

Capital Improvements
Joint Bond Review Committee

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ADMINISTRATIVE ASSISTANT
803-212-6677

JOINT BOND REVIEW COMMITTEE MEETING
Wednesday, March 22, 2023 - 10:00 a.m.
105 Gressette Building

AGENDA

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AGENCY: South Carolina Department of Commerce

SUBJECT: Proposed Revocation of Previous Expenditure Authorization

Proviso 50.10 of the Fiscal Year 2022-23 Appropriations Act establishes within the South Carolina Department of Commerce the Closing Fund to encourage and facilitate economic development, and for the purpose of competitive recruitment, with use of the Fund for these purposes subject to approval by the Coordinating Council for Economic Development. Proviso 118.19(B)(46)(a) of the Fiscal Year 2022-23 Appropriations Act made provision for a \$200 million appropriation to the Closing Fund. Proviso 118.19(B)(46.1) provides that the Department of Commerce must identify and recommend potential projects for review and comment by the Joint Bond Review Committee before any funds may be awarded or expended from the Closing Fund.

By letter dated October 6, 2022, Secretary of Commerce Lightsey requested review and comment by the Committee of the Department's proposal to fund two (2) grants totaling \$200 million, one of which was to fund a grant of up to \$65 million, and the other of which was to fund a grant of \$135 million. Each of the projects included substantial commitments to new jobs and capital investments by the project sponsors.

By letter dated March 8, 2023, the Department of Commerce has notified the Committee that, of the \$65 million grant supporting a now publicly identified BMW expansion project, \$12 million was anticipated to include acquisition of certain property that BMW no longer seeks to acquire. Accordingly, the Department now requests that the Committee review and comment on the Department's proposal to de-authorize \$12 million of the \$65 million grant award, and restore that amount to the Closing Fund for availability to future economic development projects.

COMMITTEE ACTION:

Review and comment on the proposed de-authorization of \$12 million in amounts previously authorized for expenditure from the South Carolina Department of Commerce Closing Fund, and restore that amount for availability to future economic development projects.

ATTACHMENT:

1. Letter dated March 8, 2023, of Ms. Karen Blair Manning, Chief Legal Counsel, South Carolina Department of Commerce.



Henry McMaster
Governor

SOUTH CAROLINA
DEPARTMENT OF COMMERCE

Harry M. Lightsey III
Secretary

March 8, 2023

Mr. F. Richard Harmon, Jr.
Joint Bond Review Committee
105 Gressette Building
Columbia, SC 29201

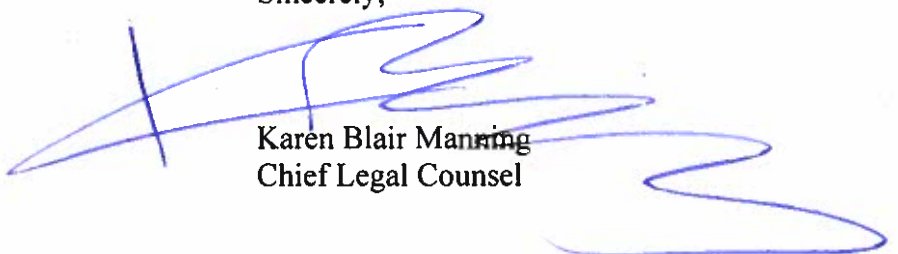
Dear Rick:

On October 18, 2023, the Joint Bond Review Committee (JBRC), reviewed and authorized a grant award of up to \$65,000,000 from the Closing Fund to support a significant confidential economic development project. That project, now publicly identified as a BMW expansion, was anticipated to include the acquisition of certain property that BMW is no longer seeking to acquire.

Accordingly, please de-authorize \$12,000,000 of the \$65,000,000 grant award and restore that amount to the Closing Fund for future economic development projects.

If you have any questions or require further information, please let me know.

Sincerely,



Karen Blair Manning
Chief Legal Counsel

KBM

cc: Harry M. Lightsey III
Daniel Young
Chris Huffman

AGENCY: Department of Administration
Facilities Management and Property Services

SUBJECT: Proposed Lease
Coastal Carolina University
1142 SC Highway 544, Conway

Coastal Carolina University requests review of its proposal to lease 136,620 square feet of student housing space at 1142 SC Highway 544, Conway, from Orion CCU, LLC.¹ This lease will replace the University's two current emergency housing leases at the Pier Conway and at the Four Points by Sheraton that will expire on May 15, 2023. The lease supports the increased demand for student housing due to increased enrollment.

The South Carolina Department of Administration conducted a solicitation for 3-, 4-, and 5-year terms following a determination that other state space was not available. The Department received one response to the solicitation.

The term of the proposed lease is 5 years, with an option to extend the lease for 1 term of 3 years with the same terms and conditions. The rental rate for the initial 5-year term is \$1,600,000 per year, or an average rate of \$4,040 per bed. Thereafter, if the option to extend the term is exercised, base rent will increase by 3% annually. Total rent over the initial and extended terms will be a maximum of \$13,093,803. Rent excludes operating and maintenance expenses, which are estimated at \$1,426,186 per year. The lease includes the landlord providing furniture, housewares, and appliances, and for completing agreed upon deferred maintenance and refurbishments before the start of the lease term. The lease includes an option to purchase the property at a mutually agreeable price and time, subject to required approvals.

The Department of Administration reports that lease payments will be made from student housing revenue; and the University's submission represents that funding for payments will be sufficient throughout the initial and optional extended lease terms. The Department of Administration reports that comparable rates for similar commercial space available in the area range from an average rate of \$9,000 to \$9,594 per bed.

COMMITTEE ACTION:

Review and make recommendation regarding the proposed lease.

ATTACHMENTS:

1. Department of Administration, Facilities Management and Property Services, Agenda Item Worksheet.
2. Letter dated February 9, 2023, of Mr. Michael T. Benson, President, Coastal Carolina University.

¹ A Delaware Limited Partnership in good standing registered with the SC Secretary of State effective October 12, 2015. Cogency Global Inc. of Columbia, SC is registered agent. Private Participant Disclosures were included with the submission.

**JOINT BOND REVIEW COMMITTEE
AGENDA ITEM WORKSHEET**

Meeting Scheduled for: March 22, 2023

Regular Agenda

1. Submitted by:

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

Ashlie Lancaster
Ashlie Lancaster, Director

2. Subject: Coastal Carolina University Lease of 1142 SC-544, Conway, SC 29526

3. Summary Background Information:

Coastal Carolina University (University) requests approval to lease $\pm 136,620$ square feet of space, 396 beds, for student housing at 1142 SC-544, Conway, SC from Orion CCU, LLC. This lease would replace the two emergency housing agreements that were entered into in August 2022 and approved by JBRC and SFAA in December 2022 as enrollment trends are indicating that increased enrollment is expected to continue in coming years. This location would provide a stable solution that enables the University to meet this increased demand for student housing.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for 3, 4 and 5-year terms. One proposal was received.

The requested lease term is five (5) years with an optional extension of three (3) years, commencing July 1, 2023. The annual amount for the first year of the term will be \$1,600,000.00 with an annual average cost per bed of \$4,040.40 plus operating and maintenance expenses. The University anticipates charging students approximately \$7,770.00 on average per bed per year.

There are no escalations on the rental rate over the initial five-year term. If the optional extended term is exercised, the rental rate would escalate by 3% each year. The maximum total rent to be paid over the initial 5-year term will be \$8,000,000.00. The maximum total rent that could be paid (including the extended term) is \$13,093,803.07 for eight years. As noted above, the College is also responsible for all operating expenses which are estimated to cost \$1,426,168.36 per year as well as building maintenance. The Landlord is responsible for providing furniture, housewares, and appliances and for completing agreed upon deferred maintenance and refurbishments before the start of the lease term. Landlord has also agreed to contribute \$250,000.00 for improvements over the initial term of the lease.

TERM YRS	TERM	ANNUAL RENT	MONTHLY RENT	ANNUAL RENT PER BED ON AVERAGE
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Initial Term				
1-5	July 1, 2023-June 30, 2028	\$1,600,000.00	\$133,333.33	\$4,040.40
Optional Extended Term				
6	July 1, 2028- June 30, 2029	\$1,647,999.96	\$137,333.33	\$4,161.60
7	July 1, 2029- June 30, 2030	\$1,697,439.96	\$141,453.33	\$4,286.52
8	July 1, 2030- June 30, 2031	\$1,748,363.16	\$145,696.93	\$4,415.04

The following chart represents comparable lease rates of similar space in the Conway area:

Tenant	Location	Annual Rate /Bed
Independent Renters	Reserve at Ridgewood Plantation 4911 Signature Dr, Myrtle Beach	\$9,594.00*
Independent Renters	Aviary Village 555 Wild Wing Blvd, Conway	\$9,000.00*

*Available rates through Apartments.com as of February 10, 2023. Rates may also be subject to utility costs.

The University has adequate funds for the lease according to a Budget Approval Form submitted February 9, 2023. Lease payments will be funded through student housing revenue. There is an option to purchase the property included in the lease at a mutually agreed upon price at the time purchase is desired and subject to required governmental approvals.

4. What is the JBRC asked to do? Approve the proposed five-year student housing lease with an optional extension of three years for Coastal Carolina University for ±136,620 square feet of space at 1142 SC-544, Conway, SC from Orion CCU, LLC.

5. What is recommendation of the submitting agency involved? Approve the proposed five-year student housing lease with an optional extension of three years for Coastal Carolina University for ±136,620 square feet of space at 1142 SC-544, Conway, SC from Orion CCU, LLC.

6. List of Supporting Documents:

- (a) Letter from Agency



Office of the President

843.349.2001
843.349.2968 fax
coastal.edu

February 9, 2023

Ms. Ashlie Lancaster
South Carolina Department of Administration
Real Property Services
1200 Senate Street, 6th floor
Columbia, SC 29201

RE: Lease for The Cove, 1142 SC-544, Conway, SC 29526

Dear Ms. Lancaster:

Coastal Carolina University requests approval from the Joint Bond Review Committee and the State Fiscal Accountability Authority to enter into a five-year master lease with The Cove for 136,620 rentable square feet of student housing space at 1142 SC-544, Conway, SC 29526.

The University experienced a housing shortage in the current academic year and enrollment trends suggest that the shortage will continue. University Housing's mission is to create a foundation of care for resident safety and success. The University Housing experience is an essential part of the University's mission to develop students who are both knowledgeable in their chosen fields and prepared to be productive, responsible, healthy citizens with a global perspective. Living with University Housing provides students oversight and access to Resident Advisors and residential monitoring by the University's Department of Public Safety. By securing University-managed off-campus housing, CCU students will have the choice to continue living with University Housing and experience a foundation of care only the University can provide.

After contacting state agencies to verify that there was no adequate state space available, the Department of Administration solicited for commercial space and received one proposal. After careful review of the proposal, The Cove property satisfies each of the University's requirements, and was therefore selected. The lease term is five (5) years with an optional extension of three (3) years commencing July 1, 2023. The annual amount for the first year of the term will be \$1,600,000.00 with an annual cost per bed of \$4,040.40. There are no escalations on the rental rate over the initial five-year term. If the optional extended term is exercised, the rental rate would escalate by 3% each year. The maximum total rent to be paid over the initial 5-year term will be \$8,000,000.00. The maximum total rent that could be paid

(including the extended term) is \$13,093,803.07 for eight years. This is a triple net lease with the agency paying separately for most operating expenses, however the lease does have an improvement allowance for unit refresh. There is an option to purchase the property included in the lease at a mutually agreed upon price at the time purchase is desired.

Thank you for your consideration of this request and please let me know if you need any additional information.

Sincerely,

A handwritten signature in blue ink, reading "Michael T. Benson". The signature is fluid and cursive, with a long horizontal stroke at the end.

Michael T. Benson, D.Phil.
President

AGENCY: Department of Administration
Facilities Management and Property Services

SUBJECT: Proposed Lease
College of Charleston
1, 10, and 20 Warren Street, Charleston

The College of Charleston requests review of its proposal to continue leasing 108,048 square feet of student housing space consisting of 530 beds at 1, 10, and 20 Warren Street, Charleston, from Warren Place, a Joint Venture.¹ The current lease at this location will expire on August 14, 2023.

The South Carolina Department of Administration conducted a solicitation for 3-, 5-, and 7-year terms following a determination that other state space was not available. The Department received 3 responses to the solicitation, and the proposal for the selected location represents the least expensive offer.

The term of the proposed lease is 5 years. The rental rate for the initial year of the term is \$2,800,000, or an average rate of \$5,283 per bed. Thereafter, base rent will increase by the Housing CPI-U, subject to a cap of 3%. Total rent over the term will be a maximum of \$14,865,580. Rent excludes operating and maintenance expenses, which are estimated at \$1,500,000 per year. The lease initially includes approximately 121 parking spaces that are not guaranteed for the entire lease term. No option to purchase the property is included in the lease.

The Department of Administration reports that lease payments will be made from housing funds; and the College's submission represents that funding for payments will be sufficient throughout the lease term. The Department of Administration reports that comparable rates for similar commercial space available in the area range from an average rate of \$7,000 to \$18,025 per bed.

COMMITTEE ACTION:

Review and make recommendation regarding the proposed lease.

ATTACHMENTS:

1. Department of Administration, Facilities Management and Property Services, Agenda Item Worksheet.
2. Letter dated January 27, 2023, of Mr. John F. Loonan, Executive Vice President for Business Affairs, College of Charleston.

¹ A joint venture owned by GWB Associates, LLC, and Compass Investments, LLC. GWB Associates LLC is a South Carolina limited liability company in good standing registered with the SC Secretary of State effective July 11, 1996. Corporation Service Company of West Columbia, SC is registered agent. Private Participant Disclosures were included with the submission. Compass Investments, LLC is a South Carolina limited liability company in good standing registered with the SC Secretary of State effective May 28, 1996. Frank W. Brumley of Charleston, SC is registered agent. Private Participant Disclosures were included with the submission.

**JOINT BOND REVIEW COMMITTEE
AGENDA ITEM WORKSHEET**

Meeting Scheduled for: March 22, 2023

Regular Agenda

1. Submitted by:

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

Ashlie Lancaster
Ashlie Lancaster, Director

2. Subject: College of Charleston Lease of 1, 10, and 20 Warren Street, Charleston, SC

3. Summary Background Information:

The College of Charleston (College) requests approval to continue leasing $\pm 108,048$ square feet of space, 530 beds, for student housing at 1, 10, and 20 Warren Street, Charleston, SC from Warren Place Joint Venture. The College has leased space at this location since May 2004. The current lease will expire on August 14, 2023, and currently costs \$1,500,000 annually.

After contacting state agencies to verify no adequate State space was available, the Department of Administration solicited for commercial space for 3, 5, and 7-year terms. Three responses were received, with the selected location representing the lowest offer.

The requested lease term is five (5) years commencing August 15, 2023. The annual amount for the first year of the term will be \$2,800,000.00 for an annual cost per bed of \$5,283.02 plus operating and maintenance expenses which are estimated to cost \$1,500,000.00 per year. The College anticipates charging students approximately \$9,650.00 on average per bed per year.

After the first year, the rental rate will adjust by the U.S. City Average Housing Consumer Price Index for all Urban Consumers (Housing-CPI-U) based on the percent change in the monthly index for June of each year, but subject to a 3% cap on any increase. As such, the maximum total rent that could be paid over the 5-year term is \$14,865,580.27 as shown in the chart below.

TERM YRS	TERM	MAX ANNUAL RENT	MAX MONTHLY RENT	MAX ANNUAL RENT PER BED ON AVERAGE
1	August 15, 2023- August 14, 2024	\$2,800,000.00	\$233,333.33	\$5,283.02
2	August 15, 2024- August 14, 2025	\$2,884,000.00	\$240,333.33	\$5,441.51
3	August 15, 2025- August 14, 2026	\$2,970,520.00	\$247,543.33	\$5,604.75
4	August 15, 2026- August 14, 2027	\$3,059,635.60	\$254,969.63	\$5,772.90
5	August 15, 2027- August 14, 2028	\$3,151,424.67	\$262,618.72	\$5,946.08

Approximately 121 parking spaces are temporarily available to students as part of this lease at no cost but are not guaranteed for the entire lease term. If the Landlord decides to build a

parking garage on the existing parking lot, spaces will be made available upon completion of construction at the then market rate but not to exceed \$200,000 annually for a minimum of 110 spaces. Parking will not be available on site to students during the construction of the parking garage, and the College of Charleston would have to find alternate parking arrangements for those in need during that time. Additionally, if Landlord determines that it will be unable to initiate construction of the parking structure during the term of the lease and provided that Landlord confirms in writing to Tenant that the approximately 121 surface lot parking spaces will be available to Tenant for the entire term, the Landlord may also begin charging the College the then market rate but not to exceed \$200,000 annually for a minimum of 110 spaces. The Landlord must provide 120 days' notice before parking is revoked. The College is requesting approval to pay \$200,000 annually for a minimum of 110 spaces at any point during the lease term, for a maximum of \$933,333 in parking fees if the Landlord were to give the 120 days' notice upon commencement of the lease term. While the College is requesting approval for this parking expense, the College has also indicated that they would work to find alternate parking arrangements at a lower cost if possible.

The following chart represents comparable lease rates of similar space in the Charleston area:

Tenant	Location	Annual Rate/Bed
College of Charleston	99 St. Philip Street, Charleston	\$7,000.00
Independent Renters **	50 George Street, Charleston	\$14,868.00
Independent Renters**	930 Morrison Drive	\$18,024.67

**Received in response to this solicitation

The College of Charleston has adequate funds for the lease according to a Budget Approval Form. Lease payments will be funded through housing funds. No option to purchase the property is included in the lease.

-
- 4. What is the JBRC asked to do?** Approve the proposed five-year lease for the College of Charleston for ±108,048 square feet of space at 1, 10, and 20 Warren Street, Charleston from Warren Place Joint Venture.

-
- 5. What is recommendation of the submitting agency involved ?** Approve the proposed five-year lease for the College of Charleston for ±108,048 square feet of space at 1, 10, and 20 Warren Street, Charleston from Warren Place Joint Venture.

6. List of Supporting Documents:

- (a) Letter from Agency dated



January 27, 2023

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

RE: Student Housing

Dear Ms. Lancaster:

The College currently leases space at 1, 10 and 20 Warren Street in Charleston, SC to house 530 undergraduate students. The current ten-year lease expires on August 14, 2023.

Through the lease solicitation process, the College received three proposals for these space needs. Unfortunately, two proposals were withdrawn due to local student demand for the space, leaving Warren Place as the only remaining option.

The term of the proposed lease is a triple-net for five years beginning August 15, 2023 and ending August 14, 2028. The first year would cost \$2,800,000 with a \$1,000,000 tenant improvement fund to use on mutually agreeable building improvements over the five-year term. Rent shall be capped or a floor at 3% based on Housing CPI-U annually based on CPI-U. The total estimated lease cost is \$14,865, 580 for the five-year term.

We respectfully request your assistance in obtaining JBRC and SFAA approval of this lease.

Sincerely,

DocuSigned by:

A handwritten signature in black ink that reads "John F. Loonan".

2A42872317CF4ED...

John F. Loonan

Executive Vice President for Business Affairs

AGENCY: Department of Administration
Facilities Management and Property Services

SUBJECT: Proposed Lease
College of Charleston
50 George Street, Charleston

The College of Charleston requests review of its proposal to continue leasing 17,764 square feet of space for a fitness center at 50 George Street, Charleston, from Yugo Charleston Campus LLC¹. The current lease at this location will expire on August 29, 2023.

The South Carolina Department of Administration conducted a solicitation for 3- and 5-year terms following a determination that other state space was not available. The Department received 2 responses to the solicitation, and the proposal for the selected location represents the least expensive offer.

The term of the proposed lease is 5 years. The rental rate for the initial year of term is \$40.00 per square foot. Thereafter, base rent will increase by 3% annually. Total rent over the term will be \$3,589,512. Rent excludes operating and maintenance expenses, which are estimated at \$190,000 per year. No option to purchase the property is included in the lease.

The Department of Administration reports that lease payments will be made from college fees; and the College's submission represents that funding for payments will be sufficient throughout the lease term. The Department of Administration reports that comparable rates for similar commercial space available in the area range from \$30.00 to \$35.13 per square foot.

COMMITTEE ACTION:

Review and make recommendation regarding the proposed lease.

ATTACHMENTS:

1. Department of Administration, Facilities Management and Property Services, Agenda Item Worksheet.
2. Letter dated February 14, 2023, of Mr. John F. Loonan, Executive Vice President for Business Affairs, College of Charleston.

¹ A Delaware limited liability company in good standing registered with the SC Secretary of State effective May 27, 2022. Universal Registered Agents, Inc. of Lexington, SC is registered agent. Private Participant Disclosures were included with the submission.

**JOINT BOND REVIEW COMMITTEE
AGENDA ITEM WORKSHEET**

Meeting Scheduled for: March 22, 2023

Regular Agenda

1. Submitted by:

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

Ashlie Lancaster

Ashlie Lancaster, Director

2. Subject: College of Charleston Lease of 50 George Street, Charleston, SC

3. Summary Background Information:

The College of Charleston (College) requests approval to continue leasing $\pm 17,764$ square feet of space for a fitness center at 50 George Street, Charleston, SC from Yugo Charleston Campus LLC, a Delaware limited liability company. The College has leased space at this location since October 2013. The current lease for 17,764 rentable square feet will expire on August 29, 2023, and the current rate is \$31.71 per square foot.

After contacting state agencies to verify no adequate state space was available, the Department of Administration solicited for commercial space for 3 and 5-year terms. Two proposals were received with the selected offer representing the least expensive location based on the amount of square footage offered. The College is currently planning to renovate its Stern Student Center to include its own fitness center with construction anticipated to begin in 2024.

The requested lease term is five (5) years commencing August 30, 2023. The rental rate for the first year of the term will be \$40.00 per square foot for an annual aggregate amount of \$651,346.67. Thereafter the rental rate will escalate by 3% annually as shown in the table below. The maximum total rent to be paid over the 5-year term will be \$3,589,512.27. In addition, tenant shall pay for certain operating expenses including janitorial service, dumpster/trash removal/recycling services, security services, pest control services, fire extinguishers, taxes and insurance.

TERM YR	TERM	ANNUAL RENT	MONTHLY RENT	RENT PER SF
1	August 30, 2023-August 29, 2024	\$651,346.67*	\$54,278.89	\$40.00
2	August 30, 2024-August 29, 2025	\$670,887.07*	\$55,907.26	\$41.20
3	August 30, 2025-August 29, 2026	\$691,078.81*	\$57,589.90	\$42.44
4	August 30, 2026-August 29, 2027	\$776,464.44	\$64,705.37	\$43.71
5	August 30, 2027-August 29, 2028	\$799,735.28	\$66,644.61	\$45.02

*One month of free rent negotiated for the first month of the first three years of the term.

The following chart represents comparable lease rates of similar space in the Charleston area:

Tenant	Location	Rate /SF
Vacant	81 Mary Street, Unit A, Charleston	\$35.13**
Vacant	32-34 Woolfe St, Charleston	\$30.00*

*Above rate is subject to operating expenses and base rent escalations. This is currently a vacant warehouse space and would also need significant tenant upfits thus increasing the cost over the term.

**Received in response to this solicitation. The space is 24,512 sq ft, making the location more expensive over the term.

The College of Charleston has adequate funds for the lease according to a Budget Approval Form submitted December 5, 2022. Lease payments will be funded through college fees. No option to purchase the property is included in the lease.

-
- 4. What is the JBRC asked to do?** Approve the proposed five-year fitness center lease for the College of Charleston for ±17,764 square feet of space at 50 George Street, Charleston from Yugo Charleston Campus LLC, a Delaware limited liability company.

-
- 5. What is recommendation of the submitting agency involved?** Approve the proposed five-year fitness center lease for the College of Charleston for ±17,764 square feet of space at 50 George Street, Charleston from Yugo Charleston Campus LLC, a Delaware limited liability company.

-
- 6. List of Supporting Documents:**
(a) Letter from Agency



February 14, 2023

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

RE: Fitness Center

Dear Ms. Lancaster:

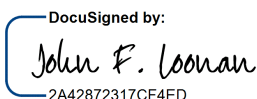
The College currently leases space at 50 George Street in Charleston, SC to house the student fitness and recreational center. The current ten-year lease expires on August 29, 2023.

Through the lease solicitation process, the College received two proposals for these space needs. The most satisfactory response is a modified gross lease at 50 George Street as it allows for a five-year lease and is adjacent to campus. The property consists of approximately 17, 764 SF which meets our current space needs, and has the necessary locker room and fitness center space. The other location was unsuitable as it required significant upfit and was in a more remote location making it difficult for students to easily access and would require additional moving costs.

The term of the proposed lease is for five years beginning August 30, 2023 and ending August 29, 2028. The negotiated cost per square foot in the first year is \$40.00. Rent shall be increase 3% annually with the year 5 rent being \$45.02 per square foot. Free rent has been negotiated for the first month of years 1, 2 and 3. The total estimated lease cost is \$3,589,512.27 for the five-year term.

We respectfully request your assistance in obtaining JBRC and SFAA approval of this lease.

Sincerely,

DocuSigned by:
A blue ink signature of John F. Loonan, written in a cursive style.

2A42872317CF4ED...
John F. Loonan
Executive Vice President for Business Affairs

AGENCY: Department of Administration
Facilities Management and Property Services

SUBJECT: Proposed Lease
Medical University of South Carolina
99 WestEdge, Charleston

The Medical University of South Carolina requests review of its proposal to extend its existing lease for 322 parking spaces at 99 WestEdge, Charleston, from the City of Charleston. The lease also includes an option for leasing 100 additional parking spaces. The current lease at this location will expire on May 31, 2023.

The South Carolina Department of Administration conducted a solicitation for 3-, 5-, 7-, 10- and 20-year terms following a determination that other state space was not available. The Department received no responses to the solicitation; accordingly, the University requests authorization to exercise its first of 3 optional extended terms under the existing lease.

The term of the proposed extension is 5 years. The rental rate for the initial year of the extension is \$144.91 per parking space per month. Thereafter, the rental rate will increase by 3% annually. Total rent over the extended term will be \$3,895,954.¹ Operating and maintenance expenses are included in the rental rate. No option to purchase the property is included in the lease.

The Department of Administration reports that lease payments will be made from parking revenue; and the University's submission represents that funding for payments will be sufficient throughout the lease term. The Department of Administration reports that comparable rates for similar parking space available in the area range from an average rate of \$132.04 to \$190.00 per space.

COMMITTEE ACTION:

Review and make recommendation regarding the proposed lease.

ATTACHMENTS:

1. Department of Administration, Facilities Management and Property Services, Agenda Item Worksheet.
2. Letter dated January 23, 2023, of Ms. Rachel Jones, Director of MUSC Lease Management, Medical University of South Carolina.

¹ Including the optional 100 additional parking spaces described above.

**JOINT BOND REVIEW COMMITTEE
AGENDA ITEM WORKSHEET**

Meeting Scheduled for: March 22, 2023

Regular Agenda

1. Submitted by:

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

Ashlie Lancaster

Ashlie Lancaster, Director

2. Subject: Medical University of South Carolina (MUSC), 99 WestEdge, Charleston, SC

3. Summary Background Information:

The Medical University of South Carolina (MUSC) requests approval to extend its current lease of 322 parking spaces for parking of employees, students, and visitors at the MUSC campus at 99 WestEdge, Charleston, SC from the City of Charleston. The lease also includes an option for 100 additional parking spaces. MUSC has leased space at this location since June 1, 2018. The initial term of the lease will expire on May 31, 2023, and currently costs \$543,620.88 annually or \$140.69 per space per month.

After contacting state agencies to verify no adequate state space was available, the Department of Administration solicited for commercial parking space for 3, 5, 7, 10 and 20-year terms. No proposals were received. As such, MUSC has requested to exercise its first (of three) optional extended terms at 99 WestEdge.

The requested extension is five (5) years commencing June 1, 2023. The amount for the first year of the term will be \$144.91 per space per month or \$559,929.51 annually. Thereafter, the rental rate will escalate by 3% as shown in the table below. The maximum total rent that could be paid over the 5-year term would be \$2,972,741.11 (or \$3,895,953.53 if the 100 extra spaces are utilized). This is a full gross lease. MUSC is not responsible for any operating costs.

YR	1 st EXTENDED TERM	ANNUAL RENT	MONTHLY RENT	RENT PER SPACE
1	June 1, 2023-May 31, 2024	\$559,929.38	\$46,660.78	\$144.91
2	June 1, 2024- May 31, 2025	\$576,727.26	\$48,060.60	\$149.26
3	June 1, 2025- May 31, 2026	\$594,029.08	\$49,502.42	\$153.73
4	June 1, 2026- May 31, 2027	\$611,849.95	\$50,987.50	\$158.35
5	June 1, 2027- May 31, 2028	\$630,205.45	\$52,517.12	\$163.10

The following chart represents comparable lease rates of similar space in the Charleston area:

Tenant	Location	Monthly Rate /Space
MUSC	155 Spring Street, Charleston	\$132.04

Vacant	424 King Street	\$190.00*
Vacant	62 Gadsden Street	\$160.00*

*Available rates through Palmetto Parking

MUSC has adequate funds for the lease according to a Budget Approval Form submitted August 9, 2016 and confirmed by the Executive Budget Office as still valid February 24, 2023. Lease payments will be funded through Parking Revenue. No option to purchase the property is included in the lease.

-
- 4. What is the JBRC asked to do?** Approve the proposed five-year extension for the Medical University of South Carolina for 322 parking spaces for non-reserved spaces with an option to add up to an additional 100 parking spaces at 99 WestEdge, Charleston SC from The City of Charleston.

-
- 5. What is recommendation of the submitting agency involved?** Approve the proposed five-year extension for the Medical University of South Carolina for 322 parking spaces for non-reserved spaces with an option to add up to an additional 100 parking spaces at 99 WestEdge, Charleston SC from The City of Charleston.

6. List of Supporting Documents:

- (a) Letter from Agency



MUSC Real Estate Management Group
22 WestEdge Street, Suite 300
Charleston, SC 29403
843-792-5996 office

January 23, 2023

Ashlie Lancaster
SC Department of Administration
1122 Lady Street
Columbia, SC 29201

RE: Request Full JBRC/SFAA Lease Approval March 2023 / 99 WestEdge Parking Garage

Dear Mrs. Lancaster,

The Medical University of South Carolina (MUSC) currently leases 322 parking spaces at the 99 WestEdge Parking Garage in Charleston South Carolina. MUSC request full SFAA/JBRC approval to continue to lease these parking spaces. The purpose of this lease is to continue to provide parking support for employees and students. The current agreement includes an option to expand the parking spaces up to 422 spaces.

A solicitation was conducted by the Department of Administration with being the best and only response. The MUSC Board of Trustees approved this lease agreement along with the renewal options on August 12, 2016. The current lease agreement provides Tenant rights to expand the number for spaces to 422 upon written request shall continue through the extended lease term(s).

MUSC requests the approval from the South Carolina Department of Administration to renew this lease for an additional five (5) years and the option to extend two (2) terms, five (5) years each. Attached is the current lease agreement, MUSC August 2016 Board Item and rent schedule below.

Renewal Terms Requested

Parking Spaces:	322 - 422
Cost per Space/Month:	\$144.91
Annual Rent Yr 1:	\$559,929.51 - \$733,820.66*
	* max for 422 parking spaces tenant option
Annual rent increase:	3%
Lease Term:	6/1/2023 – 5/31/2028
Extended Term:	Two options, five years each
Total Including Extensions:	\$10,414,080.67 - \$13,648,267.22 *
Rent Schedule:	following page

99 WestEdge Garage		Renewal Term Effective 6/1/2023					
322	parking spaces						
\$45,301.74	Monthly Rent	Current					
\$ 140.69	Cost per space	Current					
322 Parking Spaces				422 Parking Spaces / MAX			
Renewal Term				Renewal Term			
Year / 3%	Cost per			Year / 3%	Cost per	3% Annual Increase	
Annual	space/per			Annual	space/per		
Increase	month	Monthly Rent	Annual Rent	Increase	month	Monthly Rent	Annual Rent
1	\$ 144.91	\$ 46,660.79	\$ 559,929.51	1	\$ 144.91	\$ 61,151.72	\$ 733,820.66
2	\$ 149.26	\$ 48,060.62	\$ 576,727.39	2	\$ 149.26	\$ 62,986.27	\$ 755,835.28
3	\$ 153.73	\$ 49,502.43	\$ 594,029.21	3	\$ 153.73	\$ 64,875.86	\$ 778,510.34
4	\$ 158.35	\$ 50,987.51	\$ 611,850.09	4	\$ 158.35	\$ 66,822.14	\$ 801,865.65
5	\$ 163.10	\$ 52,517.13	\$ 630,205.59	5	\$ 163.10	\$ 68,826.80	\$ 825,921.61
			\$ 2,972,741.79				\$ 3,895,953.53
Renewal Option 1				Renewal Option 1			
3% Annual Increase				3% Annual Increase			
Year / 3%	Cost per			Year / 3%	Cost per		
Annual	space/per			Annual	space/per		
Increase	month	Monthly Rent	Annual Rent	Increase	month	Monthly Rent	Annual Rent
1	\$ 167.99	\$ 54,092.65	\$ 649,111.76	1	\$ 167.99	\$ 70,891.61	\$ 850,699.26
2	\$ 173.03	\$ 55,715.43	\$ 668,585.11	2	\$ 173.03	\$ 73,018.35	\$ 876,220.24
3	\$ 178.22	\$ 57,386.89	\$ 688,642.67	3	\$ 178.22	\$ 75,208.90	\$ 902,506.85
4	\$ 183.57	\$ 59,108.50	\$ 709,301.95	4	\$ 183.57	\$ 77,465.17	\$ 929,582.05
5	\$ 189.07	\$ 60,881.75	\$ 730,581.00	5	\$ 189.07	\$ 79,789.13	\$ 957,469.52
			\$ 3,446,222.49				\$ 4,516,477.92
Renewal Option 2				Renewal Option 2			
3% Annual Increase				3% Annual Increase			
Year / 3%	Cost per			Year / 3%	Cost per		
Annual	space/per			Annual	space/per		
Increase	month	Monthly Rent	Annual Rent	Increase	month	Monthly Rent	Annual Rent
1	\$ 194.75	\$ 62,708.20	\$ 752,498.43	1	\$ 194.75	\$ 82,182.80	\$ 986,193.60
2	\$ 200.59	\$ 64,589.45	\$ 775,073.39	2	\$ 200.59	\$ 84,648.28	\$ 1,015,779.41
3	\$ 206.61	\$ 66,527.13	\$ 798,325.59	3	\$ 206.61	\$ 87,187.73	\$ 1,046,252.79
4	\$ 212.80	\$ 68,522.95	\$ 822,275.36	4	\$ 212.80	\$ 89,803.36	\$ 1,077,640.38
5	\$ 219.19	\$ 70,578.63	\$ 846,943.62	5	\$ 219.19	\$ 92,497.47	\$ 1,109,969.59
			\$ 3,995,116.39				\$ 5,235,835.76
GRAND TOTAL WITH OPTIONS			\$ 10,414,080.67	Min			
			\$ 13,648,267.22	Max			

Please let me know if you have any questions.

Sincerely,
Rachel Jones

Rachel Jones
 Medical University of South Carolina
 Director of MUSC Lease Management

AGENCY: Department of Administration
Facilities Management and Property Services

SUBJECT: Proposed Lease
SC State Housing Finance and Development Authority
300-C Outlet Pointe Boulevard, Columbia

The SC State Housing Finance and Development Authority requests review of its proposal to continue leasing 28,000 square feet of office space at 300-C Outlet Pointe Boulevard, Columbia, from Columbia SC I SGF, LLC.¹ The current lease at this location will expire on October 31, 2023.

The South Carolina Department of Administration conducted a solicitation for 3-, 5-, 7- and 10-year terms following a determination that other state space was not available. The Department of Administration received 4 responses to the solicitation, and the proposal for the selected location represents the least expensive offer.

The term of the proposed lease is 10 years. The rental rate is \$16.20 per square foot for the initial year of the term. Thereafter, base rent will increase by 3% annually. Total rent over the term will be \$5,201,840. Operating expenses are included in the rental rate. No option to purchase the property is included in the lease.

The Department of Administration reports that lease payments will be made from federal funding and program administrative fees; and the Authority's submission represents that funding for payments will be sufficient throughout the lease term. The Department of Administration reports that comparable rates for similar commercial space available in the area range from an average rate of \$16.00 to \$19.95 per square foot.

COMMITTEE ACTION:

Review and make recommendation regarding the proposed lease.

ATTACHMENTS:

1. Department of Administration, Facilities Management and Property Services, Agenda Item Worksheet.
2. Letter dated January 26, 2023, of Ms. Bonita Shropshire, Executive Director, SC State Housing Finance and Development Authority.

¹ A Delaware limited liability company in good standing registered with the SC Secretary of State effective December 20, 2018. C T Corporation System of Columbia, SC is registered agent. Private Participant Disclosures were included with the submission.

**JOINT BOND REVIEW COMMITTEE
AGENDA ITEM WORKSHEET**

Meeting Scheduled for: March 22, 2023

Regular Agenda

1. Submitted by:

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

Ashlie Lancaster
Ashlie Lancaster, Director

2. Subject: SC State Housing, Finance and Development Authority Lease of 300-C Outlet Pointe Boulevard, Columbia, SC 29210

3. Summary and Background Information:

The SC State Housing, Finance and Development Authority (Housing Authority) requests approval to continue leasing $\pm 28,000$ square feet of office space at 300-C Outlet Pointe Boulevard in Columbia, SC from Columbia SC I SGF, LLC. The space will be used by the Housing Authority as their headquarters. Their seven-year lease at the same location will expire on October 31, 2023. Their current rate at this location is \$13.63 per square foot.

After contacting state agencies to verify no adequate state space was available, the Department of Administration conducted a solicitation for 3, 5, 7 and 10-year terms. Four proposals were received, and the selected location is the lowest offer.

The requested lease term will be ten (10) years commencing November 1, 2023. The rental rate for the first year of the term will be \$16.20 per rentable square foot for an annual aggregate amount of \$453,600.00. Thereafter, the rental rate shall increase by 3% annually as shown in the table below. The total rent to be paid over the term will be \$5,201,840.00. This is a full gross lease and includes all operating expenses.

<u>TERM</u>	<u>ANNUAL RENT</u>	<u>MONTHLY RENT</u>	<u>RENT PER SF</u>
November 1, 2023-October 31, 2024	\$453,600.00	\$37,800.00	\$16.20
November 1, 2024-October 31, 2025	\$467,320.00	\$38,943.33	\$16.69
November 1, 2025-October 31, 2026	\$481,320.00	\$40,110.00	\$17.19
November 1, 2026-October 31, 2027	\$495,880.00	\$41,323.33	\$17.71
November 1, 2027-October 31, 2028	\$510,720.00	\$42,560.00	\$18.24
November 1, 2028-October 31, 2029	\$526,120.00	\$43,843.33	\$18.79
November 1, 2029-October 31, 2030	\$541,800.00	\$45,150.00	\$19.35
November 1, 2030-October 31, 2031	\$558,040.00	\$46,503.33	\$19.93
November 1, 2031-October 31, 2032	\$574,840.00	\$47,903.33	\$20.53
November 1, 2032-October 31, 2033	\$592,200.00	\$49,350.00	\$21.15

The space will meet the state standard of 210 RSF/person with a density of 125 RSF/person. The following chart represents comparable lease rates of similar space in the Columbia area:

Tenant	Location	Rate /SF
Vacant**	267 Columbia Avenue, Columbia	\$16.00*
Vacant**	7909 Parklane Road, Columbia	\$18.00
Vacant**	607 Bush River Road, Columbia	\$19.95

*The space is 29,400 sq ft, making the location more expensive over the term.

**Received in response to the solicitation.

The Housing Authority has adequate funds for the lease according to a Budget Approval Form submitted February 17, 2023. Lease payments will be funded through federal funding, and program administrative fees. No option to purchase the property is included in the lease.

4. What is the JBRC asked to do? Approve the proposed ten-year lease for ±28,000 square feet of office space at 300-C Outlet Pointe Boulevard in Columbia SC, for the SC State Housing, Finance and Development Authority.

5. What is recommendation of the submitting agency involved? Approve the proposed ten-year lease for ±28,000 square feet of office space at 300-C Outlet Pointe Boulevard in Columbia SC, for the SC State Housing, Finance and Development Authority.

6. List of Supporting Documents:

- Letter from Agency



South Carolina State Housing Finance and Development Authority

300-C Outlet Pointe Blvd., Columbia, South Carolina 29210

Telephone: 803.896.9001 TTY: 803.896.8831

SCHousing.com

C. Todd Latiff
Chairman

Bonita H. Shropshire
Executive Director

January 26, 2023

Ms. Brittini Geny, Division Services Manager
South Carolina Department of Administration
Division of Facilities Management and Property Services
1200 Senate Street
Columbia, SC 29201

Dear Ms. Geny:

The South Carolina State Housing Finance and Development Authority (SC Housing) requests approval from the Joint Bond Review Committee (JBRC) and State Fiscal Accountability Authority (SFAA) to enter into a 10-year lease with Columbia SC I SGF, LLC 300-C Outlet Pointe Boulevard, Columbia, South SC 29210. SC Housing's current lease at 300-C Outlet Pointe Boulevard, Columbia, SC 29210, expires on October 31, 2023.

SC Housing in coordination with the South Carolina Department of Administration Real Property Division initiated a competitive solicitation for available lease space on June 14, 2022, to determine whether other suitable commercial office space alternatives were available, and to obtain the best value for the State. After reviewing the proposals submitted, SC Housing has determined that the property located at 300-C Outlet Pointe Boulevard, Columbia, SC 29210 meets our space requirements and needs. We considered location, minimal upfit and cost of relocation in our decision-making.

The proposed lease is a ten-year term, beginning November 1, 2023, and expiring October 31, 2033. The basic rental rate starts at \$16.20/sf, which is an annual rent of \$453,600.00 for the first year and increases 3% per year thereafter.

Thank you for your assistance in this process and for your consideration of our request. Please let me know if you need any additional information.

Sincerely,

A handwritten signature in blue ink that reads "Bonita Shropshire".

Bonita Shropshire
Executive Director

AGENCY: Department of Administration
Facilities Management and Property Services

SUBJECT: Proposed Lease
South Carolina Department of Administration to
Belle Isle Yacht Club
1228 Belle Isle Road, Georgetown

The South Carolina Department of Administration requests review of its proposal to lease that portion of approximately 17 acres of land that lies above the mean high-water mark located at 1228 Belle Isle Road, Georgetown to Belle Isle Yacht Club.¹

The property has been in use as a marina with related facilities since the early 1970s following a title dispute and settlement with the adjoining landowner, resolved by a lease for an initial term of 30 years, and an exercised renewal right for 20 years, both of which will expire on September 5, 2023.

The term of the proposed lease is 20 years at an initial rate of \$18,513 annually.² Thereafter, base rent will increase by the percentage change in the Consumer Price Index for All Urban Consumers. Improvements made by the tenant must be maintained in good working condition and suitable for use for the purposes for which they were constructed. The State may elect to receive these improvements on termination of the lease, at no cost, subject to required governmental approvals.

No option to purchase the property is included in the lease.

COMMITTEE ACTION:

Review and make recommendation regarding the proposed lease.

ATTACHMENTS:

1. Department of Administration, Facilities Management and Property Services, Agenda Item Worksheet.

¹ A South Carolina non-profit organization in good standing registered with the SC Secretary of State effective November 21, 1974. J. C. Cappelmann of Georgetown, SC is registered agent. Private Participant Disclosures were included with the submission.

² As determined by appraisal and an estimate of the annual market rent value.

**JOINT BOND REVIEW COMMITTEE
AGENDA ITEM WORKSHEET**

Meeting Scheduled for: March 22, 2023

Regular Agenda

1. Submitted by:

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

Ashlie Lancaster
Ashlie Lancaster, Director

2. Subject: SC Department of Administration Lease to Belle Isle Yacht Club

3. Summary Background Information:

The SC Department of Administration (Admin) requests approval to continue leasing that portion of the ± 17.0 acres of land included in TMS 01-0106-022-00-00 which lies above the mean high-water mark located at 1228 Belle Isle Road, Georgetown, SC 29440 to Belle Isle Yacht Club (Lessee) for use as a marina and related facilities.

Based on documents contained in the legal files, it appears there was a dispute over title to the subject property in the early 1970s between the State and the adjoining landowner and that the parties came to a settlement on their own which included the current lease. Per old notes in the file, the property had apparently been used as a spoil area by the Corps of Engineers. The adjoining landowner claimed title to the property via accretion while the State claimed title in its sovereign capacity, maintaining that the spoilage and resulting accretion did not terminate the State's ownership in the property. Instead of going to court, the parties reached an agreement whereby the adjoining landowner (William A. Johnstone) agreed to quitclaim his interest in the property to the State, and in exchange, the State agreed to lease the portions of the property that lie above the mean high-water mark to Johnstone for a term of thirty (30) years with two possible ten (10) year extensions. The parties entered into the memorandum of agreement and lease executed on August 7, 1973, for a term of thirty (30) years with the right to renew up to twenty (20) years longer for the purpose of building a marina. The agreement was to be effective the date the deed was delivered. Johnstone executed a quitclaim deed to the State specifying the parties' agreement on August 29, 1973. Based on the date the deed was recorded, the lease, as extended, will expire September 5, 2023.

The lease provided for percentage rent based on the Annual Adjusted Gross Profit, as defined in the lease, while specifying a minimum rent of \$2,150.00. At no time during the term of the current lease has the rent paid exceeded \$2,150.00 annually.

The requested term of the new lease is for twenty (20) years beginning September 6, 2023, and ending on September 5, 2043. Rent for the first year of the term will be \$18,513.00. Thereafter the rent shall increase annually by the percentage change in the Consumer Price Index for All Urban Consumers over the prior twelve (12) months. No decrease in CPI shall result in a decrease in the rent. The rent is based on an appraisal that determined the market value of the property and then estimated the annual market rent value of the entire ± 17.0 acres of land included in TMS 01-0106-022-00-00. Only the portion of the land above the mean high-water mark is actually being leased.

Over time, the Lessee has built certain Improvements on the Leased Premises. The lease requires that the Lessee maintain the Leased Premises, the Improvements and the permitted areas, to include the docks, in good working condition and suitable for use for the purposes for which they were built. At the end of the lease term, the State can receive these Improvements at no cost subject to required governmental approvals.

No option to purchase the property is included in the lease.

-
- 4. What is the JBRC asked to do?** Approve the proposed twenty-year lease to Belle Isle Yacht Club of that portion of the ± 17.0 acres of land included in TMS 01-0106-022-00-00 which lies above the mean high-water mark located at 1228 Belle Isle Road, Georgetown, SC 29440 at the rate of \$18,513.00 for the first year, increasing annually thereafter by the percentage change in the Consumer Price Index for All Urban Consumers over the prior twelve (12) months.
-

- 5. What is recommendation of the submitting agency involved?** Approve the proposed twenty-year lease to Belle Isle Yacht Club of that portion of the ± 17.0 acres of land included in TMS 01-0106-022-00-00 which lies above the mean high-water mark located at 1228 Belle Isle Road, Georgetown, SC 29440 at the rate of \$18,513.00 for the first year, increasing annually thereafter by the percentage change in the Consumer Price Index for All Urban Consumers over the prior twelve (12) months.
-

6. List of Supporting Documents:

None

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	38,250	2,511,750	2,550,000
H12 - Clemson University	2	180,000	25,820,000	301,000,000
H15 - College of Charleston	1	575,000	22,425,000	23,000,000
H24 - South Carolina State University	1	-	150,000	10,000,000
H27 - University of South Carolina - Columbia	1	-	225,000	15,000,000
H29 - University of South Carolina - Aiken	1	-	39,000	2,600,000
H47 - Winthrop University	1	-	54,000	3,600,000
H59 - Central Carolina Technical College	1	195,000	39,805,000	40,000,000
H59 - Piedmont Technical College	1	137,250	16,494,750	16,632,000
H59 - Tri-County Technical College	2	260,000	21,780,000	22,285,000
Higher Education Total	12	1,385,500	129,304,500	436,667,000
Agencies				
D50 - Department of Administration	7	66,922	4,496,533	5,646,955
E24 - Office of the Adjutant General	1	3,196,432	645,202	3,841,634
J12 - Department of Mental Health	6	346,856	1,520,735	2,655,516
L12 - Governor's School of Agriculture at John De La I	1	3,750	246,250	250,000
P24 - Department of Natural Resources	4	26,048	18,211,770	19,629,318
Agencies Total	19	3,640,008	25,120,490	32,023,423
Grand Total	31	5,025,508	154,424,990	468,690,423

COMMITTEE ACTION:

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

ATTACHMENTS:

1. Department of Administration, Capital Budget Office, Permanent Improvements Proposed by Agencies - Summary 5-2023 covering the period November 15, 2022, through January 20, 2023.

1. Project: The Citadel
 H09.9624: Fire Pump and Water Tank Replacement
- Request: Establish Phase II Full Construction Budget to construct a new fire pump and fire water storage tank for the campus.
- Included in CPIP: Yes – 2022 CPIP Priority 1 of 2 in FY22 (estimated at \$2,550,000)
- Phase I Approval: August 2022 (estimated at \$2,550,000) (SFAA)
- CHE Approval: Pending CHE Board Approval on 03/02/23
- Supporting Details: Pages 1-12

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 (B)(10)				2,000,000	2,000,000
Other, Institutional Capital Project	38,250		38,250	511,750	550,000
All Sources	<u>38,250</u>		<u>38,250</u>	<u>2,511,750</u>	<u>2,550,000</u>

Summary of Work: The project will construct a new 200,000-gallon water storage tank and a new pump house to house a new fire pump that meets the necessary flow criteria. Once complete, the 2 existing water storage tanks, water tower, and pump house will be demolished.

Rationale: The existing firewater tank and elevated water tower are in poor condition. Based on a tank inspection completed in November 2020, The Citadel initiated a study for an in-house project to replace the tank. The study was finalized in February 2022 and indicated a new tank was needed and that the existing fire pump no longer has capacity to meet current codes for necessary fire water flow for the campus.

Facility Characteristics: The Citadel utilizes a central fire pump and water storage system to provide fire protection coverage to the buildings on campus. The existing water tank was constructed in 1953 (70 years old). The pump house was constructed in 1965 (58 years old) and was renovated in 2001 (22 years old) when the fire pump was replaced. The facility will provide fire protection for 22 campus buildings and coverage for other areas of campus with 13 fire hydrants. The buildings served are used by 3,300 students and over 1,000 faculty and staff, as well as visitors to The Citadel campus.

Financial Impact: The project will be funded from FY22 Appropriated State (nonrecurring) Funds (uncommitted balance \$2.8 million at January 13, 2023), Institution Capital Project Funds (uncommitted balance \$11.4 million at January 13, 2023). Revenue to this fund is from all Excess Debt Service fund transferred as of June 30th each year. The project is not expected to result in any change in annual operating expenditures. A portion of tuition is designated for capital improvements, currently \$1,000 per student per semester for in-state and \$1,755 per student per semester for out-of-state, and has increased from \$160 for the academic years 2014-2015 to 2022-2023

Full Project Estimate: \$2,550,000 (internal) funded by FY22 Appropriated State (nonrecurring), and Institutional Capital Project Funds. Contract execution is expected in September 2023 and completion of construction in March 2024.

2. Project: Clemson University
 H12.9965: College of Veterinary Medicine Construction
- Request: Establish Phase I Pre-Design Budget to construct a teaching complex, research laboratories and clinical spaces.
- Included in CPIP: No – This project was not included in the 2022 CPIP because the funding was not authorized by the General Assembly at the time of CPIP submission.
- CHE Approval: 01/24/2023
- Supporting Details: Pages 13-24

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, FY23 Lottery Expenditure Account				10,000,000	10,000,000
All Sources				<u>10,000,000</u>	<u>10,000,000</u>

Summary of Work: The university completed a feasibility study to establish a veterinary college in South Carolina which included a detailed implementation and program plan. This project will utilize these legislative authorized funds to complete a facilities feasibility study, conduct site selection, and engage architectural/engineering firms and a Construction Manager at Risk to provide schematic design of the facilities. Clemson will construct the main teaching building and research labs, but will partner with private clinics for clinical experiences.

Rationale: South Carolina currently does not have a College of Veterinary Medicine, and only four states have fewer veterinarians per capita. There is a rapid growth in national demand for services and investment in animal health. Further, research done at veterinary colleges is increasingly important for protecting human public health. Currently, SC contracts to fund the difference between residential and non-residential tuition for SC veterinary students in cooperating states. Clemson's distributed model for clinical learning will leverage existing assets in the state through partnerships with industry and clinical enterprises.

Facility Characteristics: The new facility to be constructed will be approximately 233,000 square feet. Based on current analysis per the university, SC can justify a class size of 80 students that may grow to 100 or more in the future. Once the College of Veterinary Medicine is constructed, it is expected to be utilized by approximately 292 students and student employees, 50 faculty, and 82 staff.

Financial Impact: This phase of the project will be funded from FY23 Lottery Expenditure Account Funds (uncommitted balance \$10 million at January 5, 2023). Revenues to this fund are generated from net lottery proceeds and investment earnings and are appropriated to be used to supplement and not supplant existing funds for education. The project is expected to result in an increase in annual operating expenses, but those amounts have not yet been determined. The building will be designed to meet Two Green Globes certification standards. 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 to \$1,005 for the academic years 2014-2015 to 2022-2023. \$380 of the \$1,005 is currently pledged for debt service. The balance of the fee, \$625 per student, per semester, is used to fund ongoing capital projects and maintenance.

Full Project Estimate: \$285,000,000 (internal).

3. Project: Clemson University
 H12.9955: Johnstone Hall/Core Campus Demolition
- Request: Establish Phase II Full Construction Budget to demolish Johnstone Hall and Union Building Complex, as well as smaller facilities.
- Included in CPIP: Yes – 2022 CPIP Priority 2 of 9 in FY23 (estimated at \$12,000,000)
 Phase I Approval: December 2021 (estimated at \$12,000,000) (SFAA)
 CHE Approval: Pending CHE Board Approval on 03/02/23
 Supporting Details: Pages 25-36

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Maintenance & Stewardship	90,000		90,000	7,910,000	8,000,000
Other, Housing Improvement	90,000		90,000	7,910,000	8,000,000
All Sources	<u>180,000</u>		<u>180,000</u>	<u>15,820,000</u>	<u>16,000,000</u>

Summary of Work: This project will demolish the approximately 132,500 square foot Johnstone Hall and Union Building Complex, as well as smaller facilities associated with University Facilities' move away from the campus core. The buildings will be replaced with green space for student activities.

Rationale: Per the university, both buildings are inefficient, unsuitable for continued use and located in the center of campus adjacent to Tillman Hall and the recently constructed Core Campus residence Halls. Johnstone has been vacated but is in the center of campus and requires expensive maintenance to ensure the safety of students, faculty and staff living and working in close proximity to it. Demolition will support the university's broader strategy to prioritize on-campus space for student-centric needs.

Facility Characteristics: Johnstone Hall and University Building Complex total approximately 132,500 square feet. Johnstone Hall was constructed in the 1950s (73 years old) as temporary housing. The Union Building Complex was constructed in 1974 (49 years old).

Financial Impact: The project will be funded from Maintenance and Stewardship Funds (uncommitted balance \$54.5 million at January 3, 2023) and Housing Improvement Funds (uncommitted balance \$29.3 million at January 9, 2023). Revenue to the Maintenance and Stewardship 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. Revenue for the Housing Improvement Funds come from bond covenant-required transfers from Housing Operations to allow for the maintenance and replacement of capital assets funded by bond issues. The project is expected to result in a decrease of \$1,455,000 (year 1), \$1,498,650 (year 2), and \$1,543,095 (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 to \$1,005 for the academic years 2014-2015 to 2022-2023. \$380 of the \$1,005 is currently pledged for debt

service. The balance of the fee, \$625 per student, per semester, is used to fund ongoing capital projects and maintenance.

Full Project Estimate: \$16,000,000 (internal) funded by Maintenance and Stewardship and Housing Improvement Funds. Contract execution is expected in July 2023 and completion of construction in December 2024.

4. Project: College of Charleston
 H15.9678: Berry Residence Hall and Honors Program Renovation
- Request: Establish Phase II Full Construction Budget to complete interior renovations to Berry Residence Hall.
- Included in CPIP: Yes – 2022 CPIP Priority 2 of 9 in FY23 (estimated at \$23,000,000)
 Phase I Approval: May 2022 (estimated at \$23,000,000) (SFAA)
 CHE Approval: Pending CHE Board Approval on 03/02/23
 Supporting Details: Pages 37-56

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Auxiliary Housing Revenues	475,000		475,000	18,525,000	19,000,000
Other, Capital Improvement Project	100,000		100,000	3,900,000	4,000,000
All Sources	<u>575,000</u>		<u>575,000</u>	<u>22,425,000</u>	<u>23,000,000</u>

Summary of Work: The project will address mechanical, electrical and plumbing issues, upgrade elevators, interior refresh, and replace roofs and windows. The ground floor will be renovated to centralize and expand Honors College classrooms, programming, and supporting administrative offices, releasing space elsewhere on campus. Student suites will be refreshed with new paint, flooring, lighting, millwork, plumbing fixtures, appliances, furniture, and signage. Floors two and three will house Honors College students. Floors four through will house general student population. Roof replacement includes minor deck repairs, rough carpentry, roof insulation, including taper, and installation of a three-ply modified bitumen roof system. The new roof will come with a minimum 20-year material and workmanship warranty.

Rationale: The last significant renovation was in 2003. Per the college, prospective students and parents consider campus living environments to be among the top criteria in choosing a college or university, and this especially applies to Honors housing.

Facility Characteristics: Berry Residence Hall is a 183,514 six-level 630-bed residence hall constructed in 1989 (34 years old). The building will house Honors College students (floors two and three), general population students (floors four through six), Faculty Fellow Program/Advising Center, the Office of Undergraduate Research and Creative Activities, and the Office of Nationally Competitive Awards (floor one). Technology-rich, comfortable public space will be created for presentations, receptions, workshops, and other events.

Financial Impact: The project will be funded from Auxiliary Housing Revenues (uncommitted balance \$24.2 million at January 19, 2023), and Capital Improvement Project Funds (uncommitted balance \$33.4 million at January 19, 2023). Revenue to the Housing fund is generated primarily through the Student Housing Fee, paid per-semester by students who reside in on-campus housing. The fee varies based on amenities, condition, and age of the College's 13 residence halls and 24 historic student residences. The revenues are used solely for the operation, maintenance, renovation, repair, and debt service of this specific auxiliary enterprise. Revenue to the Capital Improvement Project Fund is the Capital Improvement

Fee that are in excess of the current annual debt service related to bonds. This fee is that portion of the student bill earmarked for debt service and renewal of the physical infrastructure. The project is expected to result in a decrease of \$735,962 (year 1), \$758,041 (year 2), and \$780,782 (year 3), in annual operating expenses. The procurement method for this project will be Construction Manager At-Risk. The building will be constructed to meet Two Green Globes certification standards with an anticipated energy savings of \$6,863,947 over a 30-year period. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$906 per student per semester, and has increased from \$781 to 906 for the academic years 2014-2015 to 2021-2022. \$483 of the \$966 is currently pledged for debt service. The balance of the fee, \$483 per student, per semester, is used to fund ongoing capital projects and maintenance.

Full Project Estimate: \$23,000,000 (internal) funded by Auxiliary Housing Revenue and Capital Improvement Project Funds. Contract execution is expected in May 2023 and completion of construction in June 2026.

5. Project: South Carolina State University
 H24.9661: Sojourner Truth Hall Renovation
- Request: Establish Phase I Pre-Design Budget to renovate the residence hall building.
- Included in CPIP: Yes – 2022 CPIP Priority 3 of 3 in FY24 (estimated at \$4,400,000)
- CHE Approval: Pending CHE Board Approval on 03/02/23
- Supporting Details: Pages 57-66

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Housing Fees				150,000	150,000
All Sources				<u>150,000</u>	<u>150,000</u>

Summary of Work: The project will renovate the entire 14 story building to include fire suppression, fire alarm, elevator upgrade, HVAC, paint, flooring, and code updates that may be required. Interior renovations to bathrooms, lobby and bedrooms will also be completed.

Rationale: Of the 400 beds in Truth Hall only 132 are utilized. Out of an abundance of caution, the university made the decision to utilize the top 7 floors in 2015. This project will ensure the safety of all students housed in the residence hall and allow the university to grow enrollment by providing an additional 268 beds. Per the university, they expect 12% to 18% student growth over the next two years.

Facility Characteristics: Truth Hall is 135,851 square feet and was constructed in 1971 (52 years old). The existing elevator and fire alarm system are original to the building, and the chiller system is 25+ years old. After renovations, it is anticipated that 400 students will reside in the residence hall.

Financial Impact: This phase of the project will be funded from Housing Fee Funds (uncommitted balance \$4.4 million at February 10, 2023). Revenues to this fund are generated from standard room and board charges, which are determined and approved by the Board of Trustees and are used to cover costs of maintaining the facilities. The current amount per student, per semester is \$3,100. The project is expected to result in an increase of \$185,000 (years 1 thru 3), in annual operating expenses. No student fees or tuition will be increased as a consequence of the project.

Full Project Estimate: \$10,000,000 (internal). Phase I to be funded by Housing Fee Funds. Phase II will be funded by \$8,000,000 in FY23 Capital Reserve, and \$2,000,000 in FY23 Appropriated State (nonrecurring) funds.

6. Project: University of South Carolina – Columbia
 H27.6147: Woodrow College Renovation
- Request: Establish Phase I Pre-Design Budget to comprehensively renovate the interior of the residential building.
- Included in CPIP: Yes – 2022 CPIP Priority 7 of 15 in FY24 (estimated at \$11,900,000)
- CHE Approval: 02/02/23
- Supporting Details: Pages 67-76

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Housing Maintenance Reserve				225,000	225,000
All Sources				<u>225,000</u>	<u>225,000</u>

Summary of Work: This project will replace the mechanical and electrical infrastructure and replace interior finishes. Electronic access door hardware will be added to unit entrances to match university housing standards. Student living spaces will be converted to a suite-style configuration which will include a new central corridor to access egress stairs and enable the removal of the non-historic and aesthetically detrimental fire escape at the south façade. The reconfiguration will allow for an approximately increase of 25 beds.

Rationale: The residence hall has not been renovated in decades and requires systems replacement and replaced finishes to be consistent with the quality of other university housing.

Facility Characteristics: Wood College is 33,700 gross square feet and was constructed in 1914 (109 years old). Building systems are 30+ years old and reaching the end of their useful life. The residence hall currently provides 102 student beds in an apartment-style configuration. After renovating, suites will be able to accommodate 25% more students, for a total of 127 students.

Financial Impact: The project will be funded from Housing Maintenance Reserve Funds (uncommitted balance \$23.7 million at October 21, 2022). Housing Maintenance Reserve Funds are derived from the housing operating budget which includes housing fees and revenues generated by laundry operations, conferences, and interest. The project is expected to result in a decrease of \$60,000 (years 1 thru 3), in annual operating expenses. The building will be designed to meet Two Green Globes certification standards. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$320 per student per semester, and has not increased for the academic years 2014-2015 to 2022-2023.

Full Project Estimate: \$15,000,000 (internal) funded by Housing Maintenance Reserve Funds. The estimated cost to complete this project has increased from the 2022 CPIP submission following the cost consultant estimate that we have received from the similar Thornwell College renovation project. Thornwell is the sister building of Woodrow, and that project has devised a way to add beds by reconfiguring apartments into suites. Thus, the recent cost estimate from Thornwell reflects the current construction market and the cost of the reconfiguration. It is intended to reconfigure Woodrow in the same manner.

7. Project: University of South Carolina – Aiken
 H29.9558: Softball Facility Construction
- Request: Establish Phase I Predesign Budget to create a basic softball field near the baseball stadium.
- Included in CPIP: Yes – 2022 CPIP Priority 2 of 4 in FY23 (estimated at \$3,500,000)
- CHE Approval: 02/02/23
- Supporting Details: Pages 77-86

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Institutional				39,000	39,000
All Sources				<u>39,000</u>	<u>39,000</u>

Summary of Work: This project will create a basic softball field to include dugouts, bleachers for approximately 200 spectators, a ticket kiosk, lighting, scoreboard, hardscape paving, and fencing. The buildings are anticipated to be brick masonry with metal roofs. The existing softball field will be repurposed as the location of the new SC National Guard Cyber Center/DreamPort and Advanced Manufacturing Collaborative Building.

Rationale: Relocating the existing softball facility to the periphery enables academic programs to be developed in the campus core.

Facility Characteristics: The new softball facility will include two 600 square foot dugouts, 930 square foot restrooms and concessions, and a 75 square foot ticket kiosk. The new facility will accommodate approximately 200 spectators, and approximately 60 players and coaches.

Financial Impact: The project will be funded from Institutional Funds (uncommitted balance \$2.6 million at November 14, 2022). Institutional Funds are available to the university from a variety of sources including tuition and fees, sales and service activities, and other miscellaneous sources. 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 \$12 per student per semester, and has not increased for the academic years 2014-2015 to 2022-2023.

Full Project Estimate: \$2,600,000 (internal) funded by Institutional Funds. The estimated cost to complete this project has decreased from the 2022 CPIP submission because the project scope was recently reduced to construct a basic softball competition facility. Future work may be funded with gifts or university funds to be allocated later and would include a press box and other enhancements to upgrade the softball facility.

8. Project: Winthrop University
 H47.9608: Margaret Nance Residence Hall Bathroom Renovations
- Request: Establish Phase I Predesign Budget to complete bathroom renovations.
- Included in CPIP: Yes – 2022 CPIP Priority 8 of 8 in FY24 (estimated at \$2,500,000)
- CHE Approval: Pending CHE Board Approval on 03/02/23
- Supporting Details: Pages 87-96

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

Summary of Work: The project will renovate hallway traditional style bathrooms. New traditional style closed shower/toilet rooms and common sink areas will be created. HVAC and ventilation/exhaust systems will be upgraded.

Rationale: The traditional style hall common area/hallways bathrooms were last renovated in the 1980's.

Facility Characteristics: Margaret Nance Residence Hall is 59,352 square feet and was constructed in 1895 (128 years old). The residence hall currently houses 224 students with a bed capacity of 282.

Financial Impact: The project will be funded from Other, Auxiliary Housing Funds (uncommitted balance \$12.31 million at October 31, 2022). 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 \$543 per student per semester, and has decreased from \$593 to \$543 for the academic years 2014-2015 to 2022-2023.

Full Project Estimate: \$3,600,000 (internal) funded by Auxiliary Housing Funds. The estimated cost to complete this project has increased from the 2022 CPIP submission because a feasibility study was completed last fall that looked at the code requirements, possible bathroom layouts, etc. and that study provided the cost estimate.

9. Project: Central Carolina Technical College
 H59.6174: CCTC – Main Campus Academic-Student Services
 Building Construction
- Request: Revise Scope and Establish Phase II Full Construction Budget to construct a new academic/student services building adjacent to Building 400 on the main campus.
- Included in CPIP: Yes – 2022 CPIP Priority 1 of 4 in FY23 (estimated at \$16,250,000) & Priority 1 of 2 in FY24 (estimated at \$20,000,000)
- Phase I Approval: October 2021 (estimated at \$13,000,000) (Admin)
- CHE Approval: Pending CHE Board Approval on 03/02/23
- Supporting Details: Pages 97-114

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY22 Appropriated State Proviso 118.18 (B)(27)(c)	195,000		195,000	12,805,000	13,000,000
FY23 Appropriated State, Proviso 118.19 (27)(q)				19,000,000	19,000,000
Other, College Capital Reserve				8,000,000	8,000,000
All Sources	<u>195,000</u>		<u>195,000</u>	<u>39,805,000</u>	<u>40,000,000</u>

Summary of Work: The project was established to construct a new 34,000 square foot academic and student services building that would contain flexible convertible spaces used as classrooms, or student meeting and gathering spaces. The revised scope will no longer demolish Buildings 100 and 200 and will now construct a larger 58,825 square foot, two three-story wings joined at the first level by an outdoor plaza and at the third level by an interior elevated connector. The central lobbies for both wings include a monumental stair connecting all three floors and allow for easy access to all program elements as well as visibility from all levels to the central campus courtyard and parking. An elevator and an additional enclosed stair are located in each wing. The lobbies on the second and third levels of the student services wing will have a central help desk. The student services wing will also include a flexible multipurpose space and adjoining commercial kitchen. The academic wing will provide additional classroom and lab space and will consolidate science faculty and instructional space into a single location. The campus data center will also be relocated into the academic wing of the new building. The new building will include a low slope Styrene-Butadiene-Styrene (SBS) modified bituminous membrane roofing system and come with a 20-year manufacturer material and workmanship warranty. At a later unspecified time after the new facility is constructed, Buildings 100 and 200 will be demolished as part of a separate project. The cost and fund source to demolish these buildings is unknown at this time. It is yet to be determined what those sites will be used for after demolition, but it is expected that they will be used for additional parking lots and green space for students.

Rationale: Costs have significantly increased due to over 40% inflation in construction materials and building systems. Constructing one building to house both academic and student services instead of building the student services building now and the academic building 2-3 years in the future will allow for gained efficiencies and to enable the capitalization on shared spaces and site costs. Additionally, consolidation of these facilities will allow for all

academic classrooms to be on the main campus site without having the students to cross Guignard Road. The functionality of building 100 and 200 is inadequate, and cannot be renovated to fit current needs, per the college.

Facility Characteristics: Building 100 is 51,914 square feet and was construction in 1965 (58 years old). Building 200 is 9,867 square feet and was constructed in and 1969 (54 years old). The new 58,825 square foot facility will house all student services functions as well as Science, Math and Humanities programs. All 2,300 students and 225 staff are expected to utilize the new facility.

Financial Impact: This phase of the project will be funded from FY22 Appropriated State (nonrecurring), (uncommitted balance \$12.805 million at February 15, 2023) and FY23 Appropriated State (nonrecurring) (uncommitted balance \$19 million at February 15, 2023) and College Funds (uncommitted balance \$9.4 million at February 15, 2023). Revenue for the College Capital Reserves are derived from annual operating surpluses. The project is expected to result in \$45,100 in additional annual operating costs (years 1 thru 3). The new facility will be constructed to meet Two Green Globes certification standards with an anticipated energy savings of \$2,303,077 over a 30-year period. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is designated for capital improvements, currently \$9.70 per credit hour per student per semester, and has increased from \$5.25 per credit hour to \$9.70 for the academic years 2014-2015 to 2022-2023.

Full Project Estimate: \$40,000,000 (internal) funded by FY22 & FY23 Capital Reserve and College Capital Reserve Funds. Contract execution is expected in August 2023 and completion of construction in December 2025.

10. Project: Piedmont Technical College
 H59.6193: PTC New Construction for Health Sciences Replacement
- Request: Change Project Name, Revise Scope and Establish Phase II Full Construction Budget to construct a 27,000 square foot replacement building on the Piedmont Campus.
- Included in CPIP: Yes – 2022 CPIP Priority 1 of 3 in FY23 (estimated at \$9,150,000)
 Phase I Approval: April 2022 (estimated at \$9,150,000) (SFAA)
 CHE Approval: 02/02/23
 Supporting Details: Pages 115-130

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY22 Capital Reserve				696,875	696,875
FY22 Appropriated State, Proviso 118.18 (b)(27)(n)				6,893,159	6,893,159
FY23 Appropriated State, Proviso 118.19 (27)(j)				3,674,093	3,674,093
Other, College	137,250		137,250	5,230,623	5,367,873
All Sources	<u>137,250</u>		<u>137,250</u>	<u>16,494,750</u>	<u>16,632,000</u>

Summary of Work: The project was established to renovate and repair the two existing Health and Science Buildings and construct an additional 12,100 square foot connector building on the Piedmont Campus. The revised scope will now construct a 27,000 square foot facility that will include Nursing simulation labs, Nursing skills labs, Cardiovascular Labs and classrooms. The new Health Science Building will be a 2-story, slab-on-grade building with a low-slope insulated roof and internal roof draining. The building structure will be structural steel framing. The building envelope will consist of brick veneer, fiber-cement rainscreen and aluminum curtainwall. The roof on the building to be constructed will be a single-ply PVC membrane roofing system that will come with a minimum 20-year material and workmanship warranty. Buildings H & S, which are currently housing these programs, will remain in use as swing space until the completion of the replacement facility. It is anticipated that Buildings H & S will be demolished as a separate project for a total estimated cost of \$250,000 to \$275,000.

Rationale: Building H and S do not provide adequate teaching and lab space. The new facility will provide modern lab spaces which are needed to ensure the students are practice-ready when completing the programs, per the college. The number of students has grown from 1,181 students enrolled in a pre-health program in the 2017-2018 academic year to 1,674 in the most recent full year.

Facility Characteristics: The Health Building is 16,728 square feet and was constructed in 1982 (41 years old) and the Science Building is 15,920 square feet and was constructed in 1992 (31 years old). The new 27,000 square foot facility will be utilized by 33 full time faculty in its Nursing and Healthcare Division and 694 students.

Financial Impact: This phase of the project will be funded from FY22 Capital Reserve (uncommitted balance \$696,875 at December 31, 2022), FY22 Appropriated State (nonrecurring) (uncommitted balance \$6.9 million at December 31, 2022), FY23 Appropriated State (nonrecurring)

(uncommitted balance \$9.94 million at December 31, 2022), and College Funds (uncommitted balance \$10.4 million at December 31, 2022). Revenues to this fund are generated from the fee charged to students of \$150 per student, per semester for capital projects. The project is expected to result in an increase of \$81,235 (year 1), \$119,144 (year 2), and \$131,059 (year 3), in annual operating expenses. The new building will be constructed to meet Two Green Globes certification standards with anticipated energy savings of \$674,081 over a 30-year period. No student fees or tuition will be increased as a consequence of the project. The college does not charge a capital fee but internally allocates \$150 per student, per semester, of the tuition charge to set aside for capital projects.

Full Project Estimate: \$16,632,000 (internal) funded by FY22 Capital Reserve, FY22 & FY23 Appropriated State (nonrecurring) and College Funds. Contract execution is expected in April 2024 and completion of construction in September 2025.

11. Project: Tri-County Technical College
 H59.6182: Pendleton Campus Oconee Hall Renovation
- Request: Establish Phase II Full Construction Budget to renovate existing classrooms and student study and collaboration space.
- Included in CPIP: Yes – 2022 CPIP Priority 1 of 2 in FY23 (estimated at \$20,000,000)
 Phase I Approval: January 2022 (estimated at \$16,000,000) (SFAA)
 CHE Approval: Pending CHE Board Approval on 03/02/23
 Supporting Details: Pages 131-146

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 (27)(t)				5,000,000	5,000,000
Other, Accumulated Maintenance	240,000		240,000	16,760,000	17,000,000
All Sources	<u>240,000</u>		<u>240,000</u>	<u>21,760,000</u>	<u>22,000,000</u>

Summary of Work: The project will renovate existing classrooms on all three floors and add two new classrooms. All classrooms will be enlarged to increase capacity from 18 to 20 seats per classroom to 36 seats per classroom and to be in compliance with the State guideline of providing 22 sq feet per student (currently sf footage per student ranges from 16 – 18 sq ft in Oconee Hall.). Additionally, an addition will be constructed to replace the existing stairwells to meet current building code. The addition will include with a Thermoplastic Roof Membrane (PVC & TPO) roof system that will come with a minimum 20-year material and workmanship warranty. A fire suppression system will be installed, and energy efficient enhancements including lighting, HVAC and tying to the central chilled water system will be completed. The existing low slope modified bitumen roof on the building will be replaced with a Thermoplastic Roof Membrane (PVC & TPO) and come with a minimum 20-year material and workmanship warranty.

Rationale: The current classrooms do not conform to the most current research-based, instructional methodologies or pedagogy. Additionally, the project will remediate an identified issue with the stairwells, sprinklers, and other life safety and energy efficiency opportunities.

Facility Characteristics: Oconee Hall is 35,890 square feet and was constructed in 1979 (44 years old). The entire facility will be affected by this renovation project and an additional 11,666 square feet will be constructed for a stair tower and two classrooms. The building is utilized by all programs, primarily English, Math and Humanities courses which are required for program completion. There are 3,000 students and 108 faculty and staff.

Financial Impact: This phase of the project will be funded from FY22 Appropriated State (nonrecurring) (uncommitted balance \$5 million at January 13, 2023), and Tri-County Technical College Accumulated Maintenance Funds (uncommitted balance \$38 million at January 13, 2023). Revenues to this fund are accumulated fund balance transfer to the Plant Fund. The project is expected to result in a decrease of \$89,509 (years 1 thru 3), in annual operating expenses. The renovations/addition will be constructed based on Two Green Globes certification standards with anticipated energy savings of \$514,941 over a 30-year period. No student fees or tuition will be increased as a consequence of the project. A portion of tuition is

designated for capital improvements, currently \$4.17 per credit hour, per student per semester, and has not increased from 2017-2018 to 2021-2022.

Full Project Estimate: \$22,000,000 (internal) funded by \$11 million in Tri-County Technical College Accumulated Maintenance and \$5 million in FY22 Appropriated State, Proviso 118.18 Funds. Contract execution is expected in March 2023 and completion of construction in December 2023. The estimated cost to complete the project has increased from the 2022 CPIP because the CPIP cost estimate was based on 2019 feasibility study data which was updated at the time of the CPIP submission using average realized construction price increases and intel from construction industry experts. Subsequently, Phase I design has been completed and the current scope and cost estimates yield a higher project cost. Contract execution is expected in March 2023 and completion of construction in December 2023.

12. Project: Tri-County Technical College
 H59.6237: TCTC Transportation and Logistics Hub - Building and Land
- Request: Establish Preliminary Land Acquisition for the purpose of investigating the purchase of approximately 5.19 acres of land and a 4,884 square foot building in Anderson County.
- Included in CPIP: No – The property was not available for purchase at the time of the 2022 CPIP submission.
- CHE Approval: 02/02/23
- Supporting Details: Pages 147-158

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, College				20,000	20,000
All Sources				<u>20,000</u>	<u>20,000</u>

Rationale: The acquisition of the property will allow for the expansion of the Automotive Training program, a new Diesel Engine Technician and Hybrid Electric Technician programs and a redesigned Logistics and Supply Chain programs at the college's Anderson Campus.

Characteristics: The property is adjacent to the Anderson Campus and includes a 5,000 square foot light industrial commercial space that can accommodate both classroom instruction and laboratory (hands on), training.

Financial Impact: The property is offered by the Tri-County Technical College Foundation of SC for \$265,000. The due diligence activities will be funded from College Funds (uncommitted balance \$38.8 million December 31, 2022). Revenue to this fund is derived from the cumulative excess of revenues over expenses accumulated over time for the purpose of funding capital projects and major renovations. The project is expected to result in an increase of \$10,483 (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 \$2.17 per credit hour per student per semester, and has decreased from \$4.17 per credit hour to \$2.17 for the academic years 2014-2015 to 2022-2023. After the property is acquired, \$10,000,000 in renovations will be required, which will be funded with \$10,000,000 in previously appropriated Capital Reserve Funds.

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

13. Project: Department of Administration
 D50.6116: DSS Harden Street Replace Air Handlers
- Request: Establish Phase I Pre-Design Budget to replace the two rooftop air handlers at the DSS Harden Street building.
- Included in CPIP: Yes – 2022 CPIP Priority 11 of 24 in FY23 (estimated at \$1,100,000)
- CHE Approval: N/A
- Supporting Details: Pages 159-166

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				16,500	16,500
All Sources				<u>16,500</u>	<u>16,500</u>

- Summary of Work: The project will replace the two rooftop air handlers.
- Rationale: The air handlers are past their useful life and require frequent repairs. Failure of the air handlers would result in a loss of conditioned air to the building.
- Facility Characteristics: The DSS Harden Street building is approximately 64,311 square feet and was constructed in 1989 (34 years old). The equipment to be replaced is original to the building. The building is utilized by approximately 300 DSS staff plus visitors daily.
- Financial Impact: The project will be funded from FY23 Appropriated State Funds (uncommitted balance \$3.31 million at January 20, 2023). The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$1,100,000 (internal) funded by FY23 Appropriated State Funds.

14. Project: Department of Administration
 D50.6102: SC Data Center - Controls Upgrade
- Request: Establish Phase II Full Construction Budget to upgrade/retrofit the existing building controls system at the SC Data Center.
- Included in CPIP: Yes – 2022 CPIP Priority 13 of 24 in FY23 (estimated at \$250,000)
 Phase I Approval: October 2022 (estimated at \$250,000) (JBRC)
 CHE Approval: N/A
 Supporting Details: Pages 167-176

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Depreciation Reserve	3,750		3,750	278,075	281,825
All Sources	<u>3,750</u>		<u>3,750</u>	<u>278,075</u>	<u>281,825</u>

- Summary of Work: The project will include the replacement of the existing Network Automation Engines (NAE) with a new NAE with two trunks, DX controllers with BACnet controllers, and space temperature sensors along with system integration and training.
- Rationale: The current controls system is original to the building, past its life expectancy, continues to have operations issues, and is difficult to source replacement parts. Per the agency, as the system continues to fail, it will be difficult to maintain the environment in the facility.
- Facility Characteristics: The Data Center Building is approximately 76,021 square feet and was constructed in 1999 (24 years old). The building houses approximately 205 SC Division of Technology (DTO) staff plus varying numbers of customers and visitors.
- Financial Impact: The project will be funded from Depreciation Reserve Funds (uncommitted balance \$4.6 million at December 19, 2022). Revenues received are 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: \$281,825 (internal) funded by Depreciation Reserve Funds. Contract execution is expected in September 2023 and completion of construction in January 2024.

15. Project: Department of Administration
 D50.6103: SC State House – VAV Replacement, HVAC Controls & AHU #1 Re-Build
- Request: Change Project Name and Establish Phase II Full Construction Budget to replace all VAV's and to rebuild AHU#1 in the SC State House.
- Included in CPIP: Yes – 2022 CPIP Priority 15 of 24 in FY23 (estimated at \$1,690,671)
 Phase I Approval: November 2022 (estimated at \$1,690,671) (SFAA)
 CHE Approval: N/A
 Supporting Details: Pages 177-186

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY19 Capital Reserve (transfer from 6011)				187,678	187,678
FY20 Capital Reserve (transfer from 6059)				366,365	366,365
Appropriated State (transfer from 6055)	336		336		336
Appropriated State (transfer from 6036)				106,645	106,645
Appropriated State (transfer from 6083)				1,057,188	1,057,188
Other, Depreciation Reserve (transfer from 6055)	26,178		26,178		26,178
Other, Depreciation Reserve (transfer from 6026)				99,845	99,845
All Sources	<u>26,514</u>		<u>26,514</u>	<u>1,817,721</u>	<u>1,844,235</u>

Summary of Work: The project will replace all 34 VAV's in the crawlspace of the SC State House as well as rebuild Air Handler Unit #1 in the basement. This equipment supplies heating and air to the first floor of the State House. This project will also include replacing and upgrading the current Honeywell HVAC controls system for the entire building.

Rationale: This equipment was part of the 1997 renovation and has reached the end of its useful life. The controls software is obsolete and parts to repair this equipment are increasingly difficult to obtain, per the agency.

Facility Characteristics: The SC State House Building is approximately 164,880 gross square feet and was constructed in 1851 (172 years old), with the building being completely renovated in 1997 (26 years ago). The State House is utilized by the Senate, House of Representatives, Legislative Council, Legislative Services Agency, Governor's Office, Lieutenant Governor's Office, Department of Public Safety and Parks Recreation & Tourism. According to SC Parks, Recreation & Tourism the average number of visitors to the SC State House is 110,000 annually.

Financial Impact: This phase of the project will be funded from FY19 & FY20 Capital Reserve (uncommitted balance \$554,043 at January 19, 2023), Appropriated State (uncommitted balance \$1,163,833 at January 19, 2023) and Depreciation Reserve Funds (uncommitted balance \$99,845 million at January 19, 2023). Revenues received to the Depreciation Reserve account are 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: \$1,844,235 (internal) funded by Capital Reserve, Appropriated State and Depreciation Reserve Funds. Contract execution is expected in October 2023 and completion of construction in December 2024.

16. Project: Department of Administration
 D50.6108: Mills/Jarrett Building – Flooring Repair and Replacement (Annualized)
- Request: Establish Phase II Full Construction Budget to replace and update the existing floors in portions of the Mills/Jarrett Building.
- Included in CPIP: Yes – 2022 CPIP Priority 2 of 24 in FY23 (estimated at \$350,000)
- Phase I Approval: December 2022 (estimated at \$286,000) (JBRC)
- CHE Approval: N/A
- Supporting Details: Pages 187-196

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State	5,290		5,290	291,412	296,702
All Sources	<u>5,290</u>		<u>5,290</u>	<u>291,412</u>	<u>296,702</u>

Summary of Work: The project will include removal of the existing floor coverings and replacement with vinyl flooring. Abatement of hazardous materials will be completed as needed.

Rationale: The floors are in poor condition and are a trip hazard to staff and visitors, per the agency.

Facility Characteristics: The Mills Building is approximately 82,859 square feet and was constructed in 1825 (198 years old). The Jarrett Building is approximately 20,922 square feet and was constructed in 1987 (36 years old). Flooring will be replaced in approximately a gross combined 16,620 square feet and the existing flooring is approximately 20 to 25 years old. The Mills/Jarrett Building is utilized by approximately 200 SCDHEC employees and various visitors annually.

Financial Impact: The project will be funded from Appropriated State (uncommitted balance \$3.31 million at January 19, 2023). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: \$296,702 (internal) funded by Appropriated State Funds. Contract execution is expected in August 2023 and completion of construction in December 2023.

17. Project: Department of Administration
 D50.6109: North Tower – Site Lighting Improvements
- Request: Establish Phase II Full Construction Budget to replace and upgrade the exterior light fixtures.
- Included in CPIP: Yes – 2022 CPIP Priority 4 of 24 in FY23 (estimated at \$300,000)
 Phase I Approval: December 2022 (estimated at \$300,000) (JBRC)
 CHE Approval: N/A
 Supporting Details: Pages 197-206

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State	4,500		4,500	266,678	271,178
All Sources	<u>4,500</u>		<u>4,500</u>	<u>266,678</u>	<u>271,178</u>

- Summary of Work: The project will replace the existing pole mounted lighting serving the visitor parking areas adjacent to the building at the North Tower. The fixtures are metal halide and will be replaced with LED.
- Rationale: The fixtures are original to the facility, have exceeded their life expectancy, experience frequent outages, and replacement parts are hard to find. Replacement of the current system with updated LED light fixtures will address security concerns by staff leaving in the evenings, per the agency. Additionally, the new light fixtures will be more cost efficient.
- Facility Characteristics: The North Tower located at 1535 Confederate Avenue in Columbia, is 157,306 square feet and was constructed in 1976 (47 years old). The building is utilized 24/7 by approximately 560 SCDSS personnel and various visitors annually.
- Financial Impact: The project will be funded from Appropriated State (uncommitted balance \$3.31 million at January 19, 2023). The project is expected to result in a decrease in annual operating expenditures, but those amounts have not yet been determined.
- Full Project Estimate: \$271,178 (internal) funded by Appropriated State Funds. Contract execution is expected in August 2023 and completion of construction in June 2024.

18. Project: Department of Administration
 D50.6112: Wade Hampton Building - Flooring Repair and Replacement (Annualized)
- Request: Establish Phase II Full Construction Budget to replace and update existing floors in portions of the Wade Hampton Building.
- Included in CPIP: Yes – 2022 CPIP Priority 3 of 24 in FY23 (estimated at \$300,000)
- Phase I Approval: December 2022 (estimated at \$364,000) (JBRC)
- CHE Approval: N/A
- Supporting Details: Pages 207-216

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State	7,900		7,900	286,306	294,206
All Sources	<u>7,900</u>		<u>7,900</u>	<u>286,306</u>	<u>294,206</u>

Summary of Work: The project will include replacement of the existing floor coverings with vinyl flooring, and abatement of hazardous materials, as needed.

Rationale: The floors are in poor condition and are a trip hazard to staff and visitors.

Facility Characteristics: The Wade Hampton Building is approximately 121,141 square feet and was constructed in 1938 (85 years old). The flooring to be replaced is approximately 20 to 25 years old and covers approximately 16,320 square feet of the building. The building is utilized by approximately 275 staff and various annual visitors to the Department of Administration, SC Commission on Prosecution, Judicial Branch, SC Commission for the Blind, Governor's Office, SC State Treasurer's Office, SC Comptroller General Office, SC Adjutant General's Office, and SC Department of Agriculture, and the State Fiscal Accountability Authority.

Financial Impact: The project will be funded from Appropriated State (uncommitted balance \$3.31 million at January 19, 2023). The project is not expected to result in any change in annual operating expenditures.

Full Project Estimate: \$294,206 (internal) funded by Appropriated State Funds. Contract execution is expected in August 2023 and completion of construction in January 2024.

19. Project: Department of Administration
 D50.6101: Blatt Replace VAV Terminal Hot Water Reheat - 4th Floor
- Request: Establish Phase II Full Construction Budget to replace the VAV units on the 4th floor of the Solomon Blatt Building.
- Included in CPIP: Yes – 2022 CPIP Priority 5 of 24 in FY23 (estimated at \$1,100,000)
- Phase I Approval: November 2022 (estimated at \$1,264,509) (SFAA)
- Revise Scope Approval: February 2023 (estimated at \$1,558,809) (Admin)
- CHE Approval: N/A
- Supporting Details: Pages 217-226

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State				439,841	439,841
Other, Depreciation Reserve	18,968		18,968	1,100,000	1,118,968
All Sources	<u>18,968</u>		<u>18,968</u>	<u>1,539,841</u>	<u>1,558,809</u>

- Summary of Work: The project scope will involve replacing 54 terminal hot water reheat VAV mechanical units to include associated duct work. The majority of this work will be performed above the ceiling on the 4th floor. All light fixtures will also be replaced with LED fixtures and a new acoustical ceiling system will be installed, and the carpet will be replaced.
- Rationale: The equipment and ductwork are original to the building and is past its useful life, leading to periodic failures and disruption of service.
- Facility Characteristics: The Blatt Building is 155,162 gross square feet, with the 4th floor being approximately 27,795 gross square feet and was constructed in 1978 (45 years old). The building houses 80 to 100 year-round SC House of Representatives staff, and from January to July each year the number increases to approximately 330.
- Financial Impact: This phase of the project will be funded from Appropriated State (uncommitted balance \$7.28 million at January 20, 2023), and Depreciation Reserve Funds (uncommitted balance \$4.57 million at January 20, 2023). Revenues received are 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: \$1,558,809 (internal) funded by Appropriated State and Depreciation Reserve Funds. Contract execution is expected in May 2023 and completion of construction in December 2023.

20. Project: Office of the Adjutant General
 E24.9812: Statewide Readiness Center Female Latrines

Request: Increase Phase II Construction Budget for the construction of Abbeville and Batesburg.

Included in CPIP: Yes – 2022 CPIP Priority 6 of 24 in FY23
 (this portion estimated at \$882,000 & estimated at \$5,677,200 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)

Phase II Increase Approval: October 2021 (estimated at \$2,650,000 for all 12 facilities) (SFAA)

Phase II Increase Approval: January 2022 (estimated at \$2,172,349 for all 12 facilities) (SFAA)

Phase II Increase Approval: May 2022 (estimated at \$3,645,200 for all 12 facilities) (SFAA)

Phase II Increase Approval: October 2022 (estimated at \$5,677,200) (SFAA)

CHE Approval: N/A

Supporting Details: Pages 227-234

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Appropriated State	12,500	896,260	908,760	161,301	1,070,061
Federal, National Guard Bureau	37,500	2,250,172	2,287,672	483,901	2,771,573
All Sources	<u>50,000</u>	<u>6,146,432</u>	<u>3,196,432</u>	<u>645,202</u>	<u>3,841,634</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, Rock Hill, Edgefield and Eastover. The North Charleston, Edgefield, Rock Hill, Saluda, Newberry, Kingstree, Walterboro and West Columbia facilities have been completed. Designs are complete for Hartsville, Wellford, Abbeville and Batesburg. Hartsville and Wellford are currently being renovated but not yet completed. The funds in this request will be used construction of Abbeville and Batesburg. 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 (34 years to 64 years old).

Financial Impact: The project will be funded with Appropriated State Funds (uncommitted balance \$2 million at January 3, 2023) and Federal, National Guard Bureau Funds (uncommitted balance \$3.5 million at January 3, 2023). 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 \$1,500 (year 1), \$1,500 (year 2), and \$3,000 (year 3) in annual operating expenses.

Full Project Estimate: \$3,841,634 (internal) for this phase of the project with an estimated cost of \$5,677,200 (internal) (for all 14 facilities), funded by Appropriated State and National Guard Bureau Funds. Construction completion for Hartsville and Wellford is expected in April 2023. Contract execution for Abbeville and Batesburg is expected in March 2023 and completion of construction in August 2023.

21. Project: Department of Mental Health
 J12.9842: Dorchester Clinic HVAC Replacement
- Request: Establish Phase I Pre-Design Budget to replace multiple HVAC split systems at the Dorchester Mental Health Clinic in Summerville.
- Included in CPIP: Yes – 2022 CPIP Priority 32 of 48 in FY23 (estimated at \$250,000)
- CHE Approval: N/A
- Supporting Details: Pages 235-244

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance				3,750	3,750
All Sources				<u>3,750</u>	<u>3,750</u>

- Summary of Work: The project will replace all 10 split HVAC systems, totaling 40 tons.
- Rationale: The HVAC units are original to the building are becoming more costly to repair.
- Facility Characteristics: The Dorchester Mental Health Clinic is 11,322 square feet and was constructed in 1996 (27 years old). The facility has 50 staff members sees an average of 240 patients a week.
- Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$29 million at November 30, 2022). 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 an increase of \$2,000 (year 1), and \$5,000 (years 2 thru 3), in annual operating expenses.
- Full Project Estimate: \$250,000 (internal) funded by Capital Improvement & Maintenance Funds.

22. Project: Department of Mental Health
 J12.9843: Pee Dee MHC Roof and Building Envelope Improvements
- Request: Establish Phase I Pre-Design Budget to repair deficiencies with the roof and building envelope.
- Included in CPIP: Yes – 2022 CPIP Priority 31 of 48 in FY23 (estimated at \$550,000)
- CHE Approval: N/A
- Supporting Details: Pages 245-254

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance				8,325	8,325
All Sources				<u>8,325</u>	<u>8,325</u>

Summary of Work: The project will complete the following: seal all hip and valleys, seal all smoke evacuation units, replace pipe penetrations, replace non-gasketed rusted fasteners with gasketed fasteners, rivet and install sealant at open/damaged corners of equipment curbs, re-secure locations where fasteners have backed out of metal roof surface and install fasteners at missing fastener locations, seam and/or repair all metal roof panel standing seams that were observed to be open/partially open or twisted due to deficient mechanical seaming, install sealant at all brick to metal apron flashing roof transitions, replace perimeter window, louver, HVAC vent sealant on all elevations due to deterioration, repair deteriorated corner sealant and mortar at exterior brick pilasters, install sealant around all brick and EIFS façade penetrations, repair/seal all cracks in the EIFS system, tie in vapor barrier at concealed conditions at ceiling/wall/soffit and at window/wall transitions, insulation above ceiling will need to be replaced where missing or damaged.

Rationale: The roof is original to the building and has experienced multiple water intrusions from penetrations such as smoke evacuation system, exhaust vents, pipes, etc. in the roofing system. High levels of moisture have been observed in the building due to outside air leakage into the building.

Facility Characteristics: The Pee Dee Mental Health Clinic is 36,572 square feet and was constructed in 2001 (22 years old). The facility has 100 staff members sees an average of 3,920 patients a month.

Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$29 million at November 30, 2022). 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 \$500 (year 1), and \$1,000 (years 2 thru 3), in annual operating expenses.

Full Project Estimate: \$550,000 (internal) funded by Capital Improvement & Maintenance Funds.

23. Project: Department of Mental Health
 J12.9827: Bryan Security Gate Installation
- Request: Establish Phase II Full Construction Budget to install security gates at both entrances of the Bryan Psychiatric Hospital.
- Included in CPIP: Yes – 2022 CPIP Priority 45 of 48 in FY23 (estimated at \$500,000)
 Phase I Approval: May 2022 (estimated at \$200,000) (JBRC Staff)
 CHE Approval: N/A
 Supporting Details: Pages 255-264

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance	3,000		3,000	458,361	461,361
All Sources	<u>3,000</u>		<u>3,000</u>	<u>458,361</u>	<u>461,361</u>

- Summary of Work: The gate will include modifying the existing entrance allowing for an island, intercom, badge swipe, and camera. The gate will include a vehicle entrance gate and an exit gate. Sensors will be included so that emergency vehicles sirens will open the gate in the event of an emergency. The gate will also have remote control so that a DMH Public Safety Officer can operate the gate remotely. Cameras will be installed in the entry and exit lanes of both entrances.
- Rationale: The facility provides inpatient Psychiatric services. This project will allow DMH staff to enter the campus in their car and screen all others attempting to visit the campus.
- Facility Characteristics: The Bryan Psychiatric Hospital campus is composed of 26 buildings, totaling 204011 square feet and was constructed in 1975 (48 years old). The Bryan Psychiatric Hospital has over 200 patients and 519 staff.
- Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$29 million at November 30, 2022). 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 an increase of \$100 (year 1), and \$500 (years 2 thru 3), in annual operating expenses.
- Full Project Estimate: \$461,361 (internal) funded by Capital Improvement & Maintenance Funds. Contract execution is expected in May 2023 and completion of construction in September 2023.

24. Project: Department of Mental Health
 J12.9831: Berkeley MHC HVAC Replacement
- Request: Establish Phase II Full Construction Budget to replace multiple HVAC split systems at the Berkeley Community Mental Health Center in Moncks Corner.
- Included in CPIP: Yes – 2022 CPIP Priority 33 of 48 in FY23 (estimated at \$250,000)
 Phase I Approval: October 2022 (estimated at \$240,000) (JBRC Staff)
 CHE Approval: N/A
 Supporting Details: Pages 265-274

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance	3,600		3,600	294,055	297,655
All Sources	<u>3,600</u>		<u>3,600</u>	<u>294,055</u>	<u>297,655</u>

- Summary of Work: The project will replace all 10 split HVAC systems, totaling 54 tons.
- Rationale: The HVAC units are original to the building are becoming more costly to repair.
- Facility Characteristics: The Berkeley County Mental Health Center is 19,469 square feet and was constructed in 1992 (31 years old). The facility currently has 85 staff, sees an average of 3,539 patients, with 37,789 appointments each year.
- Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$29 million at November 30, 2022). 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 thru 3), in annual operating expenses.
- Full Project Estimate: \$297,655 (internal) funded by Capital Improvement & Maintenance Funds. Contract execution is expected in June 2023 and completion of construction in November 2023.

25. Project: Department of Mental Health
 J12.9834: CFSH Building 29/Kitchen HVAC & Kitchen Equipment Replacement
- Request: Establish Phase II Full Construction Budget to replace heat pumps, ice builder and refrigeration unit at Building 29 on the Crafts Farrow State Hospital in Columbia.
- Included in CPIP: Yes – 2022 CPIP Priority 23 of 48 in FY23 (estimated at \$750,000)
 Phase I Approval: December 2022 (estimated at \$750,400) (JBRC)
 CHE Approval: N/A
 Supporting Details: Pages 275-284

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance	11,256		11,256	660,244	671,500
All Sources	<u>11,256</u>		<u>11,256</u>	<u>660,244</u>	<u>671,500</u>

- Summary of Work: The project will replace 2 existing heat pumps, 1 ice builder, and 1 refrigeration unit.
- Rationale: The heat pumps, ice builder and refrigeration unit have reached the end of their useful life. The heat pumps and ice builder utilize R22 freon which has been banned for environmental reasons. The 25-year-old refrigeration unit is no longer reliable and replacement parts are no longer available or are hard to obtain.
- Facility Characteristics: The Building 29/Kitchen is 50,570 square feet and was constructed in 1960 (63 years old). The kitchen provides meals for inpatient psychiatric hospitals and nursing homes and has 30+ full time staff.
- Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$29 million at November 30, 2022). 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 \$200 (year 1), and \$400 (years 2 and 3) in annual operating expenses.
- Full Project Estimate: \$671,500 (internal) funded by Capital Improvement & Maintenance Funds. Contract execution is expected in April 2023 and completion of construction in November 2023.

26. Project: Department of Mental Health
 J12.9813: Campbell VA Fire Alarm Replacement
- Request: Increase Phase II Full Construction Budget to cover higher than expected bid costs to replace the fire alarm system at the Richard M. Campbell Veterans Nursing Home in Anderson County.
- Included in CPIP: No – This project was not included in the 2022 CPIP because the required increase was not known at the time of CPIP submission.
- Phase I Approval: January 2022 (estimated at \$470,000) (JBRC)
- Phase II Approval: May 2022 (estimated at \$329,000) (JBRC)
- CHE Approval: N/A
- Supporting Details: Pages 285-294

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Capital Improvement & Maintenance	7,050	321,950	329,000	96,000	425,000
All Sources	<u>7,050</u>	<u>321,950</u>	<u>329,000</u>	<u>96,000</u>	<u>425,000</u>

Summary of Work: The project will replace the entire fire alarm system.

Rationale: The project was bid, and the lowest bid received was for \$328,777. The contractor agreed to hold their price for 120 days. Recent testing has identified that out of 175 total smoke detectors, 134 failed. Replacement parts cannot be obtained for the existing fire alarm system. The only available smoke detectors available that work with the system are used.

Facility Characteristics: The Richard M. Campbell Veterans Nursing Home is 92,210 square feet and was constructed in 1991 (32 years old). The existing fire alarm system was installed in 2009 (14 years ago). The building houses 218 VA long term nursing care home patients and 250 staff and support personnel.

Financial Impact: The project will be funded from Capital Improvement & Maintenance Funds (uncommitted balance \$29 million at November 30, 2022). 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: \$425,000 (internal) funded by Capital Improvement & Maintenance Funds. Contract execution is expected in March 2023 and completion of construction in June 2023.

27. Project: Governor's School of Agriculture at John De La Howe
 L12.9526: Greenhouse
- Request: Establish Phase II Full Construction Budget to construct a greenhouse on the John De La Howe campus.
- Included in CPIP: Yes – 2022 CPIP Priority 4 of 4 in FY23 (estimated at \$250,000)
 Phase I Approval: October 2022 (estimated at \$250,000) (JBRC)
 CHE Approval: N/A
 Supporting Details: Pages 295-302

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
FY23 Appropriated State, Proviso 118.19 (7) (d)	3,750		3,750	221,250	225,000
Other, AgFirst Donation				25,000	25,000
All Sources	<u>3,750</u>		<u>3,750</u>	<u>246,250</u>	<u>250,000</u>

- Summary of Work: The project will construct a 40' x 72' building, that will be out of double wall polycarbonate panels. The greenhouse will be cooled by exhaust fans and heated by propane heaters. LED light fixtures will be used throughout the building.
- Rationale: The new greenhouse will allow the students to work and learn with the latest technology in the horticulture field. Horticulture is a critical entity for agriculture business, per the agency. This greenhouse will allow plants and vegetables to be harvested year-round. John De La Howe strives on trying to be sixty percent self-sustainable, per the agency.
- Facility Characteristics: The greenhouse to be constructed will be 2,880 square feet. There is currently not a greenhouse located on the John De La Howe campus. The greenhouse will be designed to be eco-friendly. It will include LED lighting and water saving systems. All stations will be on a 24-hour monitoring system. The greenhouse will be utilized by approximately 60 students and faculty during the school year.
- Financial Impact: This phase of the project will be funded from FY23 Appropriated State (nonrecurring) Funds (uncommitted balance \$221,250 at February 13, 2023) and a Donation from AgFirst (uncommitted balance \$25K at February 13, 2023). The project is expected to result in an increase of \$5,000 (years 1 thru 3), in annual operating expenses.
- Full Project Estimate: \$250,000 (internal) funded by Appropriated State and Gift Funds. Contract execution is expected in April 2023 and completion of construction in August 2023.

28. Project: Department of Natural Resources
 P24.6073: Lexington – Agency Storage Building
- Request: Establish Phase I Pre-Design Budget to address the new agency headquarters storage needs in Lexington County.
- Included in CPIP: No – The project was not included in the 2022 CPIP because the need to significantly reduce the storage in the new agency headquarters to allow space for new staff hired was not determined until after submission of the CPIP.
- CHE Approval: N/A
- Supporting Details: Pages 303-314

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Other, Wildlife Endowment				13,500	13,500
All Sources				<u>13,500</u>	<u>13,500</u>

- Summary of Work: The project will construct a new storage building on property currently owned by the agency at the Styx receiving compound off of Fish Hatchery Road in Lexington County. This building will enable consolidation of varied storage needs into one facility that is in close proximity to the new headquarters building. The building will also provide sufficient space for large trucks to make deliveries without obstructing the parking area at the headquarters building. It is anticipated that the building will be predominately metal and include a metal roof, but all roofing materials will be evaluated during the Phase I process.
- Rationale: DNR headquarters will relocate from the Rembert Dennis Building to a new leased building at the State Farmer's Market on Charleston Highway. The preliminary floor plans provided by the lessor for the new building has limited storage space which is insufficient for the agency's current needs.
- Facility Characteristics: The new storage building to be constructed will be approximately 5,500 square feet. The building will be used by Outreach Programs, Fishing & Hunting Licenses, Fisheries – District Operations, Earth Sciences, and Environmental Review to store equipment, educational materials, and other miscellaneous items.
- Financial Impact: This phase of the project will be funded from Wildlife Endowment Funds (uncommitted balance \$785K at January 16, 2023). Revenue to this fund is received and accrued from the investments of the fund. The project is expected to result in an increase of \$1,100 (years 1 thru 3), in annual operating expenses.
- Full Project Estimate: \$900,000 (internal) funded by Wildlife Endowment Funds. Phase II will be funded by Wildlife Endowment, Outreach Operations (nonrecurring), and FY22 Carryforward Funds.

29. Project: Department of Natural Resources
 P24.6024: Charleston-Ft Johnson Central Energy Plant Protection
- Request: Establish Phase II Full Construction Budget to protect from flooding at the DNR's Fort Johnson Central Energy Plant (CEP) located on James Island.
- Included in CPIP: Yes – 2022 CPIP Priority 48 of 51 in FY23 (estimated at \$554,318)
- Phase I Approval: December 2020 (estimated at \$403,155) (JBRC)
- CHE Approval: N/A
- Supporting Details: Pages 315-324

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, FEMA Hazard Mitigation Grant Program	4,536		4,536	297,830	302,366
Other, Marine Resource – Program Income	1,512		1,512	250,440	251,952
All Sources	<u>6,048</u>		<u>6,048</u>	<u>548,270</u>	<u>554,318</u>

- Summary of Work: The project will mitigate damage from high tides caused by storm surges and other significant weather events by flood proofing the facility against water inundation. The process will also include the elevation and relocation of the emergency electrical system and installing an increased capacity sump pump in order to protect valuable research assets.
- Rationale: Located on Charleston Harbor, the facility came within three inches of flooding during Hurricane Irma and the noticeably higher king tides increases the vulnerability for flooding during hurricanes. Under the Federal Emergency Management Agency (FEMA) Hazard Mitigation Grant Program (HMGP), the DNR proposed a non-structural retrofitting of the CEP. This retrofit will add several layers of protection to the structure, allow a quicker and more cost-effective recovery from an event, and protect the \$1,500,000 in equipment inside the CEP.
- Facility Characteristics: The Central Energy Plant is 1,800 square feet and was constructed in 1975 (48 years old). 900 square feet of the facility will be affected by the project. The plant provides HVAC and emergency power to the Elzroth Administration Building and Marine Resource Research Institute (MRRI) Lab. Harbor water is also provided through this facility to the MRRI Lab for marine aquaculture and research projects.
- Financial Impact: The project will be funded from Federal FEMA Hazard Mitigation Grant Program Funds (uncommitted balance \$298K at December 30, 2022) and Other, Marine Resources – Program Income Funds (uncommitted balance \$2.7 million at December 30, 2022). Revenue received from the Hazard Mitigation Grant Program is to fund proposed projects that will reduce or eliminate long-term risk. Revenue received from the Marine Resource-Program Income is from rental of Center for Coastal Environmental Health and Biomolecular Research Building by the National Oceanic and Atmospheric Administration. The project is not expected to result in any change in annual operating expenditures.
- Full Project Estimate: \$554,318 (internal) funded by FEMA Hazard Mitigation Grant Program and Marine Resource Program Income Funds. Contract execution is expected in May 2023 and completion of construction in December 2023.

30. Project: Department of Natural Resources
 P24.6066: Jasper - Tillman HP Land Acquisition (Allcare Tract)
- Request: Establish Preliminary Land Acquisition for the purpose of investigating the purchase of approximately 116 acres of land in Jasper County.
- Included in CPIP: Yes – 2022 CPIP Priority 17 of 51 in FY23 (estimated at \$650,000)
- CHE Approval: N/A
- Supporting Details: Pages 325-334

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

- Rationale: The acquisition of the property will protect an important inholding in the middle of the preserve in which properties adjoining it on three sides are protected by conservation easement. If it is acquired, the property will be managed as part of the Tillman Heritage Preserve/Wildlife Management Area. It will be open for outdoor recreational activities.
- Characteristics: The property is located on the east and west sides of SC Highway 119 approximately six miles west of Tillman. The property is characterized by xeric sand ridges, mixed pine/hardwood uplands and bottomland hardwoods. The area includes big and small game species, and 13 priority plant species and five priority animal species, including the state endangered Gopher Tortoise.
- Financial Impact: The property is offered by Open Space Institute of New York, NY for \$605,000. The due diligence activities will be funded from Heritage Land Trust Funds (uncommitted balance \$25.25 million at January 18, 2023). Revenue to this fund is authorized by SC Code 51-17-115 and provides for the department to use Heritage Land Trust Funds to acquire in fee simple or lesser interest in priority areas, legal fees, appraisals, surveys, or other costs involved in the acquisition of priority areas, and for the development of minimal facilities and management necessary for the protection of priority areas. The project is expected to result in an increase of \$1,000 (year 1), and \$250 (years 2 thru 3), in annual operating expenses. The Heritage Land Trust Advisory Board approval to utilize \$20,000 in Heritage Land Trust Funds for this acquisition has been received.
- Full Project Estimate: \$625,000 (internal) funded by Heritage Land Trust Funds. Final Land Acquisition will be funded by \$556K in Heritage Land Trust, \$19K in The Nature Conservancy donations, and \$30K in City of Savannah, GA donations.

31. Project: Department of Natural Resources
 P24.6060: Jasper-Slater Sandhills Heritage Preserve/WMA Land Acquisition (OSI)
- Request: Establish Final Land Acquisition to purchase approximately 3,507 acres of land in Jasper County.
- Included in CPIP: Yes – 2022 CPIP Priority 16 of 46 in FY23 (estimated at \$19,020,000)
 Phase I Approval: August 2022 (estimated at \$19,020,000) (SFAA)
 CHE Approval: N/A
 Supporting Details: Pages 335-346

Source of Funds	Original Budget Amount	Cumulative Changes Since Original Budget	Current Budget	Adjustment Requested	Total Budget After Current Adjustment
Federal, Forest Legacy Grant	20,000		20,000	9,457,000	9,477,000
Other, The Nature Conservancy				50,000	50,000
Other, SC Conservation Bank				1,000,000	1,000,000
Other, Heritage Land Trust				6,073,000	6,073,000
Other, Fish & Wildlife Protection (Deer)				475,000	475,000
Other, Fish & Wildlife Protection (Timber)				475,000	475,000
All Sources	<u>20,000</u>		<u>20,000</u>	<u>17,530,000</u>	<u>17,550,000</u>

Rationale: The property has been identified as the highest priority for protection of aquatic species and drinking water in the Port Royal Watershed. Acquisition of the site will provide opportunities for bobwhite quail restoration, recruitment of red-cockaded woodpeckers and expansion of current gopher tortoise population. If it is acquired, the property will be established as a Heritage Preserve and placed into the Wildlife Management Area program. It will be open for outdoor recreational activities.

Characteristics: The property is located approximately 8 miles north of Ridgeland, west of Interstate 95. It adjoins the south side of the Tullifinny River, and the Coosawhatchie River bisects the tract. The property contains 5 miles of river frontage, 11 miles of tributaries and 8 isolated wetlands. It's comprised of forested uplands, bottomland hardwoods, fields, open areas, and an internal road system. A hunting lodge, two pole sheds and a small storage shed are also located on the property. Approximately 68 priority plant and animal species are known or expected on the site, including two that are federally endangered, one that is federally threatened, and three that are federally at-risk species.

Financial Impact: The property is offered by Open Space Institute Land Trust, Inc. of New York, NY for \$17,500,000. The acquisition will be funded Federal Legacy Grant (uncommitted balance \$9.457 million at January 20, 2023), The Nature Conservancy (uncommitted balance \$50K at January 20, 2023), SC Conservation Bank (uncommitted balance \$1 million at January 20, 2023), Heritage Land Trust (uncommitted balance \$25.257 million at January 20, 2023), Fish & Wildlife Protection – Deer (uncommitted balance \$2.081 million at January

20, 2023), and Fish & Wildlife Protection – Timber (uncommitted balance \$1.152 million at January 20, 2023). Revenue received from the US Forest Service Forest Legacy Administrative Grant Funds is authorized by the Cooperative Forestry Assistance Act of 1978 as amended by the 1990 Farm Bill Section 1217 of Title XII of the Food, Agriculture, Conservation and Trade Act of 1990. The purpose of the program is to protect environmentally important forest areas that are threatened by conversion to non-forest uses. Participating states may apply for and receive federal administrative grant funds to carry out the Forest Legacy Program in the state, including real estate transaction costs incurred by or at the request of the state. Revenue received from The Nature Conservancy is a match from private funds. The organization is a global environmental nonprofit founded in the United States 1951 that has protected more than 119 million acres of land and impacted conservation in 76 countries and territories. Revenue to the SC Conservation Bank Grant fund is provided to improve the quality of life in South Carolina through the conservation of significant natural resource lands, wetlands, historical properties and archaeological sites. Revenue to the Heritage Land Trust fund is authorized by SC Code 51-17-115 and provides for the department to use Heritage Land Trust Funds to acquire in fee simple or lesser interest in priority areas, legal fees, appraisals, surveys, or other costs involved in the acquisition of priority areas, and for the development of minimal facilities and management necessary for the protection of priority areas. Revenue to the Fish & Wildlife Protection (Deer) fund is 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 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 Protection (Timber) is from timbers 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. The project is expected to result in an increase of \$250,000 (year 1), \$200,000 (year 2), and \$100,000 (year 3), in annual operating expenses. An appraisal was completed in November 2022 and valued the property at \$19,140,000. A Phase I Environmental Site Assessment was completed in January 2023 and revealed no evidence of recognized environmental conditions in connection with the property, and therefore a Phase II assessment is not recommended at this time. A Building Condition Assessment was completed in November 2022 for the two buildings located on the property. The residence building was noted to have ADA/ANSI accessibility issues as were the immediate areas around both buildings. Letters of support are not request because the property is owned by a nonprofit organization. An additional \$30K is requested in this project for the higher costs for the building condition assessment and title insurance. The Heritage Land Trust Advisory Board approval to utilize \$6,073,000 in Heritage Land Trust Funds for this acquisition has been received.

Full Project Estimate: \$17,550,000 (internal) funded by US Forest Service Forest Legacy Administrative Grant, The Nature Conservancy, SC Conservation Bank Grant, Heritage Land Trust, Fish & Wildlife Protection (Timber), Fish & Wildlife Protection (Deer) Funds.

AGENCY: Office of the Governor

SUBJECT: Request for Review and Comment Pursuant to Act 135 of 2020
Medical University of South Carolina Clinical Trial Funding for
Investigational Drug Proposed for Treatment of COVID-19

Act 135 of 2020 among other things directed the transfer of \$175 million from the 2018-19 Contingency Reserve Fund, with \$155 million designated for establishment of the COVID-19 Response Reserve Account for certain purposes. The Act further provides that, prior to any expenditure from the COVID-19 Response Reserve Account, the Governor must submit the planned expenditure to the Joint Bond Review Committee for its review and comment.

In addition to the foregoing, Proviso 117.185 of the General Appropriations Act for the Fiscal Year 2022-2023 permits a transfer in an amount not exceeding \$27,650,000 to the Medical University of South Carolina to conduct a clinical trial for an investigational drug to be used in the treatment of COVID-19.

Funding is to be made in two phases, Phase I of which must be limited to an amount not to exceed \$13,063,639, and Phase II of which must be limited to an amount not to exceed \$14,586,361. These transfers are subject to direction by the Governor, and review and comment by the Joint Bond Review Committee, for each phase of the clinical trial. Without limitation, funding for Phase I of the clinical trial is contingent upon establishment of outcome measures against which efficacy of the treatment will be assessed, and which must be included in the University's request to the Governor for consideration of the proposed expenditure. Without limitation, funding for Phase II of the clinical trial is contingent upon outcomes clearly demonstrating success of Phase I of the clinical trial. The University may collaborate with other public and private entities in conducting the clinical trial; provided, however, that the University must reserve its sole accountability and responsibility for conduct of the clinical trial and management of the funding to ensure that funds are expended only for the public purpose of promoting the health, safety, and welfare of the citizens of this State. The University must establish a schedule of expenditure projections for each phase of the clinical trial, and must provide periodic reports to the Governor and the Joint Bond Review Committee in such form and at such times as each may prescribe. In addition to the foregoing, the University must provide to the Governor and the Joint Bond Review Committee an accounting of the expenditures for each phase of the clinical trial as soon as practicable following the earlier of conclusion of each phase of the clinical trial or exhaustion of the funding applicable thereto. In the event that any funds remain unexpended at the conclusion of either phase of the clinical trial, this authorization must lapse to the extent of the unexpended funds, and such unexpended funds must revert to their original funding source, with availability for expenditure in accordance with their original statutory purpose.

By letter dated January 21, 2023, Governor McMaster has requested committee action pursuant to the Act for a proposed expenditure of an amount not to exceed \$13,063,639 for Phase I of the clinical trial, of which amount the University proposes distribution of the funds pursuant to two distinct and sequential draws designated as Phase I-a in the amount of \$8,304,659, and Phase I-b in the amount of \$4,758,980, as more fully described below.

The committee has made favorable determinations for previous requests totaling \$82,355,312¹ made by the Governor pursuant to this provision of the Act; accordingly, there remains an uncommitted balance of not less than \$72,644,688 in the reserve account. If this request receives favorable review by the Committee and approval by the Governor, there will remain a balance of \$64,340,029 following the Phase I-a draw, and \$59,581,049 following the Phase I-b draw. If outcomes clearly demonstrate success of Phase I and authorization is given to proceed with Phase II of the clinical trial, there will remain a balance of not less than \$49,944,688 following expenditure of all funding made available pursuant to the Proviso.

Phase I Outcome Measures; Efficacy. Proviso 117.185 provides that funding for Phase I of the clinical trial is contingent upon establishment of outcome measures against which efficacy of the treatment will be assessed, and which must be included in the University's request to the Governor for consideration of the proposed expenditure.

The University has described the principal focus of Phase I of the clinical trial as establishing drug safety in humans. Funding provided pursuant to Phase I-a will be used to support development of the efficacy standards of the finished dosage form of the drug formulation, and funding provided pursuant to Phase I-b will be used to support development of safety and efficacy signals in human volunteers.

The University has proposed five milestones as the outcome measures against which efficacy of the treatment will be assessed in this Phase. Establishment of these outcome measures appear to meet the requirements of Proviso 117.185, and will form the basis against which outcomes will be measured for success as a condition of Phase II funding. The University will provide a written report of findings as a part of its subsequent request for Phase II funding to the Governor, subject to review and comment of the Committee. Furthermore, the University will provide as information to the Governor and the Committee a written status report following conclusion of Phase I-a prior to proceeding with its request for the Phase I-b draw.

Principals Engaged in the Clinical Trial. There are four principal entities engaged in various aspects of the clinical trial, three of which notably are based or have locations that will be heavily utilized in South Carolina.

Medical University of South Carolina. The University is the designated recipient of the funding pursuant to the Proviso, and has acknowledged responsibility for stewardship of the funding and administration of the clinical trial.

Dr. Charlton B. Strange, III, M.D. The University's efforts will be led by Dr. Charlie Strange as Principal Investigator, who is a noted pulmonologist and professor of Pulmonary and Critical Care Medicine at the Medical University of South Carolina, with faculty appointments in the Department of Medicine and the Department of Graduate Studies. His clinical interests include chronic obstructive pulmonary disease and interstitial lung disease. He also has interests in rare lung diseases and participates in National Institutes of Health programs to advance their treatment. The Strange Translational Research Laboratory works to improve detection, accurate diagnosis, and therapy of rare lung diseases. Dr. Strange has an established record of managing

¹ Net of CARES Act reimbursements of \$10,000,000 made by the SC Department of Administration for the expedited purchase and distribution of personal protective equipment for certain school districts.

clinical trials, and has authored numerous publications in respected medical journals within his area of professional expertise. He also maintains an active inpatient and outpatient clinical practice, with availability for physician consultations. Dr. Strange was graduated from the Virginia Commonwealth University School of Medicine, and completed a residency in internal medicine, and a fellowship in pulmonary disease and critical care medicine, at the Medical University of South Carolina. He holds board certifications in internal medicine, pulmonary disease, and critical care medicine. He will be directly engaged with principal responsibility throughout the clinical trial, and supported by other researchers and staff of the University.

OCI Biotech Limited. OCI is a biotechnology company and is the developer of a proprietary drug that is the subject of this clinical trial, which may provide an enhanced therapy for treatment of COVID-19. OCI's Scientific Team is comprised four members, two of which are its co-founders, Dr. Roland Franke, who is also the Chief Executive, and Dr. Rolf Jessberger; along with Dr. Tom Sakmar and Dr. Jaroslav Frantisek.

Dr. Roland Franke has more than 20 years in the pharma industry, and was a co-founder of Natural Pharmaceuticals, a manufacturer of oncology drugs. Dr. Franke holds PhD, MBA, and MS degrees from Massachusetts Institute of Technology.

Dr. Rolf Jessberger is the director of the Institute of Physiological Chemistry and serves on the medical faculty of Technische Universität Dresden in Dresden, Germany. Dr. Jessberger previously served on the faculty at Mount Sinai School of Medicine in New York. He holds a PhD from the University of Cologne and completed post-doctoral work at Stanford University in California.

Dr. Tom Sakmar is a professor, senior physician, and former acting president of Rockefeller University in New York. He has more than 25 years' experience in consulting in biotech/biopharma and extensive experience with clinical translational research administration. He holds an M.D. from the Pritzker School of Medicine at the University of Chicago, and completed clinical training at Massachusetts General Hospital and Harvard Medical School, with research training at Massachusetts Institute of Technology.

Dr. Jaroslav Frantisek is the co-founder and managing director of Ratiochem CRO, a company focused in the fields of organic synthesis and analytical chemistry, located in Brno, Czech Republic. He has 24 years in the pharma industry, and holds a PhD from the University Pardubice in the Czech Republic.

The University attests to the qualifications, expertise, credentials, and professional reputation of OCI Biotech, and believes that Nephron Pharmaceuticals has conducted additional due diligence on the company in the development of its relationship with OCI.

Nephron Pharmaceuticals. Nephron Pharmaceuticals is a leading drug manufacturing company based in West Columbia, South Carolina, that is committed to innovation, quality, and service. Nephron leads the world in manufacturing of generic respiratory medications, with over twenty years of experience in manufacturing high-quality, sterile medications for hospitals and medical facilities across America. Nephron will process and package the drug to be administered in the clinical trial.

Velocity Clinical Research. Velocity is a research site organization headquartered in Durham, North Carolina, focused on patient engagement, quality, scalability, and therapeutic breadth. Velocity was founded in 2017 and comprises 32 research sites that are geographically dispersed across the United States, including sites located in Spartanburg, Columbia, Anderson, Greenville, Gaffney, and Union, South Carolina. Velocity has successfully completed more than 7,500 studies, and will perform the Phase I studies of the clinical trial, including enrollment.

Expenditure Budget; Funds Accounting. As conditions of favorable determinations, the Committee has directed segregation and separate accounting for these funds, along with an initial expenditure budget and a final accounting, all in accordance the provisions of the Act. The University has provided a comprehensive expenditure budget, and the Statement of Work includes a comprehensive summary of tasks, milestones, and associated expected expenses for Phase I-a and Phase I-b of the project. The Statement of Work proposes development of the comprehensive Phase II expenditure budget as the clinical trial is concluding Phase I and transitioning to Phase II.

COMMITTEE ACTION:

The committee is requested to review and provide comment regarding the proposed expenditure of not exceeding \$13,063,639 for Phase I of the clinical trial, to be distributed pursuant to two distinct and sequential draws designated as Phase I-a in the amount of \$8,304,659, and Phase I-b in the amount of \$4,758,980, for the purposes and subject to the conditions described herein.

ATTACHMENTS:

1. Letter dated January 21, 2023, of Governor Henry McMaster.
2. Letter dated January 9, 2023, of Dr. David J. Cole, M.D., FACS, President, Medical University of South Carolina.

AVAILABLE:

1. Letter dated January 10, 2023, of Dr. Charlie Strange, M.D., Professor, Pulmonary and Critical Care Medicine, Medical University of South Carolina.
2. Statement of Work.
3. Confidential background information provided by OCI Biotech.

FAVORABLE DETERMINATIONS TO DATE:

SC Election Commission to underwrite the costs for protection of the health and safety of voters, poll workers, and employees of county election commissions in conducting the 2020 primary, run-off, and general elections (May 21, 2020).....\$ 4,467,499

SC Department of Mental Health for state match funding to renovate the Fewell Pavilion located at the E. Roy Stone Veterans Nursing Home in Columbia as an isolation and quarantine facility (June 23, 2020)3,675,000

South Carolina Department of Administration for the expedited purchase and distribution of personal protective equipment to certain school districts (August 3, 2020)10,000,000

South Carolina Educational Television Commission for expansion of the commission's datacasting technology initiative to provide digital broadcast delivery of classroom instructional content to students with limited or no broadband access (August 31, 2020).....1,293,427

South Carolina Election Commission to purchase and provide personal protective equipment; supplies and equipment to ensure the safe and secure conduct of the November 3, 2020 general election pursuant to CDC guidelines; and to provide each county with resources and personnel to address expected increases in voter participation via absentee ballot (September 22, 2020).....10,356,250

South Carolina Department of Parks Recreation and Tourism to provide \$5 million for implementing a statewide tourism recovery advertising strategy, and \$15 million for recovery marketing funding for the 5 organizations that participate in the state's Destination Specific Marketing Program (October 6, 2020).....20,000,000

Clemson University and University of South Carolina to expand testing capabilities, reduce testing result turnaround times, and increase capacity needs for their surrounding communities (October 15, 2020)5,232,186

Medical University of South Carolina to address the shortage of 1,500 nurses throughout the MUSC Health system through recruitment bonuses and retention incentives for its most acute nursing staffing (January 15, 2021)5,000,000

South Carolina Department of Mental Health for an increase in state match to secure an additional \$2,286,050 in federal grant funding related to renovations at the Fewell Pavilion facility (January 27, 2021)1,230,950

Lexington Medical Center (\$3 million); McLeod Health (\$3 million); and Prisma Health (\$3 million) to address pandemic-related hospital staffing challenges (February 9, 2021)	\$ 9,000,000
South Carolina Department of Mental Health to address the pandemic- related loss of capacity and workforce at the state's psychiatric hospitals (February 18, 2021)	5,000,000
AnMed Health (\$3 million), Regional Medical (\$3 million), Spartanburg Regional (\$3 million), and Tidelands (\$3 million) to address pandemic-related hospital staffing challenges (March 15, 2021).....	12,000,000
Workers Compensation Commission for additional video and audio equipment to support virtual hearings (March 17, 2021).	100,000
Self Memorial Hospital to address pandemic-related hospital staffing challenges (April 6, 2021).....	3,000,000
Hampton Regional Medical Center to hire and retain nurses and staff for COVID-19 treatment and vaccinations (August 26, 2021).....	2,000,000
TOTAL	\$ 92,355,312
Less Reimbursements	(10,000,000) ²
TOTAL, Net of Reimbursements	\$ 82,355,312

² Net of CARES Act reimbursements of \$10,000,000 made by the SC Department of Administration for the expedited purchase and distribution of personal protective equipment for certain school districts.



HENRY McMASTER
GOVERNOR

January 21, 2023

The Honorable Harvey Peeler
Chairman
Joint Bond Review Committee
312 Gressette Building
Columbia, South Carolina 29201

Dear Chairman Peeler:

Pursuant to Proviso 117.185 of the FY 2022-23 General Appropriations Act, I am providing the Joint Bond Review Committee (JBRC) with a request from the Medical University of South Carolina (MUSC) for \$13,063,639 from the COVID-19 Response Reserve Account to “conduct a clinical trial for an investigational drug to be used in the treatment of COVID-19.”

For your careful consideration, I have attached the MUSC proposal which details how the funds will be utilized as required by Proviso 117.185. If you have any questions, please do not hesitate to contact me.

Yours very truly,

A blue ink signature of Henry McMaster, written in a cursive style, is positioned above the printed name.

Henry McMaster

Attachments

cc: Dr. David Cole, MUSC

January 9, 2023

The Honorable Henry McMaster
State House
1100 Gervais Street
Columbia, South Carolina 29201

Dear Governor McMaster,

On behalf of the Medical University of South Carolina (MUSC), I offer my sincere appreciation for the COVID-19 Research proviso passed in July 2022 which provides funding to conduct a clinical trial for an investigational drug used as a treatment of COVID-19, with the goal of promoting the health, safety, and welfare of the citizens of this State. MUSC will collaborate with OCI Biotech Limited (OCI), the developer of a proprietary immunomodulatory drug that may provide enhanced therapy for COVID-19, and with SC-based companies, Nephron Pharmaceuticals and Velocity Clinical Research, in the conduct of the study.

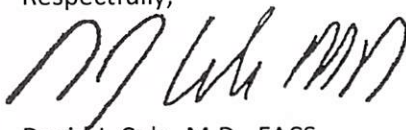
The development and testing of a new drug is a process that is inherently risky and as such MUSC cannot assure the success of this endeavor. MUSC is prepared to fulfill our role as an academic medical center and provide rigorous stewardship of the process to help increase the likelihood of success. Oversight for the conduct of the trial will be provided by Dr. Charlie Strange, M.D., MUSC Professor in the Division of Pulmonary, Critical Care, Allergy and Sleep Medicine. Dr. Strange will oversee all aspects of the trial and distribution of the funding in accordance with the attached summary and statement of work.

The collaborative is ready to initiate the work and respectfully submit this Phase I funding request in the amount of \$13,063,639. To provide the highest level of fiscal stewardship for this project, we propose to receive the Phase I funding into two distinct and sequential draws: Phase I-a in the amount of \$8,304,659 and Phase I-b in the amount of \$4,758,980. Detailed accounting will be maintained in accordance with MUSC's established practices and policies and will be available to the Governor's office and the Joint Bond Review Committee upon request.

Intellectual property, including patentable matter and know how, created through the conduct of this clinical trial will be managed through agreements between OCI, MUSC and MUSC's technology transfer office, the Zucker Institute for Innovation Commercialization. Title to inventions created solely by MUSC or by OCI shall remain with the inventing organization in accordance with U.S. Patent Law, Title 35 United States Code. Joint inventions between MUSC and OCI shall be jointly owned. Use of the inventions shall follow the terms of the agreements. Rights to all pre-existing intellectual property, including OCI's proprietary compound, will remain exclusively with the inventing organization.

Thank you in advance for your consideration.

Respectfully,



David J. Cole, M.D., FACS

AGENCY: South Carolina Rural Infrastructure Authority

SUBJECT: Proposed Modifications of Funding Amounts
Authorized Pursuant to Act 244 of 2022

Act 244 of 2022 made provision for expenditures of State Fiscal Recovery Funds and the Capital Projects Fund disbursed to the State pursuant to the federal American Rescue Plan Act of 2021, Public Law No. 117-2. Of the funds so disbursed to the State, \$900 million was designated to the South Carolina Rural Infrastructure Authority. Sections 4 through 7 of Act 244 directed appropriation of this funding for certain designated purposes.

Section 8 of the Act permits the Authority to modify or waive the program parameters of Sections 4 through 7 to ensure the timely and equitable distribution of funds in compliance with federal guidelines for their expenditure, subject to justification, and review and comment of the Joint Bond Review Committee.

By letter dated February 28, 2023, the Authority has requested Committee review and comment on modification and reallocation of amounts prescribed by the Act, following a determination that eligible requests in the planning grant program for small systems were insufficient to use all funds allocated.

	Act 244 Amount	Revised Amount	Change
Infrastructure Grants for Large Utilities	\$ 409,800,000	\$ 410,247,621	\$ 447,621
Infrastructure Grants for Small and Disadvantaged Utilities	273,200,000	284,474,754	11,274,754
Planning Grants for Very Small Utilities	20,000,000	6,490,875	(13,509,125)
Regional Solutions Grants	80,000,000	81,786,750	1,786,750

COMMITTEE ACTION:

Review and comment on the proposed modification and reallocation of amounts pursuant to Act 244 of 2022.

ATTACHMENTS:

1. Letter dated February 28, 2023, of Ms. Bonnie Ammons, Executive Director, South Carolina Rural Infrastructure Authority.
2. Applications for Competitive South Carolina Infrastructure Investment Program Grants.

Harry M. Lightsey III
Chairman



Bonnie Ammons
Executive Director

South Carolina
Rural Infrastructure Authority

February 28, 2023

The Honorable Harvey S. Peeler, Jr.
Chairman, Joint Bond Review Committee
105 Gressette Building
Columbia, SC 29201

Dear Chairman Peeler:

The purpose of this letter is to request review and comment by the Joint Bond Review Committee at the March 22, 2023 meeting of the proposed modifications to funding amounts authorized by Section 8 of Act 244 as passed by the 124th Session of the South Carolina General Assembly.

These modifications will be presented to the Board of the Rural Infrastructure Authority (Authority) on March 20, 2023 for approval contingent upon positive comment from this Committee. The staff of the Authority has reviewed over 300 applications received in September of 2022 and carefully analyzed and prioritized each one according to the criteria outlined in Act 244, including need, potential impact, leveraging of funds, feasibility and geographic diversity.

The Authority has worked diligently to implement the provisions of Act 244, including the funding levels, but the eligible requests in the planning grant program for small systems were insufficient to use all the funds allocated. The following modifications are required to award to eligible funding requests.

Below are the requested modifications to Act 244 funding levels:

	Act 244	Revised Amount	Change
Infrastructure Grants for Large Utilities <i>As defined in Section 5(B)</i>	\$409,800,000	\$410,247,621	\$447,621
Infrastructure Grants for Small and Disadvantaged Utilities <i>As defined in Section 5(B)</i>	\$273,200,000	\$284,474,754	\$11,274,754
Planning Grants for Very Small Utilities <i>As defined in Section 6(A)</i>	\$20,000,000	\$6,490,875	(\$13,509,125)
Regional Solutions Grants <i>As defined in Section 7(A)</i>	\$80,000,000	\$81,786,750	\$1,786,750

Please note that any additional funds made available or accrued for this program will be obligated and expended based in a manner that is consistent with the purposes of Act 244.

Thank you for your consideration of this matter.

Sincerely,



Bonnie Ammons

cc: Rick Harmon, Director of Research, Joint Bond Review Committee

Applications for Competitive SC Infrastructure Investment Program Grants

Received September 2022 ♦ Estimated project selection by end of March 2023

Abbeville County

Applicant Name	Project Title*	Amount Requested
Abbeville, City of	Upper Long Cane Waterline Connection	\$3,450,000
Donalds-Due West Water & Sewer Authority	Water System Improvements	\$9,500,000
Due West, Town of	Wastewater Treatment Plant Upgrades	\$1,950,000
Starr-Iva Water & Sewer District	Water System Improvements	\$8,966,000

Aiken County

Applicant Name	Project Title*	Amount Requested
Aiken County/Breezy Hill Water & Sewer	Water Treatment Plant Improvements	\$5,941,930
Aiken County	Horse Creek Waste Water Treatment Plant Improvements	\$9,852,300
Aiken, City of	Shaws Creek Water Treatment Plant Expansion	\$10,000,000
Beech Island Rural Community Water and Sewer District	Water System Upgrades and Improvements	\$9,031,603
Burnettown, Town of	Water System Mapping & Sewer Capital Improvement Plan	\$83,750
Burnettown, Town of	Water System Improvements	\$1,463,027
Jackson, Town of	Water System Improvements	\$3,189,934
New Ellenton Commission of Public Works	Water Improvements	\$3,451,535
New Ellenton, City of	Sewerage Systems Improvements	\$3,929,311
North Augusta, City of	Sewer Rehabilitation	\$7,656,789
Salley, Town of	Water Meter and Hydrant Replacement	\$618,375
Bath Water & Sewer District	Water and Sewerage Rehabilitation	\$9,092,221
Valley Public Service Authority	Sewerage System Improvement	\$9,222,842
Wagener, Town of	Wastewater Treatment Plant Modifications	\$959,438

Allendale County

Applicant Name	Project Title*	Amount Requested
Allendale, Town of	Wastewater and Collection System Upgrades	\$4,991,625
Ulmer, Town of	Water System Improvements	\$474,880

Anderson County

Applicant Name	Project Title*	Amount Requested
Anderson County / Highway 88 Water District	Water Upgrades	\$3,262,062
Anderson County	Hurricane Creek Forcemain Replacement	\$7,270,050
Anderson Regional Joint Water System	Lake Hartwell Filter Plant Improvements	\$10,000,000
Anderson, City of	Generostee Creek Sewer Upgrades	\$10,000,000
Belton, City of	Water Distribution Improvements and Sewer Lift Station Replacements	\$9,431,585
Big Creek Water District	Water System Upgrades	\$5,900,000
Broadway Water & Sewerage District	Water Main Project	\$6,269,991
Hammond Water District	Water System Upgrades	\$8,500,000

Homeland Park Water and Sewer	Water Tank Addition	\$2,342,313
Honea Path, Town of	Water Distribution Improvements and Corner Creek Basin Sewer Rehabilitation - Phase 3	\$7,341,797
Iva, Town of	Wastewater Line Grouting	\$1,275,000
Pelzer, Town of	Regional Water Improvements for Pelzer and Greenville Water	\$9,960,035
Pendleton, Town of	Pendleton-Clemson Regional Wastewater Treatment Plant	\$20,000,000
Powdersville Water District	Water Mains Replacement and Expansion	\$10,000,000
Sandy Springs Water District	Water Main Replacement	\$7,693,228
Williamston, Town of	Wastewater Treatment Plant Trunk Line Replacement and Pump Station Upgrade	\$1,870,000
Belton-Honea Path Water Authority	Water Treatment Plant Improvements	\$5,261,925

Bamberg County

Applicant Name	Project Title*	Amount Requested
Bamberg Board of Public Works	Interconnection with Orangeburg Department of Public Utilities	\$3,657,550
Bamberg Board of Public Works	Multi-Project Water and Wastewater	\$8,497,190
Bamberg County	Elevated Water Tank Rehabilitation	\$499,375
Denmark, City of	Water and Wastewater System Improvements	\$8,850,000
Olar, Town of	Water System Improvements	\$500,000

Barnwell County

Applicant Name	Project Title*	Amount Requested
Barnwell, City of	New Elevated Tank and Wastewater Rehabilitation	\$5,199,688
Barnwell, City of	Wastewater Service Expansion	\$10,000,000
Blackville, Town of	Wastewater Treatment Facility Improvements and Collection System Rehabilitation	\$8,936,191
Elko, Town of	Water Line Replacement	\$993,486
Hilda, Town of	2nd Old Jack Road Well	\$691,467
Williston, Town of	Water and Sewerage System Improvements	\$8,613,633

Beaufort County

Applicant Name	Project Title*	Amount Requested
Beaufort, City of	Drainage Improvements	\$9,460,299
Beaufort-Jasper Water and Sewer Authority	Jasper County and Hardeeville Sewer System Improvements	\$13,960,301
Beaufort-Jasper Water and Sewer Authority	Watershed Sewer Master Plan - Phase I	\$5,925,000
Beaufort-Jasper Water and Sewer Authority	Water System Improvements	\$8,127,750
Beaufort-Jasper Water and Sewer Authority	Jasper County Water and Sewer Improvements	\$8,373,783
Beaufort-Jasper Water and Sewer Authority	Wastewater Pump Stations Upgrades	\$10,000,000
Broad Creek Public Service District	Wastewater Treatment Plant Upgrades	\$5,862,093
Broad Creek Public Service District	Water Distribution and Capacity Upgrades	\$10,000,000
Fripp Island Public Service District	Emergency Bridge and Water Infrastructure Improvements	\$1,734,000
Hilton Head Island, Town of	Stormwater Pump Station Upgrade	\$3,362,735
Hilton Head Public Service District	Reverse Osmosis Water Treatment, Aquifer Storage and Recovery	\$10,000,000
Port Royal, Town of	Stormwater Infrastructure Improvements	\$740,176

Berkeley County

Applicant Name	Project Title*	Amount Requested
Berkeley County Water and Sanitation	Central Berkeley Wastewater Treatment Plant Expansion	\$10,000,000
Berkeley County Water and Sanitation	Rural Water Service Lines	\$10,000,000
Berkeley County Water and Sanitation	Upper Berkeley Wastewater Treatment Plant Expansion	\$10,000,000
Goose Creek, City of	Water System Expansion - South	\$1,830,034
Jamestown, Town of	Water Tank Upgrade	\$318,750
Moncks Corner Water Works	Improvement of Water and Wastewater System	\$6,954,598
Moncks Corner, Town of	Drainage Basin Improvements	\$462,926

Calhoun County

Applicant Name	Project Title*	Amount Requested
Calhoun County	Water Line Extension	\$10,000,000
St. Matthews, Town of	Wastewater System Improvements	\$2,957,106

Charleston County

Applicant Name	Project Title*	Amount Requested
Awendaw, Town of	Waterline Extension	\$7,260,000
Charleston County Public Works	Central Park Road Drainage Culvert Improvements	\$3,414,400
Charleston Regional Resource Recovery Authority	Regional Compost Facility	\$10,000,000
Charleston Water System	Sewer Tunnel Extension	\$10,000,000
Charleston, City of	King Street Drainage Pump Station	\$10,000,000
Folly Beach, City of	Stormwater and Utility Improvements	\$8,161,700
Hollywood, Town of	Sewer System Infrastructure Upgrade	\$4,145,535
Isle of Palms Water and Sewer Commission	Water Infrastructure Modernization and Resilience	\$4,576,256
Isle of Palms, City of	Stormwater Infrastructure Improvements	\$5,445,953
James Island Public Service District	Harbor View Road Capacity Upgrade Project	\$7,482,572
James Island Public Service District	Public Sewer Expansion	\$8,759,987
Lincolnton, Town of	Water Line Replacement	\$2,109,977
Mount Pleasant Waterworks	Snowden Gravity Wastewater Extension - Phase 3	\$3,000,000
Mount Pleasant Waterworks	Septic Tank Abatement	\$10,000,000
Mount Pleasant, Town of	Stormwater Infrastructure Improvement	\$6,012,131
North Charleston Sewer District	Northwoods and Popperdam Pump Station Upgrades	\$9,994,809
North Charleston, City of	Raymond Avenue Drainage	\$614,062
North Charleston, City of	Accabee Drainage - Phase 3	\$712,735
North Charleston, City of	Read Street Drainage	\$728,437
North Charleston, City of	Bentwood, Northwoods and Ingleside Drainage	\$2,021,373
North Charleston, City of	Chicora Avenue Drainage	\$2,562,237
North Charleston, City of	Union Heights Drainage	\$4,590,581
Ravenel, Town of	Sewer Force Main Extension and Pump Station Upgrade	\$7,564,815
Seabrook Island Utility Commission	Wastewater Improvement Program	\$10,000,000
Sullivan's Island, Town of	Drainage Improvements	\$8,758,775

Cherokee County

Applicant Name	Project Title*	Amount Requested
Blacksburg, Town of	Water and Sewer System Improvements	\$6,374,936
Cherokee County/Grassy Pond Water Company	Water Capacity Improvements	\$6,542,035
Daniel Morgan Rural Community Water District	Waterline and Meter Replacement	\$2,812,165
Gaffney Board of Public Works/Macedonia	Water System Improvements	\$10,000,000

Chester County

Applicant Name	Project Title*	Amount Requested
Chester County Wastewater Recovery	Rock Hill Wastewater Treatment Connection	\$10,000,000
Chester Metropolitan District	Hemphill Water Treatment Plant Renovation	\$10,000,000
Fort Lawn, Town of	Wastewater Infrastructure Upgrade	\$4,531,500
Great Falls, Town of	Collection System Upgrades	\$8,822,847

Chesterfield County

Applicant Name	Project Title*	Amount Requested
Cheraw, Town of	Water and Sewer System Improvements	\$10,000,000
Chesterfield County/Alligator Rural Water &	Regional Water Production Capacity	\$8,715,881
Chesterfield County/Chesterfield Rural Water	Regional Water Distribution Capacity	\$10,000,000
Chesterfield, Town of	Chesterfield County Water and Sewer Impact Study	\$460,000
Jefferson, Town of	Water and Sewer System Upgrades	\$10,000,000
McBee, Town of	Water System Upgrade	\$622,500
Pageland, Town of	Water Line Development	\$1,208,125
Pageland, Town of	Eagles Crest Sewer	\$1,320,532

Clarendon County

Applicant Name	Project Title*	Amount Requested
Clarendon County	Water Improvement Project - Phase IV	\$9,501,849
Clarendon County	Water Improvement Project - Phase V	\$10,000,000
Manning, City of	Downtown Sewer Line Replacement	\$8,563,510
Summerton, Town of	Goat Island Sewer System Improvements	\$6,921,875
Summerton, Town of	Water and Sewer Infrastructure Improvements	\$5,158,703

Colleton County

Applicant Name	Project Title*	Amount Requested
Edisto Beach, Town of	Wastewater System Upgrades	\$8,904,385
Walterboro, City of	Northwest Sewer Improvements	\$10,000,000

Darlington County

Applicant Name	Project Title*	Amount Requested
Darlington County Water & Sewer Authority	Sewer Pump Stations Renovation	\$1,944,460
Darlington County Water & Sewer Authority	Ruby Raw Water Lines and Valves	\$3,042,426
Darlington County Water & Sewer Authority	SCADA Monitoring System	\$3,444,880
Darlington, City of	Highway 34 Sewer Pump Station	\$564,400
Darlington, City of	Wastewater Treatment Plant Basins Rehabilitation	\$699,465
Darlington, City of	E. Darlington Gravity Sewer Expansion and Pump Station	\$1,378,955

Darlington, City of	Fire Hydrants Replacement	\$1,462,510
Darlington, City of	Sewer Pump Stations Renovations	\$1,647,215
Darlington, City of	Broad Street Storm System Upgrade	\$2,575,479
Hartsville, City of	Water and Wastewater Improvements	\$8,500,000
Lamar, Town of	Railroad Pump Station Upgrades	\$942,438

Dillon County

Applicant Name	Project Title*	Amount Requested
Dillon County/Trico Water Company	Latta Water Treatment Plant Replacement and New Groundwater Wells	\$9,663,166
Dillon, City of	Water and Wastewater Improvements	\$10,000,000
Latta, Town of	Water System Upgrades	\$10,000,000

Dorchester County

Applicant Name	Project Title*	Amount Requested
Dorchester County	Pump Station 4 and Force Main Upgrades	\$10,000,000
Dorchester County Water & Sewer	Jedburg Road Water Distribution and Wastewater System	\$1,472,588
Dorchester County Water & Sewer	New Water Main from I-95 Well and Tank to I-26 and US Hwy 15	\$3,750,000
Dorchester County Water & Sewer	University Park Water Distribution and Wastewater System	\$6,132,975
Dorchester County Water & Sewer	Water Interconnection to Ridgeville - Phase I	\$8,665,407
Dorchester County Water Authority	Summers Corner/Watson Hill Water Improvements	\$8,727,000
Harleyville, Town of	Wastewater System Improvements	\$3,021,069
St. George, Town of	Asset Management Program and GIS Mapping	\$610,000
St. George, Town of	New Tank and Well	\$2,565,356
Summerville Commissioners of Public Works	Sawmill Branch Water Supply, Pumping and Storage Improvements	\$7,280,000
Summerville, Town of	Springview Lane Drainage Improvements	\$340,422

Edgefield County

Applicant Name	Project Title*	Amount Requested
Edgefield County	Barton Road Drainage Improvements	\$950,747
Edgefield County Water & Sewer Authority	Water Treatment Plant Upgrades	\$10,000,000
Edgefield, Town of	Gymnasium Stormwater Improvements	\$790,000

Fairfield County

Applicant Name	Project Title*	Amount Requested
Fairfield County/Mid County Water Company	Water Meter Replacement	\$591,812
Fairfield Joint Water and Sewer System	Ridgeway Sewer System Connector	\$9,539,145
Fairfield Joint Water and Sewer System	Winnsboro Sewer System Connector	\$10,000,000
Ridgeway, Town of	Water Meter Replacement	\$308,420
Winnsboro, Town of	Water Treatment Plant Upgrade and Expansion	\$10,000,000

Florence County

Applicant Name	Project Title*	Amount Requested
Coward, Town of	Water Improvements Project	\$8,368,973
Florence County	Deer Road Water Main Extension	\$2,526,791
Florence County	Drainage Improvements	\$3,732,023
Florence, City of	Water System Improvements	\$9,908,062

Johnsonville, City of	Wastewater Treatment Plant Upgrade	\$2,927,655
Lake City, City of	Wastewater Improvements	\$8,402,250
Olanta, Town of	Water Improvements	\$9,990,192
Pamplico, Town of	Water Improvements	\$9,887,634
Scranton, Town of	Water Improvements	\$8,428,449

Georgetown County

Applicant Name	Project Title*	Amount Requested
Andrews, Town of	Water and Sewer Improvements Project	\$6,166,900
Georgetown County	Highway 17 Drainage Improvements	\$2,947,905
Georgetown County Water and Sewer District	Hwy 701 Corridor Water Regionalization	\$10,000,000
Georgetown County Water and Sewer District	Water System Improvements	\$10,000,000
Georgetown, City of	Sewer Improvements Project	\$9,733,738
Pawleys Island, Town of	Tidal Flooding Mitigation	\$210,000
Rural Community Water District of Georgetown County	System-wide Water Improvements	\$4,920,756

Greenville County

Applicant Name	Project Title*	Amount Requested
Fountain Inn, City of	Durbin Creek Basin Sanitary Sewer Rehabilitation	\$9,999,075
Greenville County	Drainage Improvements at the Reedy River	\$10,000,000
Greenville County/Blue Ridge Rural Water	Water System Improvements	\$9,118,123
Greenville Water	Adkins Water Treatment Plant Parallel Water Transmission Main -	\$10,000,000
Greenville, City of	South Downtown Sewer Improvements	\$3,930,495
Greer Commission of Public Works	Gibbs Shoals Area Sewer Improvements	\$10,000,000
Mauldin, City of	Basin RG2 Sanitary Sewer Rehabilitation	\$3,399,750
MetroConnects	Dunean Mill Village Sewer Rehabilitation - Phase I	\$10,000,000
MetroConnects	Mills Mill Village Sewer Rehabilitation	\$10,000,000
ReWa	Swamp Rabbit Gravity Sewer Upgrades	\$10,000,000
ReWa	Towns of Pelzer and West Pelzer Sewer Consolidation	\$10,000,000
Simpsonville, City of	Lower Reedy Basin Sanitary Sewer Rehabilitation	\$9,997,625

Greenwood County

Applicant Name	Project Title*	Amount Requested
Greenwood Commissioners of Public Works	Water System Improvements	\$10,000,000
Greenwood Metropolitan District	Sewer System Improvements - Phase I	\$10,000,000
Greenwood Metropolitan District	Sewer System Improvements - Phase II	\$10,000,000
Ninety Six Commission of Public Works	Viability Study	\$930,500
Ware Shoals, Town of	Water and Sewer Viability Planning	\$600,000
Ware Shoals, Town of	Wastewater Treatment Plant Improvements	\$5,950,000

Hampton County

Applicant Name	Project Title*	Amount Requested
Estill, Town of	Wastewater Improvements	\$2,652,175
Lowcountry Regional Water System	Industrial Area Wastewater Treatment Capacity Improvements	\$10,000,000
Lowcountry Regional Water System	Industrial Area Water Improvements	\$10,000,000
Scotia, Town of	Fire Protection Improvements	\$1,014,000

Horry County

Applicant Name	Project Title*	Amount Requested
Aynor, Town of	Southside Drainage Improvements	\$500,000
Briarcliffe Acres, Town of	Viability Planning and Stormwater System Assessment	\$350,000
Conway, City of	Kingston Lake Stormwater Outfall Upgrades	\$10,000,000
Grand Strand Water & Sewer Authority	Bull Creek Surface Water Treatment Plant Expansion	\$10,000,000
Horry County	Drainage Improvements in Unincorporated Areas	\$6,516,963
Horry County/Bucksport Water System	Bucksport Water System - Phase XII	\$9,146,600
Loris, City of	Viability Planning	\$625,000
Loris, City of	Water and Sewer System Upgrades	\$4,538,667
Myrtle Beach, City of	Parallel Water Transmission Line - Phase I	\$10,000,000
North Myrtle Beach, City of	Water Transmission Improvements	\$10,050,000

Jasper County

Applicant Name	Project Title*	Amount Requested
Jasper County	Drainage Improvements	\$1,827,338
Ridgeland, Town of	Water Meters and Water Reclamation Facility Aerator Replacement	\$839,503

Kershaw County

Applicant Name	Project Title*	Amount Requested
Bethune, Town of	Water Tank Rehabilitation Project	\$409,642
Camden, City of	Water System Upgrades	\$10,000,000
Kershaw County/Bethune Rural Water Company	Water System Improvements	\$4,559,625
Kershaw County	Wasterwater Treatment Plant Improvements and Expansion	\$10,000,000
Kershaw County & Lee County Regional Water Authority	New Water Lines and Elevated Tank	\$10,000,000

Lancaster County

Applicant Name	Project Title*	Amount Requested
Heath Springs, Town of	Sewer Outfall Replacement	\$2,975,000
Lancaster County	Multiple Road Drainage Improvements	\$8,169,699
Lancaster County Water and Sewer District	Riverside Road Regional Water Transmission	\$10,000,000
Lancaster, City of	Wastewater Treatment Plant Optimization and Flood Proofing	\$10,000,000

Laurens County

Applicant Name	Project Title*	Amount Requested
Clinton, City of	Miller's Fork Basin Sewer Rehabilitation	\$4,250,000
Gray Court, Town of	New Sewer System	\$1,763,000
Laurens Commission of Public Works	Water System Improvements	\$10,000,000
Laurens County Water and Sewer Commission	Hospital Area Water System Improvements	\$7,922,850

Lee County

Applicant Name	Project Title*	Amount Requested
Bishopville, City of	Water and Wastewater Upgrades	\$8,496,855
Lynchburg, Town of	Waterline Extension and Interconnection of Back Swamp Waterlines	\$1,144,620

Lexington County

Applicant Name	Project Title*	Amount Requested
Batesburg-Leesville, Town of	Regional Connection to Finished Water Supply	\$10,000,000
Cayce, City of	Avenues Drainage Improvements	\$10,000,000
Chapin, Town of	East Chapin Forcemain	\$7,416,244
Gaston Rural Community Water District	Water Distribution Upgrades	\$4,278,688
Gilbert-Summit Rural Water District	Water Treatment, Supply, Storage, and Conveyance Improvements	\$9,616,356
Joint Municipal Water & Sewer Commission	Water System Expansion to Batesburg-Leesville	\$10,000,000
Lexington, Town of	Watergate Service Area Improvements	\$10,000,000
Pelion, Town of	Main Street Water Main Replacement	\$873,758
Springdale, Town of	Wastewater System Expansion - Phase II	\$3,054,793
Swansea, Town of	Utility System Evaluation	\$606,655
West Columbia, City of	Water System Improvements	\$10,000,000

Marion County

Applicant Name	Project Title*	Amount Requested
Marion County/Marco Rural Water Company	Water Improvements	\$7,752,313
Marion, City of	Storm Water Improvements	\$572,930
Nichols, Town of	Stormwater Resilience	\$9,420,198

Marlboro County

Applicant Name	Project Title*	Amount Requested
Bennettsville, City of	Water and Sewer Upgrades	\$10,000,000
Marlboro County/Marlboro Water Company	New Well and Treatment Facility Phase II and Stoneaway Road Transmission Line	\$2,084,193

McCormick County

Applicant Name	Project Title*	Amount Requested
McCormick Commission of Public Works	Mechanical Barscreen and Raw Water Pump Station	\$4,128,219
McCormick County	Water Meter Replacement and Storm Water Improvements	\$2,018,650

Newberry County

Applicant Name	Project Title*	Amount Requested
Newberry County Water and Sewer Authority	Water Distribution System Upgrades	\$10,000,000
Newberry, City of	Major Interceptor Sewer Replacement	\$10,000,000
Whitmire, Town of	Water and Sewer Infrastructure Improvements	\$849,953

Oconee County

Applicant Name	Project Title*	Amount Requested
Oconee Joint Regional Sewer Authority	Collection System and Wastewater Treatment Facility	\$9,599,975
Pioneer Rural Water District	Water Treatment Plant Advanced Oxidation Improvements	\$8,500,000
Salem, Town of	Waterline Replacement	\$2,165,685
Seneca, City of	Highway 130 Elevated Water Tank	\$6,995,475
Walhalla, City of	Water and Sewer Improvements	\$10,000,000
West Union, Town of	Hwy 11 and Neville St. Waterlines	\$433,707
Westminster, City of	Sewer Collection Improvements	\$3,929,180

Orangeburg County

Applicant Name	Project Title*	Amount Requested
Bowman, Town of	Wastewater Improvements	\$2,973,992
Branchville, Town of	Water and Sewer Viability Plan	\$521,820
Elloree Water System	Water System Rehabilitation	\$1,748,610
Holly Hill, Town of	New Wastewater Facility and Gravity Sewer Rehabilitation	\$10,000,000
Lake Marion Regional Water Agency	Water System Improvements	\$10,000,000
Norway, Town of	Water and Sewer Evaluation & Planning	\$730,400
Orangeburg County Water and Sewer Authority	Wastewater Treatment Plant Expansion	\$9,341,500
Orangeburg Department of Public Utilities	Water System Improvements	\$10,000,000
Orangeburg Department of Public Utilities/Bull	Bull Swamp Rural Water System Connection	\$10,000,000
Springfield, Town of	Wastewater Treatment Facility Improvements	\$202,025

Pickens County

Applicant Name	Project Title*	Amount Requested
Clemson, City of	Pump Station Upgrades and Sewer Trunk Line Replacement	\$6,199,050
Easley Combined Utilities	Georges Creek Trunk Sewer Line	\$10,000,000
Easley, City of	Lakeshore Drive Drainage System Upgrades	\$433,951
Easley-Central Water District	Easley Central Water Improvements	\$3,456,549
Liberty, City of	Water System Improvements	\$1,630,136
Pickens County Public Service Commission	Filter Replacement at the 18-mile Creek Middle Wastewater Treatment Plant	\$163,803
Pickens Regional Joint Water System	Lake Keowee Water Treatment Plant	\$20,000,000
Pickens, City of	Water System Improvements	\$4,947,268
Six Mile Water District	Water Improvements	\$3,933,440
Southside Rural Community Water District	Water System Improvements	\$1,583,063

Richland County

Applicant Name	Project Title*	Amount Requested
Columbia, City of	Lower Crane Creek Equalization Storage	\$10,000,000
Columbia, City of	Rosewood Water System Improvements - Phase I	\$10,000,000
East Richland County Public Service District	Sewer Trunk Lines Rehabilitation	\$6,000,000
Eastover, Town of	Water and Sewer System Assessment and Drainage Study	\$681,500
Eastover, Town of	Water and Sewer Infrastructure Improvements	\$1,852,538
Richland County	Hickory Ridge Stormwater Conveyance System Upgrades	\$9,984,882
Richland County	Eastover Wastewater Treatment Plant Expansion	\$10,000,000

Saluda County

Applicant Name	Project Title*	Amount Requested
Ridge Spring, Town of	Water System and Storm Drainage Evaluation	\$1,000,000
Saluda Commission of Public Works	Water and Sewerage System Improvements	\$3,760,172
Saluda County Water & Sewer Authority	Wastewater Treatment Plant Upgrades	\$2,918,750
Saluda County Water & Sewer Authority	Water Treatment Plant Upgrades	\$5,256,926

Spartanburg County

Applicant Name	Project Title*	Amount Requested
Greer Commission of Public Works	Maple Creek Wastewater Treatment Plant Expansion	\$10,000,000
Inman, City of	SC 292 Sewer Improvements	\$9,786,500
Inman-Campobello Water District	Water Supply Project - Phase I	\$10,000,000
Liberty-Chesnee-Fingerville Water District	Water System Improvements	\$6,443,000
Lyman, Town of	Jackson Mill Pump Station Upgrade	\$534,510
Lyman, Town of	Tyger Ridge Regional Sewer	\$1,200,000
Spartanburg County	Storm Drainage Culvert Improvements	\$7,498,317
Spartanburg Sanitary Sewer District	Sewer System Rehabilitation and Upgrade	\$10,000,000
Spartanburg Water System	Union Street Waterline Improvements	\$6,030,661
Startex-Jackson-Welford-Duncan Water District	Reidville and Friendship Elevated Water Storage Tanks	\$10,000,000
Woodruff Roebuck Water District	Water System Improvements	\$10,000,000
Woodruff Roebuck Water District	Water Treatment Plant Raw Water Storage	\$10,000,000
Woodruff, City of	Sanitary Sewer System Upgrades	\$10,000,000

Sumter County

Applicant Name	Project Title*	Amount Requested
Pinewood, Town of	Water Expansion Plan	\$1,000,000
Sumter County	Wedgfield-Stateburg and Shiloh Water Systems Improvements	\$10,000,000
Sumter, City of	Water Treatment Plant No. 5 Expansion	\$15,000,000

Union County

Applicant Name	Project Title*	Amount Requested
Meansville-Riley Road Water Company, Inc. (Union County on behalf of)	Hwy 49 East Water Line Upgrade and Replacement	\$9,840,365
Union, City of	Union and Jonesville Regional Wastewater	\$8,868,000
Union, City of	Cherokee Sewer Rehabilitation	\$2,673,125

Williamsburg County

Applicant Name	Project Title*	Amount Requested
Greeleyville, Town of	Snow Hill Water Improvements Project	\$9,954,095
Hemingway, Town of	Downtown Water System Upgrades	\$8,494,811
Kingstree, Town of	Water Treatment Plant Disinfection System	\$492,375
Kingstree, Town of	Water Improvements	\$3,751,489
Williamsburg County	Sandy Bay Water Improvements	\$2,605,578
Williamsburg County	Water Improvements	\$2,818,893
Williamsburg County/Barrineau Public Utilities	Water Improvements	\$8,391,335

York County

Applicant Name	Project Title*	Amount Requested
Clover, Town of	Water and Sewer Improvements	\$6,896,250
Fort Mill, Town of	Water and Sewer Improvements	\$6,619,644
Rock Hill, City of	Wildcat Pump Station Rehabilitation	\$10,000,000
Tega Cay, City of	Wastewater Treatment Plants 2 and 3 Upgrades	\$5,312,500
York County	Crowder's Creek Pump Station Replacement	\$10,000,000
York, City of	Water and Wastewater Improvements	\$10,000,000

Applications for Special Economic Development SCIIP Grants

Designated by the SC Secretary of Commerce in accordance with Act 244 of 2022

Received and Awarded September 2022

Applicant Name	Project Title*	Amount Requested	Amount Awarded
Berkeley County Water and Sanitation	Camp Hall Sewer Project	\$41,888,125	\$38,584,770
Gaffney Board of Public Works	I-85 Sewer Extension	\$50,000,000	\$50,000,000
Sumter, City of	Live Oak Industrial Park Water Service Improvements	\$11,415,230	\$11,415,230

AGENCY: South Carolina State Housing Finance and Development Authority

SUBJECT: Recommendations for Resolution of Certain Multi-Family Housing Transactions

During its meeting on June 21, 2022, the Joint Bond Review Committee expressed an interest in advancing and expediting resolution for certain multi-family housing transactions pending on December 31, 2021, that had not received requisite approvals necessary for inclusion in Section 1.B.1 of Act 202 of 2022. The Committee requested that Committee staff, in consultation with staff of the State Housing Finance and Development Authority and staff of the State Fiscal Accountability Authority, develop recommendations that would support that objective.

Responsive to the expression of the Committee, the State Housing Authority conducted a State Tax Credit cycle with up to \$12 million in annual State Housing Tax Credits made available pursuant to Act 202 and the proposed Plan for Administration of State Housing Tax Credits for Calendar Year 2022. Of the amounts so made available, \$11,791,579 was designated for 10 developments following favorable review by the Committee at its meeting on August 23, 2022.

Further responsive to the expression of the Committee, the State Housing Authority proposes conducting a State Tax Credit cycle made available pursuant to Act 202 and the proposed Plan for Administration of State Housing Tax Credits for Calendar Year 2023. Developments eligible for consideration for inclusion in this cycle will be those developments that were ineligible for allocation of State Housing Tax Credits pursuant to Section 1.B.1 of Act 202, but had by December 31, 2021, received a carryforward allocation from the State Housing Authority, but had not received a State Tax Credit Preliminary Determination Letter and the required approval from the State Housing Authority.

The following 6 developments meeting these criteria have been uniformly evaluated and qualified by the State Housing Authority as to conformance with the provisions of Act 202 of 2022, ranked in accordance with the Plan for Administration of State Housing Tax Credits for 2023, and are proposed for consideration by the Committee at this meeting.

<u>Development</u>	<u>Proposed Annual State Housing Tax Credits</u>
Talford Green (Chester)	\$ 611,151
Edgewood Place (Rock Hill)	2,000,000
Settlement Manor (Greenville)	1,231,305
Garden Park (Ladson)	2,204,359
Seneca Mills Lofts (Seneca)	1,167,276
The Lofts at Lorick Place (Columbia)	1,344,163
Total	\$ 8,558,254

The annual State Housing Tax Credits included in this recommendation are preliminary and subject to change. Additionally, these preliminary determinations are subject to the Governor's approval of the 2023 Qualified Allocation Plan, and are contingent on public hearings conducted in accordance with the provisions of Act 202 of 2022 as soon thereafter as practicable.

Effect of Action. Favorable review of these recommendations will:

- Resolve the remaining 6 developments pending at December 31, 2021, that were ineligible for allocation of State Housing Tax Credits pursuant to Section 1.B.1 of Act 202;
- Exhaust up to \$8,558,254 of the \$15,285,079 limit on Calendar Year 2023 State Housing Tax Credits applicable to developments proposing use of the 4% Federal Tax Credit; and
- Leave remaining Calendar Year 2023 State Housing Tax Credits in the amounts of: \$6,726,825 available for developments proposing use of 4% Credits; and \$10,190,052 available for developments proposing use of 9% Credits, of which amount, not less than \$5,095,026 must be made available for developments located in eligible rural areas.

COMMITTEE ACTION:

Review and provide comment on the proposed resolution for certain multi-family housing transactions pending on December 31, 2021, that had not received requisite approvals necessary for inclusion in Section 1.B.1 of Act 202 of 2022.

ATTACHMENTS:

1. Letter dated March 6, 2023, of Ms. Bonita H. Shropshire, Executive Director, South Carolina State Housing Finance and Development Authority.
2. Letter dated December 28, 2022, of Ms. Catherine Ortmann Hart, Analyst and Counsel, Senate Finance Committee.



South Carolina State Housing Finance and Development Authority

300-C Outlet Pointe Blvd., Columbia, South Carolina 29210

Telephone: 803.896.9001 TTY: 803.896.8831

SCHousing.com

C. Todd Latiff
Chairman

Bonita H. Shropshire
Executive Director

March 6, 2023

The Honorable Harvey S. Peeler, Jr.
Chairman, Senate Finance Committee
111 Gressette Bldg.
Columbia, SC 29201

Dear Senator Peeler,

In response to the letter dated December 28, 2022, of Ms. Catherine Hart on behalf of the Natural Resources and Economic Development Subcommittee of the Senate Finance Committee, and specifically as it relates to proposing a resolution for projects to which State Ceiling was allocated prior to the enactment of Act 202 of 2022, SC Housing proposes a resolution for consideration by the Joint Bond Review Committee.

Please know that our team has looked at several different options in making this proposal. We suggest that the Joint Bond Review Committee approve the remaining six (6) developments that received a carryforward allocation from SC Housing, but have yet to receive a State Tax Credit Preliminary Determination Letter and the required approval from the State Fiscal Accountability Authority. These six (6) developments were reviewed by SC Housing prior to December 31, 2021, and were approved by the SC Housing Board on March 16, 2022. These projects have now been reviewed by SC Housing for conformance with the provisions of Act 202 of 2022 and have been ranked in accordance with the Plan for Administration of State Housing Tax Credits.

<u>Development</u>	<u>Proposed Annual State Housing Tax Credit</u>
Talford Greene (Chester)	\$ 611,151
Edgewood Place (Rock Hill)	2,000,000
Settlement Manor (Greenville)	1,231,305
Garden Park (Ladson)	2,204,359
Seneca Mills Lofts (Seneca)	1,167,276
The Lofts at Lorick Place (Columbia)	1,344,163
	<hr/>
	\$ 8,558,254

SC Housing proposes use of certain uncommitted 2022 state housing tax credits carried forward into 2023, together with a portion of 2023 state housing tax credits, to fund these developments, as follows:

2022 State Tax Credit Summary

2022 State Tax Credits Available Pursuant to SC Code Section 12-6-3795(5)(b)	20,000,000
Unallocated State Tax Credits from Prior Years or Recaptured, Revoked, Canceled, Or Otherwise Recovered but not Otherwise Reallocated	0
9% Credits Available Pursuant to SC Code Section 12-6-3795(5)(c) – 40%	8,000,000
Allocated in 2022 to Projects in Eligible Rural Areas – Not Less than 50%	-349,063
Allocated in 2022 to Projects in All Other Areas – 50%	-2,384,227
Remaining 2022 9% Credits	5,266,710
4% Credits Available Pursuant to SC Code Section 12-6-3795(5)(c)	12,000,000
Allocated in 2022 to Projects	-11,791,579
Remaining 2022 4% Credit	208,421
2022 State Tax Credits Available for Reallocation in 2023	5,475,131

Proposed 2023 State Tax Credit Allocation

2023 State Tax Credits Available Pursuant to SC Code Section 12-6-3795(5)(b)	20,000,000
Unallocated State Tax Credits from Prior Years or Recaptured, Revoked, Canceled, or Otherwise Recovered but not Otherwise Reallocated	5,475,131
Total available to allocate in 2023	25,475,131
9% Credits Available Pursuant to SC Code Section 12-6-3795(5)(c) – 40%	10,190,052
Available in 2023 to Projects in Eligible Rural Areas – Not Less than 50%	5,095,026
Available in 2023 to Projects in All Other Areas – 50%	5,095,026
4% Credits Available Pursuant to SC Code Section 12-6-3795(5)(c)	15,285,079
Proposed for Allocations in 2023 under this recommendation	8,558,254

The Honorable Harvey S. Peeler, Jr.
March 6, 2023
Page 3 of 3

The recommendation is subject to the Governor's approval of the 2023 Qualified Allocation Plan (QAP).

Thank you for considering this recommendation. If you should have any questions, please contact us.

Sincerely,



Bonita Shropshire
Executive Director

Cc: The Honorable Nikki G. Setzler, Chairman, Natural Resources and Economic Development Subcommittee
Catherine Hart, Senate Finance Committee

Senate Finance Committee
Natural Resources and Economic Development Subcommittee

NIKKI G. SETZLER
CHAIRMAN

MEMBERS

KENT M. WILLIAMS
THOMAS D. CORBIN
KATRINA FRYE SHEALY
MICHAEL W. GAMBRELL



CATHERINE ORTMANN HART
ANALYST AND COUNSEL
803-212-6684

ADDISON STEELE
ADMINISTRATIVE ASSISTANT
803-212-6677
FAX: 803-212-6690

December 28, 2022

Mr. C. Todd Latiff
Chairman, Board of Commissioners
South Carolina State Housing Finance and Development Authority
300-C Outlet Pointe Boulevard
Columbia, South Carolina 29210

Mrs. Bonita Shropshire
Executive Director
South Carolina State Housing Finance and Development Authority
300-C Outlet Pointe Boulevard
Columbia, South Carolina 29210

Dear Mr. Latiff and Mrs. Shropshire:

Thank you for your recent presentation to the Senate Finance Natural Resources and Economic Development Subcommittee. We appreciate your giving the Subcommittee an update on the progress of implementation of Act 202 of 2022.

We understand from your presentation that the State Housing Authority generally has developed or participated in the development of policies and procedures to implement the limitations and competitive criteria prescribed by the Act, both with respect to the State Housing Tax Credit, and the allocation of State Ceiling to transactions proposing use of private activity bonds. In addition, the State Housing Authority made timely recommendations and received comments of the Joint Bond Review Committee in accordance with the provisions of Section 1.B.1 of the Act, and participated in the resolution of a number of certain transactions that were pending on December 31, 2021, but that had not received requisite approvals for inclusion under Section 1.B.1 of the Act.

We further understand that in October 2022, the State Housing Authority received applications and began evaluation of projects proposing use of calendar year 2022 Federal and State Tax Credits for the 9% program. Finally, we are aware that the State Housing Authority presented its proposed Qualified Allocation Plan for Calendar Year 2023 for review by the Joint Bond Review Committee, which at the time of the Subcommittee meeting had been provided to the Governor for his consideration.

We are also aware of further matters needing analysis and potential resolution, one or both of which may require supplementary consideration by the General Assembly for an orderly resolution.

Senate Finance Committee
Natural Resources and Economic Development Subcommittee

Mr. C. Todd Latiff
Mrs. Bonita Shropshire
South Carolina State Housing Finance and Development Authority
December 20, 2022
Page 2

The first matter concerns seven projects for which allocation of State Ceiling had been made prior to introduction and enactment of Act 202, but had not received State Tax Credit determinations, which have been tentatively estimated at approximately \$8.6 million. We suggest that the State Housing Authority propose a resolution for these projects to the Joint Bond Review Committee for its consideration.

We are also aware that the State Housing Authority, and various members of the legislature and their staffs, have been informed without project-specificity that a number of transactions are experiencing higher than originally estimated expenses due to escalations in construction costs, materials, and interest rates. As a result, various project sponsors have requested consideration for increases in allocations of State Ceiling, additional State Tax Credits, or both. We further understand that staff of the State Housing Authority, the Joint Bond Review Committee, and the State Fiscal Accountability Authority have undertaken preliminary analysis and study of these increased costs and have concluded that the financial impact cannot be determined in the absence of project-specific information. Staff has further concluded that any potential resolution likely will necessitate considerations beyond the provisions of Act 202, which would require action by the General Assembly.

As a result, we recommend that the State Housing Authority carefully consider canvassing developers of the projects that have been qualified for allocations of State Ceiling and State Tax Credits to facilitate an informed analysis of the cost escalations underlying these requests for further consideration. At a minimum, the State Housing Authority should require quantification and substantial justification of the need, supported by detailed financial comparisons of original estimates to current projections, and any steps taken by the project sponsor to exhaust any available alternatives prior to requesting commitment by the State for additional financial resources. In addition to the foregoing, the analysis must include for each project the name of the project sponsor and developer, and the identity of every affiliate or other related legal entity having a direct or beneficial interest in development of the project. We encourage development of a concise but complete uniform reporting format that facilitates appropriate analysis and subsequent review. Moreover, we strongly encourage the State Housing Authority to carefully consider engagement of a qualified professional firm that can independently attest to the reasonableness of each response.

Finally, the State Housing Authority should emphasize that the canvassing effort is being undertaken solely for the development of an informed analysis and should not be construed as any indication that the General Assembly has or will make any accommodation or commitment beyond the provisions and limitations of Act 202.

Please coordinate this effort with staff of the Subcommittee and provide periodic reports of the progress of this undertaking. The Subcommittee would appreciate receiving the results of your findings no later than January 31, 2023.

Very truly yours,



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. Letter dated March 1, 2023, of Dr. Edward D. Simmer, MD, MPH, DFAPA, Director, South Carolina Department of Health and Environmental Control.
2. Report of the South Carolina Department of Health and Environmental Control dated as of February 28, 2023.

March 1, 2023

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

At the South Carolina Department of Health and Environmental Control (DHEC), **our No. 1 priority for the COVID-19 pandemic has been and continues to be to save lives.** This includes working with our partners across all levels to mitigate and control COVID-19 by providing:

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

Since our last update to the Joint Bond Review Committee on January 4, 2023, an additional **41,811 COVID-19 vaccine doses (7,062 initial, 5,021 completion, 8,093 first boosters, 21,635 second boosters) have been administered** to eligible South Carolina residents. Of eligible South Carolina residents **ages 5 and older, 65.5%** have received at least one dose of COVID-19 vaccine, **57% have completed the initial vaccination series**, and **27.1% of those who completed vaccination have also received at least one booster dose.** Since becoming available July 2022, **15,083 South Carolinians ages six months to five years have received at least one dose** and **6,186 have completed their vaccination series (2.1% of that population).**

[Sunsetting of National Emergency and COVID-19 Public Health Emergency Declarations](#)

The federal government has notified its governmental and non-governmental partners that the current administration intends to halt renewal of the concurrent COVID-19 National Emergency and COVID-19 Public Health Emergency declarations once the declarations expire on May 11, 2023. As both South Carolina's State of Emergency for COVID-19 and COVID-19 Public Health Emergency expired in 2021, the sunsetting of these national declarations will have **little additional impact** on the work DHEC currently does as it continues to respond to COVID-19 in South Carolina. However, some additional changes are expected in the future as the COVID-19 vaccination and anti-viral programs become commercialized, and DHEC will provide updates to the Committee on those changes as additional information becomes available. At present, DHEC has been advised to expect limited changes in the nature and cadence of CDC data reporting on hospitalizations, vaccinations, and COVID-19 Community Levels. Further updates are expected on those subjects as the federal government provides additional information to its partners.

[Bivalent Boosters](#)

The U.S. Food and Drug Administration (FDA) amended the emergency use authorizations (EUAs) again for the **Moderna** and **Pfizer-BioNTech COVID-19 vaccines** to authorize bivalent formulations for use as a single booster dose for the pediatric population. The bivalent vaccines, also referred to as

[S.C. Department of Health and Environmental Control](#)

2600 Bull Street, Columbia, SC 29201

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“updated boosters,” contain two messenger RNA (mRNA) components of the SARS-CoV-2 virus: the original strain and one in common with the BA.4 and BA.5 subvariants of the Omicron variant. The **Moderna bivalent booster** is authorized for use in individuals **six months to 5 years of age**. The **Pfizer bivalent booster** is authorized for use in individuals **six months to 4 years of age** with a change in eligibility based on whether the recipient has begun their series. Those that have already completed their **Pfizer** primary series will not be eligible for the new bivalent booster. At the time the EUAs for these updated boosters were issued, the prior EUAs for the original monovalent boosters were rescinded and ceased being offered by providers. This action helped to ensure individuals seeking boosters would receive the maximum protection possible against severe illness and death from COVID-19. The monovalent vaccines from Pfizer and Moderna continue to be used as a primary vaccine series.

DHEC continues pursuing **multiple strategies** to ensure that all South Carolinians who are eligible, regardless of income, geography or mobility, have access to life-saving COVID-19 vaccines. This includes offering COVID-19 vaccines at all full-service DHEC health departments across the state, supporting community-based vaccination events with regional community vaccination teams, and using contracted vendors to vaccinate homebound individuals.

[Omicron Variant of SARS-CoV-2, the Virus That Causes COVID-19](#)

Data available as of Feb. 18, 2023, shows that South Carolina has a **seven-day case rate of 59.43/100K**. For the week ending Feb. 25, 2023, South Carolina has **3,101 reported cases**, which is a **25.2% decrease** in reported cases from the week prior and a **73.7% decrease** compared to the week of the previous update.

With most testing now being performed at home, which is not reportable, we recognize the above is likely a significant underestimate of the actual number of cases in the state. As of June 1, 2022, DHEC assumed responsibility for wastewater testing in South Carolina which has been shown to give a good estimate of overall levels of virus in our communities. This testing is being performed by our Public Health and Environmental Laboratory. Currently, there are **16 sites** in South Carolina participating in wastewater testing activities. The latest wastewater surveillance data is available by filtering for South Carolina in the [CDC COVID Data Tracker](#).

Omicron continues to be the prevalent strain of COVID-19 circulating in the United States, representing **100% of all COVID-19 variants** reported at both the national and state levels. The previous Omicron sub-variant BA.5 has been **replaced** by the XBB.1.5 sub-variant. Current CDC projections for the week ending Feb. 25, 2023, estimates the **XBB.1.5 sub-variant** represents **85.2%** of all COVID-19 cases, with an additional **three other sub-variants** (BQ.1.1, BQ.1 and XBB) representing an additional **13.2%**.

The most recent national data available from the **American Academy of Pediatrics** reported **30,709 child COVID-19 cases** reported from February 16 – February 23, 2023 (15,429,496 to 15,457,033) and children represented **14.1%** (27,537/194,903) of the weekly reported cases. The cumulative number of child COVID-19 cases currently represents **18%** (15,400,581/85,384,135) of all reported cases.

Measures of disease severity (hospitalizations and deaths) and hospital burden continue to be key measures to focus on, as we continue to live with COVID-19. For the week ending Feb. 25, 2023, the average number of COVID-19 positive **patients hospitalized in South Carolina was 254**, which is a **7.9% decrease** compared to the previous week average. Additionally, there are **34 ICU beds in use**

for COVID-19 which is a 20.9% increase compared to last week. Reported deaths have shown a recent decrease, with **34 deaths reported for the week ending February 18, 2023**, which is **24.4% less** than the previous week, and a **20.9% decrease** compared to the week of the previous update.

The CDC COVID-19 Community Levels are determined by the higher of the new admissions and inpatient beds metrics, based on the current level of new cases per 100,000 population in the past seven days, and classified as either **“Low,” “Medium” or “High.”** This graphic is updated weekly in the late afternoon or evening on Thursdays, based upon information provided by state and federal data systems. The most recent weekly report (released Feb. 23, 2023) classifies South Carolina counties as follows:

Zero (0) counties are classified as **“High”**

Zero (0) counties are classified as **“Medium”**

Forty-six (46) counties are classified as **“Low”**

Both individual and household prevention behaviors (i.e., mask use, testing when appropriate, staying home when sick) and community-level prevention strategies (health care surge support, enhanced prevention measures in high-risk congregate settings) are recommended based upon the county-level classification.

Testing

DHEC continues to prioritize distribution of COVID-19 at-home rapid antigen tests to individuals and organizations throughout South Carolina at no cost to recipients. Our testing and logistics teams are continuing to distribute these tests to DHEC health departments and a variety of other partners including long-term care facilities, detention facilities, first responder agencies, schools, rural health clinics, federally qualified health centers, and other state agencies. In total, DHEC has distributed **3,185,855** rapid antigen tests in South Carolina, and has **2,487,642** still available to continue meeting South Carolina’s COVID-19 testing needs. In addition, DHEC has prepared for the potential of future COVID-19 variants and case surges by establishing emergency contracts with numerous laboratories able to process large volumes of COVID-19 tests, should the need ever arise.

Schools and Childcare Centers

DHEC strongly recommends that schools and childcare centers utilize [CDC guidance on school safety related to COVID-19](#), and has provided [DHEC Outbreak Guidance](#) for use when an outbreak has been identified in a shared setting of more than five individuals (e.g., classroom, sports team, etc.). This school year **115 COVID-19 outbreaks** have been reported from **schools (83)** and **childcare centers (32)**. Of these 115 reported outbreaks, 53 were reported from the Midlands, 17 from the Lowcountry, 18 from the Pee Dee and 27 from the Upstate.

DHEC is continuing to provide access to federally funded COVID-19 tests to all South Carolina schools and encourages schools to utilize the testing options available to them as a preventive measure for disease spread and as preparation for potential outbreaks that may occur. Since our last update, DHEC has **processed 407 requests** for COVID-19 rapid antigen tests from schools and childcare centers, **distributing 251,826 tests** to schools and childcare centers. Reimbursement for school-based point-of-care testing is available to public school districts and charter schools through a grant agreement with DHEC through **July 31, 2023**. School-based turn-key testing vendors have started providing cross-panel COVID-19 and flu A/B rapid antigen testing services to public school districts and charter schools that have requested these services.

DHEC is currently assessing the possibility of providing grant-funded, portable room air cleaners to public school districts and charter schools, based on interest level, funding, and available supplies. Portable room air cleaners could be used to reduce or remove infectious particles and improve air quality in nurses' offices and other areas of elevated risk of infectious disease spread.

COVID-19 Therapeutics

On Jan. 26, 2023, the FDA announced that the Emergency Use Authorization **for Evusheld is not currently authorized** for the U.S. This is because it is unlikely to be active against more than **90% of the SARS-CoV-2 variants** currently circulating in the U.S. based on the latest CDC data. In addition to Evusheld, Bebtelovimab, Sotrovimab, REGEN-COV, and Bamlanivimab/Etesvimab combination are not effective against the Omicron variant, and thus their authorizations for use were revoked.

The oral antivirals that are currently available for federal distribution are **Paxlovid** (nirmatrelvir/ritonavir) and **Lagevrio** (molnupiravir). Veklury (remdesivir) an IV antiviral, is the only commercially available approved therapeutic. In the six months before this report, more than **32,647 courses of Paxlovid have been prescribed** to eligible South Carolinians, and prescription rates have increased in recent weeks to exceed **700 prescriptions per week**. There is currently ample availability of Lagevrio and Paxlovid in the state and additional courses of treatment are available from the federal distribution system to meet demand, and all orders are being fulfilled. Provider usage, on hand inventory, and provider reporting quality are being factored into the allocation determinations.

In Conclusion

DHEC remains committed to working with members of our Legislature and our many other private and public partners to provide timely, accurate and evidence-based information and resources so that our state, community leaders, medical providers, and all South Carolinians can take the necessary actions aimed at ultimately saving lives.

Attached includes a summary of DHEC expenditures on COVID-19 as of Feb. 28, 2023. 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 black ink, appearing to read "E. D. Simmer". The signature is fluid and cursive, with the first name "Edward" and last name "Simmer" clearly distinguishable.

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

**Interim Report on Expenditures of COVID-19 Funds
as of 2/28/2023**



**Interim Report of Expenditures on COVID-19 Funds
Summary as of 2/28/2023**

Expenditure Category	Expended through 2/28/22*
Testing	\$ 414,246,943
Contact Tracing	\$ 39,204,995
Personal Protective Equipment (PPE) & Medical Supplies	\$ 13,565,604
Personnel	\$ 171,781,900
Education Campaign	\$ 19,507,239
Quarantine	\$ 929,343
Transport & Storage	\$ 3,225,030
Technology, Staff Support, Cleaning & Other; Grant-Specific	\$ 54,744,608
Vaccination Efforts	\$ 102,289,204
Laboratory	\$ 42,108,650
TOTAL	\$861,603,517

**Reflects actual expenditures on all designated COVID-19 funds through date listed. These are initial reporting numbers and are subject to change.*

**Interim Report on Expenditures of COVID-19 Funds
as of 2/28/2023**

COVID-19 General Funds						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
COVID Response Fund (Act 116)	31050000/Not Relevant	n/a	\$ 45,000,000	\$ 44,551,937	\$ 448,063	Funds provided by the General Assembly necessary for the health, safety and welfare of the public in response to the COVID-19 pandemic
COVID Contingency Fund (Act 2)	31060000/Not Relevant	n/a	\$ 63,000,000	\$ 39,153,447	\$ 23,846,553	Funds provided by the General Assembly necessary for the health, safety and welfare of the public in response to the COVID-19 pandemic
SCCARES Act Coronavirus Relief Funds	51C10000/J0401CARES20	12/30/2020	\$ 109,498,067	\$ 109,498,067	\$ 0	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.
DHEC Internal Accounting Fund - \$400	34720003/J0403S400000	n/a	\$ -	\$ 4,726,784	\$ (4,726,784)	Internal fund used to support response costs. These costs are awaiting reimbursement
SCDHEC's Public Health Crisis Response Grant	51C30000/J0401H120V19	3/15/2023	\$ 8,926,133	\$ 8,636,325	\$ 289,808	Funds to carry out surveillance, epidemiology, laboratory capacity, infection control, mitigation, communications, and other preparedness and response activities
CK19-1904 Epidemiology and Laboratory Capacity (ELC): CARES	51C10016/J0401U000V19	7/31/2024	\$ 9,917,925	\$ 4,808,933	\$ 5,108,992	Supports contact tracing, surveillance, testing, monitoring capacity, vulnerable populations
CK19-1904 Epidemiology and Laboratory Capacity (ELC): Enhancing Detection	51C40000/J0401U000X19	7/31/2024	\$ 118,690,218	\$ 106,253,020	\$ 12,437,198	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.
Enhancing Detection Expansion	51C60001/J0401U000W01	7/31/2024	\$ 296,351,652	\$ 205,272,035	\$ 91,079,617	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.

DHEC COVID-19 Expenditure Report: Feb 28 2023 Detail

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**Interim Report on Expenditures of COVID-19 Funds
as of 2/28/2023**

COVID-19 General Funds						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
Standard FEMA Reimbursement	55110007/J0401D449222	n/a	TBD	\$ 127,014,040	TBD	Non-Expedited FEMA Reimbursement for Testing and other general COVID related charges, provisionally approved by SCEMD **includes \$16M from original FEMA Reimbursement
Expedited FEMA Reimbursement	55110007/J0401D449221	n/a	TBD	\$ 72,327,621	TBD	Expedited FEMA Reimbursement for testing and vaccine related charges, provisionally approved by SCEMD
Total COVID-19 General Funds			\$ 651,383,995	\$ 722,242,209.64	\$ 128,483,447	

DHEC COVID-19 Expenditure Report: Feb 28 2023 Detail

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**Interim Report on Expenditures of COVID-19 Funds
as of 2/28/2023**

COVID-19 Immunizations Funds						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
Imm and Vaccines for Children (VFC)	51C10027/J0401F340V01	7/5/2021	\$ 2,366,553	\$ 2,366,553	\$	- To plan for and implement COVID-19 vaccination services and increase access to vaccination for VFC-eligible children throughout the jurisdiction.
Enhanced Influenza: Immunization & Vaccines	51C10027/J0401F340Z09	7/5/2021	\$ 1,656,384	\$ 1,656,594	\$	- Supports staffing, communication campaigns, pandemic preparedness and mass vaccinations; also focuses on enhancing influenza coverage and enrolling additional vaccinators
COVID Vaccine Supplemental	51C10027/J0401F340T01	6/30/2022	\$ 1,656,384	\$ 1,656,384	\$	- Supplemental funds to support staff and necessary supplies to cover needs to support mass vaccination efforts
Immunizations Supplemental	51C60001/J0401F340U01	6/30/2024	\$ 46,523,022	\$ 39,886,209	\$ 6,636,813	Support vaccine administration, supplies, monitor vaccination activities
Vaccine Confidence Strategy	51C70001/J0401F340Y01	6/30/2024	\$ 3,779,996	\$ 3,779,996	\$	- Develop and implement a vaccine confidence strategy for COVID-19 and routine immunization
Vaccination Supplemental Rural Outreach	51C60001/J0401F340W01	6/30/2024	\$ 20,004,900	\$ 8,264,381	\$ 11,740,519	Funding equity and prioritizing populations disproportionately effected by COVID-19
Vaccination Supplemental Rural Outreach	51C70001/J0401F340S01	6/30/2024	\$ 791,888	\$ 791,888	\$	- Funding equity and prioritizing populations disproportionately effected by COVID-19
COVID-19 Vaccine Supplemental: Improving Access Cycle 4	51C70001/J0401F340X01	6/30/2024	\$ 27,182,140	\$ 7,423,031	\$ 19,759,109	Funding equity and prioritizing populations disproportionately affected by COVID-19
Vaccine Reserve Account (VRA)	31070000/Not Relevant	n/a	\$ 100,000,000	\$ 23,436,175	\$ 76,563,825	Supports Vaccine Reimbursement program passed by the legislature allowing for reimbursement of Vaccine costs for Hospitals and Other Providers per Act 2 of 2021
FEMA Reimbursement to VRA	55110007/J0401D449221	n/a	TBD	\$ (19,315,879)	TBD	Expedited FEMA Reimbursement for testing and vaccine related charges. Included here to demonstrate actual spend on VRA.
Total COVID-19 Immunization Funds			\$ 203,961,267	\$ 69,945,331.46	\$ 114,700,266	

**Interim Report on Expenditures of COVID-19 Funds
as of 2/28/2023**

COVID-19 Task Specific Funds						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
ELC Reopening Schools	51C70002/J0401U000X01	7/31/2023	\$ 155,076,741	\$ 29,962,943	\$ 125,113,798	Funds support efforts to reopen schools safely. Used to support staffing, purchase of test kits, and contracting of turnkey testing to be performed in schools.
Crisis CoAg Public Health Workforce Development	51C70016/J0401F170Z00	6/30/2023	\$ 31,112,843	\$ 10,807,263	\$ 20,305,580	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.
SC Initiative to Address Health Disparities-Base	51C60001/J0401H840000	5/31/2023	\$ 27,236,763	\$ 6,442,772	\$ 20,793,991	Expand existing and/or develop new mitigation and prevention resources and services to reduce COVID-19 related disparities among populations at higher risk and that are underserved.
SC Initiative to Address Health Disparities-Rural Carveout	51C60001/J0401H850000	5/31/2023	\$ 6,843,827	\$ 1,744,040	\$ 5,099,787	Expand existing and/or develop new mitigation and prevention resources and services to reduce COVID-19 related disparities among populations at higher risk and that are underserved.
Disease Intervention Specialist Workforce	51C70017/J0401F490Z00	12/31/2023	\$ 2,779,711	\$ 37,729	\$ 2,741,982	Expand hiring of Disease Intervention Specialist to strengthen capacity to mitigate the spread of COVID-19 and other infections.
Yr 2 Disease Intervention Specialist Workforce	51C70017/J0401F490Z01	12/31/2022	\$ 2,779,711	\$ 978,739	\$ 1,800,972	Funds to hire, expand, train, sustain and support Disease Intervention Specialists to strengthen capacity to mitigate spread of COVID-19 and other infections.
FFCRA 2020 WIC Supplemental-Food	51C20004/J0401K200000	9/30/2021	\$ 4,737,161	\$ 4,737,161	\$	- Funds to be used to support an increase in Women, Infants, and Children food supplement program services as a result of COVID-19.
WIC Admin Supplemental	51C20004/J0401K250000	9/30/2021	\$ 2,284,041	\$ 2,284,041	\$	- 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.
WIC Cash Value Vouchers	51C70005/J0401K400000	9/30/2021	\$ 3,089,409	\$ 3,089,409	\$	- Temporarily increases allowable cash value voucher/benefits for fruit and vegetable purchases

Interim Report on Expenditures of COVID-19 Funds
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COVID-19 Task Specific Funds (cont.)						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
CPRSA Hospital Preparedness Partners (HPP) COVID-19 Supplement	51C30000/J0401F170Y19	6/30/2024	\$ 628,506	\$ 542,533	\$ 85,973	Supports healthcare coalitions
CARES Hospital Preparedness Partners (HPP) COVID-19 Supplement	51C10014/J0401F170X19	6/30/2024	\$ 1,687,823	\$ 1,045,684	\$ 642,139	Funds used to support healthcare coalitions with COVID19 response activities. MUSC, the state's Special Pathogen Center, to receive \$175,455.
Epi & Lab Capacity (ELC): Infection Prevention & Control Training	51C30000/J0401U000Y19	7/31/2024	\$ 1,144,102	\$ 426,435	\$ 717,667	Supports Project Firstline, CDC's national training collaborative for healthcare infection prevention and control
ELC: HIS COVID	51C10016/J0401U100F00	7/31/2024	\$ 109,580	\$ 104,869	\$ 4,711	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.
ELC: HIS COVID	51C10016/J0401U100F01	7/31/2023	\$ 109,580	\$ 0	\$ 109,580	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.
ELC: Infants W/Congenital Exposure	51C10016/J0401U100J00	7/31/2024	\$ 184,586	\$ 3,202	\$ 181,384	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.
ELC : NIOSH	51C10016/J0401U100H00	7/31/2023	\$ 46,490	\$ 37,750	\$ 8,740	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.

DHEC COVID-19 Expenditure Report: Feb 28 2023 Detail

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Interim Report on Expenditures of COVID-19 Funds
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COVID-19 Task Specific Funds (cont.)						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
ELC : NIOSH	51C10016/J0401U100H01	7/31/2023	\$ 46,490	\$ 0	\$ 46,490	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.
Wastewater Surveillance	51C10016/J0401U000Y01	8/31/2022	\$ 38,123	\$ 38,123	\$ -	- Investigate the relationship between SARS-nCoV-2 detection in sewage systems and new clusters of human cases.
Travelers Health	51C40000/J0401U000V01	7/31/2024	\$ 200,000	\$ 116,375	\$ 83,625	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
ELC : Data Modernization	51C10016/J0401U100K00	7/31/2024	\$ 3,118,254	\$ 283,547	\$ 2,834,707	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.
AMD Sequencing & Analytics	51C70002/J0401U100A00	7/31/2024	\$ 3,728,600	\$ 983,790	\$ 2,744,810	Support sequencing and analytic capacity building in microbial genomics and bioinformatics as well as to further the development of AMD capacity in health departments.
ELC Advanced Molecular Detection	51C40000/J0401U000T01	7/31/2024	\$ 235,000	\$ 228,299	\$ 6,701	To support COVID-19 Advanced Molecular Detection Technologies
PHL Preparedness	51C40000/J0401U000U01	7/31/2024	\$ 515,000	\$ 515,000	\$ -	- Strengthen's state public health lab preparedness and response capabilities
Rape Prevention and Education	51C30000/J0401F720V19	1/31/2022	\$ 51,301	\$ 51,301	\$ -	- Provide sexual violence prevention virtual resources to rape crisis centers, schools and agencies across the state. Extension requested
Ryan White HIV/AIDS Program Part B COVID-19 Response	51C10007/J0401F520V19	3/31/2022	\$ 1,001,503	\$ 1,001,503	\$ -	- To prevent, prepare for, and respond to COVID-19, as needs evolve for clients of Ryan White HIV/AIDS program recipients.

DHEC COVID-19 Expenditure Report: Feb 28 2023 Detail

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**Interim Report on Expenditures of COVID-19 Funds
as of 2/28/2023**

COVID-19 Task Specific Funds (cont.)						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
Housing Opportunities for Persons with AIDS (HOPWA)	51C10008/J0401F020V19	6/7/2023	\$ 337,889	\$ 183,493	\$ 154,396	Supports housing opportunities for people diagnosed with AIDS
Building Resilient and Inclusive Communities	51C10029/J0401G690000	12/31/2022	\$ 546,472	\$ 300,000	\$ 246,472	Partnerships with organizations supporting the emotional and social needs of older adults particularly those living in long-term care facilities.
Building Resilient and Inclusive Communities	51C10029/J0401G690001	12/31/2022	\$ 322,000	\$ 3,239	\$ 318,761	Partnerships with organizations supporting the emotional and social needs of older adults particularly those living in long-term care facilities.
Medicare Survey & Certification	51C10022/J0401F260X19	9/30/2023	\$ 794,140	\$ 794,140	\$ -	- Backlog of recertifications, focused infection control surveys, complaints related to infection control violations, and revisit surveys to provide greater oversight of health care facilities
Medicare Survey & Certification	51C10022/J0401F260X20	9/30/2023	\$ 208,316	\$ 208,316	\$ -	- Backlog of recertifications, focused infection control surveys, complaints related to infection control violations, and revisit surveys to provide greater oversight of health care facilities
MIS-C ELC#4	51C10016/J0401U000Z01	7/31/2024	\$ 100,000	\$ 87,809	\$ 12,191	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
Strengthening HAI & AR (SHARP)	51C70002/J0401U100Q00	7/31/2024	\$ 5,914,501	\$ 1,516,374	\$ 4,398,127	Funds to provide support for healthcare infection prevention and control activities and epidemiologic surveillance related activities to detect, monitor, mitigate, and prevent the spread of SARS-CoV-
ELC-Detection & Mitigation #2	51C70002/J0401U100P00	7/31/2024	\$ 1,124,400	\$ 15,418	\$ 1,108,982	Funding to support COVID-19 testing and mitigation in homeless service sites, encampments, and other congregate settings.
ELC VPD	51C30000/J0401U000L04	7/31/2023	\$ 156,154	\$ 60,766	\$ 95,388	To strengthen and coordinate VPD case-based and outbreak surveillance, building upon established surveillance systems, to provide more complete and representative data.

DHEC COVID-19 Expenditure Report: Feb 28 2023 Detail

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**Interim Report on Expenditures of COVID-19 Funds
as of 2/28/2023**

COVID-19 Task Specific Funds (cont.)						
Fund Title	SCEIS Fund/Grant:	Date Expiring	Total Award	Spent To Date	Balance	Purpose
ELC SET-NET	51C70002/J0401U100J01	7/31/2023	\$ 184,586	\$ 59,945	\$ 124,641	Support surveillance systems developed to address emerging, reemerging, or persistent infectious threats to mothers, infants, and young children resulting from prenatal exposures, including surveillance for COVID-19, hepatitis C, syphilis, and other infectious threats, to identify and monitor adverse outcomes of infections during pregnancy in mothers, infants, and children;
ELC Foodborne Lab	51C70002/J0401U100W00	7/31/2023	\$ 180,291	\$ 82,032	\$ 98,259	To protect public health through the prevention and control of disease, disability, and death caused by foodborne, enteric, waterborne, and environmentally transmitted infections.
Nursing Homes and Skilled Nursing Facilities	51C70002/J0401U100R00	7/31/2024	\$ 3,374,336	\$ 318,272	\$ 3,056,065	Funding to support skilled nursing facilities during their response to SARS-CoV-2 infections, and also to build and maintain the infection prevention infrastructure necessary to support resident, visitor, and facility healthcare personnel safety.
Yr 3 Disease Intervention Specialist Workforce	51C70017/J0401F490Z02	12/31/2023	\$ 2,779,711	\$ 311,239	\$ 2,468,472	Funds to hire, expand, train, sustain and support Disease Intervention Specialists to strengthen capacity to mitigate spread of COVID-19 and other infections.
SC EQUIPS	51C70034/J0401H600000	11/30/2027	\$ 45,427,567	\$ 6,835	\$ 45,420,732	Provide support for core infrastructure improvements that include, but are not limited to, these agencies' workforce, foundational capabilities, and data infrastructure. The investments will have sustained effects that position these agencies to better meet the ongoing and future public health needs of the communities and populations they serve.
SC EQUIPS	51C70034/J0401H600A00	11/30/2027	\$ 2,029,157	\$ 5,588	\$ 2,023,569	Provide support for core infrastructure improvements that include, but are not limited to, these agencies' workforce, foundational capabilities, and data infrastructure. The investments will have sustained effects that position these agencies to better meet the ongoing and future public health needs of the communities and populations they serve.
Total COVID-19 Task Specific Funds			\$ 264,807,941	\$ 69,415,976	\$ 195,404,389	

DHEC COVID-19 Expenditure Report: Feb 28 2023 Detail

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AGENCY: Joint Bond Review Committee

SUBJECT: Report of JBRC Fiscal Oversight Subcommittee

The JBRC Fiscal Oversight Subcommittee received a financial update from the South Carolina Public Service Authority, and an update on the non-shared resource plan of Central Electric Power Cooperative, Inc. on March 9, 2023.

The Subcommittee will report its findings, along with its plans in response to information received.

COMMITTEE ACTION:

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

ATTACHMENTS:

None.

AGENCY: Joint Bond Review Committee

SUBJECT: Staff Report of Higher Education Deferred Maintenance

During the meeting of the Committee on December 7, 2022, members expressed an interest in receiving an estimate of the amount of deferred maintenance for each of the State's institutions of higher learning.

The attached summary reflects amounts included in the report and recommendations of the South Carolina Commission on Higher Education provided under cover of its letter dated January 6, 2023, in connection with publication of the State's 2022 Comprehensive Permanent Improvement Plan.

COMMITTEE ACTION:

Receive as information.

ATTACHMENTS:

1. Letter dated January 6, 2023, of Mr. Georges Tippens, Deputy Director and General Counsel, South Carolina Commission on Higher Education.
2. Five Year Capital Renewal Need Estimates.

R. Wes Hayes, Jr.
Chairman

Agenda Item 6.04.E.

Rusty L. Monhollon, Ph.D.
President & Executive Director



January 6, 2023

Members, State Fiscal Accountability Authority
Wade Hampton Building, Suite 600
Columbia, SC 29201

Members, Joint Bond Review Committee
Office of Chair Peeler
213 Gressette Building
Columbia, SC 29201

Dear Members of the State Fiscal Accountability Authority and the Joint Bond Review Committee:
Please find attached a report compiled by the S.C. Commission on Higher Education (CHE) offering a broad categorization of the higher education portion of the 2022-23 Comprehensive Project Improvement Plan (CPIP). The CHE classified each project into different categories based on submitted information provided by the institutions. The categories reflected the principal purpose of the project: maintenance needs, renovation or repurpose of an existing facility, constructing a new facility, or some other permanent improvement project, such as demolition of an existing building or land acquisition. Already established projects, which are those that have received Phase I approval, were labeled as such.

Similar to recent years, we included the type of facility the permanent improvement project affected, such as Education and General (E&G), auxiliary, or general infrastructure. CHE staff also performed a more in-depth review of projects proposed for Year Two of the CPIP, or fiscal year (FY) 2023-24, which aligns with some of the institutions' budget requests before the Governor and General Assembly. Further discussion of our methodology and a summary of the results follows.

Also included in this report is a summary of each institution's capital renewal, or deferred maintenance and upcoming maintenance, needs through FY 2026-27. The CHE will issue a more in-depth report on capital renewal needs this fiscal year after it collects additional data from the institutions.

Should you have any questions about this report, please do not hesitate to contact me. Thank you for the work you do on behalf of the citizens of South Carolina and for higher education.

Sincerely,

Georges Tippens
Deputy Director and General Counsel

Cc: Grant Gillespie, Executive Director, SFAA
Rick Harmon, Director of Research, JBRC
Brian Gaines, Director, EBO



803-737-2260

1122 Lady St, Ste 400
Columbia, SC 29201

www.che.sc.gov



Five Year Capital Renewal Need Estimates

Institution	Facilities			Other Infrastructure	Total
	<i>Critical</i>	<i>Important</i>	<i>Other</i>		
Clemson	\$124.5	\$ 27.3	\$15.7	\$2.1	\$169.6
MUSC	\$295.6	\$ 6.3	\$19.0	\$13.6	\$329.9
USC-Columbia	\$ 219.3	\$ 75.6	\$ -	\$150.0	\$490.1
Citadel	\$ 110.2	\$ 21.3	\$7.1	\$20.0	\$158.5
Coastal	\$ 25.2	\$ 3.2	\$7.0	\$ -	\$35.4
College of Charleston	50.6	\$ 73.8	\$111.6	\$46.5	\$282.5
Francis Marion	\$8.1	\$ 18.7	\$0.2	\$ -	\$27.0
Lander	\$15.7	\$6.3	\$32.8	\$ -	\$54.7
South Carolina State	\$23.1	\$10.6	\$13.9	\$ -	\$47.5
USC-Aiken	\$12.5	\$3.2	\$4.2	\$1.5	\$21.3
USC-Beaufort	\$8.6	\$4.5	\$1.6	\$0.2	\$14.8
USC-Upstate	\$36.7	\$3.9	\$1.9	\$ -	\$42.6
Winthrop	\$99.1	\$39.3	\$32.9	\$24.0	\$195.3
USC-Lancaster	\$6.0	\$1.7	\$3.1	\$1.0	\$11.0
USC-Salkehatchie	\$3.6	\$2.0	\$1.4	\$0.3	\$7.3
USC-Sumter	\$6.1	\$1.2	\$3.0	\$1.5	\$10.7
USC-Union	2.2	\$0.4	\$0.7	\$0.3	\$3.5
Aiken TC	\$2.7	\$0.3	\$0.1	\$ -	\$3.0
Central Carolina TC	\$16.0	\$3.5	\$12.7	\$ 2.5	\$34.6
Denmark TC	\$10.7	\$1.2	\$1.0	\$ -	\$12.9
Florence-Darlington TC	\$26.8	\$3.2	\$4.5	\$ -	\$34.5
Greenville TC	\$118.4	\$15.3	\$45.3	\$11.0	\$190.0
Horry-Georgetown TC	\$14.5	\$0.8	\$ -	\$ -	\$15.3
Midlands TC	\$9.2	\$8.8	\$10.3	\$ -	\$28.3
Northeastern TC	\$16.8	\$4.7	\$4.5	\$1.1	\$27.0
Orangeburg-Calhoun TC	\$1.5	\$5.1	\$1.0	\$1.2	\$8.8
Piedmont TC	\$56.2	\$2.9	\$3.7	\$-	\$62.9
Spartanburg CC	\$11.4	\$1.5	\$0.2	\$-	\$13.0
Tech. College of Lowcountry	\$12.5	\$0.7	\$0.3	\$0.3	\$13.8
Tri-County TC	\$25.4	\$7.3	\$17.4	\$-	\$50.1
Trident TC	\$12.6	\$36.4	\$6.6	\$5.0	\$60.6
Williamsburg TC	\$0.8	\$0.2	\$0.0	\$1.2	\$2.2
York TC	\$16.0	\$ -	\$ 0.2	\$4.6	\$20.8
Total	\$1,398.6	\$391.2	\$363.9	\$287.9	\$2,479.5

* in \$ millions

AGENCY: South Carolina Department of Administration
Executive Budget Office

SUBJECT: Report of Disbursement Request for
Savannah River Site Litigation Settlement Funds

Proviso 118.19(72) of the Fiscal Year 2022-23 Appropriations Act provides for certain expenditures from proceeds of the Savannah River Site Litigation, and Proviso 118.19(72.1) requires written requests for funding that must be reported to the Committee and the legislative delegations prior to disbursement of the funds to recipients. The Executive Budget Office has reported the following requests for disbursement pursuant to the proviso:

Edgefield	Bettis Academy Preparatory School	\$ 1,200,000
	Fox Creek Athletic Complex	500,000
Lexington	Chapin Business and Technology Park	1,250,000
	Batesburg-Leesville Industrial Park – Site Preparation	1,250,000
	Batesburg-Leesville Industrial Park – Construction	2,100,000
	Saxe Gotha Industrial Park – Roadway and Water	4,800,000
	Saxe Gotha Industrial Park – Site Preparation	2,500,000

Reflected below is a summary of the appropriations and current status of funding by designated recipient.

Recipient	Appropriated		Prior Disbursements		Proposed Disbursements		Awaiting Disbursement	
	Projects	Amount	Projects	Amount	Projects	Amount	Projects	Amount
Aiken	16	\$ 146,350,000	14	\$ 125,850,000			2	\$ 20,500,000
Allendale	4	27,000,000	1	5,000,000			3	22,000,000
Bamberg	2	9,000,000	1	4,000,000			1	5,000,000
Barnwell	4	110,000,000					4	110,000,000
Colleton	1	1,387,932					1	1,387,932
Edgefield	3	19,700,000	1	18,000,000	2	1,700,000	-	-
Hampton	1	3,137,931	1	3,137,931			-	-
Lexington	5	11,900,000			5	11,900,000	-	-
Orangeburg	4	6,155,172	3	5,655,172			1	500,000
Institutions	4	33,000,000	3	23,000,000			1	10,000,000
Total	44	\$ 367,631,035	24	\$ 184,643,103	7	\$ 13,600,000	13	\$ 169,387,932

COMMITTEE ACTION:

Receive the report as information in accordance with the proviso.

ATTACHMENTS:

1. Department of Administration, Executive Budget Office, Agenda Item Worksheets.

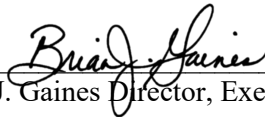
JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: March 22, 2023

Savannah River Site Litigation Settlement Fund

1. Submitted By:

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


Brian J. Gaines, Director, Executive Budget Office

2. County:

Edgefield County

3. Submission Details

Project Title: Bettis Academy Preparatory School Renovation and Construction

Request Amount: \$1,200,000

Project Description and Justification:

The funds will be used to build an inclement weather /evacuation facility to be used for students and staff, community members, and others during hazardous weather conditions, while being used daily as educational space for public charter school students. These funds will benefit the students in this public charter school to have ample instructional space for areas of physical education and the arts on a daily basis. It will further provide a safe and secure place for those displaced community members and those displaced from other areas during hazardous weather conditions. The school does not receive local funding to assist in housing their students for educational purposes. The school's extensive monthly rent does not allow them to afford the ample space needed for instructional programs nor the protection the students need from inclement or hazardous weather conditions.

Projected Execution of the Construction Contract: February 2023
Projected Completion of Construction: December 2023

Estimated Total Project Costs: \$1,200,000

Additional Annual Operating Costs/Savings: \$0

Construction/Renovation/Acquisition/Maintenance Funded:

The school will maintain the facility with in-house custodians by increasing their hours or support with other part-time custodial assistance.

4. What is JBRC asked to do?

Consider approval of the Savannah River Site Litigation Settlement Fund Submission Item

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. Edgefield County Bettis Academy Preparatory School Renovation and Construction Request

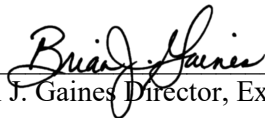
JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: March 22, 2023

Savannah River Site Litigation Settlement Fund

1. Submitted By:

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


Brian J. Gaines, Director, Executive Budget Office

2. County:

Edgefield County

3. Submission Details

Project Title: Fox Creek Athletic Complex

Request Amount: \$500,000

Project Description and Justification:

Fox Creek High School is in the process of adding an artificial turf field for the sake of durability and safety of the student athletes. The school is seeking to add OSF approved seating to the stadium. This would allow the high school to host a variety of events on campus as opposed to the continued use of a facility just outside of Edgefield County. Additionally, it would provide an option for outdoor ceremonies both for space and in the event that we are faced with another pandemic. The high school has existed for close to 20 years and is seeking to become self-sufficient with regard to facility needs. The high school has looked at a number of options with regard to seating and venues for hosting large sporting events. The largest venues are operated by other schools and using those facilities is often not an option as they are outside our district, and this creates liability issues. The high school also considered temporary or portable seating but renting this type of seating would be a greater expense over time than building new seating.

Projected Execution of the Construction Contract: May 2023
Projected Completion of Construction: February 2024

Estimated Total Project Costs: \$500,000

Additional Annual Operating Costs/Savings: \$3,000

Construction/Renovation/Acquisition/Maintenance Funded:

Maintenance will primarily be handled through the schools' facilities and maintenance employees. Any additional work would be contracted and paid for out of the school's operation budget.

4. What is JBRC asked to do?

Consider approval of the Savannah River Site Litigation Settlement Fund Submission Item

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. Edgefield County - Fox Creek Athletic Complex Request

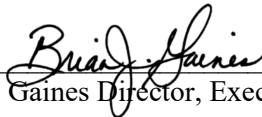
JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: March 22, 2023

Savannah River Site Litigation Settlement Fund

1. Submitted By:

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


Brian J. Gaines Director, Executive Budget Office

2. County:

Lexington County

3. Submission Details

Project Title: Chapin Business and Technology Park at Brighton – Site Preparation for Parcel #10

Request Amount: \$1,250,000

Project Description and Justification:

Located right off I-26, the County of Lexington's Chapin Business & Technology Park at Brighton is a quality addition to the County's business park portfolio. With a prominent fountain and sidewalks throughout, the missing element to stimulate this park is a shovel ready site. The property known as Parcel 10, 10-acres, is one of the premier sites within the park due to the interstate visibility and ease of accessibility. To that end, the referenced site is ideally suited to clear, grub and grade in order to assist in attracting an anchor tenant for the Class 'A' Business Park.

Projected Execution of the Construction Contract: Unknown

Projected Completion of Construction: Unknown

Estimated Total Project Costs: \$1,250,000

Additional Annual Operating Costs/Savings: \$0

Construction/Renovation/Acquisition/Maintenance Funded:

Unknown

4. What is JBRC asked to do?

Consider approval of the Savannah River Site Litigation Settlement Fund Submission Item

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. Chapin Business and Technology Park at Brighton - Site Preparation for Parcel #10 Request

JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: March 22, 2023

Savannah River Site Litigation Settlement Fund

1. Submitted By:

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


Brian J. Gaines, Director, Executive Budget Office

2. County:

Lexington County

3. Submission Details

Project Title: Batesburg-Leesville Industrial Park - Site Preparation for Parcel #1

Request Amount: \$1,250,000

Project Description and Justification:

The County of Lexington's Batesburg-Leesville Industrial Park received the distinguished Palmetto Site's designation in June of 2022. This program, hosted by the South Carolina Department of Commerce, was designed to streamline the process of industrial site development in South Carolina. After a detailed site visit and desktop evaluation of the Batesburg-Leesville Industrial Park in December of 2021, the South Carolina Department of Commerce's third-party site selection partner, Site Selection Group, recommended the padding and grading of the site identified as Parcel 1 within the park. Parcel 1 is roughly 24-acres and is currently the largest site remaining in the industrial park.

Projected Execution of the Construction Contract: Unknown

Projected Completion of Construction: Unknown

Estimated Total Project Costs: \$1,250,000

Additional Annual Operating Costs/Savings: \$0

Construction/Renovation/Acquisition/Maintenance Funded:

Unknown

4. What is JBRC asked to do?

Consider approval of the Savannah River Site Litigation Settlement Fund Submission Item

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. Batesburg-Leesville Industrial Park - Site Preparation for Parcel #1 Request

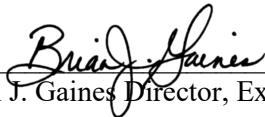
JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: March 22, 2023

Savannah River Site Litigation Settlement Fund

1. Submitted By:

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


Brian J. Gaines, Director, Executive Budget Office

2. County:

Lexington County

3. Submission Details

Project Title: Batesburg-Leesville Industrial Park - Construction of Speculative Building on Parcel #1

Request Amount: \$2,100,000

Project Description and Justification:

At the conclusion of the proposed site work on Parcel 1 in Lexington County's Batesburg-Leesville Industrial Park, the construction of a speculative building would be advantageous to allow potential occupants the ability to visualize the full potential of the site. The physical presence of a building, coupled with the low vacancy rate within the midlands industrial market, will naturally attract companies on a condensed schedule looking to be operational in a new facility within a relatively short timeframe.

Projected Execution of the Construction Contract: Unknown

Projected Completion of Construction: Unknown

Estimated Total Project Costs: \$2,100,000

Additional Annual Operating Costs/Savings: \$0

Construction/Renovation/Acquisition/Maintenance Funded:

Unknown

4. What is JBRC asked to do?

Consider approval of the Savannah River Site Litigation Settlement Fund Submission Item

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. Batesburg-Leesville Industrial Park - Construction of Speculative Building on Parcel #1 Request

JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: March 22, 2023

Savannah River Site Litigation Settlement Fund

1. Submitted By:

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


Brian J. Gaines, Director, Executive Budget Office

2. County:

Lexington County

3. Submission Details

Project Title: Saxe Gotha Industrial Park - Phase III Roadway and Water Expansion

Request Amount: \$4,800,000

Project Description and Justification:

In order to create dual interstate access for the County of Lexington's Saxe Gotha Industrial Park by connecting the southern end of the park to the interchange known as Exit 119 off I-26, Lexington County must realign the road known as 12th Street Extension at the southern end of the park and add 2,850 linear feet of roadway. In addition, the 10-inch waterline must be extended. When the project is completed, tenants in the referenced park will have access from I-26 and I-77, thus greatly increasing the marketability of the southern parcels within the Industrial Park.

Projected Execution of the Construction Contract: Unknown

Projected Completion of Construction: Unknown

Estimated Total Project Costs: \$4,800,000

Additional Annual Operating Costs/Savings: \$0

Construction/Renovation/Acquisition/Maintenance Funded:

Unknown

4. What is JBRC asked to do?

Consider approval of the Savannah River Site Litigation Settlement Fund Submission Item

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. Saxe Gotha Industrial Park – Phase III Roadway and Water Expansion Request

JOINT BOND REVIEW COMMITTEE AGENDA ITEM WORKSHEET

Meeting Scheduled for: March 22, 2023

Savannah River Site Litigation Settlement Fund

1. Submitted By:

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


Brian J. Gaines, Director, Executive Budget Office

2. County:

Lexington County

3. Submission Details

Project Title: Saxe Gotha Industrial Park - Site Preparation for Parcel #9

Request Amount: \$2,500,000

Project Description and Justification:

Lexington County's Saxe Gotha Industrial Park is comprised of approximately 714 acres and is proudly the home of two Amazon facilities, Nephron Pharmaceuticals, Nephron Nitrile, Dominion Energy's Gas Operations & Fleet Facilities, and the newly announced Chick-Fil-A Supply. With the continued success of Lexington County's Saxe Gotha Industrial Park, it is paramount that the County continue to create shovel ready sites within the park in order to decrease the construction timeline for prospective projects looking to locate in the community. The County of Lexington recently completed such a project on the site known as Lot 3 within Saxe Gotha Industrial Park. Additionally, Lexington County commenced similar work on the site known as Parcel 11 in early 2023. In order to continue to capitalize on the work underway, it would be advantageous for the property identified as Parcel 9 in Saxe Gotha Industrial Park to be cleared, grubbed, and graded with detention in place. An underground waterline will also need to be relocated within the 18-acre site.

Projected Execution of the Construction Contract: Unknown

Projected Completion of Construction: Unknown

Estimated Total Project Costs: \$2,500,000

Additional Annual Operating Costs/Savings: \$0

Construction/Renovation/Acquisition/Maintenance Funded:

Unknown

4. What is JBRC asked to do?

Consider approval of the Savannah River Site Litigation Settlement Fund Submission Item

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. Saxe Gotha Industrial Park - Site Preparation for Parcel #9 Request

AGENCY: South Carolina State Housing Finance and Development Authority

SUBJECT: Annual Report of State Housing Tax Credits

Section 12-6-3795(C)(4) of the South Carolina Code of Laws provides that the State Housing Authority must furnish no later than January 31 of each year an annual report of South Carolina housing tax credits allocated pursuant to this section, which must include for the preceding calendar year the total amount of South Carolina housing tax credits allocated, and for each project, the project name and location, the amount of the South Carolina housing tax credits allocated to the project, project ownership, total number of units assisted, and the public benefit achieved by the project. The annual report must be furnished to the President of the Senate, the Speaker of the House of Representatives, the Chairman of the Senate Finance Committee, the Chairman of the House of Representatives Ways and Means Committee, the Joint Bond Review Committee, and the State Fiscal Accountability Authority. The State Housing Authority provided a timely initial report on January 31, 2023, followed by a revision on March 2, 2023.

The report reflects that, of the \$20 million of state tax credits authorized for availability during calendar year 2022, the State Housing Authority made preliminary determinations for 14 developments totaling \$14.5 million. Of those preliminary determinations, \$11.8 million was designated for 10 developments proposing use of 4% Credits, and \$2.7 million was designated for 4 developments proposing use of 9% Credits. Of the amounts designated for developments proposing use of 9% Credits, \$349 thousand was designated for 1 development proposed for construction in a designated rural area.

In accordance with the statute, the remaining \$5.475 million in undesignated state tax credits will be carried forward for availability in calendar year 2023.

The State Housing Authority further reported that 9 developments have been placed in service, with associated final determinations of State Tax Credits totaling \$5.3 million. Each of these developments were included in, and the amounts of annual state tax credits did not exceed, the state tax credit amounts for developments reported to the Committee in June 2022 pursuant to Section 1.B.1 of Act 202 of 2022.

COMMITTEE ACTION:

Receive this report as information.

ATTACHMENTS:

1. Letter dated March 2, 2023, from Ms. Bonita Shropshire, Executive Director, South Carolina State Housing Finance and Development Authority.



South Carolina State Housing Finance and Development Authority

300-C Outlet Pointe Blvd., Columbia, South Carolina 29210

Telephone: 803.896.9001 TTY: 803.896.8831

SCHousing.com

C. Todd Latiff
Chairman

Bonita H. Shropshire
Executive Director

March 2, 2023

The Honorable Thomas C. Alexander
President of the Senate
213 Gressette Bldg.
Columbia, SC 29201

The Honorable G. Murrell Smith, Jr.
Speaker of the House of Representatives
506 Blatt Bldg.
Columbia, SC 29201

RE: Revised Annual Report of South Carolina Housing Tax Credits Allocated

Dear Senator Alexander and Representative Smith,

According to S.C. Code § 12-6-3795, SC Housing is to provide an annual report of South Carolina housing tax credits allocated each calendar year no later than January 31st. The annual report has been broken out into two reports.

The first report is a list of developments that received a preliminary determination letter of state tax credits. Act 202 allows for an annual amount of \$20,000,000 in state tax credits to be allocated each year. Allocation for year 2022 totaled \$14,524,869.00 in annual state tax credits, see report for individual category totals.

The second report contains a list of placed-in-service developments that were issued the final amount of annual tax credits. All of these developments were listed on the 1.B.1. list provided to the Joint Bond Review Committee on June 14, 2022.

Please feel free to contact me with any questions that you may have.

Sincerely,

A handwritten signature in blue ink that reads "Bonita Shropshire".

Bonita Shropshire
Executive Director

Enclosures

Cc: The Honorable G. Murrell Smith, Jr., Speaker of the Housing of Representatives
The Honorable Harvey S. Peeler, Jr., Chairman, Senate Finance Committee, Joint Bond Review Committee
The Honorable Bruce W. Bannister, Chairman, House of Representatives Ways and Means Committee
Mr. S. Grant Gillespie, Executive Director, State Fiscal Accountability Authority

Preliminary Determination Amount of Annual Tax Credits -2022

Date STC Letter Sent	Year of QAP	Program	ID	Development Name	City	County	Developer	Amount of Annual Tax Credits on STC Letter	TC Units	Public Benefit
11/10/2021	2021	Bond	52122	573 Meeting Street	Charleston	Charleston	Jonathan Lubonski, Michaels Developments	\$ 1,072,662.00	70	New construction of 70 units for formerly homeless tenants/transitional at 60% AMI. 50 - studio units, 16 - 1 bedroom and 4 - 2 bedroom units
9/27/2021	2020	4%	55201	Archer Apartments	Charleston	Charleston	Tracy Doran, Humanities Foundation	\$ 1,257,430.00	89	New construction of 89 older person units. 20 - 1 bedroom units at 30% AMI, 5 - 2 bedroom units at 30% AMI, 7 - studio units at 60% AMI, 51 - 1 bedroom units at 60% AMI and 6 - 2 bedroom units at 60% AMI.
12/8/2021	2020	Bond	52015	Dillon Graded School Senior Apartments	Dillon	Dillon	Jonathan Toppen, Tapestry Development	\$ 670,420.00	37	Adaptive reuse of 37 Elderly units. 4 - Studio units at 60% AMI and 33 - 1 bedroom units at 50% AMI. Elderly serves a population of 62 and older.
9/15/2022	2022	Bond	52110	Dunbar Place	Rock Hill	York	Fred Dodson, Charlotte-Mecklenburg Housing Partnership	\$ 1,282,496.00	100	New construction of 100 family units with 10 units at 30% AMI, 75 units at 60% AMI and 15 units at 80% AMI. 100 - 2 bedroom units
12/8/2021	2021	Bond	42135	Dunean Mill Apartments	Greenville	Greenville	Rusty Snow, Lincoln Avenue Capital	\$ 873,262.00	60	New construction of 60 Family units at 60% AMI. 30 - 2 bedroom units and 30 - 3 bedroom units
4/26/2021	2020	4%	55202	Easu Jenkins Village	Charleston	Charleston	Ray Nix, Urban Matters	\$ 423,360.00	72	New construction of 72 Elderly units at 50% AMI. 61 - 1 bedroom and 11 - 2 bedroom. Elderly serves a population of 62 and older.
9/15/2022	2022	4%	42139	Hope Road Apartments	Spartanburg	Spartanburg	Avram Fechter, Equity Plus, LLC	\$ 2,017,035.00	192	New construction of 192 family townhouses at 60% AMI. 42 - 3 bedroom and 150 - 4 bedroom.
9/15/2022	2022	Bond	52108	Lowline Housing	Charleston	Charleston	Taylor Davis, NHE Inc.	\$ 1,155,000.00	55	New construction of 55 family units with 11 units at 30% AMI, 15 units at 50% AMI, 15 units at 60% AMI and 14 units at 80% AMI. 11 -studio, 20 - 1 bedroom, 14 - 2 bedroom and 8 - 3 bedroom.
1/5/2022	2021	Bond	52025	Magnolia Branch	North Charleston	Charleston	Charlie Irick, Fitch Irick	\$ 2,028,194.00	162	New construction of 162 family unit at 60% AMI. 39 - 1 bedroom, 81 - 2 bedroom and 42 - 3 bedroom.
12/23/2021	2021	Bond	42136	Shannon Park Apartments	Goose Creek	Berkeley	Thomas Attridge, Standard Companies	\$ 1,011,720.00	96	New construction of 96 family units at 60% AMI. 26 - 1 bedroom, 44 - 2 bedroom, 24 - 3 bedroom and 2 - 4 bedroom
2/28/2022	2022	9% - Non Rural	22011	The Grove on Johns Island	Charleston	Charleston	Chase Northcutt, RH Group	\$ 1,858,703.00	90	New construction of 90 family units. 9 units at 20% AMI, 8 units at 30% AMI, and 72 units at 60% AMI.
2/28/2022	2022	9% - Non Rural	22034	Hope Springs	Florence	Florence	Kevin Connelly, Connelly Development	\$ 319,056.00	40	New construction of 40 family units. 5 units at 20% AMI, 34 units at 60% AMI and 1 unit at 70% AMI
2/28/2022	2022	9% - Non Rural	22065	Wellers Ridge	Aiken	Aiken	Jay Bernstein, Fitch Irick	\$ 206,468.00	60	New construction of 60 family units. 6 units at 20% AMI, 6 units at 40% AMI and 48 units at 60% AMI.
2/28/2022	2022	9% - Rural	22032	Lakeview Place	Seneca	Oconee	Kevin Connelly, Connelly Development	\$ 349,063.00	40	New construction of 40 family units. 5 units at 20% AMI, 34 units at 60% AMI and 1 unit at 70% AMI
Total STC Issued								\$ 14,524,869.00		
Bond STC Issued								\$ 11,791,579.00		
9% Non Rural Issued								\$ 2,384,227.00		
9% Rural Issued								\$ 349,063.00		

Final Amount of Annual Tax Credits Issued at Placed in Service - 2022

Date STC Letter Sent	Year of QAP	Program	ID	Development Name	City	County	Developer	Amount of Annual Tax Credits on STC Letter	TC Units	Public Benefit	Amount of Annual Credits Issued at PIS	Credits Issued Date	Placed in Service Date
12/18/2020	2020	Bond	52017	Clinton Manor	Clinton	Laurens	Zack Simmons, Related Affordable	\$ 240,039.00	60	Acc/Rehab of 60 family units built in 1990. The rent and income is at 60% AMI, 12- 1 bedroom, 24 - 2 bedroom, 18 - 3 bedroom and 6 - 4 bedroom.	\$ 214,570.04	7/7/2022	12/23/2020
12/18/2020	2020	Bond	52019	Friendship Court	Anderson	Anderson	Zack Simmons, Related Affordable	\$ 458,777.00	80	Acc/Rehab of 80 family units built in 1973. The rent and income is at 60% AMI, 20- 1 bedroom, 24 - 2 bedroom, 24 - 3 bedroom and 12 - 4 bedroom.	\$ 445,848.89	7/8/2022	12/23/2020
3/4/2021	2021	9%	18018	Hartsville Crossing	Hartsville	Darlington	Josh Thomason, Piedmont Housing Group	\$ 487,685.00	32	New construction of 32 family units, 8 units at 50% AMI and 24 at 60% AMI. 8 - 1 bedroom, 16 - 2 bedroom and 8 - 3 bedroom.	\$ 487,612.00	1/24/2022	9/2/2021
11/3/2020	2020	9%	19009	Havenwood Camellia	North Augusta	Alken	Max Elbe, Lowcountry Housing	\$ 549,232.00	40	New construction of 40 older person units with 8 units at 50% AMI and 32 units at 60% AMI. 30 - 1 bedroom, 10 - 2 bedroom.	\$ 549,232.00	12/22/2022	12/30/2021
12/18/2020	2020	Bond	52018	Newberry Arms*	Newberry	Newberry	Zack Simmons, Related Affordable	\$ 216,716.00	60	Acc/Rehab of 60 family units built in 1980. The rent and income is at 60% AMI, 12- 1 bedroom, 24 - 2 bedroom, 18 - 3 bedroom and 6 - 4 bedroom.	\$ 220,344.19	7/11/2022	12/23/2020
11/9/2020	2020	9%	18019	Peaks at Manning	Manning	Clarendon	Chase Northcutt, R H Group	\$ 523,366.00	42	New construction of 42 older person units with 9 units at 50% AMI and 33 at 60% AMI. 21 - 1 bedroom and 21 - 2 bedroom.	\$ 509,535.90	1/20/2022	11/2/2020
3/4/2021	2021	9%	18022	Pointe at Elmwood*	Columbia	Richland	Jody Tucker, Prestwick Companies	\$ 621,573.00	58	New construction of 58 family unit, 12 units at 50% AMI and 46 units at 60% AMI. 10 - 1 bedroom, 28 - 2 bedroom and 20 - 3 bedroom.	\$ 672,638.29	2/17/2022	10/30/2020
2/26/2021	2021	9%	18001	Ribaut Senior Village	Beaufort	Beaufort	Max Elbe, Lowcountry Housing	\$ 634,327.00	45	New construction of 45 older person units with 10 units at 50% AMI and 35 units at 60%. 32 - 1 bedroom and 13 - 2 bedroom.	\$ 606,760.00	10/25/2021	11/16/2020
7/29/2020	2020	Bond	51801	Killian Terrace**	Columbia	Richland	Hollis Fitch, Flatiron Partners	\$ 1,631,888.00	288	New construction of 288 family units at 60% AMI, 72 - 1 bedroom, 144 - 2 bedroom and 72 - 3 bedroom. Located on 21.84 acres.	\$ 1,628,984.00	7/22/2021	7/14/2020
											\$ 5,335,525.31		

* the Amount of Annual Credits Issued at PIS is greater than the Amount of Annual Tax Credit on STC Letter. Both Newberry Arms and Pointe at Elmwood were placed in service and had submitted their placed in service application prior to the passing of Act 202. The Amount of Annual Credit Issued at PIS is the same amount listed on the 1.B.1. list provided on June 14 to the Joint Bond Review Committee.

** Killian Terrace received a statement for the Final Amount of Annual State Tax Credits in July 2021. This development was included on this report so the report would encompass all developments receiving a statement for the Final Annual State Tax Credit Amount from inception through 2022.

AGENCY: Executive Director
State Fiscal Accountability Authority

SUBJECT: Annual Report of Petitions Received for State Ceiling Allocation

Section 1-11-530(F) of the South Carolina Code of Laws provides that the State Fiscal Accountability Authority must periodically furnish to the Joint Bond Review Committee a report of petitions received for allocation of State Ceiling to private activity bonds, along with their dispositions.

In accordance with the statute, the Executive Director of the State Fiscal Accountability Authority has provided his report for calendar year 2022, which is attached for consideration by the Committee.

COMMITTEE ACTION:

Receive this report as information.

ATTACHMENTS:

1. Letter dated January 13, 2023, from Mr. Grant Gillespie, Executive Director, State Fiscal Accountability Authority.
2. 2022 - Petitions Received and Disposition.

HENRY MCMASTER, CHAIR
GOVERNOR

CURTIS M. LOFTIS, JR.
STATE TREASURER

RICHARD ECKSTROM, CPA
COMPTROLLER GENERAL



OFFICE OF THE EXECUTIVE DIRECTOR

GRANT GILLESPIE
EXECUTIVE DIRECTOR
(803) 734-8018
GGILLESPIE@SFAA.SC.GOV

HARVEY S. PEELER, JR.
CHAIRMAN, SENATE FINANCE COMMITTEE

BRUCE W. BANNISTER
CHAIRMAN, HOUSE WAYS AND MEANS COMMITTEE

January 13, 2023

VIA EMAIL ONLY

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

RE: 2022 - Petitions for State Ceiling Allocation Received and Disposition

Dear Mr. Harmon:

As required by Section 1-11-530(F) the State Fiscal Accountability Authority is furnishing to the Joint Bond Review Committee a report of petitions received, along with their disposition.

Should you have any questions or concerns do not hesitate to contact me.

Sincerely,

Grant Gillespie

2022 - PETITIONS RECEIVED AND DISPOSITION

<u>Date</u>	<u>Issuer</u>	<u>Project</u>	<u>Amount Requested</u>	<u>Balance of State Ceiling</u>	<u>Approved (Yes/No)</u>
				Initial Balance \$570,977,550	
25-Jan-22	Housing Authority of City of Florence	Dillon Graded School Senior Apartments	\$10,000,000	\$570,977,550	No
25-Jan-22	South Carolina Regional Housing Authority No. 3	Shannon Park Apartments	\$18,000,000	\$570,977,550	No
25-Jan-22	Housing Authority of the City of Greenville	Duncan Mill Townhomes	\$10,000,000	\$570,977,550	No
31-May-22	Housing Authority of City of Florence	Dillon Graded School Senior Apartments	\$10,000,000	\$570,977,550	No
31-May-22	South Carolina Regional Housing Authority No. 3	Shannon Park Apartments	\$18,000,000	\$570,977,550	No
31-May-22	Housing Authority of City of Greenville	Duncan Mill Townhomes	\$10,000,000	\$570,977,550	No
9-Nov-22	Jobs-Economic Development Authority	American Titanium Works, LLC	\$399,684,285	\$570,977,550	No
13-Dec-22	South Carolina State Housing Finance and Development Authority	Carryforward Allocation	\$570,977,550	\$0	Yes

AGENCY: Joint Bond Review Committee

SUBJECT: Future Meeting

The State Fiscal Accountability Authority is scheduled to meet on Tuesday, May 23, 2023.

2023

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
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8	9	10	11	12	13	14	2	3	4	5	6	7	8	2	3	4	5	6	7	8	8	9	10	11	12	13	14
15	16	17	18	19	20	21	9	10	11	12	13	14	15	9	10	11	12	13	14	15	15	16	17	18	19	20	21
22	23	24	25	26	27	28	16	17	18	19	20	21	22	16	17	18	19	20	21	22	22	23	24	25	26	27	28
29	30	31					23	24	25	26	27	28	29	23	24	25	26	27	28	29	29	30	31				
							30							30	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
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5	6	7	8	9	10	11	7	8	9	10	11	12	13	6	7	8	9	10	11	12	5	6	7	8	9	10	11
12	13	14	15	16	17	18	14	15	16	17	18	19	20	13	14	15	16	17	18	19	12	13	14	15	16	17	18
19	20	21	22	23	24	25	21	22	23	24	25	26	27	20	21	22	23	24	25	26	19	20	21	22	23	24	25
26	27	28					28	29	30	31				27	28	29	30	31			26	27	28	29	30		
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					1	2	3						1	2					1	2	
5	6	7	8	9	10	11	4	5	6	7	8	9	10	3	4	5	6	7	8	9	3	4	5	6	7	8	9
12	13	14	15	16	17	18	11	12	13	14	15	16	17	10	11	12	13	14	15	16	10	11	12	13	14	15	16
19	20	21	22	23	24	25	18	19	20	21	22	23	24	17	18	19	20	21	22	23	17	18	19	20	21	22	23
26	27	28	29	30	31		25	26	27	28	29	30		24	25	26	27	28	29	30	24	25	26	27	28	29	30
																											31

COMMITTEE ACTION:

Schedule next meeting.

ATTACHMENTS:

None.