

Horry County Board of Education

Facilities Committee



Facilities Committee Meeting Minutes Monday, October 23, 2017

Board Members Present:

Neil James, Facilities Committee Chairman	Joe DeFeo
Janet Graham, Facilities Committee Member	Shanda Allen
Holly Heniford, Facilities Committee Member	Chris Hardwick
Sherrie Todd, Facilities Committee Member	Janice Morreale
Ray Winters, Facilities Committee Member	
Pam Timms, Facilities Committee Member	

Staff Members Present:

Dr. Rick Maxey, Superintendent	
Velna Allen	John Gardner
Mary Anderson	Kenneth Generette
Lisa Bourcier	Leann Hill
Joe Burch	Mark Koll
Edward Boyd	Dennis McCrary
Daryl Brown	Boone Myrick
	Mark Wolfe

Media Present:

Christian Boschult, Sun News
Abbey O'Brien, WBTW
Patrick Lloyd, WMBF
Nick Papantonis, WPDE

Others Present:

Robbie Ferris, FFEP
Erin Heaney, Brandon Agency
Graham Reynolds, HG Reynolds Co.
Joe Pike, Pike McFarland Hall Assoc.

As required by SC Law 30-4-80, local news media were informed of the date, time, place, and agenda of this meeting. Copies of the agenda were posted at the District Office and distributed to schools for posting.

Review and Approval of Agenda

Mrs. Todd moved to approve the agenda as presented. Ms. Heniford seconded the motion. All voted in favor of approving the agenda. Motion passed.

Review and Approval of Minutes

Ms. Heniford moved to accept the minutes of February 20, 2017 as presented. Mr. Winters seconded the motion, all voted in favor. Motion passed.

Project Updates

Myrtle Beach Middle School and Socastee Middle School

Before beginning his update to the Committee regarding the construction projects at Myrtle Beach Middle School and Socastee Middle School, Mr. Ferris provided a schedule overview. He noted that “punch list” Ten Oaks Middle, St. James Intermediate, and Socastee Elementary would be completed by mid-November. Myrtle Beach Middle would be substantially complete in mid-November with technology scheduled to be installed in December, and Socastee Middle School would be substantially complete mid-February

Mr. Ferris showed job site photos of Myrtle Beach Middle School and Socastee Middle School. He noted that site work is the critical path item at Socastee Middle School. He also shared that Ten Oaks Middle School was energy positive in September. Mr. Ferris clarified that this was electricity, not gas. He added that it is remarkable to achieve energy balance this early, hopefully it will maintain at this rate throughout the year.

Mrs. Todd asked that Mr. Ferris and Mr. Wolfe consider improving the landscaping at the corner of 29th Avenue and Oak Street at Myrtle Beach Middle School. Mr. Wolfe agreed that there is some brush there that could be removed. Mr. Ferris also said that he would see that the landscaping was improved.

Midland Elementary School

Mr. Pike showed the Committee the areas that are being improved at Midland Elementary School. He detailed the changes in the bus drop-off and parent drop-off areas, the demolition of the front portion of the building, the new two-story building, and the new cafeteria. Mr. Pike noted that the project remains under budget.

Mr. James asked about the functional capacity of the building. Mr. Pike answered that the functional capacity has increased from 475 to 842.

North Myrtle Beach High School

Mr. Reynolds presented the Committee with photos of the renovations at North Myrtle Beach High School. He explained the renovations being made to the auditorium, music room, administration area, and cafeteria. In an aerial picture he pointed out the new front façade, the new driveway layout, landscaping, guard house, and he indicated where the new student parking lot would be located.

Ms. Heniford asked about the completion date for the auditorium. Mr. Reynolds said that it would be completed at the end of December, with the entire project completed at the end of February. He noted that the theatrical aspect would take about six weeks to complete which includes the installation of lights, sound panels, and sound booth.

Ms. Graham asked if Mr. Reynolds had any recommendations for future projects of this magnitude. Mr. Reynolds cautioned the Committee that code regulations are a concern when renovating older buildings in that many times existing conditions are hidden or unforeseen and are difficult to predict. Compliance with current regulations can also be costly and time consuming. Mr. James asked that Mr. Graham schedule a meeting with staff at the conclusion of the project to discuss how to improve the process for future projects.

Discussion

Future Plans for Socastee Elementary

Dr. Maxey opened the discussion of the future plans for Socastee Elementary School by giving some background history with regards to the planning process for the Socastee area back in 2012 when the long term facility plan was established. Mr. Wolfe then explained that if new spaces can be created for the departments formerly in the Horry Street facility which were displaced after Hurricane Matthew destroyed the building, then there is no anticipated need for this property. Ms. Timms reiterated the needs of Socastee area for athletic fields and that this site would be ideal. Mr. Wolfe agreed and noted that the space could be used also still be used for bus parking for the Socastee area as well. Mr. James suggested that this information be used when the Board discusses the five-year plan. Mr. James also asked for an estimate for demolition costs.

District Policies - "Student Assignment to Schools" ("Red Zone" Schools)

Mr. Generette presented the Board with the current District policy regarding Student Assignment to Schools. He explained that a change to the policies to classify newly-constructed schools as category 1 schools for the first year would help monitor the transfer requests and student population. Ms. Graham asked if the classification would be for a calendar year or an academic year. After brief discussion regarding the need to have the policy span two semesters, after school care situations, and the impact it will have on teacher allocations, the Committee asked that Mr. Generette modify the working and present it to the full Board at their next meeting.

Update on Projects for Consideration in the 5-Year Plan

Mr. Wolfe discussed with the Committee the impact of growth and capacity issues on the 5-year plan project list. He noted that Lakewood Elementary and Ocean Drive Elementary currently have capacity issues and do not have space for a portable classroom to alleviate the overcrowding. Mr. Burch added that the recent attendance line change for Lakewood Elementary did not result in a significant enrollment decrease because many of the students transferred back to Lakewood. Dr. Maxey explained that the District has a long-standing tradition of allowing transfers, and while it is great to offer choices, it can be difficult to maintain a balance across the District.

Ms. Heniford raised concern over the capacity issues in the North Myrtle Beach area elementary schools. Mr. DeFeo reminded the Committee that transfers are permitted for those wishing to pursue a particular course that is not offered at their base school. The Committee discussed variations to the policy such as a "no exceptions" option, or a capacity limitation option. It was agreed that Mr. Generette will develop language to address these issues for the Board to consider. Mr. Wolfe also suggested that the board may also wish to discuss limiting transfers to schools once they reach a predetermined population, such as 85% or 90% of capacity. This would allow staff to provide better planning and budgeting for schools that could reach 100%+ capacity in a few years.

Mr. Wolfe noted that the 45 day annual daily membership report should be available for the November meeting and will help with determining the 5-year plan list. Mrs. Graham requests that the Conway area needs be addressed as soon as possible.

Proposed Aquifer Storage Recovery Well Site at River Oaks Elementary School

Mr. Burch provided information from Grand Strand Water and Sewer requesting aquifer storage recovery well site at River Oaks Elementary School. He noted that an alternate entrance was not feasible, as previously requested by the Committee. Ms. Heniford asked if use of our road to access the site would have a big impact. Mr. Burch answered that they would repair any damage, but the use would be minimal with much of the access being through an easement in the back of the property. The committee agreed to proceed with the standard sale procedure, which will be brought to the full Board for final approval.

Code-Required Additional Costs for Current Addition/Renovation Projects

Mr. Wolfe presented the Committee with a breakdown of the code-required additional costs for addition/renovation projects currently in progress. He also presented information on previous capital projects that are now complete with residual funds available for use. He requested the Committee consider approval of this residual funding source plus the balance from the building modification funds to accomplish these required upgrades. Mr. James clarified the amount needed from the building modification fund is \$306,000.00. The Committee agreed that staff could proceed with the use of excess funds from the completed capital projects and the building modification plan upon confirmation that the total does not exceed 10% of the projects' budgets.

Consideration of the Use of Residual Building Modification Funds to Perform Additional Canopy Projects

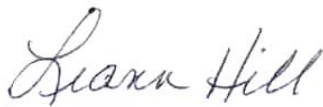
Mr. Wolfe briefly described the request for additional canopy projects and the use of residual funds from a previous canopy project that is now complete. Mr. James clarified that this is just information being shared with the Committee, and formal approval is not needed.

Mrs. Todd asked about the canopy project list included installation of a canopy to the teacher's parking lot at the Academy of Arts and Technology. Mr. Wolfe said that it is not in the current plan, but he would review the possibility of constructing one at that location.

Adjourn

Mrs. Todd moved to adjourn, seconded by Mrs. Graham, all voted in favor. Motion passed.

Respectfully submitted,



Leann Hill
Administrative Asst. – Support Services

Approved: November 20, 2017