

# Massachusetts School Building Authority

Steven Grossman  
*Chairman, State Treasurer*

John K. McCarthy  
*Executive Director*

August 16, 2012

The Honorable James J. Fiorentini, Mayor  
City of Haverhill  
City Hall, Office of the Mayor, Room 100  
4 Summer Street  
Haverhill, MA 01830

Re: Enrollment Projections for the Caleb Dustin Hunking School

Dear Mayor Fiorentini:

I would like to thank you for your efforts on enrollment projections and for meeting with the Massachusetts School Building Authority ("the MSBA") staff most recently on July 31, 2012 regarding enrollment projections and methodologies, as well as for the additional enrollment information provided in the Superintendent's letter dated August 6, 2012. As discussed, the next critical step is for the MSBA and the City of Haverhill (the "District") to agree on the design enrollment for a potential project at the Hunking Middle School.

The Hunking Middle School is one of numerous facilities within the District which accommodate the District's 6-8 enrollment, and accordingly, this analysis will be particularly focused on enrollment projections and options that address the needs of those grades. The Bradford area of the City of Haverhill includes three schools, the Greenleaf School (K-2), the Bradford Elementary School (K-5), and the Caleb Dustin Hunking School (6-8). As of October 1, 2011, the enrollment at the Greenleaf School was reported as 234 students, the enrollment at the Bradford School was reported as 622 students, and the enrollment at the Hunking Middle School was reported as 441 students. The MSBA understands that the District would like the feasibility study for this project to examine three additional alternatives related to the three existing facilities within the Bradford area of the City.

- The first alternative involves a consolidation of the K-2 population from the Greenleaf School into a potential project serving grades K-8, while also including capacity in the project to accept a portion of the population from the Bradford School in order to relieve over-crowding at that facility. As a result of this alternative, the Bradford area of the City would include the Bradford School serving grades K-5 (or K-8), and the Hunking School serving grades K-8.
- The second alternative would leave the Greenleaf School in service to continue accommodating grades K-2. The Bradford School would be reconfigured to serve grades K-3, thereby alleviating the capacity pressures currently existing at the

- school. The project at the Hunking School would then be configured to serve the grades 4-8 population for the Bradford area of the City. The result of this alternative would be a K-2 facility (Greenleaf), a K-3 facility (Bradford), and a 4-8 facility (Hunking) located within the Bradford area of the City.
- The third alternative would also leave the Greenleaf School in service, however it would be reconfigured to serve the entire Kindergarten population for the Bradford area of the City. The Bradford School would be reconfigured to serve grades 1-8, and the potential project at the Hunking would also serve grades 1-8. As a result of this alternative, the Bradford area of the City would include an Early Childcare Center housed in the existing Greenleaf School, as well as two grade 1-8 facilities in the Bradford School and the Hunking School.

Please note that should the District's preferred option require repurposing or renovation at the Greenleaf or Bradford Schools due to consolidation or grade reconfiguration, all costs associated with this work will be ineligible for reimbursement from the MSBA as part of the proposed project at the Hunking Middle School.

For planning and study purposes only, the MSBA will offer study enrollment recommendations for the current configuration of the Hunking Middle School, the K-8 configuration, the 4-8 configuration, and the 1-8 configuration.

The table below illustrates the K-12 enrollment in Haverhill during the most recent ten-year period, as reported annually by the District each October. The total 6-8 enrollment during the 2011-2012 school year was reported as 1,842 students as of October 1, 2011. The total 6-8 enrollment reported for the 2011-2012 school year reflected an increase of 52 students (3.0%) from the average 6-8 enrollment over the most recent five-year period. The average of the District's 6-8 enrollment during the ten-year period in the table below is 1,905 students, and the current 6-8 enrollment is 63 students (3.3%) less than that average. Overall, the District's 6-8 enrollment has remained relatively stable over the last seven school years, fluctuating between approximately 1,740 and 1,850 students. Of note is the significant decrease in the District's K-5 enrollment in 2008 as compared to the 2007 school year. As confirmed by the District, this is due to the opening of a local charter school serving grades K-5.

Year	K-5	6-8	9-12	Total
2002	3,853	2,264	2,017	8,134
2003	3,755	2,180	1,959	7,894
2004	3,534	1,995	2,080	7,609
2005	3,459	1,854	2,118	7,431
2006	3,494	1,810	2,127	7,431
2007	3,444	1,775	2,016	7,235
2008	3,004	1,739	1,914	6,657
2009	3,011	1,789	1,839	6,639
2010	3,003	1,805	1,795	6,603
2011	3,124	1,842	1,806	6,772

The MSBA's base enrollment forecast projects the total 6-8 enrollment in the District to exhibit a declining trend throughout the projection, reaching approximately 1,670 students by the 2023-2024 school year. The average total 6-8 enrollment forecast for the projected period through the 2022-2023 school year is 1,685 students.

The MSBA has shared with the District the results of the MSBA's base enrollment forecast and reviewed the impact of the adjustment to the base forecast described in detail below.

As a result of a sensitivity analysis performed by the MSBA on the base enrollment projection, and further discussion with the District, the following adjustment has been made to the base enrollment projection:

- Out-of-District Enrollment
  - In order to adjust for the 2008 opening of a local charter school serving grades K-5, the MSBA has made an adjustment to the base enrollment projection.
  - The MSBA adjusted the projection by utilizing the most recent six year average grade-to-grade survival ratios, while omitting the 2008 school years from the calculation, to project grade K-5 enrollment throughout the projection.
  - The adjustment accounts for the artificially low survival ratios exhibited during the 2008 school year as a result of the loss of enrollment to the charter school. By omitting the 2008 survival ratios from the calculation, the average grade-to-grade survival ratios used for the projection more accurately reflect the historic grade-to-grade survival for students within the District.
  - This adjustment added a total of 210 students to the average total 6-8 enrollment as compared to the projection without this adjustment.

A review of the average total enrollment for grades 6-8 in the base projection, and the impact of the adjustment to the base enrollment projection described above, yields a total projected enrollment of approximately 1,895 students in grades 6-8.

In order to recommend a design enrollment specifically for the Hunking Middle School, the MSBA conducted a review of the District's existing grade 6-8 capacity. As confirmed by the District, the K-8 population of the City is geographically divided into distinct districts resulting in neighborhood schools that serve the K-8 population for specific areas of the City. The District controls the boundaries for these areas and does not expect any adjustments to these in the foreseeable future. As such, in projecting the 6-8 enrollment for the Bradford area of the City, the MSBA took the percentage of the total 6-8 population served by the Hunking Middle School, and applied this percentage to the projected average total enrollment for grades 6-8. Based on the results of this analysis,

the MSBA recommends a study enrollment of 455 students in grades 6-8 for a potential project at the Hunking Middle School.

As described above, for planning and study purposes only and at the request of the District, the MSBA has also conducted an analysis of the forecasted K-8 students in Haverhill using the adjusted methodology previously detailed for grades 6-8. Based on a review of the projected average total enrollment, the impact of the additional adjustment to the base enrollment projection described above, and consideration of the District's neighborhood school policy, the MSBA recommends the following study enrollments for a potential project at the Hunking Middle School:

- Grades K-8: 1,005 students
- Grades 4-8: 805 students
- Grades 1-8: 920 students

As noted, these alternative study enrollments have been provided at the District's request and have been provided for planning and study purposes only. Further consideration of a potential grade reconfiguration would need to be fully evaluated as part of the feasibility study and would require further analysis of the conditions and program requirements at all of the potentially affected schools as well as approval of any proposed restructuring by the School Committee, the District, and the City.

Please note that as part of the Feasibility Study, the District will be required to provide Local Actions and Approvals Certifications for each submittal to the MSBA. The MSBA will also require a written plan from the District describing the process for determining local support for potential consolidation or grade reconfiguration. The District will be required to submit an educational and operational plan that clearly describes the short and long term implications of each potential solution on the educational objectives of the District. The District will have to conclude on the preferred grade configuration at the conclusion of their evaluation of options, prior to proceeding into schematic design.

The MSBA believes that these study enrollments will position the District to study options that will efficiently meet space capacity needs throughout future enrollment variations. Please sign and return the attached certification within seven days of receipt to confirm agreement on these design enrollment figures. If the District feels that this study enrollment does not meet the needs of the District, please respond to this letter via e-mail to Michael Lawson and propose three meeting/conference call times for which the District will be available to discuss enrollment.

Page 5  
August 16, 2012  
Haverhill Enrollment Letter

If you have any questions, please do not hesitate to contact me or Michael Lawson  
(Michael.Lawson@MassSchoolBuildings.org) at 617-720-4466. Thank you very much.

Sincerely,



Mary Richetti  
Director of Capital Planning

Cc: Representative Brian Dempsey  
Representative Harriet L. Stanley  
Representative James Lyons  
John A. Michitson, President, Haverhill City Council  
Linda Koutoulas, Executive Assistant to Mayor Fiorentini, City of Haverhill  
Susan Danahy, President, Haverhill School Committee  
James F. Scully, Superintendent, Haverhill Public Schools  
File: 1.2 Enrollment Projections (Region 3)

**MASSACHUSETTS SCHOOL BUILDING AUTHORITY**

**CITY OF HAVERHILL  
CALEB DUSTIN HUNKING SCHOOL  
STUDY ENROLLMENT CERTIFICATION**

As a result of a collaborative analysis with the Massachusetts School Building Authority (the "MSBA") of enrollment projections and space capacity needs for the proposed project at the Caleb Dustin Hunking School. The City of Haverhill hereby acknowledges and agrees that the design of preliminary options which may be evaluated as part of the feasibility study for the proposed project at the Caleb Dustin Hunking School shall be based in accordance with the following:

<b>Enrollment for Grades 6-8 at Caleb Dustin Hunking School</b>	<b>Enrollment for Grades K-8 At a consolidated Greenleaf School and Caleb Dustin Hunking School.</b>	<b>Enrollment for grades 4-8 at Caleb Dustin Hunking School</b>	<b>Enrollment for grades 1-8 at Caleb Dustin Hunking School</b>
455 students	1,005 students	805 students	920 students

The space allowance for each alternative evaluated shall assume no more than the enrollments as detailed in the table above. The City of Haverhill acknowledges and agrees that it has no right or entitlement to any particular study enrollment, square feet per student space allowance, or total square footage referenced in the table above for the preliminary options, and further acknowledges and agrees that it shall not bring any or action, legal or equitable, against the MSBA, or any of its officers or employees, for the purpose of obtaining an increase in the study enrollment of the Caleb Dustin Hunking School that it has acknowledged and agreed herein. The City of Haverhill further acknowledges and agrees that the study enrollment presented herein is only applicable to the evaluation of preliminary options conducted as part of the feasibility study for the proposed Caleb Dustin Hunking School project. Upon receipt of the District's recommendation of a Preferred Schematic Design for the proposed Caleb Dustin Hunking School project, and subject to the MSBA's review of such recommendation, the MSBA shall forward a Design Enrollment Certification with a design enrollment specific to the recommended and approved Preferred Schematic Design, which shall supersede this certification.

The undersigned, for themselves and the City of Haverhill, hereby certify that they have read and understand the contents of this Study Enrollment Certification and that each of the above statements is true, complete and accurate. The undersigned hereby certify that they have been duly authorized by the appropriate governmental body to execute this Certification on behalf of the City of Haverhill and to bind the City of Haverhill to its terms.

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Mayor, City of XXX

\_\_\_\_\_  
Duly Authorized Representative of School  
Committee

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

\_\_\_\_\_  
Superintendent of Schools

\_\_\_\_\_  
Date