

THE SCHOOL DISTRICT OF OSCEOLA COUNTY, FLORIDA

817 Bill Beck Boulevard • Kissimmee • Florida 34744-4492
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Superintendent of Schools
Dr. Debra P. Pace

SCHOOL BOARD MEMBERS

- District 1 – Jay Wheeler
407-973-4141
District 2 – Kelvin Soto - Chair
407-361-2462
District 3 – Tim Weisheyer
407-361-0235
District 4 – Clarence Thacker
407-361-7906
District 5 – Ricky Booth – Vice Chair
407-818-9464

Agenda

Business Advisory Board Meeting

Bill Collins Conference Room

Administrative Complex
817 Bill Beck Boulevard
Kissimmee, Florida

Wednesday, January 25, 2017

7:30 A.M.

1. Approve Minutes of November 30, 2016
2. Review Impact Fee & Sales Tax Report
3. Superintendent – New High School Enrollment
4. Budget Update
5. Facilities Update
6. Membership Terms
7. Next regular meeting: Wednesday, February 22, 2017 @ 7:30 a.m. in the Bill Collins Conference Room

Business Advisory Board Minutes November 30, 2016

Members Present: Charlie Rogers, Turner Wallis, Mel Welch, Grant Lacerte, & Shawn Hindle

Members Absent: Stacy McCland, & Robert Bass

Others/Guests: Sarah Graber, Marc Clinch, Migdalia Gonzalez, Rhonda Blake, Cherish Benedict, Pat Alderman, & Maribel Vallellanes

Mr. Rogers called the meeting to order.

- **Minutes**

The minutes from the October 26, 2016 meeting were approved with all ayes.

- **Impact Fee and Sales Tax Reports**

Ms. Vallellanes reviewed the Impact Fee & Sales Tax Reports as of September 30, 2016.

Impact Fee Revenues

Collections were about \$8.5M
Approx. \$2.1M increase from
last year this time

Impact Fee Expenditures

Approx. \$1M spent for FYD
Most for Discovery Space Reconfiguration
and Boggy Creek Area Projects

Impact Fee Credits

Approx. \$4.7M outstanding
Most with Avatar
\$78,000 Redeemed this mo.

Sales Tax Revenue

Collections approx. \$3.4M
\$13.2M Budget
Approx. \$573,000 increase from prior year

Sales Tax Expenditures

Approx. \$35,000 spent for FYD
No Change from Prior Month

Half-Cent Sales Tax effective Jan. 1st – Receive funds in March

Ms. Graber stated the sales tax reports will be separated for member's convenience.

- **Half-Cent Sales Tax Referendum**

Ms. Graber stated the Half-Cent Sales Tax Referendum passed. She thanked the group for their support. This added revenue source allows the District to fund needed projects. The tax will go into effect on January 1, 2017 and the District should begin receiving those funds in March. Mr. Rogers thanked Dr. Pace and her team for their efforts promoting and educating the voters about the referendum in such a short time period.

- **Budget Update**

Ms. Graber spoke on Capital Funds and bonding. Staff is working with the financial advisor to assess possibilities and plans. She discussed the operational side and expectations of revenue cuts.

- **Facilities Update**

Mr. Clinch presented an updated Power Point presentation on the district's facility projects. He discussed the Planning & Design for upcoming projects (new construction and comprehensive renovations); Construction & Close-out for projects; and updated members on the progress of the Boggy Creek area high school. Mr. Clinch shared the timeline for the Harmony middle school project and its challenges. Mr. Hindle expressed his concerns with the projected timeline for the ACOE (Army Corp of Engineers) permitting. Mr. Hindle shared his experience with a project his company has worked on and believes it will take 12 months or more.

- **Membership Terms**

Ms. Graber & Ms. Alderman shared that Mr. Rogers' & Mr. Bass' terms would expire on January 31st and needed to know if they wished to continue serving on the BAB. Mr. Rogers stated he was willing to continue if the Board so desired. Mr. Bass was not in attendance at the meeting so Ms. Alderman will contact him. Mr. Rogers asked about any terms that would be expiring for the County appointees. Ms. Alderman stated the terms for Mr. Wallis & Mr. Hindle would be expiring on March 31, 2017. Mr. Rogers asked that the County be contacted and advised of their expiring terms.

BAB Meeting Dates

The Business Advisory Board has agreed to meet the 4th Wednesday of every month for their monthly meeting. Mr. Rogers stated there would be no December meeting due to the holiday schedule. **The next meeting will be held on Wednesday, January 25, 2017 @ 7:30 a.m. in the Bill Collins Conference Room.**

**SDOC Business Advisory Board
Impact Fee Revenue
For the period ending 11/30/2016**

Impact Fee Revenue: Current and Three-Year History	Fiscal Year							
	2013 - 2014		2014 - 2015		2015 - 2016		2016 - 2017	
	Revenue	Units	Revenue	Units	Revenue	Units	Revenue	Units
MONTH								
July	\$ 1,879,648	238	\$ 1,842,828	215	\$ 2,168,067	259	\$ 2,474,886	253
August	1,690,209	198	2,046,717	234	1,847,463	253	2,874,446	301
September	1,919,713	231	1,882,522	234	2,384,543	358	3,177,159	335
October	1,793,784	213	2,516,674	308	2,912,821	383	2,536,646	261
November	1,848,712	232	2,148,642	281	3,485,509	444	3,156,311	317
December	1,567,534	201	1,638,980	203	3,047,440	360		
January	1,185,804	163	1,300,016	159	2,246,278	286		
February	1,516,724	167	1,359,028	165	2,862,805	343		
March	1,869,624	245	2,392,729	283	3,080,304	348		
April	2,202,544	301	1,788,992	227	3,080,131	336		
May	2,198,389	283	1,734,269	221	2,910,994	348		
June*	1,940,293	228	2,493,755	337	3,886,379	419		
TOTAL	\$ 21,612,978	2,700	\$ 23,145,152	2,867	\$ 33,912,735	4,137	\$ 14,219,448	1,467

Impact Fee Revenue Analysis	
Budget For Fiscal Year Ending June 30, 2017	
Budget	
Final Budget: Forecasted Revenue	\$ 35,777,936
BAB Recommended Adjustment	_____
Adjusted Estimated Revenue - FY17	\$ 35,777,936
Actual	
Actual Revenue as of 11/30/2016	\$ 14,219,448
Annualized revenue based on current collections	34,126,675
Projected excess/(shortfall):	<u>\$ (1,651,261)</u>
As a percentage of adjusted estimate	-4.62%

Educational Impact Fee Rates			
Type of Dwelling	Effective 7/27/2015	Prior to 7/27/2015	Increase/ (Decrease)
Single Family & Townhomes	\$ 10,147	\$ 8,702	\$ 1,445
Mobile Homes	5,973	4,960	1,013
Multi-family Units	6,048	5,665	383

Number of Units as reported by City of Kissimmee, City of St. Cloud, and Osceola County

*Accrual

**SDOC Business Advisory Board
Impact Fee Expenditures
For the period ending 11/30/2016**

Impact Fee Expenditures: Current and Three-Year History		Fiscal Year		
PROJECT NAME	2013 - 2014	2014 - 2015	2015 - 2016	2016 - 2017
Buses			\$ 498,235	
Celebration K8 Space Reconfiguration	\$ 343,157	\$ 634,699	263,214	
Celebration High School Wing Addition			76,815	209,303
Central Avenue Elementary Wing Addition	3,468,062			
Chestnut Elementary Space Reconfiguration		23,497	69,285	
Discovery Space Reconfiguration			268,236	434,006
Harmony High School Wing Addition		4,865,199	948,670	89,319
Hickory Tree Elementary Wing Addition				
High School - Boggy Creek Area			746,914	1,072,873
Horizon Middle School Space Reconfiguration			433,802	
Kissimmee Middle School Space Reconfiguration			552,434	
Land	16,768			
Poinciana High School Wing Addition				119,998
Renovations	40,614			
Sunrise Elementary Space Reconfiguration	37,465	2,000	74,703	
Transfer for Debt Service	7,155,552	8,306,141	8,508,275	927,934
TOTAL	\$ 11,061,619	\$ 13,831,535	\$ 12,440,583	\$ 2,853,433

**SDOC Business Advisory Board
Outstanding Impact Fee Credits
For the period ending 11/30/2016**

Entity	Amount Issued	Redeemed	Balance
Avatar	\$ 8,585,695	\$ 5,840,748	\$ 2,744,947
Flora Ridge EFBD	4,000,000	2,136,838	1,863,162
TOTAL	\$ 25,085,695	\$ 20,477,586	\$ 4,608,109

SDOC Business Advisory Board
Sales Tax Revenue
For the period ending 11/30/2016

Sales Tax Revenue: Current and Three-Year History	Fiscal Year			
	MONTH	2013 - 2014	2014 - 2015	2015 - 2016
July	\$ 120,391	\$ 838,913	\$ 909,859	\$ 1,428,859
August	843,341	900,024	1,072,805	1,046,947
September	784,976	841,678	867,329	947,552
October	952,773	1,093,569	1,144,236	1,255,528
November	787,890	824,162	907,822	920,847
December	792,679	814,353	931,706	
January	1,217,641	1,369,072	1,455,983	
February	833,842	872,259	969,344	
March	885,145	956,680	1,029,625	
April	1,307,566	1,448,481	1,558,745	
May	918,796	998,267	1,029,386	
June*	1,155,731	1,172,285	894,435	
TOTAL	\$ 10,600,770	\$ 12,129,743	\$ 12,771,275	\$ 5,599,733

Sales Tax Revenue Analysis	
Budget	
For Fiscal Year Ending June 30, 2017	
Budget	
Final Budget: Forecasted Revenue	\$ 13,282,126
BAB Recommended Adjustment	-
Adjusted Estimated Revenue - FY17	\$ 13,282,126
Actual	
Actual Revenues as of 11/30/2016	5,599,733
Annualized revenue based on current collections	13,439,359
Projected excess/(shortfall):	\$ 157,233
As a percentage of adjusted estimate	1.18%

*Accrual

SDOC Business Advisory Board
Discretionary Sales Surtax Expenditures (1/4 Cent)
For the period ending 11/30/2016

Sales Tax Expenditures: Current and Three Year History		Fiscal Year			
Type of Expenditure	2013-2014	2014-2015	2015-2016	2016-2017	
Debt Service	\$ 7,235,752	\$ 7,232,187	\$ 6,881,502	\$ 954,177	
Other:					
Athletic Facilities	\$ 688,738	\$ 326,799	\$ 366,452		
Bathroom Renovations	129,346				
Buildings			16,406	8,486	
Cafeteria Expansion - Purch					
Carpet Replacement					
Communications			1,370,450	4,355	
Covered Walkways					
Doors/Door Hardware					
Driveway/Parking Lot Resurface	102,037				
Ed Technology	(77,833)	1,276			
Emergency Power Generator					
Equipment	6,035				
Fire Hydrants/Fire Main Loop	56,604				
Hvac Repair/Replacement	265,011				
Land Purchase		8,400		3,400	
Lighting	6,802				
Maint/Renov	8,700	19,523			
Media Retrieval System	103,933				
Remodeling	1,627,222	209,827	488,224		
Renovations	648,099	149,034			
Rent/Purchase Portables		548,693	376,267		
Repair/Repaint	52,030	6,557			
Retrofit	1,281,979	1,255,303	1,224,623	143,554	
Roofing	1,004,470	3,065			
School Computers		763,089	868,338		
Shade Cover	25,719				
Signage	7,327	589			
Site Drainage	2,445				
Tech Installation		17,000			
Video Surveillance					
Subtotal Other:	\$ 5,938,665	\$ 3,309,155	\$ 4,710,760	\$ 159,795	
TOTAL	\$ 13,174,417	\$ 10,541,342	\$ 11,592,262	\$ 1,113,972	



Osceola School District

From Good to Great: Building a Legacy



January 25, 2017

Business Advisory Board Update



Osceola School District



Facilities Update – Planning & Design

Planning (6 projects) \$133.8M

New Schools

Elementary A (Celebration Island)

Project Budget: \$25M

Substantial: June 2019

Elementary C (Old Hickory Tree)

Project Budget: \$28.5

Substantial: June 2021

Comprehensive Renovations

Michigan Ave. ES

Tent. Budget: \$21.3M

Substantial: TBD

Denn John MS

Tent. Budget: \$31.8M

Substantial: TBD

St. Cloud MS

Tent. Budget: \$27.2M

Substantial: TBD

Design (16 projects) \$43.3M

8 Misc. Capital Renewal Projects (\$7K – \$108K)

Middle AA (Harmony)

Project Budget: \$35M

Substantial: June 2019

2 Space Reconfig. Projects (DIMS-6 & WSK8-7)

Range (\$1.5M - \$1.7M)

Substantial: July 2017

3 Chiller Projects (KMS, CLK8 & HZMS)

Range (\$545K - \$841K)

Substantial: July 2017

2 Roof Replacement Projects (REJE & OCSA)

Range (\$130K – 400K)

Substantial: July 2017



Osceola School District

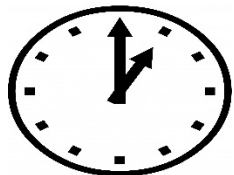
Facilities Update – Construction & Close-out

Construction (21 projects) \$95.7M

12 Misc. Capital Renewal Projects	Range (\$3K - \$650K)	
TECO Plumbing Classroom	Project Budget: \$175K	Substantial: May 2017
Boggy Creek Area HS	Project Budget: \$82M	Substantial: June 2018
4 Kitchen & Serving Line (PNHS, HTES, CLK8 & DSCV)	Range (\$864K - \$1.5M)	Substantial: July 2017
Poinciana 2-story Classroom Building Add.	Project Budget: \$7M	Substantial: July 2017
2 Space Reconfig. Projects (PNHS-3 & CLHS-6)	Range (\$425 - \$633K)	Substantial: July 2017/April 2017
Admin. 2000 Warehouse, 1600SF	Project Budget \$237K	Substantial: June 2017

Close-out (19 projects) 16 projects last month

- 16 Misc. Capital Renewal Projects - Range (\$8K - \$800K)
- TECO Plumbing Lab
- CLHS Field Drainage Project
- Facilities Services Building – 3 additional work spaces



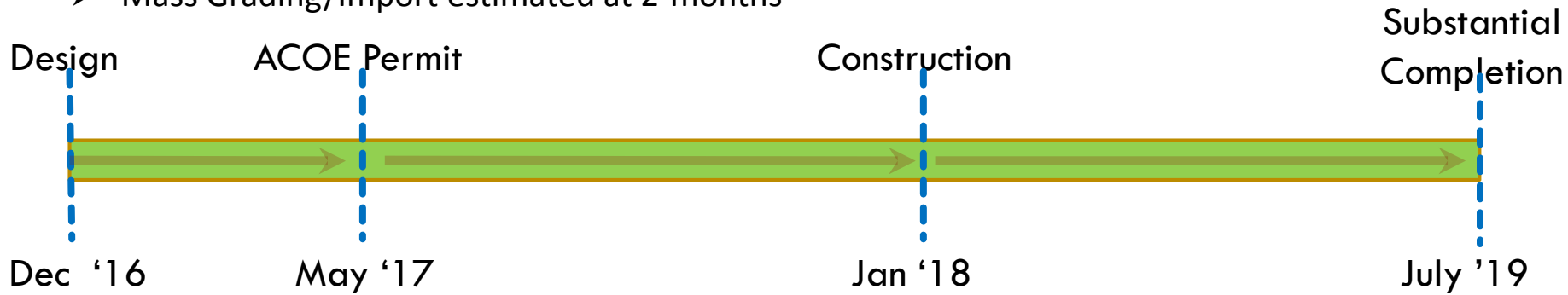
Close-out Clock - Most Aged: 216-days (As of 1-18-17) Main Reason: CADD Review & Permits



Osceola School District

Middle School AA (Harmony) - Time-line

- 6-months for Design (**2-months for Site Design & 6-months for Building Design**)
- ~~8-months~~ **12-months** for ACOE Permitting
- ~~18-months~~ **16-months** for Construction (from ~~January~~ **March** to June)
 - Typical new MS time-line is 16-months
 - Mass Grading/Import estimated at 2-months



Site Design Schedule





Osceola School District

New Boggy Creek Area HS

Design Professional: Schenkel-Shultz

Construction Manager: Gilbane

- Substantial Completion on June 2018
- 3,000 Student Stations
- 21st Century Collaborative Learning
- 74-acres with provisions for future MS
- FF&E Kick-off Meeting Completed
- **American School & University**
Dec 2016



Status of Bid Packages:

Early Site Package: \$9.7M

Shell Package: \$19.7M

Tenant Build Out: \$46.3M

TOTAL: \$75.7M

GMP Binder Due on 2-27-17/School Board Approval on 3-21-17



Osceola School District

Sales Tax “Quick Start” Projects

- Holiday Break 2016 Projects

1 Celebration K8, Exterior Painting	\$	98,968.00
2 Central Ave. ES, Carpet Replacement	\$	10,000.00
3 Central Ave. ES, Exterior Painting	\$	35,000.00
4 Cypress ES, Carpet Replacement	\$	150,000.00
5 Harmony HS, Exterior Painting	\$	129,841.00
6 Horizon MS, Carpet Replacement	\$	57,470.63
7 Neptune ES, Interior Painting	\$	46,719.18
8 Poinciana Fine Arts, Carpet Replacement	\$	97,532.42
9 Poinciana Fine Arts, Soffit Lighting Repair	\$	<u>12,154.00</u>
TOTAL:	\$	637,685.23

- Spring Break 2017

- Projects being developed – Estimating \$900K

- Summer Break 2017

- 3 Chiller Projects and additional projects being developed

1 Kissimmee MS, Replace 2-300 ton with 2-300 ton Chillers	\$	544,930.00
2 Celebration K8, Replace 2-165 ton with 1-325 ton Chiller	\$	840,870.00
3 Horizon MS, Replace 2-300 ton with 2-300 ton Chillers	\$	<u>544,930.00</u>
TOTAL:	\$	1,930,730.00



Superintendent's Comments and Discussion

From Good to Great: Building a Legacy