

**Buckingham County  
Joint Meeting  
Board of Supervisors  
And  
School Board  
October 19, 2009**

The Buckingham County Board of Supervisors reconvened from the Tuesday, October 13, 2009 meeting on Monday, October 19, 2009 at 5:30 p.m. in the conference room of the County Administration Building to hold a joint meeting with the Buckingham County School Board to discuss School Capital Projects. Those present were I. Monroe Snoddy, Chairman; Joe N. Chambers, Jr., Vice-Chairman; E.A. "Bill" Talbert; F.D. "Danny" LeSueur; Dr. Brian D. Bates; Danny R. Allen; and John D. Kitchen, Jr. Also present were Rebecca S. Carter, County Administrator; Karl Carter, Asst. County Administrator and E.M. Wright, Jr., County Attorney.

Those present with the School Board were F. Acie Allen, Chairman; Ed Wise, Vice-Chairman; Russell P. Gowin; Sherry Ragland; Kathy Midkiff; and David Christian. Also present were Gary Blair, Superintendent and Dr. Jim Dummering.

**Re: Quorum Present**

Chairman Snoddy certified that there was a quorum-seven member present and that the meeting could continue.

**Re: Call to Order, Invocation, and Pledge of Allegiance**

Chairman Snoddy called the meeting to order for the Board of Supervisors. Chairman Allen called the meeting to order for the School Board. Vice-Chairman Chambers gave the invocation and the Pledge of Allegiance was said by all who were in attendance.

**Re: Discussion regarding School Capital Construction/Renovation Projects**

Mr. Blair: Mr. Chairman, members of the Board, I really appreciate this joint meeting. We have met several times with the architect and looked at configurations of two buildings. We would like to undertake both construction projects at one time. There are several reasons, bidding timing I still think is good and would hesitate to wait another year. Number 2 is the congruence of the project between both building sharing the middle part of the building, the food service and library, is a matter of how far we can build and move students around. I really don't like the idea of having students at a construction site. I would like to do it all at one time. Also single source construction and supervisor, clerk of the works, can be used for both rather than starting over again in a year. What we are looking at with the information that we gave you to look at, the next the last page, we are looking at \$13,161,200, I'm sorry that's the second page. The amount

of the loan already approved is \$12 million and to finish the renovations, \$13,161,000, which you have in front of you the current debt service, the projected service. Under debt service for renovations, I don't think the difference is that much difference. We are going to discuss that next and ask that you approve that to start on both sites. What you also have is a time frame for the lower and upper elementary schools to start pre-design, schematic design, all the way through completion will be one year starting immediately with the designs. I still believe this will be minimal disruption and to complete the project and move on or we would have to come back in a year and ask for the \$13 million and it will delay time.

Mrs. Carter: I've been asked to address the financial end of this. We've been crunching some numbers today. As Mr. Blair just said the present debt service is \$1,300,719. The Board has reserved in the present budget an additional \$702,000 for the first phase of the Elementary project. That makes a total of \$2,002,719. The school has provided you all with the sheet that I also attached here showing the debt service possibility. They have given you several scenarios. One was a literary loan, one with possible stimulus money and one with a grant that's out there for 0% interest. The driven factor with the 0% interest loan/grant is energy efficient building and the architects I believe have said they are not sure how much of that will qualify with a renovated building, it probably wouldn't be a lot that would qualify because there is not a lot of money out there to go around in the State of Virginia, I think it was \$119 million for the entire State of Virginia so we are not sure how much of that we might qualify for or even could get. So as you know, I'm very conservative, so I prefer to present to you all tonight a financial plan for the first option and that is without receiving stimulus money or 0% interest because we don't know and I don't like to budget on "I don't know". I've also today talked with Dominion Power, the plant is scheduled to go online, full force in May 2011. We've talked to their tax advisor today and again, the numbers worry me until we actually have an assessment but they are saying that we should receive about \$600,000 in 2010, 2011 could go up to \$1.2 million, and then in 2012 it will peak at about \$2,000,000 and then it will start declining as the building depreciates. Again with the new house bill that's out there on energy efficient equipment and facilities for natural gas, I'm a little afraid there, but I still feel like, that if we budget conservatively, of expecting \$1.5 million will cover what is needed for these projects. That will still have some cushion for the economy, the County for other needs with other agencies. According to the information the school has given us, the debt service on the two projects should peak in 2013 at \$3,215,398 so this will require an additional \$1.2 million. We have had our final audit, we have not received the final documents yet, but I can see by looking at the numbers that our revenue has exceeded what we budgeted, our expenditures have not exceeded what we budgeted to spend Countywide. Our revenues are countywide, when you look at the bottom line revenues. We are ending the fiscal year with a sound positive balance. We are not dipping into our reserves to pay bills again this year. So I think that is very good news in this economy particularly with what's going on around us. But we do still have to caution, we know that the economy is still declining and we still have to be conservative with our Countywide budget but based on what Dominion Power has told us our revenue will be, I feel comfortable saying to the Board that as long as it goes along as planned, there will be sufficient revenue to pay for this project.

Kitchen: Assuming that everything goes as planned.

Mrs. Carter: That is assuming that everything goes along as planned.

Kitchen: Assuming that bids come in at what they've projected. The garage was over about \$400,000.

Mrs. Carter: Ok we can talk about that if you care to. Karl and I met with Mr. Blair and Dr. Dummering Friday and discussed it a little bit. The bids did come in \$400,000 over. There is \$200,000 about that the school has that they would have liked to use on that project but that money has to be spent on a building where instruction is, so the garage doesn't qualify. I think, and you all agreed to be willing to use that on some work to be done on the Gold Hill School. The County has the \$702,000 in reserve for debt service for this year that you won't be making and that \$400,000 could come out of that if you so please.

Bates: So the garage project is going to be short by \$428,973?

Mr. Blair: Yes.

Bates: To get some discussion going, I make a motion that we advance the \$428,973.27 from the Reserve Debt Service for this year of \$702,000.

**Supervisor Bates moved, Supervisor LeSueur seconded and was unanimously carried by the Board to advance the School Board \$428,973.27 from the Reserve Debt Service of \$702,000 to cover the shortfall for the School Bus Garage.**

Mr. Blair: We do plan to use the remaining lottery money, construction money as much as we can for the garage and some of the money for Gold Hill Renovation. Because instruction takes place there, we will not have to come to you for that. That is approximately \$200,000.

Bates: Do you feel pretty confident that Gold Hill is going to get air conditioning?

Mr. Blair: Yes

Bates: Fantastic.

Mr. Blair: We've put out for bid; we've looked at some great units.

Kitchen: Do you have any idea what that might costs?

Mr. Blair: The whole project is around \$199,000.

Chairman Snoddy: I'd like to say I appreciate you all working with that. We do have some problems with that with children with heart conditions and asthma.

Mr. Blair: Along time ago you could merely stick an air condition in the classroom but with the air quality guidelines and indexes, with some of our students, we have to do it the right way.

This is the right way to go and it's a long term way effective way to do that. It will actually reduce our electricity consumption cost significantly. These units, residential hvac people can work on them, it's not like you need specialists. They are very effective. We were very impressed with them, they brought a truck down with all the units on them, we had a long meeting with them. Hanover just bought 500 for their school. It's just a small cut in the wall.

Supervisor Allen: You are going to try to get those in before the spring?

Mr. Blair: Yes sir, ideally over the holiday break. We are going to try to do it in a time frame that will not be disruptive to the students.

Bates: Mr. Blair, the whole project costs looks like it's going to be about \$25.5 million. So the additional money you would need authorization from us on is the \$13.1 million. Which I'm going to say right up front. You've got my vote on that. I'm voting on that. But I'd like to just explore as you and I did by email along with everyone else that is aware of our email exchange, the possibility of, what are our possibilities, ok. If we are going to be in for \$25.5 million, I didn't get a chance to refer back to our exchange from the summer, but if I recall correctly, about \$29 million would be the total for a new school. I have no idea which direction you would want to go in, but my part is, given the fact that we can afford the debt service for I believe, either project, because Dominion is going to come in, their estimate of \$2 million in tax revenue is almost a million more than Tenaska estimated for the same project. So, what we can afford to do becomes a lot, we've got more possibilities. If \$29 million there about is total project costs and gets us a new project, granted it might slight slow down the project, if you've spent about 6 months on this project, in some sense, that 6 months is lost, if you start for instance tomorrow to build a new school, you are probably about 6 months delayed, I assume...

Mr. Blair: I would think so. There's also a couple further expenses like surveys and such, that is not inexpensive but not over the top either.

Bates: Sure, I understand. I honestly don't have any dog in the fight as to which way the school board went, if they were going to explore new versus old. The only thing I would hope is if you end up going new, it would end up going behind the high school on that property that we already own. I just feel like, if we can afford it, and that has always been my biggest concern, can we afford the debt payment. We can. Tenaska, we didn't know if they were going to build or not going to build, but if you go down to that site, they are building a power plant now. They are going to be producing kilowatts in about 15 months. So, because I support whichever direction you chose to go, I would like to offer that the Board of Supervisors authorize, let me make this a motion, that the Board of Supervisors authorize the school board to spend up to \$13.1 million on your renovation project or if the school board in it's discretion chose to go in the direction of a new school, that they could spend up to \$29 million total project cost on that project.

LeSueur: I second that.

Kitchen: I will vote for the renovation project but I will not vote for the new school.

**Supervisor Bates moved, Supervisor LeSueur seconded that the Board of Supervisors authorize the school board to spend up to \$13.1 million on your renovation project or if the school board in it's discretion chose to go in the direction of a new school, that they could spend up to \$29 million total project cost on that project. The motion failed with a 2 to 5 vote. Supervisor Bates and LeSueur voting in favor. Supervisors Snoddy, Chambers, Kitchen, Allen, and Talbert opposing.**

LeSueur: I'd like to add something. I don't want you to feel like I've been a wishy washy individual for the last year, two years because of my change of heart on this issue but like Supervisor Bates was saying earlier, a year ago I was very hesitant about the issue of building a new school because I didn't know where the funds were coming from. I didn't know if the power plant is actually going to be built at that point and time when the discussion was being made about a new school. It's very evident at this point that the power plant is coming, power plant is up, will be in operation by May 2011, I had been given a figure like Becky had been given today back in the General Assembly Session back in the end of the year. I feel very confident that in hearing that amount of money that that is going to be a pretty solid amount of tax revenue that we are going to be getting out of the power station. So I'm very much behind the opinion that we need to look at both aspects of this, is it more economical to go ahead and build a brand new school at this point or is it more economical to renovate the two projects that's going on at the old elementary and Jr. High. If we want to, at this point and time, build something, now is the time to do it because all of our projects are coming in, whether it be water/sewer project or school project, people are hungry out there and they want to work and now is the time to do this project if we are going to do one. Whether it be renovation or new school. But I really want to stick that out there and I agree with him that we need to look at both aspects.

Kitchen: He's been very, very adamant about sticking to the Blue Ribbon Committee report about the renovation. That's what we ought to do. We've got two good building down there that we can start from.

LeSueur: I'm not disputing that John. I want to give them the opportunity to show me what would be the best way.

Kitchen: I think they've been very adamant about the renovation too. I think that's why you see all those new faces sitting there.

LeSueur: I'm not tying their hands. Their hands are not being tied.

Kitchen: Well, we have already agreed to one part of the renovation and if they want to go with the other part, I'm fine with that. Like I say, I'll stick to what I say; renovation can start tomorrow as far as I'm concerned.

Chambers: I'd like to stick to the renovation. We've already started working on the first project. I'll stick with the renovation. I'll support both projects at the same time.

Allen: Is this a new estimate, the \$29 million or is this from the old?

Blair: That's the estimate from the BMBO around August or July. It's \$29.8 million.

Allen: That will be the same amount of rooms, same amount of space that you would have with the renovation?

Blair: That will be about the same.

Talbert: I've been for renovation all along. Buildings don't die if you keep maintenance on them. I noticed the new school down there on 60 I've noticed they had a bad roof on one of them and I've noticed on the gymnasium you might have now, you don't get materials like's what is in those buildings there. It's just not there. They don't make it anymore. You can renovate them buildings and they will stay there another 25-30 years and be just as good as, I'm afraid that those we just built nothing. Cuz, let's face it materials, with automobiles and anything else not like it used to be. They are two solid buildings there. I'm for the renovation. I hope whatever they vote on here, whether it's his motion or what, I hope that you will consider this renovation. It's is a \$4 million, \$5 million difference there.

**Supervisor Chambers moved, Supervisor Bates and seconded and was unanimously carried by the Board to authorize the School Board to continue with the renovation.**

Blair: For the first time, I'm speechless. I don't know what to say.

Talbert: It's been 6 years this November. I appreciate what the School Board does. I appreciate what the Board of Supervisors has done with the School Board. We've got something now that we haven't had in a long time and I appreciate it. It makes me feel good to sit and meet like this.

Blair: The next request is to look at doing a resolution by the School Board and the Board of Supervisors for the literary loan for \$7,500,000. The process is to approve a resolution tonight and the next meeting to do the application so we can move forward with that. I'm asking my Board to approve a resolution:

Division Number	015
Name of County or City	<u>BUCKINGHAM COUNTY</u>
Name of School	Dillwyn Upper Elementary School

At a meeting of the Board of Supervisors for Buckingham County held in the said County on October 19, 2009:

WHEREAS, The Buckingham County School Board presented to this Board on October 19, 2009 an application addressed to the Virginia Board of Education for the purpose of borrowing \$7,500,000 of the estimated \$13,161,200 project cost from the Literary Fund for the purpose of remodeling Dillwyn Elementary School to house grades 3-5 students (Dillwyn Upper Elementary School) to be paid in 20 annual installments, and the interest thereon at 2 percent paid annually.

RESOLVED, That the application of the Buckingham County School Board to the Virginia Board of Education for a loan of \$7,500,000.00 from the Literary Fund is hereby approved, and authority is hereby granted to the Buckingham County School Board to borrow \$7,500,000.00 for the purpose set out in said application.

The Board of Supervisors for said County will each year during the life of this loan, at the time they fix the regular levies, fix a rate of levy for schools or make a cash appropriation sufficient for operation expenses and to pay this loan in annual installments and the interest thereon, as required by law regulating loans from the Literary Fund.

I hereby certify that the foregoing is a true copy as taken from the minutes of the Buckingham County Board of Supervisors.

\_\_\_\_\_, Chair

\_\_\_\_\_, Clerk

The school board voted to approve this resolution.

Chairman Allen: This is just a technicality.

Mrs. Carter: I have a copy of the same for you to approve.

**Supervisor Bates moved, Supervisor Talbert seconded and was unanimously carried by the Board to approve the above resolution for applying for literary loan in the amount of \$7,500,000.**

Mr. Blair: Mr. Chairman, with your permission, I'd like to conduct some business with the School Board. We are recommending that declaring bus number 3, a 20 passenger, 1989 Ford Bus as surplus and also recommend that bus number 32 be removed from the auction list and transferred to the County Recreation Department. We know that bus number 3 is in dire straights and in talking to Ronnie Palmore and Mr. Davis, the other bus is much better off doing recreational purposes. I need Board approval.

The school board approved this request.

The school board approved the school bus garage bids.

Talbert: I think with the bus garage you are going to get some technology that the transportation director has never had. Equipment doesn't come cheap. I'm just glad to see that the workers at the garage are going to have a place soon.

Kitchen: Is it going to be like that one in Nelson County?

Blair & Palmore: Exactly like it. Only better.

Kitchen: It's got to be better; it's going to be newer.

Blair: Mr. Chairman, I'd like to add as superintendent, that I respect the Supervisors'. I can gravel with the school budget, it's difficult to put your mind around sometimes. I don't know how you do the entire county budget. Thank you for giving us that consideration building this strong program for our children. I really appreciate it and thank you very much.

Chairman Snoddy: I'd like to say that we appreciate the cooperation we've had from the School Board with this project. We've been working on this for a long time. Finally are getting it done.

LeSueur: We were a little stubborn for a while there.

Chairman Allen: I believe we are done.

### **Re: Offer of School Bus for Recreation Department**

The School Board voted to donate a bus to the Recreation Department. We need to take action on accepting this bus.

**Supervisor Kitchen moved, Supervisor Bates seconded and was unanimously carried by the Board to accept the donation of a school bus from the Buckingham County School Board to the Buckingham County Recreation Department.**

### **Re: Approval of Placing the Old Recreation Bus in the School Auction**

**Supervisor Bates moved, Supervisor Talbert seconded and was unanimously carried by the Board to put the Old Recreation Bus in the School Surplus Auction and use the proceeds from this bus to paint the donated bus.**

### **Re: RFP- Gene Dixon Park Project**

E.M. Wright, Jr.: I'm standing in for Todd. They have gone through the processes. They've got some grant money that is available for this. Kyanite/Blue Rock Resources gave some land. The project manual for construction of the ball park, I've reviewed it, Karl has had a hand in it and Mike Markley also had a hand in it as far as terms and conditions. We are at a point where we are seeking Board approval to get that to bid.

**Supervisor Kitchen moved, Supervisor Talbert and LeSueur seconded and was unanimously carried to approve the project manual for the Gene Dixon Ball park project and approve to put out to bid.**

## **Re: PPTR Relief Formula**

Mrs. Carter: PPTR is the Personal Property Tax Relief. The way we have to do that is the State gives us a certain amount per year, the \$1.3 million or whatever that is, and the Commissioner of Revenue has to work very hard to set a percentage that is taxed to the tax payers to come up to that \$1.3. This past year, due some abatements and percentage we ended up with a credit. So this year, good news to the tax payer is we are going to credit back so the PPTR rate will be 45.39%. So they will get a little bit of a reduction in their personal property taxes. So next year Commissioner of Revenue is working on the rate for next time and we hope is very close but you never know with abatements and things what's going to end up happening. But that will be the new rate.

## **Re: Proposed Seminary**

Mrs. Carter: John spoke to me about the proposed seminary wanting to come to the County, perhaps requesting to visit the one they have in Minnesota. The lady has offered to pay for one person to go to Minnesota and see what they have there. If you are interested in anyone doing that.

Bates: If you can find someone wants to go to Minnesota in November.

Chambers: I think Rebecca Cobb.

Mrs. Carter: She is the Zoning Administrator.

Chambers: We can ask her first, if she doesn't want to go, why don't you go?

Mrs. Carter: Well, I could go, but I think we were more or less seeing if they really were interested in us coming there and they overwhelming want us to come there. I don't know what you would see that you don't see, other than the architecture of the building.

Kitchen: They only thing about it, it will quiet the people down when you have the public hearing and we can say that somebody went and this is what I saw. It would really quiet things down.

LeSueur: I'd be willing to go.

Mrs. Carter: They will pay for one person.

Chambers: I think the county should pay for one person and two go.

Mrs. Carter: I will go if you want me to, Danny said he will go.

LeSueur: I'd be more than willing to go.

**Supervisor Chambers moved, Supervisor Kitchen seconded and was unanimously approved by the Board for Supervisor LeSueur and Rebecca Carter to go to Minnesota to look at the seminary.**

Bates: I'll be honest with you, I voted for it, but I just wonder, are we going to do this for every applicant that wants to bring a 600 acre special use permit to us?

Chambers: There is so much controversy over this thing Brian...

Mrs. Carter: I think the reason behind the request was to see if they did want us to come out there, and they overwhelmingly do.

Bates: If they don't have anything to hide, why are we going to go?

Chambers: There is so much said about them hiding something and don't want anybody to know.

LeSueur: When are we going to go?

Mrs. Carter: The 26<sup>th</sup> is when the Planning Commission meets.

Bates: But it won't be coming to the Board of Supervisors until later.

Chambers: I think you should get out there as quick as you can.

E.M. Wright: The public hearing for the planning commission is next Monday night.

Chambers: That is what I'm saying, the 26<sup>th</sup>.

Bates: Mr. Chairman, I've got a conflict that I wasn't aware of last Monday night which will keep me from attending the VACo meeting. I think it's appropriate that we name you, Mr. Snoddy, as the voting delegate because I'm not going to be able to be there.

Kitchen: You're going ain't you?

**Supervisor Bates moved, Supervisor LeSueur seconded and was unanimously carried by the Board to name Chairman Snoddy as the voting delegate at the VACo conference.**

Mrs. Carter: Is there anyone else who wants to go in Brian's place?

No one wanted to go.

**Re: Resolution in memoriam of Judge Robert Spencer**

**Supervisor Chambers moved, Supervisor Bates seconded and was unanimously carried by the Board to draft a resolution in memoriam to Judge Robert Spencer.**

There being no further business to discuss, Chairman Snoddy declared the meeting adjourned.

ATTEST:

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Rebecca S. Carter  
County Administrator/Clerk

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I. Monroe Snoddy  
Chairman