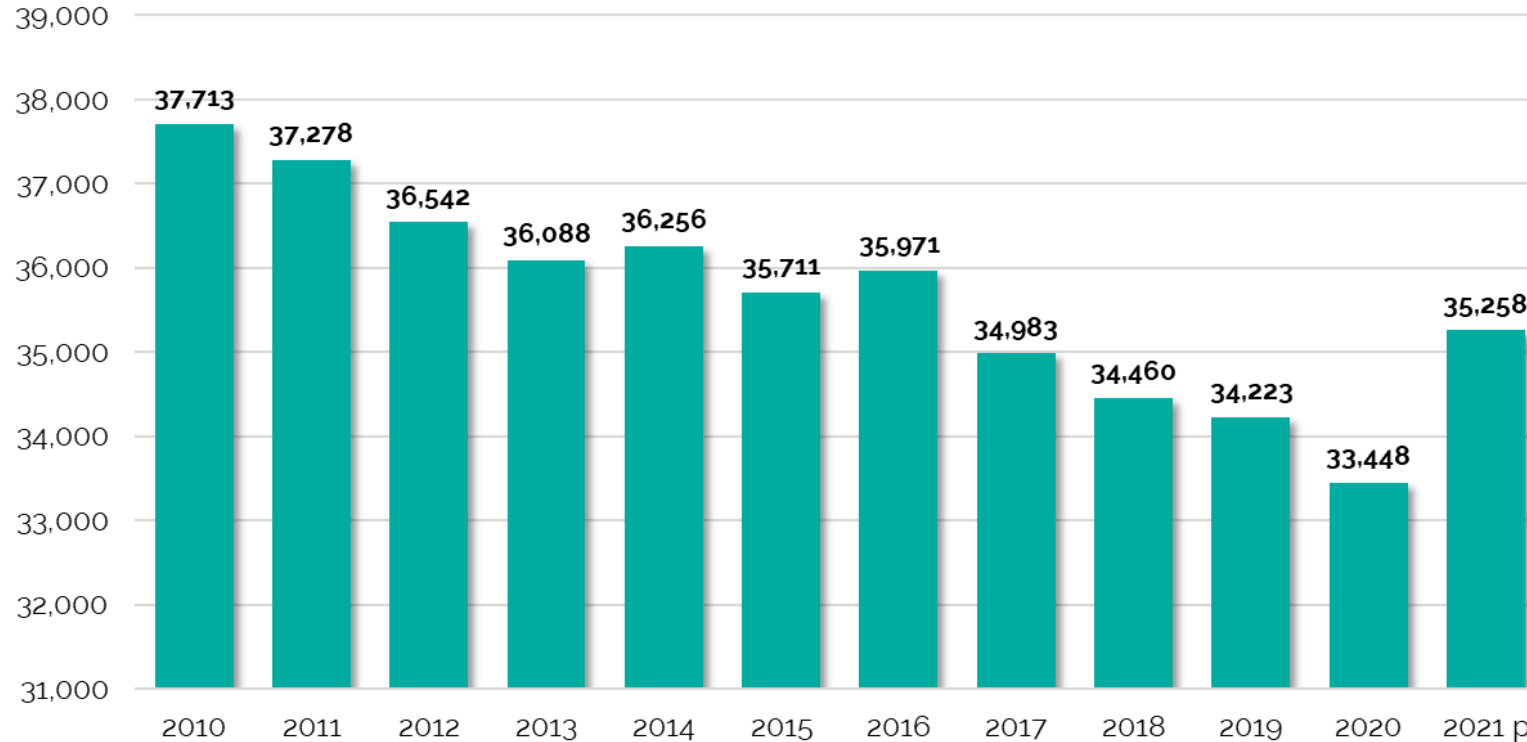
- Canaan (-12%)
- Somers (-10%)
- Hartland (-10%)
- Winchester (-9%)
- Scotland (-9%)





State Trends: Births

State of CT Births: 2010 to 2021



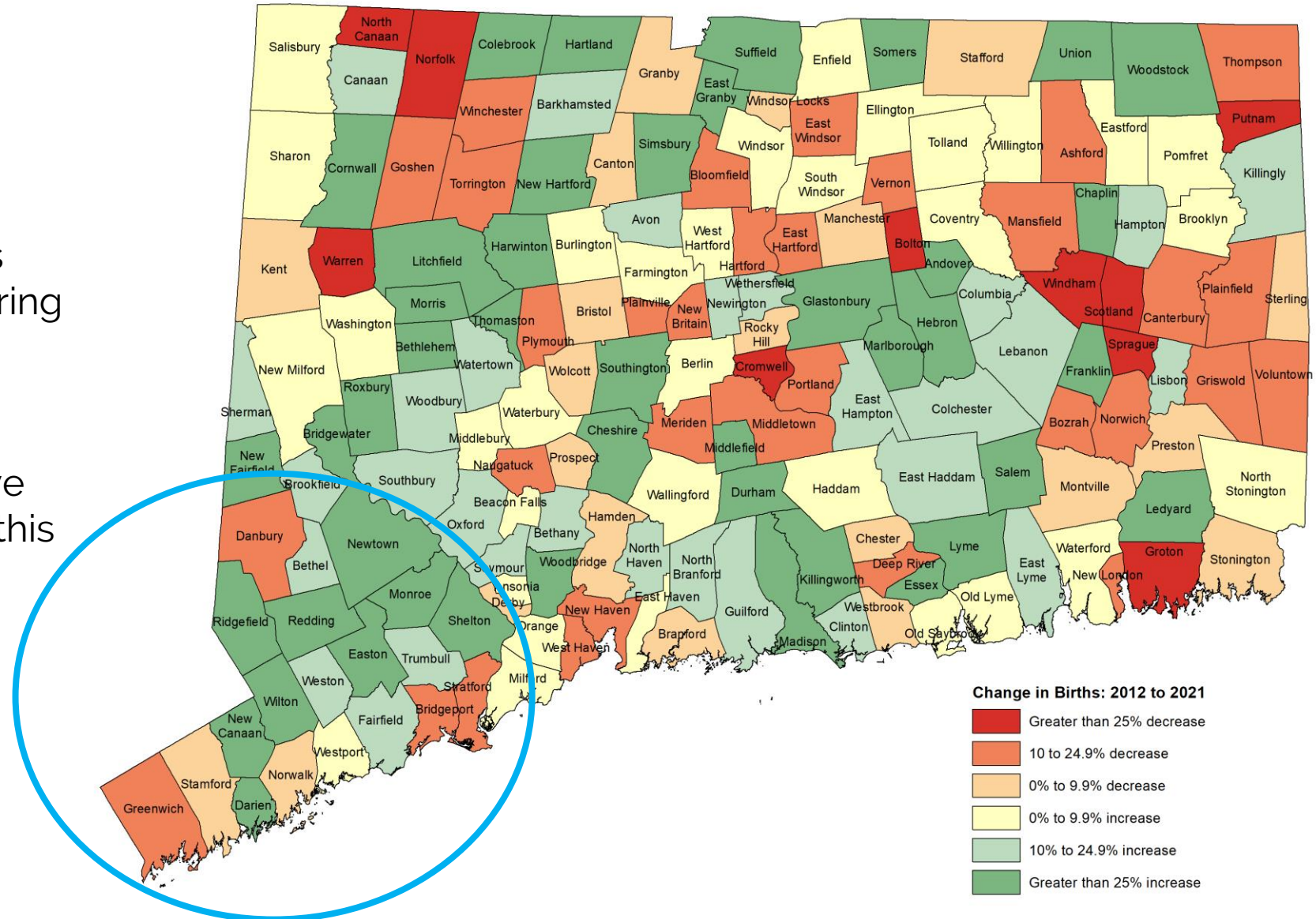
Source: Connecticut Department of Public Health

- Births have continued to decline over the last twenty years.
- Post-COVID "Baby Boom" in 2021, shows substantial increase compared to 2020



State Trends: Births

- Overall births decreased between 2012 and 2021
- Many suburban communities have seen births increase during this time period
- Most urban communities have seen births decrease during this time period





State Trends: Birth-K Ratios

Birth-K Ratio =

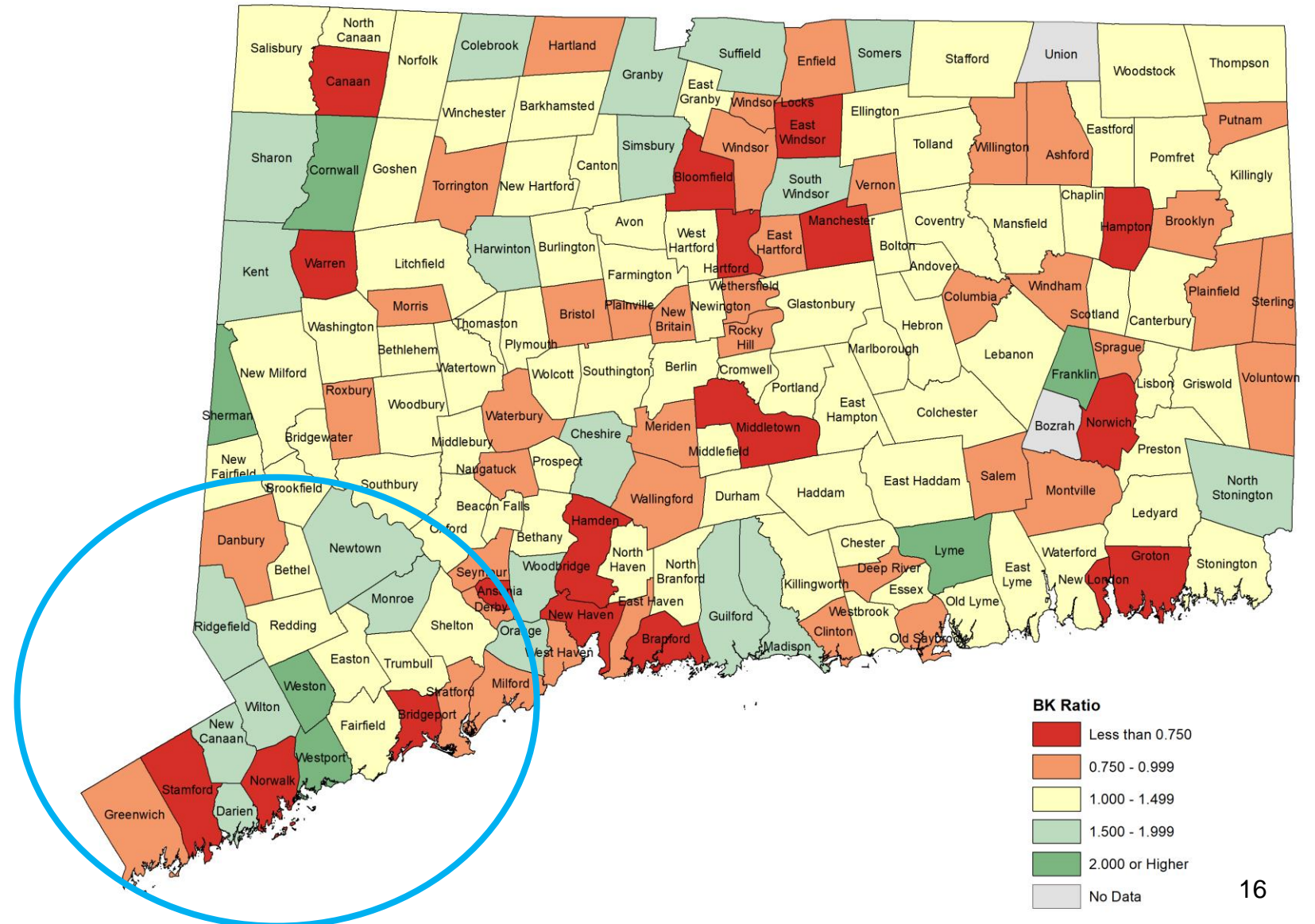
Kindergarten Enrollment
Births 5-Years Prior

Birth-K Ratio > 1 =

Gain of children from
birth to 5

Birth-K Ratio < 1 =

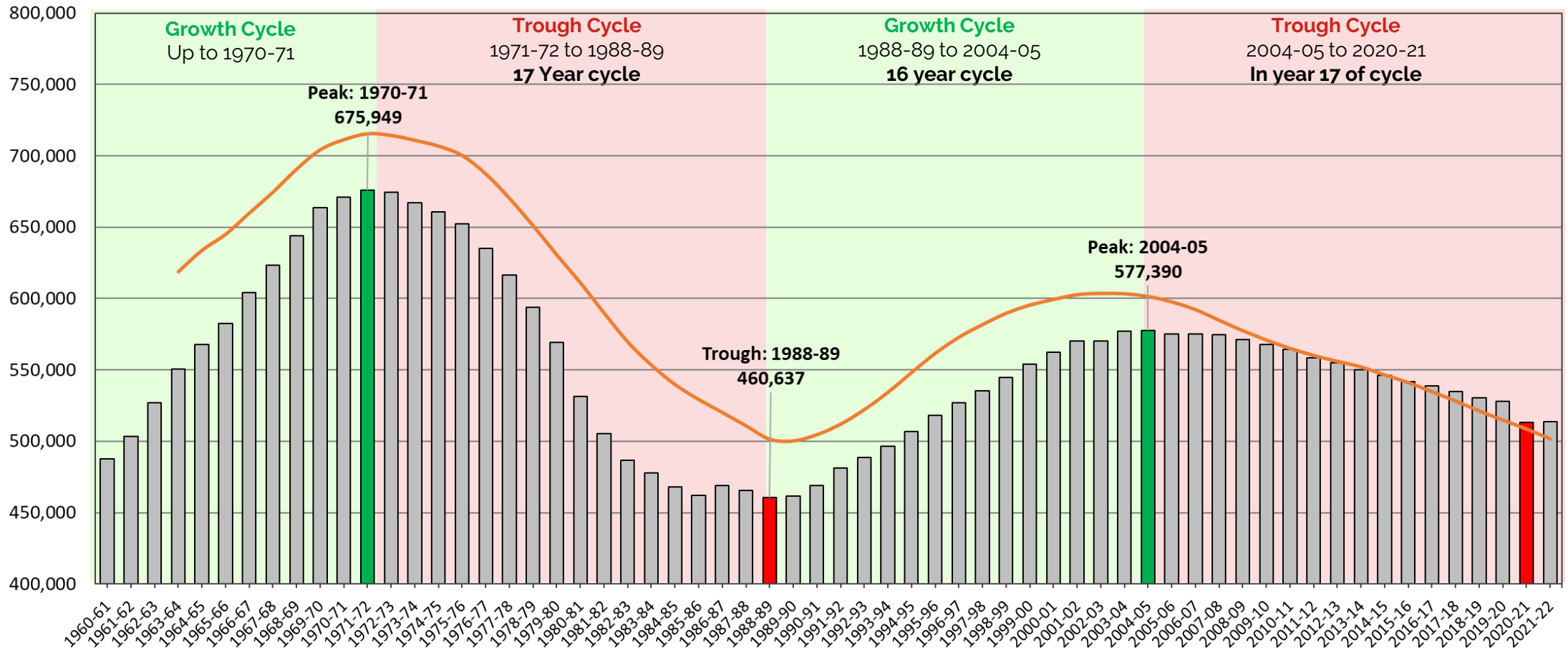
Loss of children from
birth to 5





State Trends

Public School Enrollment in Connecticut: 1960 to 2021



Data Sources: 1960-61 through 2006-07 data provided by the National Center for Education Statistics - Enrollment in Public Elementary and Secondary Schools, by State
2007-08 through 2021-22 enrollment data is estimated based on Connecticut State Department of Education enrollment.

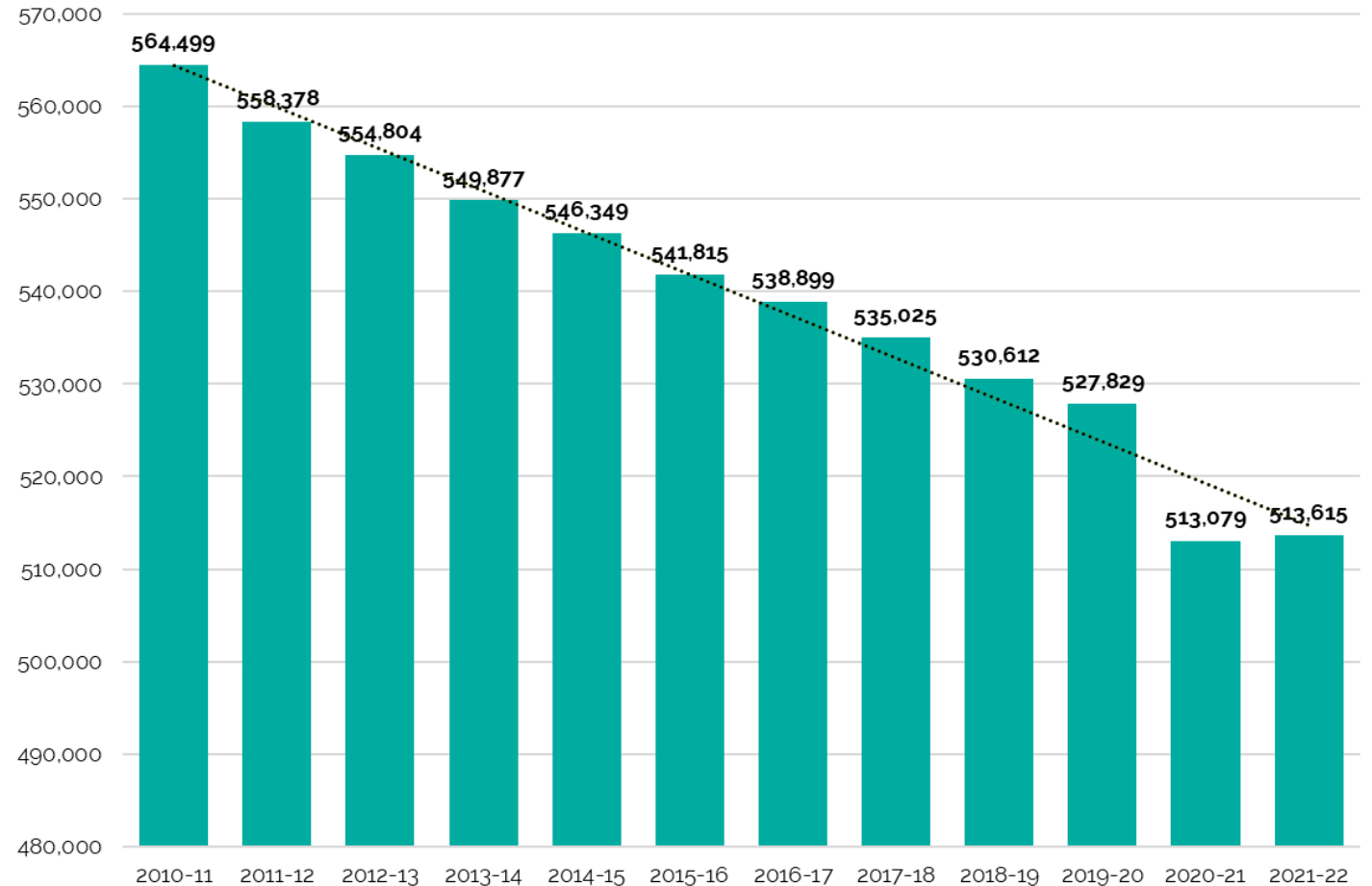
CT Enrollment Sum of Associated Birth Cohorts



State Enrollment Trends

- Enrollment decreased by 7.4% over the last ten years
- After sharp decrease in 2020-21, enrollment stayed stable for the 2021-22 school year, returning to historic trend line
- Small Increase in 2021-22 for first time in a very long time

Connecticut Public School Enrollment Trends: 2010-11 to 2021-22



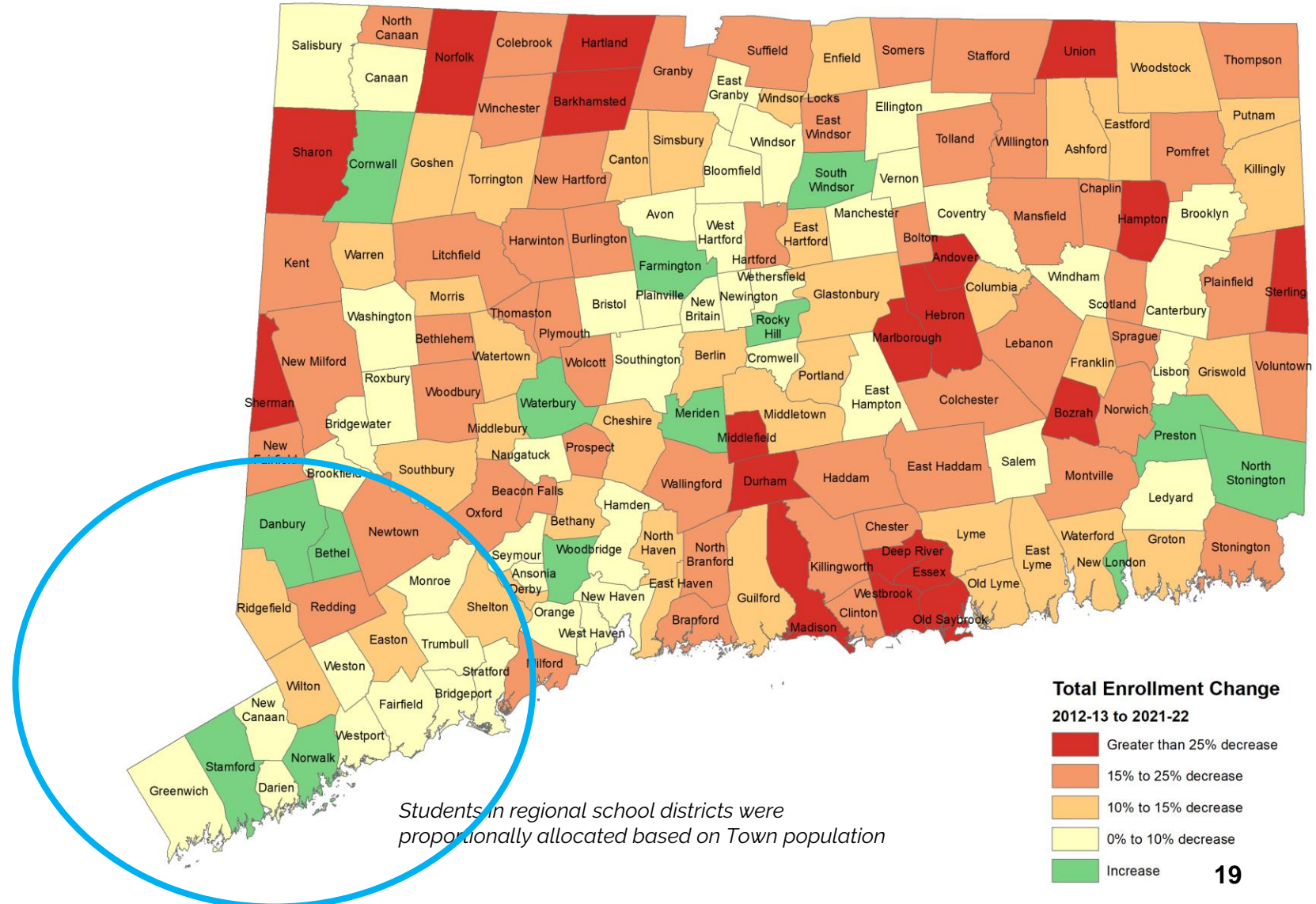


State Trends: Enrollment

2012-13 to 2021-22

Fastest Growing Districts in Fairfield County:

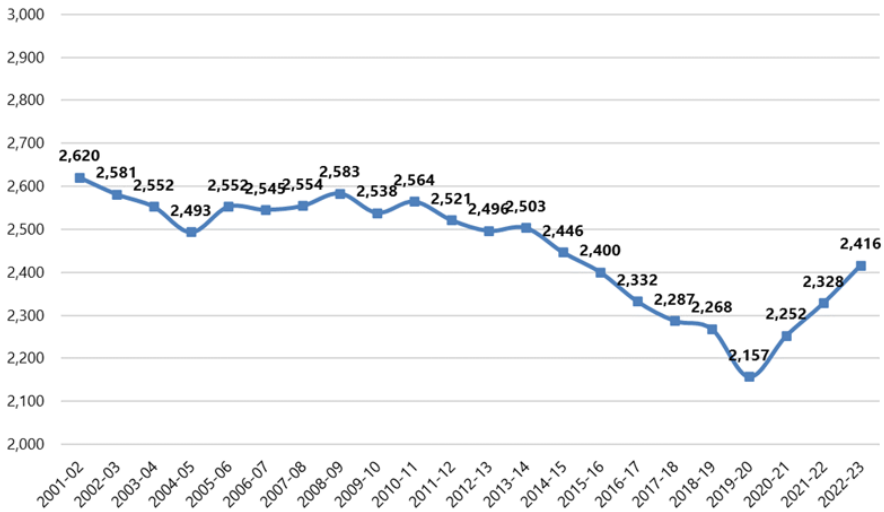
- Danbury
- Norwalk
- Stamford
- Bethel





Sample of Fairfield County DRG A Trends

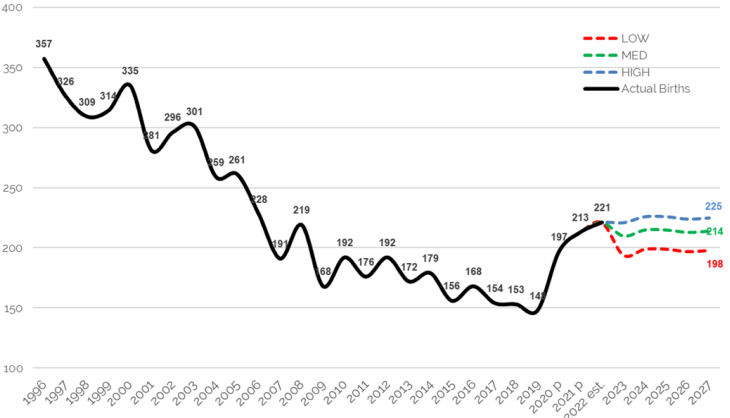
Westport Public Schools Historic K-5 Enrollment (2001-02 to 2022-23)



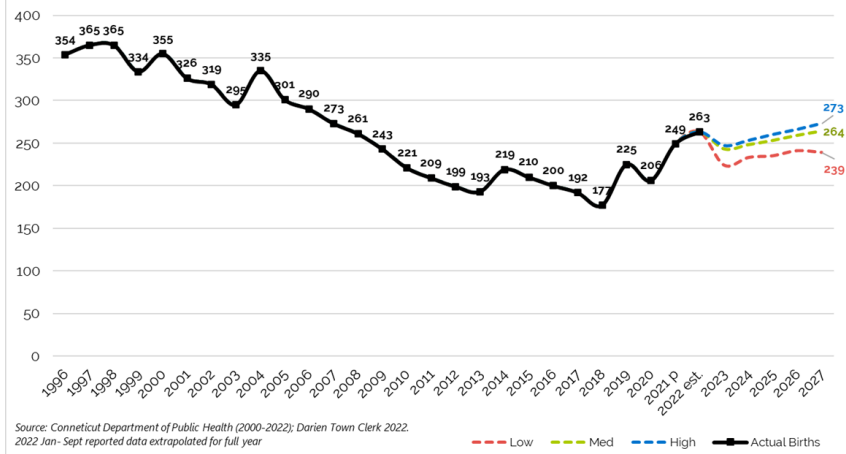
Historic Enrollment, Darien Public Schools: K-5th Grade: 2001-02 to 2022-23



Westport Actual and Projected Births: 1996 to 2027



Darien Historic and Projected Births: 2000 to 2027

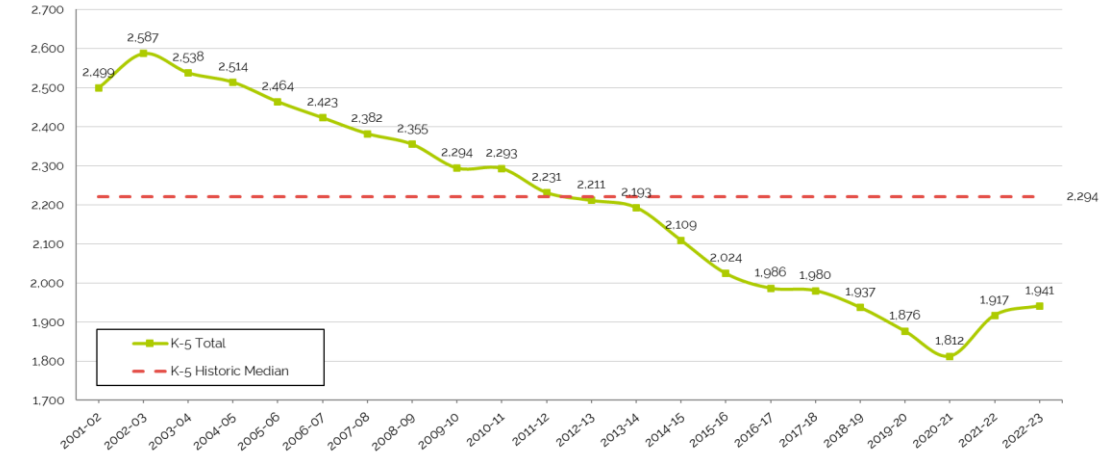


Source: Connecticut Department of Public Health (2000-2022); Darien Town Clerk 2022. 2022 Jan- Sept reported data extrapolated for full year



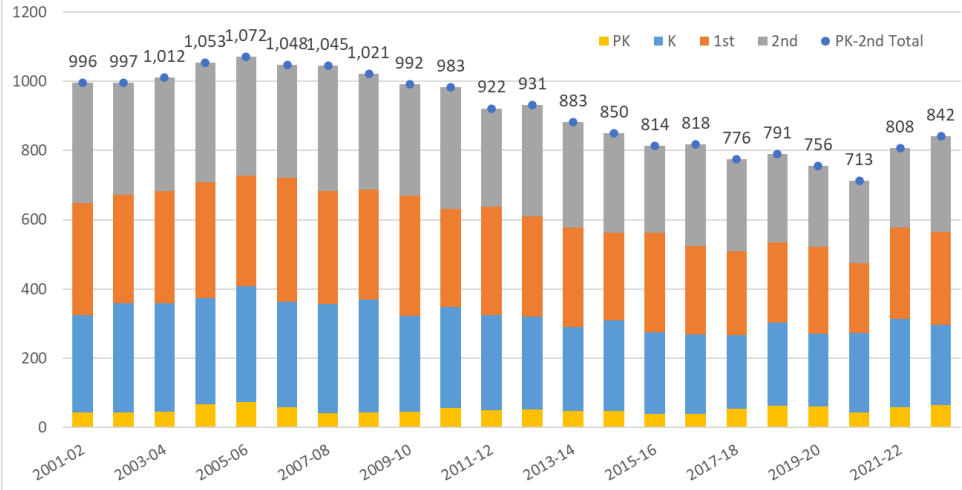
Sample of Fairfield County DRG A Trends

**Historic Enrollment, Ridgefield Public Schools:
K-5th Grade: 2001-02 to 2022-23**



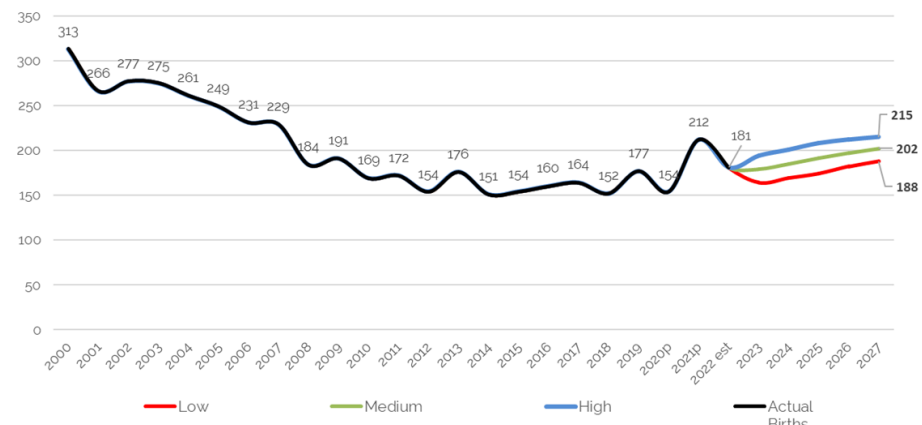
Sources: CT Dept. of Ed. CeDar 2001-2012; CT EdSight 2013-2021-22; Ridgefield Public Schools 2022-23

Wilton PK-2nd Historic Enrollment



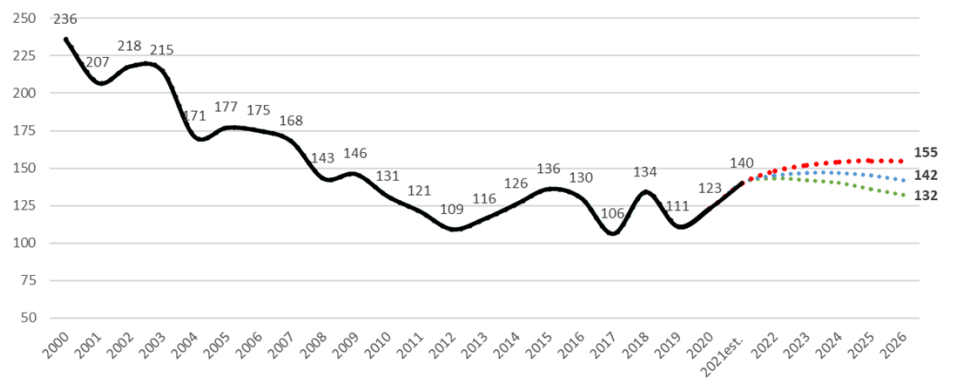
Enrollment data from EdSight (2008-09 to 2020-21), Wilton Public Schools (2022-23)

Ridgefield Actual and Projected Births: 2000 to 2027



Source: Connecticut Department of Public Health & Ridgefield Town Clerk. 2022 extrapolated from Jan. - September actual births

Wilton Actual and Projected Births: 2000 to 2026



Source: Connecticut Department of Public Health. Data for 2000-2020. 2021 is based on Town Clerk Births from Jan- Sept (106 births) extrapolated for the full year 2021.





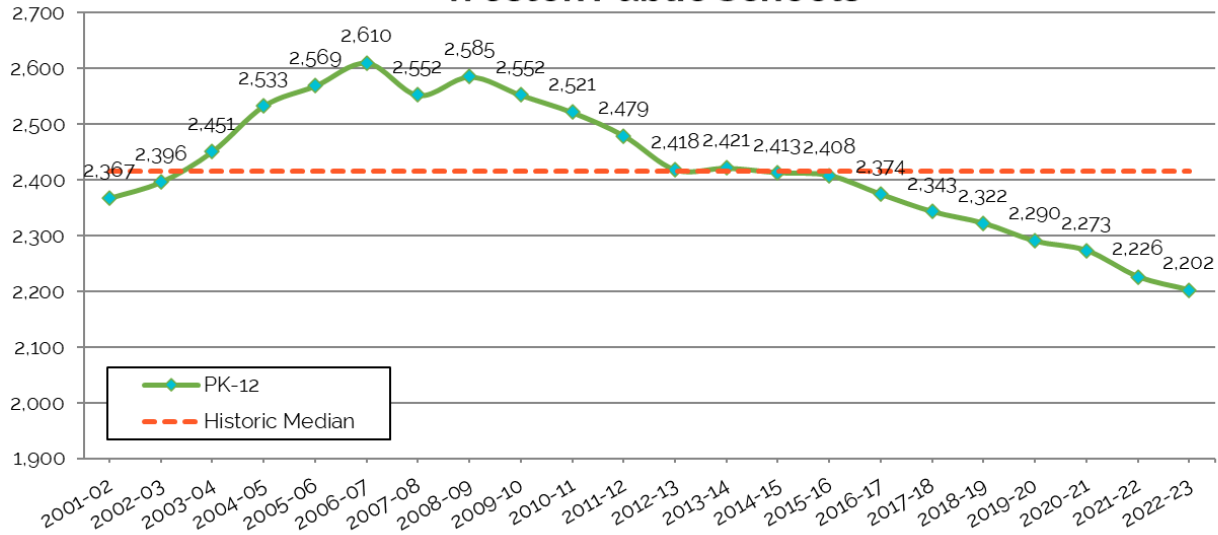
Enrollment Projection Update

Update of Enrollment Trends



Historic Enrollment

**Total (PK-12) Historic Enrollments
Weston Public Schools**



Sources: CT Dept. of Education CeDar, and Weston Public Schools

**Weston Public School Enrollment History
Kindergarten through 12th Grade**

School Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	PK
2001-02	1996	114	158	210	193	201	226	212	217	181	176	176	135	129	138	15
2002-03	1997	114	159	170	194	193	201	223	221	209	187	173	175	137	133	21
2003-04	1998	146	187	163	181	194	195	208	218	215	210	180	167	173	131	29
2004-05	1999	129	184	204	176	184	201	197	211	226	206	206	169	167	171	31
2005-06	2000	128	182	194	213	174	191	206	199	201	232	212	201	163	163	38
2006-07	2001	137	210	194	200	210	174	186	208	191	201	225	207	197	167	40
2007-08	2002	76	146	220	191	196	213	170	188	203	192	197	219	197	185	35
2008-09	2003	96	166	159	220	202	194	211	183	190	210	196	206	214	198	36
2009-10	2004	97	158	171	160	214	203	209	217	181	202	208	191	193	206	39
2010-11	2005	105	159	166	178	170	216	207	211	215	181	195	205	186	192	40
2011-12	2006	86	162	156	177	180	173	217	211	207	211	170	193	203	189	30
2012-13	2007	72	115	157	163	180	186	179	221	208	207	210	173	188	205	26
2013-14	2008	71	136	135	175	174	183	197	190	215	215	214	209	171	186	21
2014-15	2009	71	140	150	146	185	177	186	206	188	214	202	208	206	172	33
2015-16	2010	61	124	141	157	161	186	184	190	209	186	218	208	206	213	25
2016-17	2011	49	128	143	146	164	173	185	188	194	208	189	216	207	208	25
2017-18	2012	64	113	142	147	154	175	180	196	192	198	212	185	214	208	27
2018-19	2013	55	109	128	155	163	165	181	187	201	195	203	209	186	213	27
2019-20	2014	71	129	117	135	160	168	169	191	186	204	195	207	207	190	32
2020-21	2015	62	122	142	131	145	176	172	172	190	196	198	194	207	204	24
2021-22	2016	54	126	146	154	140	150	179	176	176	189	184	185	184	207	30
2022-23	2017	56	128	137	157	159	142	153	183	185	169	181	187	181	188	52

State Department of Education - Public School Information System, Summary Report for 2001-02 to 2021-22; Weston Public Schools 2022-23

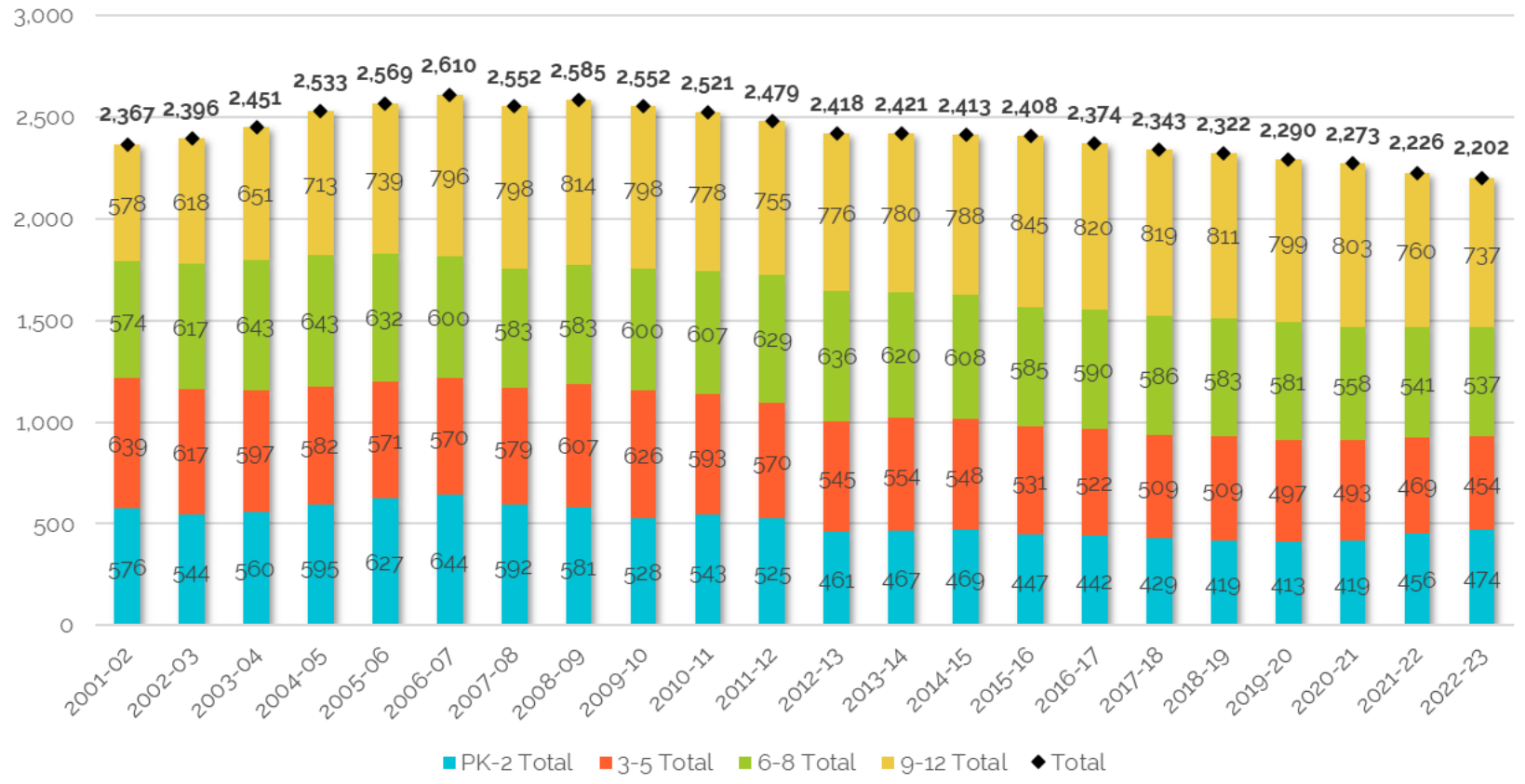
- Historic enrollment followed an increasing trend through the early 2000s to a peak in 2006-07, followed by a steady decline since 2008-09
- As existing mid-size cohorts matriculate to high school level, moderate declines are likely at upper grade levels



Historic Enrollment

- Over the past year, PK-12 enrollment declined by 24 students (-1.1%)
- Examining historic enrollment at the cohort level illustrates changing dynamics that sum to the total system-wide change in enrollment

Weston Historic Enrollments, 2001-02 to 2022-23

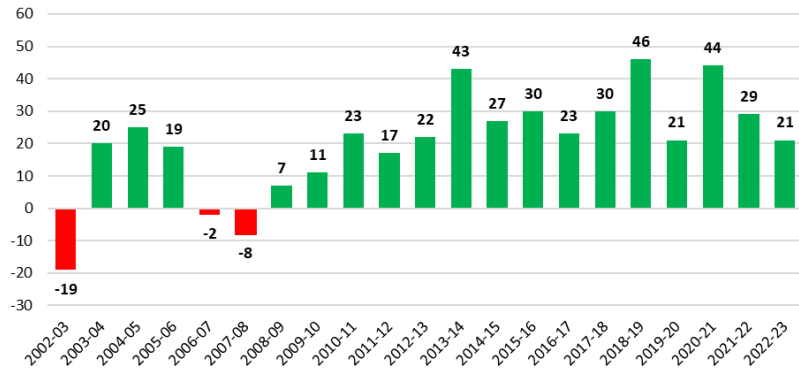


Sources: CT Dept. of Education
CeDar, and Weston Public Schools

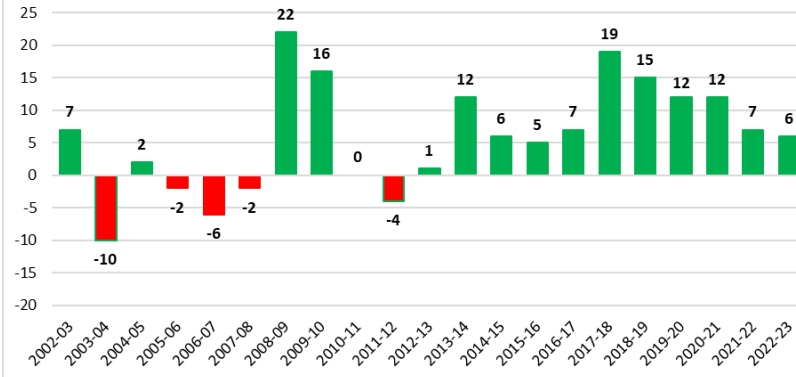


Net Migration

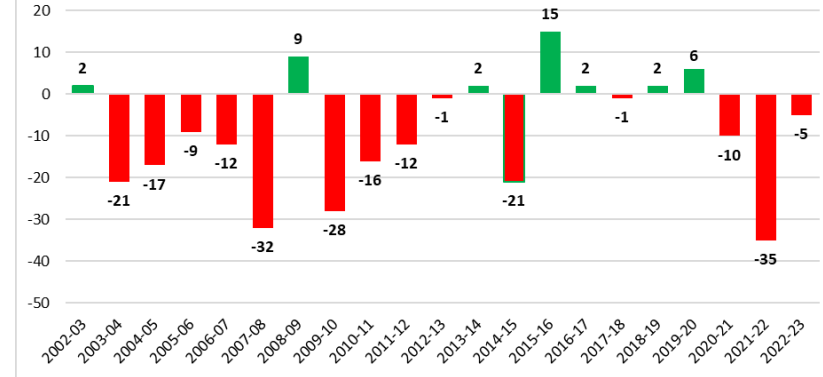
Historic Elementary & Intermediate Net Migration



Historic Middle School Net Migration



Historic High School Net Migration

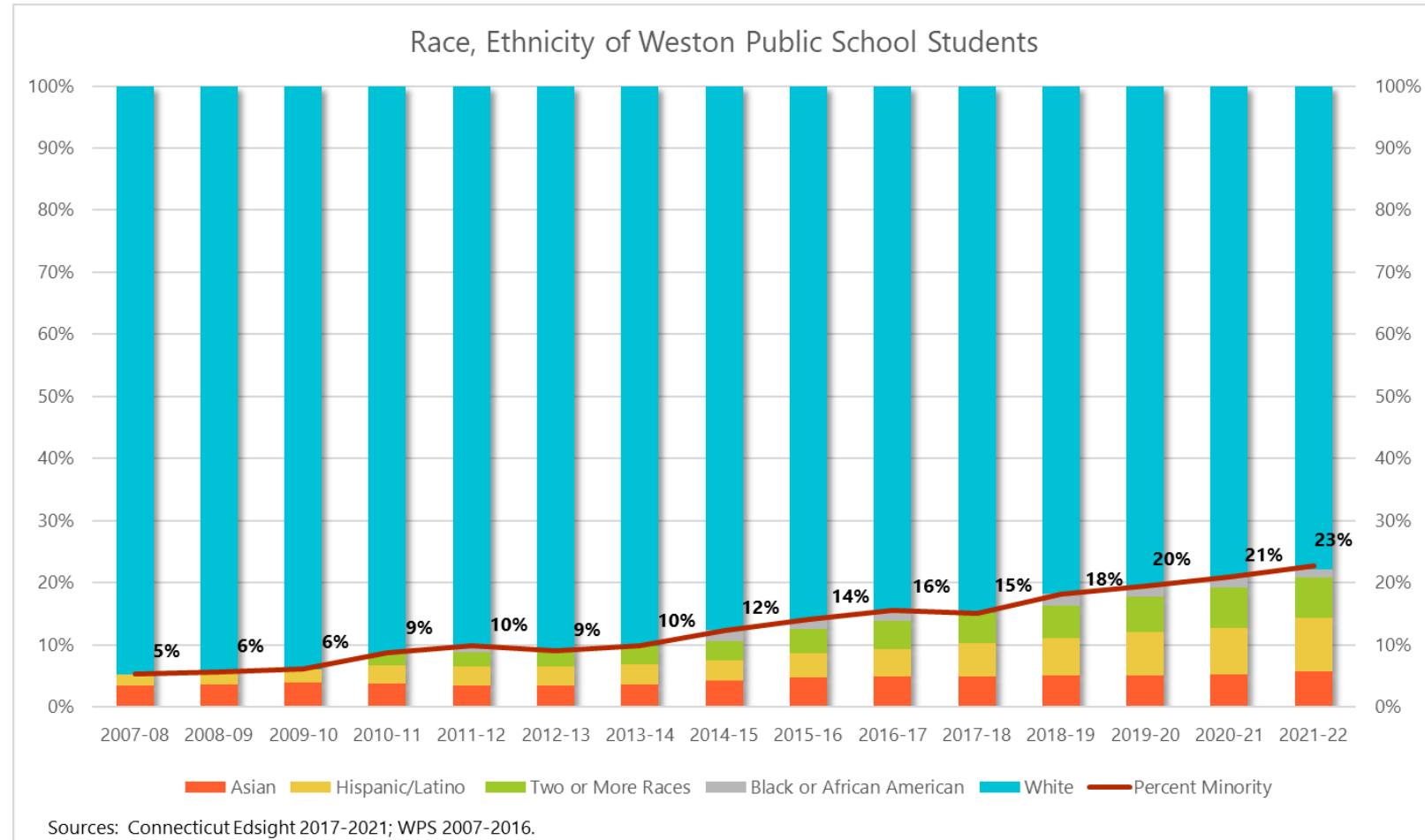


- Elementary & intermediate schools averaged a net migration of +31 students annually over the last decade with recent peaks of +46 and +44 students in 2018-19 and 2022-23, respectively
- Middle school net migration averaged +10 students annually over the last decade with a recent peak of +19 students in 2017-18
- High school has experienced net an average annual net out-migration of -5 students over the last decade. 2021-22 was a recent high for net out-migration at -35 students.



Historic Enrollment Composition

- Weston's student body has become more diverse over the last decade.
- Based on 2021-22 data, WPS is at 23% minority, which is 13% higher than 2011-12.
- Over the last decade, the largest growth in Hispanic/Latino (152%), two or more races (155%), and to a lesser extent Asian students (47%)
- Official 2022-23 racial balance data from the State Department of Education is not yet available

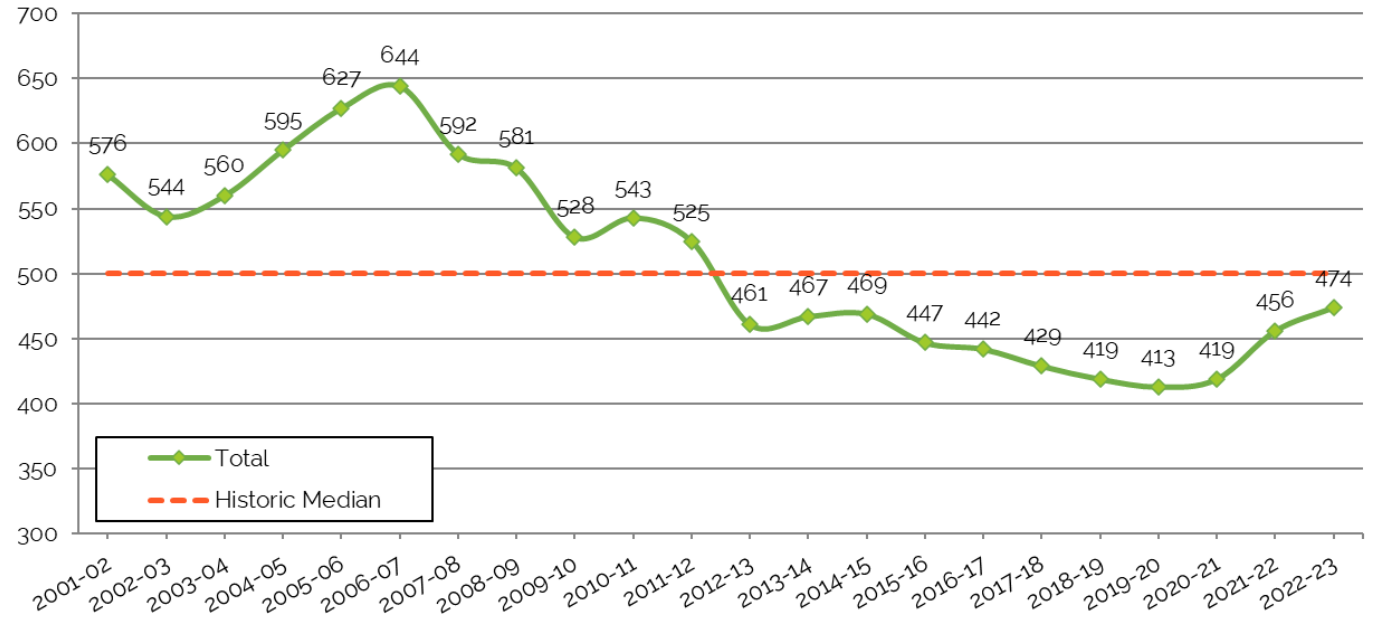




Historic Enrollment

- For 2022-23, PK-2nd reported enrollment at Hurlbutt is 474 students, including 52 PK students
- Over last 2-years, K-2 cohorts averaged 424 students, compared to 397 in the prior 5-years

Elementary (PK-2nd) Enrollments Weston Public Schools



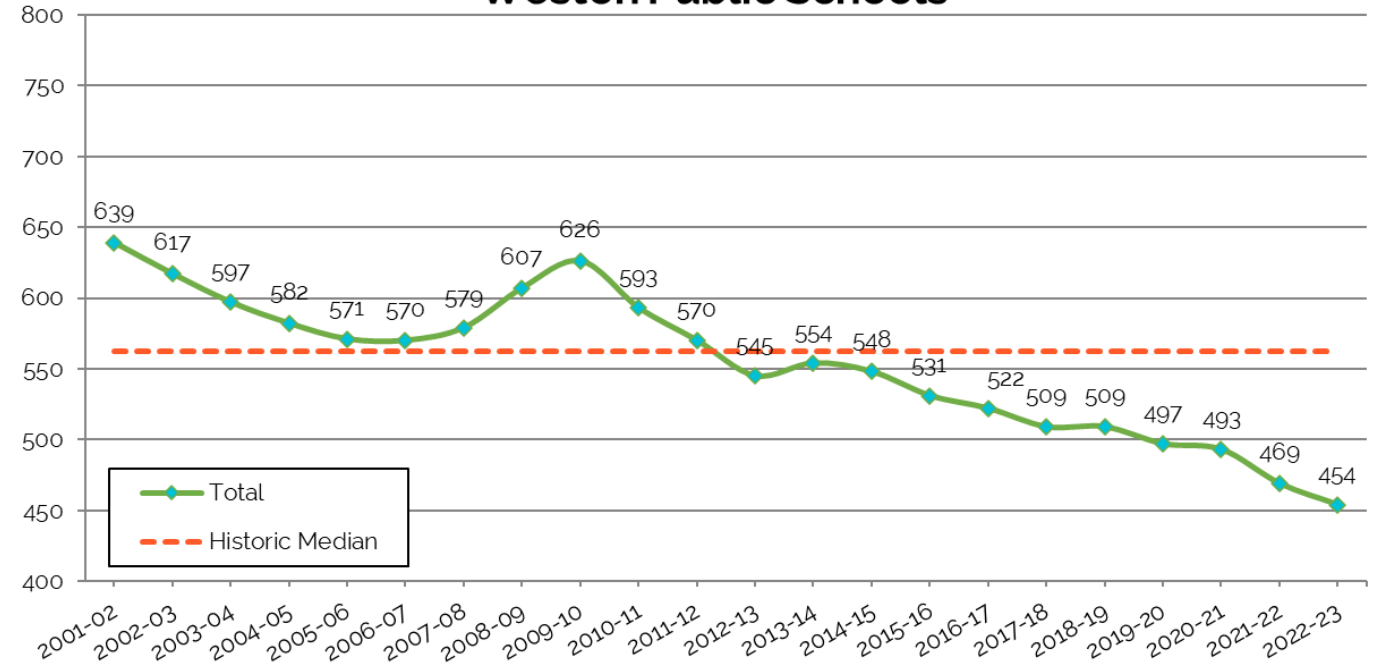
Sources: CT Dept. of Education CeDar, and Weston Public Schools



Historic Enrollment

- For 2022-23, 3rd-5th enrollment at Weston Intermediate School (WIS) is 454 students.
- WIS enrollment begin falling in 2010-11 and continues downward trend through 2022-23
- Last year's large 5th grade cohort of 179 students has matriculated into the middle school. It was replaced by a much smaller 5th grade cohort of 153 students

Intermediate (3rd - 5th) Enrollments Weston Public Schools



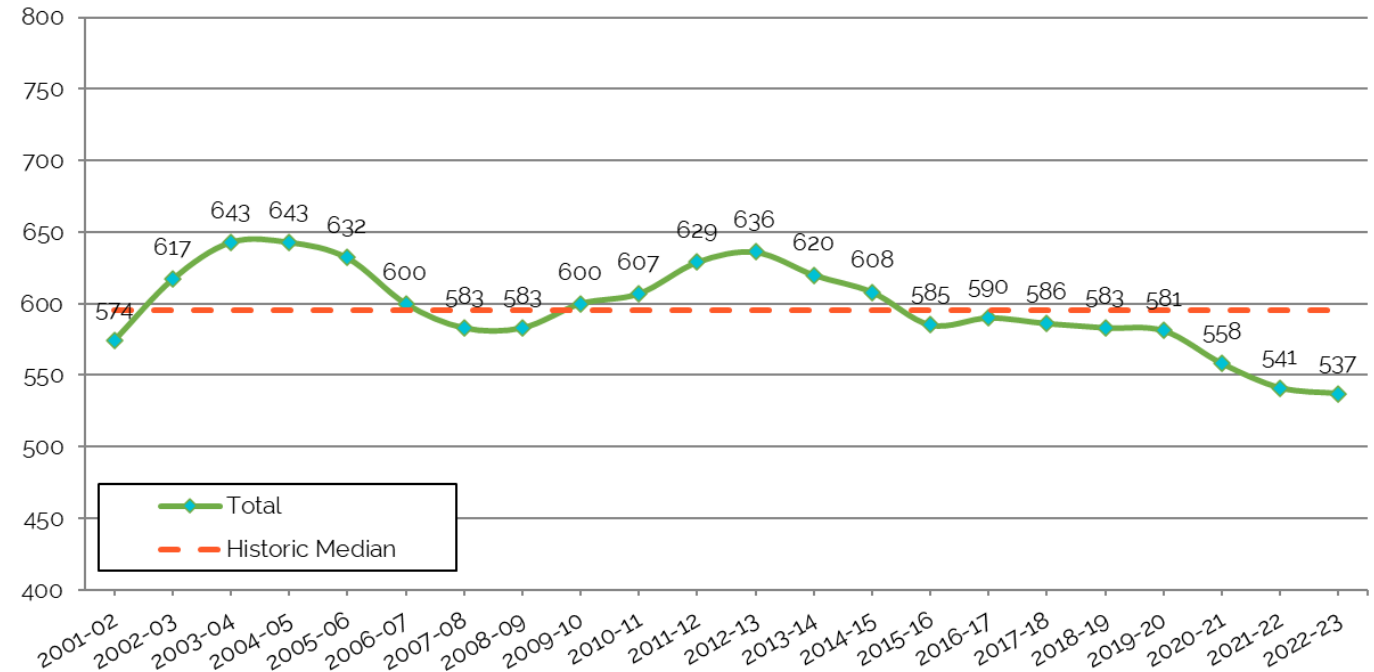
Sources: CT Dept of Education CeDar, and Weston Public Schools



Historic Enrollment

- For 2022-23, 6th-8th enrollment at Weston Middle School (WMS) is 537 students
- WMS peaked in early 2000s (on large cohorts that entered in the mid-90s) and again in 2012-13 (on cohorts entering in mid-2000s); enrollment stabilized from 2015-16 to 2019-20, but continues to decline as smaller cohorts matriculate into WMS

**Middle (6th-8th) Enrollments
Weston Public Schools**



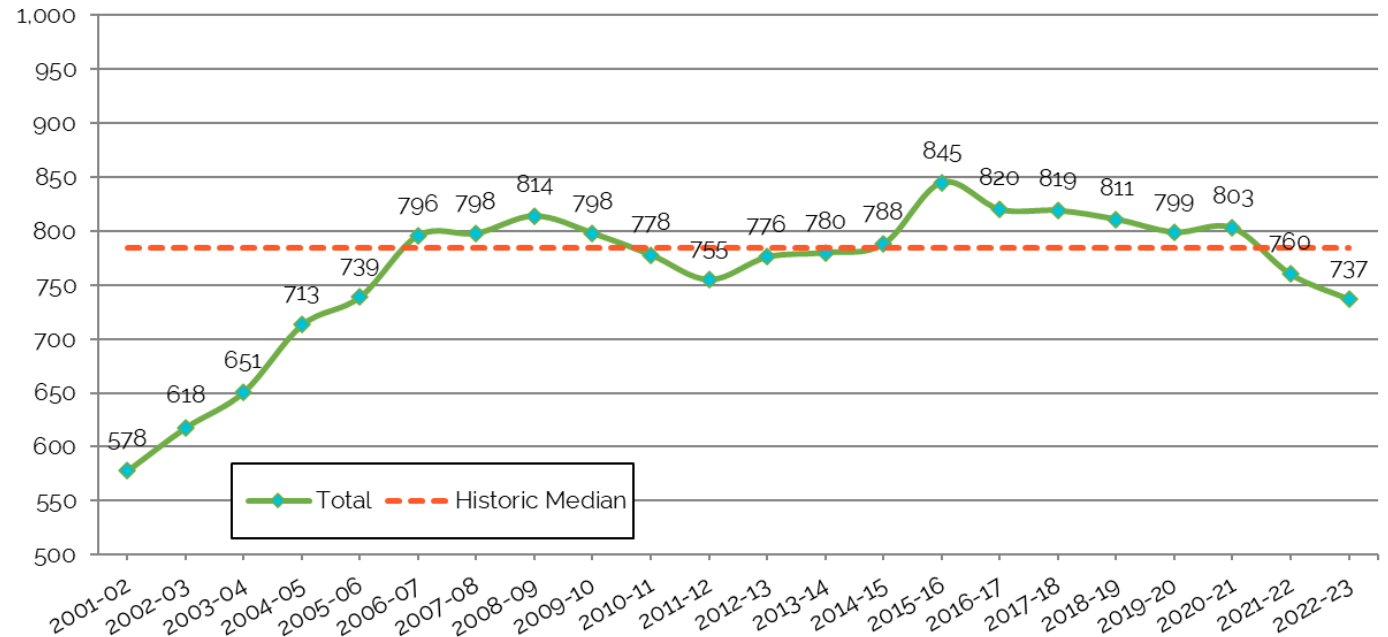
Sources: CT Dept. of Education CeDar, and Weston Public Schools



Historic Enrollment

- High school enrollment for 2022-23 is 737 students
- High school enrollments recently peaked in 2015-16
- Enrollment declined slowly since peak as smaller incoming 9th grade classes replace larger graduating classes
- For 2022-23, all four cohorts in high school are of similar size, ranging from 181-188 students

High (9th-12th) Enrollments Weston Public Schools



Sources: CT Dept of Education CeDar, and Weston Public Schools



Enrollment Projection Update

Enrollment Projection Update



Projections Primer

- Based on Cohort Survival Methodology – Standard method accepted by the OSCG&R for school construction projects
- The cohort survival methodology relies on observed data from the recent past in order to project the near future
- Persistency Ratios calculated from historic enrollment data to determine growth or loss in a class as it progresses through the school system
- Persistency Ratio of 1.0 means cohort size remains the same; 1.05 means the cohort size increases by 5%, or a cohort of 100 grows to 105 the following year
- Persistency Ratios account for the various external factors affecting enrollments: housing characteristics, residential development, economic conditions, student transfers in and out of system, and student mobility
- Changes in population, housing stock and tenure, and economic conditions help explain persistency ratios
- In scenarios where external factors drive enrollment in a fashion without linear relationships to existing births and/or enrollments, adjustments to the cohort-survival methodology improve projections
- Recent impacts due to the pandemic adds variability to student migration, enrollment trends, housing market conditions, residential mobility and overall economic conditions and labor market



Persistence & Net Migration

- Last two years, birth-K averaged 2.3; still above the last 10-year average of 2.07, however trails peak of 2.6 in 2016-17
- High school ratios showed a rebound across all grades, however, 8-9 for the 3rd consecutive year continues to trail historic average
- For 2022-23, net in-migration was 1.64%; annual drop-off since the recent peak in 2020-21
- Est. of Migration averaged 3.06 and 2.97 over last 5- & 10-years, respectively

Kindergarten through 12th Grade Persistence Ratios by School Year 2003-04 to 2022-23														
Year	Birth-K	K-1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10	10-11	11-12	Migration Estimate (2-7 to 3-8)
2003-04	1.2808	1.0252	1.0647	1.0000	1.0104	1.0348	0.9776	0.9729	1.0048	0.9626	0.9653	0.9886	0.9562	-0.08%
2004-05	1.4264	1.0909	1.0798	1.0166	1.0361	1.0103	1.0144	1.0367	0.9581	0.9810	0.9389	1.0000	0.9884	1.16%
2005-06	1.4219	1.0543	1.0441	0.9886	1.0380	1.0249	1.0102	0.9526	1.0265	1.0291	0.9757	0.9645	0.9760	0.67%
2006-07	1.5328	1.0659	1.0309	0.9859	1.0000	0.9738	1.0097	0.9598	1.0000	0.9698	0.9764	0.9801	1.0245	-1.18%
2007-08	1.9211	1.0476	0.9845	0.9800	1.0143	0.9770	1.0108	0.9760	1.0052	0.9801	0.9733	0.9517	0.9391	-0.60%
2008-09	1.7292	1.0890	1.0000	1.0576	0.9898	0.9906	1.0765	1.0106	1.0345	1.0208	1.0457	0.9772	1.0051	2.50%
2009-10	1.6289	1.0301	1.0063	0.9727	1.0050	1.0773	1.0284	0.9891	1.0632	0.9905	0.9745	0.9369	0.9626	2.17%
2010-11	1.5143	1.0506	1.0409	1.0625	1.0093	1.0197	1.0096	0.9908	1.0000	0.9653	0.9856	0.9738	0.9948	1.35%
2011-12	1.8837	0.9811	1.0663	1.0112	1.0176	1.0046	1.0193	0.9810	0.9814	0.9392	0.9897	0.9902	1.0161	0.17%
2012-13	1.5972	0.9691	1.0449	1.0169	1.0333	1.0347	1.0184	0.9858	1.0000	0.9953	1.0176	0.9741	1.0099	1.37%
2013-14	1.9155	1.1739	1.1146	1.0675	1.0167	1.0591	1.0615	0.9729	1.0337	1.0338	0.9952	0.9884	0.9894	3.25%
2014-15	1.9718	1.1029	1.0815	1.0571	1.0172	1.0164	1.0457	0.9895	0.9953	0.9395	0.9720	0.9856	1.0058	1.94%
2015-16	2.0328	1.0071	1.0467	1.1027	1.0054	1.0395	1.0215	1.0146	0.9894	1.0187	1.0297	0.9904	1.0340	2.57%
2016-17	2.6122	1.1532	1.0355	1.0446	1.0745	0.9946	1.0217	1.0211	0.9952	1.0161	0.9908	0.9952	1.0097	2.30%
2017-18	1.7656	1.1094	1.0280	1.0548	1.0671	1.0405	1.0595	1.0213	1.0206	1.0192	0.9788	0.9907	1.0048	4.29%
2018-19	1.9818	1.1327	1.0915	1.1088	1.0714	1.0343	1.0389	1.0255	1.0156	1.0253	0.9858	1.0054	0.9953	4.60%
2019-20	1.8169	1.0734	1.0547	1.0323	1.0307	1.0242	1.0552	0.9947	1.0149	1.0000	1.0197	0.9904	1.0215	2.47%
2020-21	1.9677	1.1008	1.1197	1.0741	1.1000	1.0238	1.0178	0.9948	1.0538	0.9706	0.9949	1.0000	0.9855	4.16%
2021-22	2.3333	1.1967	1.0845	1.0687	1.0345	1.0170	1.0233	1.0233	0.9947	0.9388	0.9343	0.9485	1.0000	2.43%
2022-23	2.2857	1.0873	1.0753	1.0325	1.0143	1.0200	1.0223	1.0511	0.9602	0.9577	1.0163	0.9784	1.0217	1.64%



Projections Assumptions

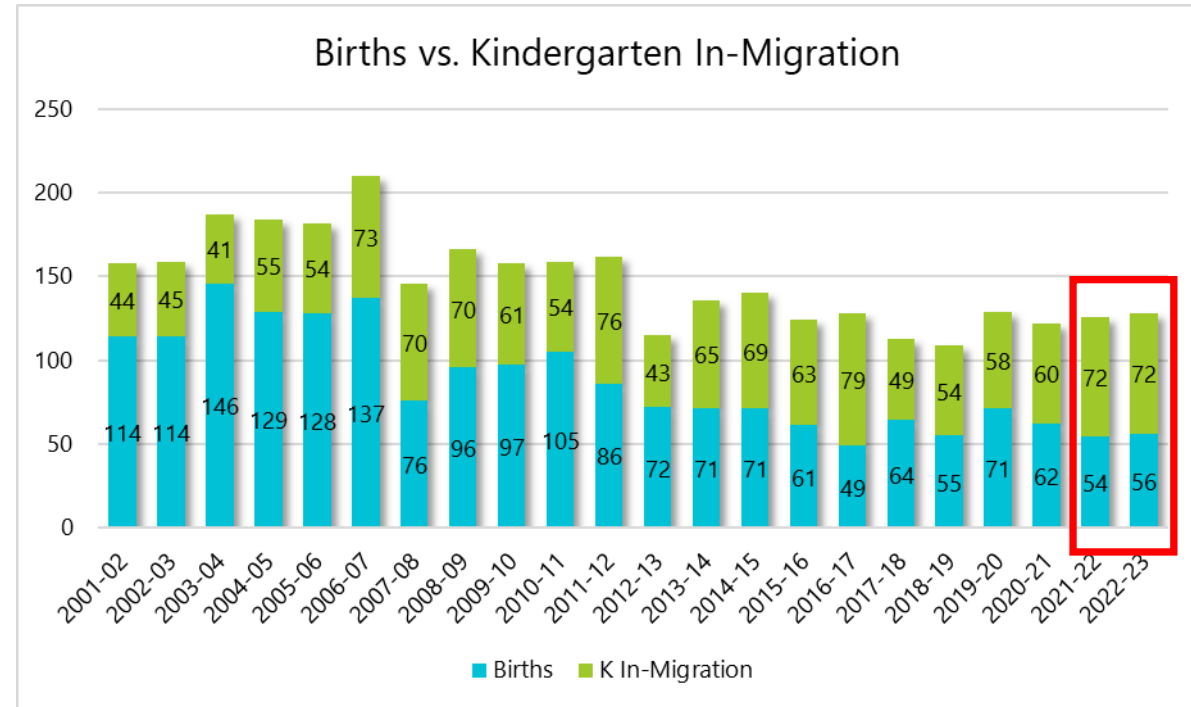
These projections are predicated on the following assumptions:

- Pre-K enrollment will be 45 students over the next decade
- Housing market conditions and future birth assumptions at the districtwide level will prove accurate
- **High projections:** Assume high birth projections (average 74 annually) and student in-migration averages approx. 3.0% for the next 10-years; aligning with historic average
- **Medium projections:** Assume medium birth projections (average 72 annually) and student in-migration averages approx. 2.8% over next 10-years; slightly below historic average
- **Low projections:** Assume low birth projections (average 66 annually) and student in-migration averages approx. 2.2% over next 10-years; below historic average



Birth-K Analysis

- For last two-years, it is estimated that ~57% of the Kindergarteners were born outside of Weston
- Predicting future kindergarten cohorts has been historically challenging in Weston due to low local birthrates and high levels of in-migration of families with children age 0 to 5
- This challenge has been magnified in recent years as Birth-K ratio has risen from ~1.5 (or 50% increase in the size of incoming classes relative to local births) to 2.61 in 2016-17
- For last two-years, birth-K averaged 2.3





Kindergarten Projections

- **Kindergarten projections blend two methodologies**
- Variable Birth-K ratio each year to stabilize total number of kindergarten students generated by in-migration
- Regression-based approach using historic births, home sales, and K data
 - Adjustment to standard methodology
 - Assumes linear relationships between kindergarten enrollment and two variables (home sales and births) based on multiple regression analysis of all available years of data
 - Places greater weight on housing sale trends projected under each scenario compared to the traditional approach (especially in years 1-5)



Kindergarten Projections

- Regression analysis of kindergarten enrollment vs. home sales and births yields a good model fit and significance metrics ($R^2 = 0.92$):
- $$K_{Yr} = (Births_{Yr-5} * 0.829265) + (Home\ Sales_{Yr-1} * 0.0023065) + (Median\ SF\ Home\ Sale\ Price_{Yr} * 0.00007)$$
- **K Projections are based on a blend of the Cohort Survival and Regression based K projection.**

Kindergarten Regression Model Projection Model Assumptions

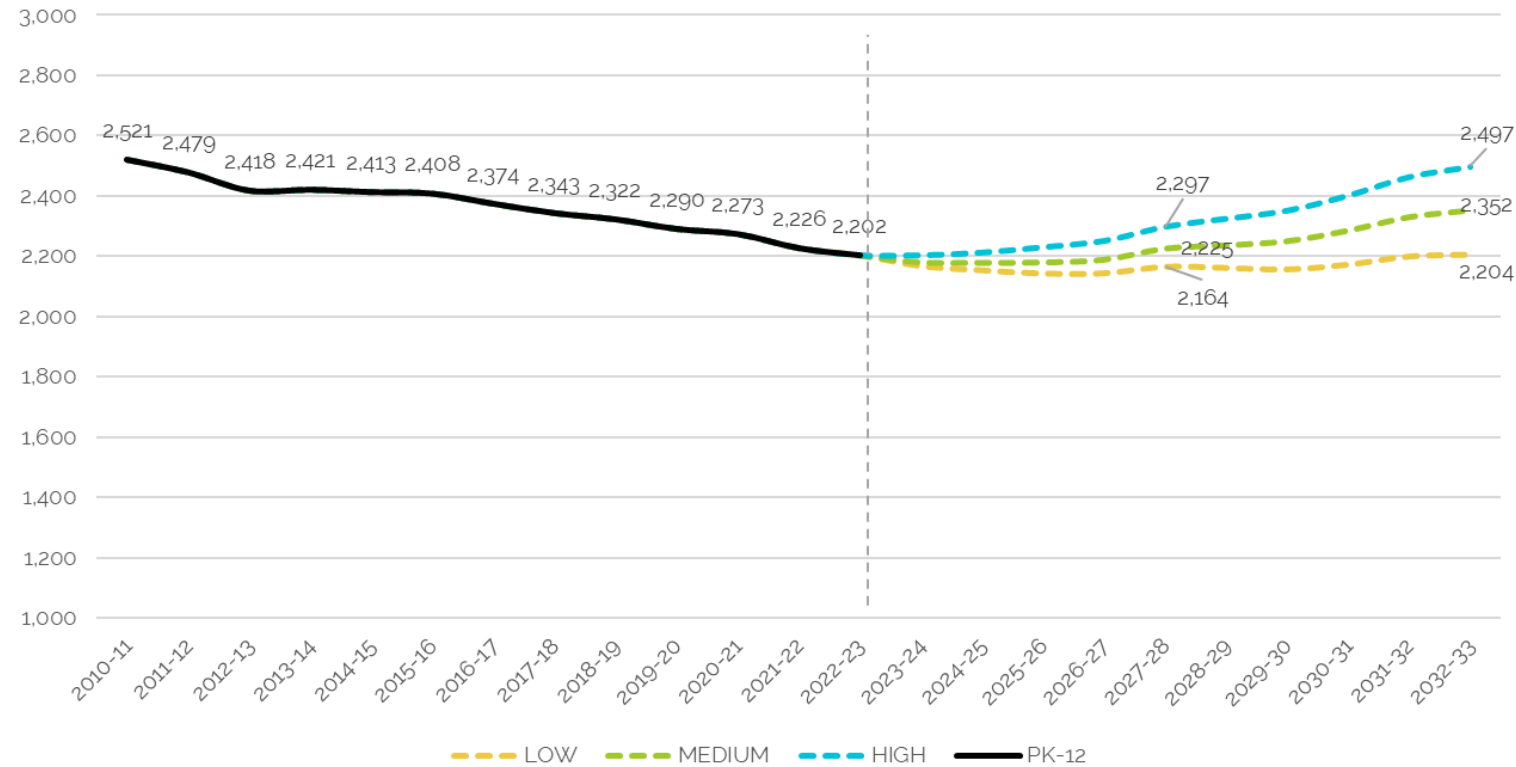
	<u>Low</u>	<u>Medium</u>	<u>High</u>
Avg. Annual Births	66	72	74
Avg. Annual Home sales	185	202	218
Median Sale Price (2022 \$)	\$844,000	\$919,000	\$1,024,000



Districtwide Projections

- Developed projections under three scenarios (Low, Med & High)
- All three models are yielding a narrow band for the first 5 years, 125 student spread (2,161– 2,286)
- Medium and High models are in general agreement over the 10-year projection horizon ranging from ~2,350 – 2,500 students by 2032-33
- The Low model projects fairly flat PK-12 enrollment, averaging 2,165 students over the next decade
- Based on our analysis, the **Medium Projection Model reflects the most likely trajectory for future enrollment.**

Projection Model Comparison (PK-12)
Weston Public Schools

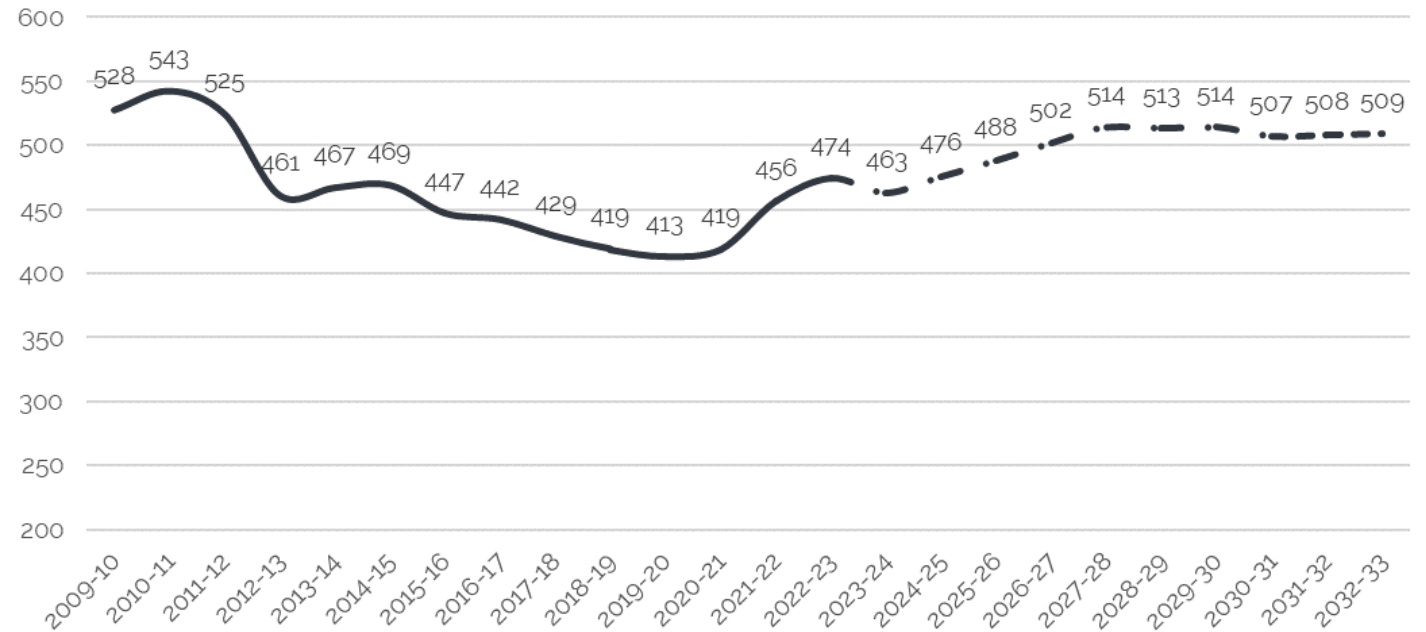




Individual School Projections

- Hurlbutt projected to increase over the next 5-years, reaching nearly 500 students by 2026-27.
- Over the last 5-years, enrollment is projected to average ~510 PK-2 students

PK-2 Historic & Projected Enrollment (Medium Scenario)
Weston Public Schools

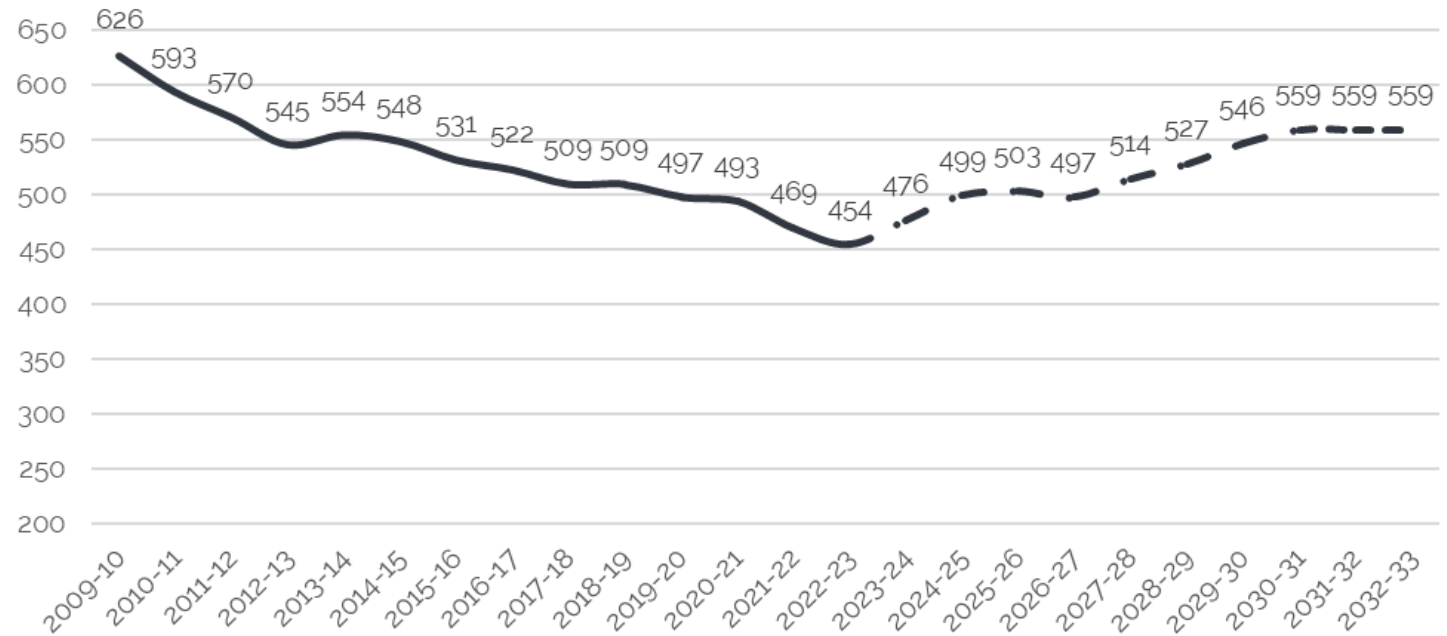




Individual School Projections

- WIS projected to experience an increase in enrollment over the next 5-year, reaching ~500 students in 2025-26, then growth over the last half of the projection horizon
- At the end of the projection horizon, enrollment is expected to average approx. 560 students over the last 3-years

3-5 Historic & Projected Enrollment (Medium Scenario)
Weston Public Schools

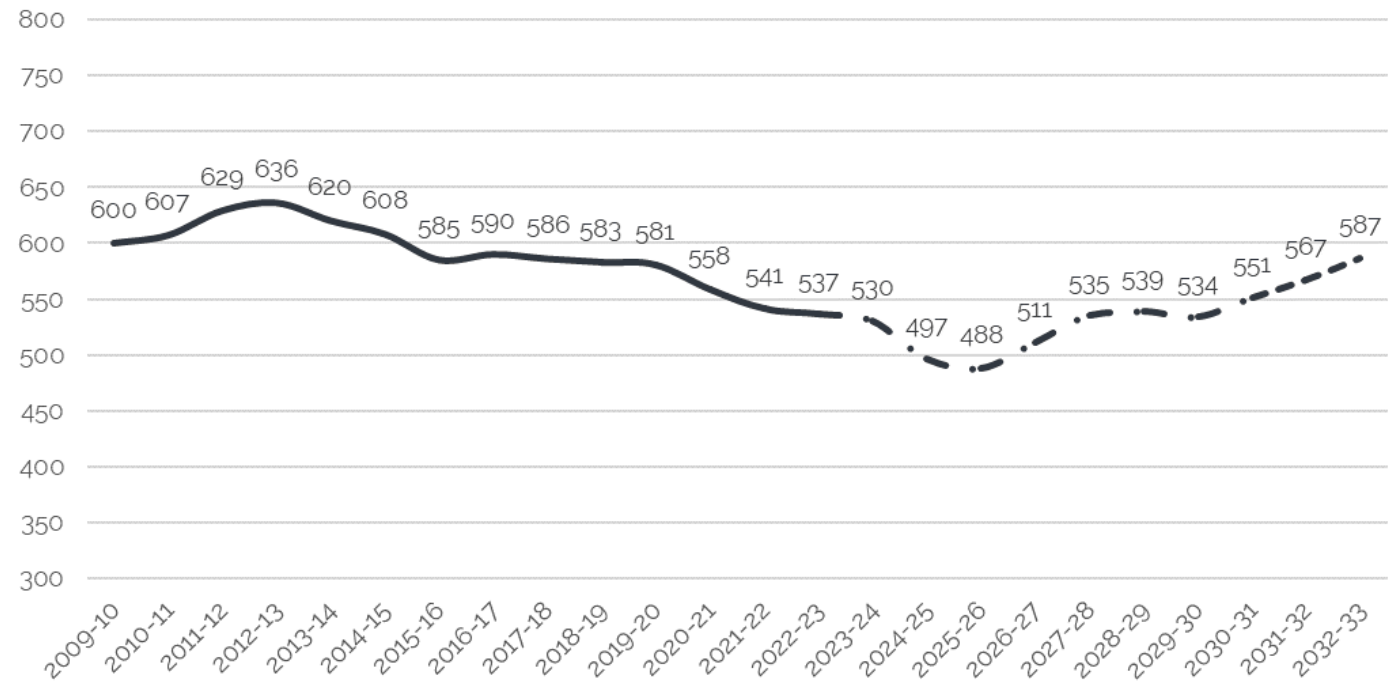




Individual School Projections

- WMS projected to see a steady near-term decline and eventually reaching nadir in 2025-26 at approx. 490 students.
- A moderate increase follows with enrollment growing to 550-587 students for 2030-31 and 2032-33

6-8 Historic & Projected Enrollment (Medium Scenario)
Weston Public Schools

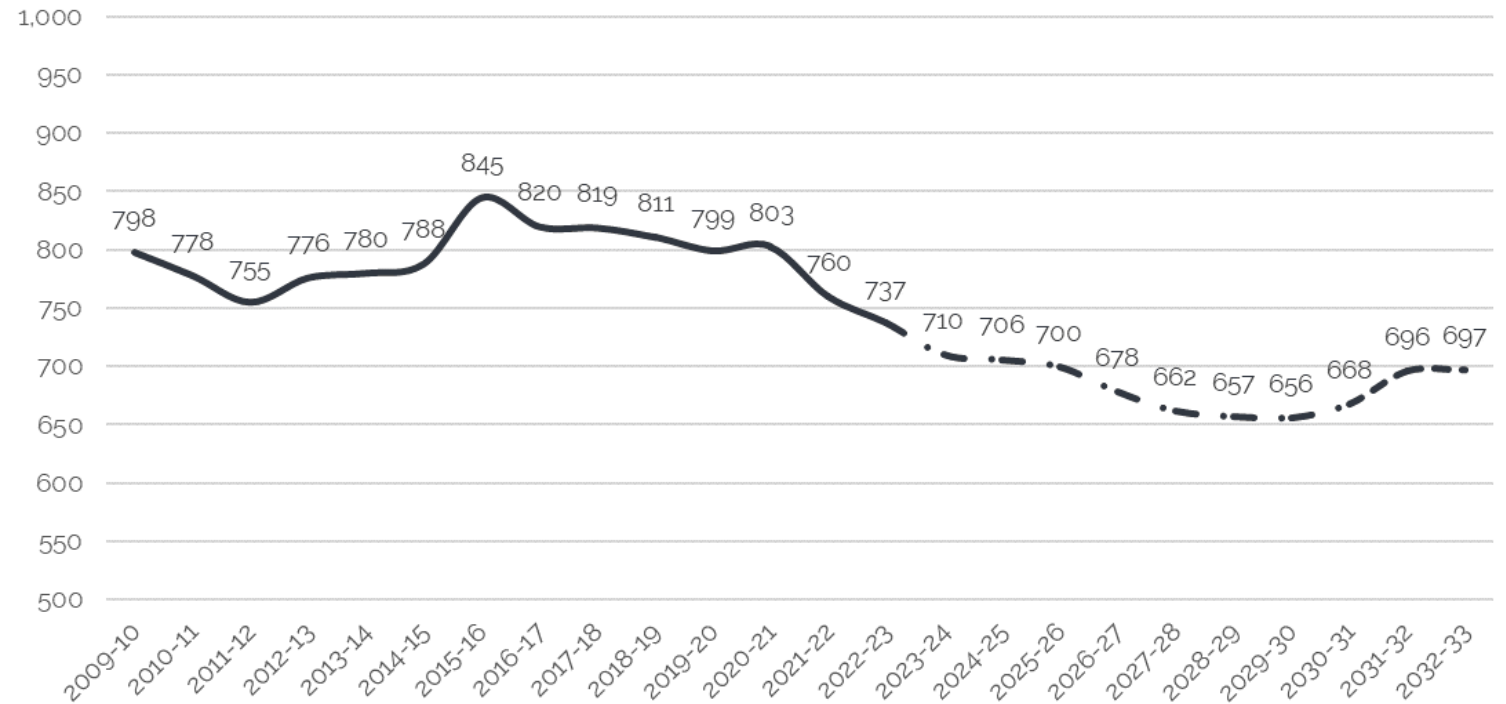




Individual School Projections

- WHS projected to see more gradual decline in next three years before a sharper dip with enrollment bottoming out 655-660 range
- A modest rebound is projected for the two years of the projection horizon with enrollment approaching 700 students by 2031-32

9-12 Historic & Projected Enrollment (Medium Scenario)
Weston Public Schools





10-Yr Projections (Medium)

School Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	PK
2022-23	2017	56	128	137	157	159	142	153	183	185	169	181	187	181	188	52
2023-24	2018	54	126	143	149	165	166	145	158	186	186	165	179	184	182	45
2024-25	2019	64	135	141	155	157	172	170	149	161	187	182	163	176	185	45
2025-26	2020	69	139	151	153	163	164	176	175	151	162	183	180	160	177	45
2026-27	2021	71	139	155	163	160	170	167	181	178	152	159	181	177	161	45
2027-28	2022	76	144	156	169	172	168	174	172	184	179	149	157	178	178	45
2028-29	2023	70	138	161	169	177	179	171	179	175	185	175	148	155	179	45
2029-30	2024	71	139	155	175	178	185	183	176	182	176	181	173	146	156	45
2030-31	2025	72	139	155	168	184	186	189	189	179	183	172	179	170	147	45
2031-32	2026	73	139	155	169	177	192	190	195	192	180	179	170	176	171	45
2032-33	2027	74	140	156	168	178	185	196	196	198	193	176	177	167	177	45

Medium Projections Model Enrollment by Grade Grouping

School Year	PK-12	K-12	PK-2	3-5	6-8	9-12
2022-23	2,202	2,150	474	454	537	737
2023-24	2,179	2,134	463	476	530	710
2024-25	2,178	2,133	476	499	497	706
2025-26	2,179	2,134	488	503	488	700
2026-27	2,188	2,143	502	497	511	678
2027-28	2,225	2,180	514	514	535	662
2028-29	2,236	2,191	513	527	539	657
2029-30	2,250	2,205	514	546	534	656
2030-31	2,285	2,240	507	559	551	668
2031-32	2,330	2,285	508	559	567	696
2032-33	2,352	2,307	509	559	587	697

5-Year Change

1.0% 1.4% 8.4% 13.2% -0.4% -10.2%

10-Year Change

6.8% 7.3% 7.4% 23.1% 9.3% -5.4%

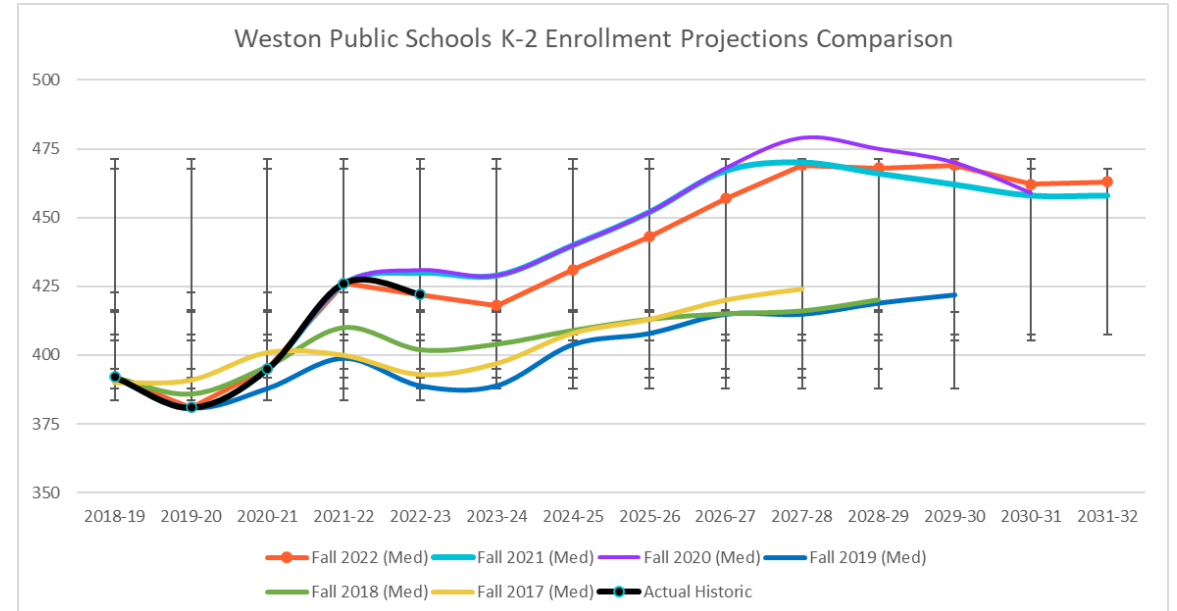
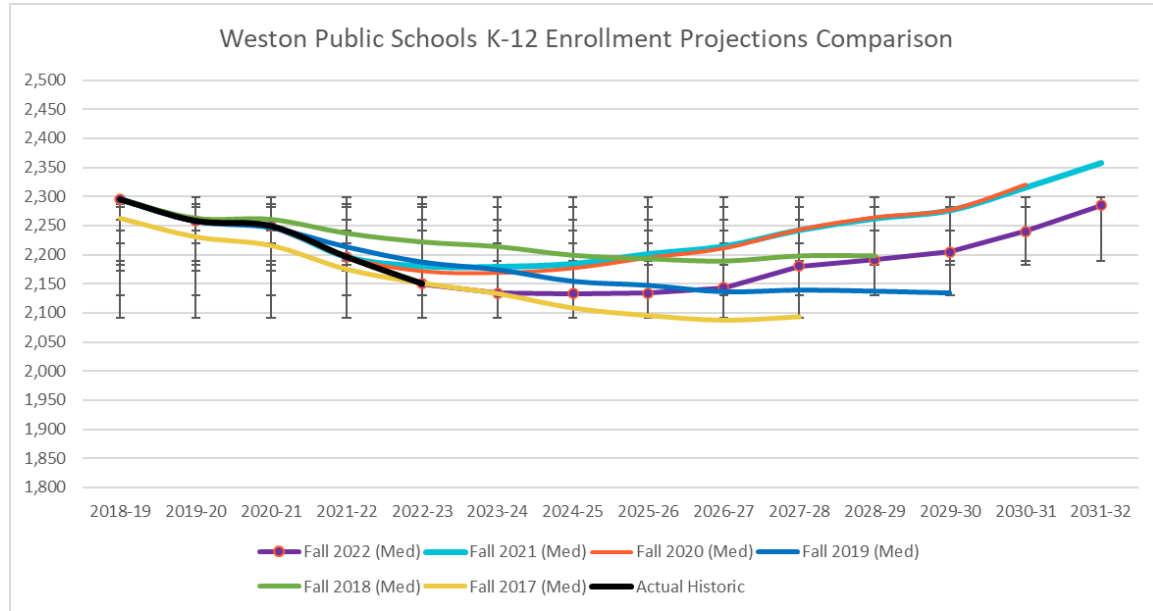


Takeaways

- The Medium Projection Model still reflects the most likely trajectory for future enrollment.
- For the Medium Projection Model:
 - Overall PK-12 enrollments are projected to be stable over the next 5-years averaging 2,190 students. Modest growth is projected in the last 5-years reaching 2,352 students by 2032-33
 - PK-2 enrollments are projected to continue to grow (+8.4%) over the first five years then stabilize around 510 students
 - Intermediate enrollments are projected to grow (+13.2%) in the next 5-years as smaller 5th grade cohorts are replaced by larger cohorts. Enrollment is projected to reach ~560 students by 2030-31
 - Middle school is projected to trough in next 2-3 years, then rebound, with enrollments averaging 556 students over the last 5-years
 - High school is projected to slowly decline and eventually trough at ~660 students from 2027-28 to 2029-30



Historic Projection Comparison



- Enrollment projections overall have been performing well
- Over the last 5-years, projections have been on a consistent trajectory and good banding



Appendix A

Low & High Districtwide Projections



Enrollment Projections (Low) Model

School Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	PK	PK-12 Total	K-12 Total	PK-2 Total	3-5 Total	6-8 Total	9-12 Total
2021-22	2016	54	126	146	154	140	150	179	176	176	189	184	185	184	207	30	2,226	2,196	456	469	541	760
2022-23	2017	56	128	137	157	159	142	153	183	185	169	181	187	181	188	52	2,202	2,150	474	454	537	737
2023-24	2018	54	125	142	148	164	165	144	157	185	185	164	178	183	181	45	2,166	2,121	460	473	527	706
2024-25	2019	64	134	139	153	155	170	167	147	159	185	180	161	174	183	45	2,152	2,107	471	492	491	698
2025-26	2020	69	137	148	150	160	161	173	171	148	159	180	177	158	174	45	2,141	2,096	480	494	478	689
2026-27	2021	71	137	153	160	157	166	163	177	173	148	155	177	173	158	45	2,142	2,097	495	486	498	663
2027-28	2022	76	142	152	165	167	163	168	167	179	173	144	153	173	173	45	2,164	2,119	504	498	519	643
2028-29	2023	63	129	158	164	172	174	165	172	169	179	168	142	150	173	45	2,160	2,115	496	511	520	633
2029-30	2024	65	130	143	170	172	179	176	169	174	169	174	165	139	150	45	2,155	2,110	488	527	512	628
2030-31	2025	66	130	144	154	178	178	182	180	171	174	164	171	161	139	45	2,171	2,126	473	538	525	635
2031-32	2026	68	130	144	155	161	185	181	186	182	171	169	161	167	161	45	2,198	2,153	474	527	539	658
2032-33	2027	68	129	145	155	162	167	188	185	188	182	167	166	158	167	45	2,204	2,159	474	517	555	658



Enrollment Projections (High) Model

School Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	PK	PK-12 Total	K-12 Total	PK-2 Total	3-5 Total	6-8 Total	9-12 Total
2021-22	2016	63	126	146	154	140	150	179	176	176	189	184	185	184	207	30	2,226	2,196	456	469	541	760
2022-23	2017	64	128	137	157	159	142	153	183	185	169	181	187	181	188	52	2,202	2,150	474	454	537	737
2023-24	2018	65	139	144	149	166	167	146	158	187	187	166	180	185	183	45	2,202	2,157	477	479	532	714
2024-25	2019	66	143	156	156	158	173	171	150	161	188	183	164	177	186	45	2,211	2,166	500	502	499	710
2025-26	2020	66	145	161	170	165	165	178	176	153	163	185	182	162	179	45	2,229	2,184	521	508	492	708
2026-27	2021	71	146	162	175	179	172	169	183	180	154	160	183	179	163	45	2,250	2,205	528	520	517	685
2027-28	2022	76	151	163	177	184	187	177	174	187	181	151	158	181	181	45	2,297	2,252	536	548	542	671
2028-29	2023	71	147	169	178	186	193	192	182	178	188	178	150	156	182	45	2,324	2,279	539	571	548	666
2029-30	2024	73	148	165	184	187	195	197	198	186	179	185	176	148	158	45	2,351	2,306	542	579	563	667
2030-31	2025	74	148	166	179	194	196	199	204	201	187	176	183	174	149	45	2,401	2,356	538	589	592	682
2031-32	2026	75	148	166	181	189	203	201	206	207	203	184	174	181	175	45	2,463	2,418	540	593	616	714
2032-33	2027	77	149	166	180	191	198	208	207	209	209	199	182	172	182	45	2,497	2,452	540	597	625	735