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PUBLIC OPINION MATTERS



Hundreds of respondents to the public survey commented to the School Board members they didn't think a new building was a wise solution. Hundreds said, "Just fix the existing school!"

*****ECRWSS*****

Local
Postal Customer

FREQUENTLY ASKED *but* UNANSWERED QUESTIONS



"Kiel Area School District has been blatantly and repeatedly violating the Open Records Law."
- Expert transparency attorney Tom Kamenick • May 24, 2024



Over the last months a diverse group of KASD citizens from all walks of life have submitted dozens of questions and public records requests to their KASD superintendent and school board, but have not received answers from the people that supposedly represent them.

Below are just a few examples:

Please disclose the KASD's detailed strategy, if any, for immediate action if the referendum fails.



Can we see the detailed cost estimate breakdown that the referendum is based upon, that reportedly adds up to \$67,000,000?

Are there any calculations for funding & paying off the repair needs at the elementary and high schools?

Did KASD create a comprehensive financial analysis in determining the feasibility of the referendum?

Want to see ALL the UNANSWERED QUESTIONS?

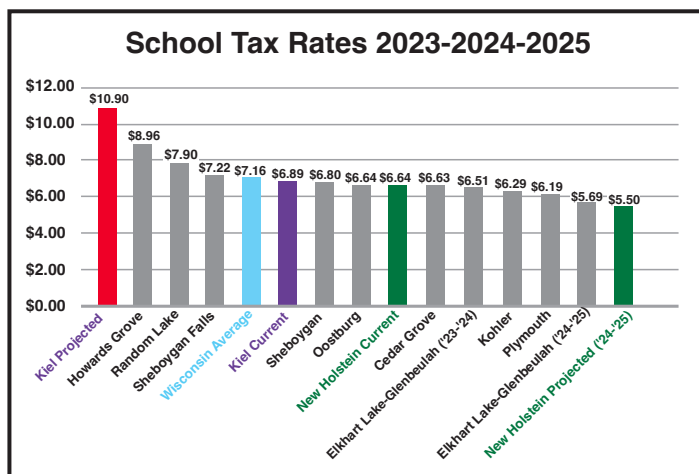
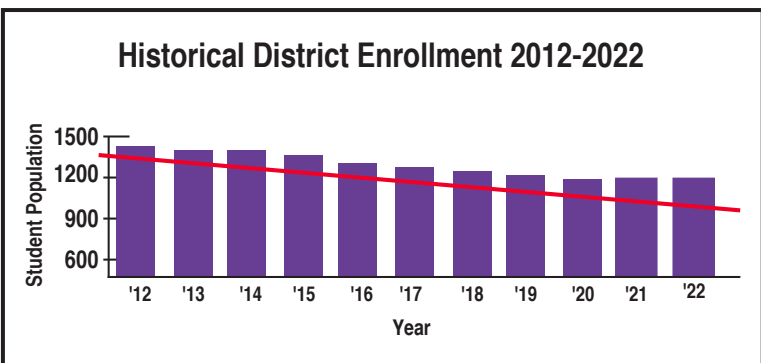
www.TCCwi.org
(no affiliation)

VOTE

On **TUESDAY, NOVEMBER 5**, community members will have the opportunity to vote on a \$67,000,000 referendum question that will really cost \$104,000,000.

**POLLING HOURS:
7:00 AM - 8:00 PM**

For more information, including absentee ballot voting options, visit myvote.wi.gov

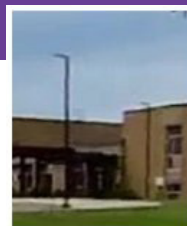


The \$104,000,000 Actual Total Cost is WAY TOO HIGH!
JUST SAY NO!

All three KASD schools...

Bray Architects and CD Smith Construction Company conducted a thorough facility conditions assessment (the Architect's Report) to determine the most critical issues that exist within and around the Kiel Area School District buildings.

IDENTIFIED DISTRICT FACILITY NEEDS



Kiel High School

- ▶ WORST Handicapped Accessibility rating of all 3 schools
- ▶ Some ceilings were identified as potentially containing asbestos
- ▶ Various exterior elements are in "poor" condition
- ▶ Some toilet rooms are in "poor" handicap accessibility condition
- ▶ Most of the ventilation system is rated "poor" condition, including possible asbestos

\$25.1 MILLION
\$38.4 MILLION
WITH BOND INTEREST



Kiel Middle School

- ▶ BEST & HIGHEST Handicapped Accessibility rating of all 3 schools
- ▶ The majority of the footprint was added in the 1950's and late 1990's
- ▶ Electrical service is in "good" condition, but clocks are in "poor" condition
- ▶ Both overall condition and exterior conditions are rated "fair" just like the other 2 schools
- ▶ Interior issues can all be repaired cost effectively

\$14.5 MILLION
\$24.0 MILLION
WITH BOND INTEREST



Zielanis Elementary School

- ▶ AVERAGE Handicapped Accessibility rating of all 3 schools
- ▶ Majority of ventilation system has exceeded expected service life
- ▶ Floors are rated "poor" overall, and 19% were identified as potentially containing asbestos
- ▶ Almost every existing window is rated "poor" condition, which is an ongoing costly energy drain

\$10.3 MILLION
\$15.7 MILLION
WITH BOND INTEREST

REFERENDUM ISSUES

- 1 The referendum only deals with building issues at the middle school, by replacing it. **There is NO plan on how to deal with the \$35,400,000 of needed repairs and improvements to our grade school and high school.** These buildings won't wait another 21 years for needed repairs and upgrading until this referendum is paid off.
- 2 Referendum request is to build a new 140,000 square foot middle school to replace the 102,000 square foot existing one. The price tag is \$67,000,000 plus bond and legal fees of \$750,000 which equates to **\$104,122,987 of total payments over the 21-year term.**
- 3 Referendum will increase annual tax bill for every taxpayer by an average \$1090.00 per \$250,000 of equalized property valuation over the term of 21 years.
- 4 **Referendum will increase average rents for a rental unit by \$650 per year** for a rental unit that is valued at \$150,000 of equalized property valuation over the term 21 years.
- 5 There is no published plan on what to do with abandoned existing middle school building. Potential demolition costs of \$3,000,000 if not sold or given away. It's insurable value is in the millions.
- 6 New middle school plans include tournament quality full size indoor varsity basketball courts and support areas, replacing a single court and bleachers. **We would be spending our money on after-school sports activities rather than learning activities**
- 7 Despite the KASD Administration repeatedly expressing concern about ADA safety issues in our current middle school building, the new building has been designed with some second-floor space, requiring an expensive elevator, but leaves us with exactly the same fire safety issue as the current building!
- 8 Kiel continues to see shrinking enrollment in the entire system including our middle school which was reported to have 347 students at time of building evaluation.
\$104 million / 347 students = \$299,000 per student!
- 9 The new building would be built north of the existing high school requiring middle school students to cross Park Avenue (truck route) to get to school. Not as easy to walk to school any more. Potential safety issues with the concentration of two school facilities in an area of community that already has traffic congestion issues at the beginning or end of school day or during events in the buildings.
- 10 **And let's not forget our seniors and others on fixed or tight budgets, who will face significant financial challenges to absorb this significant increase in real estate taxes, especially considering current inflation rates.**

Don't forget to Vote November 5!

...need \$51 Million in REPAIRS
(\$78 Million with bond interest)