



# Florence County School District 3

Capital Recovery & Reinvestment Program

Investment Grade Audit – Program Overview and Progress Update

July 18, 2024



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## Partnership Goals:

Address critical deferred maintenance needs while modernizing facilities



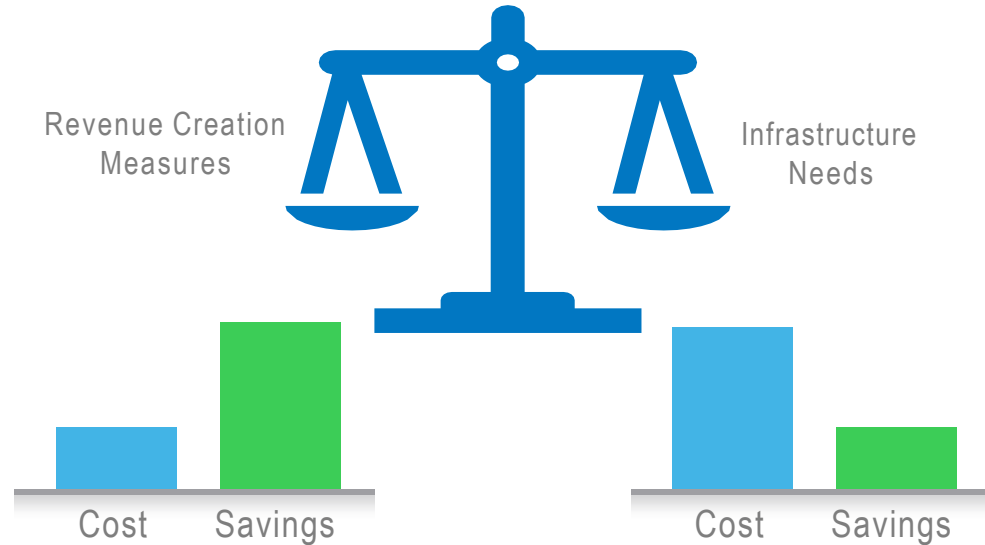
Find a long-term partner that delivers quality solutions



Improve operational efficiency and standardization



Increase community and student engagement



- LED Lighting
- Building Automation
- Water conservation retrofits
- Building Envelope
- VoIP Telecom Upgrade
- SE Software Suite
- Alternative Energy

- HVAC system renewal
  - Roofs/windows
  - Safety & security
  - IT Upgrades
- Sports lighting renovations



## Phase 1.A Solution Overview

### Envelope

Envelope weatherization improvements such as sealing cracks, new door sweeps, window film, and seal and insulate soffits and roof/wall joint intersections.

### Roofing

Repair existing steel roof with permanent, long-term solutions, extending the life of the roof and maximizing value to the District.

### Funding

Stretch remaining ESSER funds in an impactful scope that will be delivered on-time and on-budget per requirements of the Department of Education.



# Roofing Improvements

## Early Childhood Center Conditions

- Metal seam roof has various issues that need to be addressed.
  - Metal is still in good condition and has many years of life left before needing a full re-roof.
  - Metal panel edges are open on seams and not properly installed with closed seams.
  - Loose, undersized fasteners and grommets have been failing and causing leaks.



Facilities  
Impacted

District Office	J Paul Truluck	Dr. Ronald McNair	JC Lynch Elementary	Lake City Early Childhood	Lake City High School	Main Street Elementary	Olanta Elementary	Panther Academy	Scranton Elementary
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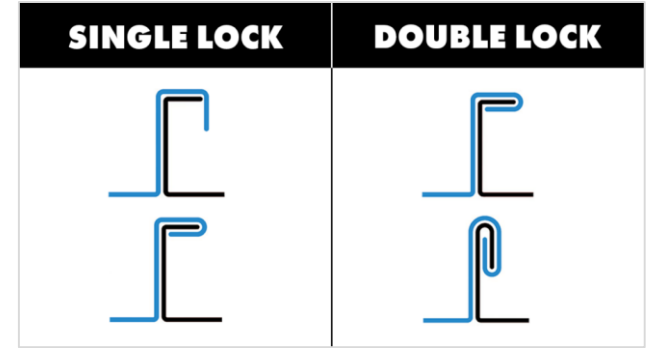
# Roofing Improvements

## Early Childhood Center Recommendations

- Install new larger metal ridge cap with oversized fasteners to cover problem areas
- Install new rake edge metal (gables)
- Butterfly tong existing panel seams correctly
- Preventative & proactive maintenance, including re-sealing any penetrations, replacing worn pipe boots, etc.



Incorrect Installation



Facilities  
Impacted

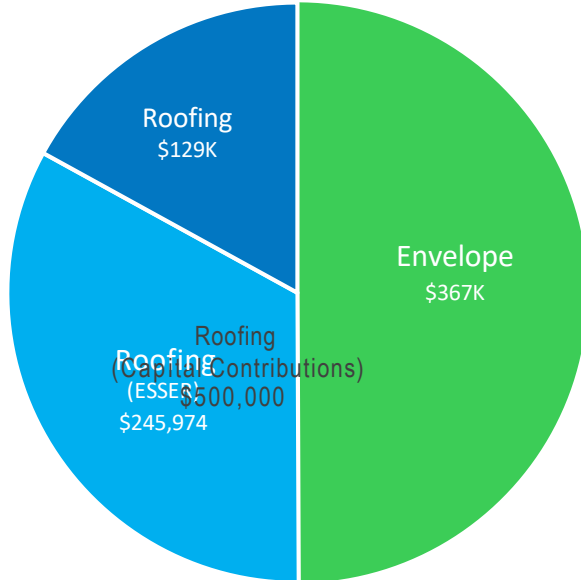
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# Project Value Overview

## Phase 1.A

**\$741K**

Total Project Value



## Considerations

Set the stage for long-term, impactful modernizations and improvements to the Early Childhood Center Campus.

- Funding – maximize the remaining use of ESSER funds by implementing them on strategic scope items that are scalable to future phases of work.
- Modernization – Implement improvements that address deferred maintenance on critical components of the buildings exterior canopy.
- Standardization – Optimize facilities and position the District to be prepared for the future with a high-level of excellence across all Campuses – starting with ECC.



## Phase 1.B Solution Overview

### HVAC

Significant mechanical re-design of **25+ year old equipment** to provide cooler and more efficient learning environments. Solution enhances indoor air quality by meeting current fresh outside air building codes while addressing humidity issues that have been impacting the facility.

### Building Automation

Maximize operational efficiency of the newly re-designed mechanical system by implementing a Building Automation System to ensure classrooms are cool and comfortable when occupied and scheduled off when empty.

### Lighting

Interior and Exterior LED conversions to modernize learning environment and enhance safety/curb appeal of the campus.

### Electrical Infrastructure

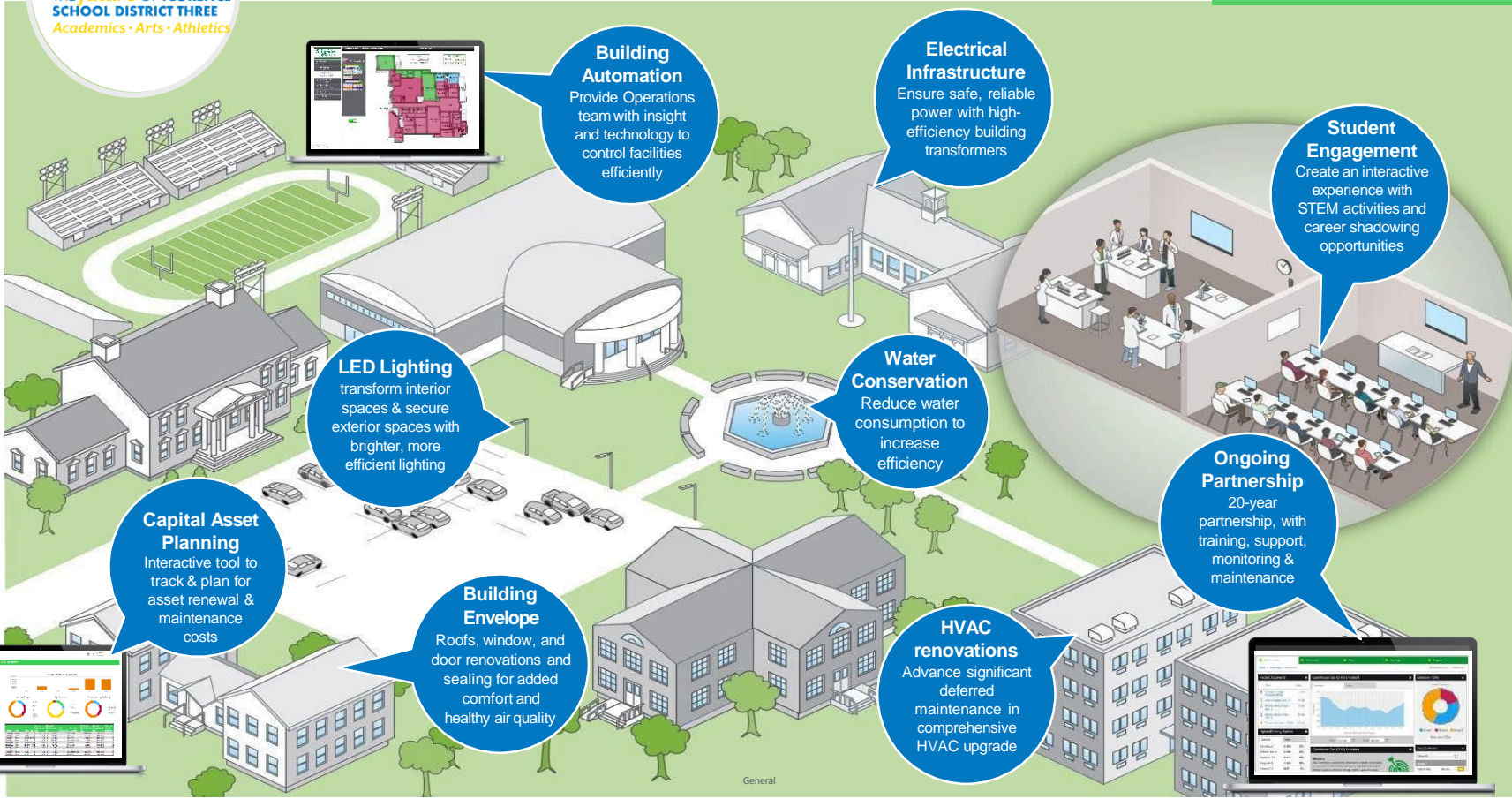
Replace critical electrical infrastructure with more reliable and efficient step-down transformers.





# Phase 2: District-wide Solution Overview

A multifaceted, multi-phased, infrastructure improvement program to modernize schools, bolster safety, drive efficiency & streamline operations



**Building Automation**  
Provide Operations team with insight and technology to control facilities efficiently

**Electrical Infrastructure**  
Ensure safe, reliable power with high-efficiency building transformers

**Student Engagement**  
Create an interactive experience with STEM activities and career shadowing opportunities

**Water Conservation**  
Reduce water consumption to increase efficiency

**Ongoing Partnership**  
20-year partnership, with training, support, monitoring & maintenance

**HVAC renovations**  
Advance significant deferred maintenance in comprehensive HVAC upgrade

**Building Envelope**  
Roofs, window, and door renovations and sealing for added comfort and healthy air quality

**Capital Asset Planning**  
Interactive tool to track & plan for asset renewal & maintenance costs

**LED Lighting**  
transform interior spaces & secure exterior spaces with brighter, more efficient lighting

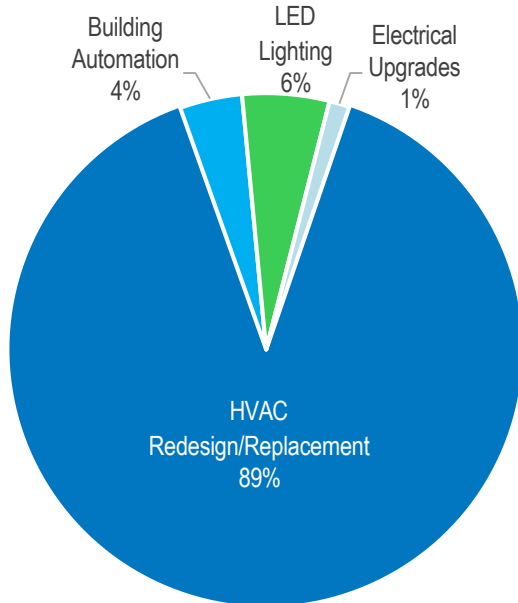
# Future Phases

Estimated Project Values

## Phase 1.B

**\$5.7M - \$6M**

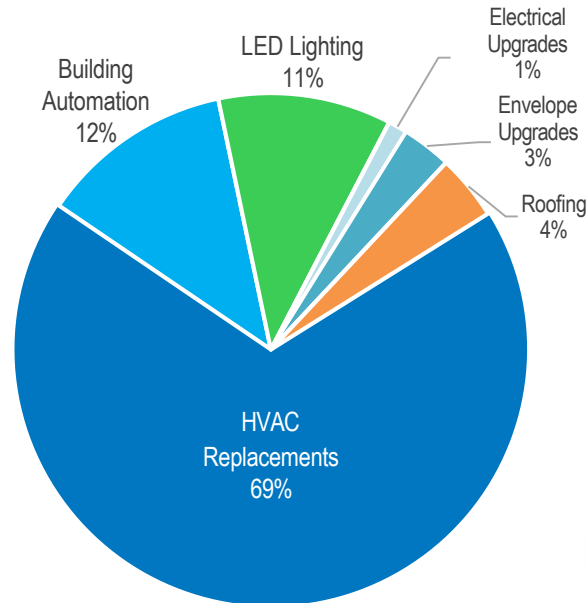
Total Project Estimate



## Phase 2

**\$19M+**

Total Project Estimate



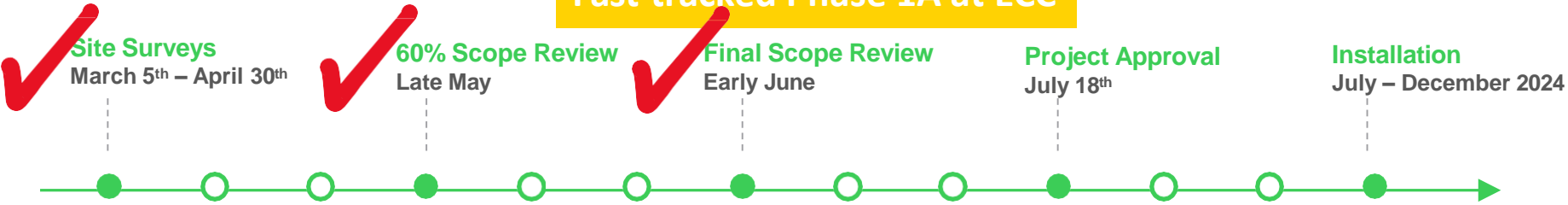
## Considerations

District-wide initiative to advance mission critical infrastructure initiatives in a comprehensive, turn-key approach.

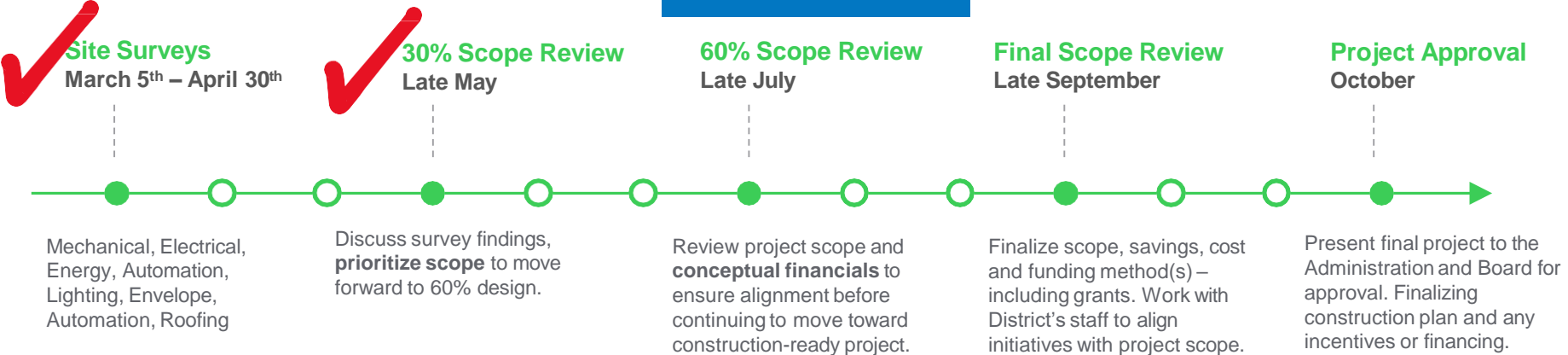
- Efficiency – maximize utility and operational budgets and re-invest guaranteed savings
- Modernization – Implement new technology and equipment for comfortable and productive learning environments.
- Standardization – Optimize facilities and position the District to be prepared for the future with a high-level of excellence across all Campuses.

# Development Timeline

## Fast-tracked Phase 1A at ECC



## Phase 1B at ECC



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**Schneider**  
Electric