Cherokee County School District

Agenda Request Form

Meeting Date	Agenda Item Number
August 19, 2021	F-3

Title

State-Required Capital Outlay Funding Application for the Cherokee High School Replacement Facility and the R. M. Moore ES Modification/Renovation Project

Requested Action

School Board Consideration of Superintendent's Recommendation for Approval of State-Required Capital Outlay Funding Application for the Cherokee High School Replacement Facility and the R. M. Moore ES Modification/Renovation Project

Summary Explanation and Background

The Georgia Department of Education (GaDOE), pursuant to Georgia Statutes (20-2-260), requires each local school district to approve the School District Application for Capital Outlay Funding. This application is for the Cherokee High School Replacement Facility and the R. M. Moore ES Modification/Renovation Project.

Funding for these projects will be included in the GaDOE FY2023 Capital Outlay Program Budget.

Priority Area

Organization and Operational Effectiveness

Financial Impact

$32,951,127 in Estimated State Capital Outlay Entitlement Funding

Exhibits: (List)

State Capital Outlay Application

Source of Additional Information

William J. Sebring	770.479.1871
Mitch Hamilton	770.479.1871

APPROVED

CAPITAL OUTLAY PROJECT APPLICATION

FOR FISCAL YEAR 2023

Cherokee County

SCHOOL SYSTEM

Code: 628

TYPE OF FUNDING: Regular

REQUIRES:

STATE BOARD OF EDUCATION APPROVAL
AND LEGISLATIVE FUNDING

GEORGIA DEPARTMENT OF EDUCATION OFFICE
OF FINANCE AND BUSINESS OPERATIONS
FACILITIES SERVICES
ATLANTA, GEORGIA 30334-5050

Approved

FACILITY IMPROVEMENT APPLICATION

Date: 8/13/2021 2:01:36 PM

The Cherokee County Board of Education wishes to submit a Facility Improvement Application for the following projects listed in order of priority to be financed with state capital outlay and local funds.

Priority	Code	Facility	Facility Code	Description	Funding
1		Cherokee High School Replacement Facility	0612	New Construction	Regular
2	19.3	R. M. Moore Elementary Facility	0198	Renovations, Modifications	Regular

CERTIFICATES

1. SCHOOL SITES

The Board of Education certifies that each site for Facilities Improvement Priorities listed above are:
1) sites that this Board of Education holds title in fee simple, free of all encumbrances; and
2) all required site approvals have been received. A system's certification of title for a school site must be filed with the Facilities Services offices when making an application.

2. FLOOD PLAIN LETTER OF ASSURANCE

The Board of Education certifies that each site is not in a flood plain area or Coastal High Hazard area. A letter of assurance must be filed with the Facilities Services offices when making an application.

DE FORM 0748, Revised June, 2014

Facility Need

Facility: [0612] Cherokee High School Replacement Facility

Grades: 9-12

State FTE	**2896**	**Local FTE**	**0**	**Total FTE**	**2896**	**IU Available**	**0**
State IU Earned	**149**	**Local IU Earned**	**0**	**Total IU Earned**	**149**	**IU Eligible**	**149**

Grades and Spaces	Available	Earned	Status	Program Need	Gain	Loss	Funded	Adjusted	Local Need	Total Need	Eligible Earned	Eligible Total	Comments
Basic Curriculum													
High School Classroom	0	102	-102	0	0	0	0	-102	0	102	102	102	(5050) will be Phased Out, and Canton ES will be converted back to ES Facility
High School Sp. Ed. (pair of rooms)	0	5	-5	0	0	0	0	-5	0	5	5	5	
Science Lab and Classroom - High School	0	20	-20	0	0	0	0	-20	0	20	20	20	
Art - High School	0	2	-2	0	0	0	0	-2	0	2	2	2	
Instrumental (Band) - High School	0	1	-1	0	0	0	0	-1	0	1	1	1	
Chorus - High School	0	1	-1	0	0	0	0	-1	0	1	1	1	
Computer Science - High School	0	2	-2	0	0	0	0	-2	0	2	2	2	
Business Lab - High School	0	2	-2	0	0	0	0	-2	0	2	2	2	
Physical Education - High School	0	2	-2	0	0	0	0	-2	0	2	2	2	
Construction Lab	0	1	-1	0	0	0	0	-1	0	1	1	1	
Engineering, Drawing and Design Lab	0	1	-1	0	0	0	0	-1	0	1	1	1	
Automotive Service Technology Lab	0	1	-1	0	0	0	0	-1	0	1	1	1	
Metals Lab	0	1	-1	0	0	0	0	-1	0	1	1	1	
Information Technology Lab	0	1	-1	0	0	0	0	-1	0	1	1	1	

Facility: [0612] Cherokee High School Replacement Facility

Grades: 9-12 **State FTE** 2896 **Local FTE** 0 **Total FTE** 2896 **IU Available** 0

State IU Earned 149 **Local IU Earned** 0 **Total IU Earned** 149 **IU Eligible** 149

Grades and Spaces	Available	Earned	Status	Program Need	Gain	Loss	Funded	Adjusted	Local Need	Total Need	Eligible Earned	Eligible Total	Comments
Family and Consumer Science Lab	0	2	-2	0	0	0	0	-2	0	2	2	2	
Agriculture Multiuse Lab	0	1	-1	0	0	0	0	-1	0	1	1	1	
Workplace Readiness lab	0	2	-2	0	0	0	0	-2	0	2	2	2	
ROTC - Range and Two Classrooms	0	1	-1	0	0	0	0	-1	0	1	1	1	
Media Center-276	0	1	-1	0	0	0	0	-1	0	1	1	1	
Basic Curriculum Totals	**0**	**149**	**-149**	**0**	**0**	**0**	**0**	**-149**	**0**	**149**	**149**	**149**	
Support Areas													
Kitchen and All Support Areas		1		0	0	0	0		0	1	1	1	
Cafeteria - High School		1		0	0	0	0		0	1	1	1	
Administration		1		0	0	0	0		0	1	1	1	
Counseling		1		0	0	0	0		0	1	1	1	
Support Areas Totals		**4**		**0**	**0**	**0**	**0**		**0**	**4**	**4**	**4**	
Facility Total	**0**	**153**	**-149**	**0**	**0**	**0**	**0**	**-149**	**0**	**153**	**153**	**153**	

Construction - New

Facility: **[0612] Cherokee High School Replacement Facility** **Grade Levels:** **9-12**

Type	Eligible IU	Local IU	Total IU	Size Factor	Cost Formula	State Eligible Cost
High	149	0	149	2850	84	$35,670,600
Athletic Reduction	0	0	0	3000	84	$252,000

Totals	
Base State Eliglible Cost	$35,418,600
Architect Fees	$2,125,116
Contingency	$1,770,930
Total State Eligible Cost	**$39,314,646**
Architect's Estimate of Total Cost	$87,780,000
Architect's Estimate Minus Total State Eligible Cost	**$48,465,354**

Additional Required Local	$0

SPACE CONSTRUCTION BUDGET

Name of Facility: **[0612] Cherokee High School Replacement Facility** **Instructional Units: 149**

FTE: 2896

IDENTIFICATION OF SPACE	NO OF UNITS	SQ.FT.EACH SPACE	TOTAL.SQ.FT
Science Lab and Classroom - High School	20	1,000	20,000
Engineering, Drawing and Design Lab	1	1,870	1,870
Agriculture Multiuse Lab	1	2,990	2,990
Chorus - High School	1	1,500	1,500
Business Lab - High School	2	1,310	2,620
Physical Education - High School	2	22,000	44,000
Automotive Service Technology Lab	1	2,990	2,990
ROTC - Range and Two Classrooms	1	4,400	4,400
Media Center-276	1		
High School Sp. Ed. (pair of rooms)	5	600	3,000
Computer Science - High School	2	1,000	2,000
Art - High School	2	1,800	3,600
Information Technology Lab	1	1,310	1,310
Construction Lab	1	2,990	2,990
Workplace Readiness lab	2	1,210	2,420
High School Classroom	102	600	61,200
Instrumental (Band) - High School	1	1,800	1,800
Family and Consumer Science Lab	2	2,100	4,200
Metals Lab	1	2,430	2,430

FOOD SERVICE: KITCHEN: 4,200 sq. ft. **CAFETERIA: 11,032 (FTE / 3.15 X 12 = sq. ft.)** **15,232**

ADMINISTRATION:	Principal/Assistant Principal...Secratary/Reception Area...Circulation... Restrooms...Mechanical Rooms...Workrooms...Clinic...Storage...Canopies. Conference...Counseling (30% of total square footage budget)		**127,395**
		Total Assigned Square Footage	**307,947**
Total Square Footage Budget	**149**	**I.U.s x 2850 sq. ft. =**	**424,650**
Total Unassigned Square Footage			**116,703**

Recommended use:

1. Additional instructional units
2. Where growth is anticipated, increased capacity of media and food service up to 200 additional students.

Approved

8/13/2021 2:01:44 PM

Project Summary

628-0612-0012026

Name of Facility: [0612] Cherokee High School Replacement Facility

Eligible Need

	Eligible Need	Architect Fee	Contingency		Total Eligible Need
Renovation	$0	$0	$0		$0
Modification	$0	$0	$0		$0
New Construction	$35,418,600	$2,125,116	$1,770,930		$39,314,646
Total	$35,418,600	$2,125,116	$1,770,930		$39,314,646

	Required Local Percent		RLP Adjustment	
RLP =	0.197834238188821	Minus	0	0.19783424
Required Local = Total Eligible Need x RLP				$7,777,783
Eligible State Funds = Total Eligible Need Minus Required Local				$31,536,863
Additional Required Local				$0
Adjusted Eligible State Funds = Eligible State Funds - Additional Required Local				$31,536,863

Architect Cost Estimates

	Estimate	Architect Fees	Contingency		Total Estimate
Renovation	$0	$0	$0		$0
Modification	$0	$0	$0		$0
New Construction	$79,081,081	$4,744,865	$3,954,054		$87,780,000
Total	$79,081,081	$4,744,865	$3,954,054		$87,780,000

Project Funding Levels

100%	$300,000,000
Architect Estimate	$87,780,000
State Funds	$31,536,863
Required Local Funds	$7,777,783
Additional Required Local Funds	$0
Total Required Local Funds	$7,777,783
Additional Local Funds	$48,465,354
Total Local Funds	$56,243,137

80%	$240,000,000
Architect Estimate	$87,780,000
State Funds	$31,536,863
Required Local Funds	$7,777,783
Additional Required Local Funds	$0
Total Required Local Funds	$7,777,783
Additional Local Funds	$48,465,354
Total Local Funds	$56,243,137

60%	$180,000,000
Architect Estimate	$87,780,000
State Funds	$31,536,863
Required Local Funds	$7,777,783
Additional Required Local Funds	$0
Total Required Local Funds	$7,777,783
Additional Local Funds	$48,465,354
Total Local Funds	$56,243,137

40%	$120,000,000
Architect Estimate	$87,780,000
State Funds	$31,536,863
Required Local Funds	$7,777,783
Additional Required Local Funds	$0
Total Required Local Funds	$7,777,783
Additional Local Funds	$48,465,354
Total Local Funds	$56,243,137

DE FORM 0748, Revised June, 2014

Facility Need

Facility: [0198] R. M. Moore Elementary Facility

Grades: K-5

State FTE	**621**	**Local FTE**	**0**	**Total FTE**	**621**	**IU Available**	**70**
State IU Earned	**40**	**Local IU Earned**	**0**	**Total IU Earned**	**40**	**IU Eligible**	**0**

Grades and Spaces	Available	Earned	Status	Program Need	Gain	Loss	Funded	Adjusted	Local Need	Total Need	Eligible Earned	Eligible Total	Comments
Basic Curriculum													
Kindergarten - Third Grade Classroom	59	26	33	0	0	5	0	28	0	0	0	0	Loss to 4-5
Fourth - Fifth Grade Classroom	5	10	-5	0	5	0	0	0	0	0	0	0	Gain from K-3
Art - Elementary School	2	1	1	0	0	0	0	1	0	0	0	0	
Music - Elementary School	2	1	1	0	0	0	0	1	0	0	0	0	
Physical Education - Elementary School	1	1	0	0	0	0	0	0	0	0	0	0	
Media Center	1	1	0	0	0	0	0	0	0	0	0	0	
Basic Curriculum Totals	**70**	**40**	**30**	**0**	**5**	**5**	**0**	**30**	**0**	**0**	**0**	**0**	
Support Areas													
Kitchen and All Support Areas	1	1	0	0	0	0	0	0	0	0	0	0	
Cafeteria - Elementary School	1	1	0	0	0	0	0	0	0	0	0	0	
Administration	1	1	0	0	0	0	0	0	0	0	0	0	
Support Areas Totals	**3**	**3**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	
Facility Total	**73**	**43**	**30**	**0**	**5**	**5**	**0**	**30**	**0**	**0**	**0**	**0**	

Renovations Summary

Name of Facility: **[0198] R. M. Moore Elementary Facility**

Building Number	Construction Date	Number of Units	Units Earned	Base State Eligible Cost	Local Funds	Architect Estimated Cost	Funded
2010	1998	48	40	$560,000	$1,647,329	$2,207,329	0
Net Funds Earned For Entitlement		**48**	**40**	**$560,000**	**$1,647,329**	**$2,207,329**	

	Net Amounts	Architect Fee (Max 6%)	Contingencies (Max 15%)	Total Cost
Architect Estimated Cost	$2,207,329	$132,440	$331,099	$2,670,868
Total State Eligible Cost	$560,000	$33,600	$84,000	$677,600
Total Local Costs (does not include required local)	$1,647,329	$98,840	$247,099	$1,993,268

Renovations Detail

Facility Name: [0198] R. M. Moore Elementary Facility

Occupied Date: 07/01/1997 **Available Units:** 48 **Earned Units:** 40

Item		Cost
Building #	2010	
	Relighting	$289,963
	Restroom modernization (Including those for handicapped)	$389,086
	New Windows	$4,119
	Millwork/Cabinetry/Casework	$129,201
	New floor covering	$426,356
	New ceiling	$531,279
	Tackboards, marker boards, and lockers	$4,057
	Replace or refinish wall surfaces, to include painting	$217,473
	Door replacement	$215,795
	Total Building Cost For 2010	$2,207,329
	Total Facility Cost For 0198	$2,207,329

COST ESTIMATE FOR ITEMS ON CHECK LIST
(CHECK SCOPE AND LIST COSTS FOR EACH ACTIVITY. DO NOT PROJECT INFLATION OR FEES INTO ESTIMATE)

Architect's Signature: _____

Modifications Summary

Name of Facility: [0198] R. M. Moore Elementary Facility

Type of Modification	Building Number	Base State Eligible Cost	Local Funds	Architect Estimated Cost	Funded
Replace HVAC - zoned	2010	$650,088	$1,300,176	$1,950,264	0
Replace Kitchen Equipment - Cooler/Freezer	2010	$20,000	$66,625	$86,625	0
Replace Kitchen Equipment - Dishwasher	2010	$20,000	$21,136	$41,136	0
Replace Kitchen Equipment - Hood	2010	$15,000	$49,554	$64,554	0
Replace Kitchen Equipment - Serving Lines	2010	$15,000	$47,122	$62,122	0
Replace HVAC - zoned	2011	$176,984	$353,968	$530,952	0
Total Modification Costs		$897,072	$1,838,581	$2,735,653	

	Net Amounts	Architect's Fees (Max 6%)	Contingencies (Max 15%)	Total Cost
Architect Estimated Cost	$2,735,653	$164,139	$410,348	$3,310,140
Total State Eligible Cost	$897,072	$53,824	$134,561	$1,085,457
Total Local Costs (does not include required local)	$1,838,581	$110,315	$275,787	$2,224,683

Modifications Detail

Name of Facility: [0198] R. M. Moore Elementary Facility

Building Number 2010

Cost Estimate

Item	Type	Unit Number		Unit Price	Total Price	Comment
Replace Kitchen Hood	Replace Kitchen Equipment - Hood	1	x	64554.36 ea	$64,554	Replace Kitchen Hood
Replace Split System HVAC	Replace HVAC - zoned	81261	x	24.00 sf	$1,950,264	Replace Split System HVAC
Replace Serving Line	Replace Kitchen Equipment - Serving Lines	2	x	31060.87 ea	$62,122	Replace Serving Line
Replace Dishwasher	Replace Kitchen Equipment - Dishwasher	1	x	41136.27 ea	$41,136	Replace Dishwasher
Replace Cooler/Freezer	Replace Kitchen Equipment - Cooler/Freezer	1	x	86624.65 ea	$86,625	Replace Cooler/Freezer
				Total Building	**$2,204,701**	

Building Number 2011

Cost Estimate

Item	Type	Unit Number		Unit Price	Total Price	Comment
Replace HVAC split system	Replace HVAC - zoned	22123	x	24.00 sf	$530,952	Replace HVAC split system
				Total Building	**$530,952**	
				Total Facility	**$2,735,653**	

Architect's Signature: _____

Approved

8/13/2021 2:01:58 PM

Project Summary

628-0198-0012026

Name of Facility: **[0198] R. M. Moore Elementary Facility**

Eligible Need

	Eligible Need	Architect Fee	Contingency		Total Eligible Need
Renovation	$560,000	$33,600	$84,000		$677,600
Modification	$897,072	$53,824	$134,561		$1,085,457
New Construction	$0	$0	$0		$0
Total	$1,457,072	$87,424	$218,561		$1,763,057

	Required Local Percent		RLP Adjustment	
RLP =	0.197834238188821	Minus	0	0.19783424
Required Local = Total Eligible Need x RLP				$348,793
Eligible State Funds = Total Eligible Need Minus Required Local				$1,414,264
Additional Required Local				$0
Adjusted Eligible State Funds = Eligible State Funds - Additional Required Local				$1,414,264

Architect Cost Estimates

	Estimate	Architect Fees	Contingency		Total Estimate
Renovation	$2,207,329	$132,440	$331,099		$2,670,868
Modification	$2,735,653	$164,139	$410,348		$3,310,140
New Construction	$0	$0	$0		$0
Total	$4,942,982	$296,579	$741,447		$5,981,008

Project Funding Levels

100%	$300,000,000
Architect Estimate	$5,981,008
State Funds	$1,414,264
Required Local Funds	$348,793
Additional Required Local Funds	$0
Total Required Local Funds	$348,793
Additional Local Funds	$4,217,951
Total Local Funds	$4,566,744

80%	$240,000,000
Architect Estimate	$5,981,008
State Funds	$1,414,264
Required Local Funds	$348,793
Additional Required Local Funds	$0
Total Required Local Funds	$348,793
Additional Local Funds	$4,217,951
Total Local Funds	$4,566,744

60%	$180,000,000
Architect Estimate	$5,981,008
State Funds	$1,414,264
Required Local Funds	$348,793
Additional Required Local Funds	$0
Total Required Local Funds	$348,793
Additional Local Funds	$4,217,951
Total Local Funds	$4,566,744

40%	$120,000,000
Architect Estimate	$5,981,008
State Funds	$1,414,264
Required Local Funds	$348,793
Additional Required Local Funds	$0
Total Required Local Funds	$348,793
Additional Local Funds	$4,217,951
Total Local Funds	$4,566,744

DE FORM 0748, Revised June, 2014

Approved

Application Project Funding Levels

Date: 8/13/2021 2:01:59 PM

Priority	Facility Name	Eligible State Funds	100%	80%	60%	40%
1	Cherokee High School Replacement Facility	$31,536,863	$31,536,863	$31,536,863	$31,536,863	$31,536,863
2	R. M. Moore Elementary Facility	$1,414,264	$1,414,264	$1,414,264	$1,414,264	$1,414,264

DE FORM 0748, Revised June, 2014

Approved

SYSTEM SUMMARY OF ALL PROJECTS

TOTAL OF ALL PROJECTS

Cherokee County - 628

100%	$300,000,000
Architect Estimate	$93,761,008
State Funds	$32,951,127
Required Local Funds	$8,126,576
Additional Required Local Funds	$0
*Total Required Local Funds	$8,126,576
Additional Local Funds	$52,683,305
Total Local Funds	$60,809,881

80%	$240,000,000
Architect Estimate	$93,761,008
State Funds	$32,951,127
Required Local Funds	$8,126,576
Additional Required Local Funds	$0
*Total Required Local Funds	$8,126,576
Additional Local Funds	$52,683,305
Total Local Funds	$60,809,881

60%	$180,000,000
Architect Estimate	$93,761,008
State Funds	$32,951,127
Required Local Funds	$8,126,576
Additional Required Local Funds	$0
*Total Required Local Funds	$8,126,576
Additional Local Funds	$52,683,305
Total Local Funds	$60,809,881

40%	$120,000,000
Architect Estimate	$93,761,008
State Funds	$32,951,127
Required Local Funds	$8,126,576
Additional Required Local Funds	$0
*Total Required Local Funds	$8,126,576
Additional Local Funds	$52,683,305
Total Local Funds	$60,809,881

*Amount of local funds in the current approved budget as a line item and specifically designed for this application. Funds will be transferred to the capital outlay account prior to the end of this fiscal year.

SYSTEM CERTIFICATION

The Board of Education certifies that it has carefully reviewed this application for state capital outlay funds and agrees that all information included is, to the best of its knowledge, true and correct, and the project(s) as proposed in this application are complete and that none of the projects will require substantial modifications or additons prior to completion.

_____ (Date of Local Board Approval)

_____ (Chairperson)

Witness my hand and official signature with the seal of the System Board of Education affixed here to this _____ day of _____, 20_____.

_____ (Superintendent)

DE FORM 0748, Revised June, 2014