

## SCHOOL BOARD WORKSHOP

GADSDEN COUNTY SCHOOL BOARD  
MAX D. WALKER ADMINISTRATION BUILDING  
35 MARTIN LUTHER KING, JR. BLVD.  
QUINCY, FLORIDA

April 9, 2025

4:00 P.M.

The workshop was open to the public and electronically recorded.

The following Board members were present: Mr. Leroy McMillan, Chairman, Ms. Cathy S. Johnson, Ms. Stacey S. Hannigon, Mr. Steve Scott and Mr. Charlie D. Frost. Also present were Mr. Elijah Key, Superintendent and Secretary to the Board; Mrs. Deborah S. Minnis, Attorney for the Board; and others.

1. Call To Order

The workshop was called to order by the Chairman, Mr. Leroy McMillan, at 4:02 p.m.

Mr. McMillan requested Mr. Steve Winn (lobbyist for the School Board) to address the Board to give an update on the funding for the new K-8 school. Mr. Winn stated that the Senate has in their budget to move forward with over \$39,772,790.00. He stated that the House does not have it in their budget. He stated that the House has their budget and the Senate has their budget. He stated that the House and the Senate would come together in the conference committee. He stated that certain individuals will be named from the House and certain individuals named from the Senate for the appropriations to go through every single line item of the budget. Mr. Winn stated that the Board might be interested in Tallahassee State College, which was asking for \$5.6 million dollars. He stated that was for an expansion of the Quincy location, which is in the House budget and not the Senate as of today. He stated that the conference committee meetings would begin within the next week or so. He stated that the House and Senate would yield to different positions. He stated that there might be some additional funding from the leadership. He stated that currently the \$39+ is in the Senate budget. He stated that Senator Corey Simon feels good about the funding. He stated that he would keep the Board updated. He stated that reports are sent via email to Board members and the Superintendent weekly. He stated that Ms. Hannigon would be added to his email list. He stated that there might be an early appropriation passing in both the House and the Senate. He stated that the Legislators has one task before the session ends, and that is to pass the budget. He stated that the Legislators are moving very fast this year. Ms. Hannigon asked Mr. Winn's perspective on what possible implications if any would he say that relates to the Board's request. Mr. Winn stated that it was talked about in the last session, but was not approved. He stated that there are PECO funds that play a role also. He stated that it should be going to the conference committee.

2. New K-8 School Update

Mr. Jack Baker with DAG shared with the Board the following information on the new K-8 School design:

1) Table of Contents

1. Option # 2 LBR Approved "Program Plans"

a. 1<sup>st</sup> Floor

b. 2<sup>nd</sup> Floor

2. New Design

a. 1<sup>st</sup> Floor

b. 2<sup>nd</sup> Floor

3. Enlarge Comparison Plan: Cafetorium/Admin/Guidance/Innovation Center

a. Original Floor Plan

- b. LBR “Program plan”
- c. New Design
- 4. Enlarge Innovation Center Comparison:
  - a. Original Floor Plan
  - b. LBR “programs plan”
  - c. New Design
  - d. Interior Views
- 5. Gymnasium Plans:
  - a. Floor Plan
  - b. Interior View

Mr. Baker stated that this was a reduced scale plan. He stated that the reduced scale plan outlines the key differences and features of the innovation center’s location and its associated design elements, which include areas dedicated to music, administration, guidance, and a monumental stair. He stated that additionally, it focuses on creating future classrooms that minimize the impact on the existing site while isolating K-3<sup>rd</sup>, 4<sup>th</sup>, 5<sup>th</sup>, and 6<sup>th</sup>- 8<sup>th</sup> grade classrooms. He stated that the key features and enhancements included the following: 1) Future Growth and Accessibility – created areas for future expansion; and added restrooms to all ESE (Exceptional Student Education) resource rooms, positioned on exterior walls for window access; 2) Enhanced ESE Facilities – increased space for ESE restrooms, including 60” showers and adult changing tables, and the potential for an observation room within the ESE wing; 3) Administrative and Support Spaces – combined administration, guidance, and clinic areas, swapped with the Innovation Center, and consistent mechanical, IDP (Instructional Data Processing), and Electrical rooms across all wings; 4) Specialized Rooms and Systems – separate HVAC room and system dedicated to Music and Band areas, and communicating stairs integrated into learning nodes; 5) Outdoor and Circulation Improvements – new courtyard and outdoor dining area adjacent to the Innovation Center and Cafeteria; 6) Teacher and Staff Facilities – two teacher planning rooms on each floor, each with staff restrooms to prevent tampering; 7) Design and Circulation Enhancements – simplified entry circulation; atrium space incorporated into the Innovation Center with a monumental stair; visual access from Administration and Innovation Center to the monumental stair; and elimination of clerestory windows around the monumental stair; and 8) Classroom Organization – isolated 3<sup>rd</sup>/4<sup>th</sup> and 5<sup>th</sup>/Middle School class areas within each wing. He stated that these proposed changes aim to enhance functionality, accessibility, and future potential growth while ensuring a cohesive and efficient design throughout the facility.

Mr. Ken Greene stated that the information packet shows the consolidation of the square footage to roughly 185,000 square feet. He stated that with the help of Mr. Jack Baker, DAG was able to fit all of the programs that the Board desired in square footage. He stated that some of the original concepts are included that were in the original designs. He stated that for example: created more accessible areas throughout the campus, isolated different safety zones, moving the intervention center to the middle of the campus, moving the administration space close to proximity of the gym. He stated teacher planning is not in all the classrooms due to the square footage. He stated that there are two teacher-planning classrooms on each floor due to the square footage. He stated that there are also additional resource rooms and coaches space.

Ms. Erica Hagan stated that there were some provisions to the gymnasium. She stated to be cost effective; we wanted to be as efficient as possible with the new construction. Mr. Donald Gray stated that by moving all of the new construction to the south there was no need for a retainer wall. He stated that the existing gym really need a new roof, floors, electrical, plumbing, mechanical units, bleachers, scoreboards, doors, windows, etc. He stated that the focus will be on the main lobby area and the basement will be used for more storage space. He stated that there would be about 5,500 square footage on the main floor. He stated that there would be a weight room and dance studio. He stated that the boys and girls locker rooms would be on both sides. He stated that family and public restrooms were added. He stated that the PE offices and coach offices would have restrooms. He stated that all of the existing mechanical rooms were utilized as they are now.

Mr. Frost stated that he was concerned about where the home and visitor teams will exit the gym. Mr. Gray stated that DAG would go back and look at other scenarios for the exiting door for the home and visiting team. Ms. Hannigon requested a copy of the current layout of the existing gym.

Board members asked questions, shared their concerns and made comments during the presentation of the new K-8 school design update. They were concerned about the elementary students being on the second floor.

Mr. Andrew Wellman (Allstate Construction) stated that they would like to move forward with Phase 1 – demolition and abatement. He stated that the Board would need to give approval of the Guaranteed Maximum Price (GMP) for Phase 1. He stated that construction would begin June 1, 2025.

3. Educational Items by the Superintendent

None.

4. School Board Requests and Concerns

None.

5. The workshop adjourned at 5:00 p.m.