

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
407-870-4009
District 3 – Tim Weisheyer
407-361-0235
District 4 – Clarence Thacker
407-870-4009
District 5 – Ricky Booth – Vice Chair
407-870-4009

Agenda

Business Advisory Board Meeting

Bill Collins Conference Room

Administrative Complex
817 Bill Beck Boulevard
Kissimmee, Florida

Wednesday, October 25, 2017

7:30 A.M.

1. Approve Minutes of September 27, 2017
2. Review Impact Fee & Sales Tax Report
3. Budget Update
4. Facilities Update
5. Next regular meeting: Wednesday, November 29, 2017 @ 7:30 a.m. in the Bill Collins Conference Room

Student Achievement – Our Number One Priority

Districtwide Accreditation by the Southern Association of Colleges and Schools
An Equal Opportunity Agency

Business Advisory Board Minutes September 27, 2017

Members Present: Charlie Rogers, Robert Bass, Mel Welch, & Shawn Hindle

Members Absent: Stacy McCland, Grant Lacerte, & Turner Wallis

Others/Guests: Debra Pace, Kelvin Soto, Sarah Graber, Migdalia Gonzalez, Marc Clinch, Mark Lockard, Rhonda Blake, Randy Shuttera, Maribel Vallellanes, & Pat Alderman

Mr. Rogers called the meeting to order.

Introductions

- **Minutes**

The minutes from the August 23, 2017, meeting were approved with all ayes.

- **Impact Fee and Sales Tax Reports**

Ms. Vallellanes reviewed the Impact Fee & Sales Tax Reports as of July 31, 2017.

Permits Issued: 375 units of which 241 were Single Family; 132 were Multi-Family; & 1 was for Mobile Home.

Impact Fee Revenues

Collections: \$3.2M

An Increase of 29% from Prior Year

Forecast: \$40M (a 5.5% increase)

Impact Fee Expenditures

Expenditures: \$174,000

Impact Fee Credits

\$4.1M outstanding

(Avatar & Flora Ridge)

Infrastructure Sales Surtax Revenue

Collections: \$1.4M

Infrastructure Sales Surtax Expenditures (1/4 cent)

Expenditures: \$18,000

School Capital Outlay Surtax Revenue

Collections: \$2.8M

Forecast: \$29M

School Capital Outlay Surtax Expenditures (1/2 cent)

Expenditures: \$244,000

Budget Update

Ms. Graber stated there were no new changes from the last report. Dr. Pace shared information relating to the Choice options for students. She stated last year, there were 2,487 applications and there are currently 5,000 students attending schools other than their home school. Other areas of discussion were redistricting; Hurricane Maria impact (anticipating students; DOE relief; FTE funding); enrollment; teacher/bus driver vacancies; & transportation job fair.

- **Facilities Update**

Mr. Clinch & Mr. Lockard provided an updated Power Point presentation and reviewed various projects. The district received the Castaldi approval letters on September 1, 2017 and projects are moving forward. Staff reviewed the STEM Demonstration High School project; Projects in Planning; Projects in Design; & Projects in Construction.

Mr. Hindle asked about insurance coverage for hurricane damages. Dr. Pace stated the district does have property insurance and is working with FEMA. Mr. Hindle also shared information relating to the CORP of Engineers permitting; county fire tax increase and stormwater fee and school exemption. Mr. Bass shared a report on home sales from MLS. Dr. Pace shared there would be a Board Workshop on October 10, 2017, at 12:30 p.m. for the Impact Study Update.

BAB Meeting Dates

November & December meeting dates: Members voted to hold the November meeting on November 29, 2017; to cancel the December meeting; and relocate the January 24, 2018 meeting to the Facilities Portable.

The Business Advisory Board has agreed to meet the 4th Wednesday of every month for their monthly meeting. **The next meeting will be held on Wednesday, October 25, 2017 @ 7:30 a.m. in the Bill Collins Conference Room.**

**SDOC Business Advisory Board
Impact Fee Revenue
For the period ending 8/31/2017**

Impact Fee Revenue: Current and Three-Year History	Fiscal Year							
	2014 - 2015		2015 - 2016		2016 - 2017		2017 - 2018	
	Revenue	Units	Revenue	Units	Revenue	Units*	Revenue	Units*
MONTH								
July	\$ 1,842,828	215	\$ 2,168,067	259	\$ 2,474,886	253	\$ 3,197,541	375
August	2,046,717	234	1,847,463	253	2,874,446	301	2,963,407	313
September	1,882,522	234	2,384,543	358	3,177,159	335		
October	2,516,674	308	2,912,821	383	2,536,646	261		
November	2,148,642	281	3,485,509	444	3,156,311	317		
December	1,638,980	203	3,047,440	360	2,888,904	319		
January	1,300,016	159	2,246,278	286	2,766,539	278		
February	1,359,028	165	2,862,805	343	3,495,023	390		
March	2,392,729	283	3,080,304	348	3,016,274	328		
April	1,788,992	227	3,080,131	336	4,526,549	595		
May	1,734,269	221	2,910,994	348	3,998,982	503		
June**	2,493,755	337	3,886,379	419	3,400,398	420		
TOTAL	\$ 23,145,152	2,867	\$ 33,912,735	4,137	\$ 38,312,117	4,300	\$ 6,160,948	688

Impact Fee Revenue Analysis	
For Fiscal Year Ending June 30, 2018	
Budget:	
Final Budget: Forecasted Revenue	\$ 40,419,283
BAB Recommended Adjustment	_____
Adjusted Estimated Revenue - FY18	\$ 40,419,283

Educational Impact Fee Rates			
Type of Dwelling	Effective 7/27/2015	Prior to 7/27/2015	Increase
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 computed based on reports received by the City of Kissimmee, City of St. Cloud, and Osceola County

**Accrual

**SDOC Business Advisory Board
Impact Fee Expenditures
For the period ending 8/31/2017**

Impact Fee Expenditures: Current and Three-Year History		Fiscal Year			
PROJECT NAME	2014 - 2015	2015 - 2016	2016 - 2017	2017 - 2018	
Debt Service	\$ 8,306,141	\$ 8,508,275	\$ 5,111,761	\$ -	
Other:					
Buses		498,235			
Celebration High School Wing Addition		76,815			
Celebration High School Space Reconfiguration			693,782		
Celebration K8 Space Reconfiguration	634,699	263,214			
Central Avenue Elementary Wing Addition					
Chestnut Elementary Space Reconfiguration	23,497	69,285			
Discovery Intermediate Space Reconfiguration		268,236	883,697	539,585	
Harmony High School Wing Addition	4,865,199	948,670	89,319		
Hickory Tree Elementary Wing Addition					
Horizon Middle School Space Reconfiguration		433,802			
Kissimmee Middle School Space Reconfiguration		552,434			
Land					
Middle AA - Harmony Area			720,742	15,349	
Poinciana High School Wing Addition			4,852,724	889,230	
Renovations					
Sunrise Elementary Space Reconfiguration	2,000	74,703			
Tohopekaliga High School		746,914	23,483,798	468,883	
Westside K-8 Renovation			607,467	454,972	
Subtotal Other:	\$ 5,525,395	\$ 3,932,308	\$ 31,331,529	\$ 2,368,019	
TOTAL	\$ 13,831,535	\$ 12,440,583	\$ 36,443,290	\$ 2,368,019	

**SDOC Business Advisory Board
Outstanding Impact Fee Credits
For the period ending 8/31/2017**

Entity	Amount Issued	Redeemed	Balance
Avatar	\$ 8,585,695	\$ 6,632,588	\$ 1,953,107
Flora Ridge EFBD	4,000,000	2,175,656	1,824,344
TOTAL	\$ 25,085,695	\$ 21,308,244	\$ 3,777,451

**SDOC Business Advisory Board
Infrastructure Sales Surtax Revenue
For the period ending 8/31/2017**

Sales Tax Revenue: Current and Three-Year History	Fiscal Year			
	MONTH	2014 - 2015	2015 - 2016	2016 - 2017
July	\$ 838,913	\$ 909,859	\$ 1,428,859	\$ 1,432,353
August	900,024	1,072,805	1,046,947	1,101,673
September	841,678	867,329	947,552	
October	1,093,569	1,144,236	1,255,528	
November	824,162	907,822	920,847	
December	814,353	931,706	1,018,097	
January	1,369,072	1,455,983	1,522,982	
February	872,259	969,344	987,974	
March	956,680	1,029,625	1,011,257	
April	1,448,481	1,558,745	1,583,680	
May	998,267	1,029,386	1,109,801	
June*	1,172,285	894,435	1,026,513	
TOTAL	\$ 12,129,743	\$ 12,771,275	\$ 13,860,037	\$ 2,534,026

Infrastructure Sales Surtax Analysis	
For Fiscal Year Ending June 30, 2018	
Budget:	
Final Budget: Forecasted Revenue	\$ 14,494,346
BAB Recommended Adjustment	-
Adjusted Estimated Revenue - FY18	\$ 14,494,346

*Accrual

**SDOC Business Advisory Board
School Capital Outlay Surtax Revenue
For the period ending 8/31/2017**

MONTH	Fiscal Year	
	2016 - 2017	2017 - 2018
July	-	2,859,082
August	-	2,194,580
September	-	
October	-	
November	-	
December	-	
January	-	
February	\$ 1,951,205	
March	2,014,520	
April	2,912,640	
May	2,222,938	
June*	2,049,228	
TOTAL	\$ 11,150,531	\$ 5,053,662

School Capital Surtax Analysis		
For Fiscal Year Ending June 30, 2018		
Budget:		
Final Budget: Forecasted Revenue	\$ 28,988,692	
BAB Recommended Adjustment	-	
Adjusted Estimated Revenue - FY18	\$ 28,988,692	

*Accrual

**SDOC Business Advisory Board
Infrastructure Sales Surtax Expenditures (1/4 Cent)
For the period ending 8/31/2017**

Sales Tax Expenditures: Current and Three Year History	Fiscal Year			
	Type of Expenditure	2014-2015	2015-2016	2016-2017
Debt Service	\$ 7,232,187	\$ 6,881,502	\$ 6,938,488	\$ -
Other:				
Athletic Facilities	\$ 326,799	\$ 366,452	\$ 10,665	\$ -
Bathroom Renovations				
Buildings		16,406	183,968	6,895
Chiller Replacements			54,421	210,212
Communications		1,370,450	4,355	
Driveway/Parking Lot Resurface				
Ed Technology	1,276			
Equipment				
Fire Hydrants/Fire Main Loop				
Hvac Repair/Replacement				
Land Purchase	8,400		3,400	
Lighting				
Maint/Renov	19,523			
Media Retrieval System				
Remodeling	209,827	488,224	154,604	164,350
Renovations	149,034		5,926	
Rent/Purchase Portables	548,693	376,267		
Repair/Repaint	6,557			
Retrofit	1,255,303	1,224,623	162,942	
Roofing	3,065			
School Computers	763,089	6,130		
Shade Cover				
Signage	589			
Site Drainage				
Tech Installation	17,000			
Subtotal Other:	\$ 3,309,155	\$ 3,848,552	\$ 580,281	\$ 381,457
TOTAL	\$ 10,541,342	\$ 10,730,054	\$ 7,518,769	\$ 381,457

SDOC Business Advisory Board
School Capital Outlay Surtax Expenditures (1/2 Cent)
For the period ending 8/31/2017

Type of Expenditure	Fiscal Year	
	2016-2017	2017-2018
Debt Service	\$ 136,948	\$ -
Other:		
Carpet Replacements/Flooring:		
Central Elementary School	\$ 199,992	\$ -
Cypress Elementary School	150,000	
Harmony High School	134,345	
Hickory Tree Elementary School	175,762	
Horizon Middle School	57,471	
Narcoossee Middle School	85,119	25,400
Neptune Middle School		271,475
Pleasant Hill Elementary School		9,750
Poinciana Academy of Fine Arts	152,325	94,691
Reedy Creek Elementary School	273,427	343
Ventura Elementary School	315,274	
Chiller Replacements:		
Celebration K-8 School	165,020	420,178
Horizon Middle School	286,509	68,951
Kissimmee Middle School	190,700	129,032
Comprehensive Renovations:		
Denn John Middle School	20,694	
Michigan Avenue Elementary School	113,645	12,460
St. Cloud Middle School	24,503	
HVAC Repairs/Replacements:		
Discovery Intermediate School		59,633
Harmony Community	23,497	
Hickory Tree Elementary School	14,455	
Ross E. Jeffries Campus	8,840	
Fencing:		
Liberty High School	8,198	
Neptune Middle School		48,596
Osceola County School for the Arts	19,245	
Fire Alarms:		
Partin Settlement Elementary School	31,298	
Poinciana Academy of Fine Arts	7,015	
Painting and/or repairs:		
Boggy Creek Elementary School	3,715	
Celebration K-8 School	153,714	
Central Elementary School	35,120	
Discovery Intermediate School		11,527
Flora Ridge Elementary School	29,806	
Harmony High School	247,400	66,648
Hickory Tree Elementary School	17,133	
Horizon Middle School	54,287	48,216
Kissimmee Middle School	27,270	
Lakeview Elementary School	2,091	
Liberty High School	71,922	
Neptune Elementary School	50,269	
Neptune Middle School	33,559	8,700
Parkway Middle School	5,224	
Poinciana Academy of Fine Arts	46,424	23,284
Ross E. Jeffries Campus		6,495
St. Cloud Elementary School	9,988	
Ventura Elementary School		67,990
Renovations	5,194	
Gateway High School		20,379
Boggy Creek Elementary School		80,052
Narcoossee Middle School		61,112
Roofing		
Celebration K-8 School	31,923	231,945
Deerwood Elementary School	9,068	562
Technology Infrastructure	1,422,045	148,478
Subtotal Other:	4,713,486	1,915,897
TOTAL	\$ 4,850,434	\$ 1,915,897



Osceola School District

From Good to Great: Building a Legacy



October 25, 2017

Business Advisory Board Meeting



Agenda

I. Design and Construction Department

- a. MAES Spot Survey
- b. STEM Demonstration/Innovation Magnet School at Neo City
- c. Projects in Planning
- d. Projects in Design
- e. Projects in Construction
- f. STEM Demonstration/Innovation Magnet School at Neo City Update



Michigan Ave. ES Spot Survey

3

- **SDOC received agreement letters from FL DOE on September 1, 2017 for MAES, DJMS and SCMS**
- **Approval by the State to demolish the buildings identified in our Castaldi report recommendations is predicated on the State's approval of the spot surveys**
- **DOE is not in agreement with our spot survey for MAES based on our projection for enrollment growth**
- **SDOC's legal council is engaging with DOE for resolution**



Projects in Planning

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Project	Budget	Proposed Opening
Celebration New ES	\$25,000,000	2020-2021 (8-15 Board Mtg.)
Old Hickory Tree New ES	\$28,500,000	2021-2022
SCMS Comprehensive	\$32,928,056	2020-2021
HRHS – HRS Project	\$472,000	In process (8-15 Board Mtg.)
WSK8 – HRS Project	\$220,000	In process (8-15 Board Mtg.)
NeoCity STEM HS	\$15,000,000	2018-2019
2018/2019 Cyclical	\$4,000,000	TBD
TOTAL	\$106,120,056	



Projects in Design

5

Project	Budget	Construction Notice to Proceed
MAES Comprehensive	\$31,213,822	1/4/2018
Maintenance Renovation	\$504,000	11/20/2017
NPMS Rear Bus Loop	\$500,000	TBD
BELA Replace Fire Panels	\$235,000	12/1/2017
LBHS CTE Addition	\$112,974	11/14/2017
SCHS CTE Addition	\$215,181	11/14/2017
SCHS Track Resurfacing	\$190,000	11/18/2017
Harmony "AA" MS	\$41,000,000	1/1/2018
DJMS Comprehensive	\$32,705,831	5/1/2018
Misc. Capital Projects	\$133,234	
TOTAL	\$106,598,542	



Projects in Construction

6

Project	Budget	Substantial Completion Date
DWES Roof Replacement	\$205,000	9/30/2017
HRHS Ag Building	\$521,060	1/3/2018
VNES Drainage	\$112,611	1/3/2018
Tohopekaliga HS	\$88,000,000	6/14/2018
Misc. Capital Projects	\$86,817	
TOTAL	\$88,925,488	



Projects in Construction Continued

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Demonstration STEM HS Update



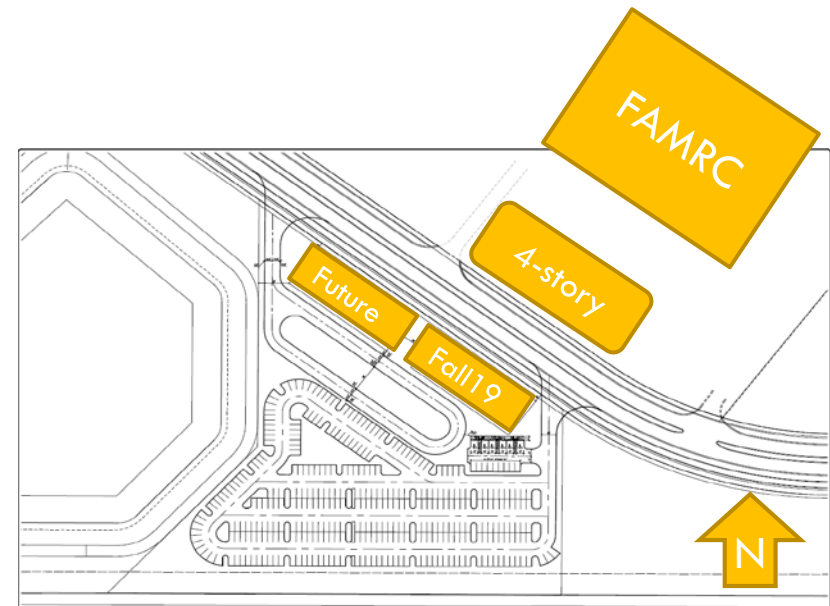
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- PO's for Surveying, Geotech and Phase 1 Environmental processed
 - Field work for preliminary geotech completed
- Several meetings completed with the County for site approval. County will require;
 - Buildings sited adjacent to street/fronting Neo City Way
 - All parking/bus loop behind the building

➤ Project Milestone Schedule:

- Board Award: December 12, 2017
 - Design NTP: January 16, 2018
 - Construction NTP: September 1, 2018
 - Substantial Comp.: June 30, 2019
- Design Phase: 7.5-month
Const. Phase: 10-months

VERY Aggressive schedule





District-wide Redistricting

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On August 1, 2017, the School Board approved three Calendars for Establishing Attendance Zones for the 2018/2019 School Year for the following schools:

- District-wide Redistricting Committee #1 - Gateway High, Harmony High, Osceola High, St. Cloud High, and Tohopekaliga High
- District-wide Redistricting Committee #2 - Celebration High and Poinciana High
- District-wide Redistricting Committee #3 - Denn John Middle and Neptune Middle

The District-wide Redistricting Committees were established to review, discuss, and recommend new attendance zone boundaries for the nine (9) schools.

District-wide Redistricting Committee #1 – Gateway High, Harmony High, Osceola High, St. Cloud High, and Tohopekaliga schools. This Committee met on September 6, 2017, and September 20, 2017, to review and discuss the proposed attendance zone boundaries. On September 20, 2017, the Committee recommended the plan as presented to move forward to the School Board at the Public Hearing scheduled for November 14, 2017, at 5:30 p.m. The Committee has also included in their recommendation that transportation be provided for rising Juniors and Seniors to attend their current home-zoned schools.

Community feedback has been at a minimum with most inquiries focused on the status of the rising Juniors and Seniors. Staff has received feedback at the community meetings, by phone, and through social media.



District-wide Redistricting

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District-wide Redistricting Committee #2 – Celebration High and Poinciana High schools. This Committee met September 18, 2017, and October 2, 2017, to review and discuss the proposed attendance zone boundaries. On October 2, 2017, the Committee recommended the plan as presented to move forward to the School Board at the Public Hearing scheduled for November 14, 2017, at 7:00 p.m.

Community feedback has been at a minimum with most inquiries focused on the status of the rising Juniors and Seniors. Staff has received feedback at the community meetings and by phone.

District-wide Redistricting Committee #3 – Denn John Middle and Neptune Middle schools. The Committee met on September 27, 2017, and October 11, 2017, to discuss the proposed attendance zone boundaries. On October 11, 2017, the Committee recommended the plan as presented to move forward to the School Board at the Public Hearing scheduled for November 7, 2017, at 5:30 p.m. The Committee included in their recommendation that transportation continue to be provided to the students residing in Study Area 310C should the State modify their existing language regarding gated communities and the 2-mile walk zone which would reclassify this area as eligible for walking.

Community feedback has been at a minimum with most inquiries focused on the status of the rising eighth graders. Staff has received feedback at the community meetings and by phone.



Business Advisory Board Comments and Discussion

From Good to Great: Building a Legacy