

COMPREHENSIVE LONG RANGE FACILITIES PLAN

APS FORWARD 2040: RESHAPING THE FUTURE OF EDUCATION



COMMUNITY MEETING

EDUCATIONAL & PLANNING FRAMEWORK

May 19, 2025

COMMUNITY MEETING PLANNING FRAMEWORK

AGENDA

1. Welcome and Introductions
2. Purpose / Process
3. State of the School Report
4. Background Data
5. Planning Framework
6. Questionnaire
7. Next Steps



EDUCATING & EMPOWERING ATLANTA'S STUDENTS TO SHAPE THE FUTURE



ATLANTA
PUBLIC
SCHOOLS

WE ARE ATLANTA'S
PUBLIC SCHOOL SYSTEM

1 Literacy is a fundamental right that opens to the door to lifelong learning. By 2030, XX% of 3rd Grade students will score Proficient or Above in ELA.

2 Our students will thrive as critical-thinkers and problem-solvers. By 2030, XX% of 8th grade students will score Proficient or Above in Math.

3 Every APS student will graduate enrolled, enlisted, employed, or as an entrepreneur. By 2030, XX% of students will meet at least one CCRPI College and Career Readiness Indicator.

BY 2030

- 🌐 Offer universal PK3 and PK4
- 💰 Have a \$100,000 average teacher salary
- 📋 Implement Individual Success Plans for every student
- 🏠 Establish community hubs in every cluster



A Community of Believers Getting Back to Basics

Our Strength is Our Team

Atlanta's students will have effective and engaged teachers, leaders, and staff.

- Increase concentration of highly-effective teachers and leaders
- Prioritize engagement and retention for staff
- Grow and promote strong teachers, leaders, and staff

Our Responsibility Is Shared

Atlanta's students will have supportive families, communities, and partners.

- Build meaningful partnerships
- Expand Atlanta Partners for Education (APFE) impact
- Increase access and engagement for families and communities

Our System Is Efficient & Effective

Atlanta's students will have the schools and resources they need to succeed.

- Maximize facility usage for the student and community good
- Leverage data to drive strategic financial investments
- Implement sustainability initiatives

We Are Strengthening Our Instructional Core

Atlanta's students will have high-quality instruction, materials, and targeted support.

- Implement high-quality, relevant, and engaging instructional materials and professional learning in all core content areas
- Target resources towards subgroups (e.g. exceptional educational, economically-disadvantaged)
- Accelerate early learning

We Are Caring For Every Child

Atlanta's students will have trusted, supportive adults meeting their unique needs.

- Expand strategies that reduce chronic absenteeism and disproportionate discipline
- Implement systematic culture and climate strategies
- Increase student access to trusted and reliable adults (e.g. mentors)

We Are Sparking Student Curiosity

Atlanta's students will have access to explore and expand their passions and interests.

- Promote robust arts, athletics, world language, and enrichment offerings
- Expand access to high-interest offerings (e.g. CTAE, advanced coursework)
- Explore specialized and innovative school models (e.g. School of the Arts)

PURPOSE

Four–Legged Stool Analogy



DEMOGRAPHICS /
ENROLLMENT



CONDITION



EDUCATIONAL
FRAMEWORK



FUNDING

What this is:

Comprehensive Facilities Master Plan

Short and Long-Term vision for Atlanta Public School Facilities

- Focus on identifying **future facilities needs**

Strategic Planning:

- Establish **priorities** and **parameters** for future **capital programs**.

What this is **NOT**:

An ESPLOST Planning Exercise

PURPOSE OF THIS MEETING

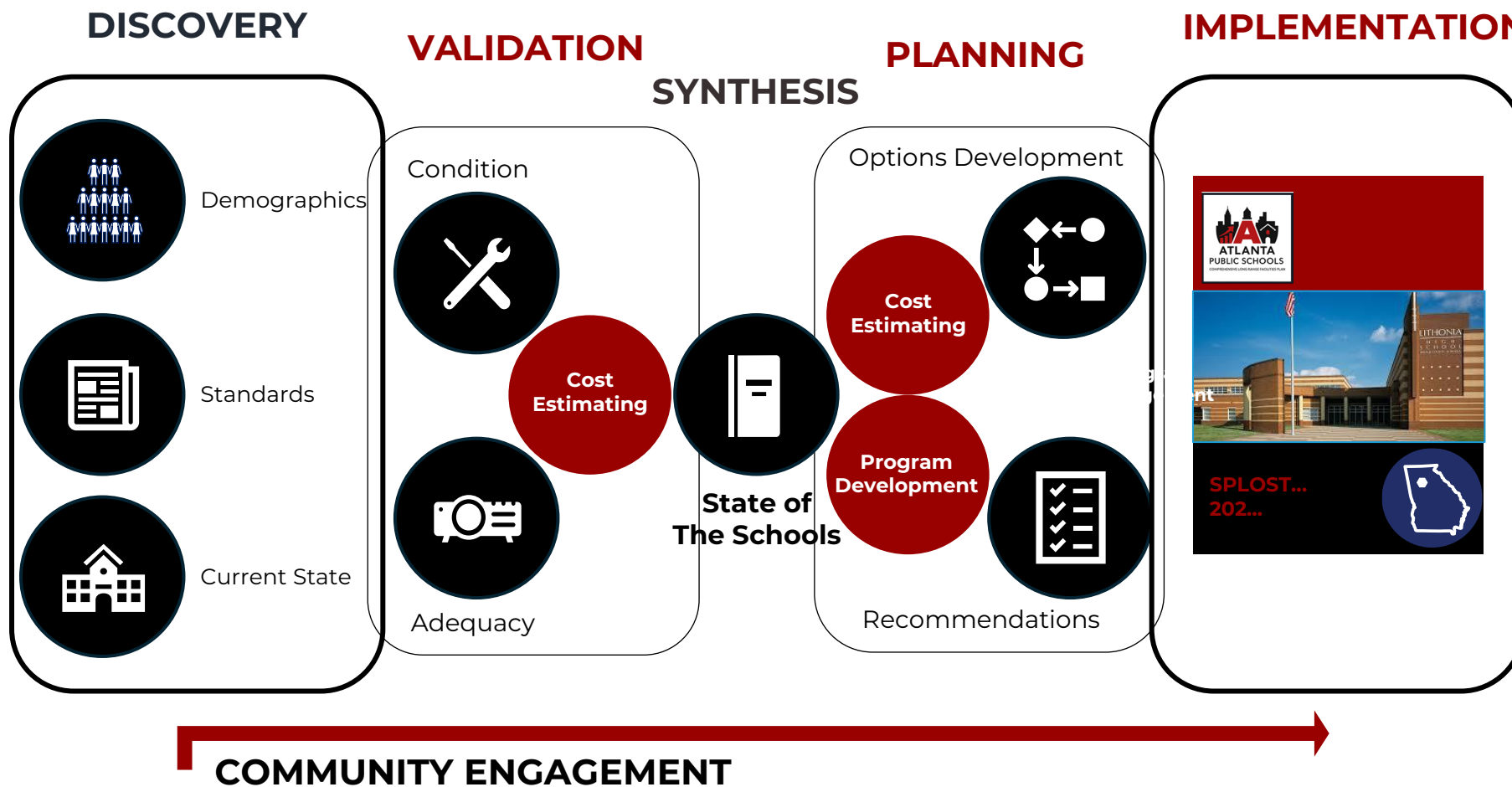
+ Developing a Planning Framework

- Describe Process & Purpose
- Seek Community Input on “Rules for Planning”
- Review Current Data:
 - Demographics
 - Facility Data (Capacity, Utilization, Condition)
 - Program Information
- Framework Focus:
 - Programs & Curriculum
 - Operations



PROCESS: INTEGRATED PLANNING MODEL

+ Aligns to District's Strategic Plan & Student Outcomes



COMMUNITY OUTREACH

+ Bringing All to the Conversation



COMMUNITY TASK-FORCE

Role

Process Oversight
Data Vetting/Review
Options Development
Community Facilitators
Recommendations Review

Suggested Members

Go Team Representatives

Board Identified
Representation



PUBLIC MEETINGS

Role

Planning Framework
Input
Options Input
Recommendations Review

Suggested Members

All Schools Represented
(Goal)
Community Organizations
Virtual Audience



BOARD OF EDUCATION UPDATES

Role

Policy Oversight
Data Review Input
Options Input
Workshop Reviews
Recommendations
Approval

Suggested Members

Board of Education
Members
Superintendent
Cabinet Leadership

STATE OF THE SCHOOLS

- **Snapshot** of Current APS Data
- Central **Source of Data** for Planning
- **Data** includes:
 - Demographics
 - Facility Data (Capacity, Utilization, Condition)
 - Program Information
- **Living** Document
 - As data updates...Report updates

2025

STATE OF SCHOOL FACILITIES REPORT



May 2025

BACKGROUND DATA

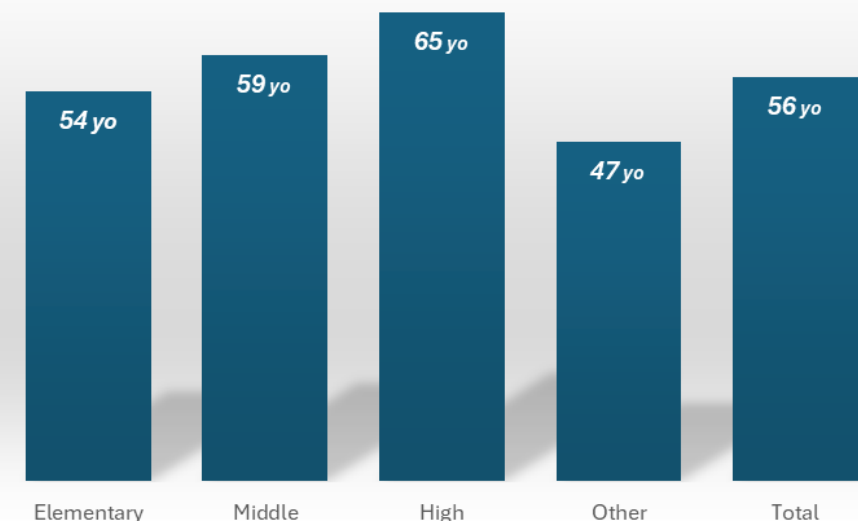


Facilities Portfolio

CAMPUS AGE

APS school facilities average 56 years of age. However, the District has invested in renovations and modernizations with citizen approved E-SPLOST Programs. E-SPLOST 2022 budgeted nearly \$595 million dollars. Although the charts indicate original build date, significant facilities improvements have continued over the years.

Average Age of Original Construction



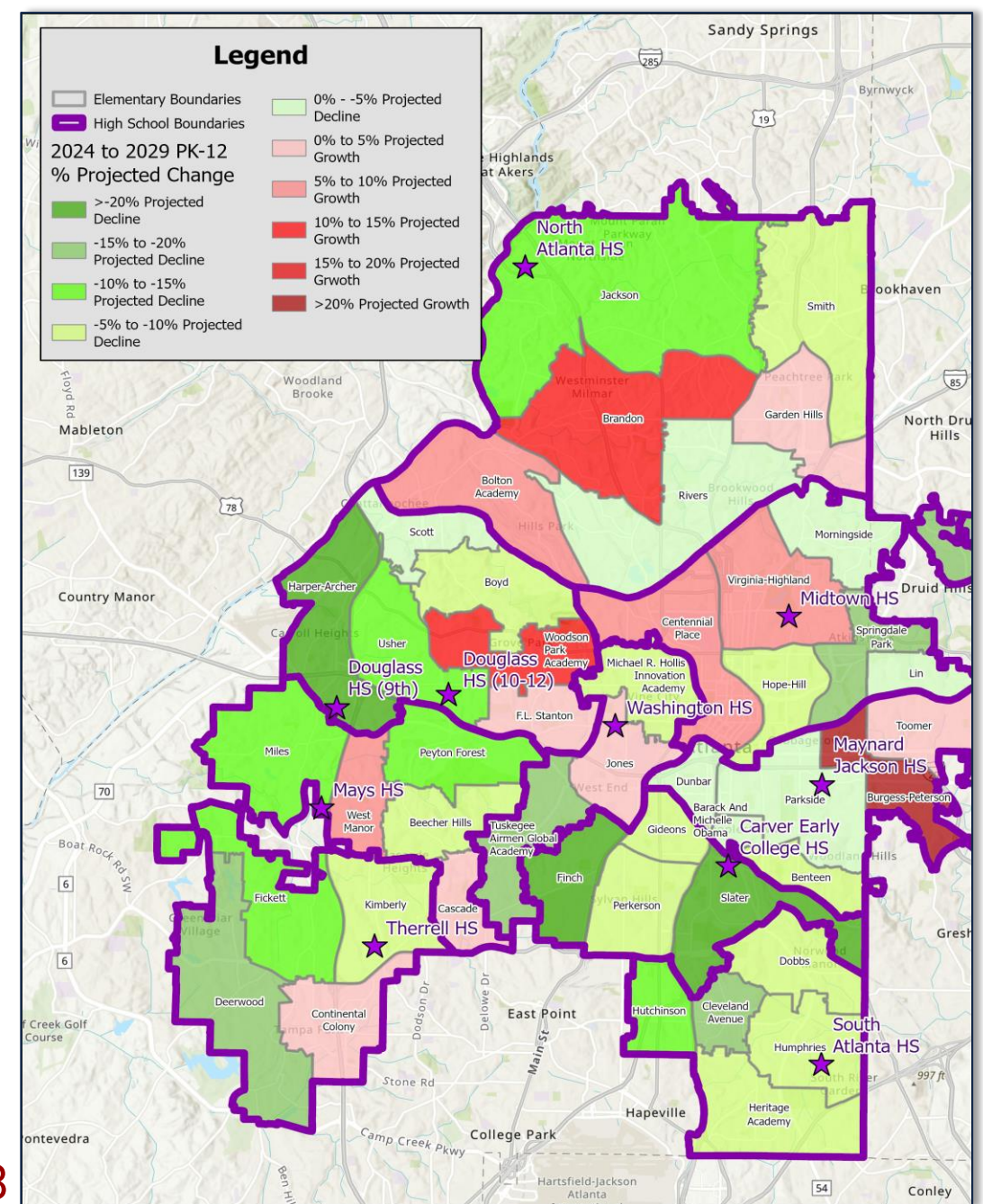
Facility Type	Facility Count	Average Original Year Built	Total Square Feet
Elementary/K-8	49	1971	4,381,520
Middle	11	1966	2,134,582
High	10	1960	3,004,804
Other	5	1978	727,174
Total	75	1969	10,248,080

Demographics

Projecting Enrollment

- Enrollment projections are based on student residence, not school attendance.
- Geocoded student records track enrollment trends within attendance boundaries.
- Survival ratios predict grade-to-grade progression and inform future projections.
- Housing development & permits impact enrollment; housing growth may boost survival ratios, but declining birth rates could offset gains.
- Kindergarten forecasts use birth data from elementary attendance areas, comparing births to Kindergarten enrollment five years later.
- These trends help predict enrollment across all grade levels.

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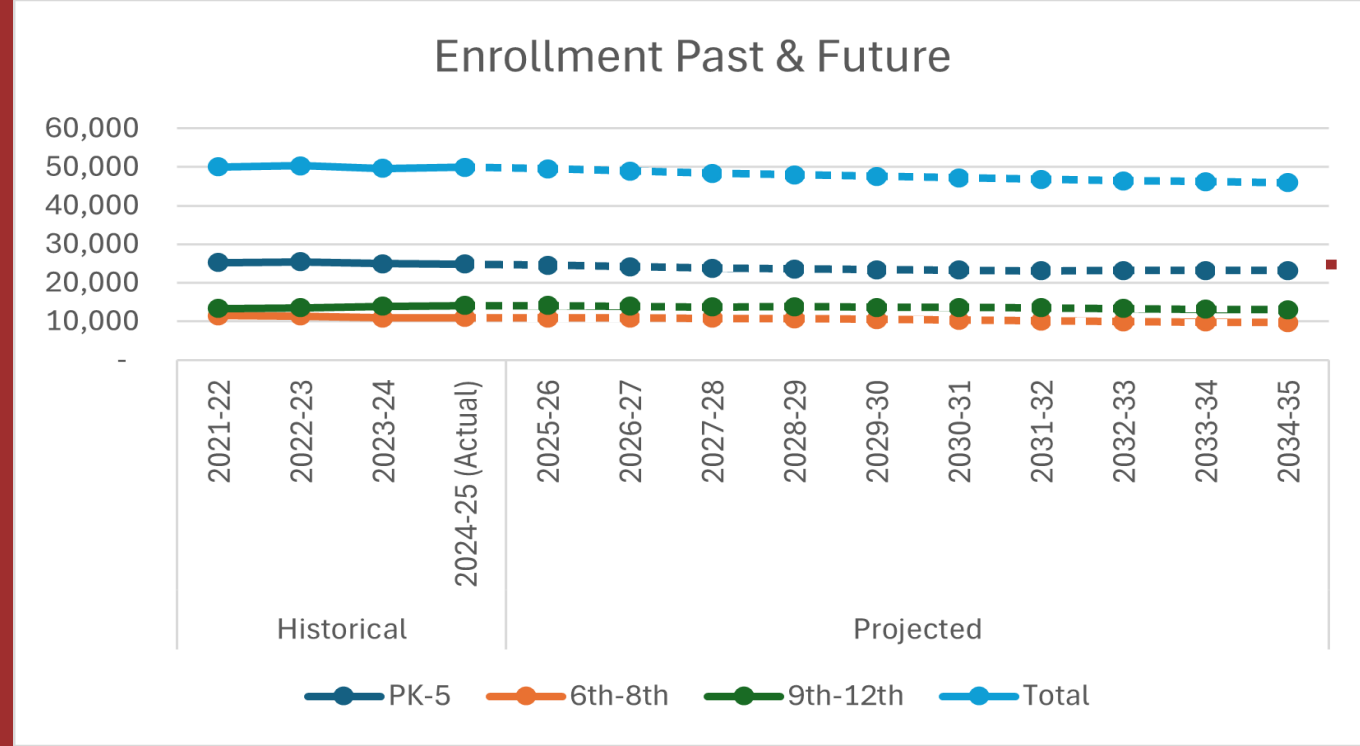


Map illustrates K-12 live-in projection trend by cluster

Demographics

Projected Enrollment

Grade Level	Historical				Projected									
	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32	2032-33	2033-34	2034-35
PK-5	25,264	25,412	24,917	24,875	24,549	24,159	23,810	23,547	23,385	23,250	23,137	23,186	23,188	23,188
6th-8th	11,437	11,378	10,885	10,987	10,909	10,846	10,786	10,648	10,493	10,304	10,154	9,961	9,833	9,726
9th-12th	13,294	13,535	13,873	14,082	14,087	13,924	13,758	13,805	13,668	13,646	13,536	13,310	13,170	12,996
Total	49,995	50,325	49,675	49,944	49,545	48,929	48,354	48,000	47,546	47,200	46,827	46,457	46,191	45,910



Projected Enrollment Decline

- APS enrollment is expected to decrease from **49,944** students in **2024-25** to **47,546** in **2029-30**.
- Elementary schools will see the **largest drop in enrollment**.

Forecast Reliability:

- The **five-year 2029-30 forecast** is considered more reliable.

Enrollment Estimation Method:

- APS uses **aligned K-12 feeder patterns** to estimate enrollment at elementary boundaries.
- Enrollment figures are rolled up to **middle and high school clusters**.

Variation in Growth:

- While the districtwide trend is **downward**, some areas are projected to **grow**.

Demographics – Historical Enrollment (All Students)

Historical Live-In Enrollment - All Students

Grade	2015-16	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25
-1	1,101	1,241	1,382	1,376	1,417	1,153	1,239	1,314	1,338	1,348
0	4,687	4,789	4,595	4,477	4,481	3,659	3,856	3,852	3,714	3,721
1	4,979	4,776	4,725	4,599	4,474	4,287	4,014	4,117	3,957	3,878
2	4,781	4,843	4,910	4,571	4,432	4,300	4,149	4,048	4,036	3,984
3	4,567	4,717	4,974	4,650	4,484	4,208	4,077	4,113	3,950	4,018
4	4,397	4,457	4,813	4,683	4,463	4,279	3,950	4,033	4,055	3,943
5	4,057	4,296	4,529	4,479	4,518	4,294	3,979	3,935	3,867	3,983
6	3,590	3,687	3,894	4,007	4,073	4,148	3,714	3,771	3,603	3,682
7	3,402	3,480	3,730	3,667	3,862	3,825	3,953	3,677	3,669	3,619
8	3,511	3,340	3,494	3,500	3,616	3,924	3,770	3,930	3,613	3,686
9	4,083	3,942	4,238	3,885	3,877	3,874	4,314	4,167	4,234	4,066
10	3,084	3,103	3,523	3,072	3,284	3,423	3,243	3,626	3,671	3,718
11	2,761	2,745	3,227	2,823	2,791	2,989	3,044	3,002	3,202	3,337
12	2,500	2,514	2,470	2,588	2,643	2,614	2,693	2,740	2,766	2,961
Total	51,500	51,930	54,504	52,377	52,415	50,977	49,995	50,325	49,675	49,944

Demographics – Historical Enrollment (without Charter)

Historical Live-In Enrollment - APS Only (Non-Charter)

Grade	2015-16	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25
-1	1,010	1,155	1,294	1,288	1,329	1,067	1,163	1,226	1,254	1,268
0	3,860	3,960	3,766	3,565	3,579	2,745	2,994	3,040	2,901	2,925
1	4,151	3,950	3,886	3,764	3,540	3,366	3,109	3,219	3,115	3,055
2	4,045	4,030	4,075	3,738	3,581	3,361	3,270	3,142	3,148	3,139
3	3,938	3,996	4,149	3,828	3,665	3,383	3,165	3,230	3,067	3,152
4	3,914	3,855	4,099	3,862	3,646	3,443	3,160	3,115	3,185	3,060
5	3,376	3,587	3,755	3,698	3,705	3,434	3,136	3,105	2,988	3,128
6	2,928	2,998	3,149	3,242	3,284	3,237	2,827	2,888	2,713	2,767
7	2,781	2,839	3,011	2,943	3,109	3,030	3,062	2,797	2,793	2,738
8	2,915	2,739	2,827	2,807	2,900	3,162	3,020	3,062	2,769	2,811
9	3,675	3,543	3,687	3,468	3,458	3,445	3,928	3,740	3,785	3,632
10	2,813	2,770	3,165	2,726	2,904	3,021	2,854	3,255	3,289	3,302
11	2,538	2,497	2,906	2,482	2,463	2,617	2,686	2,669	2,874	2,983
12	2,408	2,341	2,314	2,311	2,334	2,319	2,338	2,409	2,458	2,639
Total	44,352	44,260	46,083	43,722	43,497	41,630	40,712	40,897	40,339	40,599

Demographics – Projected Enrollment (All Students)

Grade	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32	2032-33	2033-34	2034-35
-1	1,348	1,348	1,348	1,348	1,348	1,348	1,348	1,348	1,348	1,348
0	3,683	3,520	3,575	3,576	3,561	3,572	3,568	3,568	3,569	3,570
1	3,863	3,826	3,655	3,715	3,709	3,699	3,712	3,702	3,705	3,707
2	3,862	3,845	3,817	3,649	3,707	3,703	3,692	3,708	3,699	3,700
3	3,954	3,831	3,814	3,791	3,629	3,683	3,683	3,671	3,687	3,679
4	3,950	3,890	3,768	3,749	3,730	3,567	3,618	3,620	3,610	3,624
5	3,889	3,899	3,833	3,719	3,701	3,678	3,516	3,569	3,570	3,560
6	3,684	3,597	3,614	3,540	3,435	3,424	3,392	3,238	3,293	3,290
7	3,635	3,643	3,560	3,578	3,506	3,399	3,388	3,359	3,204	3,257
8	3,590	3,606	3,612	3,530	3,552	3,481	3,374	3,364	3,336	3,179
9	4,191	4,087	4,103	4,107	4,013	4,046	3,963	3,845	3,826	3,796
10	3,473	3,575	3,490	3,515	3,520	3,437	3,473	3,401	3,310	3,301
11	3,412	3,186	3,288	3,217	3,234	3,243	3,168	3,206	3,139	3,061
12	3,011	3,076	2,877	2,966	2,901	2,920	2,932	2,858	2,895	2,838
Total	49,545	48,929	48,354	48,000	47,546	47,200	46,827	46,457	46,191	45,910

Demographics – Projected Enrollment (without Charter)

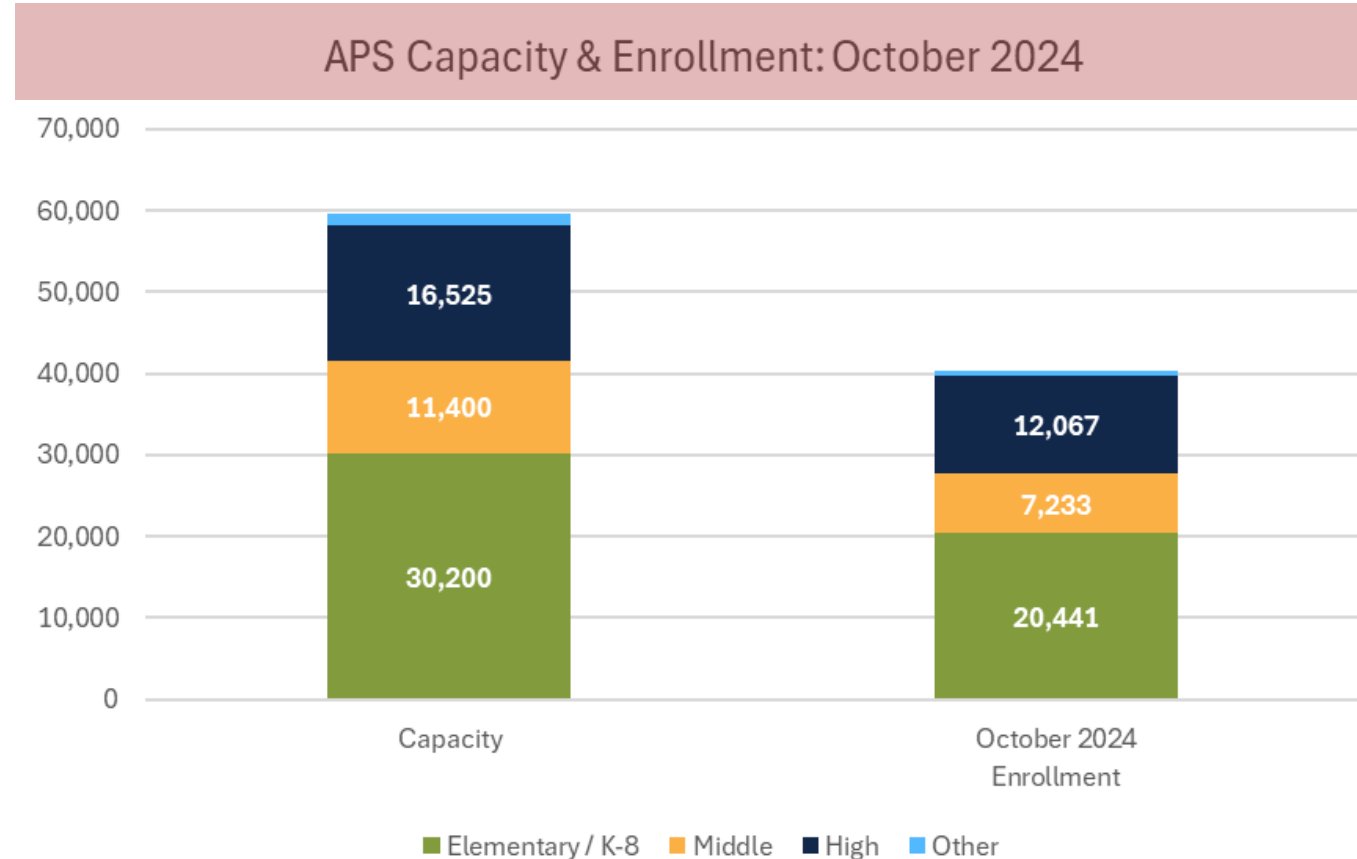
Grade	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32	2032-33	2033-34	2034-35
-1	1,268	1,268	1,268	1,268	1,268	1,268	1,268	1,268	1,268	1,268
0	2,894	2,767	2,808	2,820	2,797	2,806	2,814	2,808	2,806	2,810
1	3,015	2,988	2,854	2,899	2,908	2,885	2,896	2,905	2,898	2,896
2	3,048	3,007	2,984	2,859	2,901	2,910	2,887	2,898	2,908	2,899
3	3,109	3,013	2,975	2,960	2,841	2,880	2,887	2,865	2,878	2,887
4	3,110	3,074	2,980	2,941	2,930	2,808	2,843	2,851	2,832	2,842
5	2,961	3,009	2,972	2,886	2,849	2,837	2,713	2,752	2,761	2,739
6	2,818	2,666	2,721	2,680	2,599	2,574	2,557	2,438	2,481	2,483
7	2,718	2,773	2,622	2,681	2,636	2,558	2,536	2,518	2,401	2,444
8	2,721	2,709	2,762	2,605	2,669	2,624	2,549	2,529	2,508	2,392
9	3,637	3,534	3,517	3,611	3,429	3,508	3,447	3,367	3,373	3,340
10	3,102	3,112	3,026	3,024	3,112	2,953	3,022	2,973	2,914	2,939
11	3,033	2,842	2,871	2,801	2,797	2,884	2,742	2,807	2,762	2,712
12	2,695	2,741	2,576	2,600	2,530	2,534	2,620	2,485	2,549	2,508
Total	40,129	39,503	38,936	38,635	38,266	38,029	37,781	37,464	37,339	37,159

Demographics

Capacity

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- Capacity is determined by instructional unit (IU) allocations based on Georgia's education guidelines.
- IU allocations cover classrooms, media center, and gymnasium but exclude the auditorium.
- Guidelines define low, high, and mid-range capacity based on building type and grade level; this study uses mid-range capacity.
- The chart details total capacity and enrollment by building type within APS.
- School-level data is available in cluster profiles.



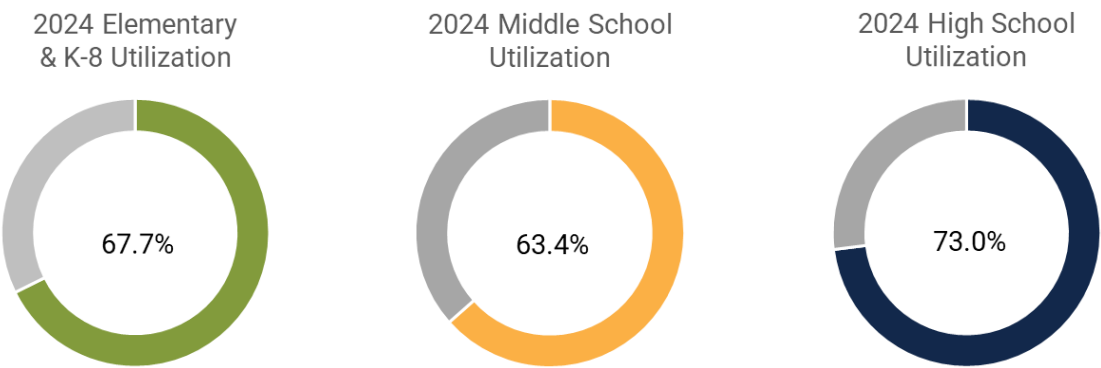
Demographics

Utilization State of Schools Report Page 13

Facility Type	Capacity	October 2024 Enrollment	Empty Seats	Utilization
Elementary / K-8	30,200	20,441	9,759	67.7%
Middle	11,400	7,233	4,167	63.4%
High	16,525	12,067	4,458	73.0%
Other	1,475	645	830	43.7%
Total	59,600	40,386	19,214	67.8%

Seat Utilization is calculated by dividing the **number of students** within a building by the **capacity** of the building.

When developing a comprehensive vision of the District’s future facilities portfolio, it is often the **District Wide** utilization **versus** an **individual school** utilization that drives decisions.



Live/Attend Analysis

Atlanta Public Schools
2024-25 9-12
Live/Attend

Atlanta Public Schools 2024-25 9-12 Live/Attend	Carver High School	Carver High School Early College	Frederick Douglass High School	Maynard Jackson High School	Benjamin E. Mays High School	Midtown High School	North Atlanta High School	South Atlanta High School	D. M. Therrell High School	Booker T. Washington High School	Atlanta Classical Academy	B.E.S.T Academy	Charles Drew Charter JA/SR Academy	Hank Aaron New Beginnings Academy	Hillside Conant School	Kipp Atlanta Collegiate Charter School	Corretta Scott King Young Womens' Leadership Academy	Live In and Attend In	Live In & Attends APS Boundary School	Live In and Attends Charter or Specialty Program School	Total Live In	Live In Attend In %	Transfer Out %	
Carver	455	446	7	9	13	1	3	10	8	26	2	9	17	12		118	14	901	77	172	1150	78.3%	21.7%	
Douglass	9	6	1250	9	40	4	3	4	8	34	7	55	20	20	1	190	86	1250	117	379	1746	71.6%	28.4%	
Maynard Jackson	20	9	5	1499	4	2	4	1	1	10	4	9	322	20		43	5	1499	56	403	1958	76.6%	23.4%	
Mays	5	3	4	1	1205	4	7	3	14	12	7	14	24	19		123	22	1205	53	209	1467	82.1%	17.9%	
Midtown	5		2	4	1	1664	6	2	1	6	17	1	5	4	41	14	2	1664	27	84	1775	93.7%	6.3%	
North Atlanta				2		6	2312	1	1		117	3	5	3		5	5	2312	10	138	2460	94.0%	6.0%	
South Atlanta	27	29	6	4	14	1	1	902	4	6	5	5	18	15	1	103	8	902	92	155	1149	78.5%	21.5%	
Therrell	7	5	6	2	33		3	1	915	8	5	16	25	15		94	19	915	65	174	1154	79.3%	20.7%	
Washington	13	8	13	3	17	5	5	4	5	748	5	16	15	8	1	157	13	748	73	215	1036	72.2%	27.8%	
Out of District/Unmatched	3	8	3	16	11	9	24	14	7	6	2	8	30			27	19				187			
Live In Attend In	901		1250	1499	1205	1664	2312	902	915	748								Total 9-12 Students: 14,082						
Transfer In	157		46	50	133	32	56	40	49	108														
Total Enrollment	1058		1296	1549	1338	1696	2368	942	964	856	171	136	481	116	44	874	193							
Live In Attend In %	85%		96%	97%	90%	98%	98%	96%	95%	87%														
Tranfer In %	15%		4%	3%	10%	2%	2%	4%	5%	13%														

High Schools

State of Schools Report Appendix

Live/Attend Analysis

Middle Schools

State of Schools Report Appendix

Atlanta Public Schools 2024-25 6-8 Live/Attend	Ralph Bunche Middle School	Centennial Place Academy (Charter)	David T Howard Middle School	John Lewis Invictus Academy	Martin L. King Jr. Middle School	Crawford Long Middle School	Michael R. Hollis Innovation Academy	Judson Price Middle School	Herman J. Russell West End Academy	Willis A. Sutton Middle School	Sylvan Hills Middle School	Woodson Park Academy School	Jean Childs Young Middle School	Atlanta Classical Academy	Atlanta Neighborhood Charter - Middle	B.E.S.T Academy	Charles Drew Charter JA/SR Academy	Corretta Scott King Young Womens' Leadership Academy	Hank Aaron New Beginnings Academy	Hillside Conant School	The Kindezi School	Kindezi Old 4th Ward	KIPP Soul Academy	Kipp Strive Charter School	KIPP VISION Charter School	KIPP WAYS Academy Charter School	Wesley International Academy Charter	Westside Atlanta Charter School	Live In and Attend In	Live In & Attends APS Boundary School	Live In and Attends Charter or Specialty Program School	Total Live In	Live In Attend In %	Transfer Out %						
Bunche	627	9	7	2		2			2	10	4		4	7	2	14	19	14	4		26	6	45	24	11	20	21	13	627	40	226	893	70.2%	29.8%						
Centennial Place		139	2							6			1	9		2		3				1	1		2	1	4	2	139	9	25	173	80.3%	19.7%						
Howard		5	993							2			1	10	4	1	11	2	1	23	1	38	3	6	1		30		993	8	131	1132	87.7%	12.3%						
John Lewis Invictus Academy	1	14	1	648	2	2	2	2	5	7	6		9	3	2	58	7	61	6		29	9	90	34	6	78	14	36	648	51	433	1209	53.6%	46.4%						
King		12	17	2	846	3		5	1	3	1			4	199	2	340	8	4		6	13	17	16	20	18	82	4	846	44	733	1623	52.1%	47.9%						
Long	3	8	3	1	4	611		9			6	1		1	3	3	22	7	6		5	4	13	11	187	6	24	3	611	35	295	941	64.9%	35.1%						
Michael R. Hollis Innovation Academy		10	4	2			184			1	2			1	2	2		8	1			6	11	9	2	35	5	1	184	19	83	286	64.3%	35.7%						
Price		2	2	1	3	1	4	218	2	2	4		1	4	4	3	4	2	2		3	2	3	9	38	10	19	3	218	22	106	346	63.0%	37.0%						
Russell West End	6	11	6	4	1	1	3	1	321	4	3	1	7	2	4	4	2	11	1		6	7	17	60	9	33	14	6	321	48	176	545	58.9%	41.1%						
Sutton		2	3	2						1546				141	2	1	4	5	2			3	4	3		1	7	14	1546	7	187	1740	88.9%	11.1%						
Sylvan	4	6	4	2	4	2	3	4	5		418		2	4	2	2	8	8	3		1	9	14	56	12	11	18	5	418	36	153	607	68.9%	31.1%						
Woodson Park Academy	3	5	1	15	1	1	2					264		1		5	3	7			1	2	11	14	1	16	1	5	264	28	67	282	93.6%	6.4%						
Young	1	12	9	9	1	2		1	5	8	4	3	629	6	2	21	18	35	1		37	4	50	44	9	51	16	6	629	55	300	984	63.9%	36.1%						
Out of District/Unmatched	6	9	21	4	17	2		1	1	30	4	2	3	6	7	14	22	13			7	1	6	26	2	9	10	3				226								
Live In Attend In	627	139	993	648	846	611	184	218	321	1546	418	264	629													Total 6-8 Students: 10,987														
Transfer In	24	105	80	44	33	16	14	23	21	73	34	7	28																											
Total Enrollment	651	244	1073	692	879	627	198	241	342	1619	452	271	657	199	233	132	460	184	31	23	122	105	285	312	300													289	265	101
Live In Attend In %	96%	57%	93%	94%	96%	97%	93%	90%	94%	95%	92%	97%	96%																											
Tranfer In %	4%	43%	7%	6%	4%	3%	7%	10%	6%	5%	8%	3%	4%																											



State of Schools Report Appendix



Facility Condition Assessment

Maintaining a moderate to high **Facilities Condition Assessment (FCA)** score is essential to providing appropriate learning environments for students and staff.

If the FCA score decreases too dramatically, affordable maintenance will only become further out of reach.



Deferred maintenance of APS facilities is **\$672 million**.

Strategies to maintain an appropriate deferred maintenance levels:

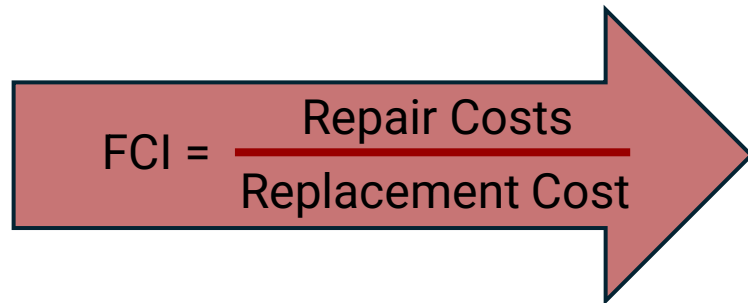
- **Increase funding** - this is dependent upon either operational budgeting or through E-SPLIST funding
- **Replacing** or comprehensive **renovation** of older facilities
- **Decrease** the number of facilities the district operates

Facilities Condition Assessment

ASSESSMENT OVERVIEW

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Parsons* assessed the condition of each a campus by evaluating the inventory, life-cycle, and condition of the major systems for the built environment organized according to the UNIFORMAT II Elemental Classification system.


$$FCI = \frac{\text{Repair Costs}}{\text{Replacement Cost}}$$

FACILITIES CONDITION INDEX (FCI)

- **Standard** measurement of a facility's condition.
- **Calculated as** the ratio of the cost to fix deficiencies to the facility's current replacement value.
- **Weighted to prioritize critical systems** and necessary investments.
- **Reduces impact of non-essential factors**, like appearance or optional upgrades.
- **Designed to highlight areas where investment is most needed** for accurate assessment.
- **Facility Condition Assessment (FCA) Score** is the inverse of the Total FCI.
- **Formula:** $(1 - FCI) * 100$, where **100 is the best score** and **0 is the worst**.

Renovation v Replacement Standards

Why it matters: Setting standards or even policy for determining when a building needs **replaced** based on agreed upon data points should be a standard practice in facilities planning. allow for more objective decisions.

Factors

- Health and Safety
- Changing programmatic demands
- Emotional attachment to facilities
- Historic or Community Significance
- Geographical or Logistic
- Funding



Historic Preservation

Partnership & Review Process:

APS and the **Atlanta Preservation Center** collaborated to assess APS schools 40+ years old.

Criteria for Evaluation:

- Considered **community significance, Atlanta's history, and achievements by alumni and former faculty.**
- Assessed **architectural significance and industry standards for historic preservation.**

Ranking & Classification:

- Facilities were scored on a **1-10 scale.**
- Sorted into **three tiers** for significance, based on **National Register Standards**

Asset Name	Built Year	Gross Area (S.F.)	Last Reno Year	Repair Cost	Replacement Value	FCA Score
Barack and Michelle Obama Academy ES	1958	83,194	2020	\$849,148	\$40,000,111	97.9
Beecher Hills ES	1959	60,241	2019	\$2,807,804	\$33,015,330	91.5
Benteen ES	1957	80,434	2023	\$1,883,224	\$38,834,128	95.2
Bolton Academy ES	2003	83,653		\$5,549,656	\$41,082,453	86.5
Boyd ES	1971	74,427	2016	\$1,337,467	\$38,482,744	96.5
Brandon Main ES (03-05)	1947	76,672	2005	\$5,045,445	\$40,171,404	87.4
Brandon Primary ES (PK-02)	1954	77,002	2009	\$1,539,344	\$42,765,112	96.4
Burgess-Peterson Academy ES	1993	85,836		\$4,263,771	\$41,112,917	89.6
Cascade ES	1995	70,101	2025	\$5,344,905	\$42,853,958	87.5
Centennial Academy (K-8)	1998	63,806		\$3,914,075	\$31,644,325	87.6
Cleveland Avenue ES	1996	75,286		\$4,535,146	\$38,606,455	88.3
Continental Colony ES	1963	85,562	2011	\$7,133,016	\$42,854,469	83.4
Deerwood Academy ES	2004	89,980		\$8,963,972	\$44,632,441	79.9
Dobbs ES	2003	86,370		\$9,749,681	\$43,095,690	77.4
Dunbar ES	1969	98,959	2009	\$9,001,996	\$52,545,815	82.9
Fickett ES	1972	86,490	1994	\$8,037,511	\$46,118,806	82.6
Finch ES	2004	95,024		\$8,017,219	\$44,935,577	82.2
Garden Hills ES	1938	82,176	2025	\$2,442,849	\$44,722,264	94.5
Gideons ES	1958	94,040	2017	\$998,632	\$45,960,477	97.8
Harper-Archer ES	1963	238,123	2019	\$8,015,111	\$116,235,312	93.1
Heritage Academy ES	2002	80,864		\$9,570,590	\$38,638,177	75.2
Hollis Innovation Academy (K-8)	1963	228,355	2020	\$16,133,751	\$122,835,575	86.9
Hope-Hill ES	1994	82,429		\$7,741,762	\$39,653,667	80.5
Humphries ES	1940	67,333	2020	\$641,136	\$32,623,263	98.0

Summary of Facility Condition by School Type

ELEMENTARY / K-8 SCHOOLS

Table summarizes the needs by campus.

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Asset Name	Built Year	Gross Area (S.F.)	Last Reno Year	Repair Cost	Replacement Value	FCA Score
Hutchinson ES	1955	70,797	2020	\$399,549	\$35,725,002	98.9
Jackson ES (02-05)	1967	95,591	2024	\$887,986	\$48,384,492	98.2
Jackson Primary ES (PK-01)	1959	48,982		\$1,539,895	\$25,884,375	94.1
Jones, M.A. ES	2005	92,272		\$3,268,039	\$43,653,014	92.5
Kimberly ES	1958	64,526	2016	\$428,762	\$33,622,916	98.7
Lin, Mary ES	1930	93,338	2014	\$1,866,726	\$47,935,815	96.1
Miles ES	2003	82,211	2026	\$2,249,308	\$40,376,091	94.4
Morningside ES	1930	130,458	2022	\$1,591,324	\$61,982,827	97.4
Parkside ES	2010	80,836		\$10,437,741	\$40,903,566	74.5
Perkerson ES	1994	75,297		\$7,219,148	\$36,573,970	80.3
Peyton Forest ES	1968	64,300	1999	\$6,442,105	\$36,948,571	82.6
Rivers, E ES	2015	112,098		\$90,616	\$54,529,511	99.8
Scott ES	1951	72,891		\$3,634,942	\$35,801,612	89.8
Slater ES	1952	78,232		\$10,017,856	\$39,671,134	74.7
Smith, Sara Intermediate ES (03-05)	2010	78,173		\$6,191,089	\$37,533,323	83.5
Smith, Sara Primary ES (PK-02)	1952	70,545		\$6,981,473	\$38,077,555	81.7
Springdale Park ES	1902	95,455	2012	\$2,596,052	\$47,294,638	94.5
Stanton, F. L. ES	1928	59,610	2024	\$117,979	\$29,398,871	99.6
Toomer Annex ES (PK)	1928	59,438		\$6,722,573	\$30,501,282	78.0
Toomer ES	1967	88,182	2024	\$34,475	\$39,198,971	99.9
Tuskegee Airmen Global Academy ES	2019	101,167		\$15,336	\$49,250,691	100.0
Usher-Collier Heights ES	1987	102,962		\$7,366,276	\$51,350,626	85.7
Virginia-Highland ES	1923	151,713	2023	\$6,333,341	\$70,751,773	91.0
West Manor ES	1956	51,461	2021	\$1,115,184	\$29,175,651	96.2
Woodson Park Academy (K-8)	2020	114,630		\$1,948	\$49,753,232	100.0
Total/Average	1971	4,381,522	-	\$ 221,066,934	\$ 2,197,699,979	89.9

ELEMENTARY / K-8 SCHOOLS

Table summarizes the needs by campus.



Summary of Facility Condition by School Type

MIDDLE SCHOOL FACILITIES

Table summarize the needs by campus.

Asset Name	Built Year	Gross Area (S.F.)	Last Reno Year	Repair Cost	Replacement Value	FCA Score
Bunche MS	1979	147,385	2016	\$167,214.24	\$77,748,560.00	99.8
Howard, David T. MS	1924	208,122	2020	\$602,199.27	\$99,099,933.00	99.4
John Lewis Invictus Academy MS	2009	217,578		\$12,557,601.07	\$104,606,083.00	88.0
King, M.L. MS	1973	250,626	2004	\$22,385,795.99	\$125,429,642.00	82.2
Long MS	1959	160,051	2015	\$5,981,976.59	\$79,242,319.00	92.5
Price MS	1972	167,168	2002	\$13,143,188.05	\$77,430,837.00	83.0
Russell, H. J. Academy MS	1928	177,462	2017	\$914,348.30	\$87,969,027.00	99.0
Sutton MS (07-08)	1951	306,506	2011	\$21,111,213.90	\$147,756,402.00	85.7
Sutton MS (6th)	1960	160,667		\$8,558,902.16	\$77,835,656.00	89.0
Sylvan Hills MS	2015	156,267		\$1,877,359.52	\$75,972,225.00	97.5
Young MS	1951	199,012	2009	\$8,887,366.95	\$98,831,012.00	91.0
Total/Average	1966	2,150,844	-	\$96,187,166	\$1,051,921,696	90.9

Summary of Facility Condition by School Type

HIGH SCHOOL FACILITIES

Table summarize the needs by campus.

Asset Name	Built Year	Gross Area (S.F.)	Last Reno Year	Repair Cost	Replacement Value	FCA Score
Carver HS	1920	271,429		\$19,176,453	\$136,038,857	85.9
Douglass HS (10-12)	1968	336,101	2004	\$31,055,009	\$166,096,730	81.3
Douglass HS (9th)	1987	83,782	2009	\$8,020,087	\$45,376,745	82.3
Jackson, Maynard HS	1986	314,550	2014	\$13,882,049	\$158,654,173	91.3
Mays HS	1981	339,758	2011	\$6,602,001	\$179,722,631	96.3
Midtown HS	1924	296,329	2021	\$6,849,486	\$135,624,639	94.9
North Atlanta HS	1977	581,004	2013	\$1,123,212	\$281,967,210	99.6
South Atlanta HS	1973	277,779	2026	\$6,242,955	\$139,186,824	95.5
Therrell HS	1960	242,803	2011	\$12,726,228	\$125,615,885	89.9
Washington HS	1924	261,269	2006	\$28,506,252	\$126,879,084	77.5
Total/Average	1960	3,004,804	-	\$134,183,729	\$1,495,162,778	91.0

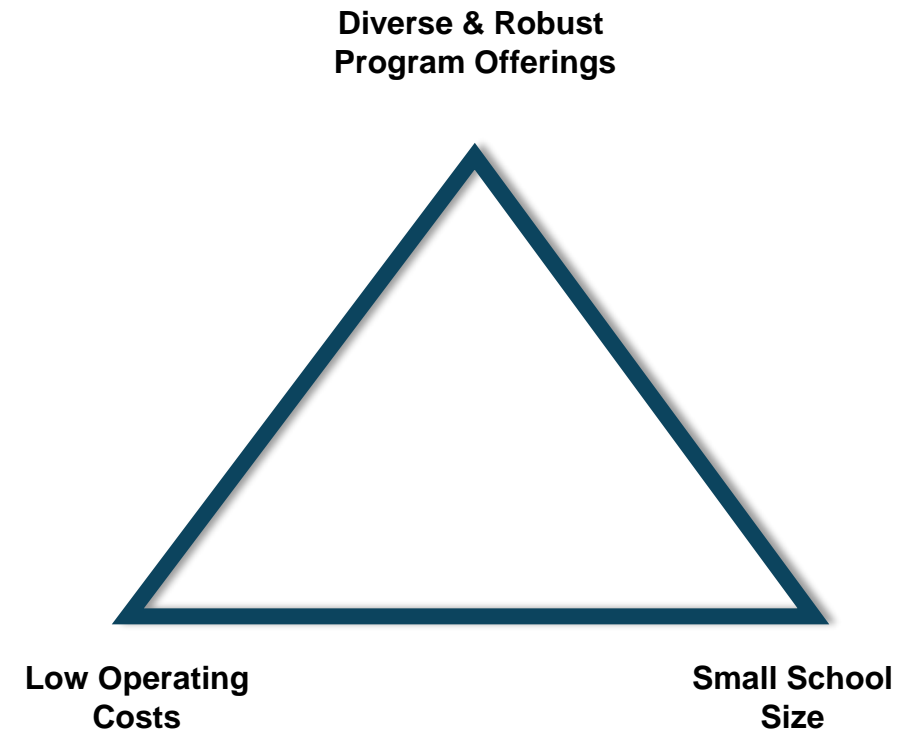
FRAMEWORK



FRAMEWORK

INTEGRATED PLANNING MODEL

- If a district wants **Low Operating** costs with **Robust Program Offering**, it is difficult to have **Small School Enrollments**;
- If a district wants **Robust Program** offerings with **Small School sizes**, it is difficult to have **Low Operating Costs**;
- If a district wants **Small Schools** and **Low Operating Costs**, it is difficult to offer **Robust Program Offering**.



Educational Framework

SCHOOL SIZE

Enrollment size shapes programming, staffing, and future planning, influencing school numbers, district efficiency, and equitable education tailored to community needs.

Elementary/K-8 Schools

- Enrollment goal: 4–6 grade-level unit teachers
- 30 of 49 schools enroll fewer than 500 students;
- 40 of 49 can hold 500+

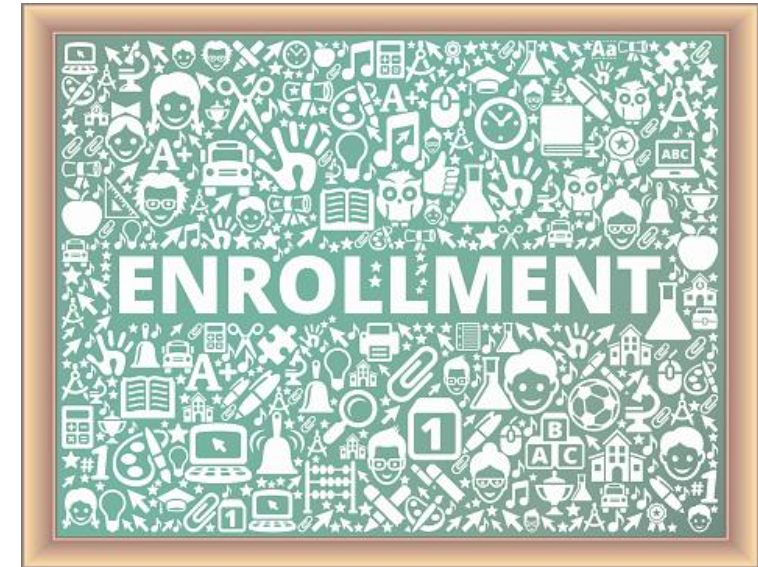
Middle Schools

- Target enrollment: Range from 750 to 1,500 students for fully funded programs.
- Feeder patterns should link middle schools to high schools within the same cluster
- 3 schools enroll 240–450 students,
- 3 enroll 750+;
- All grades 6–8 schools can hold 750+.

High Schools

- Goal: Balance resources & program offerings across schools.
- Approach: Geographic and Program Continuity

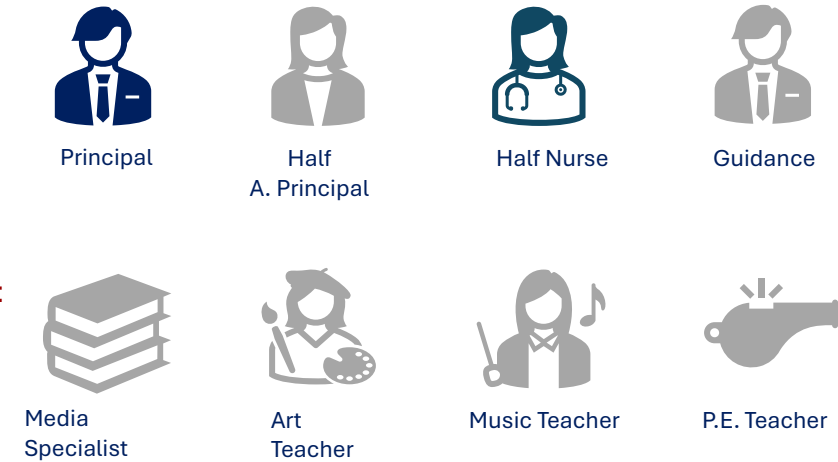
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MAXIMIZING STAFFING RESOURCES

Minimum Staffing

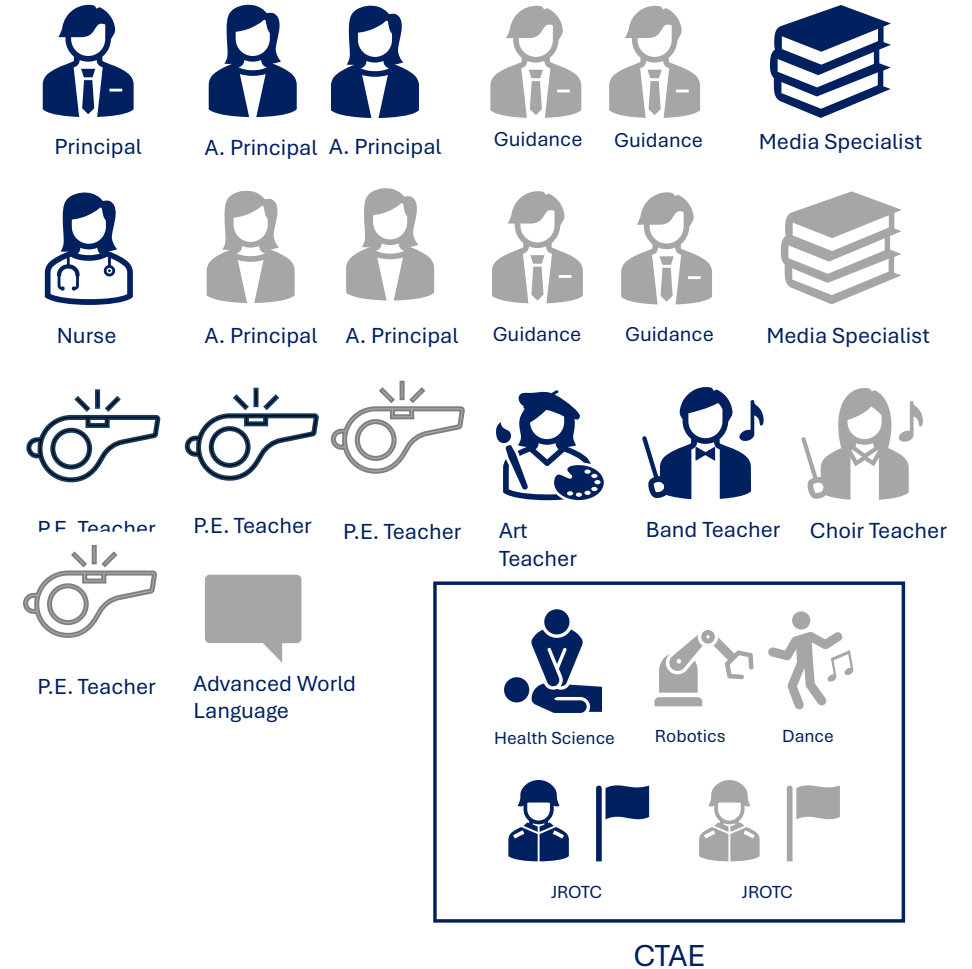
ELEMENTARY SCHOOLS <450 Enrollment



MIDDLE SCHOOLS <600 Enrollment



HIGH SCHOOLS <1,000 Enrollment



MAXIMIZING STAFFING RESOURCES

Maximum Staffing

ELEMENTARY SCHOOLS > 450 Enrollment



Principal



Half
A. Principal



Half Nurse



Guidance



Media
Specialist



Art
Teacher



Music Teacher



P.E. Teacher

Pick 1 of the 3



Principal



A. Principal



Nurse



Guidance



Art
Teacher



Band Teacher



P.E. Teacher



Advanced
World
Language



Media Specialist



Health Science



Robotics



Dance



JROTC



JROTC

CTAE

HIGH SCHOOLS > 1,500 Enrollment



Principal



A. Principal



A. Principal



Guidance



Guidance



Media Specialist



Nurse



A. Principal



A. Principal



Guidance



Guidance



Media Specialist



P.E. Teacher



P.E. Teacher



P.E. Teacher



Art
Teacher



Band Teacher



Choir Teacher



P.E. Teacher



Advance World Language



Health Science



Robotics



Dance



JROTC



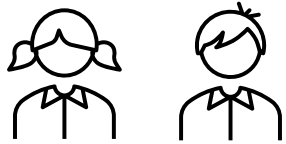
CTAE



JROTC

Programmatic Framework

EARLY CHILDHOOD / PRE-K



CAREER TECHNICAL & AGRICULTURAL EDUCATION



MULTILINGUAL PROGRAMS



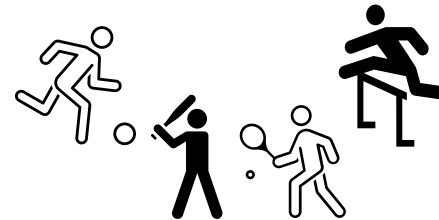
SIGNATURE PROGRAMS



FINE ARTS



ATHLETICS



Programmatic Framework

EXCEPTIONAL EDUCATION



ELEMENTARY SCHOOLS

School	AU-SCS	AU-FCS	ETS	SID/PID	MOID	EBD	D/HH	Pre-K	Pre-K Incl.	Pre-K D/HH	Pre-K AU	Headstart
Carver												
Finch	●						●	●		●		
Perkerson		●							●			●
Douglass												
Boyd												
FL Stanton		●										
Harper Archer		●						●				
Scott					●							
Usher	●	●										
Maynard Jackson												
Bentley			●			●						
Burgess								●	●			
BaMO Aca	●								●			
Dunbar		●										
Parkside				●					●			●
Toomer					●							
Mays												
Miles			●		●	●		●				
Beecher Hills		●										
Cascade	●			●								
Peyton Forest	●	●										
West Manor												
Midtown												
Hope Hill	●								●			
Mary Lin						●						
Morningside												
Springdale Park		●										
Virginia Highlands									●			
North Atlanta												
Bolton Academy		●		●					●		●	
Brandon	●											
Garden Hills					●							
Jackson								●	●			
Rivers	●											
Smith		●										
South Atlanta												
Cleveland Academy		●										
Dobbs	●											
Heritage				●				●				
Humphries					●							
Hutchinson								●				
Therrell												
Continental												
Deerwood Academy					●							
Fickett		●						●				
Kimberly	●											
Washington												
MA Jones	●											
Tuskegee A.G.				●								

- Educational spaces for students with identified needs **require specialized space, equipment, and resources.**
- Improvement will be dependent upon school size, especially at the elementary and middle school levels.
- Size and number of schools will matter to appropriately staff and resource

MIDDLE SCHOOLS

School	AU-SCS	AU-FCS	ETS	SID/PID	MOID	EBD	D/HH	Transition
Bunche	●	●		●				
BEST/CSK								
Howard	●	●	●		●	●		
JL Invictus	●	●		●	●			
Long	●	●	●		●	●		
ML King				●				
Price								
Herman J. Russell	●	●	●					
Sutton	●	●			●			
Sylvan Hills	●	●			●		●	
Young					●			

HIGH SCHOOLS

School	AU-SCS	AU-FCS	ETS	SID/PID	MOID	EBD	D/HH	Transition
Carver	●	●			●			
Carver EC	●	●			●			
Douglass	●	●		●	●			
BEST/CSK								
Maynard Jackson	●	●		●	●			
Mays	●	●	●	●	●			
Midtown	●	●			●			
North Atlanta	●	●	●		●	●		
Non-Traditional								●
South Atlanta			●	●	●	●	●	
Therrell	●	●			●			
Washington					●			

Programmatic Framework



Middle School Focus: **Career Awareness** and **Career Exploration**.

High School Focus: **Career Development, Competency Mastery and Employability Skill Development**.

Fast Facts about APS CTAE:

- **57** high school pathways
- **24** middle school pathways
- **98.96%** graduation rate for CTAE students
- In the past 5 years, over **50** of the APS Valedictorians, Salutatorians, and STAR Students were CTAE students
- APS offers pathways in **14** of the 16 National Career Cluster areas
- **57+** CTAE students advanced to National and International competitive events in 2025

Programmatic Framework

CTAE



HIGH SCHOOLS																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																								
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Programmatic Framework

CTAE



MIDDLE SCHOOLS	School	Communications	Business Management	Healthcare Science	Computer Science	Engineering Technology
	Bunche	●			●	
	BEST	●				
	CSK		●		●	
	Howard	●			●	●
	JL Invictus	●			●	
	Long			●	●	
	ML King	●	●		●	●
	Price					
	Herman J. Russell				●	
	Sutton	●	●		●	
	Sylvan Hills		●		●	
	Young	●				●

Charter Schools

Why it matters: Charter Schools offer alternative educational opportunities that may not exist in the neighborhood school.

- Charter Schools provide **alternative educational opportunities** not available in neighborhood schools.
- Play a crucial role in APS by boosting **student retention** and success.
- Allow for a **diversity** of interests or **specialized** areas, **enhancing** their academic experience.
- APS conducts an annual **charter petition process**, evaluating requests for new charters and renewals.

Charter School	Grades	Enrollment Cap	2024-25 Enrollment	Cluster
Atlanta Classical Academy	KK-12	698	697	North Atlanta
Atlanta Neighborhood Charter - Elementary	KK-05	628	394	Jackson
Atlanta Neighborhood Charter - Middle	06-08	(2 Schools)	233	Jackson
Charles R. Drew Charter School	PK-05	2010	941	Jackson
Charles Drew Charter JA/SR Academy	06-12	(2 Schools)	961	Jackson
Wesley International Academy Charter	KK-08	824	776	Midtown
Westside Atlanta Charter School	KK-08	378	349	Douglass
KIPP Atlanta Collegiate Charter School	09-12	4550 (9 Schools)	874	Douglass
KIPP SOUL Primary*	KK-05		505	Douglass
KIPP SOUL Academy*	06-08		285	Douglass
KIPP STRIVE Primary Charter School	KK-05		627	Washington
KIPP STRIVE Charter School	06-08		312	Washington
KIPP Vision Primary Charter School*	KK-05		562	South Atlanta
KIPP Vision Charter School*	06-08		300	South Atlanta
KIPP WAYS Primary Charter School*	KK-05		559	Washington
KIPP WAYS Academy Charter School*	06-08		289	Washington
The Kindezi Old 4th Ward*	KK-08	900	321	Midtown
The Kindezi School*	KK-08	(2 Schools)	360	Mays

*Charter is on probationary status until June 2027, along with Centennial Place Academy K-8.



Operational Framework

PORTFOLIO RIGHT-SIZING

Why it matters: Balancing school facilities is crucial for a district's success—too many drain resources, too few can be harmful.

In APS, decisions consider location, economic development, zoning, and gentrification. Right-sizing must focus on resources, staffing, and programs, not just cost savings.

Thresholds for facility increases or decreases:

- Capacity
- Enrollment thresholds to maximize educational and operational opportunities
- Physical/Educational Adequacy condition
- Geography and impact on feeder pattern
- District-wide utilization of facilities
- Programmatic impacts (ESL, Exceptional Education, etc.)



Operational Framework

Strategies for Balancing Declining Enrollment

- Boundary adjustments
- Feeder adjustments
- Program adjustments
- Consolidation
 - New construction
 - Modernization
 - Consistency in feeder

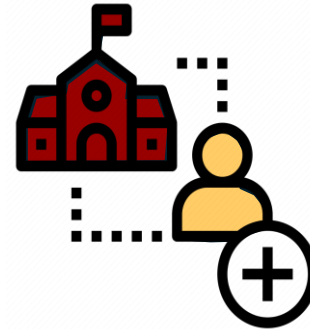


Renovation vs. Replacement Standard

- Condition
- Age
- Historical Significance

Condition Level – FCI/Adequacy Standard

- Best ways to achieve condition level, prioritize:
 - Deferred maintenance
 - Renovations
 - New construction
 - Consolidation/closure



QUESTIONNAIRE

Questions will address

- Prioritizing the Purpose of this Plan
- School Size / Program Delivery Impacts
- Early Childhood
- Fine Arts
- Multi-Lingual Services
- Career Technical and Agricultural Education
- Boundaries and School Feeder Patterns
- Strategies for Renovation vs. Replacement of Future Facilities

Survey Link



<https://www.surveymonkey.com/r/APSFrameworkSurvey>