

## **REQUEST FOR BOARD ACTION**

### **HENDERSON COUNTY BOARD OF COMMISSIONERS**

**MEETING DATE:** January 2, 2024

**SUBJECT:** HCPS Needs-Based Public School Capital Fund Grant Application

**PRESENTER:** Bryan Rhodes, Capital Projects Construction Manager

**ATTACHMENTS:** Yes  
1. Grant Application Packet

#### **SUMMARY OF REQUEST:**

Henderson County Public Schools is requesting Henderson County to partner in applying for a Needs-Based Public School Capital Fund Grant, to replace the East Henderson High School HVAC System. The system was last renovated in 1992 and a portion of the replacement is part of the FY 25-26 MRTS plan. The current MRTS plan has \$1,750,000.00 allocated to the project, in FY 25-26, with a total expected project cost of \$4,400,000. If grant is secured, the estimated match is \$660,000.00 for the entire project, which is equal to a 15% match.

#### **BOARD ACTION REQUESTED:**

The Board is requested to approve the HCPS Needs-Based Public School Capital Fund 2023-2024 Grant Application.

#### **Suggested Motion:**

*I move the Henderson County Board of Commissioners approve the Henderson County Public Schools Needs-Based Public School Capital Fund 2023-2024 Grant Application.*

# Needs-Based Public School Capital Fund

## 2023-24 Grant Application

**Application Deadline: January 5, 2024**

Rev. 11/13/2022



# **NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND    FY2023-24 GRANT APPLICATION**

## **PROGRAM CRITERIA**

Date: January 4, 2024

### **MAXIMUM AWARD**

Grant award maximums are as follows:

- Up to \$42 million for an Elementary School
- Up to \$52 million for a Middle School
- Up to \$62 million for a High School

An applicant may not apply for projects that exceed an aggregate amount greater than the maximum grant award amounts listed above in any single year.

Applications will be reviewed in the context of projected enrollment to evaluate the reasonableness of project size and scope.

### **REPORTING**

Grant recipients are required to submit a report by April 1 of each year, with each grant funds distribution request, and upon completion of the project, detailing: the use of grant funds, progress on the project, and impact of the project on the county's school capital plan.

Grant funds will be disbursed in a series of payments based on the progress of the project. To receive a distribution, the grant recipient must submit a request for distribution, along with documentation of the expenditures for which the distribution is requested, and evidence that the matching requirement has been met. DPI will provide grant recipients with Reporting and Distribution Request forms following announcement of awards.

### **AGREEMENT**

A county receiving Needs-Based grant funds is required to enter into an agreement with the Department of Public Instruction detailing the use of grant funds, in accordance with G.S. 115C-546.12.(a). DPI will provide grant recipients with Agreement Forms following announcement of awards. Signed Agreements are due within 60 days of award announcement.



**NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND      FY2023-24 GRANT APPLICATION**

**PROGRAM CRITERIA**

Date: January 4, 2024

**EVALUATION**

Applications are evaluated on critical needs, budget detail, and the following criteria per G.S. 115C-546.10.:

<b>Prioritization</b>	<b>Definition/Calculation/Data Source</b>
Tier Designation	Counties designated as development tier one areas. (NC Department of Commerce, 2023 NC Development Tier Designations)
Ability to Generate Tax Revenue	Total revenue generated by a one-cent per \$100 valuation increase in the county property tax rate. (NC State Treasurer, Analysis of Debt of North Carolina Counties 6-30-2022)
Ratio of Debt to Tax Revenue	<u>Debt</u> : Sum of County Debt from [General Obligation Bonds, Installment Purchase Debt, Special Obligation Bonds, QZABs and QSCBs, Certificates of Participation] (NC State Treasurer, Analysis of Debt of North Carolina Counties 6-30-2022)  <u>Revenue</u> : Sum of County Revenues from Property Taxes, Other Taxes, and Sales Tax, FY 2021-22 (NC DOR, Statistical Abstract of North Carolina Taxes 2022, Advance Edition)
Critical Deficiency	The extent to which a project will address critical deficiencies in adequately serving the current and future student population.
Facility Construction	Projects with new construction or complete renovation of existing facilities.
Facility Replacement	Projects that will consolidate two or more schools into one new facility.
Applicant Status	Counties that have not received a grant in the previous three years.

# **NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND      FY2023-24 GRANT APPLICATION**

## **CONTACT INFORMATION**

Date: January 4, 2024

SUBMIT ONE APPLICATION PER SCHOOL CAMPUS – A PROJECT MAY INCLUDE MULTIPLE BUILDINGS

County: Henderson

Primary Contact: Bryan Rhodes

Title: Capital Projects Construction Manager

Address: 100 N. King Street, Suite 204, Hendersonville, NC 28792

Phone: 828-606-9094

email: brhodes@hendersoncountync.gov

School Unit: Henderson County Public Schools

Primary Contact: Carl Taylor

Title: Chief Administrative Officer

Address: 414 4th Avenue West

Phone: 828-697-4733

email: cwtaylor@hcpsnc.org

## **APPLICATION SUBMITTAL**

Submit completed applications and supporting materials by Friday, January 5, 2024, via email to:

Nathan Maune | School Planning Section Chief | 984-236-2919 | [nathan.maune@dpi.nc.gov](mailto:nathan.maune@dpi.nc.gov)

## **SUBMITTAL CHECKLIST – SUBMIT ALL FILES IN PDF FORMAT**

- Contact Information
- Application Form
- Project Narrative
- Budget Estimate
- Additional Documentation (as appropriate)
- Signed Assurance Page



**NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND      FY2023-24 GRANT APPLICATION**

**PROJECT INFORMATION**

Date: January 4, 2024

Project Title:  
East Henderson HVAC Replacement

Location:  
East Henderson High School

Type of Facility:  
High School

**Short Description of Proposed School Construction Project:**

Henderson County Public Schools plans to upgrade East Henderson High School's current 4-pipe HVAC system to a variable refrigerant flow (VRF) system. In July 2024, the project will initiate with an RFQ to select an engineer who will design an appropriate system. In July 2025, an RFP will be issued for the procurement and installation of the new system. The proposed system will be zone-designed with dedicated equipment for each space, empowering staff to regulate classroom temperatures for optimal comfort. The Media Center and other large areas will be upgraded to natural gas heating and compressor cooling. The system will feature an enhanced control system offering humidity control and detailed unit information for prompt maintenance. The upgrade includes the removal of existing equipment.

**Describe the critical need this project addresses and the impact on student outcomes:**

The 2020-2021 Facility Needs Survey by Henderson County Public Schools highlighted the need for additions and renovations at East Henderson High School. The identified renovations included an HVAC replacement at this school. The current HVAC system, last renovated in 1992, is outdated and no longer able to meet the demands of our growing student body and evolving educational requirements. Here are some key points illustrating the urgency of this project:

- 1 The outdated system struggles to maintain consistent temperatures and humidity levels throughout the building, leading to discomfort for both students and staff. Extremes in temperature can affect concentration and focus, impacting students' ability to engage in classroom activities and perform at their best. Research has consistently shown a correlation between comfortable learning environments and improved academic performance.
- 2 The integrity of the current piping, which that runs between the buildings and is encased in the awning, is uncertain. This piping is critical to the operation of the current HVAC system to ensure the proper heating and cooling to places of instruction. The existing fan coils in the classrooms as well as many of the air handling units are approaching or have passed the end of life expectancy as outlined by ASHRE. The new VRF system would provide more controlled heating and cooling capabilities to spaces of instruction.
- 3 Poor air quality can exacerbate respiratory issues and allergies among students and staff, leading to increased absenteeism and decreased productivity. A comfortable and healthy learning environment contributes to a positive school culture and fosters a sense of well-being among students and educators.
- 4 An outdated HVAC system is likely to require frequent repairs and maintenance, leading to increased operational costs. Investing a new system will result in long-term cost savings and greater operational efficiency.

This project is not merely about upgrading infrastructure; it is an investment in the health, comfort, and academic success of our students. By addressing this critical need, we can create an environment that supports the overall development of our students.

*(please attach additional information as necessary)*

**NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND    FY2023-24 GRANT APPLICATION**

**PROJECT INFORMATION**

Date: January 4, 2024

Was this project identified in the 5-year plan in the 2020-21 Facility Needs Survey?

YES     NO

If not, provide explanation and attach equivalent information:

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Will this project replace any existing facilities?

YES     NO

If YES, which school(s):

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How many students will be served by this project? 980

Has Advanced Planning been done for this project?

YES     NO

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Have Construction Documents been completed for this project?

YES     NO

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Anticipated or Actual Bid Date: July 2024 (Engineering); July 2025 (Construction)

Planned Start Date of Construction\*: September 2025

Planned Completion Date of Construction: June 2026

\*Construction must begin within 24 months of grant award under G.S. 115C-546.12.(b) .



**NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND      FY2023-24 GRANT APPLICATION**

**PROJECT BUDGET**

Date: January 4, 2024

Total NBPSCF Grant funding requested for this project: \$3,740,000

Minimum NBPSCF Grant funding for project to proceed (optional): \_\_\_\_\_

Estimated Project Costs	Local (non-State)	NBPSCF Grant Funds	Total
Planning	\$ <u>60,000</u>	\$ <u>340,000</u>	\$ <u>400,000</u>
Construction	\$ <u>600,000</u>	\$ <u>3,400,000</u>	\$ <u>4,000,000</u>
Other Costs*	\$ _____	\$ _____	\$ _____
<b>Total</b>	\$ <u>660,000</u>	\$ <u>3,740,000</u>	\$ <u>4,400,000</u>

\*Project costs normally categorized as 'owner's direct costs' on a construction project – may include items such as site surveys, materials testing, site utilities, geotechnical reports, etc. Land acquisition costs are not eligible.

**Source(s) of required Local Matching Funds:**

Henderson County designates \$0.02 of the tax rate for school maintenance and repairs.

This allocation will be used to cover the required matching funds for this project.

Have any of the Local Matching Funds been expended at the time of application?

YES  NO

If YES, provide amount expended: \_\_\_\_\_

If YES, provide description of work: \_\_\_\_\_

**Estimated Project Expenditures by Fiscal Year** (show estimated period over which funds will be spent by Fiscal Year)

Total Planned Expenditures	2022-23 or earlier	2023-24	2024-25	2025-26 or later	Total
Local Matching Funds	\$	\$0	\$60,000	\$600,000	\$660,000
Requested NBPSCF Grant Funds*	\$	\$0	\$340,000	\$3,400,000	\$3,740,000
Total Estimated Expenditures by Fiscal Year	\$	\$0	\$400,000	\$4,000,000	\$4,400,000

\*Total requested grant funding cannot exceed maximum allowed under G.S. 115C-546.11.(c) .

## **NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND      FY2023-24 GRANT APPLICATION**

### **ADDITIONAL DOCUMENTATION**

Date: January 4, 2024

Any project funded with a grant from the Needs-Based Public School Capital Fund must follow the same review process as any other LEA capital project.

- A registered Architect and/or registered Engineer shall prepare the drawings and specifications in accordance with G.S. 133-1 through 133-4.1, as applicable.
- School Planning design review is required. Design documents must be submitted at appropriate intervals during design – SD, DD, and CD. Neither the LEA nor the County shall invest any funds in construction of the project until the review process is completed.
- Transmittal of drawings and specifications to School Planning must include the form at: <https://www.dpi.nc.gov/documents/schoolplanning/project-submittal-form/download>
- Design of the project should be in compliance with DPI School Planning Guidelines: <https://www.dpi.nc.gov/districts-schools/district-operations/school-planning>
- DPI Facility Design Guidelines can be found at: <https://www.dpi.nc.gov/documents/schoolplanning/facility-design-guidelines/download>
- DPI School Science Facility Requirements can be found at: <https://www.dpi.nc.gov/documents/schoolplanning/science-facilities-planner/download>  
<https://www.dpi.nc.gov/documents/schoolplanning/science-safety-checklist/download>
- For projects involving the closing of an existing school, the LEA must follow these procedures: <https://www.dpi.nc.gov/documents/schoolplanning/school-closing-procedure/download>
- For projects involving the demolition of an existing school building, the LEA must follow the closing procedure noted above and must submit a Feasibility and Cost Analysis: <https://www.dpi.nc.gov/documents/schoolplanning/costfeas-1/download>
- DPI Lottery Capital Funding FAQ can be found at: <https://www.dpi.nc.gov/documents/schoolplanning/lottery-capital-funding-faq-document/download?attachment>



**NEEDS-BASED PUBLIC SCHOOL CAPITAL FUND      FY2023-24 GRANT APPLICATION**

**ASSURANCE PAGE**

Date: January 4, 2024

By signing below, we assure the North Carolina Department of Public Instruction that we are officials of our respective organizations and we are authorized to submit this application on behalf of these organizations.

We certify the following:

- The information provided in this proposal is correct and complete.
- The project described in the application is within the parameters of the Needs-Based Public School Capital Fund as required in Article 38B of G.S. 115C-546, and that all of the required local funding is available and designated as a match for this project.
- All Needs-Based Public School Capital Fund grant proceeds and the required Local Matching funds will be used for the construction project described in the application.
- We will work cooperatively with the North Carolina Department of Public Instruction in monitoring and evaluating the progress of the project to meet statutory reporting requirements. We will report on project status and State and local funds expended by April 1 of each year, at the time of each distribution request, and within 90 days of project completion.
- Within 60 days of receiving a Needs-Based Public School Capital Fund grant award, we will enter into an agreement with the Department of Public Instruction detailing the use of grant funds, in accordance with G.S. 115C-546.12.(a).
- All applicable federal and state laws will be adhered to, including promotion of equal opportunity without regard to race, color, religion, gender, age, disability, political affiliation, or national origin.
- Generally accepted fiscal control and accounting procedures will be followed to ensure proper disbursement and accounting of funds from the Needs-Based Public School Capital Fund grant proceeds and required Local Matching funds.
- All Needs-Based Public School Capital Fund grant proceeds are subject to forfeiture provisions, requiring full repayment, in accordance with G.S. 115C-546.12.(c).

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(Signature – Chair, County Commissioners)

(Date)

*Jay Egolf*

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(Signature – Chair, Board of Education)

12-18-23

(Date)