



PENN MANOR SCHOOL DISTRICT
PUBLIC HEARING
On the proposed
RENOVATIONS AND ADDITIONS TO
PEQUEA ELEMENTARY SCHOOL

at the
Manor Middle School
Auditorium
Lancaster, PA 17603

On
MARCH 2, 2015

5:00 PM

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

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AGENDA

- | | | |
|----|---|--|
| 1. | CALL TO ORDER / INTRODUCTIONS | Mr. Kenneth Long
Board President |
| 2. | PURPOSE OF THE MEETING
(Need for the project) | Dr. Michael Lechliter
Superintendent |
| 3. | PROJECT DESCRIPTION
By Crabtree, Rohrbaugh & Associates | Larry Levato
Project Manager |
| 4. | FINANCIAL ANALYSIS
By RBC Capital Markets Corporation | Ken Phillips
Financial Advisor |
| 5. | PUBLIC COMMENTS
Kegel Kelin Almy & Lord
Comment Period | Rhonda F. Lord, Esq.
Solicitor |
| | A. Speakers / Comments | |
| | B. Please move to aisle microphone and state name and address. | |
| | C. One question at a time. | |
| 6. | ADJOURNMENT | |

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INTRODUCTION OF PROJECT

Mission Statement

“The Penn Manor community will work collaboratively to help students define and achieve their academic and life goals.”

Vision

“Penn Manor: A Family of Learners Committed to Academic and Personal Excellence”

Shared Values

1. Every person has value.
2. Students learn in different ways.
3. Students must be prepared to meet the challenges of a changing world.
4. Each individual has the potential and the responsibility to contribute to society.
5. Education supports the intellectual, social, emotional, and physical needs of the student.
6. Individuals must learn to be responsible for their actions.
7. Individuals deserve to live and to learn in a safe and secure environment.
8. Education should empower all persons to reach their full potential.
9. Education is the shared responsibility of student, family, school and community.
10. A qualified and dedicated staff, sensitive to student needs is essential to the learning process.
11. The public school must operate in a fiscally prudent manner.
12. Quality public education is essential for a democratic society.
13. The appreciation of diversity enriches a community.
14. Ethical conduct is the foundation of productive relationships.
15. Communication promotes understanding.
16. Learning is lifelong.
17. Inclusive practices of students with disabilities enrich school and community.

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It is the mission, vision, and shared values, that will guide the design and construction of the Pequea Elementary School.

The purpose of the hearing under Act 34 of the Commonwealth of Pennsylvania is to have the appropriate school personnel and architect present a proposal for the construction of renovations and additions to Pequea Elementary School.

The goals for the project reflect the District's emphasis on the importance of our community working collaboratively to help all of our children define and achieve their academic and life goals. In view of today's educational environment, an emphasis on the use of the media/resource learning centers, use of educational technology, and the increase in the number of students with special needs, the elementary schools must have the flexibility to meet the needs of a changing population.

The proposed building project is designed to improve the delivery of educational services, create the flexibility necessary to implement technological and educational innovations in the future and provide a physical plant and systems that are economical and sustainable. The ultimate goal is to provide all students who attend the Penn Manor School District with a meaningful and quality education. The project is in response to a review of the physical facility and academic & technical program needs for the school population.

At the Act 34 hearing, we hope to accomplish the following:

- To establish the need for the project.
- To provide an overview of the various options considered.
- Describe the type of building additions to be constructed and the educational programs that serve as the basis for the project under consideration.
- To present the estimated construction cost, the total project cost, indirect costs and the financial needs and estimate of the local impact of the project.
- To provide citizens and residents an opportunity to comment and to express views related to this project.

Please feel free to participate during the comment period at the latter part of the presentation. An official transcript of the hearing is being recorded in order for the Penn Manor School Board to consider and study your constructive comments, insights and observations.

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PROJECT NEED

The existing Pequea Elementary School is located in Willow Street, PA, south of the city of Lancaster in a residential/rural area. The School is bordered on the north and west by agricultural property, Millwood Road to the east and on the south by residences. The School is located on Millwood Road at the intersection for Bauer Avenue, in Pequea Township. Presently, the bus drop-off, as well as visitor access is located on the east side of the building, off Millwood Road. Parent can currently access the site off Millwood Road either through the bus loop or from Bauer Avenue. Small bus and van access for physically handicapped students and additional vehicular parking is located on the south side of the building off of Bauer Avenue. The interaction of vehicular and bus traffic is of concern to the district and to the department of education.

The Pequea Elementary School was originally constructed in 1953. The facility underwent upgrades/renovations in 1955, 1958, and the last renovation project at the school occurred in 1989. A small exterior masonry restoration project was completed in 2008 as well as upgrades to the building security system. The school is a one story building with exterior brick veneer. The building structural system is masonry load bearing, with some wood and steel framing roof joists as well as wood timber trusses on steel columns in the Library area. The lifespan of the major building components and operational systems are in the 25 – 30 year range and as such in need of replacement. The educational capacity of the facility is adequate for current and foreseeable population trends based on recent studies.

There is limited designation and separation for bus, visitor, faculty, student and pedestrian traffic. Due to this mingling of traffic, a safety hazard exists that needs to be addressed for the safety of students and staff. Currently, small group instruction is occurring in hallways, entrance lobbies and previously utilitarian spaces (storage rooms and mechanical space).

The exterior envelope and a number of systems were found substandard. These include portions of the roof that are at the end their life expectancy, leaks and needs to be repaired immediately; windows and door systems that are not thermally efficient and are at the end of their life expectancy; as well the exterior EIFS system that is in need of repair on the existing façade. Once completed, these upgrades including the “bones” or structure and masonry veneer will last for another 40 years if maintained correctly.

Interior finishes are dated and beyond their life expectancy. While the staff has maintained the building well it has been 26 years since the last major renovation project. Existing asbestos flooring is limited and being monitored within the existing building and poses no current threat to students or faculty. This project will remove the remaining asbestos tile and associated mastic. The engineering systems (mechanical, plumbing and electrical), many of which are past their life expectancy, are in need of repair and replacement. Existing building system deficiencies include the following: electrical capacity, energy efficiency, lighting, emergency lighting, fire alarm, communications, air exchange rates are below current code requirements, heating, air conditioning, plumbing and handicapped accessibility.

State financial reimbursement criteria are an important consideration when defining the scope of building improvements. The Pennsylvania Department of Education (PDE) encourages all schools wishing to implement a building improvement project to bring the entire building up to prevailing educational and reasonably current construction standards and code compliance as a condition of reimbursement. PDE recognizes that every 20 year period a building facility should be brought up to the above noted standards; which is why measures for reimbursement are set

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in place at that time to help with the financial burden. The existing Pequea Elementary School was last renovated in 1989, beyond PDE's 20 year recommendation for building improvements. No additional capital improvement reimbursement from PDE will be available to this building for the next twenty year period after this construction project. It is imperative that the building project plan for all building improvements, because it is unlikely another construction project will occur for 20 years.

Project Options Considered

During the long-range facility options reviewed by the District in 2011, and the subsequent planning phase of the new Hambright Elementary School, multiple options were explored to address the identified needs at the current Pequea Elementary School.

- **OPTION 1** - Comprehensive renovations only to the existing Pequea Elementary School, providing for necessary physical plant upgrades, but maintaining the existing student capacity, and program spaces and configuration.
- **OPTION 2** - Comprehensive renovations and major additions to the Pequea Elementary School, addressing physical plant upgrades, enlarging the existing student capacity, and providing for large collaborative program areas with supporting small group areas. This option was reviewed with the intent to close nearby Conestoga Elementary School by using redistricting and also the move of students to Pequea. This would increase Pequea Elementary to 3 classrooms per grade level.
- **OPTION 3** - Comprehensive renovations and additions to the Pequea Elementary School, addressing physical plant upgrades, maintaining the existing student capacity, and providing for large collaborative program areas with supporting small group areas. This option was reviewed with the intent to provide program equity in the large collaborative areas with the new Hambright Elementary School.

Option 3 was selected by the district to provide comprehensive renovations and additions that address program equity and maintain the current capacity of Pequea Elementary School. This option was viewed as meeting long term investment and the long range planning needs of the Penn Manor School District.

Project Decision and Goals

In August of 2013, the Board voted to undertake the design and construction of an **Option 3** – comprehensive renovations and additions. Additions and improvements to the building have been made in the past; however, new construction is needed to provide equity to the educational program and facilitate the academic achievement of the students. These issues support the need for this building improvements program. This building project will maintain current and meet projected student enrollment as well as incorporate educational trends for 21st century learning environments. The option will also address the following long range goals of the District:

- The K-6 enrollment in the Penn Manor School District is projected to increase slightly over the next ten year period. DeJong Healy projects an approximate 5.48% rate of growth, while CRA cohort projections indicate an approximate 12.7% increase. PA Department of Education projections indicate an increase of 29.6% during the next ten year period. The District prefers to use the DeJong-Healy study projections for enrollment projections.

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- The new facility will be in full compliance with current handicapped accessibility code requirements and guidelines, according to the Americans with Disabilities Act (ADA).
- With advancements in technology and educational delivery systems, the Pequea Elementary School will have state of the art infrastructure to keep pace with current technology and district technology standards.
- Major systems such as HVAC, Electrical and Plumbing will address physical plant, building code and energy efficiency needs and be based on sustainable goals to support the facility long into the future.
- Pennsylvania Department of Education financial reimbursement criteria is an important consideration in defining the scope of recommended building design.

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Summary of District Owned Buildings

SUMMARY OF OWNED BUILDINGS AND LAND										
District/CTC: Penn Manor School District			Project Name: Pequea Elementary School					Grades: K - 6		
#1	PRESENT				PLANNED					
	#2	#3	#4	#5	#6	#7	#8	#9	#10	#11
NAME OF BUILDING OR SITE (INCLUDING DAO AND VACANT LAND) OWNED BY SCHOOL DISTRICT/CTC	CONSTRUCTION AND/OR RENOVATION DATES (BID OPENING DATES)	SITE SIZE (ACRES)	GRADE LEVELS	BUILDING FTE	CONVERSION/ DISPOSITION AND PLANNED COMPLETION DATE BASED ON OPTION CHOSEN	SITE SIZE (ACRES)	GRADE LEVELS	PLANNED BUILDING FTE	FDE PROJECTED GRADE LEVEL ENROLLMENT 10 YEARS INTO THE FUTURE	FTE MINUS ENROLLMENT (#9 - #10)
Fred S Eshleman Elementary	1958,66,86,02	12	K-6	350	No change	12	K-6	350	XXXXXXXXXX	XXXXXXXXXX
Central Manor Elementary	936, 61, 87, 20	10	K-6	825	No change	10	K-6	825	XXXXXXXXXX	XXXXXXXXXX
Conestoga Elementary	1952, 57, 66, 92	11	K-6	350	No change	11	K-6	350	XXXXXXXXXX	XXXXXXXXXX
Ann Letort Elementary	1960, 61, 01	13.9	K-6	350	No Change	13.9	K-6	350	XXXXXXXXXX	XXXXXXXXXX
Martic Elementary	1952, 66, 86, 88 2009	10	K-6	475	No Change	10	K-6	475	XXXXXXXXXX	XXXXXXXXXX
Hambright Elementary	936, 51, 58, 63, 6	9	K-6	575	New 6/14, Closed 6/14, Sell 2014	9	K-6		XXXXXXXXXX	XXXXXXXXXX
New Hambright Elementary					2014	94	K-6	775	XXXXXXXXXX	XXXXXXXXXX
Pequea Elementary	1953, 55, 58, 89	10	K-6	550	Adds/Alts	10	K-6	550	XXXXXXXXXX	XXXXXXXXXX
Subtotal	XXXXXXXXXX	XXX	XXXX	3,475	XXXXXXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX	3,675	2,891	784
Manor Middle School/District Administration	1992	120	7-8	676	No Change/no change	120	7-8	676	XXXXXXXXXX	XXXXXXXXXX
Marticville Middle School	1970,88,08	30	7-8	541	No Change	30	7-8	541	XXXXXXXXXX	XXXXXXXXXX
Subtotal	XXXXXXXXXX	XXX	XXXX	1,217	XXXXXXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX	1,217	951	266
Penn Manor High School	1958, 62, 95	32	9-12	1,951	No Change	32	9-12	1,951	XXXXXXXXXX	XXXXXXXXXX
Subtotal	XXXXXXXXXX	XXX	XXXX	1,951	XXXXXXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX	1,951	1,798	153
Comet Fieldhouse	1990 (2006)	47			No Change				XXXXXXXXXX	XXXXXXXXXX
District Maintenance Building (**located on Manor Middle School Site)	2006	**			No Change				XXXXXXXXXX	XXXXXXXXXX
Subtotal	XXXXXXXXXX	XXX	XXXX		XXXXXXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX			
TOTAL	XXXXXXXXXX	XXX	XXXX	6,643	XXXXXXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX	6,843	5,640	1,203

ACTIONS TO BE TAKEN IN THE FUTURE IF PROJECTIONS COME TRUE
AND THE SCHOOL DISTRICT EXPERIENCES EXCESS OR INSUFFICIENT CAPACITY
(FTE MINUS PROJECTED ENROLLMENT (Col.11) > + or - 300)

CHECK IF APPLICABLE:

- EXPAND PROGRAMS OR COURSE OFFERINGS
- PROVIDE SPACE FOR USE BY COMMUNITY GROUPS OR SERVICE AGENCIES
- OFFER FULL-TIME KINDERGARTEN OR PRE-SCHOOL
- REDUCE CLASS SIZE
- CLOSE SCHOOL(S)
- OTHER (DESCRIBE): _____

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PROJECT DESCRIPTION

Summary of Site

Location: 802 Millwood Road, Willow Street, PA 17584

Site Size: 8.85 Acres

Current Site Usage: Public Use (School)

Wetlands: No Wetlands detected.

Available Utilities: Electricity, Public Water, Public Sewer,

Proposed Community Use Areas: Parking and Open Playfields, Gymnasium for recreational sports groups.

Parking Count: 65 existing spaces including; proposed 81

- Separate Bus Drop-off for increased safety
- Separate Student Drop-off for increased safety
- School Play Areas Existing softscaped and play equipment to remain. New synthetic surfaces will be installed under play equipment for increased safety.

Summary of Proposed Building

Program: Additions and Renovation to Existing Facility

New K-6 Facility with 400 Student Capacity

One Story Masonry Structure with existing timber trusses and steel columns in the Library.

Total Square Footage: Renovated- 47,851; New – 16,005 SF;

Final Completed Building- 63,856 SF

Program Spaces include:

General Classrooms, Special Education Classrooms, Art Room, Music Classroom, Small Group Instruction, Library, Academic Commons (2), Stage and Kitchen/Cafeteria, Administrative Offices. (all spaces meet PA Department of Education guidelines)

Building Systems: Geothermal Heat Pump HVAC System, Lighting, Power, Plumbing, Dedicated Fire Separation Areas, Fire Protection Alarm, Emergency Lighting, Integrated Security, Communications & Clock System.

Building Codes: The building will be designed under the following codes:
2009 IEBC/PA UCC, ADA and NFPA

Project Description:

The proposed renovations and additions will modernize the existing Pequea Elementary School and will continue to support programs in grades K-6 for future generations. The proposed site work will include a separation between bus and vehicular traffic and increase the safety for students, staff and visitors. New enhancements to the storm water management facilities will improve stormwater run-off and new site lighting will improve safety and security while reducing light pollution beyond the boundaries of the property. Improvements will be made to widen the Bauer Avenue roadway improving the intersection with Millwood Road. In addition, parking on the south side of the property will be relocated to the west of the site and a dedicated green space will be created along the property facing the residences on Bauer Avenue.

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A new front entrance with secure vestibule will be created that will increase security. The vestibule will provide controlled access to the building directly through the building administration office once school is in progress. Two Academic Commons' spaces will be provided to enhance the educational program. These spaces will provide for large and small group collaboration as well as individual and team teaching opportunities as recently provided in the Hambright Elementary school design. Additional educational support spaces are provided through Small Group instruction rooms that provide pull-out spaces for individual and small groups of students requiring additional program delivery. In addition, Art and Music classrooms will be relocated and upgraded as well as renovations to all teaching spaces within the facility.

New Administrative offices will have visual access to the transportation areas, as well as maintain physical security via the secure vestibule entry system. Administrative offices will also house the Nurse suite and be adjacent to the renovated Kindergarten classroom that serves the half day program. Existing Library spaces will remain, but be completed renovated. In addition to the typical functions of the library, each academic commons will house associated reading materials appropriate to the grade levels. The kitchen will be enlarged and new equipment will be provided as part of the renovations to the facility.

The building will have mechanical, electrical and plumbing systems replaced throughout the as described in the following building system pages. Asbestos abatement will also occur. Building finishes, including new paint finishes, new floor tile, new ceiling, white boards and tack boards, and casework (cabinetry) will be replaced.

ADA upgrades will occur throughout the building. Group toilets will be modernized, exterior windows will be replaced and exterior materials will be upgraded and repaired. Additionally, roof repairs and some replacement will be addressed to provide for a watertight exterior envelope.

Building Systems:

Improvements include:

- A new Geothermal Heat Pump system to replace the existing oil-fired boilers that deliver domestic water heating system.
- Replacement of the existing plumbing fixtures.
- New plumbing systems and fixtures.
- Replacement of the existing domestic water distribution system.
- Replacement of the existing HVAC systems to accommodate the renovations and additions.
- Replacement of the existing hot water piping throughout the building.
- New HVAC systems throughout the building that provide air-conditioning as well as heating. Currently, only few areas of the building have air-conditioning.
- Provide new communication, security and data wiring in the building to meet current district standards.
- New utility service shall be procured with a new pad-mounted transformer. The new service voltage is 208/120V, 3Phase, 4Wire; however this must be confirmed with utility availability. A new transformer shall feed a new switch board sized to handle the renovation and expansion.

- New panelboards shall be installed throughout the new building and renovated area. The new panelboards shall be strategically placed throughout the building to accommodate

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new building load requirements. The new panelboards shall be fed from the new electrical service.

- Replacement of all interior lighting fixtures with new. The new fixtures will be designed to accommodate the new layouts and will comply with current energy code standards.
- All classroom lighting shall be equipped with an occupancy-sensing device to provide automatic shut-off.
- The facility will be equipped throughout with an energy management systems connected to all mechanical and electrical systems.
- The lighting system shall meet the current International Energy Conservation Code as required.
- In general, the existing egress lighting and power systems shall be removed and a new system shall be provided.
- Egress lighting shall be provided to meet the requirements of the IBC Building Code and Township ordinances.
- An emergency generator will be provided as the secondary power source for various systems in the facility.

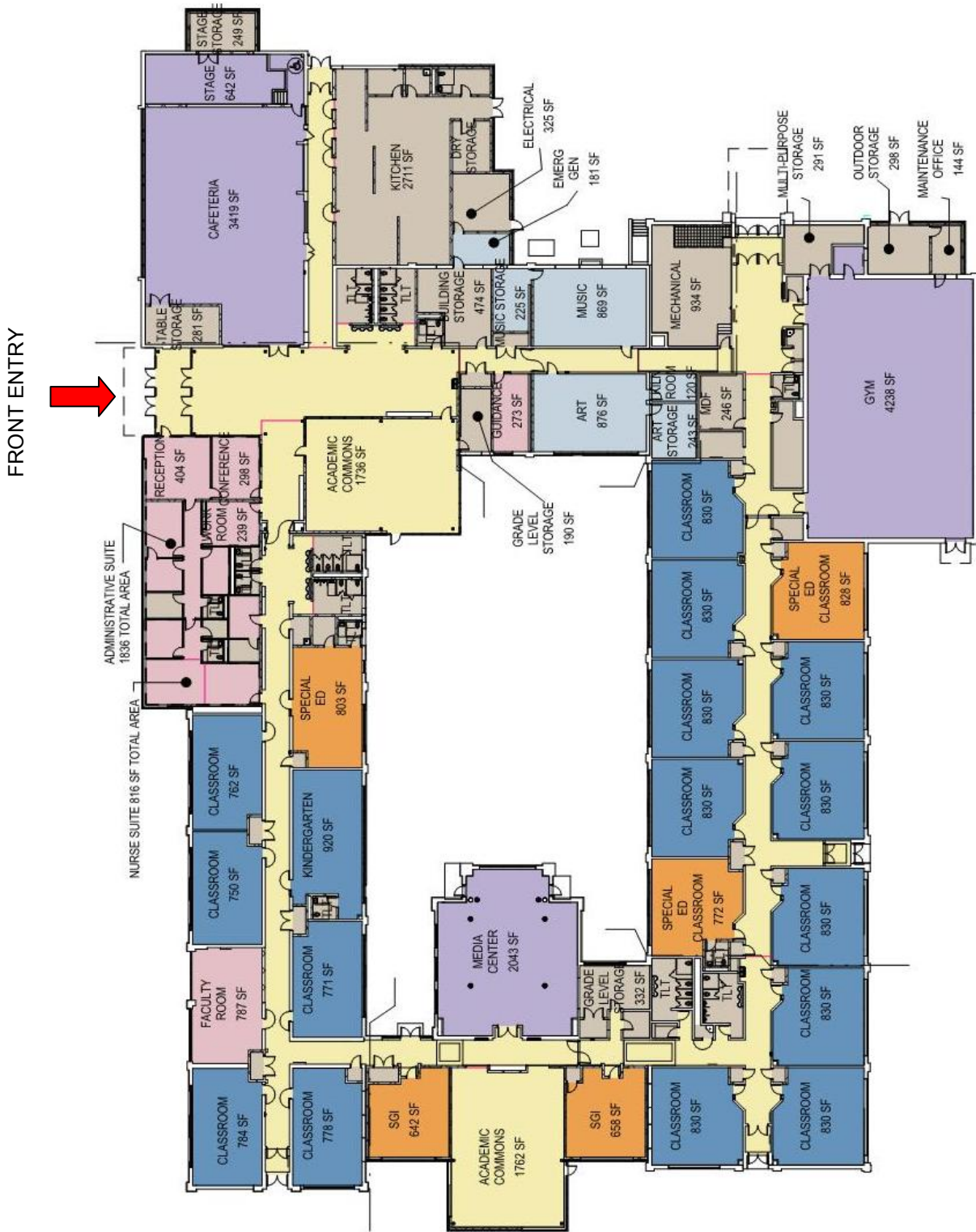
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Site Plan



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Proposed Floor Plan



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PROJECT ACCOUNTING BASED ON ESTIMATES (1 of 2)

District/CTC: Penn Manor School District	Project Name: Pequea Elementary School	Project #:	
ROUND FIGURES TO NEAREST DOLLAR			
PROJECT COSTS	NEW	EXISTING	TOTAL
A. STRUCTURE COSTS (include site development)			
1. General (Report costs for sanitary sewage disposal on line E-1)	2,974,710	4,675,479	7,650,189
2. Heating and Ventilating	534,446	1,617,448	2,151,894
3. Plumbing (Report costs for sanitary sewage disposal on line E-1)	198,845	601,786	800,631
4. Electrical	381,186	1,153,621	1,534,807
5. Asbestos Abatement (D04, line C-3)	X X X X X X	142,716	142,716
6. Building Purchase Amount	X X X X X X		
7. Other * (Exclude test borings and site survey)			
a. Technology	94,314	285,432	379,746
b. Fire Protection	47,157	190,288	237,445
c.			
d.			
e. PlanCon-D-Add't Costs, Total			
A-1 to A-7 - Subtotal	4,230,658	8,666,770	12,897,428
8. Construction Insurance			
a. Owner Controlled Insurance Program on Structure Costs (Exclude asbestos abatement, building purchase and other structure costs not covered by the program)			
b. Builder's Risk Insurance (if not included in primes)			
c. Construction Insurance - Total			
9. TOTAL-Structure Costs (A-1 to A-7-Subtotal plus A-8-c)	4,230,658	8,666,770	12,897,428
B. ARCHITECT'S FEE			
1. Architect's/Engineer's Fee on Structure	296,141	593,989	890,130
2. EPA-Certified Project Designer's Fee on Asbestos Abatement	X X X X X X X X X X X X	20,000	20,000
3. TOTAL - Architect's Fee	296,141	613,989	910,130
C. MOVABLE FIXTURES AND EQUIPMENT			
1. Movable Fixtures and Equipment	175,344	358,342	533,686
2. Architect's Fee			
3. TOTAL - Movable Fixtures & Equipment	175,344	358,342	533,686
D. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT - TOTAL (A-9 plus B-3 and C-3)	4,702,143	9,639,101	14,341,244
E. SITE COSTS			
1. Sanitary Sewage Disposal			
2. Sanitary Sewage Disposal Tap-In Fee and/or Capacity Charges			
3. Owner Controlled Insurance Program/Builder's Risk Insurance on Sanitary Sewage Disposal			
4. Architect's/Engineer's Fee for Sanitary Sewage Disposal			
5. Site Acquisition Costs		X X X X X X	
a. Gross Amount Due from Settlement Statement or Estimated Just Compensation		X X X X X X X X X X X X	
b. Real Estate Appraisal Fees		X X X X X X	
c. Other Related Site Acquisition Costs		X X X X X X	
d. Site Acquisition Costs - Total		X X X X X X	
6. TOTAL - Site Costs			
F. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT, AND SITE COSTS - TOTAL (D plus E-6)	4,702,143	9,639,101	14,341,244
* Type "No Fee" beside each item for which no design fee is charged.			

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PROJECT ACCOUNTING BASED ON ESTIMATES (2 of 2)

District/CTC: Penn Manor School District		Project Name: Pequea Elementary School		Project #:	
ROUND FIGURES TO NEAREST DOLLAR					
PROJECT COSTS (CONT.)				TOTAL	
G. ADDITIONAL CONSTRUCTION-RELATED COSTS					
1.	Project Supervision (inc. Asbestos Abatement Project Supervision)			25,103	
2.	Construction Manager Fee and Related Costs				
3.	Total Demolition of Entire Existing Structures and Related Asbestos Removal to Prepare Project Site for Construction of New School Building and Related AHERA Clearance Air Monitoring and EPA-Certified Project Designer's Fee on Asbestos Abatement (Exclude costs for partial demolition.)				
4.	Architectural Printing			13,438	
5.	Test Borings			20,285	
6.	Site Survey			7,800	
7.	Other (attach schedule if needed)				
	a.	Regulatory fees		50,131	
	b.	PlanCon-D-Add't Costs, Total			
8.	Contingency			619,407	
9.	TOTAL - Additional Construction-Related Costs			736,164	
H.	FINANCING COSTS FOR THIS PROJECT ONLY	BOND ISSUE/NOTE SERIES OF 15	BOND ISSUE/NOTE SERIES OF	BOND ISSUE/NOTE SERIES OF	X X X X X X X X X X X X
1.	Underwriter Fees	133,437			133,437
2.	Legal Fees	30,000			30,000
3.	Financial Advisor				
4.	Bond Insurance				
5.	Paying Agent/Trustee Fees and Expenses	2,000			2,000
6.	Capitalized Interest				
7.	Printing	10,000			10,000
8.	CUSIP & Rating Fees	20,000			20,000
9.	Other				
	a.	Filing/legal	4,563		4,563
	b.				
10.	TOTAL-Financing Costs	200,000			200,000
I.	TOTAL PROJECT COSTS (F plus G-9 plus H-10)				15,277,408
REVENUE SOURCES		BOND ISSUE/NOTE SERIES OF 15	BOND ISSUE/NOTE SERIES OF	BOND ISSUE/NOTE SERIES OF	TOTAL
J.	AMOUNT FINANCED FOR THIS PROJECT ONLY	15,000,000			15,000,000
K.	ORIGINAL ISSUE DISCOUNT/ PREMIUM FOR THIS PROJECT ONLY				
L.	INTEREST EARNINGS FOR THIS PROJECT ONLY	27,408			27,408
M.	BUILDING INSURANCE RECEIVED				
N.	PROCEEDS FROM SALE OF BUILDING OR LAND				
O.	LOCAL FUNDS - CASH (SEE INSTRUCTIONS)				250,000
P.	OTHER FUNDS (ATTACH SCHEDULE)				
Q.	TOTAL REVENUE SOURCES				15,277,408

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DETAILED COSTS

District/CTC: Penn Manor School District	Project Name: Pequea Elementary School		Project #:
	NEW	EXISTING	TOTAL
A. SITE DEVELOPMENT COSTS (exclude Sanitary Sewage Disposal)			
1. General (include Rough Grading to Receive Building)	1,125,000	125,000	1,250,000
2. Heating and Ventilating			
3. Plumbing			
4. Electrical			
5. Other: _____			
6. Other: _____			
7. A-1 thru A-6 - Subtotal	1,125,000	125,000	1,250,000
8. Construction Insurance			
a. Owner Controlled Insurance Program on Site Development Costs			
b. Builder's Risk Insurance (if not included in primes)			
c. Construction Insurance - Subtotal			
9. Site Development Costs - Total	1,125,000	125,000	1,250,000
B. ARCHITECT'S FEE ON SITE DEVELOPMENT	67,500	7,500	75,000
			EXISTING
C. ASBESTOS ABATEMENT			
1. Asbestos Abatement			122,716
2. AHERA Clearance Air Monitoring			20,000
3. Asbestos Abatement - Total (D02, line A-5)			142,716
D. EPA-CERTIFIED PROJECT DESIGNER'S FEE ON ASBESTOS ABATEMENT (D02, LINE B-2)			20,000
E. ROOF REPLACEMENT/REPAIR			
1. Roof Replacement Repair			240,000
2. Owner Controlled Insurance Program on Roof Replacement/Repair			
3. Builder's Risk Insurance (if not included in primes)			
4. Roof Replacement/Repair - Total			240,000
F. ARCHITECT'S FEE ON ROOF REPLACEMENT/REPAIR			14,400

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

ESTIMATED MAXIMUM REIMBURSABLE PROJECT AMOUNT - NON-VOCATIONAL (1 of 2)			
District/CTC: Penn Manor School District	Project Name: Pequea Elementary School	Project #:	
*** ESTIMATED APPROVED BUILDING CONSTRUCTION COST ***			
A. NEW CONSTRUCTION / ALTERATIONS TO EXISTING / BUILDING PURCHASE			
1. Rated Pupil Capacity (RPC) from Part A Approval Letter			
Elementary	603	X \$4,700 = \$	2,834,100
Middle/Secondary/DAO/Natatorium		X \$6,200 = \$	0
Vocational		X \$7,600 = \$	0
Reimbursable Formula Amount - Building Total			\$ 2,834,100 (RPC-TOT)
2. a. New Area:			
1. Architectural Area - New (Complete only if reimbursable)	16,005	sq. ft. (A20, line E-2)	
2. Architectural Area - Total	63,856	sq. ft. (A20, line E-3)	
3. New Area divided by Total Area	0.2506	(NEW %)	
4. Approved Building Construction Cost - New Area	\$ 710,225 (ROUND TO 4 DEC PL) (NEW % X RPC-TOT)	\$ 3,621,197 (D06, ADJ COSTS-NEW)	\$ 710,225 (LESSER OF NEW % X RPC-TOT ADJ COSTS - NEW) DB
b. Existing Area:			
1. Architectural Area - Existing (Complete only if reimbursable)	47,572	sq. ft. (A20, line E-1)	
2. Architectural Area - Total	63,856	sq. ft. (A20, line E-3)	
3. Existing Area divided by Total Area	0.7450	(EXIST %)	
4. Approved Building Construction Cost - Existing Area	\$ 2,111,405 (ROUND TO 4 DEC PL) (EXIST % X RPC-TOT)	\$ 9,054,276 (D07, ADJ COSTS-EXIST)	\$ 2,111,405 (LESSER OF EXIST % X RPC-TOT ADJ COSTS - EXIST) DB
3. ESTIMATED APPROVED BUILDING CONSTRUCTION COST (2a4 plus 2b4; max = A-1 Total)			\$ 2,821,630
*** APPRAISAL VALUE OF EXISTING BUILDING - FOR REIMBURSEMENT PURPOSES ONLY ***			
AA. Reimbursable Formula Amount - Building Total			\$ 2,834,100 (RPC-TOT)
AB. Less: Reimbursable Formula Amount - New Area			\$ 710,225 (NEW % X RPC-TOT)
AC. Less: Adjusted Structure, Architect's Fee, Movable Fixtures & Equipment - Existing Building			\$ 9,054,276 (D07, ADJ COSTS-EXIST)
AD. Appraisal Value of Existing Building (AA minus AB and AC; minimum = 0)			\$ 0 (APPRAISAL)
*** ESTIMATED ADDITIONAL FUNDING ***			
AE. Project building constructed and based on approved school facility design received from the Department's School Design Clearinghouse (SDC)			
Rated Pupil Capacity (RPC) from Part A Approval Letter			
Elementary		X \$470 = \$	0 (Elem-SDC)
Middle/Secondary/DAO/Natatorium/Vocational		X \$620 = \$	0 (Sec-SDC)
Additional Funding - School Design Clearinghouse			\$ 0 (Elem-SDC plus Sec-SDC)
AF. General construction contract alters or expands existing building			
Rated Pupil Capacity (RPC) from Part A Approval Letter			
Elementary	603	X \$470 = \$	283,410 (Elem-Exist)
Middle/Secondary/DAO/Natatorium/Vocational		X \$620 = \$	0 (Sec-Exist)
Additional Funding - Existing Building			\$ 283,410 - \$ 0 = \$ 283,410 (Subtotal-Exist Bldg = Elem-Exist plus Sec-Exist) (APPRAISAL) (Subtotal-Exist Bldg minus Appraisal; Minimum = 0)
AG. Project receiving Silver, Gold or Platinum LEED certification or two, three or four Green Globes certification			
Rated Pupil Capacity (RPC) from Part A Approval Letter			
Elementary		X <input type="checkbox"/> X \$470 = \$	0 (Elem-LEED)
1,0000 for NEW BLDG & ADDIALT projects; Line A.2.a.3 NEW % for ADD only projects			
Middle/Secondary/DAO/Natatorium/Vocational		X <input type="checkbox"/> X \$620 = \$	0 (Sec-LEED)
1,0000 for NEW BLDG & ADDIALT projects; Line A.2.a.3 NEW % for ADD only projects			
Additional Funding - LEED or Green Globes certification			\$ 0 (Elem-LEED plus Sec-LEED)
AH. Estimated Additional Funding Total (AE plus AF and AG)			\$ 283,410

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

ESTIMATED MAXIMUM REIMBURSABLE PROJECT AMOUNT - NON-VOCATIONAL (2 of 2)

District/CTC: Penn Manor School District	Project Name: Pequea Elementary School	Project #:
*** ESTIMATED MAXIMUM REIMBURSABLE SITE COSTS ***		
B. SITE ACQUISITION (Not Applicable for Building Purchase)		
1-a. Contract Sales Price or Estimated Just Compensation (CW02, line A)	\$	_____ ← ONLY COMPLETE IF PART C
b. Highest Appraised Value for the Site (CW02, line D)	\$	_____ ← APPROVED BY PDE
c. PDE-Approved Cost (lesser of 1-a or 1-b)	\$	_____
d. Cost Factor (1-c divided by 1-a; max = 1.00)		
2-a. Total Acres to be Acquired		_____ (ROUND TO 4 DEC PL)
b. PDE-Reimbursable Acres (Part D instructions)		_____
c. Site Factor (2-b divided by 2-a; max = 1.00)		_____ (ROUND TO 4 DEC PL)
3. Site Reimbursement Factor (1-d times 2-c; max = 1.00)		_____ (ROUND TO 4 DEC PL)
4. Allowable Site Acquisition Costs (Part D instructions)	\$	_____
5. Maximum Reimbursable Site Acquisition Costs (line B-3 times line B-4)	\$	_____
C. ROUGH GRADING TO RECEIVE THE BUILDING, SANITARY SEWAGE DISPOSAL, AND ARCHITECT'S FEE (Not Applicable to Building Purchase)		
1. Rough Grading to Receive the Building		
a. Rough Grading to Receive the Building	\$	_____
b. PDE-Maximum Allowance for Cut (\$9.00/cu.yd.) and Fill (\$17.00/cu.yd.)	\$	_____
c. Adjusted Rough Grading to Receive the Building (lesser of 1-a or 1-b)		\$ _____
2. Adjusted Sanitary Sewage Disposal (Existing and New)		
a. Sanitary Sewage Disposal, Tap-In Fees, OCIP and Builder's Risk Insurance (D02, lines E-1 plus E-2 and E-3)	\$	_____
b. PDE-Maximum Allowance for Sanitary Sewage Disposal - \$400 X (_____ + _____) = \$		_____
		A19, ELEM-NEW FTE A19, MS/SEC-NEW FTE
c. Adjusted Sanitary Sewage Disposal (lesser of 2-a or 2-b)		\$ _____
3. Architect's Fee on Rough Grading and Sanitary Sewage Disposal		
a. Architect's Fee on Sanitary Sewage Disposal (D02, line E-4 total)	\$	_____
b. Architect's Fee as a Percent of Sanitary Sewage Disposal (3-a divided by 2-a)		_____ (ROUND TO 4 DEC PL)
c. Allowable Fee Percent (lesser of 6% or 3-b)		_____ (ROUND TO 4 DEC PL)
d. Adjusted Architect's Fee on Sanitary Sewage Disposal (3-c times 2-c)	\$	_____
e. Allowable Architect's Fee on Rough Grading (D06, line C-3 times 1-c)	\$	_____
f. Adjusted Architect's Fee on Rough Grading and Sanitary Sewage Disposal (3-d plus 3-e)		\$ _____
4. Adjusted Rough Grading, Sanitary Sewage Disposal and Architect's Fee (1-c plus 2-c and 3-f)		\$ _____
D. ESTIMATED MAXIMUM REIMBURSABLE SITE COSTS (B-5 + C-4)		\$ _____
*** ESTIMATED MAXIMUM REIMBURSABLE PROJECT AMOUNT ***		
E-1. ESTIMATED APPROVED BUILDING CONSTRUCTION COST	\$	2,821,630 (D08, line A-3)
E-2. ESTIMATED ADDITIONAL FUNDING	\$	283,410 (D08, line AH)
F. ESTIMATED MAXIMUM REIMBURSABLE SITE COSTS	\$	_____ (D09, line D)
G. E-1 plus E-2 and F	\$	3,105,040
H. TOTAL PROJECT COSTS	\$	15,277,408 (D03, line I)
I. ESTIMATED MAXIMUM REIMBURSABLE PROJECT AMOUNT (lesser of G or H)	\$	3,105,040
USE PAGE D14 TO CALCULATE THE TEMPORARY REIMBURSABLE PERCENT.		

Penn Manor School District
PUBLIC HEARING
 On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

**ACT 34 OF 1973: MAXIMUM BUILDING CONSTRUCTION COST
 FOR NEW BUILDING OR SUBSTANTIAL ADDITION ONLY**

District/CTC: Penn Manor School District	Project Name: Pequea Elementary School	Project #:
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Act 34 applies only to costs for new construction. The legal requirements do not address the costs for alterations to existing structures. For this reason, costs associated with the existing structure and other related costs should not be included in the following calculations.

- A. STRUCTURE COST, ARCHITECT'S FEE, MOVABLE FIXTURES AND EQUIPMENT (D02, line D-NEW) \$ 4,702,143
- B. EXCLUDABLE COSTS FOR NEW CONSTRUCTION
- 1. Site Development Costs (D04, line A-7-NEW) \$ 1,125,000
 - 2. Architect's Fees on the above excludable costs \$ 67,500
 - 3. Vocational Projects Only - Movable Fixtures & Equipment (D02, line C-3-NEW) \$
 - 4. Total Excludable Costs (B-1 plus B-2 and B-3) \$ 1,192,500
- C. ACT 34 MAXIMUM BUILDING CONSTRUCTION COST (A minus B-4) \$ 3,509,643

THE FIGURE ON LINE A SHOULD NOT BE ADOPTED BY THE BOARD.

THE BOARD MUST ADOPT THE FIGURE ON LINE C BEFORE SCHEDULING THE FIRST ACT 34 HEARING.

IF THE MAXIMUM BUILDING CONSTRUCTION COST BASED ON BIDS IS EQUAL TO OR GREATER THAN THE MAXIMUM BUILDING CONSTRUCTION COST BASED ON ESTIMATES PLUS EIGHT PERCENT (LINE D), A SECOND PUBLIC HEARING WILL BE REQUIRED BEFORE ENTERING INTO CONTRACTS AND STARTING CONSTRUCTION ON ANY PLANNED WORK.

- D. ACT 34 MAXIMUM BUILDING CONSTRUCTION COST TIMES 1.08 (C times 1.08) \$ 3,790,414

THE FIGURE ON LINE D SHOULD NOT BE ADOPTED BY THE BOARD.

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

PENN MANOR SCHOOL DISTRICT
ANALYSIS OF FINANCING ALTERNATIVES - DIRECT COST STUDY

We have analyzed several alternative methods of financing additions and renovations to the Pequea Elementary School (the "Project"). We have also estimated the direct costs of financing, all as required by Department of Education regulations issued November 4, 1978.

Analysis of Alternatives

The alternatives of financing which we examined are:

1. Cash or a short-term loan.
2. A local general obligation bond issue.
3. A local authority issue.
4. State Public School Building Authority (SPSBA).

Analysis of the School District's recent financial statements and of the financing projections in connection with this Project indicated that a short-term bank loan was not feasible.

We also analyzed the remaining alternatives which would require the School District to incur long-term debt. For each alternative we estimated a bond issue and average annual debt service. Financing costs for each were slightly different due to the nature of the issue structure and entity issuing the debt. These costs are presented on the attached Table I.

Based on these estimates, at this time the least costly alternative for financing the capital projects is through the use of a General Obligation Bond Issue. This alternative also offers the School District the advantage of increased flexibility and control over the construction of the project, structure of the Bond Issue, investment of Bond Proceeds and more favorable refunding provisions. The School District anticipates funding the Project with a proposed Series of 2015 general obligation bond issue.

STATE REIMBURSEMENT

The State reimburses a School District for a portion of the principal and interest which the School District pays each year on its bonds. The amount of the reimbursement is determined by two factors - the percentage of the Project determined by the Department of Education to be reimbursable and the School District's Market Value Aid or CARF ratio. Current estimates by the Architect indicate that the Project will have a net effective reimbursement of approximately 9.10% after taking into consideration the School District's 2014-15 MVAR of 45.74%. Therefore, for each dollar paid by the School District toward principal and interest, the state will reimburse the School District approximately 9.10 cents for the Project. There can be no assurances that the State will pay reimbursement to the District, and in fact, established a moratorium on PLANCON reimbursement October 2010. While that moratorium appears to have been lifted in the fall of 2014, it remains to be seen whether the Plan Con reimbursement will again commence. The financial analysis for this Act 34 Hearing assumes no reimbursement and the debt is 100% local effort.

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

TABLE I

Penn Manor School District
Comparison of Various Methods of Financing
Pequea Elementary School

<u>Costs</u>	<u>General Obligation</u>	<u>Local Authority</u>	<u>SPSBA</u>
Costs of Construction:			
Elementary School (1)	15,077,408	15,077,408	15,077,408
Financing Costs: (2)			
Bond Discount	133,437	148,437	145,437
Legal Fees	30,000	40,000	38,000
Printing & Miscellaneous	14,563	17,000	14,000
Rating & CUSIP	20,000	30,000	30,000
Paying Agent	<u>2,000</u>	<u>3,500</u>	<u>3,500</u>
Total Requirements	15,277,408	15,316,345	15,308,345
Less:			
Interest Earned (3)	27,408	26,345	28,345
School District Contribution	250,000	250,000	250,000
Size of Bond Issue	15,000,000	15,040,000(4)	15,030,000(5)

- (1) Includes total Project Costs for Project appearing on PLANCON D-02, Contingency Fund Allowances and funds for Project Management.
- (2) Financing Costs are estimates based upon recent averages and fees realized from bond issues sold in the municipal market.
- (3) Interest earnings on construction funds being available from investments based upon approximate payout schedule and possible use for millage phase-in.
- (4) A local authority would have annual administrative expenses, which have not been included in these calculations.
- (5) SPSBA average annual payment is calculated assuming higher interest rates for a general obligation bond issue as compared to rates for a revenue bond issue.

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

Debt Service and Millage Impact

Table IIA and IIB is a summary of the projected debt service and approximate millage impact anticipated by the completion of the Project. The School District is funding the Project with a proposed Series of 2015 general obligation bond issue in a wrap-around debt structure.

It is anticipated that the required funds for the School District's share of debt service requirements will be derived from using available general fund balances and using existing debt related mills currently in the budget which become available as previous bond issues are retired. ***As you can see per Table IIB, the District anticipates minimal new millage requirements from the issuance of the new debt. This is possible through the wrap-around debt structure and the use of district reserves over the next several years.***

Based upon the current value of 1 collected mill being \$2,300,000, the millage impact and debt service analysis is shown on Tables IIA and IIB. The supporting bond amortization schedules are shown as attachments. The breakdown of Indirect Costs (assumption of zero new mills needed per attached) follows the discussion on the Direct Costs.

Table IIA

<u>Average Annual Debt Service (1)</u>	<u>Net Debt Service After State Reimbursement (2)</u>	<u>Mills Required for Direct Debt</u>	<u>Total Mills Required for Direct and Indirect Costs</u>
\$1,752,292	\$1,592,833	0.70 Mills 0.29Mills (3)	0.70 Mills 0.29 Mills (3)

1. Average annual share from Fiscal Total column totals on attached debt service schedule. (The Project will require 100% of the total \$15,000,000 Bond issue, therefore; this table uses 100% of the total \$15,000,000 proposed 2015 average annual debt service of \$1,752,292. PLEASE NOTE: Per the attached wrap around debt schedule the average annual debt service is less the first eight years of the proposed debt structure and greater the last four years of the structure. This structure minimizes or eliminates the new millage requirements required for the Project)
2. Assumes a temporary project reimbursement of 19.90% X 2014-15 aid ratio of 45.74% which equals 9.10% for the Bonds.
3. Table IIB attached to show the millage impact of the wrap-around debt structure for the proposed series of 2015 bond issue.

Penn Manor School District
PUBLIC HEARING
 On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

Table IIB

Act 34 - March 2, 2015
 Pequea Elementary School

Penn Manor School District
 Millage Requirement Study - Proposed Series of 2015, \$15,000,000 for Pequea

21-Jan-15

Date	Total Net Outstanding D/S (1)	Series 2015 \$15,000,000 Project Funds Pequea (2)	Less: Interest Earnings/SD Reserves	Total Net Debt	Value of 1 Mill (\$)	Total Mills Required	New Mills	Mills Available from Prior Debt (4)	Total Mills in Place	Dollars Appropriated	Budget Surplus (Deficit)
2015	4,816,188	0		4,816,188	2,300,000	2.09	0.000	2.14	2.14	4,922,000	105,812
2016	4,865,960	556,402	247,361	5,175,000	2,300,000	2.25	0.110	0.00	2.25	5,175,000	0
2017	6,697,580	556,343	1,825,922	5,428,000	2,300,000	2.36	0.110	0.00	2.36	5,428,000	0
2018	5,015,466	556,269		5,571,735	2,300,000	2.42	0.065	0.00	2.43	5,577,500	5,765
2019	4,715,538	556,181		5,271,719	2,300,000	2.29	0.000	0.00	2.43	5,577,500	305,781
2020	4,920,545	556,074		5,476,619	2,300,000	2.38	0.000	0.00	2.43	5,577,500	100,882
2021	4,924,416	555,948		5,480,364	2,300,000	2.38	0.000	0.00	2.43	5,577,500	97,136
2022	4,922,550	555,806		5,478,356	2,300,000	2.38	0.000	0.00	2.43	5,577,500	99,145
2023	4,833,184	645,650		5,478,834	2,300,000	2.38	0.000	0.00	2.43	5,577,500	98,666
2024	4,303,218	1,177,553		5,480,771	2,300,000	2.38	0.000	0.00	2.43	5,577,500	96,729
2025	480,438	5,001,259		5,481,697	2,300,000	2.38	0.000	0.00	2.43	5,577,500	95,803
2026	0	5,482,397		5,482,397	2,300,000	2.38	0.000	0.00	2.43	5,577,500	95,104
2027	0	4,827,630		4,827,630	2,300,000	2.10	0.000	0.00	2.43	5,577,500	749,870
2028	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2029	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2030	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2031	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2032	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2033	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2034	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2035	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2036	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2037	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2038	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2039	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2040	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2041	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2042	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2043	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
2044	0	0	0	0	2,300,000	0.00	0.000	0.00	2.43	5,577,500	5,577,500
TOTAL	50,495,082	21,027,510	2,073,283	69,449,309			0.285				

(1) Annual Net Debt Service for Series of 2009, 2010A, 2012, 2013, 2013A, and 2014 Bonds.
 (2) Proposed Series of 2015, \$15,000,000 dated June 1, 2015. Average Coupon 3.69% (current rates + 50bps). Local Effort 100%.
 (3) FY2014-15 collect mill is worth \$2,300,000 and it remains constant (per the administration November 2014)
 (4) District currently funded to approximately \$4,922,000 for annual debt service

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL



BOND DEBT SERVICE

Penn Manor School District
Proposed GO Bonds, Series of 2015 - Pequea Project

Dated Date 06/01/2015
Delivery Date 06/01/2015

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
12/01/2015			275,700.75	275,700.75	
06/01/2016	5,000	1.180%	275,700.75	280,700.75	556,401.50
12/01/2016			275,671.25	275,671.25	
06/01/2017	5,000	1.470%	275,671.25	280,671.25	556,342.50
12/01/2017			275,634.50	275,634.50	
06/01/2018	5,000	1.770%	275,634.50	280,634.50	556,269.00
12/01/2018			275,590.25	275,590.25	
06/01/2019	5,000	2.130%	275,590.25	280,590.25	556,180.50
12/01/2019			275,537.00	275,537.00	
06/01/2020	5,000	2.520%	275,537.00	280,537.00	556,074.00
12/01/2020			275,474.00	275,474.00	
06/01/2021	5,000	2.850%	275,474.00	280,474.00	555,948.00
12/01/2021			275,402.75	275,402.75	
06/01/2022	5,000	3.110%	275,402.75	280,402.75	555,805.50
12/01/2022			275,325.00	275,325.00	
06/01/2023	95,000	3.260%	275,325.00	370,325.00	645,650.00
12/01/2023			273,776.50	273,776.50	
06/01/2024	630,000	3.380%	273,776.50	903,776.50	1,177,553.00
12/01/2024			263,129.50	263,129.50	
06/01/2025	4,475,000	3.550%	263,129.50	4,738,129.50	5,001,259.00
12/01/2025			183,698.25	183,698.25	
06/01/2026	5,115,000	3.710%	183,698.25	5,298,698.25	5,482,396.50
12/01/2026			88,815.00	88,815.00	
06/01/2027	4,650,000	3.820%	88,815.00	4,738,815.00	4,827,630.00
	15,000,000		6,027,509.50	21,027,509.50	21,027,509.50

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

INDIRECT COSTS FOR PEQUEA ELEMENTARY SCHOOL

The following figures reflect anticipated changes related to the proposed renovation and additions to Pequea Elementary School. The indirect costs associated with this project will be related to the total building occupancy which is expected to remain the same. In assessing potential increases in related costs, the following categories were studied.

PERSONNEL: There are no anticipated staff changes for the completed project on an annualized basis:

MATERIALS & SUPPLIES: There is no anticipated increase for additional textbooks, instructional materials and supplies as related to the proposed modernization project on an annualized basis.

COST OF FUEL & UTILITIES: Based on proposed modernization project and new mechanical systems, the cost of fuel and utilities will decrease. Accordingly, the estimated cost savings are \$13,700 annually.

BUILDING OPERATION & MAINTENANCE: There are no anticipated increased costs for maintenance supplies for the building per year.

PUPIL TRANSPORTATION: The District anticipates a need for zero (0) additional buses at an estimated cost of \$0.00per year.

INSURANCE PREMIUM The insurance premium to cover the additional square footage and contents is estimated to be \$5,000 per year.

MILLAGE IMPACT INDIRECT COSTS: NONE

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

BOARD RESOLUTION
MAXIMUM BUILDING and PROJECT COSTS

Background. The School District has determined that additional and improved school facilities are required for the pupils of the School District, and has authorized preliminary steps to plan for construction and equipping of Pequea Elementary School (the "project"). The Pennsylvania Public School Code, including amendments made pursuant to Act 34 of 1973 (the "School Code"), requires that a public hearing be held prior to the construction of, or the entering into a contract to construct, a new school building or a substantial addition to an existing school building. In accordance with the School Code, a public hearing is required to be held in connection with the project. The School Code requires that a notice of such public hearing be advertised at least twenty (20) days before such hearing and that certain information be made available at such hearing and that certain financial information be available for inspection by interested citizens during the period of such advertisement.

RESOLVED, by the Board of School Directors of the School District:

1. The School Board authorizes a public hearing to be held in connection with the project, in accordance with the requirements of the School Code in the Auditorium at the Manor Middle School, located at 2950 Charlestown Road, Lancaster, Pa., on Monday, March 2, 2015, at 5 P.M.
2. The School Board authorizes advertising the Notice of Hearing, in substantially the form presented the School Board at this meeting, in accordance with the requirements of the School Code.
3. The School Board authorizes a "maximum building construction cost" of **\$3,509,643** (Structure Costs, Fees, Movable Fixtures/ Equipment) for the new construction portions of the contract, and a "maximum project cost" of **\$15,277,408** for the entire project.
4. The School Board authorizes preparation of a description of the project in accordance with prior decisions of this Board and, upon approval thereof by the Superintendent and the Pennsylvania Department of Education, directs that copies of such description be made available to interested citizens requesting the same at the place and during the reasonable hours stated in the Notice of Hearing.

Adopted this _____ day of February, 2015, by Roll Call Vote, Yes and No, as follows:

Dr. Frerichs	_____	Mr. Paitzel	_____
Mrs. Friedman	_____	Mr. Rintz	_____
Mr. Fullerton	_____	Mr. Schlotzhauer	_____
Mr. Long	_____	Mr. Straub	_____
		Ms. Wert	_____

School Board President

Attest: _____

Board Secretary

Penn Manor School District
PUBLIC HEARING
On the Proposed Renovations and Additions to
PEQUEA ELEMENTARY SCHOOL

EXHIBIT "A"

PUBLIC HEARING NOTICE

Please take notice that a public hearing will be held in the Auditorium at the Manor Middle School, 2950 Charlestown Road, Lancaster, Pennsylvania, 17603, on Monday, March 2, 2015 at 5:00 o'clock P.M., prevailing time, for the purpose of reviewing all relevant matters relating to the additions and renovations to the Pequea Elementary School ("the Project").

A description of the Project, including facts with respect to educational, physical, administrative, budgetary and fiscal matters related to the Project, will be presented and will be available for consideration at such public hearing and from February 3, 2015, until such hearing during business hours of the School District at the Administration Offices of the Penn Manor School District located at 2950 Charlestown Road, Lancaster, Pennsylvania, 17603.

The Board of School Directors of the School District by resolution duly adopted has authorized a "maximum project cost" of **\$15,277,408** for the entire project and a "maximum building construction cost" of **\$3,509,643** for the new building construction portion of the project.

This public hearing is being held pursuant to requirements of the Pennsylvania School Code.

Manner by which a resident may gain agenda time or submit written testimony or both:

1. There will be an item on the hearing agenda at which time individuals may ask questions, or make comments and suggestions related to the Project.
2. Although it is not necessary for individuals or groups to be placed on the agenda in order to offer comments or questions at the hearing, any individual wishing to be formally included in the agenda at the public hearing on the Project should submit a written request to be on the agenda to the Superintendent of Schools, Dr. Michael Lechliter, Penn Manor School District, P.O. Box 1001, Millersville, Pennsylvania, 17551, by February 23, 2015, giving name, address and phone number of individual or group making the request.
3. After the Act 34 Hearing, individuals may submit written comments or testimony to the Superintendent of Schools, at the address above, concerning the proposed project until 12:00 noon, April 3, 2015.

Penn Manor School District