

# JACKSON COUNTY

## SBA Needs Project Evaluation Summary

### **Project Request:**

Jackson County requests up to \$13,547,398 in SBA funding for additions and renovations to Ripley Middle School. These funds will be used in partnership with a local contribution of \$6,000,000 for a total project cost of \$19,547,398.

### **Project Facts:**

- In approved CEFP: Yes
- Number of Students affected: 613
- Annual Savings: \$0
- Cost Avoidance: \$38,679,500
- 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. If no) Waiver request submitted:

#### 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 that could accept students from other counties.

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

This project proposes to offer advanced and diversified curricular improvements.

#### VI. Innovations in Education

This project includes some innovative curriculum and/or breakout STEM education.

#### VII. Adequate Space for Projected Student Enrollments

This project has a low utilization factor but proposes to address programmatic requirements.

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

The County has proposed a bond issue and/or special levy on limited occasions.

#### 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 10/2/23 with William Hosaflook, Superintendent and Mike Erwin of Jackson County Schools, and Tommy Young of the SBA Staff.
- On behalf of Jackson County Schools, a project budget and conceptual plan was established by ZMM Architects and Engineers.

**Project Comments by the SBA Staff:**

- Ripley Middle School was constructed in 1977 and has gone through several additions and renovations throughout its existence. The facility houses 613 students and has many pronounced inadequacies and safety concerns. The school's main entrance is difficult to identify and its location from the main office creates security concerns that potentially allow unauthorized individuals to gain access to the building. The cafeteria/commons area is in a poor location allowing for disruptions to the academic classrooms. The gymnasium is undersized, which limits certain activities and makes it difficult to accommodate large groups of students.
- Jackson County is proposing to renovate and expand the existing facility rather than constructing a new middle school. This approach will provide an efficient facility that meets the administrative and educational needs at Ripley Middle School. With the creation of a new safe school entrance, visitors will enter directly into the main office, limiting direct access to the entire facility. The relocation of the cafeteria/commons area will greatly diminish distracting noises near the academic area. A new middle school size gymnasium with locker rooms will be constructed to accommodate large groups of students and provide the proper space for physical education and extra-curricular activities. In addition, cosmetic and exterior site renovations will be performed.

## Existing Building Evaluation Report

### Ripley Middle School

- Year of Original Construction: 1977
- Number and Year of Major Additions: 7-1980, 1982, 1985, 1989, 1990, 1991, 1992
- Grade Configuration: 6-8
- Number of Classrooms: 46
- 2nd Month Enrollment (22-23 School Year): 613
- Building Program Capacity: 747
- Building Program Utilization: 82%
- Building Total Square Footage: 74,598 sq. ft.
- Site Size: 14 acres
- Site Adequacy: Inadequate
- Site Access: Limited
- Parking Adequacy: Limited
- Flood Plain: No
- HVAC System Type: Gas/Electric
- HVAC System Overall Condition: Excellent
- Restroom Facilities: Inadequate
- Food Service Facilities: Inadequate
- On-site Review Conducted:
  - Fire Safety Deficiencies: 0
  - Sanitation Reports: 0
  - State Board of Risk/Insurance: 0
- Overall Condition of the Building: Fair

Jackson County

**County's Proposed Finance Plan for this Project:**

<b>Funding Sources</b>	<b>County Proposal</b>	<b>Percent</b>
SBA Funds:	\$13,547,398	69%
Local Funds:	\$ 6,000,000	31%
Other Funds: _____	\$ 0	0%
<b>Total Funds:</b>	<b>\$19,547,398</b>	<b>100%</b>

**County Budget Information as of June 30, 2022:**

Total County Budget: \$49,335,624

State Rank: 17<sup>th</sup>

Distressed County: No

**Bonding and Levy Capacities:**

Bonding Capacity: \$80,271,998

Available Bonding Capacity: \$80,271,998

Excess Levy Capacity: \$12,017,926

Available Levy Capacity: \$0

**History of SBA Funding:**

- Net: \$ 2,072,525.32
- NEEDS: \$24,003,365.48
- MIP: \$ 3,097,841.78
- Emergency: \$ 0
- SAS: \$ 565,327.10
- **Total: \$28,739,059.68**

**List of Needs Projects Funded:**

Ripley HS Renovations  
Ravenswood HS Renovations  
New Kenna ES  
Fairplain ES Addition/Renovations  
MS Addition to Ravenswood HS

**Ongoing SBA Project(s): None**