

SCHOOL BUILDING AUTHORITY OF WEST VIRGINIA
MINUTES
November 14, 2016
November 15, 2016
9:00 a.m.

The West Virginia Lottery
900 Pennsylvania Avenue
Tenth Floor Conference Room
Charleston, West Virginia

I. CALL TO ORDER

Peter Markham, Governor's Designee, called the School Building Authority of West Virginia (SBA) Quarterly Meeting to order at 1:15 p.m. on Monday, November 14, 2016. The following Board Members were present: Dr. Cindy Daniel for Dr. Michael Martirano on November 14, 2016, Dr. Michael Martirano, West Virginia State Superintendent of Schools on November 15, 2016; Mr. David Sneed, Executive Director; Mr. Steve Burton, Vice-Chair; Mr. Victor Gabriel, Secretary; Mr. Robert Holroyd; Mr. Tom Lange; Mr. Chris Morris; Mr. Bart Willis; Dr. William White and Dr. James Wilson. The following staff of the SBA was also present: Mr. Garry Stewart; Mr. Scott Raines; Mr. Mike Hall; Mr. Ben Ashley; Mr. Dana Womack; Ms. Joyce VanGilder; Ms. Stella Gill; Ms. Angie Bradley and Ms. Tammy Brewer.

II. ACKNOWLEDGMENTS AND RECOGNITIONS

New Board Member

Chairman Peter Markham recognized the Honorable Tod Kaufman, Thirteenth Judicial Circuit Judge, to provide the Oath of Office to the newest member to the School Building Authority, Dr. James S. Wilson.

The following individuals attended the SBA Meeting: Ms. Kathy Green, Superintendent Taylor County School; Mr. Ted Shriver, Williamson Shriver Architects, Inc.; Mr. Manuel P. Arvon, II, Superintendent Berkeley County Schools; Dr. Cindy Daniel, West Virginia Department of Education; Mr. Greg Williamson, Williamson Shriver Architects, Inc.; Ms. Shirley McGraw; Ms. Carolyn Arritt; Mr. Travis Arey, PCS; Ms. Joetta Basile, Superintendent Monroe County Schools; Mr. Brian Estep, Silling Architects; Mr. Mike Moore, Silling Architects; Mr. Ryan Quinn, Charleston Gazette-Mail; Mr. Ernie Dellatore, McKinley and Associates; Ms. Nancy Hahn, Hardy County Board of Education; Mr. Steven Williamson, Hardy County Schools; Dr. Matthew Dotson, Superintendent Hardy County Schools; Mr. Pete Gordon, Morgan County Board of Education; Mr. David Banks, Superintendent Morgan County Schools; Mr. Jeremy Smith, CMTA; Mr. Rick Jones, Ohio County Schools; Dr. Kim Miller, Superintendent Ohio County Schools; Mr. Brian Harto, Ohio County Schools; Ms. Robin Daquilante, Superintendent Tyler County Schools; Ms. Amanda Kimble, Tyler County Schools; Mr. Jeff Davis, Tyler County Schools; Mr. Jeffrey Bryant, Superintendent Greenbrier County Schools; Ms. Christy Clemons-Rodgers, Greenbrier County Schools; Mr. Dave McClure, Greenbrier County Schools; Mr. David Ferguson, ZMM, Inc.; Ms. Patsy Holliday, Fayette County Board of Education; Mr. Gary Holliday, Fayette County Board of Education; Mr. Danny Lively, Monroe County Schools; Mr. William A. Smith, Superintendent Cabell County Schools; Mr. James Colegrove, Cabell County Schools; Mr. John B. Flint, Superintendent Wood County Schools; Mr. Mike Fling, Wood County Schools; Dr. Deborah S. Akers, Superintendent Mercer County Schools; Mr. Steve Whited, Calhoun County Schools; Mr. Curtis Garretson, Calhoun County Schools; Ms. Jacinda Santon Smith, Mercer County Schools; Mr. Paul Hodges, Mercer County Board of Education; Ms. Mary Alice Kaufman, Mercer County Board of Education; Ms. Teresa Russell, Mercer County Schools; Ms. Katrina Kerstetter, Preston County Board of Education; Mr. Craig Schmidl, Preston County Board of Education; Mr. Jim Berry, Monroe County Board of

Education; Mr. Brian Baker, Monroe County Board of Education; Mr. Kenny Mann, Monroe County Board of Education; Ms. Angela Terry, Monroe County Board of Education; Ms. Barbara Parsons, Monroe County Board of Education; Dr. Frank Devono, Superintendent Monongalia County Schools; Mr. Michael Wells, Superintendent Pleasants County Schools; Mr. Rex Allen Cox, Pleasants County Schools; Mr. David Keffer, Fayette County Board of Education; Ms. Anna Kincaid Cline, Fayette County Board of Education; Mr. Gary Hough, Fayette County Board of Education; Mr. Terry George, Superintendent Fayette County Schools; Ms. Heather Straight, Pocahontas County Board of Education; Ms. Debbie Bowling, Fayette County; Mr. Steve Slochett, Fayette County Board of Education; Mr. Cameron Moffitt; Mason County Board of Education; Mr. Dale Shobe, Mason County Board of Education and Mr. Jack Cullen, Superintendent Mason County Schools.

III. APPROVAL OF MINUTES

A. SBA Quarterly Meeting Minutes for September 26, 2016

Upon a motion by Mr. Tom Lange, with a second by Mr. Victor Gabriel, the Authority voted to approve the School Building Authority's September 26, 2016 Quarterly Minutes.

B. Special Teleconference Meeting Minutes for October 19, 2016

Upon a motion by Mr. Tom Lange, with a second by Mr. Victor Gabriel, the Authority voted to approve the School Building Authority's October 19, 2016 Special Teleconference Meeting.

IV. EXECUTIVE DIRECTOR'S REPORTS

A. Flood Update

Chairman Markham recognized Mr. Scott Raines. Mr. Raines informed the Authority that the staff of the SBA had been working very closely with the Office of Emergency Management, the United States Army Corp of Engineers, Kanawha and Nicholas Counties on the recovery plan for the flood damaged schools. Mr. Raines provided a brief update on these activities.

B. New Policy Revisions

Chairman Markham recognized Executive Director David Sneed. Director Sneed informed the Authority that the Architect/Engineer Fee Schedule had been adjusted to reflect the staff of the SBA's involvement in the planning phase of new school designs in lieu of the project architects. Additionally, on projects where the use of a Construction Manager is required by SBA policy, the roles and responsibilities under the SBA's Task Order Agreement with a Construction Manager have taken duties, responsibilities, and liability away from projects Architects & Engineers. In order to avoid paying for the duplication of many services, the Architectural/Engineer Fee Schedule had been adjusted to reflect the shift in project responsibilities. The adjusted Architectural/Engineer Fee Schedule was provided in Attachment C.

Upon a motion by Mr. Robert Holroyd, with a second by Mr. Chris Morris a motion was made to approve the Policy Revisions referenced. With this approval of the full Authority, the new language would be placed on the Secretary of State's website for public comment for thirty (30) days, along with other changes that were approved by the Authority in the September 26, 2016 Quarterly Meeting. Upon review of the comments received during the thirty (30) day comment period, the staff of the SBA will bring the policy back to the Authority for final review and approval.

Mr. Bart Willis requested additional information regarding the fee schedule and upon a motion by Mr. Tom Lange, with a second by Mr. Victor Gabriel the Authority voted to table this motion until November 15, 2016.

Upon a motion by Mr. Robert Holroyd, with a second by Mr. Chris Morris the Authority voted to withdraw the previous motion, until the matter can be further discussed on November 15, 2016.

On November 15, 2016 this Policy Revision was reconsidered and after a brief discussion Mr. Tom Lange made a motion, with a second by Mr. Bart Willis the Authority approved the Policy Revisions referenced. With this approval of the full Authority, the new language would be placed on the Secretary of State's website for public comment for thirty (30) days, along with other changes that were approved by the Authority in the September 26, 2016 Quarterly Meeting. Upon review of the comments received during the thirty (30) day comment period, the staff of the SBA will bring the policy back to the Authority for final review and approval.

V.

CEFP AMENDMENTS

Executive Sneed notified the Authority that the following amendments to county Comprehensive Educational Facilities Plans (CEFPs) had been reviewed and were recommended for approval by the staff of the SBA and also reviewed and coordinated with the State Department of Education Office of School Facilities. The State Board of Education had taken action on these same amendments at its October and/or November 2016 Meeting. Executive Sneed informed the Authority that the amendments relating to 2016 NEEDs Projects, approval of the amendments does not indicate financial support for these projects. Complete amendment submittals were available for review upon request. The following Amendments were submitted for review and approval:

A. Barbour County's CEFP Amendment

The Barbour County Board of Education requested approval of an amendment to its 2010-2020 CEFP. This amendment would close Volga-Century Elementary School and Mount Vernon Elementary School at the end of the 2016-2017 school year. The students from these two schools will be transferred to Philippi Elementary School at the beginning of the 2017-2018 school year.

Barbour County had complied with the SBA CEFP Amendment process.

B. Calhoun County's CEFP Amendment

The Calhoun County Board of Education requested approval of an amendment to its 2010-2020 CEFP. This amendment involves the renovation of the twenty year old treatment plant at Calhoun County Middle/High School which has filter beds that are beyond repair and are leaking fluids into the surrounding ground. Calhoun County Schools is working with the West Virginia Department of Environmental Protection (WVDEP) to minimize soil contamination. The Calhoun Middle/High School sanitation needs to be completely renovated to comply with West Virginia Department of Environmental Protection Codes for operating a packaging plant.

Calhoun County had complied with the SBA CEFP Amendment process.

C. Greenbrier County's CEFP Amendment

The Greenbrier County Board of Education requested approval of an amendment to its 2010-2020 CEFP. As a result of the June 23, 2016 flood that significantly damaged Rupert Elementary School and the comprehensive assessment by FEMA, this amendment would relocate Rupert Elementary School to a newly constructed elementary school addition at Western Greenbrier Middle School, located between the towns of Rupert and Smoot. Rupert Elementary School will maintain its legal identity; therefore, this is not a school closure. The existing Rupert Elementary School building will be closed and property will be transferred to a community/county agency or declared surplus and sold.

In addition, Western Greenbrier Middle School will be reorganized and portions of the school will be renovated to accommodate the elementary school addition and separation of the elementary and middle school programs.

Greenbrier County had complied with the SBA CEFP Amendment process.

D. Mercer County's CEFP Amendment

The Mercer County Board of Education requested approval of an amendment to its 2010-2020 CEFP. This amendment would implement a three Phase Plan. **Phase I** consists of building a new school on recently purchased land in Green Valley to replace Ceres Elementary School. The new school will also house students from the currently overcrowded Glenwood and Brushfork Elementary Schools. Additionally, Cumberland Heights Elementary School will be closed. Pre-K students currently enrolled at Cumberland Heights Elementary School will attend the new school in Green Valley and/or Memorial Elementary School. **Phase II** of the plan will include building a new school to house the remaining Brushfork and Montcalm Elementary School students. Previous amendments to the CEFP (2015) were approved to include closing Brushfork and Bluewell Elementary Schools. This amendment will include closing Montcalm Elementary School. **Phase III** of the plan projects building a new Pre-K-2 school (at a site in close proximity to the existing schools) to combine Whitethorn (K-2) and Memorial (K-2) School students.

Mercer County had complied with the SBA CEFP Amendment process.

E. Preston County's CEFP Amendment

The Preston County Board of Education requested approval of an amendment to its 2010-2020 CEFP. This amendment would replace roofs at Aurora Elementary School, Bruceon (PreK-8 School), Kingwood Elementary School, Preston High School, Terra Alta/East Preston and Valley Elementary School (old section of New West Preston School).

Preston County had complied with the SBA CEFP Amendment process.

F. Wood County's CEFP Amendment

The Wood County Board of Education requested approval of an amendment to its 2010-2020 CEFP. This amendment will close Waverly Elementary (PreK-6) and Williamstown Elementary (PreK-6) Schools and reconfigure grade levels in to the new Williamstown Elementary (PreK-5) School. The current Williamstown High School will be renovated to accept the sixth grade students creating a Williamstown Middle School (6-8) and a Williamstown High School (9-12). These changes will align the grade levels throughout Wood County.

Wood County had complied with the SBA CEFP Amendment process.

Upon a motion by Mr. Tom Lange, with a second by Mr. Steve Burton the Authority approved all CEFP Amendments as submitted.

VI.

FINANCE REPORTS

A. Update of Bond Sale – Series 2016B

Chairman Markham recognized Mr. Garry Stewart. Mr. Stewart notified the Authority that the pricing of the Series 2016B Bonds had occurred on November 1, 2016. The final results were provided in Attachment J.

B. Funds Available for the 2016 NEED's Projects

Mr. Stewart presented an analysis in Attachment K of the estimated Funds available for distribution for the 2017 NEEDs Funding Cycle.

VII.

PROJECT REVIEWS AND SUPERINTENDENT INTERVIEWS

Executive Sneed advised the Authority that the staff of the SBA had been working closely with most of the Counties submitting NEEDs Projects for funding consideration this year. The staff of the SBA provided a summary of the projects including each project's financial plan along with staff comments relating to each project. Superintendents and Board Presidents were invited to present their projects to the Authority and answered questions from the Authority during the interview process.

***Present for County's Presentation**

HARDY COUNTY

***Dr. Matthew Dotson, Superintendent**

***Ms. Nancy Hahn, Board President**

***Mr. Steve Williams, Instructional Director/Manager**

Hardy County presented its 2017 NEEDs Project that requests SBA funds in an amount of up to \$3,000,000 and will be providing \$500,000, an increase of \$500,000 from the original plan in local funds, for a total of \$3,500,000. The staff of the SBA will work with Mercer County to finalize the exact local funds. These funds will be used for HVAC and fire alarm upgrades at East Hardy PK-8 School.

MORGAN COUNTY

***Mr. David Banks, Superintendent**

***Mr. Pete Gordon, Member of Board**

Morgan County presented its 2017 NEEDs Project that requests SBA funds in an amount of up to \$5,114,779 and also requesting \$1,000,000 in QZAB funds, for a total of \$6,114,779. These funds will be used to renovations at Berkeley Springs High School.

BERKELEY COUNTY

***Mr. Manual P. Arvon, II, Superintendent**

***Dr. Bill Queen, Board President**

***Mr. Jeremy Smith, CMTA**

Berkeley County presented its 2017 NEEDs Project that requests SBA funds in an amount of up to \$4,900,000 and will be providing \$12,576,000 in local funds, for a total of \$17,476,000. These funds will be used for Phase 2 of an energy management and HVAC systems upgrade that will result in substantial energy savings at Berkeley Heights Elementary, Rosemont Elementary, Gerrardstown Elementary and Tuscarora Elementary Schools.

OHIO COUNTY

***Dr. Kim Miller, Superintendent**
***Mr. Rick Jones, Assistant Superintendent**
***Mr. Brian Harto, Supervisor of Maintenance**

Ohio County presented its 2017 NEEDs Project that requests SBA funds in an amount of up to \$3,753,681 and is also providing \$938,520 in local funds, for a total of \$4,692,201. These funds will be used for roof and window replacements and exterior masonry restoration at Madison Elementary.

TYLER COUNTY

***Ms. Robin Daquilante, Superintendent**
***Ms. Amanda Kimble, Board Member**
***Mr. Jeff Davis, Treasurer**

Tyler County presented its 2017 NEEDs Project that requests SBA funds in an amount of up to \$4,443,498 and is also providing \$450,000 in local funds for a total of \$4,893,498. The staff of the SBA will work with Mercer County to finalize the exact local funds. These funds will be used for HVAC renovations and replacements at Tyler Consolidated Middle/High School.

GREENBRIER COUNTY

***Mr. Jeffrey Bryant, Superintendent**
***Mr. Doug Clemons, Associate Superintendent**
***Mr. David McClure, Chief Financial Officer**
***Ms. Christy Clemons-Rodgers, Grants, Partnerships & Communications Coordinator**

Greenbrier County presented its 2017 NEEDs Project that requests SBA funds in an amount of up to \$4,870,501 and will be providing \$500,000 in local funds, for a total of \$5,370,501. These funds will be used for the construction of a new Rupert Elementary School addition to Western Greenbrier Middle School. Should this project be funded at the conclusion of construction the existing Rupert Elementary School, which was flooded in June, will closed.

CABELL COUNTY

***Mr. William A. Smith, Superintendent**
***Mr. James Colegrove, Assistant Superintendent**

Cabell County presented its 2017 NEEDs Project that requests SBA funds in an amount of up to \$6,000,000 and will be providing \$6,011,898 in local funds, for a total of \$12,011,898. These funds will be used for the construction of a new Highlawn Elementary School on the site of the old Enslow Middle School. The existing Enslow Middle School building, with the exception of the gymnasium, will be demolished in order to build the new 312 student facility within the Highlawn neighborhood.

CLAY COUNTY

***Mr. Kenneth Tanner, Superintendent**
***Mr. Joe Paxton, Assistant Superintendent**

Clay County requests SBA funding in an amount of up to \$155,000 and will be providing \$5,000 in local funds, for a total of \$160,000. These funds will be used for a new roof on two sections of Clay County Elementary.

WOOD COUNTY

***Mr. John B. Flint, Superintendent**
***Mr. Mike Fling, Assistant Superintendent**

Wood County requests SBA funds in an amount of up to \$10,000,000 and will be providing \$8,941,600 in local funds, for a total of \$18,941,600. These funds will be used for the construction of a new Williamstown PK-5 Elementary School. This project is part of a capital improvement school bond that was passed on November 8, 2016, to include the new elementary, an addition to Williamstown High School and Wood County Tech Center, and 24 roof replacements throughout the county. The Authority requested verification of the language in the capital improvement school bond that Wood County passed on November 8, 2016.

CALHOUN COUNTY

***Mr. Timothy Woodward, Superintendent**
***Mr. Curtis Garretson, Director/Manager**
***Mr. Steve Whithead, Board Member**

Calhoun County requests SBA funds in an amount of up to \$189,545 and will be providing \$0 in local funds, for a total of \$189,545. These funds will be used for renovations to the existing waste water treatment plant at Calhoun County Middle/High School.

MERCER COUNTY

***Dr. Deborah S. Akers, Superintendent**
***Ms. Jacinda Santon-Smith, Board of Education**
***Mr. Paul Hodges, Board of Education**
***Ms. Mary Alice Kaufman, Board of Education**
***Ms. Teresa Russell, Data and Information Specialist**

Mercer County requests SBA funds in the amount of up to \$9,083,200 and will be providing \$3,000,000 in local funds, plus an addition \$863,000 in local funds, and requesting \$500,000 in QZAB funds, for a total of \$12,083,200. The staff of the SBA will work with Mercer County to finalize the exact local funds. These funds will be used for the construction of a new Green Valley Elementary School. Should this project be funded, at the conclusion of construction, Ceres Elementary and Cumberland Heights PK Center will close. Through modest redistricting, this project will eliminate overcrowding at Glenwood K-8 School and will include students from Brushfork Elementary and Memorial Elementary.

MONROE COUNTY

***Ms. Joetta Basile, Superintendent**
***Mr. Brian Baker, Assistant Superintendent**
***Mr. Jim Berry, Treasurer**
Mr. Kenny Mann, Board of Education
***Ms. Angela Terry, Board of Education**
***Ms. Barbara Parsons, Board of Education**

Monroe County requests SBA funds in the amount of \$500,000 for the development of a new Peterstown PK-8 School. Should this reserve grant be awarded, Monroe County will, with SBA direction, attempt to pass a local bond issue to bring a large local contribution to partner with a SBA NEEDs grant for this new school. Upon completion of this \$24,192,000 project, the existing Peterstown Middle and Peterstown Elementary Schools will close.

TAYLOR COUNTY

***Ms. Kathleen Green, Superintendent**

Taylor County requests SBA funds in the amount of up to \$1,373,655 and will be providing \$600,000 in local funds for a total of \$1,973,655. These funds will be used for HVAC upgrades and a ceiling replacement at Taylor County Middle School.

MONONGALIA COUNTY

***Dr. Frank Devono, Superintendent**

***Dr. Barbara L. Parsons, Board President**

Monongalia County requests SBA funds in the amount of up to \$3,289,149 and will be providing \$2,192,766 in local funds for a total of \$5,481,915. These funds will be used for a twelve (12) room addition, renovations to the entry and updated fire alarm system at South Middle School.

PLEASANTS COUNTY

***Mr. Michael Wells, Superintendent**

***Mr. Rex Allen Cox, Director of Coordination of Services**

***Ms. Heather Straight, Board of Education**

Pleasants County requests SBA funds in an amount of up to \$457,695 and will be providing \$80,770 in local funds for a total of \$538,465. The staff of the SBA will work with Pleasants County to finalize the exact local funds. These funds will be used for renovations to provide ADA accessible toilet upgrades at Pleasants County Middle School.

PRESTON COUNTY

***Mr. Craig Schmidl, Assistant Superintendent**

***Ms. Katrina Kerstetter, Board of Education**

Preston County requests SBA funds in an amount of up to \$2,837,045 and will be providing \$0 in local funds for a total of \$2,837,045. These funds will be used for roof replacements at six (6) schools. They are Aurora Elementary (entire facility), Bruce-ton Elementary (existing shingle area), Kingwood Elementary (gym, annex), Terra Alta Elementary (kitchen/cafe-teria), Valley Elementary (5th grade wing), and Preston High (cafeteria/nurse/administration area) Schools

MASON COUNTY

***Mr. Jack Cullen, Superintendent**

***Mr. Cameron Moffitt, Director/Coordinator**

***Mr. Dale Shobe, Board of Education**

Mason County requests SBA funds in an amount of up to \$932,197 and will be providing \$103,578 in local funds for a total of \$1,035,775. These funds will be used for roof replacements at Roosevelt Elementary School, Ashton Elementary School and Wahama Jr./Sr. High School.

FAYETTE COUNTY

***Mr. Terry George, Superintendent**

***Mr. Gary Hough, Assistant Superintendent**

***Mr. Steve Bush, Board President**

***Mr. David Keffer, Director of Operations**

***Ms. Anna Kincaid-Cline, Director of Curriculum**

***Mr. Steve Slochett, Board Member**

***Ms. Patsy Holiday, Board Member**

Fayette County requests SBA funds in the amount of up to \$22,635,712 and will be providing \$17,000,000 in local funds for a total of \$39,635,712. These funds will be used for the construction of a new Collins Middle School and new PK-2 Elementary School. Should this project be funded, at the completion of construction, the existing New River Elementary will be converted to serve grade 3-5, Rosedale Elementary and Mount Hope Elementary Schools will close, and temporary modular facilities for Collins Middle School students would no longer be used.

VIII.

FUTURE MEETINGS

The 2015 winter quarterly meeting of the School Building Authority of West Virginia is scheduled at 9:00 a.m. on December 12, 2016 with the location to be determined.

Dates for 2017 Quarterly Meetings

March 20, 2017

June 26, 2017

September 25, 2017

November 13 and November 14, 2017 – Superintendent Interviews

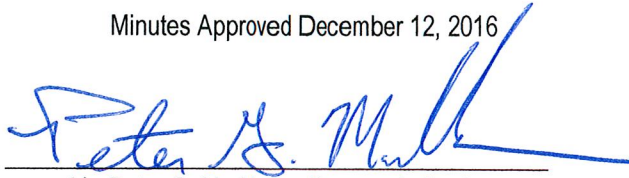
December 11, 2017 – NEEDs Grant Award Meeting

The staff of the SBA requested that the Authority members review these dates and advise the staff, as soon as possible, as to any conflicts in scheduling. Should there be no conflicts with any of these dates, they will be finalized at the December, 2016 meeting.

IX. ADJOURNMENT

There being no further business to come before the Authority and upon a motion by Dr. William White, with a second from Mr. Chris Morris, the Authority voted to adjourn the November 14-15, 2016 Superintendents' Interviews Meeting of the School Building Authority of West Virginia.

Minutes Approved December 12, 2016



Mr. Peter G. Markham, Governor's Designee
School Building Authority of West Virginia