

**Capital Improvements
Joint Bond Review Committee**

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F. RICHARD HARMON, JR.
DIRECTOR OF RESEARCH
SFAA LIAISON
803-212-6682

MARY KATHERINE ROGERS
ADMINISTRATIVE ASSISTANT
803-212-6677
FAX: 803-212-6690

JOINT BOND REVIEW COMMITTEE MEETING

Tuesday, October 5, 2021, 10:30 a.m.
105 Gressette Building

AGENDA

	<u>Page</u>
1. Real Property Disposition Proposals	
Technical College of the Lowcountry.....	1
2. Financing Proposals for Permanent Improvement Projects	
a. Clemson University State Institution Bonds	
Core Campus Improvements.....	5
b. Clemson University Athletic Facilities Revenue Bonds	
Memorial Stadium Improvements	14
c. Greenville Technical College Installment Purchase Revenue Bonds	
Arts and Health Sciences Building Construction	23
3. Permanent Improvement Project Proposals	
a. Agency Submissions	41
b. South Carolina Department of Corrections	
Comprehensive Security and Maintenance Plan Pursuant to Proviso 65.30 (FY2021-22)	83
4. COVID-19 Allocations, Expenditures and Status Pursuant to Act 135 of 2020	
South Carolina Department of Health and Environmental Control	93
5. Report Submissions	
a. Fiscal Oversight Subcommittee Report	
Proposals by South Carolina Public Service Authority	116
b. South Carolina Public Service Authority	
Annual Report of Real Property Interests	117
c. South Carolina Office of Regulatory Staff	
Status Report of Rural Broadband Grant Program	124
6. Future Meeting	134

AGENCY: Department of Administration
Facilities Management and Property Services

SUBJECT: Surplus Real Property Disposition Proposal
Technical College of the Lowcountry
Residential Rental Homes, Beaufort

Technical College of the Lowcountry requests review of its proposal to sell 5 residential homes in Beaufort, located north of the College campus and adjacent to the Beaufort River in the Hundred Pines neighborhood.

<u>Property</u>	<u>Description</u>	<u>Appraised Value</u>
114 Elliott Street	0.54 acres and 1,609 sqft house	\$ 285,000
870 Ribaut Road	0.61 acres and 2,475 sqft house	300,000
109 Reynolds Street	0.33 acres and 766 sqft house	110,000
874 Ribaut Road	0.33 acres and 1,424 sqft house	315,000
111 Elliott Street	0.43 acres and 1,137 sqft house	205,000

These homes will require extensive renovations to maintain in good rental condition; therefore, the College wishes not to renew the leases or make further financial commitments for the properties. The College seeks authorization to dispose of the properties for not less than appraised value, and retain proceeds of the sale in accordance with Proviso 93.8 of the 2021 Appropriations Act and Section 59-53-53 of the South Carolina Code of Laws.

The College's Area Commission and the State Board for Technical and Comprehensive Education have approved these dispositions.

COMMITTEE ACTION:

Review and make recommendation regarding the disposition of the subject properties for not less than appraised value, with proceeds to be retained by the College.

ATTACHMENTS:

1. Department of Administration, Facilities Management and Property Services Summary.
2. Letter dated June 11, 2021, from the College.

AVAILABLE:

1. Sections 1-11-65 and 59-53-53 of the South Carolina Code of Laws.
2. Proviso 93.8 of the 2021-2022 Appropriations Bill, H.4100, Part 1B.

JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: October 5, 2021

Regular Agenda

1. Submitted by:

(a) Agency: Department of Administration,
Division of Facilities Management
and Property Services

(b) Authorized Official Signature:

Ashlie Lancaster

Ashlie Lancaster, Director

2. Subject: Technical College of the Lowcountry Disposal of Surplus Real Properties

3. Summary Background Information:

Technical College of the Lowcountry (“College”) owns five (5) residential homes in Beaufort. The homes are located just north of the College campus adjacent to the Beaufort River in the Hundred Pines Neighborhood. The College has rented these homes to families in the Beaufort area since purchase. The homes will require extensive renovations to maintain in good rental condition, therefore, the College does not wish to renew the leases and make further financial commitments.

Property Address	Acreage/Description	Appraised Value
114 Elliott Street	0.54 ± acre and 1,609 sf house PIN R120-005-000-0105-0000	\$285,000
870 Ribaut Road	0.61 ± acre and 2,475 sf house PIN R120-005-000-0133-0000	\$300,000
109 Reynolds Street	0.33 ± acre and 766 sf house PIN R120-005-000-0132-0000	\$110,000
874 Ribaut Road	0.33 ± acre and 1,424 sf house PIN R120-005-000-132A-0000	\$315,000
111 Elliott Street	0.43 ± acre and 1,137 sf house PIN R120-005-000-0127-0000	\$205,000

The College requests approval to dispose of the properties for not less than the appraised value. The College will retain the proceeds from the sale in accordance with Proviso 93.8 of the 2021 General Appropriations Act and SC Code of Laws §59-53-53.

The disposal was approved by the Technical College of the Lowcountry Area Commission on February 16, 2021 and the State Board for Technical and Comprehensive Education on March 23, 2021.

4. What is the Joint Bond Review Committee asked to do?

Approve Technical College of the Lowcountry’s request to dispose of five (5) rental properties in Beaufort for not less than the appraised value with proceeds to be retained by the College.

5. What is the recommendation of Department of Administration?

Approval of the property disposals as requested.

6. List of Supporting Documents:

- (a) Memorandum from Technical College of the Lowcountry dated June 11, 2021
- (b) SC Code of Laws Sections 1-11-65 and 59-53-53
- (c) 2021-2022 Appropriations Bill H.4100, Part 1B, Proviso 93.8



TECHNICAL COLLEGE OF THE LOWCOUNTRY

June 11, 2021

Department of Administration
Division of Facilities Management and Real Estate

Director Ashlie Lancaster,

The Technical College of the Lowcountry is requesting to approval to sell five real estate homes at market value. The college has rented these homes to families in the Beaufort area since purchase. The college has deemed these properties as surplus. These properties are listed below:

Property Address	Date Purchased	Purchase Price	Total Cost to Purchase	Appraisal Value	Funds Used
114 Elliot Street	2/27/2015	\$240,000.00	\$244,524.20	\$285,000	Local Capital
870 Ribaut Road	2/8/2002	\$205,000.00	\$208,731.00	\$300,000	Local Capital
109 Reynolds Street	12/1/2000	\$79,000.00	\$81,645.88	\$110,000	Local Capital
874 Ribaut Road	10/25/2002	\$228,000.00	\$231,114.55	\$315,000	Local Capital
111 Elliot Street	7/27/2010	\$159,400.00	\$162,749.12	\$205,000	Local Capital

We are seeking to sell the properties with the assistance of a local real estate company due to the high demand in the area and the location of the properties. Once approved, we anticipate a contract on the sale to be quick.

We have received approval to sell the homes from our Area Commission and the Commission of the South Carolina Technical College System. The college plans to use the funds to invest in programmatic upgrades in the academic areas of the college.

Attached to this request are the following documents:

- Letter Requesting Approval
- Executive Brief signed by President and Area Commission Chair
- Real Property Transaction Submission Form for each property
- Copy of Deed for each property
- Appraisal of each property

Please let me know if I have omitted any needed documents or information.

Sincerely,

Janis Hoffman, CPA MBA
Vice President for Administrative Services
843.525.8251 | jhoffman@tcl.edu

921 Ribaut Road | PO Box 1288
Beaufort, SC 29901-1288

AGENCY: Department of Administration
Executive Budget Office

SUBJECT: Financing Proposal for Permanent Improvements
Clemson University
Core Campus Safety and Revitalization Improvements

Clemson University requests Phase II review to establish full design and construction to promote student safety in the middle of campus and revitalize the area with student-centered programs. The project will be funded with proceeds from the issuance of general obligation state institution bonds.

Permanent Improvement Project. The project was established in December 2019 with a Phase I budget of \$420,000, funded with maintenance and stewardship funds of the institution. This request will increase the project budget to \$21,000,000, funded by proceeds from the issuance of general obligation state institution bonds.

The project will construct replacement facilities at the Ravenel Center to relocate portions of the University's facilities and related departments from the campus core to the perimeter for increased student safety. The replacement facilities will include construction of 34,000 square feet of shop space and 28,000 square feet of warehouse and common spaces. The project will also include renovation of 20,200 square feet of space vacated by the relocation for student-oriented uses. The building to be renovated was constructed in 1928, and the facilities to be replaced were constructed between 1942 and 1975.

Execution of the construction contract is expected in February 2022, with completion of construction in May 2023.

General Obligation State Institution Bonds (Issued by the State on Behalf of Clemson University). Clemson proposes funding all or a portion of the permanent improvements with not exceeding \$21,500,000 of General Obligation State Institution Bonds, including expenses associated with issuance of the bonds.

Article X, §13(6)(b) of the South Carolina Constitution authorizes the issuance of state general obligation bonds for an institution of higher learning if the bonds are additionally secured by a pledge of the revenues derived from the tuition fees received by that institution; provided, that the maximum annual debt service on all state institution bonds issued for the institution and outstanding at any time will not exceed 90% of the total tuition fees received by the institution in the preceding fiscal year. Chapter 107 of Title 59 of the SC Code implements this constitutional provision.

Tuition fees collected by Clemson for the fiscal year ended June 30, 2021, and made available to comply with the constitutional and statutory limit on debt service totaled \$50,388,524. Maximum annual debt service on existing and proposed bonds is not expected to exceed \$23,448,798, or 47% of tuition fees designated for compliance with the limit on annual debt service.

Documentation supporting submission states that no student tuition or fee increase will be required as a direct consequence of the permanent improvement project. Clemson designates a portion of tuition for permanent improvements, and the amount so designated has increased from \$738 per student per semester in academic year 2017-18, to a level of \$1,005 per student per semester in academic year 2021-22.

The full faith and credit of the State will be pledged to the payment of the proposed bonds; however, no mortgage or lien will be given on any real property of the institution or the state.

In the event that revenue from tuition fees in any fiscal year is insufficient to meet the debt service requirements of the bonds, the State Treasurer is required to set aside general tax revenues of the state sufficient to provide for the debt service then or to become due in that fiscal year, and apply the funds set aside to the punctual payment of the obligation.

The University submission indicates that an enrollment decline of more than 50% would be required for revenues from tuition fees to be insufficient to support debt service. Clemson's enrollment has increased every year since 2002 and has grown approximately 25% over the past 10 years.

The term of the proposed bonds will be 20 years.

COMMITTEE ACTION:

Review and make recommendation regarding Clemson University's request to establish full design and construction for the permanent improvement project, to be funded with \$21,000,000 in proceeds from the issuance of general obligation state institution bonds; and review and make recommendation regarding Clemson University's request for issuance by the state on its behalf of not exceeding \$21,500,000 of General Obligation State Institution Bonds.

ATTACHMENTS:

1. Department of Administration, Executive Budget Office Agenda Item Worksheet.
2. Letter dated September 2, 2021, of Gary T. Pope, Jr., Pope Flynn, LLC, Bond Counsel.
3. Bond Information Report and Exhibits.

AVAILABLE:

1. Constitutional and Statutory References: Article X, §13(6)(b) of the South Carolina Constitution; Chapter 107 of Title 59 of the South Carolina Code of Laws (State Institution Bonds).
2. Board of Trustees resolution requesting issuance of the bonds pursuant to Chapter 107, Title 59, of the South Carolina Code of Laws.
3. Form of State Fiscal Accountability Authority resolution authorizing issuance of the bonds.

JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: October 5, 2021

Regular Agenda

1. Submitted By:

(a) Agency: Department of Administration

(b) Authorized Official Signature: _____
Brian J. Gaines Director, Executive Budget Office

2. Subject:

Clemson University – Core Campus Safety and Revitalization

3. Summary Background Information:

1. Project: Clemson University
 H12.9944: Core Campus Safety and Revitalization
- Request: Establish Phase II Full Construction Budget to create a safer environment for students in the middle of campus while revitalizing the area with student-centered programs.
- Included in CPIP: Yes – 2021 CPIP Priority 2 of 9 in FY22 (estimated at \$21,000,000)
- Phase I Approval: December 2019 (estimated at \$21,000,000) (SFAA)
- CHE Approval: 9/2/21

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Institution Bonds				21,000,000	21,000,000
Other, Maintenance & Stewardship	420,000		420,000	(420,000)	
All Sources	<u>420,000</u>		<u>420,000</u>	<u>20,580,000</u>	<u>21,000,000</u>

Summary of Work: A significant portion of the project will involve constructing replacement facilities at the Ravenel Center to relocate some of the university’s facilities and related departments from the campus core to the perimeter to increase student safety. The replacement facilities will include constructing approximately 34,000 square feet of shop space and approximately 28,000 square feet of warehouse and common spaces. The roofs to be installed on the new construction will be standing seam metal roofs with concealed fasteners as recommended by DP3. The project will also address renovating approximately 20,200 square feet of subsequently vacated space for student-oriented uses, such as the Campus Activities Department, the Office of Community and Ethical Standards and other associated programs.

Rationale: Most university maintenance, utility, custodial and associated staff for the university are located in deteriorating space in the heart of the student residential and recreation district. Facilities maintenance shops and warehouses are located within 30 yards of the recently completed Core Campus Residence Hall and are in a path that impedes student movement between main residential areas, student parking and the Fike Recreation Center. Due to the nature of activities performed by the facilities staff, the university has determined it would be safer to relocate these departments outside the core campus. This will remove approximately 100 service vehicles and equipment, including tractors, lifts, and backhoes, from the

current location and eliminate dozens of daily deliveries and contractor vehicles that must travel in this heavily student pedestrian area. Further, some of the renovated office space will be used to relocate existing functions out of the University Union and Johnstone and enable their subsequent demolitions, which the university reports will result in estimated operating cost savings of approximately \$1.6 million.

Facility Characteristics: The physical plant building to be renovated for student-oriented uses was constructed in 1928 (93 years old). This building was well maintained and is well suited for student facing programs. The facilities to be replaced were constructed between 1942 (79 years old) and 1975 (46 years old). These facilities would not be financially or programmatically efficient to repurpose. The new space to be constructed at Ravenel will be used by approximately 116 University facilities staff. The vacated spaces to be renovated for student-oriented uses will be used by approximately 18,000 students, 1,000 faculty, 60 staff and 7,000 visitors.

Financial Impact: The project will be funded from State Institution Bond Funds (to be issued by the college for \$21,000,000). The project is not expected to result in any change in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$1,005 per student per semester, and has increased from \$738 in 2017-2018 to 2021-2022 respectively. The project will be designed to meet two Green Globes Certification Standards and is anticipated to realize \$471,765 in energy savings over a 30-year period.

Full Project Estimate: \$21,000,000 (internal) funded by State Institution Bonds. Contract execution is expected in February 2022 with construction completion in May 2023.

4. What is JBRC asked to do?

Consider approval of the Permanent Improvement Project Phase II.

5. What is the recommendation of the Department of Administration?

The item is complete and ready for JBRC review.

6. List of Supporting Documents:

1. Permanent Improvement Project Core Campus Safety and Revitalization
2. Clemson University Bond Information Report



Pope Flynn, LLC
1411 Gervais Street, Suite 300
Post Office Box 11509 (29211)
Columbia, SC 29201
MAIN 803.354.4900
FAX 803.354.4899
www.popeflynn.com

September 2, 2021

Mr. F. Richard Harmon, Jr.
Director of Research
Joint Bond Review Committee
312 Gressette Building
Columbia, South Carolina 29201

Re: Not Exceeding \$21,500,000 of General Obligation State Institution Bonds (Issued on Behalf of Clemson University) of the State of South Carolina

Dear Rick:

Clemson University (the "University") plans to request project review and approval of proposed improvements related to its core campus safety project at the October 2021 Joint Bond Review Committee and State Fiscal Accountability Authority meetings, and in connection with such request will propose that a portion of the budget for such project include proceeds of the above-referenced bonds (the "Bonds"). In accordance with the policy adopted by the Joint Bond Review Committee on October 7, 2014, as amended on September 13, 2016, regarding any agency or institution request for a project approval that results in the addition of bond funds to the project budget, please find enclosed the required documentation detailing the proposed financing of the proposed project. On behalf of the University, we respectfully request that the Joint Bond Review Committee consider the request for the use of proceeds from the proposed Bonds in connection with its consideration of the proposed project at its meeting currently scheduled for October 5, 2021.

Please let us know should you require anything further or if you have any questions regarding the enclosed.

Very truly yours,

A handwritten signature in blue ink, appearing to read "G. T. Pope, Jr.", written over a light blue horizontal line.

Gary T. Pope, Jr.

c: Rick Petillo, Chief Financial Officer, Clemson University
Robert Macdonald, Assistant State Treasurer, Office of State Treasurer
Enclosures

Clemson University Bond Information Report

Prepared in Connection with the Proposed Authorization of

Not Exceeding \$21,500,000 of State of South Carolina General Obligation
State Institution Bonds (Issued on Behalf of Clemson University),
Series 2021

October 5, 2021 Joint Bond Review Committee Meeting

Amount and Type of Bond. Clemson University (the “University”) is making application to the South Carolina State Fiscal Accountability Authority for the issuance of not exceeding \$21,500,000 of State of South Carolina General Obligation State Institution Bonds (Issued on Behalf of Clemson University), Series 2021 (the “Bonds”), in order to provide funds: (i) to construct, improve, and furnish shop, warehouse, storage, and shed facilities, and to construct, reconstruct, improve, furnish, and refurnish facilities to provide student services and related improvements and infrastructure, all to allow for the relocation of certain existing maintenance, utility, custodial and related functions from the core to the perimeter of the campus of the University; (ii) reimburse the University for expenses incurred in anticipation of the issuance of the Bonds ((i) and (ii), the “Project”); and (iii) pay for expenses related to the issuance of the Bonds.

Revenues Pledged to Pay the Bonds. Tuition revenues of the University and the full faith, credit, and taxing power of the State of South Carolina would be pledged to the payment of the Bonds. Article X, Section 13, Paragraph (6)(b) of the South Carolina Constitution provides that general obligation bonds for any state institution of higher learning designated by the General Assembly (“State Institution Bonds”) may be issued, if such bonds shall be additionally secured by a pledge of the revenues derived from the tuition fees received by the particular institution of higher learning for which such State Institution Bonds are issued; provided, that the maximum annual debt service on all State Institution Bonds so additionally secured issued for such state institution thereafter to be outstanding shall not exceed 90% of the sums received by such state institution of higher learning from tuition fees for the fiscal year next preceding. Title 59, Chapter 107 of the South Carolina Code (the “Enabling Act”) provides for the authorization of State Institution Bonds. Section 11-29-30 of the South Carolina Code requires the State Treasurer to set aside from the tuition fees collected by such state institution and received in each fiscal year in which interest on and principal of the Bonds become due, so much of such revenues from such tuition fees as may be necessary in order to pay the interest on and principal of all State Institution Bonds issued on behalf of the University and due in each fiscal year, and the State Treasurer thereafter applies such moneys to the punctual payment of such principal and interest as they become due. In the event revenues derived from the tuition fees so pledged prove insufficient to meet the payments of interest on and principal of the Bonds in such fiscal year, then the State Treasurer is authorized and directed to set aside so much of the general tax revenues received in each fiscal year as may be necessary to pay the principal of and interest on the Bonds due in such year and to apply the same to the punctual payment of such principal and interest.

The sum of tuition fees, for the purposes of the Enabling Act, for the fiscal year ended June 30, 2021, totaled \$50,388,524. The debt service requirements on all existing, authorized, and proposed State Institution Bonds (Issued on Behalf of the University) are attached as Exhibit A. Exhibit B reflects maximum annual debt service of \$23,448,798 in fiscal year 2027, and debt service utilization of fiscal year 2021 tuition fees ranging from 10% to 47%, compared to the 90% statutory limitation. The University will covenant that the schedule of tuition fees now in effect at the University will be revised from time to time and whenever necessary in order to provide the annual principal and interest requirements of all State Institution Bonds now or hereafter to be outstanding, which have been or will be issued on behalf of the University.

New Revenue Generation. Sustaining current operations and enrollment and enhancing campus safety, rather than revenue generation, is the basis for this Project. The University is not relying on any increase in revenues to pay debt service on the Bonds.

Other Funds Available to Pay Bonds. Current tuition levels are more than sufficient to pay the debt service on the Bonds. In order for current tuition levels to be insufficient, enrollment would need to decrease by more than 50%. Clemson's enrollment has increased every year since 2002 and has grown approximately 25% in the past 10 years.

Student Fees, Credit of the State, Mortgages. The full faith and credit of the State of South Carolina would be pledged to the payment of the Bonds. No Special Student Fee is authorized to be imposed in connection with the Bonds. No mortgage or lien has been or will be given in connection with the issuance of the Bonds.

Prepared September 2, 2021

Exhibit A

Clemson University - State Institution Bonds - Composite Debt Service

Fiscal Year	Existing Debt Service	Debt Service on		Proposed Issue		Composite Debt Service
		Authorized but Unissued	Principal	Interest		
6/30/2022	\$ 15,504,356	\$ 1,608,918	\$ 455,000	\$ 204,311	\$ 17,772,585	
6/30/2023	18,612,763	3,425,235	970,000	432,124	23,440,122	
6/30/2024	18,616,263	3,423,408	975,000	425,237	23,439,908	
6/30/2025	18,615,763	3,425,282	985,000	417,827	23,443,872	
6/30/2026	18,615,013	3,424,118	995,000	409,159	23,443,290	
6/30/2027	18,620,063	3,424,626	1,005,000	399,110	23,448,798	
6/30/2028	18,614,463	3,421,941	1,015,000	387,753	23,439,156	
6/30/2029	18,610,913	3,421,003	1,025,000	375,066	23,431,981	
6/30/2030	18,308,825	3,421,935	1,040,000	361,126	23,131,886	
6/30/2031	17,805,125	3,425,105	1,055,000	346,046	22,631,276	
6/30/2032	12,854,269	3,425,889	1,075,000	330,010	17,685,167	
6/30/2033	12,704,294	3,422,157	1,090,000	310,015	17,526,465	
6/30/2034	12,559,231	3,425,126	1,115,000	286,689	17,386,046	
6/30/2035	10,023,319	3,420,544	1,140,000	260,263	14,844,125	
6/30/2036	9,868,200	3,423,969	1,170,000	230,965	14,693,134	
6/30/2037	6,054,700	3,425,891	1,205,000	199,024	10,884,615	
6/30/2038	900,250	3,426,513	1,240,000	164,441	5,731,204	
6/30/2039	900,200	3,425,763	1,275,000	127,241	5,728,204	
6/30/2040	494,400	3,423,575	1,315,000	87,461	5,320,436	
6/30/2041	-	3,419,892	1,355,000	44,986	4,819,878	
Totals	\$ 248,282,406	\$ 66,660,888	\$ 21,500,000	\$ 5,798,849	\$ 342,242,143	

Exhibit B

Clemson University - State Institution Bonds - Coverage

Fiscal Year	Composite Debt		FY21 Tuition	Pro Forma Pledged Tuition	Utilization of
	Service		Pledged to Debt Service		Pledged Revenues (90% is Debt Limit)
6/30/2022	\$ 17,772,585	\$	50,388,524	\$ -	35%
6/30/2023	23,440,122		50,388,524	-	47%
6/30/2024	23,439,908		50,388,524	-	47%
6/30/2025	23,443,872		50,388,524	-	47%
6/30/2026	23,443,290		50,388,524	-	47%
6/30/2027	23,448,798		50,388,524	-	47%
6/30/2028	23,439,156		50,388,524	-	47%
6/30/2029	23,431,981		50,388,524	-	47%
6/30/2030	23,131,886		50,388,524	-	46%
6/30/2031	22,631,276		50,388,524	-	45%
6/30/2032	17,685,167		50,388,524	-	35%
6/30/2033	17,526,465		50,388,524	-	35%
6/30/2034	17,386,046		50,388,524	-	35%
6/30/2035	14,844,125		50,388,524	-	29%
6/30/2036	14,693,134		50,388,524	-	29%
6/30/2037	10,884,615		50,388,524	-	22%
6/30/2038	5,731,204		50,388,524	-	11%
6/30/2039	5,728,204		50,388,524	-	11%
6/30/2040	5,320,436		50,388,524	-	11%
6/30/2041	4,819,878		50,388,524	-	10%

AGENCY: Department of Administration
Executive Budget Office

SUBJECT: Financing Proposal for Permanent Improvements
Clemson University
Memorial Stadium Improvements

Clemson University requests Phase II review to establish full design and construction to make comprehensive improvements to Memorial Stadium in 2 phases. The project will be funded with athletic gifts and donations, and proceeds from the issuance of athletic facilities revenue bonds.

Permanent Improvement Project. The project was established in December 2019 with a Phase I budget of \$1,030,000, and a current budget of \$1,133,000, funded with athletic gifts and donations. This request will increase the project budget to \$65,000,000, funded by \$10 million in athletic gifts and donations, and \$55 million in proceeds from the issuance of athletic facilities revenue bonds.

The initial phase of the project will add premium seating areas and club spaces, improve ADA accessibility and add accessible seating, make fan amenity upgrades including a new videoboard and audio system, and expanding pedestrian pathways in and around the Hill and Howard's Rock. The second phase of the project will include parking lot enhancements and football locker room renovations. Memorial Stadium was constructed in 1942 and has undergone periodic improvements and renovations over the years. It is used primarily for the Athletic Department and football programs, but other campus and external groups will be permitted to rent the renovated club and certain other stadium areas.

Construction for the initial and the second phases is expected to begin in November 2021 and November 2022, respectively, with completion of the initial and the second phases expected in August 2022 and August 2023, respectively.

Athletic Facilities Revenue Bonds. Clemson proposes funding all or a portion of the permanent improvements with not exceeding \$57,000,000 of Athletic Facilities Revenue Bonds, including expenses associated with issuance of the bonds.

Athletic Facilities Revenue Bonds are payable from and secured by a pledge of the Net Revenues of the Athletic Department and the gross receipts from the imposition of an Admissions Fee. Athletic Facilities Revenue Bonds are further secured by any Special Student Fee, but the University does not currently impose a Special Student Fee. The full faith and credit of the State will not be pledged to the payment of the proposed bonds; nor will any mortgage or lien be given on any real property of the institution or the state.

Pledged Revenues for the fiscal year ended June 30, 2021, totaled \$16,325,011.¹ Maximum annual debt service on existing and proposed bonds is not expected to exceed \$13,103,171, with debt service coverage ranging from 1.40 to 6.10 times annual debt service throughout the term of the University's existing and proposed debt.

¹ Unaudited.

Section 59-119-940 of the Code of Laws limits the amount of the University's athletic revenue bonds that may be outstanding at any time to \$200,000,000. Athletic revenue bonds outstanding following issuance of previously authorized bonds and the proposed bonds will not exceed \$195,800,000.

Documentation supporting submission states that no student tuition or fee increase will be required as a direct consequence of the permanent improvement project. Moreover, Clemson does not impose a student fee to pay debt service on athletic facilities revenue bonds, but does collect an admissions fee on certain tickets to athletic events.

The University submission indicates that it prudently and rigorously manages its athletic operations and debt to ensure that revenues pledged to athletics remain well in excess of debt service obligations. In the event that revenues were insufficient to pay debt service, the University's Athletic Department could request additional support from IPTAY. In no event would student tuition or academic fees be used to pay debt service on the bonds.

The term of the proposed bonds will be 30 years.

COMMITTEE ACTION:

Review and make recommendation regarding Clemson University's request to establish full design and construction for the permanent improvement project, to be funded with \$10 million in athletic gifts and donations, and \$55,000,000 in proceeds from the issuance of athletic facilities revenue bonds; and review and make recommendation regarding Clemson University's request to issue not exceeding \$57,000,000 of Athletic Facilities Revenue Bonds.

ATTACHMENTS:

1. Department of Administration, Executive Budget Office Agenda Item Worksheet.
2. Letter dated September 2, 2021, of Gary T. Pope, Jr., Pope Flynn, LLC, Bond Counsel.
3. Bond Information Report and Exhibits.

AVAILABLE:

1. Constitutional and Statutory References: Article X, §13(9) of the South Carolina Constitution; Article 9, Chapter 119 of Title 59 of the South Carolina Code of Laws (Athletic Facilities Revenue Bonds).
2. Board of Trustees resolution requesting issuance of the bonds pursuant to Article 9, Chapter 119 of Title 59 of the South Carolina Code of Laws.
3. Form of State Fiscal Accountability Authority resolution authorizing issuance of the bonds.

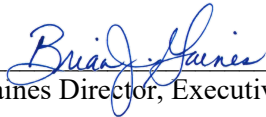
JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: **October 5, 2021**

Regular Agenda

1. Submitted By:

- (a) Agency: Department of Administration
- (b) Authorized Official Signature:


 Brian J. Gaines Director, Executive Budget Office

2. Subject:

Clemson University – Memorial Stadium Renovations

3. Summary Background Information:

- 1. Project: Clemson University
H12.9945: Memorial Stadium Renovations

- Request: Establish Phase II Full Construction Budget to make comprehensive improvements at Memorial Stadium in two phases.

- Included in CPIP: Yes – 2021 CPIP Priority 6 of 9 in FY22 (estimated at \$65,000,000)
- Phase I Approval: December 2019 (estimated at \$68,700,000) (SFAA)
- Phase I Increase
- Approval: January 2021 (estimated at \$68,700,000) (SFAA)
- CHE Approval: 9/2/21

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Revenue Bonds				55,000,000	55,000,000
Other, Athletic Gifts and Donations	1,030,000	103,000	1,133,000	8,867,000	10,000,000
All Sources	<u>1,030,000</u>	<u>103,000</u>	<u>1,133,000</u>	<u>63,867,000</u>	<u>65,000,000</u>

Summary of Work: The project scope for Phase A will include three primary areas of improvement including: 1) adding premium seating areas and club spaces; 2) improvement ADA accessibility and additional accessible seating; and 3) fan experience upgrades including a new videoboard. The west end zone will be expanded with an additional 800-seat concourse-level club with amenities similar to the West Zone and Younts South Club. In addition, significant accessible and wheelchair plus companion seating in the west end will be included where proper sightlines and on-grade access exist. Fan amenities for the stadium will be upgraded, including installing a larger main videoboard in the east end, a new audio/speaker system, and LED lighting. Included in the east end design will also be strategically expanded pedestrian pathways in and around the Hill and Howard’s Rock area. The project scope for Phase B will include: 1) parking lot enhancements and related site work and 2) football locker room renovations. Renovations to existing parking lots will include general sitework, potential capacity expansion, reorientations and reconfigurations, and amenity layout improvements for better tailgating experiences for IPTAY donors. Finally, the locker room will be expanded from 5,500 to 14,000 square feet, including a video-review space within the locker room and the relocation of equipment and sports medicine functions to provide efficient adjacencies.

Rationale: Per the university, additional premium seating is needed to meet the significant demand for club and suite seating at the stadium, and as the primary revenue-generating facility for athletics, to meet the need for continued revenue generation and capital gifts for IPTAY.

Facility Characteristics: Memorial Stadium is approximately 180,000 square feet and was constructed in 1942 (79 years old). Periodic improvements and expansions have been made since it was constructed. Approximately 10,000 square feet will be renovated to provide newly created premium club seating and approximately 14,000 square feet will be renovated for the football locker room. The stadium is primarily used by the Athletic Department and football programs. In addition, other campus and external groups will be able to rent the renovated club area, as they can the President's Suite, IPTAY Suite, West Zone 4th Floor Club and other stadium areas. The locker rooms will be used by the football program. The stadium seating renovations associated with this project will be used by approximately 4,300 IPTAY donors. The locker room renovations will be used by approximately 120 student athletes and 80 coaches/staff. Fan experience upgrades, such as the new videoboard, will benefit more than 80,000 fans per game.

Financial Impact: The project will be funded from Athletic Facilities Revenue Bond Funds (to be issued by the college for \$55,000,000), and Athletic Gifts and Donations (uncommitted balance \$10 million at August 8, 2021). The project is not expected to result in any change in annual operating expenditures. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$1,005 per student per semester, and has increased from \$738 in 2017-2018 to 2021-2022 respectively.

Full Project Estimate: \$65,000,000 (internal) funded by Athletic Facilities Revenue Bonds and Athletic Gifts and Donations. Contract execution is expected in February 2022 with construction completion in August 2023.

4. What is JBRC asked to do?

Consider approval of the Permanent Improvement Project Phase II.

5. What is the recommendation of the Department of Administration?

The item is complete and ready for JBRC review.

6. List of Supporting Documents:

1. Permanent Improvement Project Memorial Stadium Renovations
2. Clemson University Bond Information Report



Pope Flynn, LLC
1411 Gervais Street, Suite 300
Post Office Box 11509 (29211)
Columbia, SC 29201
MAIN 803.354.4900
FAX 803.354.4899
www.popeflynn.com

September 2, 2021

Mr. F. Richard Harmon, Jr.
Director of Research
Joint Bond Review Committee
312 Gressette Building
Columbia, South Carolina 29201

Re: Not Exceeding \$57,000,000 Athletic Facilities Revenue Bonds of Clemson University

Dear Rick:

Clemson University (the "University") plans to request project review and approval of proposed improvements related to its Memorial Football Renovations project at the October 2021 Joint Bond Review Committee and State Fiscal Accountability Authority meetings, and in connection with such request will propose that a portion of the budget for such project include proceeds of the above-referenced bonds (the "Bonds"). In accordance with the policy adopted by the Joint Bond Review Committee on October 7, 2014, as amended on September 13, 2016, regarding any agency or institution request for a project approval that results in the addition of bond funds to the project budget, please find enclosed the required documentation detailing the proposed financing of the proposed project. On behalf of the University, we respectfully request that the Joint Bond Review Committee consider the request for the use of proceeds from the proposed Bonds in connection with its consideration of the proposed project at its meeting currently scheduled for October 5, 2021.

Please let us know should you require anything further or if you have any questions regarding the enclosed.

Very truly yours,

A handwritten signature in blue ink that reads "Gary T. Pope, Jr." The signature is fluid and cursive, with the first name "Gary" being the most prominent.

Gary T. Pope, Jr.

c: Rick Petillo, Chief Financial Officer, Clemson University
Robert Macdonald, Assistant State Treasurer, Office of State Treasurer
Enclosures

Clemson University Bond Information Report

Prepared in Connection with the Proposed Authorization of

Not Exceeding \$57,000,000 of Clemson University
Athletics Facilities Revenue Bonds, Series 2021

October 5, 2021 Joint Bond Review Committee Meeting

Amount and Type of Bond. Clemson University (the “University” or “Clemson”) is seeking review by the Joint Bond Review Committee and approval by the South Carolina State Fiscal Accountability Authority for the issuance of not exceeding \$57,000,000 of Clemson University, South Carolina Athletic Facilities Revenue Bonds, Series 2021 (the “Bonds”), the proceeds of which may be applied for the purposes of: (1) reimbursing the University for capital expenditures previously made in connection with, and paying the costs of, the Project (as defined below), including capitalized interest on the Series 2021 Bonds, if any; (2) providing for the Series 2021 Reserve Requirement, if any, and providing for credit enhancement with respect to the Series 2021 Bonds, if any; and (3) paying certain costs and expenses related to the issuance of the Series 2021 Bonds. The Project is defined to include the costs to acquire, construct, and equip additions to and renovations of Memorial Stadium on the campus of the University, to include, without limitation, additional seating, accessibility improvements, audiovisual equipment, parking improvements, locker room renovations, and related infrastructure and equipment.

Revenues Pledged to Pay the Bonds. The University’s Athletic Facilities Revenue Bonds are payable from, and are secured by a pledge of, the Net Revenues of the Athletic Department and the gross receipts from the imposition of the Admissions Fee and any Special Student Fee (“Pledged Revenues”) as contemplated in the enabling act authorizing Clemson’s athletic facilities revenue bonds. The University does not impose any Special Student Fee. Such Pledged Revenues for the fiscal year ended June 30, 2021, totaled \$16,325,011 (unaudited). The estimated debt service requirements on all existing, authorized, and proposed Athletic Facilities Revenue Bonds are attached as Exhibit A. Exhibit B reflects estimated maximum annual debt service of \$13,103,171 in the fiscal year ending June 30, 2024, and debt service coverage ranging from 1.40 to 6.10 times annual debt service.

New Revenue Generation. The University anticipates significant additional revenue from the Project. Currently there is excess demand for premium seating opportunities in Memorial Stadium. Clemson’s current premium seating options are 100% sold for the current season and there is a waiting list for premium seating. Compared to the top-20 football programs by attendance, Clemson’s premium seating inventory is substantially smaller and priced lower than similar institutions. Clemson’s club seat inventory is less than half the average of these institutions and 1/3 of the average on a seat-per-donor basis. This Project will construct 646 additional premium seats, which are expected to generate \$3.0 million in additional net revenue. Additionally, the upgraded videoboard is expected to generate approximately \$400,000 in advertising and promotional revenues. The combined estimated annual net revenues are expected to exceed debt service by approximately \$740,000. The University estimates that selling 77% of the premium seats is sufficient to cover the debt service on this Project.

Other Funds Available to Pay Bonds. The University prudently and rigorously manages both its athletic debt portfolio and operations to ensure that athletic Pledged Revenues remain well in excess of debt service obligations. Over the past 5-years these Pledged Revenues have yielded debt service coverage of 1.7 to 2.78 times annual debt service. In the improbable event that athletic Pledged Revenues were insufficient to pay debt service, the University's Athletic Department could request additional support from IPTAY. Student tuition and fees would not be used to pay debt service on the bonds.

No Special Student Fees. No Credit of the State. No Mortgage. The University does not currently impose a Special Student Fee and no such fee is currently contemplated in connection with the payment of the Bonds. Neither the full faith and credit of Clemson University nor the State of South Carolina has been pledged to the payment of Athletic Facilities Revenue Bonds. Further, no mortgage or lien has been or will be given on any real property of Clemson University. Currently an Admissions Fee is charged on certain tickets to athletic events.

Prepared September 2, 2021

Exhibit A

Athletic Facilities Revenue Bonds - Debt Service

Fiscal Year	Debt Service on Proposed Bond Issue				
	Existing Debt Service	Debt Service On Authorized but Unissued Bonds	Debt Service		Total Composite Debt Service
			Principal	Interest	
6/30/2022	\$ 9,729,984	\$ 345,695	\$ 1,075,000	\$ 470,845	\$ 11,621,524
6/30/2023	9,758,784	594,399	1,525,000	1,118,031	12,996,214
6/30/2024	9,867,271	592,019	1,535,000	1,108,881	13,103,171
6/30/2025	9,869,771	589,229	1,545,000	1,096,601	13,100,601
6/30/2026	7,445,471	590,900	1,565,000	1,080,378	10,681,749
6/30/2027	7,442,206	591,968	1,580,000	1,061,693	10,675,867
6/30/2028	7,446,806	592,483	1,600,000	1,042,733	10,682,022
6/30/2029	7,440,056	587,419	1,620,000	1,021,933	10,669,407
6/30/2030	7,449,606	591,897	1,645,000	999,253	10,685,756
6/30/2031	7,439,556	590,747	1,670,000	974,578	10,674,881
6/30/2032	7,441,581	589,022	1,695,000	947,858	10,673,461
6/30/2033	7,445,431	591,837	1,725,000	919,043	10,681,311
6/30/2034	7,442,756	589,092	1,755,000	887,993	10,674,841
6/30/2035	7,447,506	590,927	1,790,000	855,525	10,683,958
6/30/2036	7,444,044	592,237	1,820,000	821,515	10,677,796
6/30/2037	7,443,319	592,907	1,860,000	785,115	10,681,341
6/30/2038	7,443,150	588,119	1,900,000	746,055	10,677,324
6/30/2039	7,447,763	592,968	1,940,000	704,255	10,684,986
6/30/2040	7,443,800	592,275	1,985,000	660,605	10,681,680
6/30/2041	7,445,938	591,165	2,030,000	614,950	10,682,052
6/30/2042	7,434,488	589,682	2,075,000	568,260	10,667,429
6/30/2043	7,439,888	592,809	2,125,000	519,498	10,677,194
6/30/2044	7,440,588	590,558	2,175,000	470,623	10,676,768
6/30/2045	7,446,388	587,804	2,225,000	418,423	10,677,614
6/30/2046	1,640,925	589,724	2,280,000	365,023	4,875,671
6/30/2047	671,938	591,088	2,335,000	309,163	3,907,188
6/30/2048	-	591,974	2,390,000	251,955	3,233,929
6/30/2049	-	592,289	2,450,000	192,205	3,234,494
6/30/2050	-	592,116	2,510,000	130,955	3,233,071
6/30/2051	-	591,356	2,575,000	66,950	3,233,306
Totals	<u>\$ 190,409,013</u>	<u>\$ 17,486,702</u>	<u>\$ 57,000,000</u>	<u>\$ 21,210,887</u>	<u>\$ 286,106,603</u>

Exhibit B

Athletic Facilities Revenue Bonds - Coverage

Fiscal Year	Composite Debt Service	FY21 Revenues Pledged to Debt Service*	Coverage Ratio		Total Pro Forma Pledged Revenues	Pro Forma Coverage Ratio
			Based on FY21 Pledged Revenues	Pro Forma Pledged Revenues**		
6/30/22	\$ 11,621,524	\$ 16,325,011	1.40	\$ -	\$ 16,325,011	1.40
6/30/23	12,996,214	16,325,011	1.26	3,382,100	19,707,111	1.52
6/30/24	13,103,171	16,325,011	1.25	3,382,100	19,707,111	1.50
6/30/25	13,100,601	16,325,011	1.25	3,382,100	19,707,111	1.50
6/30/26	10,681,749	16,325,011	1.53	3,382,100	19,707,111	1.84
6/30/27	10,675,867	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/28	10,682,022	16,325,011	1.53	3,382,100	19,707,111	1.84
6/30/29	10,669,407	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/30	10,685,756	16,325,011	1.53	3,382,100	19,707,111	1.84
6/30/31	10,674,881	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/32	10,673,461	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/33	10,681,311	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/34	10,674,841	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/35	10,683,958	16,325,011	1.53	3,382,100	19,707,111	1.84
6/30/36	10,677,796	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/37	10,681,341	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/38	10,677,324	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/39	10,684,986	16,325,011	1.53	3,382,100	19,707,111	1.84
6/30/40	10,681,680	16,325,011	1.53	3,382,100	19,707,111	1.84
6/30/41	10,682,052	16,325,011	1.53	3,382,100	19,707,111	1.84
6/30/42	10,667,429	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/43	10,677,194	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/44	10,676,768	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/45	10,677,614	16,325,011	1.53	3,382,100	19,707,111	1.85
6/30/46	4,875,671	16,325,011	3.35	3,382,100	19,707,111	4.04
6/30/47	3,907,188	16,325,011	4.18	3,382,100	19,707,111	5.04
6/30/48	3,233,929	16,325,011	5.05	3,382,100	19,707,111	6.09
6/30/49	3,234,494	16,325,011	5.05	3,382,100	19,707,111	6.09
6/30/50	3,233,071	16,325,011	5.05	3,382,100	19,707,111	6.10
6/30/51	3,233,306	16,325,011	5.05	3,382,100	19,707,111	6.10

* Unaudited

** Forecast

AGENCY: Department of Administration
Executive Budget Office

SUBJECT: Financing Proposal for Permanent Improvements
Greenville Technical College
Arts and Sciences Building Construction

Greenville Technical College requests Phase II review to establish full design and construction to construct a multi-story classroom building of approximately 125,000 square feet on the Barton Campus. The College proposes to fund the project with local plant funds, installment purchase revenue bonds, and funds donated by the Greenville Technical College Foundation.

Permanent Improvement Project. The project was established in June 2020 with a Phase I budget of \$990,000, funded with local plant funds. This request will increase the project budget to \$69,919,385, funded by \$5,419,385 in local plant funds, \$5,000,000 in funds donated by the Greenville Technical College Foundation, and \$59,500,000 in proceeds from the proposed issuance of installment purchase revenue bonds.

The College plans to acquire pursuant to an installment purchase agreement a 3-story Center for Arts and Health Sciences building to be constructed on its Barton campus that will support relocation of programs from outdated and non-code-compliant facilities needing extensive renovation. Construction of the facility was envisioned in the College's 2012 Academic Master Plan; accordingly, the College did not consider alternatives to the proposed facility. The site is centrally located on the campus near the Student Center, Campus Bookstore, Engineering Technology, and University Transfer buildings.

Execution of the construction contract is expected in March 2022, with completion of construction in April 2024.

Installment Purchase Revenue Bonds. The College proposes funding a portion of the permanent improvements with not exceeding \$60,000,000 Installment Purchase Revenue Bonds issued by a single-purpose, non-profit corporation, the Center for Arts and Health Sciences Public Facilities Corporation,¹ created solely for the benefit of the College.

The College will lease the land for the building to the Corporation pursuant to a Base Lease. The Corporation will construct the project with proceeds of the bonds. The constructed project will be sold to the College in installments, and the College will have exclusive use of the project provided the College makes annual installment payments in accordance with a Public Facilities Purchase and Occupancy Agreement. Each of the College's installment payments will be subject to appropriation, and if made, will result in the College acquiring an incremental property

¹ South Carolina non-profit corporation in good standing, registered as a domestic entity with the SC Secretary of State; filing date May 26, 2020; Jacqueline R. DiMaggio, Greenville, SC is registered agent. Responsible individuals are disclosed as board members appointed by the Greenville Technical College area commission: Sam Clayton of Greer, SC; John Hansley and Tim Reed of Greenville, SC; and Jennie Johnson of Hilton Head Island, SC. Dr. Keith Miller of Greenville, SC is disclosed as incorporator. No beneficial owners or intervening or parent legal entities are disclosed. None of the board members of the corporation are members of the area commission. Dr. Miller is President of the College.

interest in the project. Once all installment payments have been made, the College will become the sole owner. The bonds will be secured by revenues paid by the College and a 30-year leasehold interest in the land.

The revenue source for the College's annual installment payments will be the tax levied by Greenville County for capital improvements for the College, which is also subject to appropriation. The County will make annual deposits of tax revenues into a fund held by an escrow agent until the amount held in the fund equals the next installment payment due by the College. The annual installment payments will equal the annual debt service payments on the bonds.

The College states that the County previously has issued general obligation bonds to fund certain of the College's projects, with debt service on the general obligation bonds paid from the tax levied by the County for the benefit of the College; however, the County is now reserving its general obligation debt capacity for its own use. The College further states that the County initially intended to cause installment purchase revenue bonds to be issued through a corporation created by the County for the benefit of this project; however, a revenue ruling of the Internal Revenue Service concerning exclusive possession and use of the building impedes the County's undertaking the installment purchase revenue bonds to fund the project for the benefit of the College. As a result, the College has determined to create its own non-profit corporation to issue the debt.

The College states that it considered issuance of general obligation state institution bonds, which are typically used to finance academic and other non-revenue-producing facilities, as an alternative to undertaking installment purchase revenue bonds; however, the College's existing payment obligations to the County on indebtedness previously issued to fund other College projects would necessitate an increase in tuition to meet the constitutional and statutory requirements applicable to coverage of debt service on state institution bonds. Moreover, the College did not have sufficient amounts on deposit with the State Treasurer at the fiscal year ended June 30, 2021, to meet the constitutional and statutory requirements applicable to coverage of debt service on state institution bonds.

Documentation supporting the submission states that no student tuition or fee increase will be required as a direct consequence of the permanent improvement project. The College designates a portion of tuition for permanent improvements, and the amount so designated has not increased from its current level of \$100 per student per semester since academic year 2017-2018.

The submission indicates that the County has levied for more than 40 years taxes for capital improvements for the College, and that funds collected pursuant to that levy are not part of the budget process of the County. Notwithstanding, the payments by the County and, in turn, made applicable by the College to the satisfaction of debt service, are subject to annual appropriation.

Supplemental information indicates that the College has no monetary obligation for any year in which the College has not appropriated funds, and in the event of default or event of nonappropriation, the project facilities would be partitioned so that the College's and the Corporation's interests were divided, to the extent possible, into separate interests comprising different components of the project facilities. Supplemental information further indicates that, in

the event of a default on the bonds, the bond trustee would take control of the project facilities and attempt to lease them to the College or for any other public purpose to recoup the money to be paid to the bondholders. This information further states that in no event will the College lose its fee simple title in the land or the portion of the facilities it has acquired; and, at the end of the term of the Base Lease, the land and project facilities revert to the College.

Inasmuch as payments made by the College are subject to annual appropriation, the full faith and credit of the State is not pledged to the payment of the proposed bonds.

The term of the proposed bonds will be 20 years. The term of the Base Lease will be 30 years, but will terminate earlier if the College purchases the project facilities by virtue of prepayment, or on retirement, of the bonds. The Base Lease term exceeds that of the bonds to permit the bond trustee, in the event of a bond default, to lease the facilities and recoup as much money as possible for the bondholders.

There appears to be no explicit statutory authority for any state institution or technical college to undertake the issuance of installment purchase revenue bonds.

COMMITTEE ACTION:

Review and make recommendation regarding Greenville Technical College's request to establish full design and construction for the permanent improvement project, to be funded with \$5,419,385 in local plant funds; \$5,000,000 in funds donated by the Greenville Technical College Foundation; and \$59,500,000 in proceeds from the proposed issuance of installment purchase revenue bonds; and review and make recommendation regarding the College's request to enter into the proposed Base Lease Agreement and associated Public Facilities Purchase and Occupancy Agreement, and related transactions supporting the issuance of not exceeding \$60,000,000 Installment Purchase Revenue Bonds.

ATTACHMENTS:

1. Department of Administration, Executive Budget Office Agenda Item Worksheet.
2. Department of Administration, Facilities Management and Property Services Agenda Item Worksheet.
3. Letter dated August 30, 2021, of Jacqueline R. DiMaggio, Vice President for Finance, Greenville Technical College.
4. Summary of Financing Structure prepared by Haynsworth Sinkler Boyd, Bond Counsel.
5. Key Provisions Related to the Financing Structure for Proposed Greenville Technical College Project.
6. Bond Information Report and Exhibit.
7. Challenges with Using State Institution Bonds to Fund the Greenville Technical College Project.

AVAILABLE:

1. Resolution dated June 16, 2021, of the Greenville Technical College Area Commission Consenting to and Approving the Issuance by Center for Arts and Health Sciences Public Facilities Corporation of Not Exceeding \$60,000,000 Installment Purchase Revenue Bonds.
2. Base Lease Agreement between Greenville Technical College Area Commission, as Lessor, and Center for Arts and Health Sciences Public Facilities Corporation, as Lessee.
3. Public Facilities Purchase and Occupancy Agreement between Center for Arts and Health Sciences Public Facilities Corporation, as Seller, and Greenville Technical College Area Commission, as Buyer.

JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: October 5, 2021

Regular Agenda

1. Submitted By:

- (a) Agency: Department of Administration
- (b) Authorized Official Signature:


 Brian J. Gaines Director, Executive Budget Office

2. Subject:

Greenville Technical College – New Arts and Sciences Building Construction

3. Summary Background Information:

- 1. Project: Greenville Technical College
H59.6166: New Arts and Sciences Building Construction

- Request: Establish Phase II Full Construction Budget to construct a new multi-story classroom building, approximately 125,000 square feet on the Barton Campus.

- Included in CPIP: Yes – 2021 CPIP Priority 1 of 2 in FY22 (estimated at \$69,919,385)
- Phase I Approval: June 2020 (estimated at \$66,000,000) (SFAA)
- CHE Approval: 9/2/21

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Local Plant	990,000		990,000	4,429,385	5,419,385
Other, Installment Purchase Revenue Bonds				59,500,000	59,500,000
Other, Local (GTC Foundation Donation)				5,000,000	5,000,000
All Sources	<u>990,000</u>		<u>990,000</u>	<u>68,929,385</u>	<u>69,919,385</u>

Summary of Work: The project will construct a new, energy efficient, Green Globes sustainable, multi-story academic classroom building for Health Sciences, Arts & Sciences. Single ply PVC membrane roofing was selected for the primary roof area, which is a large low slope roof area with relatively limited penetrations and mechanical equipment. Per McMillian/Pazdan/Smith Architecture, PVC membranes are commonly used roofing assemblies and, based on the design team’s experience, are cost effective and perform well for this type of roofing condition. Standing seam prefinished aluminum roofing was selected for the clerestory monitor roof, a narrow shed-type roof with no internal drains. Based on the design team’s experience, this roofing is cost effective and a durable assembly for this type of steeper-slope condition. It is anticipated that the new roof will come with a 20 year, no dollar limit, full system warranty. This new facility will contain modern science labs with state-of-the-art safety features, and instructional technology. The facility will house science labs for college curriculums of biology, biochemistry, biotechnology, botany, chemistry, and physics. The college’s Imaging Technology programs and labs will also be housed in this facility. Collaborative and engagement spaces for students and faculty will be included in the building space as will classrooms, faculty offices, and faculty support spaces.

Math and language computer labs will be included as well as a “Black Box” theater for the drama department, and a music room.

Rationale: Two of the oldest buildings on the Barton Campus are in poor condition with outdated and inefficient mechanical systems, the electrical systems are at maximum capacity, and space limitations affect the demand for occupancy in classrooms. Additionally, an Academic Master Plan study completed in 2012 identified growth needs and evaluated facility conditions.

Facility Characteristics: The new 3 story building will be approximately 125,000 square feet and will be occupied by Academic Advancement, Arts & Science programs, the entire Health Sciences Division, Economic Development and Corporate Training and serve 10,000 students, visitors, faculty, and staff. The building will be situated adjacent to the Student Center, Engineering Technology Building, and the Current University Transfer Building.

Financial Impact: The project will be funded from the College’s Plant Maintenance funds (uncommitted balance \$16.8 million at June 30, 2020), Installment Purchase Revenue Bonds (\$59.5 million when issued), and Greenville Technical College Foundation Funds (\$14.3 million at December 31, 2019) Revenue to the College’s Plant Maintenance Fund is an accumulation of appropriated funds from Greenville County, which are used to perform maintenance and renovations to physical facilities of the college. The installment purchase bonds will be issued by a not-for-profit corporation that is created to issue the bonds. The bonds will be repaid by property taxes levied by Greenville County for Greenville Technical College. The county has been levying this tax millage since 1982. The project is expected to result in an increase of \$121,384 (year 1), \$123,412 (year 2), and \$125,480 (year 3) in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$100 per student per semester, and has not increased for the academic years 2017-2018 to 2021-2022 respectively. The estimated Green Globes energy savings over a 30 period is approximately \$672,590.

Full Project Estimate: \$69,919,385 (internal) funded by Greenville County Bonds, Greenville Technical College’s Plant Maintenance Account, and Greenville Technical College Foundation Funds. Contract execution is expected in March 2022 with construction completion in April 2024.

4. What is JBRC asked to do?

Consider approval of the Permanent Improvement Project Phase II.

5. What is the recommendation of the Department of Administration?

The item is complete and ready for JBRC review.

6. List of Supporting Documents:

1. Permanent Improvement Project New Arts and Sciences Building Construction
2. Greenville Technical College Bond Information Report

**JOINT BOND REVIEW COMMITTEE
AGENDA ITEM WORKSHEET**

Meeting Scheduled for: October 5, 2021
Agenda

Regular

1. Submitted by:

- (a) Agency: Department of Administration
- (b) Authorized Official Signature:

Ashlie Lancaster
Ashlie Lancaster, Director

2. Subject: Greenville Technical College Arts and Health Sciences Building

3. Summary and Background Information:

Greenville Technical College Area Commission (the “Commission”) is requesting approval to enter into a series of transactions to support the building of a new Arts and Health Sciences building on its Barton campus.

The Commission authorized the creation of the Center for Arts and Health Sciences Public Facilities Corporation (the “Corporation”) for the purpose of issuing installment purchase revenue bonds on behalf of the Commission. The Commission will enter into a Base Lease Agreement with the Corporation whereby the Commission will lease the Land upon which the building will be constructed to the Corporation, the Corporation will issue the bonds and construct the new building, and the Commission will pay acquisition payments to the Corporation on an installment basis until it fully owns the improvements.

The term of the Base Lease will be for approximately thirty (30) years beginning upon the closing date of the Series 2021 Bonds and ending June 30, 2051. Consideration is \$30.00 plus the Corporation’s obligation to construct the facility. Following execution of the Base Lease, the Corporation will enter into a Public Facilities Purchase and Occupancy Agreement with the Commission through which the Commission will make installment acquisition payments.

The Corporation will also enter into a Trust Agreement with U.S. Bank National Association, as trustee, whereby the Corporation will issue the Bonds to pay for the construction of the Project. The Bonds will be secured by the Trust Estate which includes revenues paid by the Commission to the Corporation and a leasehold interest in the Land. The revenue source for the Commission’s acquisition payments will be a portion of the tax that is levied by the County for the Commission, subject to annual appropriation of the Commission. The County will enter into an escrow agreement with the Commission and U.S. Bank National Association, as escrow agent (the “Escrow Agent”), whereby the County agrees to annually deposit tax revenues, upon receipt, into an escrow fund held by the Escrow Agent until the amount in the escrow fund equals the upcoming annual acquisition payments due from the Commission to the Corporation (which equal the annual debt service payments on the Bonds). The Escrow Agent will then transfer the money in the escrow fund to the debt service fund to pay the annual debt service on the Bonds.

The preliminary projection for annual debt service for the Bonds ranges from approximately \$2.8 million in the early years to over \$4.8 million in the later years and is structured to increase as the County's general obligation bonds issued for the Commission are paid down in order to have overall level annual debt service payments when aggregated with all bonds and obligations issued for the Commission and payable from the taxes levied by the County. Actual debt service is subject to market conditions at the time of the bond sale.

The Commission will be responsible for all taxes and insurance on the real property and improvements and shall pay for all maintenance and operations. At the end of the Base Lease term, all improvements on the Land will be owned by the Commission.

Additionally, the Base Lease Agreement provides for the granting by the Corporation of easements or rights-of-way for road construction, utilities or in such other instances as the Commission certifies are not inconsistent or incompatible with the continued use of the balance of the real property for its intended purposes.

4. What is the JBRC asked to do? Approve the request by the Greenville Technical College Area Commission to enter into the proposed Base Lease Agreement and Public Facilities Purchase and Occupancy Agreement and associated transactions.

5. What is recommendation of the division of Facilities Management and Property Services? Consider approval of the request by the Greenville Technical College Area Commission to enter into the proposed Base Lease Agreement and Public Facilities Purchase and Occupancy Agreement and associated transactions.

6. Private Participant Disclosure – Check one:

No private participants will be known at the time the Authority considers this agenda item. Landlord is an exempt governmental entity.

A Private Participant Disclosure form has been attached for each private participant. As referenced on the Disclosure forms, a private participant is a natural person or non-governmental legal entity which may directly benefit from, and is participating in or directly associated with, the requested approval.

7. Recommendation of other office (as required)?

- (a) Authorized Signature: _____
(b) Office Name: [Click or tap here to enter text.](#)

8. List of Supporting Documents:

- (a) Letter from Agency dated August 30, 2021
(b) Greenville Technical College Executive Summary
(c) SC Code of Laws Sections 1-11-55 and 1-11-56



P.O. Box 5616 • Greenville, SC 29606-5616
(864) 250-8000 • www.gvltec.edu

Barton Campus • Benson Campus • Brashier Campus
Center for Manufacturing Innovation • Northwest Campus • Truist Culinary and Hospitality Education Center

August 30, 2021

Ms. Ashlie Lancaster, Division Director
Facilities Management and Property Services
Department of Administration
1200 Senate Street, 6th Floor
Columbia, SC 29201

Ref: Approval Greenville Technical College of Phase II of the Arts and Health Sciences Building, issuance of Installment Purchase Revenue Bonds, approval of associated leases and resolutions and ultimate acquisition of the building

Dear Ms. Lancaster,

The Area Commission of Greenville Technical College, at its June 16 meeting, approved the documents necessary to move forward with Phase II of the proposed Arts and Health Sciences Building, the issuance of installment purchase revenue bonds, the associated leases, the reimbursement resolution and subsequent acquisition of the building through the installment purchase process.

College respectfully requests permission from the Authority to proceed with this project as outlined in the associated documentation.

Kindest regards,

A handwritten signature in black ink that reads 'Jacqueline R. DiMaggio'.

Jacqueline R. DiMaggio
VP for Finance

FINANCING STRUCTURE FOR GREENVILLE TECHNICAL COLLEGE PROJECT

Greenville Technical College Area Commission (the “*Commission*”) is proposing the following bond structure for financing its new arts and health sciences building.

1. The Commission authorized the creation of the Center for Arts and Health Sciences Public Facilities Corporation (the “*Corporation*”), a South Carolina nonprofit corporation, which was organized and will be operated exclusively for the exercise of essential governmental functions (within the meaning of Section 115 of the Internal Revenue Code of 1986, as amended) of the Commission. The board of directors of the Corporation consists of four individuals appointed by the Commission for a three-year term. The Corporation will be the issuer of the installment purchase revenue bonds (the “*Bonds*”) on behalf of the Commission.

2. The Commission will enter into a Base Lease Agreement with the Corporation whereby the Commission will lease the land (the “*Land*”) to the Corporation where the Project will be constructed. At the end of the base lease term all improvements on the Land will be owned by the Commission.

3. The Corporation will enter into a Public Facilities Purchase and Occupancy Agreement (the “*Facilities Agreement*”) with the Commission whereby the Corporation will (i) construct the Project and (ii) sell the Project to the Commission. The Commission will act as agent for the Corporation in executing and procure the construction agreements for the Project. The Commission agrees to make acquisition payments to the Corporation to purchase the Project. The obligation of the Commission to make these acquisition payments is subject to annual appropriation of the Commission. Acquisition payments, in addition to giving the Commission the ability to occupy and use the Project, also result in the Commission acquiring a property interest in the Project with each payment.

4. The Corporation will enter into a Trust Agreement with U.S. Bank National Association, as trustee, whereby the Corporation will issue the Bonds to pay for the construction of the Project. The Bonds will be secured by the Trust Estate which includes revenues paid by the Commission to the Corporation and a leasehold interest in the Land.

5. The revenue source for the Commission’s acquisition payments will be the tax that is levied by Greenville County (the “*County*”) for capital improvements for the Commission. The County will enter into an escrow agreement with the Commission and U.S. Bank National Association, as escrow agent (the “*Escrow Agent*”), whereby the County agrees to annually deposit tax revenues, upon receipt, into an escrow fund held by the Escrow Agent until the amount in the escrow fund equals the upcoming annual acquisition payments due from the Commission to the Corporation (which equal the annual debt service payments on the Bonds). The Escrow Agent will then transfer the money in the escrow fund to the debt service fund to pay the annual debt service on the Bonds. The County has levied a tax for the Commission for more than 40 years. This tax is levied automatically and is not part of the budget process of the County.

**KEY PROVISIONS RELATED TO THE FINANCING STRUCTURE FOR PROPOSED
GREENVILLE TECHNICAL COLLEGE PROJECT**

As a follow-up to the earlier memo regarding the Greenville Technical College Area Commission (the “*Commission*”) proposed financing, the following should be helpful to you in your discussions.

1. The Base Lease Agreement, Public Facilities Purchase and Occupancy Agreement and Escrow Agreement submitted to the SFAA for consideration are in substantially the final form to be entered into by the Commission and the Trust Agreement is in substantially final form, all subject to any changes to the insurance provisions that need to be finalized by the Commission and bond pricing information that will not be known until the bonds are priced.

2. The Commission has fee simple title to the parcel (the “*Land*”) that will be leased to the Arts and Health Sciences Public Facilities Corporation (the “*Corporation*”), a newly-created single-purpose eleemosynary corporation created solely for the Commission’s benefit. Title to the Land will remain with the Commission and cannot be forfeited by any of the terms of the agreements related to the proposed financing.

3. The Commission will sell the facilities (the “*Facilities*”) to be built on the Land to the Commission. With each payment by the Commission, title to an undivided interest in the Facilities will transfer from the Corporation to the Commission. This percentage ownership in the Facilities by the Commission cannot be taken away from the Commission.

4. The monetary obligation of the Commission under the agreements related to the proposed financing is subject to annual appropriation of the Commission. The Commission has no monetary obligation under these agreements or otherwise for any year in which it has not appropriated funds for that purpose.

5. If a default occurs on the Bonds, the Trustee takes control of the Facilities and attempts to lease the Facilities (to the Commission or for any other public purpose) to recoup the money to be paid to the bondholders. At the end of the Base Lease term, the Land and Facilities revert to the Commission.

6. The term of the Base Lease is 30 years and the term of the Facilities Agreement is 20 years. The Base Lease will terminate earlier if the Commission buys the Facilities by virtue of prepayment or retirement of the Bonds. The Base Lease is 10 years longer than the Facilities Agreement to allow the Trustee, in the event of a bond default, to lease the Facilities in order to recoup as much money as possible for the bondholders.

7. The Commission and the Corporation recognize that the foregoing arrangement is subject to the South Carolina Consolidated Procurement Code; however, Section 11-35-710(A)(15) of the Procurement Code authorizes the State Engineer to exempt such arrangements

from the Procurement Code if the conditions imposed by the statute are satisfied. Specifically, the State Engineer may exempt the transaction if some aspect of the overall transaction is approved by SFAA and the design and construction services are acquired by the eleemosynary corporation pursuant to the Procurement Code.

8. All elements of this exemption are present here. The State Engineer has approved the use of this exemption in writing. Both the Base Lease and the Permanent Improvement Project must be approved in advance by SFAA. And the Corporation has and will competitively procure the design and construction of the project pursuant to the Consolidated Procurement Code.

9. Upon an event of default or event of nonappropriation, a partition of the Facilities will occur, so that the Commission's and the Corporation's interests in the Facilities will be divided, to the extent feasible, into separate interests comprising different components of the Facilities. In no event will the Commission lose its fee simple title in the Land or in the portion of the Facilities it has acquired.

10. The agreements related to this transaction include the following:
- a. Base Lease Agreement between the Commission and the Corporation
 - b. Public Facilities Purchase and Occupancy Agreement between the Corporation and the Commission
 - c. Trust Agreement between U.S. Bank National Association (the trustee) and the Corporation
 - d. Escrow Agreement among Greenville County, the Commission and U.S. Bank National Association (the escrow agent)
 - e. Bond Purchase Agreement between the Corporation and Raymond James & Associates, Inc. (the underwriter)

EXECUTIVE SUMMARY FOR ISSUANCE OF INSTALLMENT PURCHASE REVENUE BONDS FOR GREENVILLE TECHNICAL COLLEGE ARTS AND HEALTH SCIENCES BUILDING

Greenville Technical College seeks approval to have issued on its behalf by the Center for Arts and Health Sciences Public Facilities Corporation (the “**Corporation**”) Installment Purchase Revenue Bonds for the Construction of the College’s Arts and Health Sciences Building. Previously, for capital projects of Greenville Technical College Area Commission (the “**Commission**”), Greenville County (the “**County**”) has issued general obligation bonds payable from a tax levy that the County has levied for the Commission for more than 40 years. Currently, however, the County is reserving its general obligation debt capacity for its own projects, which means the Commission has to use other financing structures for its Arts and Health Sciences Building project (the “**Project**”). Initially, the County intended to have issued on its behalf installment purchase revenue bonds by a nonprofit corporation created by the County for this purpose. The source of payment would remain the taxes levied by the County for the Commission. However, this structure which is authorized by IRS Rev. Rul. 63-20 requires the governmental unit on whose behalf the bonds are issued (the County) to have exclusive beneficial possession and use of the property financed by the obligations for the life of the obligations. Since the Commission, not the County would have possession and use of the Project, the County could not be the local government.

As a result of the above, the Commission determined that it could have a nonprofit corporation issue installment purchase revenue bonds on its behalf and comply with the federal rule since the Commission would have exclusive possession and use of the Project during the life of the bonds. The installment purchase revenue bond structure would consist of the following:

1. The Commission authorized the creation of the Corporation, a South Carolina nonprofit corporation, which was organized and shall be operated exclusively for the exercise of essential governmental functions (within the meaning of Section 115 of the Internal Revenue Code of 1986, as amended) for the benefit of, to perform the functions of, and to carry out the purposes of the Commission. The board of directors of the Corporation consists of four individuals appointed by the Commission for a three-year term. The Corporation, which was incorporated on May 26, 2020, will be the issuer of the installment purchase revenue bonds (the “**Bonds**”) on behalf of the Commission.

2. The Commission will enter into a Base Lease Agreement with the Corporation whereby the Commission will lease the land (the “**Land**”) to the Corporation where the Project will be constructed. At the end of the lease term all improvements on the Land will be owned by the Commission.

3. The Corporation will enter into a Public Facilities Purchase and Occupancy Agreement (the “**Facilities Agreement**”) with the Commission whereby the Corporation will (i) construct the Project and (ii) sell the Project to the Commission. The Commission agrees to make acquisition payments to the Corporation to purchase the Project. The obligation of the Commission to make these acquisition payments is subject to annual appropriation of the Commission. Acquisition payments, in addition to giving the Commission the ability to occupy and use the Project, also result in the Commission acquiring a property interest in the Building with each payment.

4. The Corporation will enter into a Trust Agreement with U.S. Bank National Association, as trustee, whereby the Corporation will issue the Bonds to pay for the construction of the Project. The Bonds will be secured by the Trust Estate which includes revenues paid by the Commission to the Corporation and a leasehold interest in the Land.

5. The revenue source for the Commission’s acquisition payments will be a portion of the tax that is levied by the County for the Commission. The County will enter into an escrow agreement with the Commission and U.S. Bank National Association, as escrow agent (the “*Escrow Agent*”), whereby the County agrees to annually deposit tax revenues, upon receipt, into an escrow fund held by the Escrow Agent until the amount in the escrow fund equals the upcoming annual acquisition payments due from the Commission to the Corporation (which equal the annual debt service payments on the Bonds). The Escrow Agent will then transfer the money in the escrow fund to the debt service fund to pay the annual debt service on the Bonds.

The following documents are required for the issuance of the debt and were approved by the Commission on June 17, 2021:

1. Resolution approving bond transaction and the following documents:
 - a. Base Lease Agreement – see 2 above
 - b. Public Facilities Purchase and Occupancy Agreement – see 3 above
 - c. Trust Agreement – see 4 above
 - d. Escrow Agreement – see 5 above
2. Reimbursement Resolution - The Commission declared its official intent pursuant to Regulation Section 1.150-2 to be reimbursed from the proceeds of the obligations for expenditures with respect to the project which may occur prior to the issuance of the obligations.

Comparison of alternative financing considered by the agency or institution, and the rationale and justification for selection presented for Committee review.

As previously mentioned, the County has levied a tax for the Commission for more than 40 years. This tax is levied automatically and is not part of the budget process of the County. The Commission received more than \$13.7 million from this revenue source in 2020 and has used such revenue to pay debt service on certificates of participation issued by the County for Commission projects which have recently matured, to pay debt service on general obligation bonds issued by the County for Commission projects and to fund various capital projects on a pay-as-you-go basis.

The preliminary projection for annual debt service for the Bonds ranges from approximately \$2.8 million in the early years to over \$4.8 million in the later years and is structured to increase as the County’s general obligation bonds issued for the Commission are paid down in order to have overall level annual debt service payments when aggregated with all bonds and obligations issued for the Commission and payable from the taxes levied by the County. Actual debt service is subject to market conditions at the time of the bond sale.

The Commission determined to use this structure for several reasons. First, the source of payment is a dedicated millage levied by the County for the Commission that has been in existence for more than 40 years. Second, the Commission does not have to use or increase its tuition or other student fees for this project. Third, the ability to exercise its right to non-appropriate protects the Commission’s finances if for whatever reason the County does not levy such millage. Fourth, the debt service is being wrapped around existing debt issued by the County payable from this tax levy in such a manner as to have overall level debt service for the Commission without any increase in taxes, student tuition or student fees.

A State institution bond would require repayment from a specific fee and debt payments submitted must be 110% of the maximum annual debt service. As a result of these constraints, the college would have to increase student fees by approximately \$200 per semester. The requirement for this extreme increase in student fees eliminated the State Institution Bonds from consideration. The proposed financing allows the debt service to be increased as other obligations are satisfied and use an existing non-student funding source. A schedule of current and proposed debt payments is included in this proposal.

Principals to the transactions

Greenville Technical College Area Commission, a public body corporate and politic organized and existing pursuant to the laws of the State under the provisions of Title 59, Chapter 53, Code of Laws of South Carolina, 1976, as amended.

The Center for Arts and Health Sciences Public Facilities Corporation, a South Carolina nonprofit corporation, which was organized and shall be operated exclusively for the exercise of essential governmental functions (within the meaning of Section 115 of the Internal Revenue Code of 1986, as amended) for the benefit of, to perform the functions of, and to carry out the purposes of the Commission.

Greenville County has issued general obligation bonds payable from a tax levy that the County has levied for the Commission

U.S. Bank National Association, or any successor Trustee that may become the Trustee pursuant to the applicable provisions of this Trust Agreement.

Consultants and Advisors

The consultants and advisors that have worked on this project are Haynsworth Sinkler Boyd P.A., Bond Counsel to the Corporation, and Southern Municipal Advisors, Financial Advisors.

Financial Obligations of the Parties

The revenue source for the Commission's acquisition payments will be a portion of the tax that is levied by Greenville County for the Commission. The County will enter into an escrow agreement with the Commission and U.S. Bank National Association, as escrow agent whereby the County agrees to annually deposit tax revenues, upon receipt, into an escrow fund held by the Escrow Agent until the amount in the escrow fund equals the upcoming annual acquisition payments due from the Commission to the Corporation (which equal the annual debt service payments on the Bonds). The Escrow Agent will then transfer the money in the escrow fund to the debt service fund to pay the annual debt service on the Bonds.

The Corporation and the Trustee intend for this Trust Agreement to be a collateral assignment of all rents, leases, issues and profits created by, or arising out of any right, title or interest of the Corporation in the Trust Estate, including without limitation, all leases, rents, issues, and profits arising out of the Base Lease, the Facilities Agreement, and any future lease or leases now or hereinafter entered into by the Corporation.

The full faith and credit of the state is not being pledged to the payment of the bond.

The Trust agreement does not create a mortgage. Pursuant to the Base Lease Agreement, the Commission is ground leasing the land to the Corporation upon which the new building will be built. Under the Trust Agreement, the Corporation is pledging its rights under the Base Lease Agreement to the Trustee for the benefit of the bondholders.

Provisions for enforcement, recourse and remedy in the event of non-performance or noncompliance

Given the fact that the tax millage collected for the Commission by Greenville County will be transferred directly to the trustee, the non-performance or non-compliance is highly unlikely. In the event of a breach

of the Public Facilities Purchase and Occupancy Agreement by the Commission, the Corporation shall have the right to possession of portions of the Real Property, if any, relating to the Corporation Facilities as the result of a partition as provided for in the Facilities Agreement for the remainder of the Base Lease Term and shall have the right to sublease the Corporation Facilities or transfer its leasehold interest in the Corporation Real Property and in the Base Lease upon whatever terms and conditions it deems prudent; provided that the Corporation Facilities shall always be operated for a civic or public purpose and in compliance with all applicable governmental rules, regulations and orders. In the event that the Corporation shall receive a payment for the transfer of its leasehold interest or total rental payments for subleasing that are, after the payment of the Corporation's expenses in connection therewith, including fees, costs and expenses of the Trustee, in excess of the principal amount of the Outstanding Bonds at the time of termination or default and the interest and premium, if any, due and to become due thereon (with amounts so received to be credited first to such interest and then to principal), then such excess shall be paid to the Commission by the Corporation, its assigns or its lessee.

In the event of a default by the Corporation, the Commission shall not have the right to exclude the Corporation from the Real Property or the Project Facilities or to take possession of the Real Property or the Project Facilities (except pursuant to the Facilities Agreement) or to terminate this Base Lease prior to the termination of the Base Lease Term notwithstanding any default by the Corporation hereunder; except that if upon exercise of the option to purchase the Corporation's entire interest in the Project Facilities granted to the Commission in Article IX of the Facilities Agreement and after the payment of the purchase price specified therein and the other sums payable under the Facilities Agreement, the Corporation fails to convey its interest in the Project Facilities to the Commission pursuant to said option, then the Commission shall have the right to terminate the Base Lease, such termination to be effective 30 days after delivery of written notice of such termination to the Corporation. However, in the event of any default by the Corporation under the Facilities Agreement, the Commission may maintain an action, if permitted in equity, for specific performance.

Specific action or review requested of the Committee

By policy adopted October 7, 2014, the agency is requesting permission for the issuance of Installment Purchase Revenue Bonds by the Corporation, and the associated leases and agreements as well as Phase II approval of the Greenville Technical College Arts and Health Sciences Building.

BOND DEBT SERVICE

Center for Arts and Health Sciences Public Facilities Corporation, South Carolina
 Installment Purchase Revenue Bonds, Series 2021
 (Greenville Technical College Project) - 20 Year Final
 Rates as of June 7, 2021
 Preliminary and Subject to Change

Dated Date 10/26/2021
 Delivery Date 10/26/2021

Period Ending	Principal	Coupon	Interest	Debt Service	Bond Balance	Total Bond Value
06/30/2022			874,652.08	874,652.08	49,975,000	49,975,000
06/30/2023	310,000	4.000%	2,031,450.00	2,341,450.00	49,665,000	49,665,000
06/30/2024	325,000	4.000%	2,019,050.00	2,344,050.00	49,340,000	49,340,000
06/30/2025	745,000	4.000%	2,006,050.00	2,751,050.00	48,595,000	48,595,000
06/30/2026	775,000	4.000%	1,976,250.00	2,751,250.00	47,820,000	47,820,000
06/30/2027	1,635,000	5.000%	1,945,250.00	3,580,250.00	46,185,000	46,185,000
06/30/2028	1,715,000	5.000%	1,863,500.00	3,578,500.00	44,470,000	44,470,000
06/30/2029	2,110,000	5.000%	1,777,750.00	3,887,750.00	42,360,000	42,360,000
06/30/2030	2,215,000	5.000%	1,672,250.00	3,887,250.00	40,145,000	40,145,000
06/30/2031	2,325,000	5.000%	1,561,500.00	3,886,500.00	37,820,000	37,820,000
06/30/2032	2,440,000	5.000%	1,445,250.00	3,885,250.00	35,380,000	35,380,000
06/30/2033	2,950,000	4.000%	1,323,250.00	4,273,250.00	32,430,000	32,430,000
06/30/2034	3,070,000	4.000%	1,205,250.00	4,275,250.00	29,360,000	29,360,000
06/30/2035	3,725,000	4.000%	1,082,450.00	4,807,450.00	25,635,000	25,635,000
06/30/2036	3,870,000	4.000%	933,450.00	4,803,450.00	21,765,000	21,765,000
06/30/2037	4,025,000	4.000%	778,650.00	4,803,650.00	17,740,000	17,740,000
06/30/2038	4,190,000	4.000%	617,650.00	4,807,650.00	13,550,000	13,550,000
06/30/2039	4,355,000	4.000%	450,050.00	4,805,050.00	9,195,000	9,195,000
06/30/2040	4,530,000	3.000%	275,850.00	4,805,850.00	4,665,000	4,665,000
06/30/2041	4,665,000	3.000%	139,950.00	4,804,950.00		
	49,975,000		25,979,502.08	75,954,502.08		

**CHALLENGES WITH USING STATE INSTITUTION BONDS (“SIBS”)
TO FUND THE GREENVILLE TECHNICAL COLLEGE PROJECT:**

1. Since tuition fees have to be pledged and used to pay debt service on SIBs at a level that equals 110% of maximum annual debt service on the SIBs, the Greenville Technical College Area Commission (the “*Commission*”) would have to raise tuition fees on its students in order to meet this requirement.

2. Since required annual payments must equal 110% of maximum annual debt service, the debt service payments cannot be structured to be wrapped around the Commission’s existing debt service payments and increase as other Commission obligations are paid off in order to provide for overall level debt service for the Commission.

3. Having level debt service payments on the SIBs is not attainable under the Commission’s current tuition fee structure and would require a tuition increase.

4. The source of payment for installment purchase revenue bonds is a dedicated tax millage levied by Greenville County for the Commission that has been in existence for decades and cannot be used to fund debt service payments for SIBs, since the SIBs statute requires tuition fees to be the source of repayment. Unlike SIBs where the Commission would have to raise tuition fees on its students to meet debt service payments, under the installment purchase revenue bond structure, the Commission would not have to use or increase its tuition or other student fees for this project.

5. Under state law requirements for issuing SIBs, the Commission would have had to have deposited with the State Treasurer’s office 110% of maximum annual debt service by the end of the fiscal year prior to the issuance of the SIBs. This requirement will cause the financing of the project to be delayed by nearly a year until no sooner than July 2022, which places the Commission at risk for increased construction costs, the potential for rising interest rates and a delay in the completion of the project. Given the current inflation rate, the Federal Reserve is already reviewing how it will address future interest rates.

AGENCY: Department of Administration
Capital Budget Office

SUBJECT: Permanent Improvement Project Proposals

The Department of Administration has submitted 31 proposals for Permanent Improvement Projects on behalf of agencies, summarized as follows:

	Items	Existing Budget	Proposed Budget Change	Estimated Total Project Cost
Higher Education				
H09 - The Citadel	1	-	981,000	65,400,000
H12 - Clemson University	1	-	1,020,000	45,800,000
H15 - College of Charleston	3	680,000	39,820,000	40,500,000
H17 - Coastal Carolina University	1	75,000	4,925,000	5,000,000
H47 - Winthrop University	2	-	99,000	6,600,000
H51 - Medical University of South Carolina	1	67,500	4,432,500	4,500,000
Higher Education Total	9	822,500	51,277,500	167,800,000
Agencies				
D50 - Department of Administration	3	18,850	2,334,517	14,026,064
E24 - Office of the Adjutant General	5	1,584,800	418,403	6,003,836
H67 - South Carolina Educational Television	1	-	4,290	286,000
H71 - Wil Lou Gray Opportunity School	1	506,055	168,945	675,000
J04 - Department of Health & Environmental Control	1	-	24,000	1,600,000
J12 - Department of Mental Health	3	13,350	1,571,000	2,067,000
J16 - Department of Disabilities & Special Needs	2	-	11,775	785,000
K05 - Department of Public Safety	1	405,450	150,000	555,450
P24 - Department of Natural Resources	3	40,000	3,567,575	4,155,000
P28 - Department of Parks, Recreation & Tourism	1	15,000	985,000	1,000,000
R40 - Department of Motor Vehicles	1	-	15,000	1,000,000
Agencies Total	22	2,583,505	9,250,505	32,153,350
Grand Total	31	3,406,005	60,528,005	199,953,350

COMMITTEE ACTION:

Review and make recommendation of proposed permanent improvement projects for transmittal to the State Fiscal Accountability Authority or Department of Administration, as applicable.

ATTACHMENTS:

1. Department of Administration, Capital Budget Office, Agenda Item Worksheet - Summary 2-2022 covering the period July 3, 2021, through August 23, 2021.

1. Project: The Citadel
 H09.9623: Stevens Barracks Replacement
- Request: Establish Phase I Predesign Budget to construct a new barracks adjacent to the existing Stevens Barracks on the west side.
- Included in CPIP: Yes – 2021 CPIP Priority 1 of 1 in FY22 (estimated at \$65,400,000)
 CHE Approval: 9/2/21
 Supporting Details: Pages 1-10

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Barracks Reserve				981,000	981,000
All Sources				<u>981,000</u>	<u>981,000</u>

Summary of Work: The project will construct a new barracks that will replace the existing Stevens Barracks, which will bring it in-line with the cadet housing standards of the other four barracks. This project will also renovate the campus steam and chilled water systems and increase their capacity to provide for the Stevens Barracks Replacement and construct a new tennis center that is currently located on the proposed site. Following the construction of the Stevens Replacement, existing Stevens Barracks will be reprogrammed and renovated for other campus needs.

Rationale: A building assessment was performed in 2015 and a notation was made that the majority of the building components would need to be replaced within the next ten (10) years, including the sprinkler system, electrical system, roof, and HVAC system. The existing Stevens Barracks is the only wood framed, non-seismic non-code compliant barracks remaining on campus.

Facility Characteristics: The existing Stevens Barracks was constructed in 1942 (79 years old) and the majority of the building systems were refurbished in 1977 (44 years old) and are beyond their useful life. The new building to be constructed is projected to have 61,350 square feet, with an additional open courtyard/quad in the center that will be 23,000 square feet. The building will be programmed for student housing. It will house 456 cadets and provide office space for 4 Teach-Advise-Coach (TAC) Officers. The internal courtyard, or quad, is used for cadet training and team building

Financial Impact: The project will be funded from Barracks Reserve Fund (uncommitted balance \$17.1 million at June 30, 2021). Revenue to this fund comes from the debt portion of the cadet room charge which is \$1,440 per cadet per year. The project is expected to result in a decrease of \$30,000 (years 1 thru 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$125 per student per semester, and has increased from \$80 to \$125 for the academic years 2017-2018 to 2021-2022 respectively.

Full Project Estimate: \$65,400,000 (internal) funded by Capital Reserve, Appropriated State (nonrecurring), State Institution Bonds, and Barracks Reserve Funds.

2. Project: Clemson University
 H12.9951: Development and Alumni Center Building Construction
- Request: Establish Phase I Predesign Budget to construct an approximately 100,000 square foot building to provide space for university and related organizational groups.
- Included in CPIP: Yes – 2021 CPIP Priority 3 of 9 in FY22 (estimated at \$51,000,000)
 CHE Approval: 9/2/21
 Supporting Details: Pages 43-52

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Maintenance & Stewardship				1,020,000	1,020,000
All Sources				<u>1,020,000</u>	<u>1,020,000</u>

Summary of Work: This project was originally established as a Clemson University Foundation (CUF) project with the university occupying only a small portion of the building. After the project was started, CUF hired both a design firm and a Construction Manager at Risk following the competitive procedures of the Consolidated Procurement Code. As planning and design work progressed, it became evident that the university would occupy a majority of the building and the parties made the decision to make this a Clemson University owned building. Because of the work the firms hired by CUF already has been performed, and their familiarity with the project, Clemson requests that approval of this project include approval for Clemson to contract with the design firm and the Construction Manager at Risk hired by CUF to complete the design and construction of this project.

Rationale: By constructing a new facility on the periphery of campus, the university can move administrative functions to lower cost space and re-purpose high-value space in the core campus for student facing purposes. Per the university, collocating and consolidating Development, Alumni Association and Clemson University Foundation offices in a single location will improve operational efficiencies and the partnership between these closely related functions. Additionally, the alignment and presence of these functions together is anticipated to generate donor interest, reducing the overall cost of the project to the university. Locating these functions adjacent to the university's existing conference center and even space will create efficiencies by not duplicating event space.

Facility Characteristics: The new building to be constructed will be approximately 100,000 square feet and will house the Clemson University Foundation, Alumni Association, Admissions Office, Development Office, Board of Trustees Staff Offices, University Relations, Michelin Career Center, and Visitor's Center. It will also house operations associated with the Walker Golf Course, including the pro shop, short order food service and club house as the current facilities will be demolished to construct the new building. The building will house approximately 216 staff and 128 students. It can also be utilized by an additional 1,000 individuals at any one time in various meeting, seminar, event, and dining spaces within the facility. Further, approximately 72,000 individuals visit the Visitors Center every year.

- Financial Impact: The project will be funded from Maintenance and Stewardship Funds (uncommitted balance \$54.4 million at August 2, 2021). Revenue to this fund is generated from tuition, matriculation and other debt retirement and plant transfers revenues that are not formally obligated to fund debt service in the current period and that are responsibly transferred to and managed by the State Treasurer until the time of their State Treasurer approved qualified use. The project is expected to result in an increase of \$650,000 (year 1), \$669,500 (year 2), and \$689,585 (year 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$1,005 per student per semester, and has increased from \$738 in 2017-2018 to 2021-2022 respectively. The project will be designed to meet Green Globes Certification Standards.
- Full Project Estimate: \$45,800,000 (internal) funded by State Institution Bonds.

3. Project: College of Charleston
 H15.9668: McAlister Residence Hall 2021 Renovation
- Request: Establish Phase II Full Construction Budget to repair significant moisture intrusion/damage and indoor air quality issues from failing roofing, window, exterior finishes, HVAC, and exhaust systems.
- Included in CPIP: Yes – 2021 CPIP Priority 1 of 11 in FY22 (estimated at \$32,000,000)
 Phase I Approval: October 2019 (estimated at \$32,000,000) (SFAA)
 CHE Approval: 9/2/21
 Supporting Details: Pages 53-74

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Housing Revenue	480,000		480,000	15,760,000	16,240,000
Other, Capital Improvement Project				15,760,000	15,760,000
All Sources	<u>480,000</u>		<u>480,000</u>	<u>31,520,000</u>	<u>32,000,000</u>

Summary of Work: The entire TPO membrane roof requires replacement, as well as all windows and 75% of exterior stucco. The existing roof will be demolished, including membranes, protection board, and insulation to the top of the existing concrete deck, and a new two-ply modified SBS roofing system with 180 mil fully adhered granular cap sheet, 180 mil fully adhered base sheet, protection board, and new sloped polyisocyanurate insulation with a minimum insulating value of R-25 will be installed, as proposed by CEMS Engineering, Inc. The engineering firm is also proposing to replace, within the new roof system, all parapet cap flashing and wall flashing. A roof membrane manufacturer's 20-year no dollar limit for roof system materials and installation workmanship warranty, including flashing, insulation, and accessories necessary for a watertight roof system construction, will be provided. Structural repairs will be made to areas damaged by moisture intrusion. General repairs will be applied to support angles, expansion joints, exposed rebar, concrete (block, pre-cast and poured) and secondary steel. The project will replace approximately 130 individual VTAC HVAC units with a centralized variable flow refrigerant delivery system to increase energy efficiency, reliability, maintenance access and to alleviate the “heat tunnel” effect created by the current air discharge design. The project will also repair/clean existing HVAC ductwork, replace moisture damaged interior sheetrock and supported metal framing studs, replace all exterior stair/breezeway railings (rusting and increasingly dangerous), replace damaged/obsolete elevator control systems and cab finishes, replace all lighting with LED fixtures, replace plumbing fixtures and select piping, repair/replace damaged doors, repair/replace damaged millwork, upgrade telecommunications fiber/controls, replace/refresh all interior and exterior finishes and replace all furnishings. The entire building will be renovated.

Rationale: In 2018, a detailed building assessment was conducted by CEMS Engineering which included destructive testing for envelope/fenestration water intrusion, a roof assessment, and MEP system assessments. This assessment revealed moisture intrusion/damage that was far worse than originally anticipated.

- Facility Characteristics: McAlister Hall is 152,142 gross square feet and was constructed in 2002 (19 years old). The 152,142 gross square foot residence hall was constructed in 2002 and is 17 years old. The facility will house 535 undergraduate students per academic year, plus one Residence Hall Director, 3-4 administrative staff, 3-4 facilities staff during regular business hours.
- Financial Impact: This project will be funded from Campus Housing Revenue Funds (uncommitted balance \$31.1 million at September 8, 2021), and Capital Improvement Project Funds (uncommitted balance \$55.3 million at September 8, 2021). Revenue for the Campus Housing Revenues is derived from student housing fees. Revenues to the Capital Improvement Project Fund is generated from the Capital Improvement Fee that exceed current annual debt service related to bonds. The building is being designed to meet LEED Silver Certification Standards with anticipated energy savings of \$6,510,197.34 over a 30-year period. The project is expected to result in an increase of \$15,214 (years 1 thru 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$966 per student per semester, and has increased from \$844 in 2017-2018 to 2021-2022 respectively.
- Full Project Estimate: \$32,000,000 (internal) funded by Campus Housing Revenue Funds and Capital Improvement Project Funds. Contract execution is expected in May 2022 with construction completion in July 2023.

4. Project: College of Charleston
 H15.9671: Silcox PE & Health Center Envelope Repair & First Floor Renovation
- Request: Establish Phase II Full Construction Budget for exterior renovations to correct envelope deficiencies and an interior renovation of the 1st floor.
- Included in CPIP: Yes – 2021 CPIP Priority 2 of 11 in FY22 (estimated at \$5,500,000)
 Phase I Approval: February 2020 (estimated at \$5,500,000) (SFAA)
 CHE Approval: 9/2/21
 Supporting Details: Pages 75-90

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement Project	137,500		137,500	5,362,500	5,500,000
All Sources	<u>137,500</u>		<u>137,500</u>	<u>5,362,500</u>	<u>5,500,000</u>

Summary of Work: The project will make exterior renovations to correct envelope deficiencies and an interior renovation of the 1st floor (18,059 gross square feet) to convert a storage closet to an ADA compliant gender-neutral restroom, replace classroom technology and furnishings, improve emergency egress, and better utilize existing space. Roof area to be repaired/replaced is approximately 18,850 gross square feet. The facility has two types of existing roofs. There is a main gabled roof that consists of slate shingles and the adjacent low slope roofs are modified bitumen roofing. The building falls under the City of Charleston Board of Architectural Review jurisdiction which requires roof material to be replaced in kind. The new roof will come with a 20-year warranty. Exterior surface area to be repaired/replaced is approximately 29,500 gross square feet.

Rationale: No significant exterior renovations have occurred since construction. The last interior renovation was in 1995 (26 years ago). The building materials reflect the time of construction & labor-intensive installations - stucco over masonry, wood sash windows with divided glass, metal roof trusses with wood decking, some exterior ironwork, and a slate roof. Per the college, the building is approaching a state of disrepair. Wood windows have reached the end of their life cycle. Stucco is failing at rusting lintels, displays stains & cracks. The roof decking shows deflection & signs of water infiltration. The moisture intrusion is creating indoor air quality issues, requiring the College to find alternate spaces for some classes & student activities.

Facility Characteristics: The Silcox Physical Education & Health Center is a 48,904 gross square foot building constructed in 1939 (82 years old). The building houses a mix of classrooms, one indoor sports space, health science labs, and academic offices for the Department of Health and Human Performance. The first floor contains four classrooms serving up to 500 students per weekday, three student study lounges, three faculty offices, seven health science labs and two changing/locker rooms.

Financial Impact: This project will be funded from Capital Improvement Project Funds (uncommitted balance \$55.3 million at September 8, 2021). Revenues to this fund are generated by the Capital Improvement Fee that exceed current annual debt service related to bonds. The project is expected to result in a decrease of \$7,340 (year 1), \$7,634 (year 2), and \$7,939 (year 3), in annual operating expenses. No student fees or tuition will be increased as a consequence

of the project. A portion of tuition is designated for capital improvements, currently \$966 per student per semester, and has increased from \$844 in 2017-2018 to 2021-2022 respectively.

Full Project Estimate: \$5,500,000 (internal) funded by Capital Improvement Project Funds. Contract execution is expected in July 2022 with construction completion in August 2023.

5. Project: College of Charleston
 H15.9672: Wentworth Parking Garage Renovation
- Request: Establish Phase II Full Construction Budget to address structural deficiencies, elevator modernization, restriping of parking spaces and travel lanes, and replace access control equipment and software.
- Included in CPIP: Yes – 2021 CPIP Priority 3 of 11 in FY22 (estimated at \$3,000,000)
 Phase I Approval: February 2020 (estimated at \$2,500,000) (SFAA)
 CHE Approval: 9/2/21
 Supporting Details: Pages 91-106

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Auxiliary Parking Revenues	62,500		62,500	2,937,500	3,000,000
All Sources	<u>62,500</u>		<u>62,500</u>	<u>2,937,500</u>	<u>3,000,000</u>

Summary of Work: This project will address structural deficiencies, elevator modernization, restriping of parking spaces & travel lanes, and replace access control equipment & software. Structural repairs will focus on the exterior stairwell’s foundation, masonry cracks & mortar joints, a cracked corbel supporting a breezeway beam, breezeway floor slabs, and rusting exposed steel reinforcing in concrete beams, columns, slabs & stairwells. Safety upgrades include installation of vehicle barriers (currently nonexistent) and replacement of handrails & guardrails.

Rationale: The college owns the garage and has a joint operating agreement with the city allowing parking for both entities. The exterior stairwell’s foundation has settled, causing the stairs to pull away from the garage structure. A breezeway beam corbel has cracked in half. Breezeway slabs have separated from the garage by 1-2”. Exposed rusting reinforcement bars in concrete beams, columns, slabs, and stairwells are leading to cracking, spalling and water intrusion. Masonry mortar joints are deteriorating. A large masonry crack has appeared in the elevator shaft. Vehicular barriers are non-existent. Metal guardrails and handrails between levels are inadequate, ADA noncompliant and rusting. The machine room roof and façade of the elevator are severely damaged with part of the metal siding missing. The access control equipment is approximately 22 years old, experiencing routine failures and beyond its useful life. The technology used to operate the equipment is outdated and does not allow for automation.

Facility Characteristics: The Wentworth Parking Garage is 210,600 gross square feet and was constructed in 1984 (37 years old). The facility has 515 parking spaces. 70 spaces are assigned to students. 300 spaces are assigned to faculty & staff. 145 spaces are allocated as public parking as per an operating agreement with the City of Charleston.

Financial Impact: This project will be funded from Auxiliary Parking Revenue Funds (uncommitted balance \$5.2 million at August 25, 2021). Revenues to this fund are derived from student, faculty & staff parking fees. The project is expected to result in a decrease of \$10,500 (year 1), \$10,920 (year 2), and \$11,360 (year 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated

for capital improvements, currently \$966 per student per semester, and has increased from \$844 in 2017-2018 to 2021-2022 respectively.

Full Project Estimate: \$3,000,000 (internal) funded by Auxiliary Parking Revenue Funds. Contract execution is expected in May 2022 with construction completion in August 2022.

6. Project: Coastal Carolina University
 H17.9618: Eaglin Residence Hall Renovation
- Request: Establish Phase II Full Construction Budget to renovate the HVAC system, renovate the life system, and replace the fire sprinkler system.
- Included in CPIP: Yes – 2021 CPIP Priority 2 of 5 in FY22 (estimated at \$5,000,000)
 Phase I Approval: December 2019 (estimated at \$5,000,000) (SFAA)
 CHE Approval: 9/2/21
 Supporting Details: Pages 107-122

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, University Housing Renovation Reserve	75,000		75,000	4,925,000	5,000,000
All Sources	<u>75,000</u>		<u>75,000</u>	<u>4,925,000</u>	<u>5,000,000</u>

Summary of Work: This project consists of renovating the HVAC system to provide a 4-pipe system in the place of the existing 2-pipe system, allowing temperatures to be balanced throughout the building. The life safety system will also be renovated to provide mass notification to the existing fire alarm system, improving communication between fire and life safety and the resident students in emergency situations. The existing dry pipe fire sprinkler system will be replaced, incorporating a nitrogen filled system. The communication system will be replaced, providing new low voltage cabling and communication equipment to modernize the building and advance the residents’ communications experience. The renovations will be complete in two phases so as not to impact housing operations during major semesters.

Rationale: Due to normal wear and tear the age of the building dictates that the indicated upgrades are needed to ensure that the university maintains a safe and healthy living environment for our students and staff.

Facility Characteristics: Eaglin Residence Hall is 79,355 square feet and was constructed in 2000 (21 years old). Eaglin Hall houses 394 students and contains 3 administrative offices. There is one professional staff apartment in the building as well.

Financial Impact: This project will be funded from University Housing Renovation Reserve Funds (uncommitted balance \$7.6 million at June 30, 2021). Revenues to this fund are generated by excess revenues received over annual housing operations. There is no separate fee charged specifically for housing renovation set-aside. The majority of housing revenue is generated from room occupancy. The housing rate is charged per semester and is based on the number of bedrooms per suite or apartment, and the location of the residence hall, which is approved each year by the Board of Trustees. The university has not increased housing rates since FY15. The project is expected to result in a decrease of \$5,000 (years 1 thru 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$505 per student per semester, and has decreased from \$595 to \$505 for the academic years 2017-2018 to 2021-2022 respectively.

Full Project Estimate: \$5,000,000 (internal) funded by University Housing Renovation Reserve Funds. Contract execution is expected in February 2022 with construction completion in August 2023.

7. Project: Winthrop University
 H47.9594: Campus E&G and Auxiliary Building Wi-Fi Upgrade
- Request: Establish Phase I Predesign Budget to upgrade the campus Wi-Fi system in E&G and Auxiliary Buildings.
- Included in CPIP: Yes – 2021 CPIP Priority 8 of 11 in FY22 (estimated at \$2,000,000) & 9 of 11 in FY22 (estimated at \$1,000,000)
- CHE Approval: 9/2/21
- Supporting Details: Pages 123-132

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State, FY22 Proviso 118.18 (nonrecurring)				30,000	30,000
Other, Housing				15,000	15,000
All Sources				<u>45,000</u>	<u>45,000</u>

- Summary of Work: This project will upgrade the campus Wi-Fi system in E&G and Auxiliary Buildings to include new wi-fi access point installation plus cabling, modifying existing data closets, and environmental testing and abatement. The facilities included in this project are as follows: E&G Buildings - Johnson, Kinard, Byrnes Conservatory of Music, Rutledge, McLaurin, Bancroft, Dinkins, Dacus, Sims, Dalton, Withers. Auxiliary Residence Halls – Roddey Apartments, Margaret Nance, Lee Wicker Hall, Thompson Hall.
- Rationale: Per the university, meeting current demands for Wi-Fi access will enhance academic programs while providing added technology support for faculty, staff, students, and visitors. This project will enhance the university's capacity to provide a functional, modern learning and living environment.
- Facility Characteristics: The E&G Buildings – Johnson (62,425 square feet), Kinard (77,156 square feet), Byrnes Conservatory of Music (36,662 square feet), Rutledge (52,289 square feet), McLaurin (53,660 square feet), Bancroft (89,796 square feet), Dinkins (46,450 square feet), Dacus (65,417 square feet), Sims (57,696 square feet), Dalton (65,417 square feet), Withers (101,805 square feet). Auxiliary Residence Halls – Roddey Apartments (62,118 square feet), Margaret Nance (59,532 square feet), Lee Wicker Hall (69,382 square feet), Thompson Hall (85,484 square feet). The project affects 15 total campus buildings – 11 E&G academic/classroom/lab spaces and 4 residence halls.
- Financial Impact: This project will be funded from Appropriated State, FY22 Proviso 118.18 (nonrecurring) (uncommitted balance \$9.18 million at July 1, 2022) and Other, Housing Fund (uncommitted balance \$14.1 million at June 30, 2021). Revenue to the Housing Fund Net Position is derived from annual student housing and dining fees. Rates vary depending on type of room and number of occupants. The project is expected to result in a decrease of \$8,000 (years 1 thru 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$523 per student per semester, and has decreased from \$593 to \$523 for the academic years 2017-2018 to 2021-2022 respectively.

Full Project Estimate: \$3,000,000 (internal) funded by Appropriated State, FY22 Proviso 118.18 (nonrecurring) and Housing Fund Net Position Funds.

8. Project: Winthrop University
 H47.9595: Demolition for Wofford Hall (residence hall)
- Request: Establish Phase I Predesign Budget to demolish the building.
- Included in CPIP: Yes – 2021 CPIP Priority 9 of 10 in FY24 (estimated at \$3,000,000)
- CHE Approval: 9/2/21
- Supporting Details: Pages 133-140

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Housing				54,000	54,000
All Sources				<u>54,000</u>	<u>54,000</u>

- Summary of Work: This project will abate and then demolish the building making land available for future development to support the Campus Master Plan.
- Rationale: Winthrop is implementing a five-year plan to renovate several residence halls including Lee Wicker and Phelps. This plan includes closing Wofford Hall. Based on structural concerns from a recent inspection the university closed the building effective July 2021, which is earlier than the original planned date of May 2022.
- Facility Characteristics: Wofford Hall is 92,794 square feet and was constructed in 1968 (53 years old). It is a residence hall that houses about 400 students.
- Financial Impact: This project will be funded from Other, Housing Fund (uncommitted balance \$14.1 million at June 30, 2021) Revenue to the Housing Fund Net Position is derived from annual student housing and dining fees. Rates vary depending on type of room and number of occupants. The project is expected to result in a decrease of \$80,000 (years 1 thru 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$523 per student per semester, and has decreased from \$593 to \$523 for the academic years 2017-2018 to 2021-2022 respectively.
- Full Project Estimate: \$3,600,000 (internal) funded by Housing Funds and Revenue Bonds or Private Debt Issuance.

9. Project: Medical University of South Carolina
 H51.9844: Hollings Cancer Center 3rd Floor Renovations
- Request: Establish Phase II Full Construction Budget to renovate existing outdated lab space on the 3rd floor of the Hollings Cancer Center.
- Included in CPIP: Yes – 2021 CPIP Priority 8 of 9 in FY22 (estimated at \$4,500,000)
 Phase I Approval: May 2018 (estimated at \$4,500,000) (SFAA)
 CHE Approval: 9/2/21
 Supporting Details: Pages 141-158

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Clinical Revenue	67,500		67,500	4,432,500	4,500,000
All Sources	<u>67,500</u>		<u>67,500</u>	<u>4,432,500</u>	<u>4,500,000</u>

Summary of Work: This project will renovate existing outdated lab space on the 3rd floor of the Hollings Cancer Center into offices and a Clinical Trials Infusion Clinic. The Clinical Trials Infusion Clinic will include (2) exam rooms, a phlebotomy lab, six (6) infusion chairs, a Nurse's station, and various clinical support areas. The renovation will create forty-seven (47) office spaces for the Clinical Trials Clinic staff and other Hollings Cancer Center support personnel.

Rationale: The renovation will rearrange the existing lab space to provide for increased investigator capacity and increased efficiencies of lab operation. The university states that the current lab layout is outdated and does not lend itself to the research operation required by the HCC Director nor the number of personnel expected to join existing and newly recruited principal investigators. The goal of the project is to realize research operational efficiencies and collaboration by consolidating the core lab functions into one centralized space.

Facility Characteristics: The 214,037 square foot Hollings Cancer Center and was constructed in 1993 (28 years old). The existing lab to be renovated is 17,150 square feet and will be utilized by 12-15 faculty and 22-30 staff after the renovation is completed.

Financial Impact: This project will be funded from Clinical Revenue Funds (uncommitted balance \$5 million at August 5, 2021). Revenue to this fund is generated by patient services (Hollings Cancer Center). The project is not expected to result in any change in annual operating expenditures. MUSC does not charge a separate plant improvement fee to the students. No student fees or tuition will be increased as a consequence of the project.

Full Project Estimate: \$4,500,000 (internal) funded by Clinical Revenue Funds.

10. Project: Department of Administration
 D50.6082: SLED Former Forensics Laboratory Renovation

Request: Establish Phase I Predesign Budget to renovate the former SLED Forensics Laboratory.

Included in CPIP: Yes – 2021 CPIP Priority 15 of 21 in FY22 (estimated at \$9,124,500)

CHE Approval: N/A

Supporting Details: Pages 187-194

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, SLED (Record Search Fees)				156,871	156,871
All Sources				<u>156,871</u>	<u>156,871</u>

Summary of Work: The project will renovate this facility into an office building, which will allow for functional consolidation of work units and allow the removal of personnel from buildings not suitable for utilization as office facilities. This step will allow the Regulatory department, currently spread into multiple locations, to be consolidated into a single location. The Midlands District and Narcotics units will then be allowed to return to the Broad River Road campus. A building assessment study has been completed by the firm LS3P demonstrating the viability of the rehabilitation and establishing general project costs and parameters. During the Phase I process, an enhanced structural analysis will be completed. Plans are to upgrade occupancy to Type IV which invokes structural enhancements.

Rationale: The construction of the new replacement Forensics Laboratory will vacate the former Forensics Laboratory building.

Facility Characteristics: The Forensics Laboratory building is 70,000 square feet and was constructed in 1990 (31 years old). Approximately 65,462 square feet of this building will be renovated in this project. Approximately 260 employees of SLED Investigations, Administrative, Fusion Center and Regulatory operations, will utilize the renovated space.

Financial Impact: The project will be funded from SLED Record Search Fees (uncommitted balance \$26.6 million at July 22, 2021). Revenue to this fund is generated from SLED Record Search Fees.

Full Project Estimate: \$9,124,758 (internal) funded by SLED Record Search Fee Funds.

11. Project: Department of Administration
 D50.6081: Brown Building & Dennis Building – Window Replacement
- Request: Establish Phase I Predesign Budget to replace the windows on the Brown Building and the Dennis Building, which are located on the SC State Capital Complex.
- Included in CPIP: Yes – 2021 CPIP Priority 3 of 21 in FY22 (estimated at \$1,353,000)
 CHE Approval: N/A
 Supporting Details: Pages 195-202

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				41,190	41,190
All Sources				<u>41,190</u>	<u>41,190</u>

Summary of Work: The project will replace the windows on the Brown Building and the Dennis Building, which are located on the SC State Capital Complex.

Rationale: The windows are original to the buildings, past their useful life, and leaking in multiple areas.

Facility Characteristics: The Brown Building is approximately 155, 618 square feet and was constructed in 1972 (49 years old). The Dennis Building is approximately 238,233 square feet and was constructed in 1950 (71 years old). The Brown Building is utilized by the Administrative Law Court, Attorney General, Commission for the Blind, Department of Public Safety, Department of Administration, Judicial Branch, MUSC, Parks, Recreation & Tourism, Secretary of State and State Board of Financial Institutions, which include approximately 150 state employees and various visitors annually. The Dennis Building is utilized by the Attorney General, Commission for the Blind, Department of Natural Resources, Revenue and Fiscal Affairs Office, and Legislative Council, which include approximately 750 state employees and various visitors annually.

Financial Impact: The project will be funded from Appropriated State Funds (uncommitted balance \$3.3 million at July 27, 2021).

Full Project Estimate: \$2,746,000 (internal) funded by Appropriated State Funds.

12. Project: Department of Administration
 D50.6069: Blatt Building – Replace Domestic Water & Sewer Systems
- Request: Establish Phase II Full Construction Budget and Change Source of Funds for the replacement of the domestic hot and cold-water lines in the Solomon Blatt building located at the SC State Capital Complex.
- Included in CPIP: Yes – 2021 CPIP Priority 1 of 21 in FY22 (estimated at \$1,665,901)
 Phase I Approval: March 2021 (estimated at \$1,256,690) (SFAA)
 CHE Approval: N/A
 Supporting Details: Pages 203-216

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY20 Capital Reserve				154,937	154,937
Appropriated State, FY20 Proviso 118.16 (nonrecurring)				28,981	28,981
Appropriated State, FY22 Proviso 118.18 (nonrecurring)				723,000	723,000
Appropriated State (transfer from 6029)				76,193	76,193
Appropriated State (transfer from 6031)				27,157	27,157
Appropriated State (transfer from 6033)				9,410	9,410
Appropriated State (transfer from 6072)				81,171	81,171
Other, Depreciation Reserve	18,850		18,850	721,283	740,133
Other, Depreciation Reserve (transfer from 6029)				106,069	106,069
Other, Depreciation Reserve (transfer from 6027)				208,255	208,255
All Sources	<u>18,850</u>		<u>18,850</u>	<u>2,136,456</u>	<u>2,155,306</u>

Summary of Work: The project will replace the domestic hot and cold-water lines. As the restroom ceilings will be damaged from construction, this project includes replacing the existing hard ceilings and light fixtures in all restrooms along with interior and ADA modifications to all restrooms.

Rationale: The existing plumbing system is original to the building, frequently requires repairs, and has experienced multiple leaks.

Facility Characteristics: The building is 155,162 gross square feet and was constructed in 1978 (43 years old). The building is occupied by the SC House of Representatives and includes offices and

conference rooms. Approximately 80-100 staff are housed year-round, and from January to July each year the number increases to approximately 330.

- Financial Impact: The project will be funded from FY20 Capital Reserve Funds (uncommitted balance \$154,937 at July 27, 2021), Appropriated State, FY22 Proviso 118.18 (nonrecurring) (uncommitted balance \$6.1 million at July 27, 2021), Appropriated State, FY20 Proviso 118.16 (nonrecurring) (uncommitted balance \$28,981), Appropriated State (uncommitted balance \$193,930.86 at July 27, 2021) and Depreciation Reserve Funds (uncommitted balance \$3.7 million at July 27, 2021). Revenue to the Depreciation Reserve account received is derived from the rent account which receives rent charged to agencies. The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$2,155,306 (internal) funded by Capital Reserve, Appropriated State and Depreciation Reserve Funds. Contract execution is expected in June 2022 with construction completion in December 2023.

13. Project: Office of the Adjutant General
 E24.9832: Heavy Duty Asphalt Construction
- Request: Establish Phase I Predesign Budget to demolish, excavate, and install compacted gravel and heavy-duty asphalt in the approach area to the shop building and the access road to the shop.
- Included in CPIP: No – The project is not included in the CPIP due to an oversight by the agency.
 CHE Approval: N/A
 Supporting Details: Pages 217-224

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, National Guard Bureau				4,870	4,870
All Sources				<u>4,870</u>	<u>4,870</u>

- Summary of Work: This project will demolish, excavate, and install approximately 1,485 square yard of compacted gravel and heavy-duty asphalt in the approach are to the shop building and the access road to the shop. The replacement with heavy-duty asphalt will improve site drainage and provide an access road and pad that will hold-up to the weight of large military vehicles that are repaired and maintained at the shop.
- Rationale: The asphalt paving is original to the construction of the field maintenance shop. Over the years and due to heavy vehicle usage, the existing asphalt has deteriorated, is causing drainage issues, and needs replacement.
- Facility Characteristics: The proposed area for demolition and placement of new heavy-duty asphalt is approximately 1,488 square yards and the existing access area and road was constructed in 1966 (55 years old). The Rock Hill FMS 5 is a field maintenance facility that provides maintenance and repair services to SCANG military vehicles for facilities and units located in the Rock Hill area of South Carolina.
- Financial Impact: The project will be funded from Federal, National Guard Bureau Funds (uncommitted balance \$10 million at August 5, 2021). Revenue to the fund is identified as part of the Construction and Facilities Management Office’s Master Cooperative Agreement through the Office of the Adjutant General and from the National Guard Bureau. The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$318,611 (internal) funded by National Guard Bureau Funds.

14. Project: Office of the Adjutant General
 E24.9833: MIL Vehicle Parking, Concrete Pavement
- Request: Establish Phase I Predesign Budget to pave the existing gravel parking area.
- Included in CPIP: Yes – 2021 CPIP priority 15 of 23 FY22 (estimated at \$375,793)
- CHE Approval: N/A
- Supporting Details: Pages 225-232

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, National Guard Bureau				5,640	5,640
All Sources				<u>5,640</u>	<u>5,640</u>

- Summary of Work: This project will grade the existing gravel parking area, compact it to prepare it for placing concrete, and paved with 6 inches of concrete at 4,000 psi, and finished per state building code.
- Rationale: When the Greenville FMS I was constructed in 2018, there was insufficient funding in the project to complete all of the allowed concrete paving for Military Vehicle Parking. Crush-Run was installed instead. Required concrete curbs, storm water catch basins and piping were installed as part of the original construction. Presently, heavy military vehicles are rutting the crush-run in areas of heavy usage and causing drainage issues. Per the agency, adding concrete pavement will remedy this issue and reduce overall maintenance of the area.
- Facility Characteristics: The existing unsurfaced parking area is approximately 1,290 square yards and was constructed in 2018 (3 years old). FMS 1 is a regional field maintenance facility that provide maintenance and repair services to SCARNG military vehicles for facilities and units located in the northwest portion of the state of State of South Carolina. There are 40 full-time soldiers assigned to this facility.
- Financial Impact: The project will be funded from Federal, National Guard Bureau Funds (uncommitted balance \$10 million at August 5, 2021). Revenue to the fund is identified as part of the Construction and Facilities Management Office’s Master Cooperative Agreement through the Office of the Adjutant General and from the National Guard Bureau. The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$375,793 (internal) funded by National Guard Bureau Funds.

15. Project: Office of the Adjutant General
 E24.9834: SCEMD UPS Replacement
- Request: Establish Phase I Predesign Budget to remove and replace SCEMD’s current Uninterruptible Power Supply (UPS) system with a new UPS system.
- Included in CPIP: Yes – 2021 CPIP priority 20 of 23 FY22 (estimated at \$372,963)
 CHE Approval: N/A
 Supporting Details: Pages 233-240

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, Emergency Management Performance Grant				5,594	5,594
All Sources				<u>5,594</u>	<u>5,594</u>

- Summary of Work: This project will remove and replace SCEMD’s current Uninterruptible Power Supply (UPS) system with a new UPS system. This is to include disconnecting/removing any components pertaining to the current system to include electrical wiring, cabinets, and batteries, and reconnecting/adding/installing any electrical components, cabinets, batteries.
- Rationale: The UPS system is a critical component to keep electrical continuity to the State Emergency Operation Center (SEOC), as well as other key components within SCEMD to support communication efforts. The SEOC provides the location for the coordination of state-level responses to emergencies and disasters affecting the state and its residents. Loss of the UPS system during an activation/event, would have a detrimental effect on the capability and ability of the State Emergency Response Team’s (SERT) ability to effectively and efficiently coordinate the State Responses and support of the counties.
- Facility Characteristics: The SCEMD Pine Ridge Armory is approximately 37,145 square feet and was constructed in 1994 (27 years old). SCEMD has been in the building since 2000 (21 years) and installed the current UPS system in 2000 (21 years ago). The building is currently occupied by approximately 104 personnel during normal day to day operations. During State activations SCEMD can have up to 500-600 people in the building coordinating State-level responses to emergencies and disasters.
- Financial Impact: The project will be funded from Emergency Management Performance Grant Funds (uncommitted balance \$467K at July 12, 2021). The Emergency Management Performance Grant funds are received as a supplemental award to South Carolina to support emergency management programs. The project is expected to result in an increase of \$5,000 (year 1), \$5,100 (year 2), and \$5,200 (year 3) in annual operating expenses.
- Full Project Estimate: \$372,963 (internal) funded by Emergency Management Performance Grant Funds.

16. Project: Office of the Adjutant General
 E24.9828: Pine Ridge Armory (SCEMD) Exterior Brick & Mortar Repairs

Request: Establish Phase II Full Construction Budget and Revise Scope to repair/replace/re-seal all of the exterior masonry veneer (brick & mortar) of all four (4) sides of the Pine Ridge Armory.

Included in CPIP: Yes – 2021 CPIP priority 19 of 23 FY21 (estimated at \$100,000)
 Phase I Approval: December 2020 (estimated at \$159,103) (JBRC Staff)
 CHE Approval: N/A
 Supporting Details: Pages 241-260

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				189,834	189,834
Federal, Emergency Management Performance Grant	28,000		28,000	161,835	189,835
All Sources	<u>28,000</u>		<u>28,000</u>	<u>351,669</u>	<u>379,669</u>

Summary of Work: This project will repair the deteriorated ladder metal wire reinforcement, repair ladder metal wire that was improperly embedded at time of installation on all facades, remove and reinstall “bowing” of brick where it has separated from the building, remove (3) course of brick 4’ long above steel shelf angle, and install through wall flashing into CMU was and reinstall brick veneer.

Rationale: The exterior masonry veneer walls of the building have severe oxidation causing the lentils and rebar to rust and force the mortar to push out from in-between the brick courses. The architects’ findings during the Phase I process concluded there is severe spalling and deterioration of the brick veneer mortar joints are visible throughout three (3) facades (rear, left-side, right-side). As such, exploratory brick cuts were conducted on the three (3) facades to further survey conditions. Per the agency, the repair of the exterior masonry veneer will help ensure the integrity of the building.

Facility Characteristics: The Pine Ridge Armory is 37,145 square feet and was constructed in 1994 (27 years old). The SC Emergency Management Division (Pine Ridge Armory) is currently occupied by approximately 100+ personnel during normal day to day operations. During state activations SCEMD can have up to 500-600 people in the building coordinating state-level responses to emergencies and disasters.

Financial Impact: The project will be funded from Appropriated State Funds (uncommitted balance \$1.5 million at July 27, 2021), and Federal, Emergency Management Performance Grant Funds (uncommitted balance \$395K at July 27, 2021). The Emergency Management Performance Supplemental Grant funds are received as a supplemental award to South Carolina to support emergency management programs. The project is expected to result in an increase of \$1,000 (year 1), \$1,500 (year 2), and \$2,000 (year 3) in annual operating expenses.

Full Project Estimate: \$379,669 (internal) funded by Emergency Preparedness and EMPG Funds. Contract execution is expected in August 2022 with construction completion in August 2024.

17. Project: Office of the Adjutant General
 E24.9812: Statewide Readiness Center Female Latrines
- Request: Increase Phase II Construction Budget to replace Eastover with Abbeville, and for the design of Wellford, Hartsville, and Abbeville.
- Included in CPIP: Yes – 2021 CPIP Priority 5 of 23 in FY22
 (this portion estimated at \$600,000 & estimated at \$4,556,800 for all 12 facilities)
- Phase I Approval: August 2018 (estimated at \$2,233,435 for all 12 facilities) (SFAA)
 Phase II Approval: April 2019 (estimated at \$2,450,000 for all 12 facilities) (SFAA)
 Phase II Increase Approval: February 2020 (estimated at \$2,650,000 for all 12 facilities) (SFAA)
 Phase II Increase Approval: December 2020 (estimated at \$2,650,000 for all 12 facilities) (SFAA)
 Phase II Increase Approval: March 2021 (estimated at \$3,850,000 for all 12 facilities) (SFAA)
 CHE Approval: N/A
 Supporting Details: Pages 261-268

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State	12,500	486,350	498,850	12,660	511,510
Federal, National Guard Bureau	37,500	1,020,450	1,057,950	37,970	1,095,920
All Sources	<u>50,000</u>	<u>1,506,800</u>	<u>1,556,800</u>	<u>50,630</u>	<u>1,607,430</u>

Summary of Work: The project was established to renovate and expand existing female latrines in various readiness centers across the state. The initial group of readiness centers include North Charleston, Walterboro, Wellford, Abbeville, Hartsville, Saluda, Newberry, Batesburg, Kingstree, Seneca, West Columbia, and Rock Hill. The North Charleston and Edgefield facilities have been completed. The Rock Hill, Saluda, Newberry, and Kingstree facilities are under construction. The funds in this request will be used for the design of Wellford, Hartsville, and Abbeville. The scope of work includes renovating existing female latrine and constructing additional authorized space to include new utilities and fixtures, along with any required mechanical, electrical and plumbing work.

Rationale: Due to the rising number of female soldier's adequate latrine space is needed. Per NG Pam 415-12, the assigned unit(s) are authorized 2,000 square feet of latrine space. This project will allow the female soldiers to have the required number of facilities (toilets, showers, changing areas) they need to conduct training.

Facility Characteristics: Each female latrine is 72 square feet to 339 square feet and was constructed from 1958 to 1989 (32 years to 63 years old).

Financial Impact: The project will be funded with Appropriated State Funds (uncommitted balance \$1.5 million at August 8, 2021) and Federal, National Guard Bureau Funds (uncommitted balance \$10 million at August 3, 2021). Revenue to this fund is received from the Construction and Facilities Management Office's Master Cooperative Agreement funds.

The project is expected to result in an increase of \$3,000 (years 1 thru 3) in annual operating expenses.

Full Project Estimate: \$2,650,000 (internal) (for all 12 facilities) funded by Appropriated State and National Guard Bureau Funds. Construction completion for Newberry is expected in October 2021 and February 2022 for Kingstree. Contract execution is expected in October 2021 for West Columbia and Walterboro with construction completion in April 2022.

18. Project: South Carolina Educational Television
 H67.9523: St. George Microwave Tower Move
- Request: Establish Preliminary Land Acquisition for the purpose of investigating the purchase of approximately 3.5 acres of land and two buildings in St. George.
- Included in CPIP: Yes – 2021 CPIP priority 5 of 5 FY22 (estimated at \$286,000)
 CHE Approval: N/A
 Supporting Details: Pages 269-282

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Spectrum				4,290	4,290
All Sources				<u>4,290</u>	<u>4,290</u>

- Rationale: SCETV currently rents the property where the St. George microwave tower is located for \$30,000 per year. The tower is part of the statewide distribution network. Per the agency, it would be advantageous for SCETV to own the property to avoid incurring further rent. ETV could also use the building for storage of large transmission pieces from around the state. The agency estimates that the costs to move to another location and erect a new tower would exceed the purchase price they would assume should they be allowed to purchase this location.
- Characteristics: The 3.5 acres of land includes two buildings. Building 1 is 152,460 square feet and was constructed in 1949 (72 years old). Building 2 is 20,150 square feet and was constructed in 1960 (61 years old). The property is the former SC National Guard building.
- Financial Impact: The property is offered by M&M Industrial Properties, LLC of St. George, SC for \$286,000. The due diligence activities will be funded from Spectrum Auction Funds (uncommitted balance \$8.8 million at July 19, 2021). Revenue received is from the Federal Communication Commission TC Auction and placed in a segregated, restricted account to be used to fund capital needs, including broadcast industry standards changes, existing equipment repair, maintenance and replacement needs, and operational costs. The project is expected to result in a decrease of \$15,000 (year 1), and \$30,000 (years 2 and 3), in annual operating expenses. If acquired, ETV could also use the building for storage of large transmission pieces from around the state. The property would not require any renovations.
- Full Project Estimate: \$290,290 (internal) funded by Spectrum Auction Funds.

19. Project: Wil Lou Gray Opportunity School
 H71.9516: Campus-wide Improvements
- Request: Increase Phase II Full Construction Budget to cover bid costs that were \$168,000 higher than the current project budget.
- Included in CPIP: Yes - 2021 CPIP Priority 1 of 1 in FY22 (estimated at \$675,000)
 Phase II Approval: February 2019 (estimated at \$500,000) (Admin)
 Phase II Increase Approval: July 2020 (estimated at \$506,055.47) (Admin)
 CHE Approval: N/A
 Supporting Details: Pages 283-290

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY18-19 Appropriated State, Proviso 118.15 (nonrecurring)	500,000		500,000		500,000
FY17 Capital Reserve (transferred from 9515)		1,667	1,667		1,667
Appropriated State (transferred from 9515)		2,654	2,654		2,654
Other, Agency Special Deposits (transferred from 9515)		1,734	1,734		1,734
Other, Agency Special Deposits				168,945	168,945
All Sources	<u>500,000</u>	<u>6,055</u>	<u>506,055</u>	<u>168,945</u>	<u>675,000</u>

- Summary of Work: The project was established to make campus wide improvements that include replacing existing cafeteria commercial equipment, as well as an awning to be added to the student's entrance/exit; renovations in and around the auditorium to include drainage systems, stage lighting and a sound /audiovisual system as well as covered walkways around the administration and auditorium buildings.
- Rationale: The campus wide improvements will improve the cafeteria's functionality and take measures to improve the humidity control in the building. The awning will keep students dry in the event of rain. Renovations around the auditorium will improve drainage and lighting.
- Facility Characteristics: The cafeteria is 8,804 square feet and was constructed in 1969 (52 years old). The renovation primarily affects the dining room which is approximately 4,500 square feet. The student population will utilize the cafeteria upgrades 3 times a day, 7 days a week when school is in session. 125 student and staff will access the area daily.
- Financial Impact: The project will be funded from Agency Special Deposits (uncommitted balance \$750K at August 3, 2021). Revenue to this fund is generated from the receipts for renting office space to another agency, which has accumulated over several years. The project is

Full Project Estimate: expected to result in a decrease of \$50 (year 1), and \$100 (years 2 and 3) in annual operating expenses. \$675,000 (internal) funded by Capital Reserve, Appropriated State and Agency Special Deposit Funds. Construction completion is anticipated in June 2022.

20. Project: Department of Health & Environmental Control
 J04.9539: Hayne Lab Modular Building
- Request: Establish Phase I Predesign Budget to construct a 7,200 square foot modular office building next to the Hayne Lab.
- Included in CPIP: Yes – 2021 CPIP Priority 1 of 4 in FY22 (estimated at \$1,350,000)
 CHE Approval: N/A
 Supporting Details: Pages 291-298

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, Enhancing Laboratory Capacity Grant				24,000	24,000
All Sources				<u>24,000</u>	<u>24,000</u>

Summary of Work: The project will construct a 7,200 square foot modular office building next to the Hayne Lab. The building will be built similar to a school modular that will be built in sections and brought onto the property and assembled. The building will either have metal siding or a concrete board with a metal roof to minimize maintenance. The building will include offices with some storage and meeting space. The modular will be connected to utilities that exist on the property and will operate independent of the Hayne Lab. The project will include renovations to the lab space that is vacated by staff moving to the modular building. This work will involve demolishing the existing office space and installing casework for a laboratory, flooring, power as needed for equipment and possibly new vent fans.

Rationale: The space will allow for administrative staff to move from the main building into the modular building, thus freeing up space that can be converted back into laboratory space. Per the agency, lab space in the current building is pushed to the limit. A feasibility study was performed in 2018 to study the possibility of renovating some of the labs to allow for more productivity and concluded that the existing building did not allow for efficient renovations and that the existing building is approximately 53% undersized.

Facility Characteristics: The existing Hayne Lab Annex is 90,500 gross square feet and was constructed in 1975 (46 years old). The new modular building to be constructed will be 7,200 square feet and will house approximately 180 Hayne Lab Administrative staff. The Public Health and Environmental Health programs would backfill into the renovated lab space in the main building.

Financial Impact: The project will be funded from Enhancing Laboratory Capacity (ELC) Enhancing Detection Expansion Grant Funds (uncommitted balance \$184 million at September 7, 2021). Revenue to this fund is from the Federal Coronavirus Response Relief Supplemental Appropriations Act of 2021. The project is expected to result in an increase of \$24,000 (years 1 thru 3), in annual operating expenses.

Full Project Estimate: \$1,600,000 (internal) funded by ELC Enhancing Detection Expansion Grant Funds.

21. Project: Department of Mental Health
 J12.9804: Morris Village Fire Alarm Replacement
- Request: Establish Phase I Predesign Budget to upgrade the fire alarm system at Morris Village.
- Included in CPIP: Yes – 2021 CPIP Priority 3 of 21 in FY22 (estimated at \$537,750)
- CHE Approval: N/A
- Supporting Details: Pages 299-308

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance				7,350	7,350
All Sources				<u>7,350</u>	<u>7,350</u>

- Summary of Work: The project will replace the existing analog phone line system with a new cellular dialer system. The project includes replacing panels, sensors, cellular dialers, etc.
- Rationale: The current Simplex Fire Alarm panels have been discontinued and are no longer supported since 2017. Due to the age of the system, replacement or compatible parts are becoming difficult to source. By upgrading the campus fire alarm system, the agency can ensure a fast accurate response from the fire department in the event of an emergency.
- Facility Characteristics: The Morris Village Alcohol and Drug Addiction Treatment Center is located on the Crafts Farrow State Hospital Campus in Columbia. The 32 buildings total 89,191 square feet and were constructed in 1975 (46 years old). The existing fire alarm panels were installed in the early 2,000s. The campus houses 130 staff and currently serves 60 patients at a time. Annually, 1,200 patients are rehabbed at the campus.
- Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$5.8 million at July 20, 2021). Revenue to this fund is authorized by Proviso 35.7 (Act 97 of 2017) permitting deposit of amounts appropriated for deferred maintenance and other one-time funds from any source into an interest-bearing fund held by the State Treasurer for, among other purposes and subject to required approvals, capital projects and ordinary repair and maintenance. The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$490,000 (internal) funded by Capital Improvement & Maintenance Funds.

22. Project: Department of Mental Health
 J12.9798: Roddey Pavilion HVAC and Domestic Water Piping and Flooring Replacement (Ward 134)
- Request: Establish Phase II Full Construction Budget to replace the domestic and HVAC overhead water lines and the existing sheet vinyl flooring in a Ward at Roddey Pavilion.
- Included in CPIP: Yes – 2021 CPIP Priority 20 of 21 in FY22 (estimated at \$1,108,166)
 Phase I Approval: March 2021 (estimated at \$490,000) (JBRC)
 CHE Approval: N/A
 Supporting Details: Pages 309-320

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance	7,350			1,092,650	1,100,000
All Sources	<u>7,350</u>			<u>1,092,650</u>	<u>1,100,000</u>

Summary of Work: This project will include replacing and relocating the HVAC controls in the patient rooms for the fan coils. The HVAC controls will be relocated to the hall so that servicing the units will be less intrusive to the residents that occupy the rooms. This project will also incorporate the recommendations from a recent legionella study for resident and staff safety. Since the Ward will be vacant for the pipe replacement, they will also replace the existing sheet vinyl floor in the Ward.

Rationale: The copper pipes are original to the building and leaking causing mold issues and stains on the ceiling. The average life cycle of a copper water line is 20-50 years. DHEC continues to cite the nursing home for the flooring throughout the facility during inspections.

Facility Characteristics: Roddey Pavilion, located on the C.M. Tucker Campus in Columbia, is 111,534 square feet and was constructed in 1983 (38 years old). The Ward included in this project to be renovated is 13,000 square feet. The pipes are original to the building and the flooring is 15-20 years old. The facility is utilized by over 200 staff and approximately 170 inpatient clients who occupy the building on a 24/7 basis.

Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$5.8 million at July 20, 2021). Revenue to this fund is authorized by Proviso 35.7 (Act 97 of 2017) permitting deposit of amounts appropriated for deferred maintenance and other one-time funds from any source into an interest-bearing fund held by the State Treasurer for, among other purposes and subject to required approvals, capital projects and ordinary repair and maintenance. The project is expected to result in a decrease of \$2,000 (year 1), and \$5,000 (years 2 and 3) in annual operating expenses.

Full Project Estimate: \$1,100,000 (internal) funded by Capital Improvement & Maintenance Funds. Contract execution is expected in November 2021 with construction completion in April 2022.

23. Project: Department of Mental Health
 J12.9801: Pee Dee MHC Chiller and Boiler Replacement
- Request: Establish Phase II Full Construction Budget to replace the 130-ton air cooled chiller and boiler at the Pee Dee Mental Health Center at the Crafts Farrow State Hospital Campus in Florence.
- Included in CPIP: Yes – 2021 CPIP Priority 19 of 21 in FY22 (estimated at \$400,000)
 Phase I Approval: May 2021 (estimated at \$400,000)
 CHE Approval: N/A
 Supporting Details: Pages 321-330

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance	6,000		6,000	471,000	477,000
All Sources	<u>6,000</u>		<u>6,000</u>	<u>471,000</u>	<u>477,000</u>

- Summary of Work: This project will replace the chiller and boiler.
- Rationale: The chiller has recently had some problems and is starting to show its age. Per American Society of Heating, Refrigerating, and Air Conditioning Engineers (ASHRAE) guidelines the chiller is at the end of its life expectancy and needs to be replaced. While the boiler is 5 years away from its end-of-life expectancy of 25 years, per ASHRAE, there have been some issues since the installation and more recently that can be better resolved by replacing the existing with a new one.
- Facility Characteristics: The Pee Dee MHC is 36,572 square feet and was constructed around 2001 (20 years old). The chiller and boiler are original to the building. The building houses the Pee Dee Admin staff, the Clinic, and a community room for training and meetings. There are 100 staff, that see 3,920 patients a month.
- Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$5.8 million at July 20, 2021). Revenue to this fund is authorized by Proviso 35.7 (Act 97 of 2017) permitting deposit of amounts appropriated for deferred maintenance and other one-time funds from any source into an interest-bearing fund held by the State Treasurer for, among other purposes and subject to required approvals, capital projects and ordinary repair and maintenance. The project is expected to result in a decrease of \$1,500 (year 1), and \$3,000 (years 2 and 3), in annual operating expenses.
- Full Project Estimate: \$477,000 (internal) funded by Capital Improvement & Maintenance Funds.

24. Project: Department of Disabilities & Special Needs
 J16.9932: Coastal Center – Campus Wide Fire Alarm Replacement
- Request: Establish Phase I Predesign Budget to replace aging fire alarm panels in fifteen (15) buildings to integrate the entire campus into a single system.
- Included in CPIP: Yes - 2021 CPIP Priority 4 of 6 in FY2022 (estimated at \$500,000)
 CHE Approval: N/A
 Supporting Details: Pages 331-342

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Excess Debt Service				7,500	7,500
All Sources				<u>7,500</u>	<u>7,500</u>

- Summary of Work: This project will replace aging fire alarm panels in fifteen (15) buildings to integrate the entire campus into a single system. This will complete the changeover for the remaining portions of the campus that have not been completed.
- Rationale: Building codes require that all buildings provide fully addressable information in the event of an emergency so first responders can quickly locate the problem.
- Facility Characteristics: The total square footage of the fourteen (15) buildings at Coastal Center is 128,816 total square feet. All existing fire alarm systems are approximately 20 to 25 years old. The buildings included in this project are Administration, Highlands 510-(C1/2), Highlands 110, Highlands Develop Service Building, Highlands 210, Highlands 310, Maintenance Adaptive Device/Supply, Hillside 220, Hillside 520, Hillside 320, Hillside 420, Lakeside 230, Highlands 710, Highlands 810 and Highlands 910. The estimated number to utilize Coastal Center campus is 291 staff/clients.
- Financial Impact: The project will be funded from Excess Debt Service funds (uncommitted balance \$4.7 million at May 31, 2021). Revenue to the fund is invested and held by the State Treasurer’s Office on behalf of SCDDSN and are comprised of revenues of the commission that exceeds the payment due or to become due during the then current fiscal year and an additional sum equal to the maximum annual debt service requirement of the obligations for a succeeding fiscal year. The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$500,000 (internal) funded by Excess Debt Service Funds.

25. Project: Department of Disabilities & Special Needs
 J16.9933: Coastal Center - Highlands 110 Roof Replacement
- Request: Establish Phase I Predesign Budget to remove and replace the existing roof on the Highlands 110 building.
- Included in CPIP: Yes - 2021 CPIP Priority 5 of 6 in FY2022 (estimated at \$285,000)
 CHE Approval: N/A
 Supporting Details: Pages 343-354

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Excess Debt Service				4,275	4,275
All Sources				<u>4,275</u>	<u>4,275</u>

Summary of Work: This project will replace approximately 9,529 square feet of steep slope roof with new asphalt shingles and flashings and removal and replacement of existing over-framing. It will also replace approximately 3,130 square feet of low slope roof with new two-ply modified bitumen roof membrane along with flashings and accessories and provide sheet metal flashings and trim. A structural analysis will be performed on the existing over-framing, and modifications of the existing over-framed roof structure or possible complete demolition and replacement of the over-framed areas to meet current code loading and construction requirements.

Rationale: Roof replacement will assure the continued safety of the building occupants.

Facility Characteristics: The total square footage of Highlands 110 is 11,128 square feet and was constructed in 1969 (52 years old). The roof is original to the building. The facility is a residential building that is utilized by 10 staff and 18 clients.

Financial Impact: The project will be funded from Excess Debt Service funds (uncommitted balance \$4.7 million at May 31, 2021). Revenue to the fund is invested and held by the State Treasurer's Office on behalf of SCDDSN and are comprised of revenues of the commission that exceeds the payment due or to become due during the then current fiscal year and an additional sum equal to the maximum annual debt service requirement of the obligations for a succeeding fiscal year. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: \$285,000 (internal) funded by Excess Debt Service Funds.

26. Project: Department of Public Safety
 K05.9613: DPS/DMV Headquarters Boiler Replacement

Request: Increase Phase II Full Construction Budget to cover the costs in the bids received to replace the existing electric boiler system serving the DPS & DMV Headquarters buildings with a high efficiency gas boiler system.

Included in CPIP: Yes – 2021 CPIP Priority 1 of 4 in FY22 (estimated at \$555,450)
 Phase I Approval: March 2021 (estimated at \$370,000) (JBRC)
 Phase II Approval: May 2021 (estimated at \$405,450) (JBRC)
 CHE Approval: N/A
 Supporting Details: Pages 355-364

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, DPS Building	6,000	399,450	405,450	150,000	555,450
All Sources	<u>6,000</u>	<u>399,450</u>	<u>405,450</u>	<u>150,000</u>	<u>555,450</u>

Summary of Work: It has been determined that the out-of-date electric boiler should be replaced with two gas fired condensing boilers, providing the agencies with a 25-30-year life expectancy system. These boilers would be installed in a different location adjacent to the mechanical room, providing use of the existing boiler until this project can be completed. Dominion Energy will construct a gas line to the building in their existing easement with no cost to the agency.

Rationale: The higher bid costs are due to a longer than normal construction time, labor shortages for bidders, modification of the proposed gas line due to adjacent property being sold, and additional testing and equipment for unforeseen costs for the contractor. In December 2020 it was discovered that the tank was visibly leaking and there were concerns that the water outside the tank would undermine the adjacent owner’s building foundation. Consequently, the boiler water pipes were reconfigured to bypass the tank. The existing system is failing and is not being used efficiently due to disconnection of the underground hot water storage tank. There is concern that the boiler could fail at any time due to age and present condition as determined by GMK Associates. It was determined that the boiler should be replaced due to high cost, location (adjacent to owner’s property), and condition of the entire boiler system.

Facility Characteristics: The existing boiler system is original to the building that was constructed in 1993 (28 years old). It was designed with a 40,000-gallon underground ‘buffer’ storage tank to provide hot water during peak loads with heat to be supplied by future solar panels. When the state purchased the building in 2003, the solar portion had never been installed, and therefore hot water to the storage tank was adequately being supplied from the boiler. The boiler system serves the DPS Headquarters Building and the DMV Headquarters building which house a total of 795 employees and receive approximately 1,150 visitors a month.

Financial Impact: The project will be funded from the DPS Building Fund (uncommitted balance \$4.1 million at August 1, 2021). Revenue received is from the late penalty fee on vehicle registrations. This money is collected by the Department of Motor Vehicles and transferred to DPS. The project is expected to result in a decrease of \$73,000 (years 1 thru 3) in annual operating expenses.

Full Project Estimate: \$555,450 (internal) funded by DPS Building Funds. Contract execution is expected in November 2021 with construction completion in September 2022.

27. Project: Department of National Resources
 P24.6046: Charleston -Central Energy Plant Chiller Replacement

Request: Establish Phase I Predesign Budget to replace a failed chiller at the Marine Resources Center in Charleston County.

Included in CPIP: Yes - 2021 CPIP Priority 1 of 10 in FY2023 (estimated at \$357,500)
 CHE Approval: N/A
 Supporting Details: Pages 365-374

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State, FY21 Carryforward				7,575	7,575
All Sources				<u>7,575</u>	<u>7,575</u>

Summary of Work: This project will replace a failed chiller at the Marine Resources Center in Charleston County. This includes removing the old machine by cutting up and creating an access port through the exterior wall of the CEP building. The oldest of two chillers has failed leaving one machine running twenty-four hours a day and seven days a week.

Rationale: If the lone chiller should fail the Marine Resources Research Institute (MRRI) would lose valuable experiments and brood stocks for marine fisheries. Also, the productivity of the Marine Resources Center would suffer. Per the agency, repairs to the 20+ year old chiller in the Central Energy Plant are not feasible. Parts and the R-22 freon used in the machine are not readily available. Replacing with an energy efficient machine would provide a redundant and fully operational system. This would minimize the possibility of loss of experiments, brood stock, and Marine Resources' productivity.

Facility Characteristics: Two chillers in the Central Energy Plant (CEP) supply chill water to cool the 18,341 square foot Elzroth Administration building and the 58,335 square foot Marine Resources Research Institute (MRRI) building which houses state and federal research projects. The College of Charleston's library is also housed in this building and contains a significant collection of valuable materials and books. The buildings house a combined staff of 36.

Financial Impact: The project will be funded from Appropriated State, FY21 Carryforward Funds (uncommitted balance \$400K at August 20, 2021). The project is expected to result in a decrease of \$500 (years 1 thru 3), in annual operating expenses.

Full Project Estimate: \$555,000 (internal) funded by Appropriated State, FY21 Carryforward Funds and Marine Resources Protection (Program Income) Funds.

28. Project: Department of Natural Resources
 P24.6019: Greenville-Tall Pines WMA Land Acquisition (Naturaland)
- Request: Final Land Acquisition to purchase approximately 847.64 acres of land located in northwestern Greenville County.
- Included in CPIP: Yes – 2020 CPIP Priority 36 of 42 in FY21 (estimated at \$2,580,000)
 Phase I Approval: December 2020 (estimated at \$2,580,000) (SFAA)
 CHE Approval: N/A
 Supporting Details: Pages 375-454

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, Forest Legacy Administrative Grant				11,000	11,000
Federal, Forest Legacy Program Grant				1,920,000	1,920,000
Other, Fish & Wildlife Protection – Timber	20,000		20,000	309,000	329,000
Other, Fish & Wildlife Protection – Deer				320,000	320,000
All Sources	<u>20,000</u>		<u>20,000</u>	<u>2,560,000</u>	<u>2,580,000</u>

- Rationale: Acquisition of the property would expand DNR’s Tall Pines Wildlife Management Area and provide additional lands for the public to enjoy outdoor recreational opportunities, including hunting, fishing, hiking, and viewing wildlife. After acquisition, the property will be managed as part of Tall Pines WMA.
- Characteristics: There are no structures located on the property. The property is located on the north and south sides of Moody Bridge Road, in Greenville County, approximately 8 miles north of Travelers Rest. It borders the east side of DNR's Tall Pines Wildlife Management Area (WMA). The site contains rolling topography with pine and hardwood uplands and bottomland riparian areas. It contains approximately two miles of frontage on the Middle Saluda River, a popular trout fishing area and four miles of associated streams. Besides providing habitat for big and small game species, the property also contains mammal, bird, reptile, and amphibian species. In total, approximately 128 species listed as priorities in South Carolina's State Wildlife Action Plan likely utilize the area for a portion of their life cycles.
- Financial Impact: The property is offered by Naturaland Trust of Greenville for \$2,560,000. The acquisition will be funded from Forest Legacy Administrative Grant Funds (uncommitted balance \$11K at July 31, 2021), Forest Legacy Program Grant Funds (uncommitted balance \$1.92 million at July 31, 2021), Fish & Wildlife Protection – Timber Funds (uncommitted balance \$1.8 million at July 31, 2021), and Fish & Wildlife Protection – Deer Funds (uncommitted balance \$1.4 million at July 31, 2021). Revenue to the Fish & Wildlife Timber Fund is derived from timber harvests on DNR lands and provides for timber revenue to be placed in the Fish and Wildlife Protection Fund. Revenue from this source must be expended by DNR for the protection, promotion, propagation, and management

of freshwater fisheries and wildlife, the enforcement of related laws, the administration of the department, and the dissemination of information, facts, and findings the department considers necessary. Revenue to the Fish & Wildlife - Deer Fund is derived from the sale of freshwater fisheries and wildlife licenses, permits, stamps and tags and provides for this revenue to be placed in the Fish and Wildlife Protection Fund. Revenue from this source must be expended by DNR for the protection, promotion, propagation, and management of freshwater fisheries and wildlife, the enforcement of related laws, the administration of the department, and the dissemination of information, facts, and findings the department considers necessary. The project is expected to result in an increase of \$7,000 (year 1), and \$5,000 (years 2 and 3), in annual operating expenses. An appraisal was completed by Stone & Associates in July 2021 and valued the property at \$3,390,000. A Phase I Environmental Site Assessment was completed by Carolina Environmental & Geological Co, LLC in July 2021 and revealed no evidence of for the cause of environmental concerns, and therefore no Phase II Environmental Site Assessment is recommended. A Building Condition Assessment is not required because there are no structures located on the property. Letters of support are also not required since the property is currently owned by a non-profit organization and is therefore not included on the tax rolls.

29. Project: Department of Natural Resources
 P24.6034: Horry-Waccamaw River HP Land Acquisition (River Oaks)
- Request: Final Land Acquisition to purchase approximately 1,005 acres of land in central Horry County.
- Included in CPIP: Yes – 2021 CPIP Priority 27 of 32 in FY22 (estimated at \$1,020,000)
 Phase I Approval: May 2021 (estimated at \$1,020,000) (SFAA)
 CHE Approval: N/A
 Supporting Details: Pages 455-490

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, Coastal Wetland Grant				1,000,000	1,000,000
Other, Heritage Land Trust	20,000		20,000		20,000
All Sources	<u>20,000</u>		<u>20,000</u>	<u>1,000,000</u>	<u>1,020,000</u>

- Rationale: Acquisition of the property would protect additional habitat along the Waccamaw River southwest of SCDNR’s Waccamaw River Heritage Preserve/Wildlife Management Area. After the property is acquired it will be dedicated as a heritage preserve (HP) and placed into the corpus of the SC Heritage Trust. It will be managed as part of the DNR’s Wildlife Management Area (WMA) program and open to the public for outdoor recreational activities.
- Characteristics: The property is 1,020 acres of undeveloped land downstream from SCDNR’s Waccamaw River Heritage Preserve/Wildlife Management Area (WMA). It is located eight miles east of Conway off Grahamville Road. Approximately 60% of the property is composed of bottomland forest with the remainder being upland pine-hardwood forest. The tract contains approximately three miles of frontage along the Waccamaw River and eight small ponds. It provides habitat for game, waterfowl, reptiles, Neotropical migratory birds, and wading birds. Biological staff have estimated more than 150 priority species likely utilize this area.
- Financial Impact: The property is offered by Ducks Unlimited of Hanahan SC for \$1,000,000. The acquisition will be funded from Coastal Wetland Grant Funds (uncommitted balance \$1 million at July 31, 2021). The project is expected to result in an increase of \$5,000 (year 1), and \$2,000 (year 2), and \$1,500 (year 3), in annual operating expenses. An appraisal was completed by Lucus Mason, Inc. in May 2021 and valued the property at \$2,510,000. A Phase I Environmental Site Assessment was completed by S&ME, Inc. in April 2021 and revealed no evidence of recognized environmental conditions in connection with the property. A Building Condition Assessment is not required because there are no structures located on the property. Letters of support are also not required since the property is currently owned by a non-profit organization and is therefore not included on the tax rolls.

30. Project: Department of Parks, Recreation & Tourism
 P28.9796: Paving Agreement with SCDOT
- Request: Establish Phase II Full Construction Budget for an annualized project to re-pave park roads.
- Included in CPIP: Yes - 2021 CPIP Priority 4 of 4 in FY25 (estimated at \$1,000,000)
 Phase I Approval: June 2021 (estimated at \$1,000,000) (SFAA)
 CHE Approval: N/A
 Supporting Details: Pages 491-498

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Park Revenue	15,000		15,000	985,000	1,000,000
All Sources	<u>15,000</u>		<u>15,000</u>	<u>985,000</u>	<u>1,000,000</u>

- Summary of Work: The project will be annualized and completed in phases. The first phase will include re-paving Poinsett, Barnwell, Charles Towne Landing and Table Rock State Park.
- Rationale: Through discussions with the SCDOT and a recent completed project, SCPRT has discovered that the SCDOT can repair and resurface roads much more efficiently and at tremendous savings than the SCPRT can internally. These funds will be used to reimburse the SCDOT for paving projects. The SCDOT will oversee all on site construction work and when billed by the paving contractor, the SCPRT will reimburse the SCDOT for the expense. The SCDOT will be moving forward with these projects first based on the priority list provided to them.
- Facility Characteristics: The roads in the parks are utilized by all park visitors to these sites. It is estimated that approximately 480,000 persons use the park roads each year.
- Financial Impact: The project will be funded from Other, Park Revenue Funds (uncommitted balance \$2.4 million at July 29, 2021). Revenue to this fund is revenue generated by the State Park System. The fund collects fees for admission, camping, lodging, and other fees charged for the use of recreational facilities and programs. Section 51-3-65 allows SCPRT to set the fee structure to maintain fiscal soundness and continued maintenance of the state park system. In addition, 51-1-40 states the revenue must be used for park and recreational operations. 51-3-80 allows SCPRT to acquire land through gifts, donations, and contributions of land suitable for park purposes. The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$1,000,000 (internal) funded by Other, Park Revenue Funds. Contract execution is expected in October 2021 with construction completion in December 2023.

31. Project: Department of Motor Vehicles
 R40.9616: Myrtle Beach Common Site Improvement

Request: Establish Phase I Predesign Budget to add a new parking lot addition to the Myrtle Beach Market Common site.

Included in CPIP: Yes - 2021 CPIP Priority 1 of 7 in FY22 (estimated at \$1,015,000)
 CHE Approval: N/A
 Supporting Details: Pages 499-508

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, SCDMV Earmarked Carryforward				15,000	15,000
All Sources				<u>15,000</u>	<u>15,000</u>

Summary of Work: This project will utilize existing sidewalks and create a paved parking area for employees and customers to safely access the facility. The proposed new parking lot addition will allow new parking spots and more accessible parking for the handicap. This project will also add a solution to the drainage issues in the current grass field by adding a retention pond.

Rationale: In order meet the growing population needs of Horry County, this Branch Office transitioned into a full-service site in October 2018. This site provides residents two CDL, motorcycle and parallel parking courses for opportunities to practice and test. Over the last few years employees and customers have been parking in a grassy field due to overflow parking issues. The current parking lot only allows 18 vehicles to park on the asphalt.

Facility Characteristics: The existing parking lot has 18 parking spaces and was constructed in 1984 (37 years old). There are 11 employees currently working at the Myrtle Beach Common DMV. This branch serves approximately 326 customers a day performing 526 transactions.

Financial Impact: The project will be funded from SCDMV Earmarked Carryforward Funds (uncommitted balance \$8 million at August 11, 2021). This revenue is cash reserves not designated for REAL ID and/or Phoenix III and authorized by Proviso 82.6 to be used for expenditures as needed. The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: \$1,000,000 (internal) funded by SCDMV Earmarked Carryforward Funds.

AGENCY: Department of Corrections

SUBJECT: Comprehensive Security and Maintenance Plan

Proviso 65.30 of the Fiscal Year 2021-22 Appropriations Act provides that

The Department of Corrections shall be authorized to carry forward into the current fiscal year the funds reimbursed to the agency pursuant to Section 3 of Act 154 of 2020. The amount shall not be included or part of any other authorized carry forward amount. Funds carried forward pursuant to this provision shall be deposited into a separate and distinct fund known as the "Department of Corrections Security and Maintenance Reserve Fund." The department may expend these funds to meet the maintenance and security needs of the agency for critical repairs, deferred maintenance, renovations, security upgrades, and equipment which are directly related to the safety and security of the public, officers, employees, and inmates. Prior to the expenditure of these funds, the department shall develop a comprehensive security and maintenance plan which shall itemize the permanent improvement projects and equipment purchases needed to maintain the safety and security of the state's prison system. This plan shall be presented by September 30, 2021, to the Governor and the Joint Bond Review Committee for its review and comment. Subsequent to the committee's review, the department shall be authorized to initiate the permanent improvement projects and equipment purchases included in the plan upon submitting the necessary documentation to the Executive Budget Office without further review by the committee. Any deviations from the plan shall be subject to further review and comment by the committee. The department shall provide a report to the Governor and Joint Bond Review Committee on its implementation of the comprehensive security and maintenance plan and its expenditures from the fund by September 30 of each fiscal year.

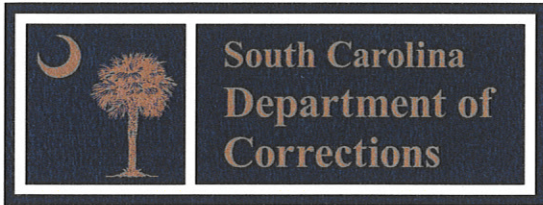
The South Carolina Department of Corrections has submitted its proposed Comprehensive Security and Maintenance Plan, and has itemized the permanent improvement projects and equipment purchases needed to maintain the safety and security of the state's prison system, all in accordance with the proviso. The Department requests review and comment by the committee as required by the proviso.

COMMITTEE ACTION:

Review and comment on the Comprehensive Security and Maintenance Plan as proposed by the South Carolina Department of Corrections.

ATTACHMENTS:

1. Letter dated September 17, 2021, of Mr. Brian P. Stirling, Director, South Carolina Department of Corrections.
2. Comprehensive Security and Maintenance Plan, Fiscal Year 2021-2022.



HENRY McMASTER, Governor
BRYAN P. STIRLING, Director

September 17, 2021

The Honorable Hugh Leatherman
L. Marion Gressette Building
1101 Pendleton Street, #111
Columbia, South Carolina 29201

Re: Permanent Improvement Project Proposals

Dear Senator ^{Mr. Chairman,} ~~Leatherman~~:

Please find attached SCDC's submission of the Permanent Improvement Project Proposal for the comprehensive security and maintenance plan. Please ask the committee to review and comment in accordance with the proviso. Thank you for your consideration in this matter.

Sincerely,

A handwritten signature in black ink, reading "Bryan P. Stirling". The signature is written in a cursive style with a large, looping "S" at the end.

Bryan P. Stirling

BPS/ndh

Attachments

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
 COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
 FISCAL YEAR 2021 - 2022**

PROJECT SUMMARY	COST	17% Inflationary Factor
Agency-Wide Fire Alarm Replacement	15,000,000	17,550,000
Agency Wide HVAC, Chiller & Kitchen Boiler Replacement	15,883,440	18,583,625
Agency-Wide Security Electronic Replacement	7,950,000	9,301,500
Institutional Relocation of Recreation Yards and Observation Tower Installation	9,250,000	10,822,500
Institutional Control Room Additions and Cell Lock Replacement	28,034,800	32,800,716
Institutional Roof Replacement	2,500,000	2,925,000
Total Request	78,618,240	91,983,341
Priorities Funded by Remaining Amounts Not Expended Above		
Institutional Relocation of Recreation Yards and Observation Tower Installation	3,381,760	3,956,659
Institutional Control Room Additions and Cell Lock Replacement	11,000,000	12,870,000
Additonal Request	14,381,760	16,826,659

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
FISCAL YEAR 2021 - 2022**

<u>Project Name</u>	<u>Priority</u>	<u>LOCATION</u>	<u>Scope / Notes</u>	<u>COST</u>	<u>17% Inflationary Factor</u>	<u>Estimate Process</u>
Evans CI - Replace Fire Alarm	1	Evans CI (Bennettsville)	Replace Fire Alarm that is original to the institution which was opened in 1989. System is obsolete with no possible support at this time. Buildings are working but not communicating with control.	1,680,000	1,965,600	Estimate provided by Outside Contractor
McCormick CI - Replace Fire Alarm	2	McCormick CI (McCormick)	Replace Fire Alarm that is original to the institution which was opened in 1987. Two panels have been brought up to date; the rest is obsolete and needs updating.	1,410,000	1,649,700	Estimate provided by Outside Contractor
Kershaw CI - Replace Fire Alarm	3	Kershaw CI (Kershaw)	Replace Fire Alarm System that is original to the institution which was opened in 1994. System is obsolete with no possible support at this time. Buildings are working but not communicating with control.	2,290,000	2,679,300	Estimate provided by Outside Contractor
Wateree CI - Replace Fire Alarm	4	Wateree CI (Rembert)	Replace obsolete fire alarm, one panel is up to date with the remaining to be replaced. Will need to install additional fiber to make any new system work.	2,290,000	2,679,300	Estimate provided by Outside Contractor
Manning CI - Replace Fire Alarm	5	Manning CI (Columbia)	Replace obsolete fire alarm, two panels are up to date with the remaining to be replaced.	1,520,000	1,778,400	Estimate provided by Outside Contractor
MacDougall CI - Replace Fire Alarm	6	MacDougall CI (Ridgeville)	Replace obsolete fire alarm, five panels are up to date with the remaining to be replaced.	500,000	585,000	Estimate provided by Outside Contractor
Leath CI - Replace Fire Alarm	7	Leath CI (Greenwood)	Replace half the Fire Alarm that is original to the institution which was opened in 1990. One half has been replaced is current; the other half is obsolete.	1,430,000	1,673,100	Estimate provided by Outside Contractor
Livesay CI - Replace Fire Alarm	8	Livesay CI (Spartanburg)	Replace obsolete fire alarm, one panel is up to date with the remaining to be replaced across two campuses.	1,370,000	1,602,900	Estimate provided by Outside Contractor
Turbeville CI - Replace Fire Alarm	9	Turbeville CI (Turbeville)	Replace obsolete fire alarm.	2,510,000	2,936,700	Estimate provided by Outside Contractor
Lee CI - Replace HVAC for Administration	10	Lee CI (Bishopville)	Replace HVAC units for the main support building at Lee which includes medical, visitation and administration. These units are 29 years old and past their service life and no longer cooling properly.	1,600,000	1,872,000	Estimate provided by Outside Contractor
Kirkland CI - SSR HVAC Replacement	11	Kirkland CI (Columbia)	HVAC system is original to the building which was built in 1991. The HVAC units are no longer able to heat the building forcing the use of rental floor heaters. Sections of the roof will need to be removed, redesigned and replaced to gain the necessary access to accomplish this work. The floor heat part of HVAC system will be replaced with a more reliable and maintenance friendly system.	3,000,000	3,510,000	Estimate provided by Outside Contractor

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
FISCAL YEAR 2021 - 2022**

<u>Project Name</u>	<u>Priority</u>	<u>LOCATION</u>	<u>Scope / Notes</u>	<u>COST</u>	<u>17% Inflationary Factor</u>	<u>Estimate Process</u>
Headquarters - Replace Air Handlers	12	Headquarters Building (Columbia)	SCDCs Headquarters 100 and 200 building HVAC units date from 1973. They have surpassed their expected service life and have become expensive and labor intensive to keep running. For these HVAC units to be replaced sections of the metal roof will have to be removed, redesigned and replaced.	3,480,000	4,071,600	Estimate provided by Outside Contractor
Ridgeland CI - Replace Chiller and Cooling Tower	13	Ridgeland CI (Ridgeland)	The Cooling Tower for the chillers are original equipment from when the institution was built in 1995. They are at the end of their expected service life. They are to be replaced with a two cell cross flow cooling tower which is a improved design allowing for increased redundancy. This project will be contracted out.	750,000	877,500	Estimate provided by Outside Contractor
Turbeville CI - Replace Chiller and Cooling Tower	14	Turbeville CI (Turbeville)	The Cooling Tower for the chillers are original equipment from when the institution was built in 1994. They are at the end of their expected service life. They are to be replaced with a two cell cross flow cooling tower which is a improved design allowing for increased redundancy. This project will be contracted out.	750,000	877,500	Internally estimated by staff using specs from previous resembling projects
Evans CI- Replace Rooftop Units on Housing Units	15	Evans CI (Bennettsville)	The rooftop units for the four prototypical dorms are original equipment from when the institution was built in 1989. The units have outlived their expected service life and are no longer reliable and have become excessively expensive and labor intensive to repair to keep running.	1,133,000	1,325,610	Internally estimated by staff using specs from previous resembling projects
McCormick -Replace Rooftop Units on Housing Units	16	McCormick CI (McCormick)	The rooftop units for the four prototypical dorms are original equipment from when the institution was built in 1989. The units have outlived their expected service life and are no longer reliable and have become excessively expensive and labor intensive to repair to keep running.	1,133,000	1,325,610	Internally estimated by staff using specs from previous resembling projects
Broad River - Replace Rooftop Units on Housing Units	17	Broad River CI (Columbia)	The rooftop units for the four prototypical dorms are original equipment from when the institution was built in 1985. The units have outlived their expected service life and are no longer reliable and have become excessively expensive and labor intensive to repair to keep running.	1,134,000	1,326,780	Internally estimated by staff using specs from previous resembling projects
Manning CI - Replace Electrical Grid	18	Manning CI (Columbia)	Manning CI's overhead electrical grid is original to the institution which was built in 1963. This replacement/upgrade will consist of replacing power poles, power lines, transformers and switching gear that service the entire institution.	1,337,840	1,565,273	Internally estimated by Electrical Shop Foremen

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
FISCAL YEAR 2021 - 2022**

Project Name	Priority	LOCATION	Scope / Notes	COST	17% Inflationary	Estimate Process
					Factor	
Tyger River CI - Replace Lower Yard Kitchen Boiler	19	Tyger River CI (Enoree)	Tyger River CI's Lower Yard kitchen boiler was installed in 1982. The kitchen boiler is a 11HP steam boiler. This boiler has exceeded its service life and is in need of replacement.	210,000	245,700	Internally estimated by staff using specs from previous resembling projects
Tyger River CI - Replace Upper Yard Kitchen Boiler	20	Tyger River CI (Enoree)	Tyger River CI's Upper Yard kitchen boiler was installed in 1997. The kitchen boiler is a 20HP steam boiler. This boiler has exceeded its service life and is in need of replacement.	210,000	245,700	Internally estimated by staff using specs from previous resembling projects
Turbeville CI - Replace Kitchen Boiler	21	Turbeville CI (Turbeville)	Turbeville CI's kitchen boiler was installed in 1993. The kitchen boiler is a 40HP steam boiler. This boiler has exceeded its service life and is in need of replacement.	362,800	424,476	Internally estimated by staff using specs from previous resembling projects
Perry CI - Replace Kitchen Boiler	22	Perry CI (Pelzer)	Perry CI's kitchen boiler was installed in 1981. The kitchen boiler is a 15HP steam boiler. This boiler has exceeded its service life and is in need of replacement.	210,000	245,700	Internally estimated by staff using specs from previous resembling projects
Camille Graham CI - Replace Kitchen Boiler	23	Camille Graham CI (Columbia)	Camille Graham CI's kitchen boiler was installed in 1984. The kitchen boiler is a 20HP steam boiler. This boiler has exceeded its service life and is in need of replacement.	210,000	245,700	Internally estimated by staff using specs from previous resembling projects
Broad River CI - Replace Kitchen Boiler	24	Broad River CI (Columbia)	Broad River CI's kitchen boiler was installed in 1997. The kitchen boiler is a 20HP steam boiler. This boiler has exceeded its service life and is in need of replacement.	362,800	424,476	Internally estimated by staff using specs from previous resembling projects
McCormick CI - Add Control Rooms and Replace Cell locks in Housing Units.	25	McCormick CI (McCormick)	Add secure control rooms to 4 dorms and install "wedge locks" in those four dorms that can be opened from new control room. Also will add "wedge" locks to 2 U housing Buildings that already have existing control rooms.	6,711,600	7,852,572	Combination of outside contractor providing estimate for Control Rooms and internal estimate based on prior work for cell lock replacement

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
FISCAL YEAR 2021 - 2022**

<u>Project Name</u>	<u>Priority</u>	<u>LOCATION</u>	<u>Scope / Notes</u>	<u>COST</u>	<u>17% Inflationary Factor</u>	<u>Estimate Process</u>
Lee CI - Move Rec Yards and Install Observation Tower	26	Lee CI (Bishopville)	Move 6 recreation yards to the front dorms, add additional fencing with electronic gates to control movement through the yard, reroute sidewalks and underground utilities as needed and add two secure elevated guard towers inside of yard. All gates will be controlled from new tower using line of site and additional cameras if needed. Approximately 5000 linear feet of fence. This institution has a hot water loop issue that has caused continued issues for the last 10 years that will need to be rerouted to prevent the new fencing from being constantly removed to be repaired.	5,000,000	5,850,000	Internally estimated by engineering staff using specs from previous resembling projects
McCormick CI - Move Rec Yards and Install Observation Tower	27	McCormick CI (McCormick)	Move 4 recreation yards to the front dorms, add additional fencing with electronic gates to control movement through the yard, reroute sidewalks and underground utilities as needed and add one secure elevated guard tower inside of yard. All gates will be controlled from new tower using line of site and additional cameras if needed. Approximately 5500 linear feet of fence.	1,500,000	1,755,000	Internally estimated by engineering staff using specs from previous resembling projects
Broad River CI - Add Control Rooms and Replace Cell locks in Housing Units	28	Broad River CI (Columbia)	Add secure control rooms to 4 dorms and install "wedge locks" in those four dorms that can be opened from new control room. Also will add "wedge locks" to 3 U housing Buildings that already have existing control rooms.	7,900,000	9,243,000	Combination of outside contractor providing estimate for Control Rooms and internal estimate based on prior work for cell lock replacement
Lieber CI - Add Control Rooms and Replace Cell locks in Housing Units	29	Lieber CI (Ridgeville)	Add secure control rooms to 4 dorms and install "wedge locks" in those four dorms that can be opened from new control room. Also will add "wedge" locks to 2 U housing Buildings that already have existing control rooms.	6,711,600	7,852,572	Combination of outside contractor providing estimate for Control Rooms and internal estimate based on prior work for cell lock replacement
Lieber CI - Move Rec Yards and Install Observation Tower	30	Lieber CI (Ridgeville)	Move 4 recreation yards to the front dorms, add additional fencing with electronic gates to control movement through the yard, reroute sidewalks and underground utilities as needed and add one secure elevated guard tower inside of yard. All gates will be controlled from new tower using line of site and additional cameras if needed. Approximately 4500 linear feet of fence.	1,250,000	1,462,500	Internally estimated by engineering staff using specs from previous resembling projects

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
FISCAL YEAR 2021 - 2022**

<u>Project Name</u>	<u>Priority</u>	<u>LOCATION</u>	<u>Scope / Notes</u>	<u>COST</u>	<u>17% Inflationary Factor</u>	<u>Estimate Process</u>
Kirkland CI - Replace Security Electronics	31	Kirkland CI (Columbia)	Replace outdated control unit with new PLC touch screen system in Supermax Building. Supermax consists of 4 wings with one control unit controlling all wings.	250,000	292,500	Internally estimated by staff using specs from previous resembling projects
Lee CI - Replace Security Electronics	32	Lee CI (Bishopville)	Replace outdated control unit with new PLC touch screen system in 2 RHU Buildings. Each building has a stand alone control unit for that building.	1,000,000	1,170,000	Internally estimated by staff using specs from previous resembling projects
Perry CI - Replace Security Electronics	33	Perry CI (Pelzer)	Replace outdated control unit with new PLC touch screen system in 2 RHU Buildings. Each building has a stand alone control unit for that building.	750,000	877,500	Internally estimated by staff using specs from previous resembling projects
Kershaw CI - Replace Security Electronics	34	Kershaw CI (Kershaw)	Replace outdated control unit with new PLC touch screen system in 1 RHU Building. RHU consists of 1 building with one wing.	500,000	585,000	Internally estimated by staff using specs from previous resembling projects
Tyger River CI - Replace Security Electronics	35	Tyger River CI (Enoree)	Replace outdated control unit with new PLC touch screen system in 2 RHU Buildings. Each building has a stand alone control unit for that building.	500,000	585,000	Internally estimated by staff using specs from previous resembling projects
Allendale CI - Replace Security Electronics	36	Allendale CI (Fairfax)	Replace outdated control unit with new PLC touch screen system in RHU Building. RHU consists of 1 building with two wings with separate control unit for each wing.	350,000	409,500	Internally estimated by staff using specs from previous resembling projects
Tyger River CI - Replace Lower Yard Roof Coverings	37	Tyger River CI (Enoree)	Tyger River CI's buildings roofs are 37 years old. This replacement will consist of the replacement of the roofs for 17 of the lower yard's buildings and will include all buildings that have a flat built up roof. This project will also involve the asbestos abatement of the roof system. This project will be accomplished using inhouse supervisors and inmate labor.	700,000	819,000	Estimate provided by Outside Contractor

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
FISCAL YEAR 2021 - 2022**

<u>Project Name</u>	<u>Priority</u>	<u>LOCATION</u>	<u>Scope / Notes</u>	<u>COST</u>	<u>17% Inflationary</u>	<u>Estimate Process</u>
					<u>Factor</u>	
Allendale CI - Replace Roof Coverings	38	Allendale CI (Fairfax)	Allendale CI's buildings roofs are 31 years old. This replacement will consist of the replacement of the roofs for 24 of the institution buildings and will include all buildings that have a flat built up roof. This project will be accomplished using inhouse supervisors and inmate labor.	900,000	1,053,000	Estimate provided by Outside Contractor
Broad River CI - CI - Replace Roof Coverings	39	Broad River CI (Columbia)	Broad River CI's buildings roofs are 34 years old. This replacement will consist of the replacement of the roofs for 20 of the institution buildings and will include all buildings that have a flat built up roof. This project will be accomplished using inhouse supervisors and inmate labor.	900,000	1,053,000	Estimate provided by Outside Contractor
Evans CI - Add Control Rooms and Replace Cell locks in Housing Units.	40	Evans CI (Bennettsville)	Add secure control rooms to 4 dorms and install "wedge locks" in those four dorms that can be opened from new control room. Also will add "wedge" locks to 2 U housing Buildings that already have existing control rooms.	6,711,600	7,852,572	Combination of outside contractor providing estimate for Control Rooms and internal estimate based on prior work for cell lock replacement
Evans CI - Move Rec Yards and Install Observation Tower	41	Evans CI (Bennettsville)	Move 4 recreation yards to the front dorms, add additional fencing with electronic gates to control movement through the yard, reroute sidewalks and underground utilities as needed and add one secure elevated guard tower inside of yard. All gates will be controlled from new tower using line of site and additional cameras if needed. Approximately 5500 linear feet of fence.	1,500,000	1,755,000	Internally estimated by engineering staff using specs from previous resembling projects
Statewide - Replace Security Electronics	42	Statewide	Replace outdated control units at various institutions across the state. All Level 2 and level 3 institutions with the exception of one use control units to operate slider doors in their control room areas. These control units typically operate 4 slider doors controlling all foot traffic entering and exiting the institution. Due to age of these control units the air operated slider doors might have to be switched to electro-mechanical operated.	4,600,000	5,382,000	Internally estimated by staff using specs from previous resembling projects

Total Request **78,618,240** **91,983,341**

**SOUTH CAROLINA DEPARTMENT OF CORRECTIONS
COMPREHENSIVE SECURITY AND MAINTENANCE PLAN
FISCAL YEAR 2021 - 2022**

<u>Project Name</u>	<u>Priority</u>	<u>LOCATION</u>	<u>Scope / Notes</u>	<u>COST</u>	<u>17% Inflationary Factor</u>	<u>Estimate Process</u>
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Priorities Funded by Remaining Amounts Not Expended Above

Turbeville CI - Move Rec Yards and Install Observation Tower	43	Turbeville CI (Turbeville)	Move 4 recreation yards to the front dorms, add additional fencing with electronic gates to control movement through the yard, reroute sidewalks and underground utilities as needed and add one secure elevated guard tower inside of yard. All gates will be controlled from new tower using line of site and additional cameras if needed. Approximately 5500 linear feet of fence.	1,500,000	1,755,000	Internally estimated by engineering staff using specs from previous resembling projects
Turbeville CI - Add Control Rooms and Replace Cell locks in Housing Units	44	Turbeville CI (Turbeville)	Add secure control rooms to 4 dorms and install "wedge locks" in those four dorms that can be opened from new control room. Also will add "wedge locks to 1 SMU Building that already have existing control rooms.	5,500,000	6,435,000	Combination of outside contractor providing estimate for Control Rooms and internal estimate based on prior work for cell lock replacement
Ridgeland CI - Add Control Rooms and Replace Cell locks in Housing Units	45	Ridgeland CI (Ridgeland)	Add secure control rooms to 4 dorms and install "wedge locks" in those four dorms that can be opened from new control room. Also will add "wedge locks to 1 SMU Building that already have existing control rooms.	5,500,000	6,435,000	Combination of outside contractor providing estimate for Control Rooms and internal estimate based on prior work for cell lock replacement
Kershaw CI - Move Rec Yards and Install Observation Tower	46	Kershaw CI (Kershaw)	Move 4 recreation yards to the front dorms, add additional fencing with electronic gates to control movement through the yard, reroute sidewalks and underground utilities as needed and add one secure elevated guard tower inside of yard. All gates will be controlled from new tower using line of site and additional cameras if needed. Approximately 4000 linear feet of fence.	1,250,000	1,462,500	Internally estimated by engineering staff using specs from previous resembling projects
Ridgeland CI - Move Rec Yards and Install Observation Tower	47	Ridgeland CI (Ridgeland)	Move 4 recreation yards to the front dorms, add additional fencing with electronic gates to control movement through the yard, reroute sidewalks and underground utilities as needed and add one secure elevated guard tower inside of yard. All gates will be controlled from new tower using line of site and additional cameras if needed. Approximately 5000 linear feet of fence.	631,760	739,159	Internally estimated by engineering staff using specs from previous resembling projects

Total Additional Priorities Request **14,381,760** **16,826,659**

AGENCY: South Carolina Department of Health and Environmental Control
Medical University of South Carolina

SUBJECT: COVID-19 Allocations, Expenditures and Status
Pursuant to Act 135 of 2020

Responsive to the provisions of Act 135 of 2020 and expressions of interest by the committee in prior meetings, the South Carolina Department of Health and Environmental Control has submitted updated reports incorporating the status of activities and expenditures made in connection with the COVID-19 pandemic response.

The Medical University of South Carolina has previously reported that all funds allocated to the University pursuant to the Act have been expended.

Representatives of the Department and the Medical University will be available to respond to member questions.

COMMITTEE ACTION:

Review and comment in accordance with the provisions of Act 135 of 2020.

ATTACHMENTS:

1. Report of the South Carolina Department of Health and Environmental Control dated as of September 21, 2021.



Healthy People. Healthy Communities.

Edward D. Simmer, MD, MPH, DFAPA
Director

September 21, 2021

Dear Chairman Leatherman, and Honorable Members of the Joint Bond Review Committee:

At the South Carolina Department of Health and Environmental Control (DHEC), **our number one priority has been and continues to be to save lives**. This includes working with our partners across all levels to end the COVID-19 pandemic through providing:

- widely available, equitable access to safe, effective, and free vaccines; and
- timely, accurate, and evidence-based information about disease and effective, evidence-based prevention and treatment measures.

Since our last written update to the Joint Bond Review Committee on August 5, 2021, an additional **602,675** doses (**318,309** first, **229,712** second, and **54,654** third doses) have been administered in the state of South Carolina. **More than 59 percent of eligible South Carolina residents** have received at least one dose of COVID-19 vaccine, and **50.7 percent of eligible residents** have completed vaccination. While these milestones are encouraging, more work remains.

Understanding Current Increasing Trends in COVID-19 Cases

As of Sept. 18, South Carolina had a **10.5 percent positive rate**, with **3,455 newly reported cases** and **2,414 COVID-19 positive individuals hospitalized** across our state. Based upon levels of community transmission data provided by the Centers for Disease Control and Prevention (CDC) for the time period Sept. 13– Sept. 19, **all of the state's 46 counties** are currently classified as having a high level of community transmission of COVID-19.

In addition, the increases in the number of South Carolinians getting sick and being hospitalized from COVID-19 in concert with CDC data showing that greater than 99 percent of specimens sequenced from South Carolina are the Delta variant. Today, data from the state's hospitals show **2,467 patients hospitalized** with COVID-19, with **585 of those in the Intensive Care Unit** and **434 on ventilators**.

DHEC also continues to emphasize the importance of getting vaccinated to protect the health of our communities and our state. To support this effort, the agency is actively working with community partners on several initiatives aimed at increasing vaccination rates among South Carolinians.

Increasing the Mobilization of and Access to Lifesaving Vaccines

DHEC has **contracted with mobile vaccination units** that began offering vaccines in the state this month. These mobile units will provide easier access to vaccination for people in many rural areas. In addition, DHEC awarded contracts to two vendors for vaccinations for homebound South Carolinians. While this program encountered some initial challenges, DHEC took immediate actions to ensure ongoing service to our homebound residents. To address these concerns, DHEC sent vaccination strike teams to homebound residents and has solicited for additional homebound vaccination providers. The agency expects to have new providers onboarded to meet the needs of this population by the second week of October.

Providing Trusted, Evidence-Based Information and Resources

Vaccine hesitancy, often due to misinformation, remains a concern as public health officials across the nation and the state continue work to stop the spread of COVID-19. DHEC recognizes that some people are skeptical of the vaccine. We understand why some people are hesitant. DHEC and our partners continue making every effort to address these concerns head on in order to end the pandemic and support healthier communities. This includes sharing reliable and trusted information directly with our communities by people who are part of those communities.

As part of this effort, we are continuing to provide outreach and vaccination events with minority and underserved communities across the state, such as very successful vaccination campaigns within Latinx churches, clubs, and festivals. A recent example includes a vaccination event at Forest Lake Bible Church of Columbia yielded 33 doses of COVID-19 vaccine administered to community members seeking vaccination.

DHEC also recently launched several myth-busting campaigns and created a reliable vaccine resources [social media toolkit](#) to help people spot COVID-19 vaccine misinformation and evaluate sources for credibility.

In addition, on Oct. 1, DHEC will be announcing grant funding awards to up to 25 applicants from select organizations to help expand awareness and information about the COVID-19 vaccines and help increase vaccination rates in South Carolina. Recognizing that South Carolina is at a critical point in getting more people vaccinated and needs more local support, DHEC launched this innovative grant assistance program to fund hyperlocal outreach efforts. DHEC will provide grants to applicants with the funding it received from the U.S. Department of Health and Human Services. The outreach initiatives to be provided by recipients of the grant will be centered on increasing community-level engagement that provides factual, easy-to-understand information about the safety, effectiveness, and benefits of COVID-19 vaccines and why they are essential to ending the ongoing pandemic. None of these activities will include unsolicited door-to-door residential outreach.

While vaccines are the number one way to stop the spread of COVID-19 in our communities, testing remains critical to assisting our public health and state officials in identifying and isolating COVID-19 cases. This is particularly important as we see increases in cases statewide.

Addressing Challenges Related to Increasing Testing Demands

Testing demand has been rising steadily with the increase in surge from the Delta variant, **with a 409.1% increase in statewide testing volume from June 15 to Sept. 15**. Each of the completed

tests for which DHEC is financially responsible carries a significantly higher cost than a completed vaccination. As a result, DHEC expenditures for testing have been increasing rapidly during a time where we anticipated a decline. We are continuing to evaluate the trends and potential impacts of federal policy changes. Should the demand for testing continue to climb, DHEC and its partners will likely need additional resources or changes to our state's testing strategy.

Improving Awareness of and Allocating Monoclonal Antibodies Treatments

Currently, monoclonal antibody (mAb) treatments for people with COVID-19 are only approved by the FDA for emergency use, but data show they are successful in reducing the chance of severe disease, hospitalization and death by 70 percent, and the treatment shortens the duration of symptoms by an average of four days. So far over 18,000 South Carolinians have been treated with monoclonal antibodies, preventing an estimated 2,000 hospitalizations and 200 deaths. In recent weeks due to national shortages and an increase in utilization, the Federal government has changed the distribution model for mAb from provider based to one allocated through DHEC. DHEC is allocating the mAb utilizing the successful model previously implemented when Remdesivir supplies were limited.

DHEC remains committed to working with members of our legislature and others to provide timely, accurate, and evidence-based information so that our state and community leaders and all South Carolinians can take the necessary actions aimed at ultimately ending the COVID-19 pandemic.

Attached includes a summary of DHEC expenditures on COVID-19 as of mid-September 2021. We appreciate the ongoing support of the Committee for these efforts and look forward to answering any additional questions the Committee may have.

Sincerely,

A handwritten signature in cursive script that reads "E. Simmer".

Edward Simmer, MD, MPH, DFAPA
Director, South Carolina Department of Health and Environmental Control

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**



**Interim Report of Expenditures on COVID-19 Funds
Summary as of 9/19/2021**

Expenditure Category	Expended through 09/19/21*
Testing	\$ 197,932,412
Contact Tracing	\$ 20,323,013
Personal Protective Equipment (PPE) & Medical Supplies	\$ 13,398,732
Personnel	\$ 104,127,350
Education Campaign	\$ 11,155,869
Quarantine	\$ 545,026
Transport & Storage	\$ 2,441,002
Technology, Staff Support, Cleaning & Other; Grant-Specific	\$ 25,520,502
Vaccination Efforts	\$ 38,202,024
TOTAL	\$413,645,930

**Reflects actual expenditures on all designated COVID-19 funds through date listed. These are initial reporting numbers and are subject to change until the fiscal year has been finalized.*

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Fund Title: COVID Response Fund (Act 116)

Federal Source: n/a
Date Received: 3/19/2020

Date Expiring: n/a

SCEIS Fund/Grant: 31050000 / Not Relevant
Purpose: Funds provided by the General Assembly necessary for the health, safety and welfare of the public in response to the COVID-19 pandemic

Category	Expended through 09/19/21*
Testing	1,403,216
Contact Tracing	14,956
Personal Protective Equipment (PPE) & Medical Supplies	560,709
Personnel	2,575,250
Education Campaign	1,804,561
Quarantine	56,238
Transport & Storage	91,768
Technology, Staff Support, Cleaning & Other; Grant-Specific	3,932,216
Vaccination Efforts	1,513,998
TOTAL	11,952,912

Total Award 45,000,000
Balance: 33,047,088

Grant Title: CPRSA Hospital Preparedness Partners (HPP) COVID-19 Supplement

Federal Source: CPRSA
Date Received: 3/29/2020

Date Expiring: 6/30/2021

SCEIS Fund/Grant: 51C30000 / J0401F170Y19
Purpose: Supports healthcare coalitions

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	32,785
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	253,791
TOTAL	286,576

Total Award 628,506
Balance: 341,930

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: SCDHEC's Public Health Crisis Response Grant

Federal Source: CPRSA

Date Received: 3/16/2020

Date Expiring: 3/15/2022

SCEIS Fund/Grant: 51C30000 / J0401H120V19

Purpose: Funds to carry out surveillance, epidemiology, laboratory capacity, infection control, mitigation, communications, and other preparedness and response activities

Category	Expended through 09/19/21*
Testing	3,098,411
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	3,544,729
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	1,651,360
Technology, Staff Support, Cleaning & Other; Grant-Specific	227,858
TOTAL	8,522,359

Total Award 8,926,133
Balance: 403,774

Grant Title: Ryan White HIV/AIDS Program Part B COVID-19 Response

Federal Source: CARES

Date Received: 4/1/2020

Date Expiring: 3/31/2022

SCEIS Fund/Grant: 51C10007 / J0401F520V19

Purpose: To prevent, prepare for, and respond to COVID-19, as needs evolve for clients of Ryan White HIV/AIDS program recipients.

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	781,641
TOTAL	781,641

Total Award 1,074,938
Balance: 293,297

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: CK19-1904 Epidemiology and Laboratory Capacity (ELC): CARES

Federal Source: CARES
Date Received: 4/23/2020

Date Expiring: 4/22/2022
SCEIS Fund/Grant: 51C10016 / J0401U000V19
Purpose: Supports contact tracing, surveillance, testing, monitoring capacity, vulnerable populations

Category	Expended through 09/19/21*
Testing	3,056,319
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	436,452
TOTAL	3,492,772

Total Award 9,917,925
Balance: 6,425,153

Grant Title: CARES Hospital Preparedness Partners (HPP) COVID-19 Supplement

Federal Source: CARES
Date Received: 5/22/2020

Date Expiring: 6/30/2021
SCEIS Fund/Grant: 51C10014 / J0401F170X19
Purpose: Funds used to support healthcare coalitions with COVID19 response activities. MUSC, the state's Special Pathogen Center, to receive \$175,455.

Category	Expended through 09/19/21*
Testing	16,539
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	169,161
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	532,483
Vaccination Efforts	8,810
TOTAL	726,993

Total Award 1,687,823
Balance: 960,830

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: CK19-1904 Epidemiology and Laboratory Capacity (ELC): Enhancing Detection

Federal Source: PPPHCE

Date Received: 5/15/2020

Date Expiring: 11/17/2022

SCEIS Fund/Grant: 51C40000 / J0401U000X19

Purpose: Develop, purchase, administer, process, and analyze COVID-19 tests, conduct surveillance, trace contacts, and related activities. Recipients will establish a robust testing plan that ensures adequate testing is made available.

Category	Expended through 09/19/21*
Testing	65,234,724
Contact Tracing	12,071,455
Personal Protective Equipment (PPE) & Medical Supplies	33,731
Personnel	19,784,666
Education Campaign	-
Quarantine	3,482
Transport & Storage	26,271
Technology, Staff Support, Cleaning & Other; Grant-Specific	1,432,602
TOTAL	98,586,931

Total Award Balance: 118,690,218
20,103,287

Grant Title: Enhanced Influenza: Immunization & Vaccines

Federal Source: PPPHCE

Date Received: 6/4/2020

Date Expiring: 7/5/2021

SCEIS Fund/Grant: 51C10027 / J0401F340Z09

Purpose: Supports staffing, communication campaigns, pandemic preparedness and mass vaccinations; also focuses on enhancing influenza coverage and enrolling additional vaccinators

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	77,929
Education Campaign	14,539
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	400,771
Vaccination Efforts	1,163,145
TOTAL	1,656,384

Total Award Balance: 1,656,384
-

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: Medicare Survey & Certification

Federal Source: CARES

Date Received: 7/20/2020

Date Expiring: 9/30/2023

SCEIS Fund/Grant: 51C10022 / J0401F260X19

Purpose: Backlog of recertifications, focused infection control surveys, complaints related to infection control violations, and revisit surveys to provide greater oversight of health care facilities

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	794,140
TOTAL	794,140

Total Award 1,002,456
Balance: 208,316

Grant Title: SCCARES Act
Coronavirus Relief Funds

Federal Source: CRF

Date Received: 6/23/2020

Date Expiring: 12/30/2020

SCEIS Fund/Grant: 51C10000/J0401CARES20

Purpose: Supports ongoing testing in the state. Of the \$115M* awarded as part of the SCCARES program, \$15M was spent by other entities to enhance testing. DHEC has submitted invoices for the remaining CRF balance. **Currently completing accounting entries to move approved expenditures

Category	Expended through 09/19/21*
Testing	41,058,154
Contact Tracing	6,768,876
Personal Protective Equipment (PPE) & Medical Supplies	8,118,947
Personnel	45,447,370
Education Campaign	4,399,115
Quarantine	281,567
Transport & Storage	141,549
Technology, Staff Support, Cleaning & Other; Grant-Specific	3,268,190
Vaccination Efforts	14,298
TOTAL	109,498,067

Total Award* 109,498,067
Balance: 0

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: Housing Opportunities for Persons with AIDS (HOPWA)

Federal Source: CARES

Date Received: 3/27/2020

Date Expiring: 6/7/2023

SCEIS Fund/Grant: 51C10008 / J0401F020V19

Purpose: Supports housing opportunities for people diagnosed with AIDS

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	64
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	94,788
TOTAL	94,852

Total Award 337,889
Balance: 243,037

Grant Title: Imm and Vaccines for Children (VFC)

Federal Source: CARES

Date Received: 7/1/2020

Date Expiring: 7/5/2021

SCEIS Fund/Grant: 51C10027 / J0401F340V01

Purpose: To plan for and implement COVID-19 vaccination services and increase access to vaccination for VFC-eligible children throughout the jurisdiction.

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	1,925
Technology, Staff Support, Cleaning & Other; Grant-Specific	92,241
Vaccination Efforts	2,272,387
TOTAL	2,366,553

Total Award 2,366,553
Balance: 0

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: Epi & Lab Capacity (ELC):
Infection Prevention & Control
Training

Federal Source: CPRSA

Date Received: 5/28/2020

Date Expiring: 5/27/2022

SCEIS Fund/Grant: 51C30000 / J0401U000Y19

Purpose: Supports Project Firstline, CDC's national training collaborative for healthcare infection prevention and control

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	116,880
Education Campaign	7,575
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	278
TOTAL	124,733

Total Award 1,144,102
Balance: 1,019,369

Grant Title: Epi & Lab Capacity (ELC): Project
"O" VPD MIS - C

Federal Source: CARES

Date Received: 8/1/2020

Date Expiring: 7/31/2021

SCEIS Fund/Grant: 51C10016 / J0401U000Z01

Purpose: For communication of MIS-C surveillance requirements to healthcare providers, data collection on each potential case, analysis of this data and provision of findings to CDC.

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	-
TOTAL	-

Total Award 100,000
Balance: 100,000

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: FFCRA 2020 WIC Supplemental-Food

Federal Source: Families First CRA

Date Received: 12/14/2020

Date Expiring: 9/30/2021

SCEIS Fund/Grant: 51C20004 / J0401K200000

Purpose: Funds to be used to support an increase in Women, Infants, and Children food supplement program services as a result of COVID-19.

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	4,737,161
TOTAL	4,737,161

Total Award Balance: 4,737,161
-

Grant Title: DHEC Internal Accounting Fund - S400

Federal Source: Agency Fund

Date Received: NA

Date Expiring: NA

SCEIS Fund/Grant: 34720003 / J0403S400000

Purpose: Internal fund used to support response costs.

Category	Expended through 09/19/21*
Testing	27,228,035
Contact Tracing	1,286,233
Personal Protective Equipment (PPE) & Medical Supplies	291,273
Personnel	2,538,609
Education Campaign	2,137,770
Quarantine	150,465
Transport & Storage	345,616
Technology, Staff Support, Cleaning & Other; Grant-Specific	2,086,982
Vaccination Efforts	2,188,997
TOTAL	38,253,979

FEMA Reimbursement Balance 16,278,512
(21,975,467)

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: Immunizations Supplemental

Federal Source: COVID-19 Emergency Supplemental

Date Received: 7/1/2020

Date Expiring: 6/30/2024
SCEIS Fund/Grant: 51C60001 / J0401F340U01
Purpose: Support vaccine administration, supplies, monitor vaccination activities

Category	Expended through
Testing	3,156
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	642,182
Personnel	711,423
Education Campaign	652,972
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	97,298
Vaccination Efforts	2,548,069
TOTAL	4,655,100

Total Award: 46,523,022
Balance: 41,867,922

Grant Title: Enhancing Detection Expansion

Federal Source: CES

Date Received: 1/13/2021

Date Expiring: 7/31/2023
SCEIS Fund/Grant: 51C60001 / J0401U000W01
Purpose: To build upon existing ELC infrastructure that emphasizes the coordination and critical integration of laboratory with epidemiology and health information systems in order to maximize the public health impact of available resources.

Category	Expended through 09/19/21*
Testing	56,507,698
Contact Tracing	181,493
Personal Protective Equipment (PPE) & Medical Supplies	5,151
Personnel	32,786,550
Education Campaign	2,139,336
Quarantine	53,275
Transport & Storage	182,499
Technology, Staff Support, Cleaning & Other; Grant-Specific	1,600,027
Vaccination Efforts	91,215
TOTAL	93,547,244

Total Award: 296,351,652
Balance: 202,804,408

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: COVID Vaccine Supplemental

Federal Source: CARES

Date Received: 12/16/2020

Date Expiring: 6/30/2022

SCEIS Fund/Grant: 51C10027 / J0401F340T01

Purpose: Supplemental funds to support staff and necessary supplies to cover needs to support mass vaccination efforts

Category	Expended through 09/19/21*
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	53,652
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	-
Vaccination Efforts	1,602,732
TOTAL	1,656,384

Total Award 1,656,384
Balance: -

Grant Title: Vaccine Reserve Account

Federal Source: N/A

Date Received: 2/19/2021

Date Expiring: N/A

SCEIS Fund/Grant: 31070000 / Not Relevant

Purpose: Supports Vaccine Reimbursement program passed by the legislature allowing for reimbursement of Vaccine costs for Hospitals and Other Providers per Act 2 of 2021

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	-
Vaccination Efforts	11,661,610
TOTAL	11,661,610

Total Award 100,000,000
Balance: 88,338,390

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: PHL Preparedness

Federal Source: PPPHCE

Date Received: 8/1/2020

Date Expiring: 12/15/2021

SCEIS Fund/Grant: 51C40000/J0401U000U01

Purpose: Strengthen's state public health lab preparedness and response capabilities

Category	Expended through
Testing	223,170
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	15
Technology, Staff Support, Cleaning & Other; Grant-Specific	50,787
Vaccination Efforts	-
TOTAL	273,972

Total Award: 515,000
Balance: 241,028

Grant Title: Expedited FEMA Reimbursement

Federal Source: FEMA

Date Received: N/A

Date Expiring: N/A

SCEIS Fund/Grant: 55110007/J0401D449221

Purpose: Expedited FEMA Reimbursement for vaccine related charges, provisionally approved by SCEMD

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	-
Vaccination Efforts	13,307,135
TOTAL	13,307,135

Total Award: TBD
Balance: TBD

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: Rape Prevention and Education

Federal Source: CPRSA
Date Received: 6/19/2020

Date Expiring: 3/1/2021
SCEIS Fund/Grant: 51C30000/J0401F720V19
Purpose: Provide sexual violence prevention virtual resources to rape crisis centers, schools and agencies across the state. Extension requested

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE) & Medical Supplies	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning & Other; Grant-Specific	19,185
Vaccination Efforts	-
TOTAL	19,185

Total Award 53,158
Balance: 33,973

Grant Title: ELC Advanced Molecular Detection

Federal Source: PPPHCE
Date Received: 8/1/2020
Date Expiring: 12/15/2021
SCEIS Fund/Grant: 51C40000/J0401U000T01
Purpose: To support COVID-19 Advanced Molecular Detection Technologies

Category	Expended through
Testing	83,373
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	1,000
Vaccination Efforts	-
TOTAL	84,373

Total Award 235,000
Balance: 150,627

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: WIC Admin Supplemental

Federal Source: FFCR

Date Received: 12/14/2020

Date Expiring: 9/30/2021

SCEIS Fund/Grant: 51C20004/J0401K25000

Purpose: Funds to be used to support an increase in services as a result of COVID-19. Funds must be used prior to initial non-COVID funding.

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	2,284,041
Vaccination Efforts	-
TOTAL	2,284,041

Total Award 2,284,041
Balance: -

Grant Title: Travelers Health

Federal Source: PPPHCE

Date Received: 8/1/2020

Date Expiring: 12/15/2021

SCEIS Fund/Grant: 51C40000/J0401U000V01

Purpose: Enhance practices related to the management of traveler-related data, ensure best practices around public health activities at travel hubs and among travel industry stakeholders, and improve communication with international travelers

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	14,444
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	25,600
Vaccination Efforts	-
TOTAL	40,044

Total Award 200,000
Balance: 159,956

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: Vaccination Supplemental Rural Outreach

Federal Source: CRRSAA
Date Received: 4/2/2021
Date Expiring: 6/30/2024
SCEIS Fund/Grant: 51C60001/J0401F340W01
Purpose: Funding equity and prioritizing populations disproportionately effected by COVID-19

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	-
Vaccination Efforts	29,629
TOTAL	29,629

Total Award 20,004,900
Balance: 19,975,271

Grant Title: Building Resilient and Inclusive Communities

Federal Source: CARES
Date Received: 1/1/2021
Date Expiring: 12/31/2021
SCEIS Fund/Grant: 51C10029/J0401G690000
Purpose: Partnerships with organizations supporting the emotional and social needs of older adults particularly those living in long-term care facilities.

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	131,118
Vaccination Efforts	-
TOTAL	131,118

Total Award 300,000
Balance: 168,883

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: Crisis CoAg Public Health Workforce Development

Federal Source: ARP

Date Received: 7/1/2021

Date Expiring: 6/30/2023

SCEIS Fund/Grant: 51C70016/J0401F170Z00

Purpose: Funds training and hiring of staff/contractors needed to establish, expand and sustain a PH workforce. 25% of funds must go to schools for health staff.

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	6,076
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	193,202
Vaccination Efforts	-
TOTAL	199,278

Total Award 31,112,843
Balance: 30,913,565

Grant Title: Vaccine Confidence Strategy

Federal Source: ARP

Date Received: 5/3/2021

Date Expiring: 6/30/2024

SCEIS Fund/Grant: 51C70001/J0401F340Y01

Purpose: Develop and implement a vaccine confidence strategy for COVID-19 and routine immunization

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	-
Vaccination Efforts	1,800,000
TOTAL	1,800,000

Total Award 3,779,996
Balance: 1,979,996

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: WIC Cash Value Vouchers

Federal Source: ARP

Date Received: 4/28/2021

Date Expiring: 9/30/2021

SCEIS Fund/Grant: 51C70005/J0401K400000

Purpose: Temporarily increases allowable cash value voucher/benefits for fruit and vegetable purchases

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	2,046,558
Vaccination Efforts	-
TOTAL	2,046,558

Total Award 6,063,678
Balance: 4,017,120

Grant Title: Wastewater Surveillance

Federal Source: CARES

Date Received: 8/1/2020

Date Expiring: 8/31/2022

SCEIS Fund/Grant: 51C10016/J0401U000Y01

Purpose: Investigate the relationship between SARS-nCoV-2 detection in sewage systems and new clusters of human cases.

Category	Expended through
Testing	19,615
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	-
Vaccination Efforts	-
TOTAL	19,615

Total Award 300,000
Balance: 280,385

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: ELC: HIS COVID

Federal Source: CARES

Date Received: 6/29/2021

Date Expiring: 7/31/2024

SCEIS Fund/Grant: 51C10016/J0401U100F00

Purpose: To build upon existing ELC infrastructure that emphasizes the coordination and critical integration of laboratory with epidemiology and health information systems in order to maximize the public health impact of available resources.

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	7,016
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	-
Vaccination Efforts	-
TOTAL	7,016

Total Award 109,580

Balance: 102,564

Grant Title: ELC : Data Modernization

Federal Source: CARES

Date Received: 8/1/2021

Date Expiring: 7/31/2023

SCEIS Fund/Grant: 51C10016/J0401U100K00

Purpose: To build upon existing ELC infrastructure that emphasizes the coordination and critical integration of laboratory with epidemiology and health information systems in order to maximize the public health impact of available resources.

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	6,366
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	-
Vaccination Efforts	-
TOTAL	6,366

Total Award 3,118,254

Balance: 3,111,888

**Interim Report on Expenditures of COVID-19 Funds
as of 09/19/2021**

Grant Title: ELC: Infants W/Congenital Exposure

Federal Source: CARES

Date Received: 6/29/2021

Date Expiring: 7/31/2024

SCEIS Fund/Grant: 51C10016/J0401U100J00

Purpose: To build upon existing ELC infrastructure that emphasizes the coordination and critical integration of laboratory with epidemiology and health information systems in order to maximize the public health impact of available resources.

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	-
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	93
Vaccination Efforts	-
TOTAL	93

Total Award 184,586
Balance: 184,493

Grant Title: ELC : NIOSH

Federal Source: CARES

Date Received: 8/1/2021

Date Expiring: 7/31/2023

SCEIS Fund/Grant: 51C10016/J0401U100H00

Purpose: To build upon existing ELC infrastructure that emphasizes the coordination and critical integration of laboratory with epidemiology and health information systems in order to maximize the public health impact of available resources.

Category	Expended through
Testing	-
Contact Tracing	-
Personal Protective Equipment (PPE)	-
Personnel	1,119
Education Campaign	-
Quarantine	-
Transport & Storage	-
Technology, Staff Support, Cleaning	-
Vaccination Efforts	-
TOTAL	1,119

Total Award 46,490
Balance: 45,371

AGENCY: Joint Bond Review Committee

SUBJECT: Report of Fiscal Oversight Subcommittee

At the meeting of the committee on August 17, 2021, Chairman Leatherman established the JBRC Fiscal Oversight Subcommittee to among other things evaluate the debt profile and plans of Santee Cooper pursuant to Act 90 of 2021, which vested additional financial oversight responsibilities with the Joint Bond Review Committee.

Chairman Leatherman appointed Senators Alexander and Setzler and Representatives Crawford and Simrill as members, with Senator Setzler serving as Chair, and Representative Simrill serving as Vice Chair.

On September 16, 2021, the subcommittee heard a presentation by the South Carolina Public Service Authority which included an overview of its debt profile and management, and proposed strategies to take advantage of the current period of historically low interest rates to promote savings on certain of the Authority's bonds. The proposed strategies include use of tenders and exchanges, forward delivery contracts, and interest rate swaps.

The subcommittee will provide information to the committee for consideration, comment, and action, as appropriate.

COMMITTEE ACTION:

Receive information from the subcommittee for consideration, comment, and action, as appropriate.

ATTACHMENTS:

None.

AGENCY: South Carolina Public Service Authority
SUBJECT: Annual Report of Real Property Interests

Section 58-31-240(B) of the South Carolina Code of Laws provides that the South Carolina Public Service Authority must provide an annual report regarding every transaction involving an interest in real property and executed during the preceding twelve months, including a summary of the key terms of all contracts effectuating or related to such transactions; and parties involved in the transaction, including all entities or persons with any type of ownership interest or authority to control. The report is due by September 1 of each year.

These reporting requirements do not apply to encroachment agreements, rights of way, or lease agreements made by the Authority for property within the Federal Energy Regulatory Project boundary.

The Public Service Authority made a timely submission on September 1, 2021, responsive to this statutory requirement.

COMMITTEE ACTION:

Receive this report as information.

ATTACHMENTS:

1. Letter dated September 1, 2021, of Ms. Pamela J. Williams, Chief Public Affairs Officer and General Counsel, Santee Cooper.
2. Lot Sales and Surplus Sales between September 1, 2020, and August 31, 2021.
3. Purchases between September 1, 2020, and August 31, 2021.
4. Leases between September 1, 2020, and August 31, 2021.
5. Auto-Renewing Leases.
6. Pending Approved Transactions.

September 1, 2021

The Honorable Hugh K. Leatherman, Sr.
Chairman, Joint Bond Review Committee
South Carolina State Senate
111 Gressette Building
Columbia, SC 29201

Re: South Carolina Public Service Authority's Annual Report on Real Property Transactions between September 1, 2020 and August 31, 2021

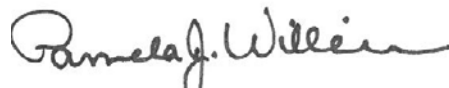
Dear Chairman Leatherman:

Pursuant to Section 58-31-240(B)(1) of the SC Code of Laws, the South Carolina Public Service Authority (Santee Cooper) submits its annual report regarding every transaction involving an interest in real property and executed between September 1, 2020 and August 31, 2021. We are also providing a status update on transactions previously submitted to the JBRC but not yet closed.

As stated in Section 58-31-240(B)(3), the reporting requirements do not apply to encroachment agreements, rights-of-way, or lease agreements made by Santee Cooper for property within the Federal Energy Regulatory Project boundary.

Please let me know if you have any questions or require any additional information regarding this report.

Sincerely,



Pamela J. Williams

Santee Cooper Lot Sales and Surplus Sales Between September 1, 2020 and August 31, 2021

Conveyance Type	Grantor	Grantee	Ownership Interest for Entity Parties	Use	Description	Acreage	County	Closing Date	Value Determination	Purchase Price
Lot Sales Program	Santee Cooper	Russell, Cody L. & Sarah D.	N/A	Residential	Lot 3, Taw Caw II Subdivision	0.502	Clarendon	9/17/2020	Appraisal	\$ 67,500.00
Lot Sales Program	Santee Cooper	Gardner, Tracy C. and Dennis L.	N/A	Residential	Lot 6, Francis Marion Subdivision	0.943	Berkeley	10/23/2020	Appraisal	\$ 55,000.00
Lot Sales Program	Santee Cooper	Moore, Stacy M.	N/A	Residential	Lot 25, Live Oak Subdivision	0.26	Berkeley	12/17/2020	Appraisal	\$ 24,000.00
Lot Sales Program	Santee Cooper	Genthert, Edward W.	N/A	Residential	Lot 4, Dubois Subdivision	0.251	Berkeley	1/21/2021	Appraisal	\$ 24,000.00
Lot Sales Program	Santee Cooper	Foundry, Kevin R.	N/A	Residential	Lot 7, High Hill Subdivision	1.826	Calhoun	2/17/2021	Appraisal	\$ 152,500.00
Lot Sales Program	Santee Cooper	Fletcher, Wade	N/A	Residential	Lot 58, Davis Subdivision	0.62	Clarendon	2/17/2021	Appraisal	\$ 122,500.00
Lot Sales Program	Santee Cooper	Green, Kelly	N/A	Residential	Lot 2, Calhoun Subdivision	0.4573	Calhoun	3/16/2021	Appraisal	\$ 142,500.00
Lot Sales Program	Santee Cooper	McCrathen, Christopher Bryan	N/A	Residential	Lot 101, White Oak II Subdivision	0.31	Clarendon	3/16/2021	Appraisal	\$ 24,000.00
Lot Sales Program	Santee Cooper	Lovell, Jan	N/A	Residential	Lot 41, Gin Pond Subdivision	0.344	Clarendon	3/17/2021	Appraisal	\$ 22,500.00
Lot Sales Program	Santee Cooper	Porter, Richard C.	N/A	Residential	Lot 59, Davis Subdivision	0.471	Clarendon	4/28/2021	Appraisal	\$ 160,160.00
Lot Sales Program	Santee Cooper	Griffith, Steven & Jill	N/A	Residential	Lot 53, Fountain Lake Subdivision	0.395	Orangeburg	5/27/2021	Appraisal	\$ 18,500.00
Lot Sales Program	Santee Cooper	Dixon, John	N/A	Residential	Lot 157, Eutaw Springs Subdivision	0.28	Orangeburg	6/11/2021	Appraisal	\$ 22,000.00
Lot Sales Program (1)	Santee Cooper	Perkins, Bryan Charles & Sonja L.	N/A	Residential	Lot 12, St. Julien Ext. Subdivision	0.508	Orangeburg	6/30/2021	Appraisal	\$ 160,000.00
Lot Sales Program (1)	Santee Cooper	Allen, Frances	N/A	Residential	Lot 41, Rowland Subdivision	0.215	Clarendon	7/8/2021	Appraisal	\$ 23,500.00
Lot Sales Program (1)	Santee Cooper	Mullins, John B. & Michaela M.	N/A	Residential	Lot 36, Gin Pond Subdivision	0.334	Clarendon	7/8/2021	Appraisal	\$ 22,500.00
Lot Sales Program (1)	Santee Cooper	Hardee, Mark W.	N/A	Residential	Lot 84, Frierson Subdivision	0.733	Clarendon	7/8/2021	Appraisal	\$ 145,000.00
Lot Sales Program (1)	Santee Cooper	Singletary, Ruth & Ted Lese Singletary	N/A	Residential	Lot 135 & 136, Dubois Subdivision	1.225	Berkeley	8/9/2021	Appraisal	\$ 42,500.00
Lot Sales Program (1)	Santee Cooper	Matriarch Properties, LLC	Katharine E. Tisdale, sole operating member	Residential	Lot 168, Church Branch	0.31	Clarendon	8/13/2021	Appraisal	\$ 35,500.00
Lot Sales Program (1)	Santee Cooper	Verbarg, Gilbert D. & Betty L.	N/A	Residential	Lot 72 & 73, Fountain Lake Subdivision	0.551	Orangeburg	8/16/2021	Appraisal	\$ 21,000.00
Lot Sales Program (1)	Santee Cooper	Warren, Mary L.	N/A	Residential	Lot 5, Dubois Subdivision	0.351	Berkeley	8/25/2021	Appraisal	\$ 27,500.00
Lot Sales Program (1)	Santee Cooper	Moore, Richard I., Jr.	N/A	Residential	Lot 148, White Oak I Subdivision	0.311	Clarendon	8/31/2021	Appraisal	\$ 24,000.00
Surplus Sale (3)	Santee Cooper	Gibbs, Cynthia	N/A	Transmission	Hard Pinch Road Area	9.885	Berkeley	9/23/2020	Appraisal	\$ 48,000.00
Surplus Sale (4)	Santee Cooper	LED Investments, LLC	Note 2	Forest Management	Porcher Tract	177.46	Berkeley	11/10/2020	FMV Based on negotiation	\$ 522,000.00
Surplus Sale (3)	Santee Cooper	Cates, Andrew & Chandler Cates	N/A	Forest Management	Church Branch Tract	26.583	Clarendon	12/16/2020	Appraisal	\$ 79,749.00
Surplus Sale	Santee Cooper	Leon's Land, LLC	Note 2	Forest Management	Sandy Beach Area	1.735	Berkeley	1/13/2021	Appraisal	\$ 7,000.00
Surplus Sale (1)	Santee Cooper	Ferraro, Joseph & Jamie	N/A	Economic Development, Light Industrial	Lots 8 & 9, Ascott Valley	5.17	Horry	8/12/2021	Appraisal	\$ 46,530.00

Notes:

- (1): Approved by the JBRC
- (2): This transaction occurred prior to the enactment of Act 90 of 2021, on June 15, 2021, and Santee Cooper did not obtain this information at the time of the transaction. Related party information will be collected on all entities going forward.
- (3): This easement was retained for 230KV Transmission Line
- (4): An appraisal of \$760,000 did not account for the 46 acres of wetlands which significantly lowers the value. This property was listed through an agent and we negotiated the \$522,000 purchase price.

Santee Cooper Purchases Between September 1, 2020 and August 31, 2021

Purchase Type	Grantor	Grantee	Ownership Interest for Entity Parties	Use	Description	Acreage	County	Closing Date	Value Determination	Purchase Price	Notes
Site Purchase	Palmetto Real Estate Holdings, LLC & Wilma Faye Creel	Santee Cooper	See Footnote 1	Generation Site	Conway Generating Site	78.5	Horry	1/28/2021	Appraisal	\$ 750,000.00	

Footnote 1: This transaction occurred prior to the enactment of Act 90 of 2021, on June 15, 2021, and Santee Cooper did not obtain this information at the time of the transaction.

Related party information will be collected on all entities going forward.

This site is strategically located for resource planning needs. Asking Price: \$1.2 Million, Appraised Value: \$600,000, Negotiated Purchase Price: \$750,000.00

Santee Cooper Leases Between September 1, 2020 and August 31, 2021

Lease Type	Lessor	Lessee	Ownership Interest for Entity Parties	Use	Description	Acreage	County	Rental Determination	Price/Rental	Execution Date	Termination Date	Extension Exercised	Term
Commercial Lease	Santee Cooper	Mill Creek Marina and Campground, Inc.	Note 1	Commercial	Lease for Campground adjacent to Mill Creek Marina on Lake Marion	15.06	Orangeburg	Appraisal	\$6,188/year	12/2/2020	12/2/2060		40 year, with lease increase every 10 years
Retail Office Lease	Santee Cooper	City of North Myrtle Beach	N/A	Retail Office	North Myrtle Beach Retail Office with 30 parking spaces	4,268 sf	Horry	Comparable Rental Analysis	\$27,750/yr then \$29,000/yr after 12/21/2021	12/21/2020	12/21/2021		1 year with 1 year extension available
Gratis Lease	Santee Cooper	City of Hanahan	N/A	Recreational	Loftis Road Ballfields	3.576	Berkeley	N/A	Gratis	12/16/2020	12/15/2040		Twenty Years; May be cancelled by Santee Cooper on 90 days notice to lessee
Gratis Lease	Santee Cooper	Berkeley County	N/A	Fire Station	Sandridge Fire Station at Camp Hall	1	Berkeley	N/A	Gratis	5/15/2018	5/15/2024		3 year extension executed May 15, 2021
Residential Lease (2)	Santee Cooper	Evans, Robert S.	N/A	Residential	Lot 4, Washington Point Subdivision	0.88	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Chavous, Leon G.	N/A	Residential	Lot 5, Washington Point Subdivision	0.88	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Gordon, Dr. Robert C.	N/A	Residential	Lot 7, Washington Point Subdivision	0.85	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Jenkins, Ejale V.	N/A	Residential	Lot 12, Washington Point Subdivision	0.84	Calhoun	Prorated Holdover Rate from 1981 Rental	\$950/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Jenkins, Robert A. and Barbara W. Jenkins	N/A	Residential	Lot 15, Washington Point Subdivision	0.74	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Harris, Paula Lisa W. and Toni Mari W. Miller	N/A	Residential	Lot 16, Washington Point Subdivision	0.71	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Howard, Dr. Robert E.	N/A	Residential	Lot 18, Washington Point Subdivision	0.73	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Finney, Jerry Leo	N/A	Residential	Lot 19, Washington Point Subdivision	0.74	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Johnson, I. S. Leevy	N/A	Residential	Lot 20, Washington Point Subdivision	0.72	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Battiste, Luther J. III	N/A	Residential	Lot 21, Washington Point Subdivision	0.71	Calhoun	Prorated Holdover Rate from 1981 Rental	\$950/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Bradley, Robert H.	N/A	Residential	Lot 27, Washington Point Subdivision	0.84	Calhoun	Prorated Holdover Rate from 1981 Rental	\$939/yr	7/1/1981	7/1/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Glover, Rudolph R.	N/A	Residential	Lot 10, Washington Point Subdivision	0.89	Calhoun	Prorated Holdover Rate from 1981 Rental	\$881/yr	11/4/1981	11/4/2021	12/31/2021	Extension executed June 7, 2021
Residential Lease	Santee Cooper	Jamison, Mark A.	N/A	Residential	Lot 11, Washington Point Subdivision	0.83	Calhoun	Prorated Holdover Rate from 1981 Rental	\$881/yr	11/4/1981	11/4/2021	12/31/2021	Extension executed June 7, 2021
Material Storage Site Lease	Berkeley Electric Cooperative	Santee Cooper	N/A	Transmission	Material Storage Site for the Johns Island to Queensboro Line	6.9	Charleston	Comparable Rental Analysis	\$5,000/month	1/1/2021	12/31/2021		1 year with 3 month extension available
Sublease Agreement Office Space	Palmetto Economic Development Corporation	Santee Cooper	N/A	Office Space	Capitol Center, Suite 1710, 1201 Main Street Columbia SC	669 sf	Richland	Rental based on price/sf including prorata share of common area, Rental Increase provision each year	\$2,461.06/month	6/30/2017	7/1/2021	7/1/2024	3 year extension executed 7/1/2021
Warehouse Lease	Gold Star, LLC DBA East Coast Industrial Park	Santee Cooper	Note 1	Generation	Warehouse Storage Space Conway SC	12,000 sf	Horry	Rental based on \$5/sf plus additional \$780/month for prorata share of common area maintenance	\$5,780.00/month	3/22/2021	3/21/2022		1 year

Notes:

- (1): This transaction occurred prior to the enactment of Act 90 of 2021, on June 15, 2021, and Santee Cooper did not obtain this information at the time of the transaction. Related party information will be collected on all entities going forward.
 (2): Residential Leases: Santee Cooper will seek JBRC approval to renew before the end of the year.

Santee Cooper Auto-Renewing Leases (1)

Lease Number	Lease Lessee Name	Billing Amount	Start Date	DESCRIPTION	Notification Days to Terminate	Notes
304-0088-01	Berkeley County Water & Sanitation Auth	0	9/29/2000	Debris GRIND/BURN SITES CROSS STAT	30	
500-0003-03	Berkeley Shrine Club 2.00 Acres	0	8/1/2020	Shrine Club Building , THORNLEY S/D	60	Approved under Santee Cooper's Gratis Lease Policy
304-0115-01	Weston, Ray	\$200/mo.	2/27/2008	1.21 acres, Mobile Home site, Belser Property, Clarendon	60	Continuation of lease in existence when Santee Cooper acquired the property
304-0137-01	Bonsall, Mark B.	\$2,200/mo.	7/9/2019	1109 Chicora Drive - Groundskeeper House at Wampee	30	Month to month lease Rental determined as FMV based on area comparables
304-0137-01	Berkeley County	0	5/15/2018	Sandridge Fire Station Near Camp Hall	90	Approved under Santee Cooper's Gratis Lease Policy Automatically renews every three years
307-0004-02	Cross Community Hunt Club	\$9,990/yr.	8/1/2018	1,650 acres Cross FLS Site	30	Continuation of lease in existence when Santee Cooper acquired the property
304-0127-01	Dantzler, Walter - Dantzler Farms	\$820/yr.	1/13/2009	41 acres, Future Providence Substation Site	30	

(1) Renews automatically unless otherwise noted

Santee Cooper Pending Approved Transactions

Conveyance Type	Grantor	Grantee	Special Provisions
Camp Hall Commerce Park	Santee Cooper	Portman Industrial, LLC	Approved by JBRC; Completing Due Diligence
Camp Hall Commerce Park	Santee Cooper	Altus Equity Group, Inc.	Approved by JBRC; Completing Due Diligence
Camp Hall Commerce Park	Santee Cooper	RealtyLink Investments, LLC	Approved by JBRC; Completing Due Diligence
Camp Hall Commerce Park	Santee Cooper	Magnus CH1, LLC	Approved by JBRC; Necessary permit not yet issued by Berkeley County
Surplus Sale	Santee Cooper	S &H Investment Group, LLC	Approved by JBRC; Survey in process
Surplus Sale	Santee Cooper	B&B Crane Service, LLC	Approved by JBRC; Survey in process
Surplus Sale	Santee Cooper	Land Resources, Inc.	Approved by JBRC; Pending FERC Approval of Development Plans

AGENCY: Office of Regulatory Staff

SUBJECT: Status Report of Rural Broadband Grant Program

In July 2019, the South Carolina Department of Commerce was allocated \$65 million pursuant to proviso 50.21 (2019) to facilitate economic development and infrastructure improvements in eligible counties identified by the General Assembly, based on population decline and poverty rate. The proviso requires committee review of the Department's plan before these funds may be expended.

The Department of Commerce proposed providing up to \$30 million to the South Carolina Office of Regulatory Staff to administer a competitive broadband grant program to eligible providers for broadband deployment projects within the eligible counties outlined in the proviso, with all broadband grants requiring a 1:1 match with private funds.

The Joint Bond Review Committee approved this proposal at its meeting on January 27, 2021. Following that approval, the Office of Regulatory Staff published areas of need in March, accepted applications beginning in April, forwarded funding agreements to successful applicants in June, and issued notices to proceed in July 2021.

On July 13, 2021, the Office reported that it had issued Notices to Proceed to 18 internet service providers in 19 counties for almost \$30 million in projects to expand broadband availability in rural areas of the state. Projects were awarded in Allendale, Bamberg, Barnwell, Beaufort, Berkeley, Clarendon, Chester, Chesterfield, Fairfield, Georgetown, Hampton, Jasper, Lancaster, Lee, Marion, Marlboro, Newberry, Orangeburg, and Williamsburg Counties. The attached report reflects projects funded, with amounts awarded by company and by county. Also attached are maps reflecting Areas of Need, and program investments that include awards made under the state Rural Broadband Grant Program, Fiscal Year 2021-22 Appropriations Act, and Federal Program Investments.

Quarterly financial and construction progress reports for the Rural Broadband Grant Program will be made to the Office beginning in October 2021 and will continue through October 2022. Project completion is expected on October 31, 2022, with final reporting due by January 15, 2023.

COMMITTEE ACTION:

Receive this status report as information.

ATTACHMENTS:

1. Rural Broadband Grant Program Timeline.
2. Published Notice of Rural Infrastructure Broadband Grant Awards, July 13, 2021.
3. Rural Broadband Grant Funded Projects, July 13, 2021.
4. Maps: Areas of Need, March 15, 2021; Program Investments, July 13, 2021; Investments, September 2021; Areas of Need, October 31, 2022.



Rural Broadband Grant Program



Timeline

Event	Date/Deadline*
Areas of Need Published on the ORS Website	3/15/21
Application Period Opens	4/1/21
Challenge Period Opens	4/15/21
Application Period Closes	5/14/21
Challenge Period Closes	5/17/21
Submitted Applications Posted on the ORS Website	5/18/21
Comments Due on Submitted Applications	6/1/21
Funding Agreements Sent to the Companies	6/18/21
Funding Agreements Returned to the ORS	6/30/21
Notices to Proceed Issued	7/15/21
3rd Q 2021 Financial and Construction Progress Report Due	10/15/21
4th Q 2021 Financial and Construction Progress Report Due	1/14/22
1st Q 2022 Financial and Construction Progress Report Due	4/15/22
2nd Q 2022 Financial and Construction Progress Report Due	7/15/22
3rd Q 2022 Financial and Construction Progress Report Due	10/14/22
Project Completion	10/31/22
Final Reporting Due	1/15/23

**All dates are no later than*



For more information, please contact:
Ron Aiken
Media Relations and Special Projects Manager
South Carolina Office of Regulatory Staff
(803) 200-8809
RAiken@ORS.SC.GOV

RURAL INFRASTRUCTURE BROADBAND GRANTS AWARDED

COLUMBIA, SC – July 13, 2021 – The South Carolina Office of Regulatory Staff (ORS) has issued Notices to Proceed to 18 internet service providers in 19 counties for almost \$30 million in projects to expand broadband availability in rural areas of need in our state.

Earlier this year the Joint Bond Review Committee approved the allocation of \$30 million for a competitive rural infrastructure grant program to be administered by ORS in coordination with the South Carolina Department of Commerce, and on May 14, 2021, ORS began accepting applications for projects in eligible counties on a 1:1 matching basis.

Projects were awarded in the following counties: Aiken, Allendale, Bamberg, Barnwell, Beaufort, Berkeley, Calhoun, Clarendon, Chester, Chesterfield, Fairfield, Georgetown, Hampton, Jasper, Kershaw, Lancaster, Lee, Marion, Marlboro, Newberry, Orangeburg, and Williamsburg.

The following companies submitted successful grant applications: Aiken Electric Cooperative, CenturyLink, Comcast, Comporium - Lancaster Telephone Company, Comporium- PBT Communications, Inc., Comporium- PBT Telecom Inc., Farmers Telephone Cooperative (FTC), Hargray, Home Telecom, Horry Telephone Cooperative (HTC), Lynches River Electric Cooperative, Newberry Electric Cooperative, Orangeburg County, Palmetto Telephone Communications, Revolution D, Sandhill Telephone Cooperative, Tri-County Electric Cooperative, and TruVista.

The first construction reports are due to ORS by Oct. 15, 2021, and all projects are scheduled to be completed by October 2022.

More information can be found at ORS.SC.GOV/broadband.

ABOUT ORS: The South Carolina Office of Regulatory Staff (ORS) represents consumers of investor-owned utilities in South Carolina before the Public Service Commission of South Carolina (PSC). The PSC is the state agency that sets utilities' rates. The ORS must look at the impact to the consumer and utilities' continued investment in reliable and high-quality services. More information can be found at ORS.SC.GOV.

###



South Carolina Rural Broadband Grant Program



Funded Projects: *Summary*

(07/13/2021)

The Rural Broadband Grant Program (RBGP) is a coordinated effort between the ORS and the South Carolina Department of Commerce to expand broadband availability and access in South Carolina.

Below are applications submitted to the ORS that will receive funding for the expansion of broadband infrastructure. More information can be found on the ORS website at ORS.SC.GOV/Broadband.

Companies	18
Counties Served	19
Eligible Counties	\$23,528,774
Contiguous Counties	\$6,171,113
Total Funding Awarded	\$29,699,887

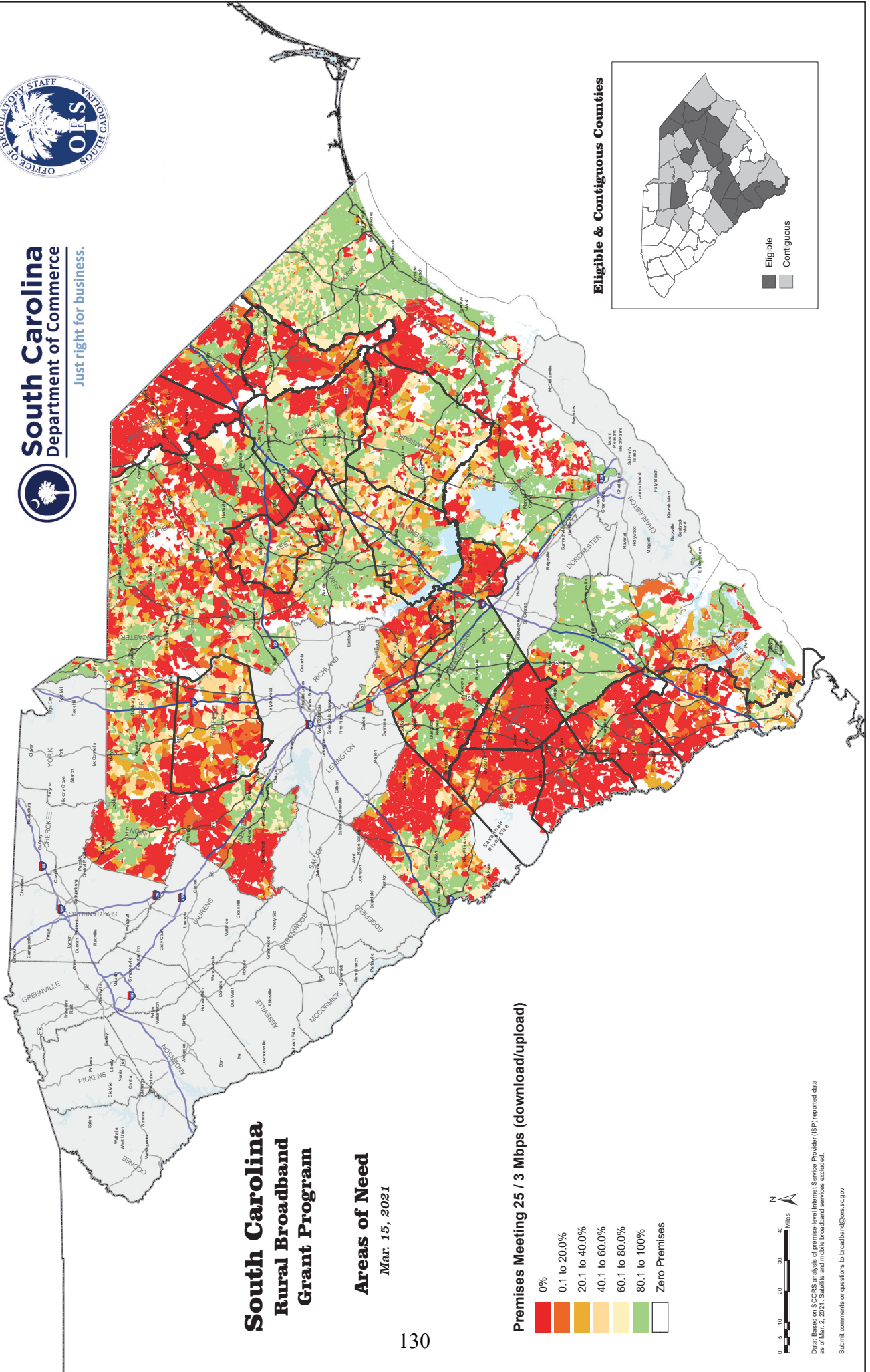
Company	RBGP Funds Received
Aiken Electric Cooperative, Inc.	\$2,266,700
CenturyLink- United Telephone of the Carolinas, LLC	\$1,503,135
Comcast Cable Communications, LLC	\$3,600,000
Comporium - Lancaster Telephone Company	\$1,562,200
Comporium- PBT Communications, Inc.	\$1,391,198
Comporium- PBT Telecom, Inc.	\$226,600
Farmers Telephone Cooperative, Inc.	\$1,903,750
Hargray, Inc.	\$1,418,666
Home Telephone ILEC, LLC	\$1,946,221
Horry Telephone Cooperative, Inc.	\$3,052,828
Lynches River Electric Cooperative, Inc.	\$158,750
Newberry Electric Cooperative	\$639,061
Orangeburg County	\$300,000
Palmetto Telephone Communications, LLC	\$3,557,500
RevolutionD, Inc.	\$344,375
Sandhill Telephone Cooperative, Inc.	\$4,392,440
Tri-County Electric Cooperative, Inc	\$1,319,660
TruVista Communications, Inc.	\$117,105
TOTAL	\$29,699,887

Funding by County

County	Company	Eligible	Contiguous	Total
Allendale	RevolutionD, Inc.	\$344,375	--	\$344,375
Bamberg	Palmetto Telephone Communications, LLC	\$3,557,500	--	\$3,557,500
Barnwell	Aiken Electric Cooperative, Inc.	\$112,240	--	\$112,240
Beaufort	Hargray, Inc.	--	\$783,275	\$783,275
Berkeley	Home Telephone ILEC, LLC	--	\$1,946,221	\$1,946,221
Chester	Comporium - Lancaster Telephone Company	--	\$742,775	\$742,775
Chesterfield	Lynches River Electric Cooperative, Inc.	--	\$158,750	\$158,750
Clarendon	Farmers Telephone Cooperative, Inc.	\$634,550	--	\$634,550
Fairfield	TruVista Communications, Inc.	\$117,105	--	\$117,105
Georgetown	Horry Telephone Cooperative, Inc.	--	\$1,081,607	\$1,081,607
Hampton	Comcast Cable Communications, LLC	\$3,600,000	--	\$3,600,000
Jasper	Hargray, Inc.	\$635,391	--	\$635,391
Lancaster	Comporium - Lancaster Telephone Company	--	\$819,425	\$819,425
Lee	Farmers Telephone Cooperative, Inc.	\$640,000	--	\$640,000
Marion	Horry Telephone Cooperative, Inc.	\$1,971,221	--	\$1,971,221
Marlboro	Sandhill Telephone Cooperative, Inc.	\$4,392,440	--	\$4,392,440
Newberry	Newberry Electric Cooperative	--	\$639,061	\$639,061
Orangeburg	Aiken Electric Cooperative, Inc.	\$2,154,460	--	\$2,154,460
	CenturyLink- United Telephone of the Carolinas, LLC	\$1,503,135	--	\$1,503,135
	Comporium- PBT Communications, Inc.	\$1,391,198	--	\$1,391,198
	Comporium- PBT Telecom, Inc.	\$226,300	--	\$226,300
	Orangeburg County	\$300,000	--	\$300,000
	Tri-County Electric Cooperative, Inc	\$1,319,660	--	\$1,319,660
Williamsburg	Farmers Telephone Cooperative, Inc.	\$629,200	--	\$629,200
TOTAL		\$23,528,774	\$6,171,113	\$29,699,887

Unfunded Amount by County

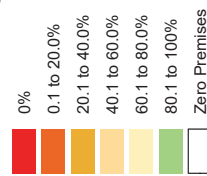
County	Eligible	Contiguous	Total
Aiken	--	\$4,615,989	\$4,615,989
Bamberg	\$0	--	\$0
Barnwell	\$0	--	\$0
Beaufort	--	\$0	\$0
Calhoun	--	\$403,585	\$403,585
Chester	--	\$291,244	\$291,244
Chesterfield	--	\$0	\$0
Fairfield	\$379,268	--	\$379,268
Hampton	\$2,610,823	--	\$2,610,823
Kershaw	--	\$807,818	\$807,818
Lancaster	--	\$385,075	\$385,075
Marion	\$0	--	\$0
Newberry	--	\$0	\$0
Orangeburg	\$0	--	\$0
TOTAL	\$2,990,091	\$6,503,710	\$9,493,801



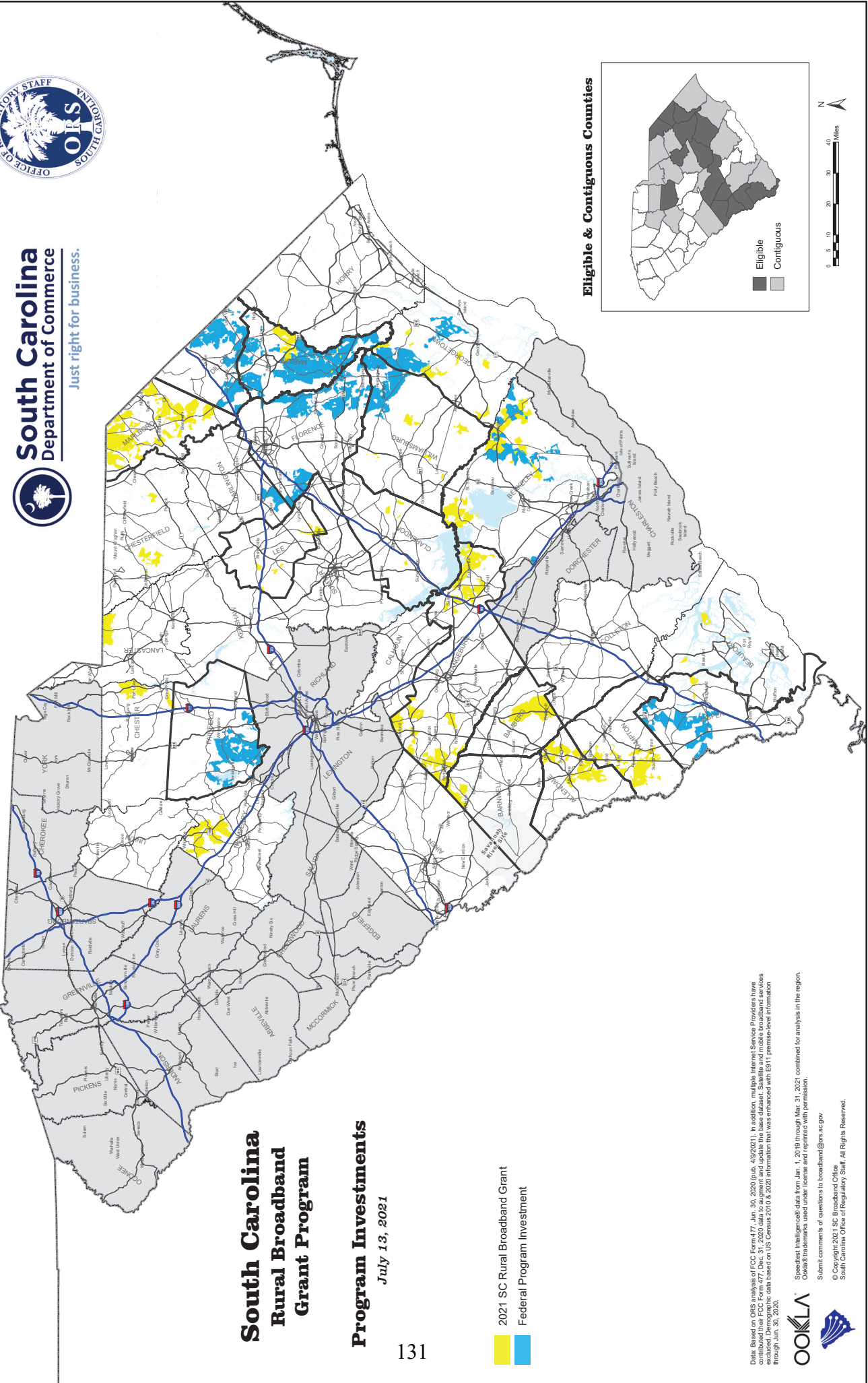
**South Carolina
Rural Broadband
Grant Program**

Areas of Need
Mar. 15, 2021

Premises Meeting 25 / 3 Mbps (download/upload)



Data: Based on SCORS analysis of premise-level Internet Service Provider (ISP)-reported data as of Mar. 2, 2021. Satellite and mobile broadband services excluded.
Submit comments or questions to broadband@ors.sc.gov

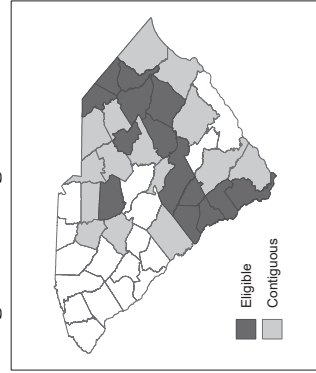


South Carolina Rural Broadband Grant Program

Program Investments
July 13, 2021

2021 SC Rural Broadband Grant
Federal Program Investment

Eligible & Contiguous Counties



Data: Based on ORS analysis of FCC Form 477, Jun. 30, 2020 (pub. 4/9/2021). In addition, multiple Internet Service Providers have contributed their FCC Form 477, Dec. 31, 2020 data to augment and update the base dataset. Satellite and mobile broadband services are not included in this dataset. Data based on US Census 2010 & 2020 information that was enhanced with E911 premise-level information through Jun. 30, 2020.

Specialist Intelligence® data from Jan. 1, 2019 through Mar. 31, 2021 combined for analysis in the region. Submit comments or questions to broadband@ors.sc.gov

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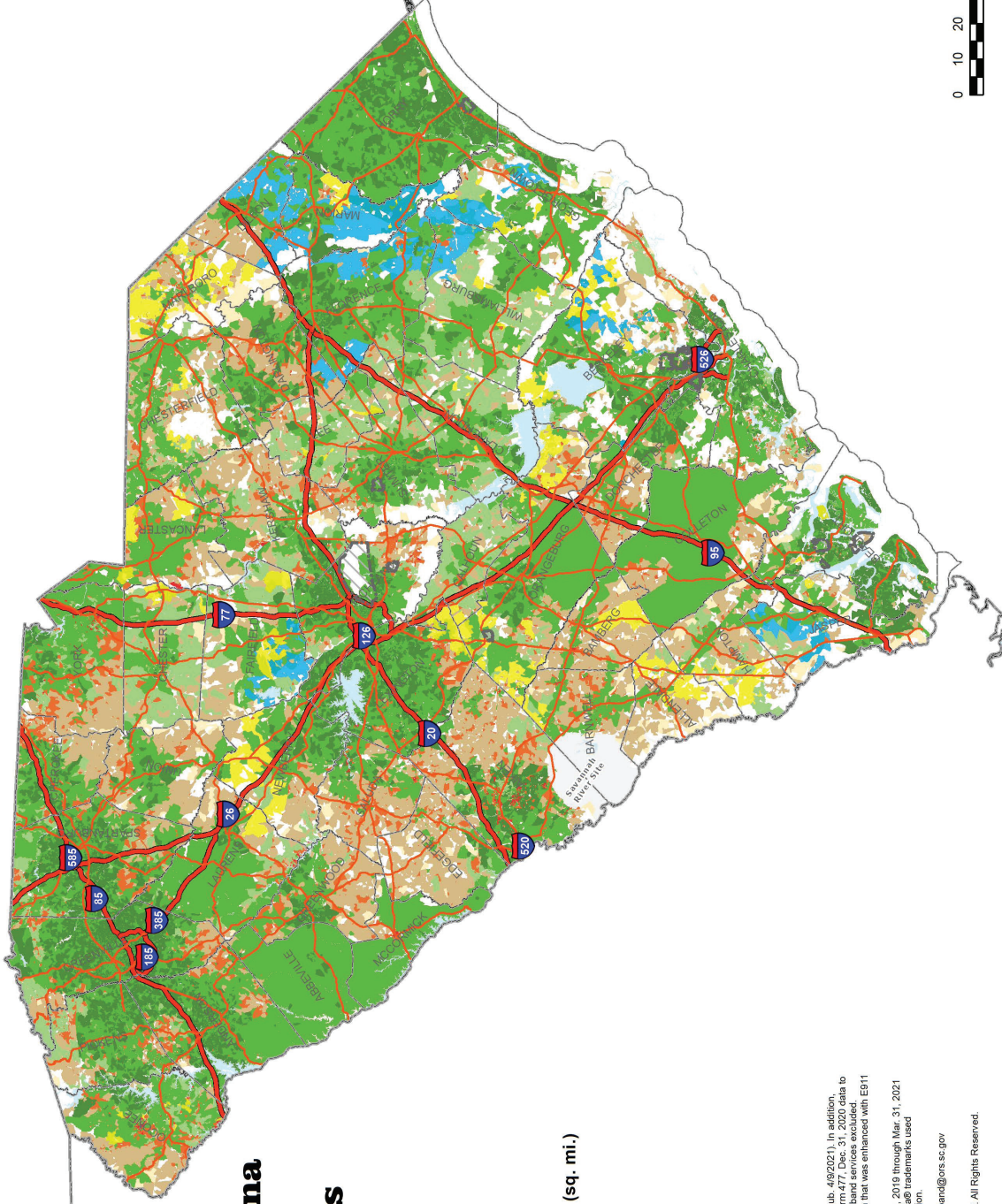




South Carolina

Investments

September 2021



Speed Tiers (download / upload)

- 300 Mbps / 10 Mbps
- 100 Mbps / 3 Mbps
- 25 Mbps / 3 Mbps

Density of Unserved Households (sq. mi.)

- 200 or More
- 25 - 199
- 1 - 24
- > 0 and < 1
- Zero Households

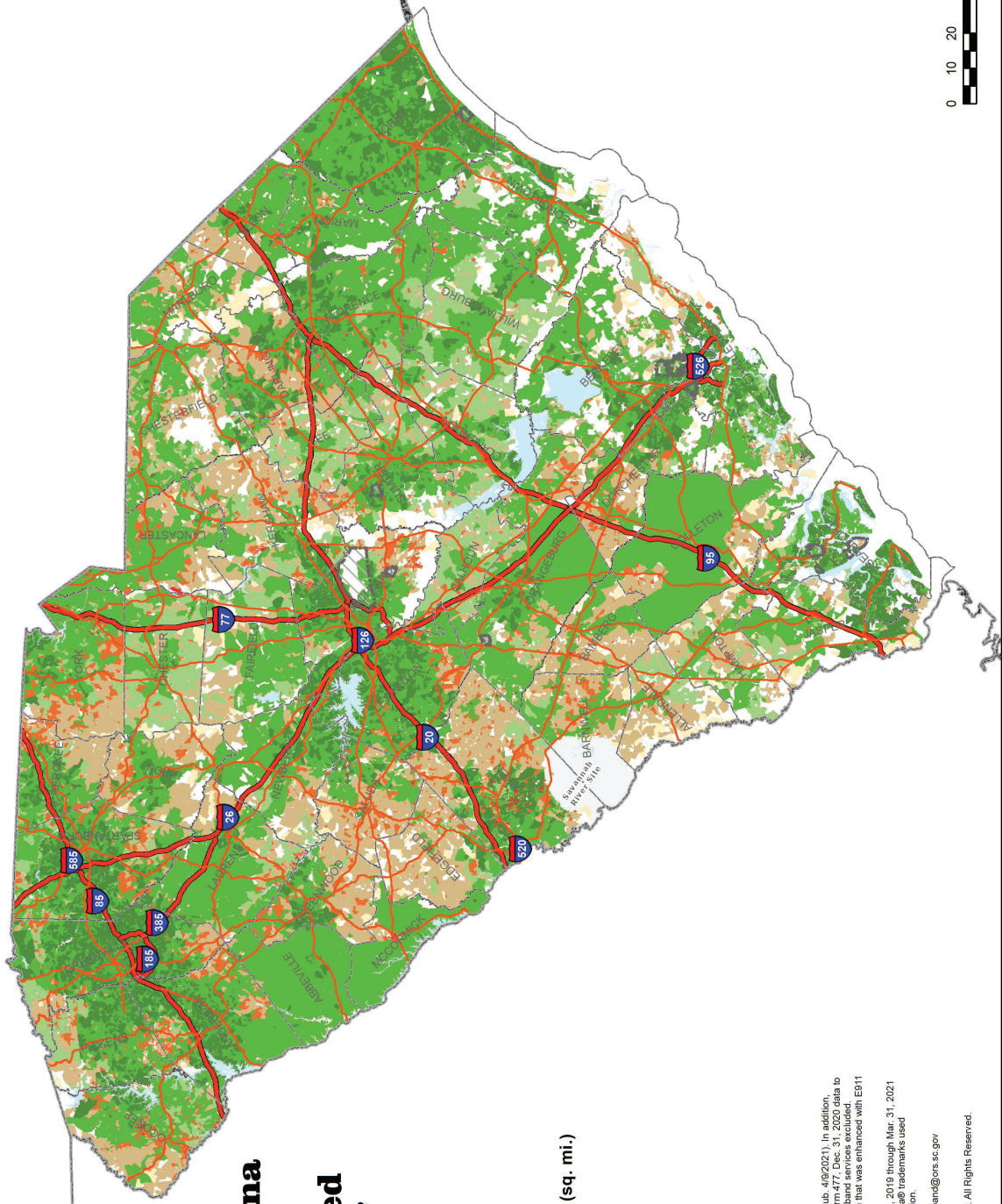
- South Carolina Investments
- Federal Investments

Data: Based on ORS analysis of FCC Form 477, Jun. 30, 2020 (pub. 4/9/2021). In addition, multiple Internet Service Providers have contributed their FCC Form 477, Dec. 31, 2020 data to augment and update the base dataset. Satellite and mobile broadband services excluded. ORS' 2020 information that was enhanced with ESRI premise-level information through Jun. 30, 2020.

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South Carolina

Areas of Need

October 31, 2022

Speed Tiers (download / upload)

- 300 Mbps / 10 Mbps
- 100 Mbps / 3 Mbps
- 25 Mbps / 3 Mbps

Density of Unserved Households (sq. mi.)

- 200 or More
- 25 - 199
- 1 - 24
- > 0 and < 1
- Zero Households

Data: Based on ORS analysis of FCC Form 477, Jun. 30, 2020 (pub. 4/9/2021). In addition, multiple Internet Service Providers have contributed their FCC Form 477, Dec. 31, 2020 data to augment and update the base dataset. Satellite and mobile broadband services excluded. Premise-level information through Jun. 30, 2020. Information that was enhanced with ESRI premise-level information through Jun. 30, 2020.

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Submit comments or questions to broadband@ors.sc.gov

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AGENCY: Joint Bond Review Committee

SUBJECT: Future Meeting

The next meeting of the State Fiscal Accountability Authority is tentatively scheduled for Tuesday, December 14, 2021.

2021

January							April							July							October							
Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	
					1	2					1	2	3						1	2	3						1	2
3	4	5	6	7	8	9	4	5	6	7	8	9	10	4	5	6	7	8	9	10	3	4	5	6	7	8	9	
10	11	12	13	14	15	16	11	12	13	14	15	16	17	11	12	13	14	15	16	17	10	11	12	13	14	15	16	
17	18	19	20	21	22	23	18	19	20	21	22	23	24	18	19	20	21	22	23	24	17	18	19	20	21	22	23	
24	25	26	27	28	29	30	25	26	27	28	29	30	25	26	27	28	29	30	31	24	25	26	27	28	29	30		
31																				31								
February							May							August							November							
Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	
	1	2	3	4	5	6							1	1	2	3	4	5	6	7		1	2	3	4	5	6	
7	8	9	10	11	12	13	2	3	4	5	6	7	8	8	9	10	11	12	13	14	7	8	9	10	11	12	13	
14	15	16	17	18	19	20	9	10	11	12	13	14	15	15	16	17	18	19	20	21	14	15	16	17	18	19	20	
21	22	23	24	25	26	27	16	17	18	19	20	21	22	22	23	24	25	26	27	28	21	22	23	24	25	26	27	
28							23	24	25	26	27	28	29	29	30	31					28	29	30					
							30	31																				
March							June							September							December							
Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	
	1	2	3	4	5	6			1	2	3	4	5				1	2	3	4				1	2	3	4	
7	8	9	10	11	12	13	6	7	8	9	10	11	12	5	6	7	8	9	10	11	5	6	7	8	9	10	11	
14	15	16	17	18	19	20	13	14	15	16	17	18	19	12	13	14	15	16	17	18	12	13	14	15	16	17	18	
21	22	23	24	25	26	27	20	21	22	23	24	25	26	19	20	21	22	23	24	25	19	20	21	22	23	24	25	
28	29	30	31				27	28	29	30				26	27	28	29	30			26	27	28	29	30	31		

COMMITTEE ACTION:

Schedule next meeting.

ATTACHMENTS:

None.