



COMPREHENSIVE LONG RANGE FACILITIES PLAN

APS FORWARD 2040: RESHAPING THE FUTURE OF EDUCATION

ATLANTA PUBLIC SCHOOLS

Facility Recommendations

October 28th, 2025

APS 2040 – Facility Recommendations

This presentation outlines the facility recommendations that will be given to the Board as a first read on November 5th. Recommendations are broken into the following categories:

- **School Repurposing** – Maximize facility usage for student and community good
- **Academic & Program Initiatives** – Expand access to high-interest and workforce-ready offerings (Career Programs and Pathways). Explore specialized and innovative school models (School of the Arts).
- **Investments** – New construction and capacity additions

Strategic Plan Alignment – System is Efficient & Effective

School Repurposing (in alphabetical order)

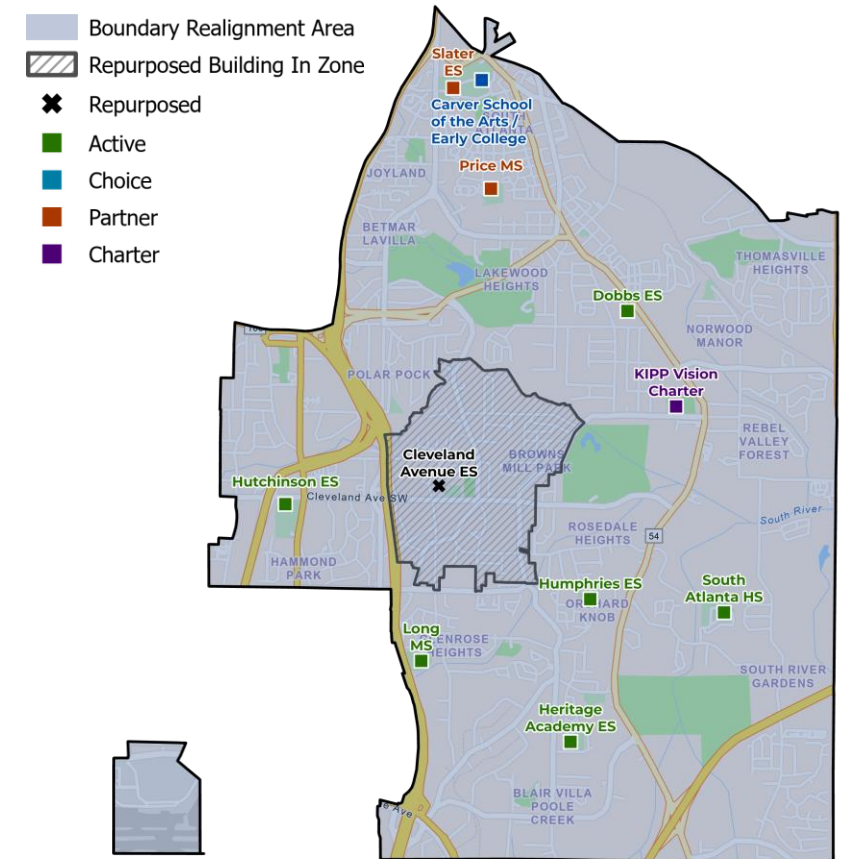
- **Cleveland ES**
- **Continental Colony ES**
- **Douglass HS 9th**
- **Dunbar ES**
- **F L Stanton ES**
- **Finch ES**
- **Jackson Primary ES**
- **KIPP Soul Primary (charter)**
- **KIPP Soul Academy (charter)**
- **Perkerson ES**
- **Peyton Forest ES**
- **Scott ES**
- **Smith Intermediate ES**
- **Sylvan MS (convert to ES)**
- **Toomer ES Annex**
- **Usher Collier ES**

Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Cleveland ES – Recommendation

- Maintenance improvements to Dobbs ES, Heritage Academy ES, Humphries ES and Hutchinson ES
- Repurpose Cleveland ES (closes as PK-5 spring 2027)
- Elementary boundary realignment within the feeder pattern
- Operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$4.5m
- Capacity reduction of 575 seats

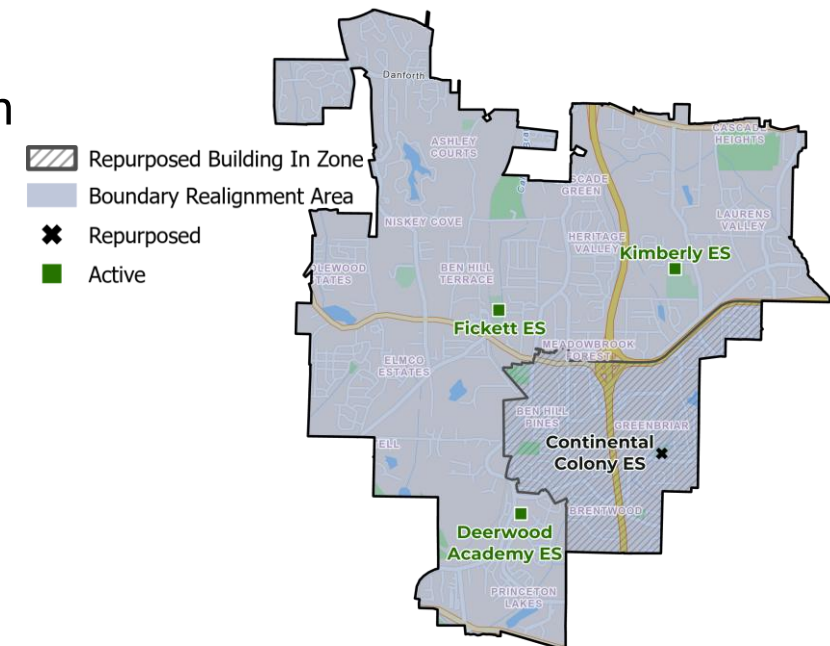


Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Continental Colony ES – Recommendation

- Maintenance improvements to Deerwood Academy ES, Fickett ES, and Kimberly ES
- Repurpose Continental Colony ES (closes as PK-5 spring 2027)
- Elementary boundary realignment within the feeder pattern
- Operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$7.1m
- Capacity reduction of 500 seats

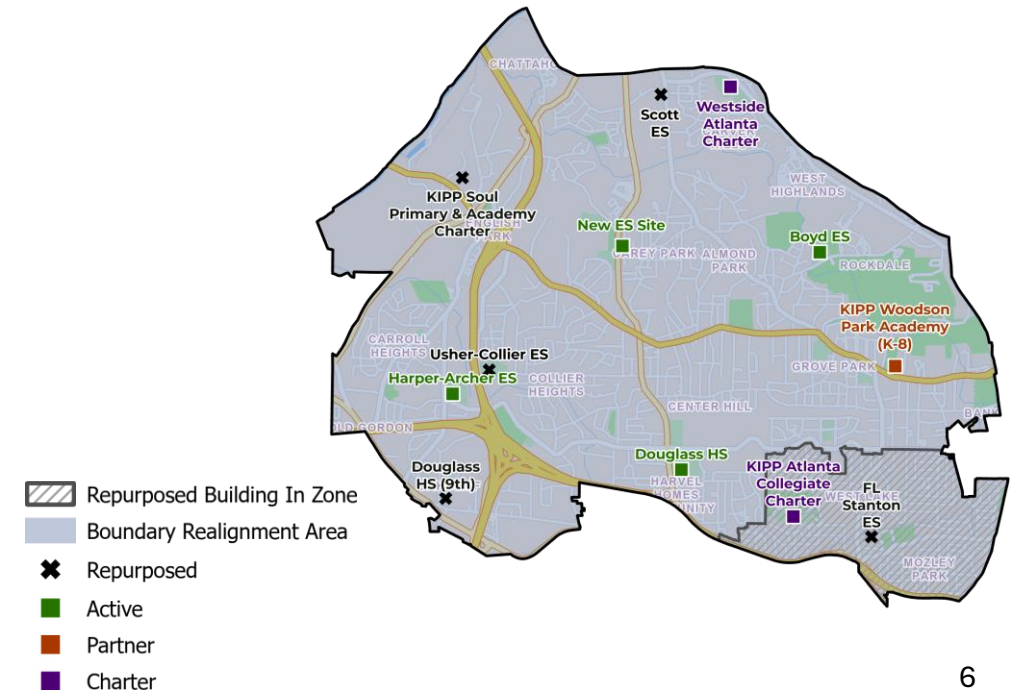


Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Douglass HS 9th Grade – Recommendation

- Douglass HS 9th grade building repurposed (closes as 9th grade anticipated spring 2027)
- Douglass HS converts to a 9th-12th grade building
- Operational savings of \$0.5m+ annually
- Potential deferred maintenance cost avoidance of \$8m
- Capacity reduction of 625 seats

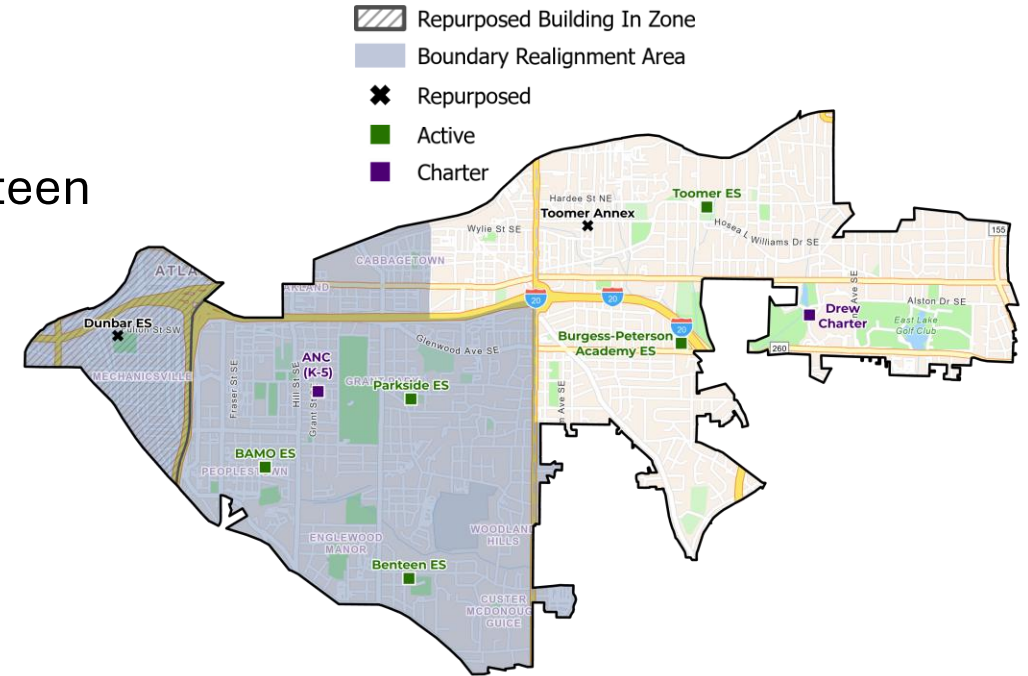


Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Dunbar ES – Recommendation

- Maintenance improvements to BAMO ES, Benteen ES and Parkside ES
- Repurpose Dunbar ES (closes as PK-5 spring 2027)
- Elementary boundary realignment between BAMO, Benteen, Dunbar & Parkside
- Operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$9m
- Capacity reduction of 450 seats



School Repurposing

- Repurpose F L Stanton ES (closes as PK-5 spring 2027)
- Maintenance improvements to M A Jones ES and Hollis Academy (K-8)
- Portion of attendance area moves to Washington Cluster
- Elementary boundary realignment within the Douglass Cluster along with the repurpose of Usher Collier ES and Scott ES (Requires ESPLOST funding)
- Operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$100k
- Capacity reduction of 400 seats

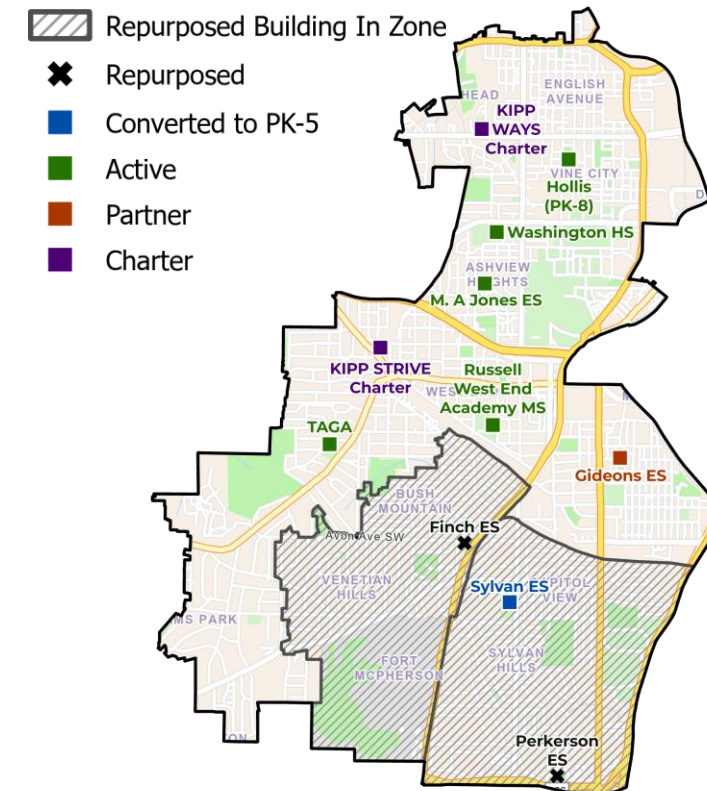
A map of the Douglass Cluster area in Jacksonville, Florida. The map shows the Chattahoochee River to the north and the St. Johns River to the east. Several schools are marked with 'x' symbols: KIPP Soul Primary & Academy Charter School, KIPP Soul Charter School, and Scott ES. A green square indicates the 'New ES Site' near the intersection of the St. Johns River and the Atlantic Expressway. The map also shows the locations of the Douglass and Washington clusters.

Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Finch ES & Perkerson ES – Recommendation

- Repurpose Finch ES and Perkerson ES (close as PK-5 spring 2028)
- Finch ES and Perkerson ES combined at converted Sylvan building (anticipated fall 2028)
 - Maintenance improvements and renovations to convert Sylvan MS to an elementary school (close as 6-8 spring 2027)
 - K-12 students in area move to Washington Cluster
- Operational savings of \$3m - \$4m+ annually
- Potential deferred maintenance cost avoidance of \$15.2m
- Capacity reduction of 1,350 seats

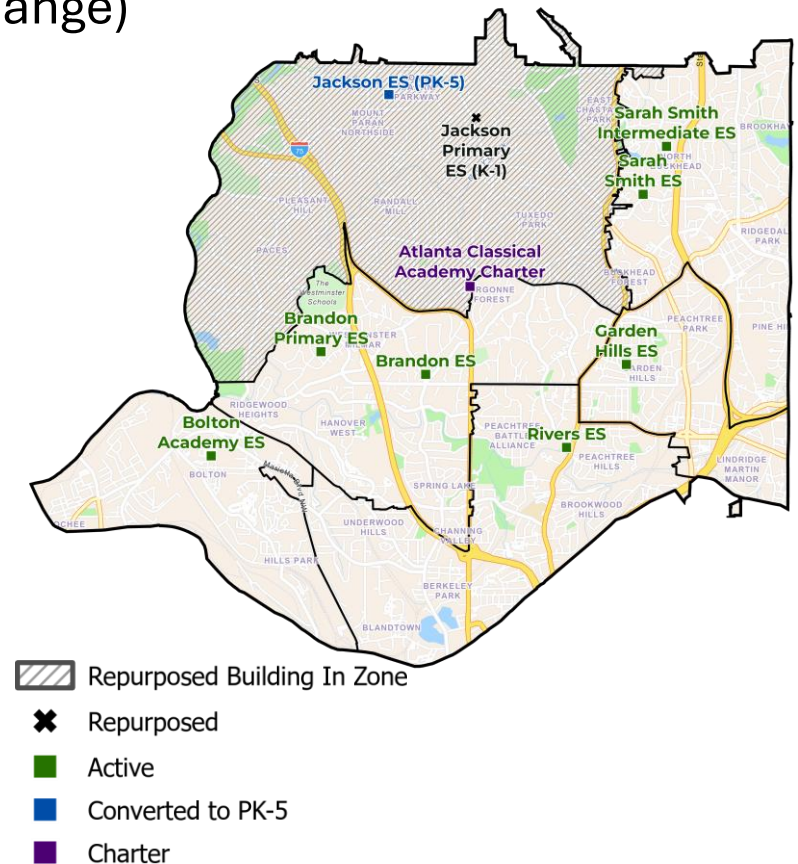


Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Jackson Primary ES – Recommendation

- Jackson Primary ES repurposed (closes as PK-5 anticipated spring 2027)
- Jackson Main converted to PK-5 building (no boundary change)
- Operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$1.5m
- Capacity reduction of 350 seats

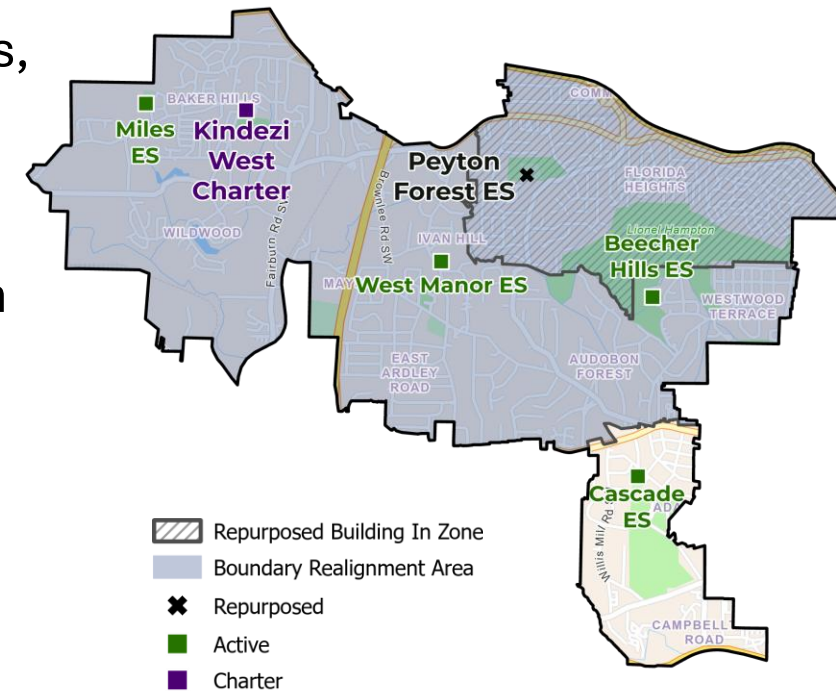


Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Peyton Forest ES – Recommendation

- Maintenance improvements to Beecher Hills ES, Miles ES and West Manor ES
- Repurpose Peyton Forest ES (closes as PK-5 spring 2027)
- Elementary boundary realignment between Beecher Hills, Miles, Peyton Forest and West Manor
- Operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$6.4m
- Capacity reduction of 500 seats

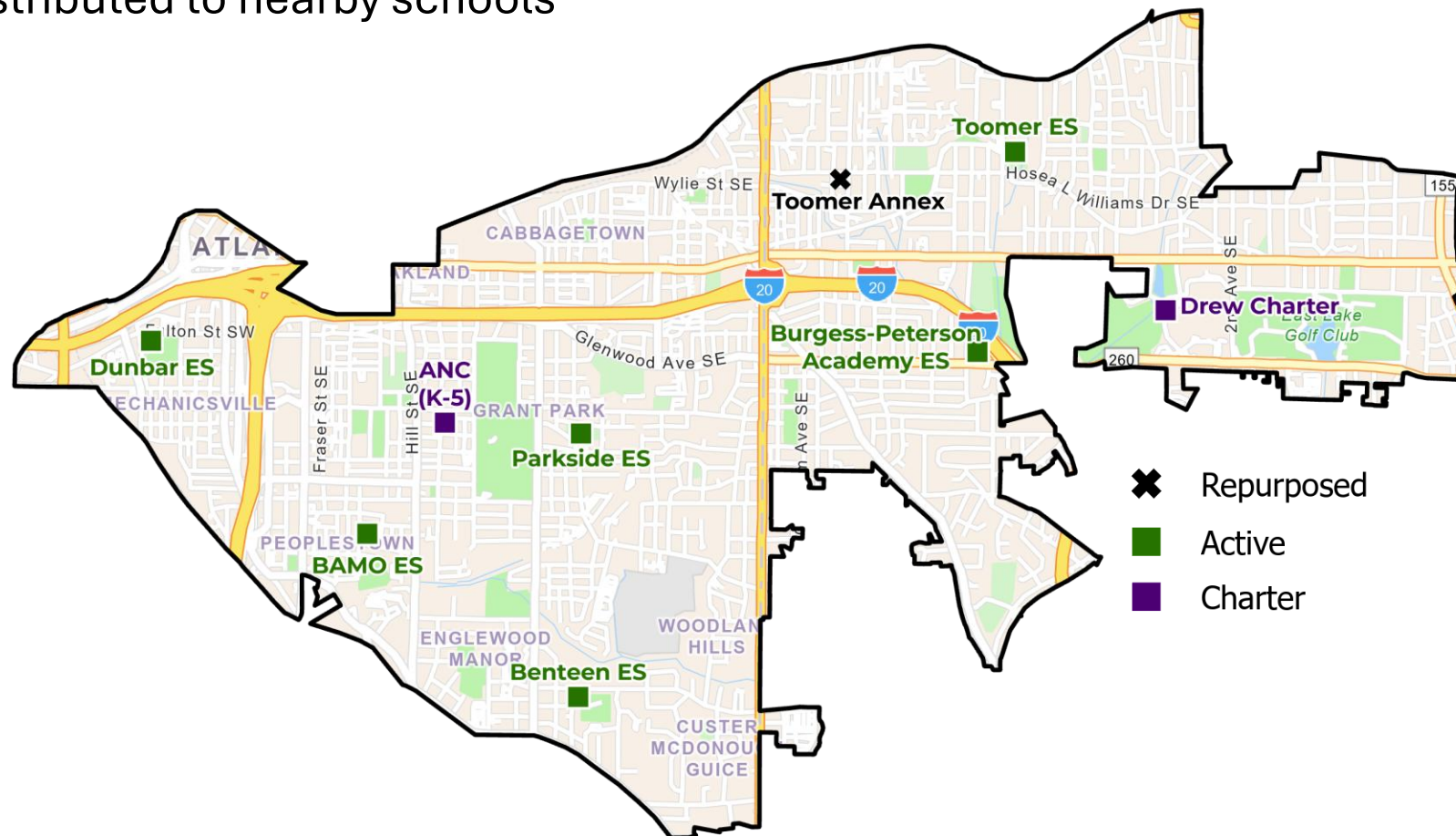


Strategic Plan Alignment – System is Efficient & Effective

School Repurposing

Toomer ES Annex – Recommendation

- Toomer Annex repurposed (anticipated spring 2027) and Pre-K classes redistributed to nearby schools



Strategic Plan Alignment -

Expand access to high-interest and workforce-ready offerings.

Explore specialized and innovative school models.

Academic & Program Initiatives

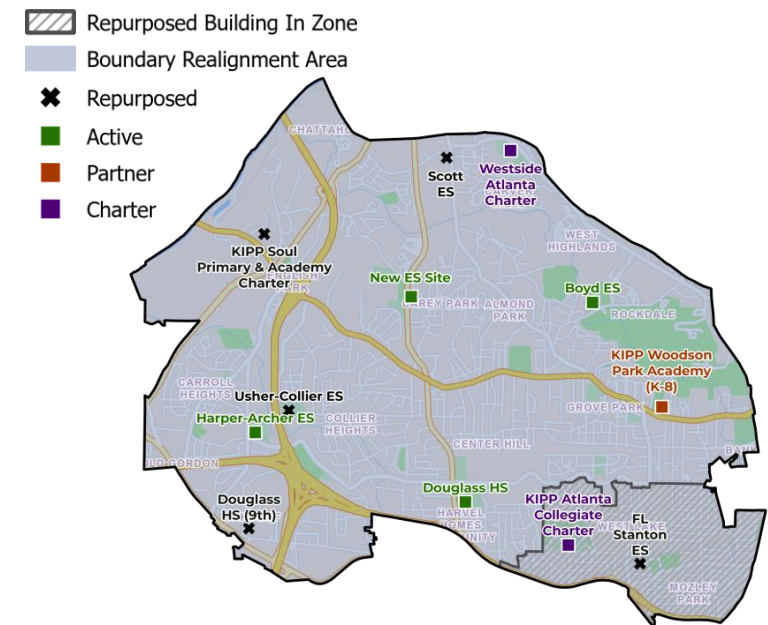
- **Carver Early College** facility converts to a 6th-12th grade District-wide School of the Arts & an Early College HS (**Priority Project in next ESPLOST**)
 - District-wide choice for Early College will begin in 2027, not dependent on renovations for facility
 - School of the Arts will require facility renovation that align to program requirements (to be developed)
 - Elementary feeder schools will be assigned to adjacent clusters (Washington and South Atlanta)
- **Washington HS** remains a HS Cluster offering district-wide choice into select CTAE / ACCA courses offering Accelerated Diploma pathways; Expand STEAM Programming w/Medical Pathways (**Priority Project in next ESPLOST**)

Facility Investments – Build New Elementary School

School Repurposing & Investments (Requires ESPLOST FUNDING)

Usher Collier ES & Scott ES - Recommendation

- Build new 700-900 seat Elementary School on A.D. Williams site and combine Usher Collier ES and Scott ES
- Repurpose Usher Collier ES and Scott ES
- Net operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$11m
- Net capacity reduction of 400-600 seats

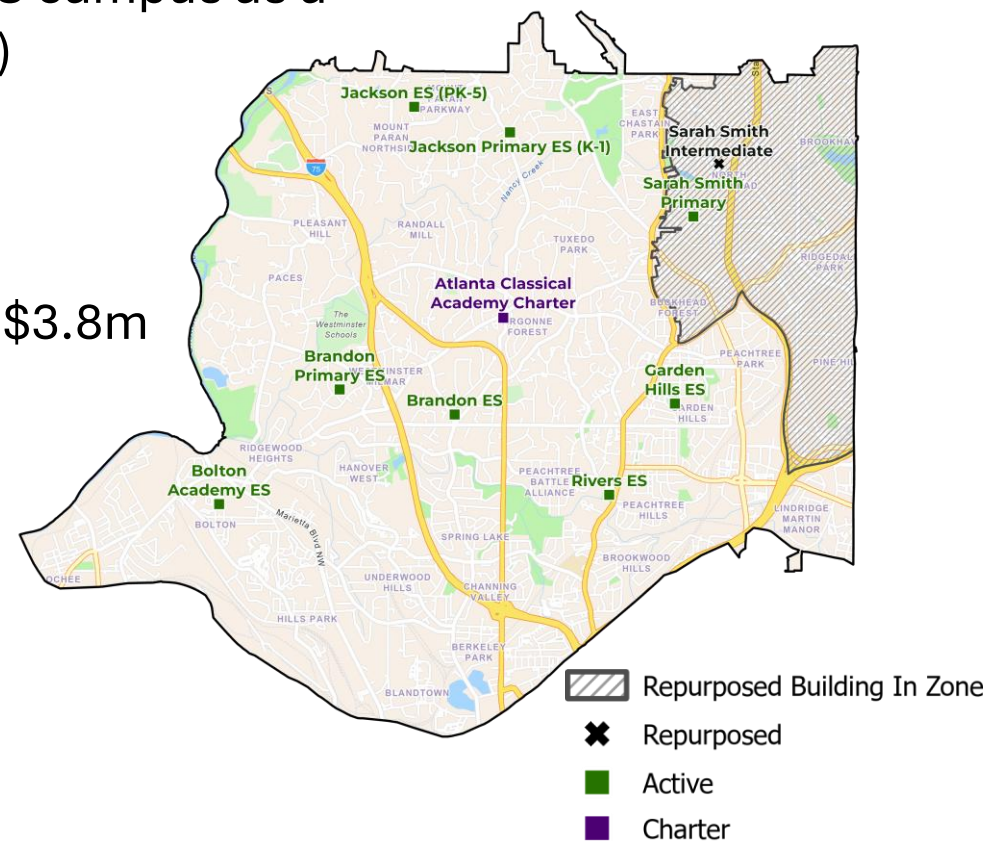


Facility Investments – Renovate or Rebuild ES

School Repurposing & Investments (Requires ESPLOST Funding)

Smith Intermediate ES – Recommendation

- Renovation/Addition or Rebuild at Smith Primary ES campus as a 900-1,000 seat PK-5 building (no boundary change)
- Smith Intermediate ES repurposed
- Operational savings of \$1.5m - \$2m+ annually
- Potential deferred maintenance cost avoidance of \$3.8m
- Net capacity reduction of 75-175 seats



Facility Investments

Investments (Requires ESPLOST Funding)

Recommendation - Maynard Jackson HS Addition

- 300 capacity addition with capability to expand to 600 in the future. Core spaces will be expanded to handle 600 additional students.
- Boundary remains the same
- Future growth beyond current addition capacity will require feeder boundary change, in accordance with Board boundary policy

Recommendation - Midtown HS Addition

- 300 capacity addition
- Boundary remains the same
- Future growth beyond current addition capacity will require feeder boundary change, in accordance with Board boundary policy

Recommendation - King MS Addition

- 200 capacity addition
- Boundary remains the same
- Future growth beyond current addition capacity will require feeder boundary change, in accordance with Board boundary policy

Resulting Data – Operational Savings, Cost Avoidance & Capacity Reduction

- Estimated Annual Operational Savings \$20m - \$25m
- Estimated Potential Deferred Maintenance Savings - \$65m
- Estimated capacity reduction of 5,200 seats
- Estimated elementary utilization improvement from 66.7% to 78.2%

*Does not account for any additional operating or maintenance costs of new construction

**Deferred Maintenance reflects critical systems (i.e. HVAC, Roof) and does not include enhancements to support academic programming