

MORGAN COUNTY

SBA Needs Project Evaluation Summary

Project Request:

Morgan County requests up to \$1,193,650 in SBA funding for a new roof at Widmyer Elementary School. These funds will be used in partnership with a local contribution of \$132,627 for a total project cost of \$1,326,277.

Project Facts:

- In approved CEFP: Yes
- Number of Students affected: 468
- Annual Savings: \$20,000
- Cost Avoidance: None Projected
- Project in Floodway / Flood Plain: No

Evaluation Criteria in WV Code §18-9D-16:

I. Student Health & Safety

This project addresses critical student and teacher health and safety needs.

II. Economies of Scale

This project meets economies of scale: Yes

III. Reasonable Travel Time

This project meets the requirements in WV Code for maximum student travel time.

IV. Multi-County and Regional Planning

This project is a single-county project.

V. Curriculum Improvement and Diversification, including Technology and Distance Learning

This project has limited or indirect changes or improvements to curriculum delivery.

VI. Innovations in Education

This project does not propose innovative educational offerings

VII. Adequate Space for Projected Student Enrollments

This project has no positive or negative effect on the adequacy of spaces within the existing school.

VIII. History of Efforts taken by the County Board to Propose or Adopt Bond Issues of Special Levies

The County proposes special levies regularly but has not proposed a bond since 1974.

IX. Regularly Scheduled Preventative Maintenance

This project decreases PM required which has a positive impact on the county's PM plan.

Project Status:

Listed below are projected activities that have been completed to date.

- After reviewing the submitted documents and information, an on-site review was performed on 10/2/18 with Erich May, Superintendent of Morgan County Schools and Mike Hall of the SBA Staff.
- On behalf of Morgan County Schools, a project budget and conceptual plan was established by Williamson Shriver Architects.

Project Comments by the SBA Staff:

- This project will address serious water infiltration issues caused by the failing roof system. Leaks during the lightest of rain showers regularly disrupt classes throughout the building and have led to dangerous mold growth in several areas.
- The county has extended the life of this roofing system through regular preventative maintenance; however, these efforts have limited effectiveness at this time.

Existing Building Evaluation Report

Widmyer School

- Year of Original Construction: 1975
- Number and Year of Major Additions: 2 – 1992, 2004
- Grade Configuration: PK-2
- Number of Classrooms: 26
- 2nd Month Enrollment (2017 School Year): 468
- Building Program Capacity: 584
- Building Program Utilization: 80%
- Building Total Square Footage: 47,200 sq. ft.
- Site Size: 12 acres
- Site Adequacy: Adequate
- Site Access: Adequate
- Parking Adequacy: Adequate
- Flood Plain: No
- HVAC System Type: All electric HVAC
- HVAC System Overall Condition: Good
- Restroom Facilities: Adequate
- Food Service Facilities: Adequate
- On-site Review Conducted:
 - Fire Safety Deficiencies: Y
 - Sanitation Reports: N
 - State Board of Risk/Insurance: N
 - DNR: N
- Overall Condition of the Building: Good

Project Finance Report

Morgan County

County's Proposed Finance Plan for this Project:

Funding Sources	County Proposal	Percent
SBA Funds:	\$1,193,650	90%
Local Funds:	\$ 132,627	10%
Other Funds: _____	\$0	0%
Total Funds:	\$1,326,277	100%

County Budget Information as of June 30, 2018:

Total Budget Expenditures:	\$23,077,725	State Rank: 36 th
Net Unrestricted Fund Balance		
Adjusted for Encumbrances:	\$1,531,318	
Percent Unrestricted Fund Balance to Total Budget:	6.6 %	Distressed County: No

Bonding and Levy Capacities:

Bonding Capacity: \$51,246,314	Available Bonding Capacity: 51,246,314
Excess Levy Capacity: \$6,321,292	Available Levy Capacity: \$1,892,256

History of SBA Funding:

- Net: \$ 844,537.95
- NEEDS: \$20,959,200.91
- MIP: \$ 1,833,312.65
- Emergency: \$0
- SAS: \$ 299,904.07
- **Total: \$23,936,955.58**

List of Needs Projects Funded:

- New North Berkeley Intermediate
- Pleasant View ES HVAC Reno.
- New Warm Springs MS
- Widmyer ES Renovations
- Berkeley Springs HS Renovations
- Berkeley Springs HS A/R
- Berkeley Springs HS Windows/Roof

Ongoing SBA Project(s): Berkeley Springs HS (Building C) Renovations