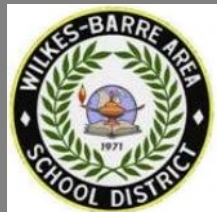




WILKES-BARRE AREA
SCHOOL DISTRICT

EDUCATE-ENLIGHTEN-INSPIRE

ACT 34 Public Hearing December 1, 2016



Dr. David W. Kistler
Renovations and Addition

A+E Group

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TGL Engineering, Inc.

Williams Kinsman Lewis Architecture



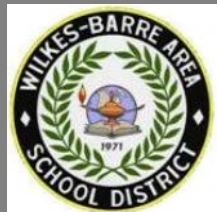
Borton-Lawson
ENGINEERING | ARCHITECTURE

TGL
ENGINEERING, INC.

WKL
ARCHITECTURE
Williams
Kinsman
Lewis
Architecture

Agenda

- Opening Remarks
Brian Costello, Superintendent
- Hearing Duly Constituted
Raymond P. Wendolowski, Esquire
- Project History & Need
Design Team
- Project Options
Design Team
- Project Costs/Accounting
Design Team
- Architectural Features
Design Team
- Financing Alternatives
Michael Judge, CaseCon Capital, Inc.
- Public Comment
Raymond P. Wendolowski, Esquire



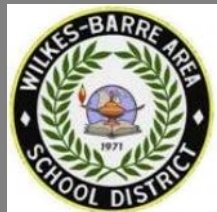
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Purpose

- To Review Act 34 Requirements
- To Discuss the Need for the Project
- To Review District-Wide Options Considered in the Feasibility Study
- To Review Costs of the Kistler Project
- To Review Architectural Features of the Kistler Project
- To Review Financing Alternatives Considered for the Kistler Project
- To Receive Public Comment



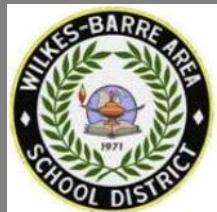
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Act 34 Requirements

- Project Studied in the Feasibility Study & Revisions
- Adoption of a Maximum Project Cost and a Maximum Construction Cost
 - Adopted October 17, 2016
 - Maximum Project Cost: \$23,500,000
 - Maximum Construction Cost: \$12,046,104
- Public Notice Advertised on November 11, 2016
 - Re-Scheduled from November 22, 2016 to December 1, 2016
- Project Information Booklet Available Since November 11, 2016
- Hearing Conducted Prior to Submission of Costs to PDE



Dr. David W. Kistler
Renovations and Addition

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Notice of Public Hearing

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Board of School Directors of the WILKES-BARRE AREA SCHOOL DISTRICT, Luzerne County, Pennsylvania (the "School District"), at 6:00 p.m., prevailing time, December 1, 2016, in the Cafeteria at the Dr. David W. Kistler Elementary School, 301 Old River Road, Wilkes-Barre, Pennsylvania.

The public hearing originally scheduled for 4:00 p.m., November 22, 2016, in the Cafeteria at the Leo E. Solomon-Plains Memorial Junior High School is hereby cancelled.

The purpose of the hearing is to inform the residents of the School District and to review all relevant matters relating to the proposed plan for renovations and additions to the Dr. David W. Kistler Elementary School (the Project).

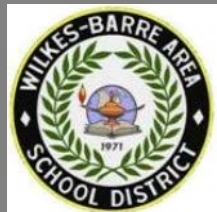
A description of the Project will be presented and will be available for review and consideration by residents of the School District in booklet form no later than November 11, 2016, and on each regular business day thereafter between the hours of 9:00 A.M. and 4:00 P.M. at the School District Administration Office, 730 South Main Street, Wilkes-Barre, Pennsylvania, 18711.

The Board of School Directors of the School District by resolution duly adopted has authorized a "maximum project cost" of \$23,500,000 and a "maximum building construction cost" of \$12,046,104 in connection with the Project. This public hearing is being held pursuant to requirements of the Pennsylvania Public School Code of 1949, approved March 10, 1949, as amended and supplemented, including amendments made pursuant to Act 34 of the Session of 1973 of the General Assembly.

A resident of the School District wishing agenda time for the purpose of discussing the proposed Project should submit a written request to the School District no later than 4:00 P.M. on November 30, 2016. Such request should be submitted to the undersigned, and include the name and address of the person submitting the request and a statement of the topic to be presented. Agenda time shall be limited to three (3) minutes. A resident of the School District may submit written testimony regarding the Project no later than 4:00 P.M. on November 30, 2016. Such written testimony should be submitted to the undersigned and include the name and address of the person submitting the testimony. Testimony from those who do not receive agenda time will be received from the floor at the hearing. Such testimony shall be limited to three (3) minutes.

Written comments regarding the Project will be received by the secretary of the Board of School Directors until 4:00 P.M. January 2, 2017.

Thomas F. Telesz, Secretary
Wilkes-Barre Area School District
730 South Main Street
Wilkes-Barre, PA 18711



Dr. David W. Kistler
Renovations and Addition

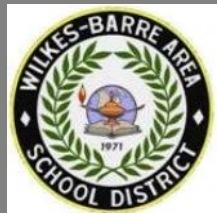
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Project History and Educational Need



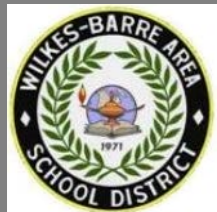
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District Need

- Deficiencies identified in the Feasibility Study include:
 - Kistler and Meyers schools have code deficiencies
 - Kistler and Meyers have inadequate student drop-off and parking facilities
 - Kistler and Meyers schools do not comply with accessibility standards
 - 67% of the classrooms at Meyers are smaller than PDE's 660 SF standard
 - Neither Kistler nor Meyers can easily accommodate enrollment growth
 - MEP systems at Meyers are old, inefficient, and require an extensive maintenance program to continue to operate



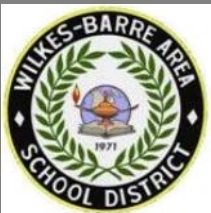
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Summary of Buildings and Land

SUMMARY OF OWNED BUILDINGS AND LAND										
District/CTC: Wilkes-Barre Area School District				Project Name: Dr. David W. Kistler Elementary & Middle School				Grades: _____ K _____ - _____ 8		
#1	PRESENT				PLANNED					
	#2	#3	#4	#5	#6	#7	#8	#9	#10	#11
NAME OF BUILDING OR SITE (INCLUDING DAO AND VACANT LAND) OWNED BY SCHOOL DISTRICT/CTC	CONSTRUCTION AND/OR RENOVATION DATES (BID OPENING DATES)	SITE SIZE (ACRES)	GRAD LEVELS	BUILDING FTE	CONVERSION / DISPOSITION AND <u>PLANNED</u> <u>COMPLETION DATE</u> BASED ON OPTION CHOSEN	SITE SIZE (ACRES)	GRADE LEVELS	PLANNED BUILDING FTE	PDE PROJECTED GRADE LEVEL ENROLLMENT 10 YEARS INTO THE FUTURE	FTE MINUS ENROLLMENT (#9 - #10)
Boyd Dodson Elementary	1937/84	1.4	K-6	125	Maintain	1.4	K-6	125	XXXXXXXX	XXXXXXXX
Daniel J. Flood Elementary	1968	8.1	K-6	600	Maintain	8.1	K-6	600	XXXXXXXX	XXXXXXXX
Heights Murray Elementary	1976/18	7.5	K-6	800	Addition & Renov. (2019)	7.5	K-6	1,200	XXXXXXXX	XXXXXXXX
Dr. David W. Kistler Elementary	1975/17	7.1	K-6	1,025	Addition & Renov. (2018)	7.1	K-6	1,075	XXXXXXXX	XXXXXXXX
Dr. David W. Kistler Middle	2017	*			New (2018)	*	7-8	464	XXXXXXXX	XXXXXXXX
Solomon / Plains Elementary	1996	35.5	K-6	925	Maintain	35.5	K-6	925	XXXXXXXX	XXXXXXXX
Solomon / Plains Middle	1996	**	7-8	698	Maintain	**	7-8	698	XXXXXXXX	XXXXXXXX
Edward Mackin School	1937/15	1.1	9-10	493	Maintain	1.1	9-12	493	XXXXXXXX	XXXXXXXX
GAR Memorial Jr. / Sr. High School	1925/79/18	4.4	7-12	1,117	Renovations (2019)	4.4	7-12	1,117	XXXXXXXX	XXXXXXXX
Elmer L. Meyers Jr. / Sr. High School	1930/73	7.7	7-12	717	Close	7.7			XXXXXXXX	XXXXXXXX
Coughlin High School	1909/52	3.7	9-12	955	Close	3.7			XXXXXXXX	XXXXXXXX
New High School	2017	***			New (2019)	***	9-12	2,750	XXXXXXXX	XXXXXXXX
Subtotal	XXXXXXXXXX	XXX	XXXX	7,455	XXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX	9,447	7,535	1,912
District Administration	1900-1912	1.1			Maintain				XXXXXXXX	XXXXXXXX
Wilkes-Barre Twp. Maintenance Building	1930-1940	8			Maintain				XXXXXXXX	XXXXXXXX
Former Plains Jr. High School	1922	2			Maintain				XXXXXXXX	XXXXXXXX
Empire Street Property (vacant land)		37.3							XXXXXXXX	XXXXXXXX
Subtotal	XXXXXXXXXX	XXX	XXXX		XXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX			
TOTAL	XXXXXXXXXX	XXX	XXXX	7,455	XXXXXXXXXXXXXXXXXXXXXX	XXX	XXXX	9,447	7,535	1,912



Dr. David W. Kistler Renovations and Addition

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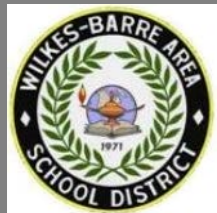
Enrollment Projections

Prepared by the Pennsylvania Department of Education
(717) 787-2644

Revised: 7/2012 (2011 Enrollments)

YEAR	Wilkes-Barre Area SD							1-18-40-885-2						TOTAL
	K	1	2	3	4	5	6	7	8	9	10	11	12	
2007-2008	434	518	480	474	527	446	525	516	560	587	562	532	532	6693
2008-2009	507	482	487	470	470	525	459	552	518	627	554	538	519	6708
2009-2010	518	531	456	518	474	495	552	522	548	550	636	547	521	6868
2010-2011	509	564	540	480	530	511	501	591	496	583	578	563	549	6995
2011-2012	509	520	533	524	504	522	508	607	549	541	572	525	550	6964
P R O J E C T I O N S														
2012-2013	495	594	491	542	550	518	533	568	564	595	540	535	515	7040
2013-2014	489	578	561	499	569	565	529	596	528	611	594	505	525	7149
2014-2015	467	571	545	570	524	585	577	591	554	572	609	555	495	7215
2015-2016	464	545	539	554	599	539	598	645	549	601	571	569	545	7318
2016-2017	462	541	514	548	582	616	551	668	599	595	600	534	558	7368
2017-2018	461	540	511	522	575	598	629	616	621	649	594	561	524	7401
2018-2019	459	538	510	519	548	591	611	703	572	673	647	555	550	7476
2019-2020	458	536	508	518	545	563	604	683	653	620	671	605	545	7509
2020-2021	456	534	506	516	544	560	575	675	634	708	618	627	594	7547
2021-2022	455	533	504	514	542	559	572	643	627	687	706	578	615	7535

YEAR	Various Grade Groupings of the Enrollment Process															
	K-4	K-5	K-6	K-7	K-8	K-9	K-12	5-8	6-8	7-8	6-9	7-9	7-12	8-12	9-12	10-12
2012-2012	2590	3112	3620	4227	4776	5317	6964	2186	1664	1156	2205	1697	3344	2737	2188	1647
2016-2017	2647	3263	3814	4482	5081	5676	7368	2434	1818	1267	2413	1862	3554	2886	2287	1692
2021-2022	2548	3107	3679	4322	4949	5636	7535	2401	1842	1270	2529	1957	3856	3213	2586	1899
2011-2012 TO 2021-2022																
Change	-42	-5	59	95	173	319	571	215	178	114	324	260	512	476	398	252
Percent	-1.6	-0.2	1.6	2.2	3.6	6.0	8.2	9.8	10.7	9.9	14.7	15.3	15.3	17.4	18.2	15.3

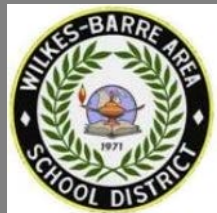


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Project Options



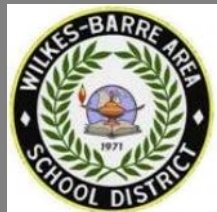
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Options

- Option 1: Renovation of Existing Schools To Current Standards
 - Improvements to all District facilities to current standards where feasible
 - Most expensive option overall
- Option 1 addresses the conceptual project costs necessary to renovate and modernize each District facility to current codes and standards (where feasible). Options 2-7 offer alternative solutions to address educational and facility deficiencies at Coughlin, Meyers, and G.A.R. Options for the long-term use of Mackin are also suggested. Options 6 and 7 include a K-8 school option. Option 7 includes a renovated K-6 option.
- For brevity, some facilities are not specifically addressed in an option, e.g. some of the elementary centers and the Solomon-Plains Elementary & Junior High School are not specifically addressed in Options 2-7. In such options, the work proposed in Option 1 is incorporated by reference.



Dr. David W. Kistler
Renovations and Addition

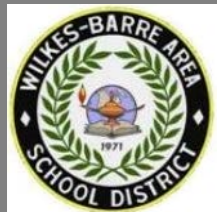
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Options

- Option 2: Two New High Schools at Two New Sites

- Construct a New North High School to serve students from Plains, Laflin, North End and East End sections of Wilkes-Barre, Bear Creek, and Buck Township areas, students traditionally enrolled at Coughlin
- Construct a New Central High School to serve students from the Heights, Central and South Wilkes-Barre area, students traditionally enrolled at G.A.R. and Meyers
- Convert G.A.R. to a Jr. High or a Middle School for Grades 6-8, students traditionally enrolled at G.A.R. and Meyers and the G.A.R. and Meyers feeder schools
- Mackin could remain a High School for Grades 9-10 or be converted into an Elementary School



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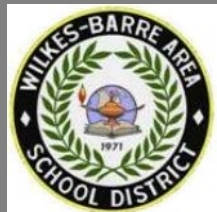
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Options

- Option 3: One Consolidated High School at a New Site
 - Construct a New Consolidated High School to serve the entire District
 - Convert G.A.R. to a Jr. High or a Middle School for Grades 6-8, students traditionally enrolled at G.A.R. and Meyers and the G.A.R. and Meyers feeder schools
 - Mackin could remain a High School for Grades 9-10 or be converted into an Elementary School

- Option 4: Two New Neighborhood High Schools at Existing Sites
 - Construct a New North High School at the Coughlin site and surrounding area
 - Construct a New Central High School at the Meyers site
 - Convert G.A.R. to a Jr. High or a Middle School for Grades 6-8
 - Mackin could remain a High School for Grades 9-10 or be converted into an Elementary School



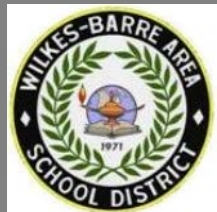
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Options

- Option 5: Retain the Three Secondary School Model at Existing Sites
 - Construct a New North High School at the Coughlin site and surrounding area for Grades 9-12
 - Construct a New South Jr./Sr. High School at the Meyers site for Grades 7-12
 - Maintain G.A.R. as a Jr./Sr. High School for Grades 7-12
 - Mackin could remain a High School for Grades 9-10 or 9-12, or be converted into an Elementary School, a Career Exploratory (Vocational) School, or a Middle School
- Option 6: Two Neighborhood High Schools & a K-8 School at Existing Sites
 - Construct a new High School to serve students traditionally enrolled at Coughlin and Meyers
 - Convert Kistler to an Elementary and Middle School for Grades K-8
 - Maintain G.A.R. as a Jr./Sr. High School or convert G.A.R. to an Elementary/Middle School
 - Mackin could remain a High School for Grades 9-10 or 9-12, or be converted into an Elementary School, a Career Exploratory (Vocational) School, or a Middle School



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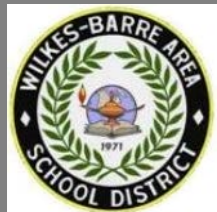
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Options

- Option 7: Two Neighborhood High Schools, a K-8 School, and a Renovated K-6 School
 - Construct a new High School to serve students traditionally enrolled at Coughlin and Meyers
 - Convert Kistler to an Elementary and Middle School for Grades K-8
 - Renovations and additions (if necessary) to the existing Heights Murray Elementary
 - Maintain G.A.R. as a Jr./Sr. High School for Grades 7-12
 - Mackin could remain a High School for Grades 9-10 or 9-12, or be converted into an Elementary School, a Career Exploratory (Vocational) School, or a Middle School
- PlanCon Part A submissions for a New High School, a Kistler K-8, a renovated Heights Murray, and a renovated G.A.R. were forwarded to PDE in May 2016



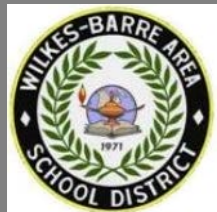
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Costs of the Kistler Project

- The Informational Booklet includes a Project Accounting Based on Estimates
 - Hard (building) and Soft Costs (e.g. design, financing, project management, etc.)
- Maximum Project Cost Totals \$23,500,000
- Maximum Construction Cost Totals \$12,046,104
 - Construction costs are limited to new construction
 - Act 34 does not address costs related to renovations



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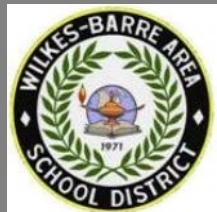


PROJECT ACCOUNTING BASED ON ESTIMATES (1 of 2)			
District/CTC: Wilkes-Barre Area School District	Project Name: Kistler School	Project #:	
ROUND FIGURES TO NEAREST DOLLAR			
PROJECT COSTS	NEW	EXISTING	TOTAL
A. STRUCTURE COSTS (include site development)			
1. General (Report costs for sanitary sewage disposal on line E-1.)	6,249,818	3,663,655	9,913,473
2. Heating and Ventilating	1,582,710	798,500	2,381,210
3. Plumbing (Report costs for sanitary sewage disposal on line E-1.)	551,452	539,280	1,090,732
4. Electrical	1,405,540	779,500	2,185,040
5. Asbestos Abatement (D04, line C-3)	X X X X X X		
6. Building Purchase Amount	X X X X X X		
7. Other * (Exclude test borings and site survey)			
a. Site Construction	1,280,630	464,129	1,744,759
b. Aggregate Pier Construction	1,271,160		1,271,160
c. Fire Protection	216,328	155,000	371,328
d. _____			
e. PlanCon-D-Add't Costs, Total			
A-1 to A-7 - Subtotal	12,557,638	6,400,064	18,957,702
8. Construction Insurance			
a. Owner Controlled Insurance Program on Structure Costs (Exclude asbestos abatement, building purchase and other structure costs not covered by the program)			
b. Builder's Risk Insurance (if not included in primes)			
c. Construction Insurance - Total			
9. TOTAL-Structure Costs (A-1 to A-7-Subtotal plus A-8-c)	12,557,638	6,400,064	18,957,702
B. ARCHITECT'S FEE			
1. Architect's/Engineer's Fee on Structure	740,901	377,604	1,118,504
2. EPA-Certified Project Designer's Fee on Asbestos Abatement	X X X X X X		
3. TOTAL - Architect's Fee	740,901	377,604	1,118,504
C. MOVABLE FIXTURES AND EQUIPMENT			
1. Movable Fixtures and Equipment	197,625		197,625
2. Architect's Fee	11,660		11,660
3. TOTAL - Movable Fixtures & Equipment	209,285		209,285
D. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT – TOTAL (A-9 plus B-3 and C-3)	13,507,824	6,777,668	20,285,491
E. SITE COSTS			
1. Sanitary Sewage Disposal	15,000		15,000
2. Sanitary Sewage Disposal Tap-In Fee and/or Capacity Charges			
3. Owner Controlled Insurance Program/Builder's Risk Insurance on Sanitary Sewage Disposal			
4. Architect's/Engineer's Fee for Sanitary Sewage Disposal			
5. Site Acquisition Costs		X X X X X X	
a. Gross Amount Due from Settlement Statement or Estimated Just Compensation		X X X X X X	
b. Real Estate Appraisal Fees		X X X X X X	
c. Other Related Site Acquisition Costs		X X X X X X	
d. Site Acquisition Costs - Total		X X X X X X	
6. TOTAL - Site Costs	15,000		15,000
F. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT, AND SITE COSTS - TOTAL (D plus E-6)	13,522,824	6,777,668	20,300,491

REVISED JULY 1, 2010

FORM EXPIRES 6-30-12

PLANCON-D02



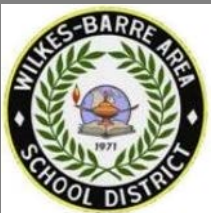
Dr. David W. Kistler

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PROJECT ACCOUNTING BASED ON ESTIMATES (2 OF 2)		Project Name: Dr. David W. Kistler Elementary & Middle School		Project #: 3884	
					TOTAL
ADDITIONAL CONSTRUCTION-RELATED COSTS					
1. Project Supervision (inc. Asbestos Abatement Project Supervision)					
2. Construction Manager Fee and Related Costs					739,350
3. Total Demolition of Entire Existing Structures and Related Asbestos Removal to Prepare Project Site for Construction of New School Building and Related AHERA Clearance Air Monitoring and EPA-Certified Project Designer's Fee on Asbestos Abatement (Exclude costs for partial demolition.)					
4. Architectural Printing					15,000
5. Test Borings					50,000
6. Site Survey					
7. Other (attach schedule if needed)					
a. Zoning and Land Development					105,000
b. PlanCon-D-Add't Costs, Total					
8. Contingency					1,617,372
9. TOTAL - Additional Construction-Related Costs					2,526,722
		BOND ISSUE/NOTE SERIES OF 2017	BOND ISSUE/NOTE SERIES OF	BOND ISSUE/NOTE SERIES OF	X X X X X X X X X X
1. Underwriter Fees		159,040			159,040
2. Legal Fees		160,000			160,000
3. Financial Advisor		90,880			90,880
4. Bond Insurance		181,352			181,352
5. Paying Agent/Trustee Fees & Expenses		5,000			5,000
6. Capitalized Interest					
7. Printing		5,500			5,500
8. CUSIP & Rating Fees		66,000			66,000
9. Other					
a. Misc.		5,015			5,015
10. TOTAL-Financing Costs		672,787			672,787
TOTAL PROJECT COSTS (F plus G-9 plus H-10)					23,500,000
		BOND ISSUE/NOTE SERIES OF 2017	BOND ISSUE/NOTE SERIES OF	BOND ISSUE/NOTE SERIES OF	TOTAL
AMOUNT FINANCED FOR THIS PROJECT ONLY		23,450,000			23,450,000
ORIGINAL ISSUE DISCOUNT/PREMIUM FOR THIS PROJECT ONLY					
INTEREST EARNINGS FOR THIS PROJECT ONLY		50,000			50,000
BUILDING INSURANCE RECEIVED					
PROCEEDS FROM SALE OF BUILDING OR LAND					
LOCAL FUNDS - CASH (SEE INSTRUCTIONS)					
OTHER FUNDS (ATTACH SCHEDULE)					
TOTAL REVENUE SOURCES					23,500,000
REVENUES DO NOT EQUAL COSTS					
FORM EXPIRES 6-30-12					PLANCON-D03

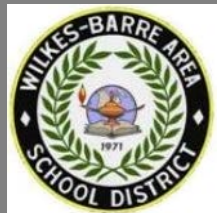


Dr. David W. Kistler Renovations and Addition

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DETAILED COSTS			
District/CTC: Wilkes-Barre Area School District	Project Name: Dr. David W. Kistler Elementary & Middle School	Project #: 3884	
	NEW	EXISTING	TOTAL
A. SITE DEVELOPMENT COSTS (exclude Sanitary Sewage Disposal)			
1. General (include Rough Grading to Receive Building)			
2. Heating and Ventilating			
3. Plumbing			
4. Electrical	99,653	33,217	132,870
5. Other: _____			
6. Other: Site	1,280,630	464,129	1,744,759
7. A-1 thru A-6 - Subtotal	1,380,283	497,346	1,877,629
8. Construction Insurance			
a. Owner Controlled Insurance Program on Site Development Costs			
b. Builder's Risk Insurance (if not included in primes)			
c. Construction Insurance - Subtotal			
9. Site Development Costs - Total	1,380,283	497,346	1,877,629
B. ARCHITECT'S FEE ON SITE DEVELOPMENT	81,437	29,343	110,780
			EXISTING
C. ASBESTOS ABATEMENT			
1. Asbestos Abatement			
2. AHERA Clearance Air Monitoring			
3. Asbestos Abatement - Total (D02, line A-5)			
D. EPA-CERTIFIED PROJECT DESIGNER'S FEE ON ASBESTOS ABATEMENT (D02, LINE B-2)			
E. ROOF REPLACEMENT/REPAIR			
1. Roof Replacement Repair			1,140,000
2. Owner Controlled Insurance Program on Roof Replacement/Repair			
3. Builder's Risk Insurance (if not included in primes)			
4. Roof Replacement/Repair - Total			1,140,000
F. ARCHITECT'S FEE ON ROOF REPLACEMENT/REPAIR			67,260



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ACT 34 OF 1973: MAXIMUM BUILDING CONSTRUCTION COST FOR NEW BUILDING OR SUBSTANTIAL ADDITION ONLY

Wilkes-Barre Area School District	Project Name: Dr. David W. Kistler Elementary & Middle School	Project #: 3884
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Act 34 applies only to costs for new construction. The legal requirements do not address the costs for alterations to existing structures. For this reason, costs associated with the existing structure and other related costs should not be included in the following calculations.

A. STRUCTURE COST, ARCHITECT'S FEE, MOVABLE FIXTURES AND EQUIPMENT (D02, line D-NEW)		\$ 13,507,824
B. EXCLUDABLE COSTS FOR NEW CONSTRUCTION		
1. Site Development Costs (D04, line A-7-NEW)	\$ 1,380,283	
2. Architect's Fees on the above excludable costs	\$ 81,437	
3. Vocational Projects Only - Movable Fixtures & Equipment (D02, line C-3-NEW)	\$	
4. Total Excludable Costs (B-1 plus B-2 and B-3)		\$ 1,461,720
C. ACT 34 MAXIMUM BUILDING CONSTRUCTION COST (A minus B-4)		\$ 12,046,104

THE FIGURE ON LINE A SHOULD NOT BE ADOPTED BY THE BOARD.

THE BOARD MUST ADOPT THE FIGURE ON LINE C BEFORE SCHEDULING THE FIRST ACT 34 HEARING.

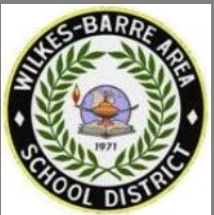
IF THE MAXIMUM BUILDING CONSTRUCTION COST BASED ON BIDS IS EQUAL TO OR GREATER THAN THE MAXIMUM BUILDING CONSTRUCTION COST BASED ON ESTIMATES PLUS EIGHT PERCENT (LINE D), A SECOND PUBLIC HEARING WILL BE REQUIRED BEFORE ENTERING INTO CONTRACTS AND STARTING CONSTRUCTION ON ANY PLANNED WORK.

D. ACT 34 MAXIMUM BUILDING CONSTRUCTION COST TIMES 1.08 (C times 1.08)		\$ 13,009,792
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THE FIGURE ON LINE D SHOULD NOT BE ADOPTED BY THE BOARD.

FORM EXPIRES 6-30-12

PLANCON-D20

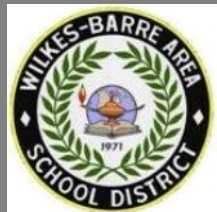


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Architectural Review and Project Features



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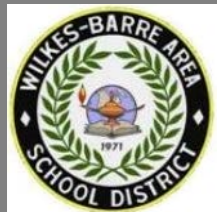
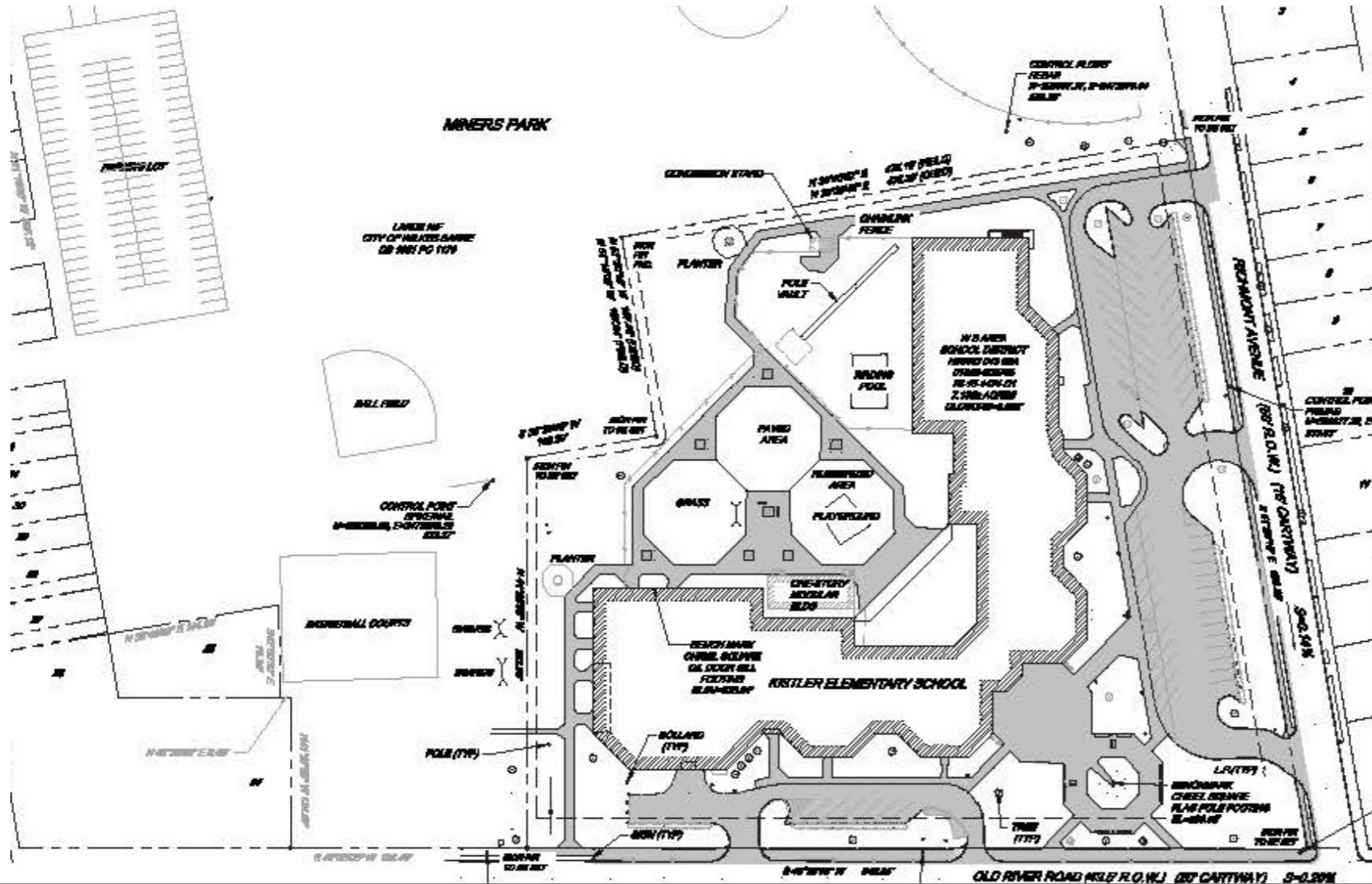
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Existing Site Plan

- Old River Road at the bottom; Richmond Ave to the right
- Bus and car traffic intermingled



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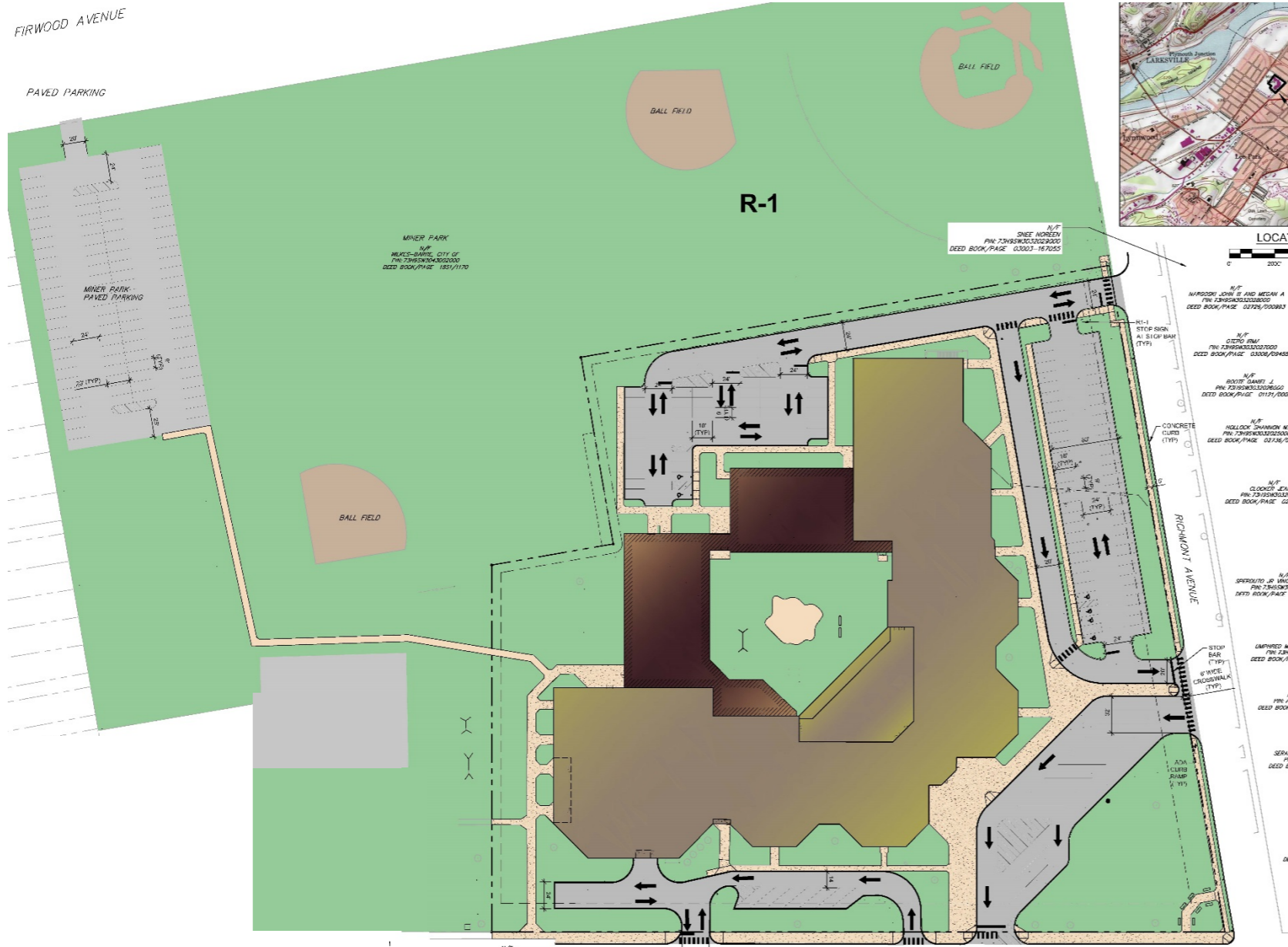
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Proposed Site Plan

- 199 parking stalls total
- 12 school bus stalls & 10-15 LIU vans
- Separation of bus and parent traffic
- New parent drop-off lane
- New pavement and walks
- Lighted sidewalk to Miner Park parking area
- Enclosed playground / courtyard

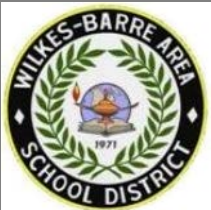
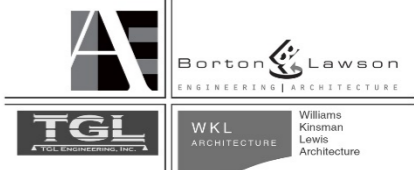
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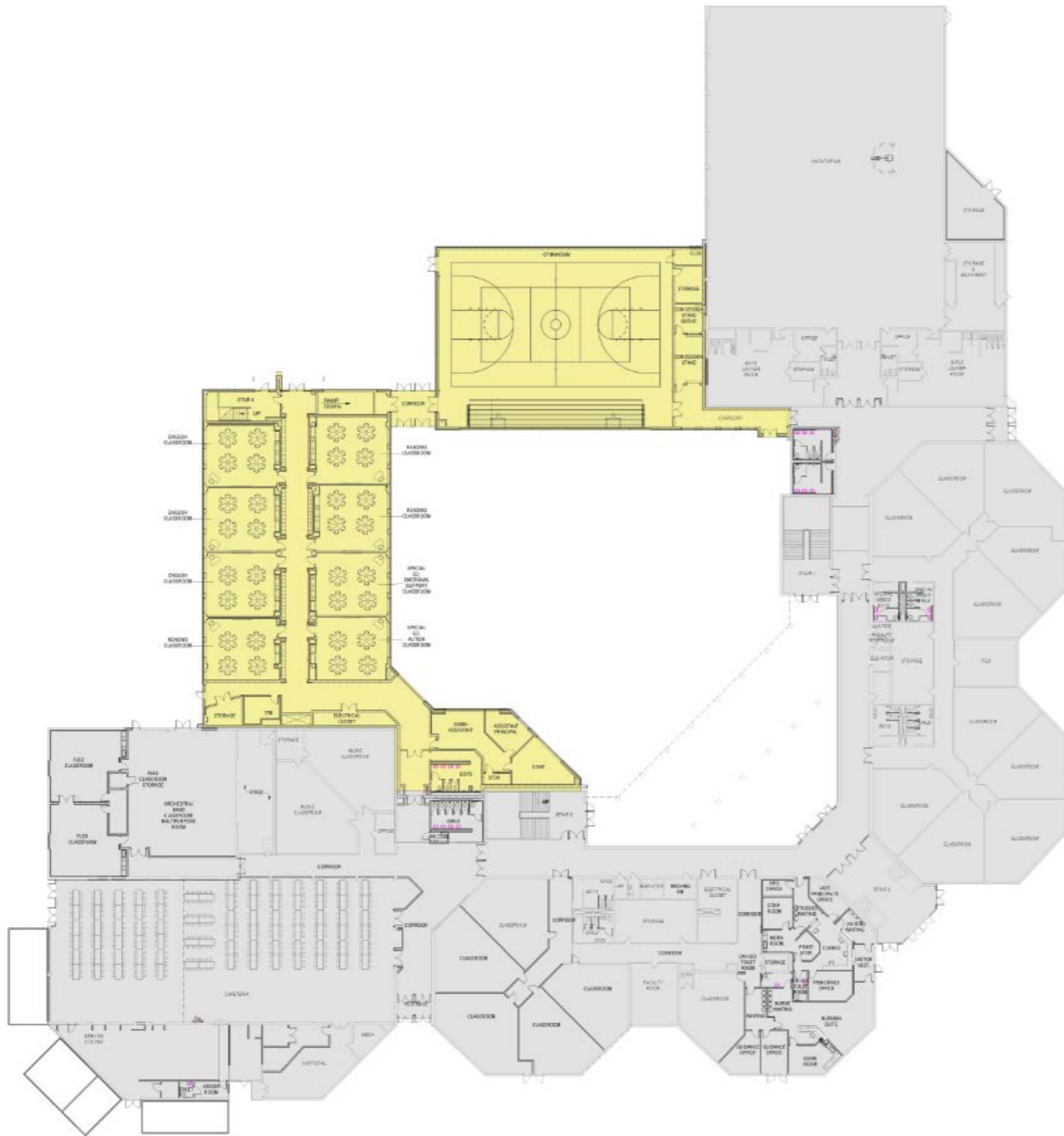
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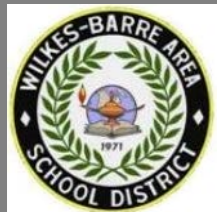
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Building Design Information

- 3 story addition
- 1st floor classroom addition 13,143 sf
- Gym addition 8,373 sf
- 1st floor total addition 21,516 sf
- Existing 1st floor 74,407 sf
- 1st floor total = 95,923 sf



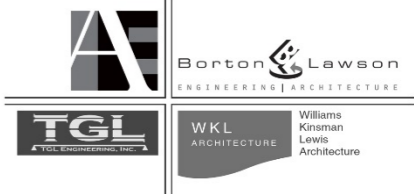
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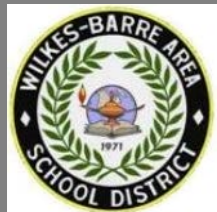
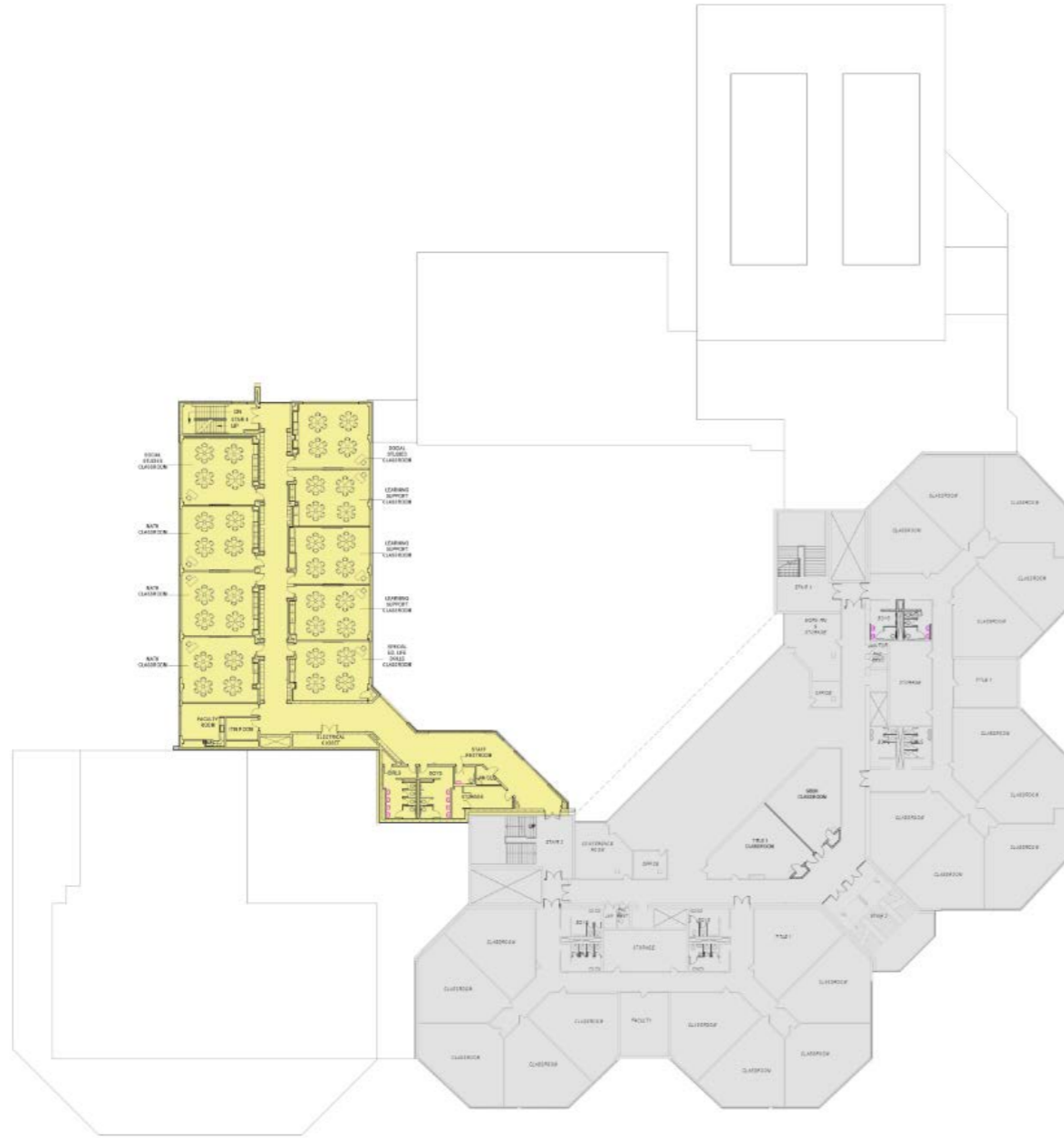
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Building Design Information

- 2nd floor addition 12,682 sf
- Existing 2nd floor 38,025 sf
- 2nd floor total = 50,707 sf



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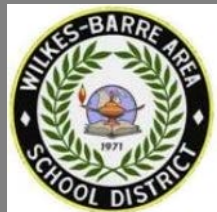
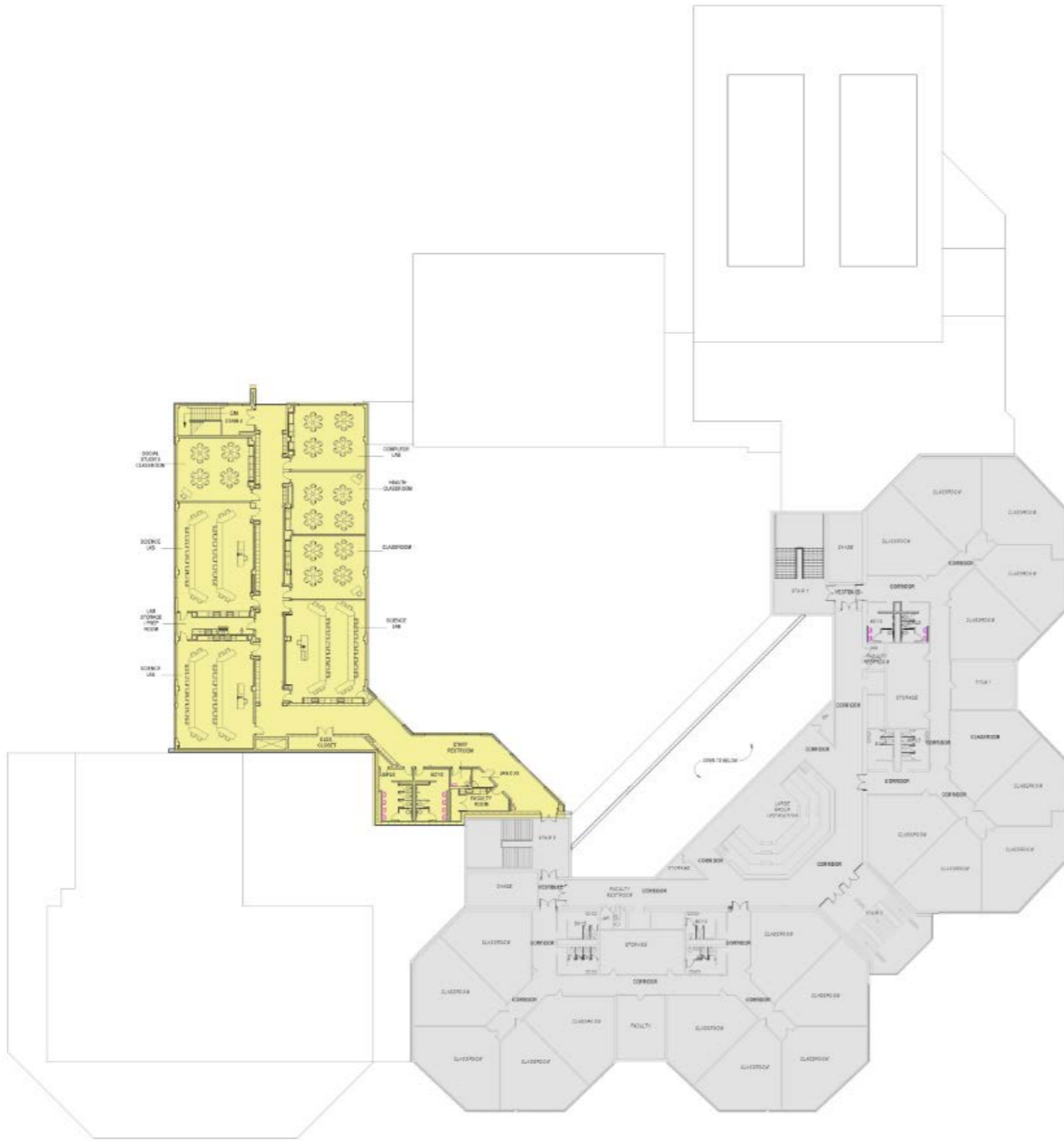
TGL Engineering, Inc.

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Building Design Information

- 3rd floor addition 12,682 sf
- Existing 3rd floor 34,253 sf
- 3rd floor total = 46,935 sf
- Total Building sf = 193,564 sf



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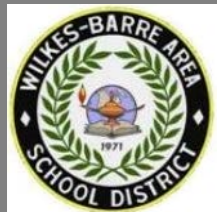
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1st Floor Plan - Addition

- Gymnasium (approximately 240 seats)
- 8 classrooms
- Itinerant room
- 7-8 Administration Area
- ADA restrooms
- Storage
- Hallway lockers
- Concession area



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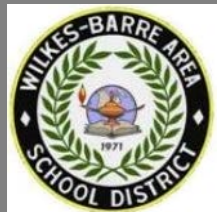
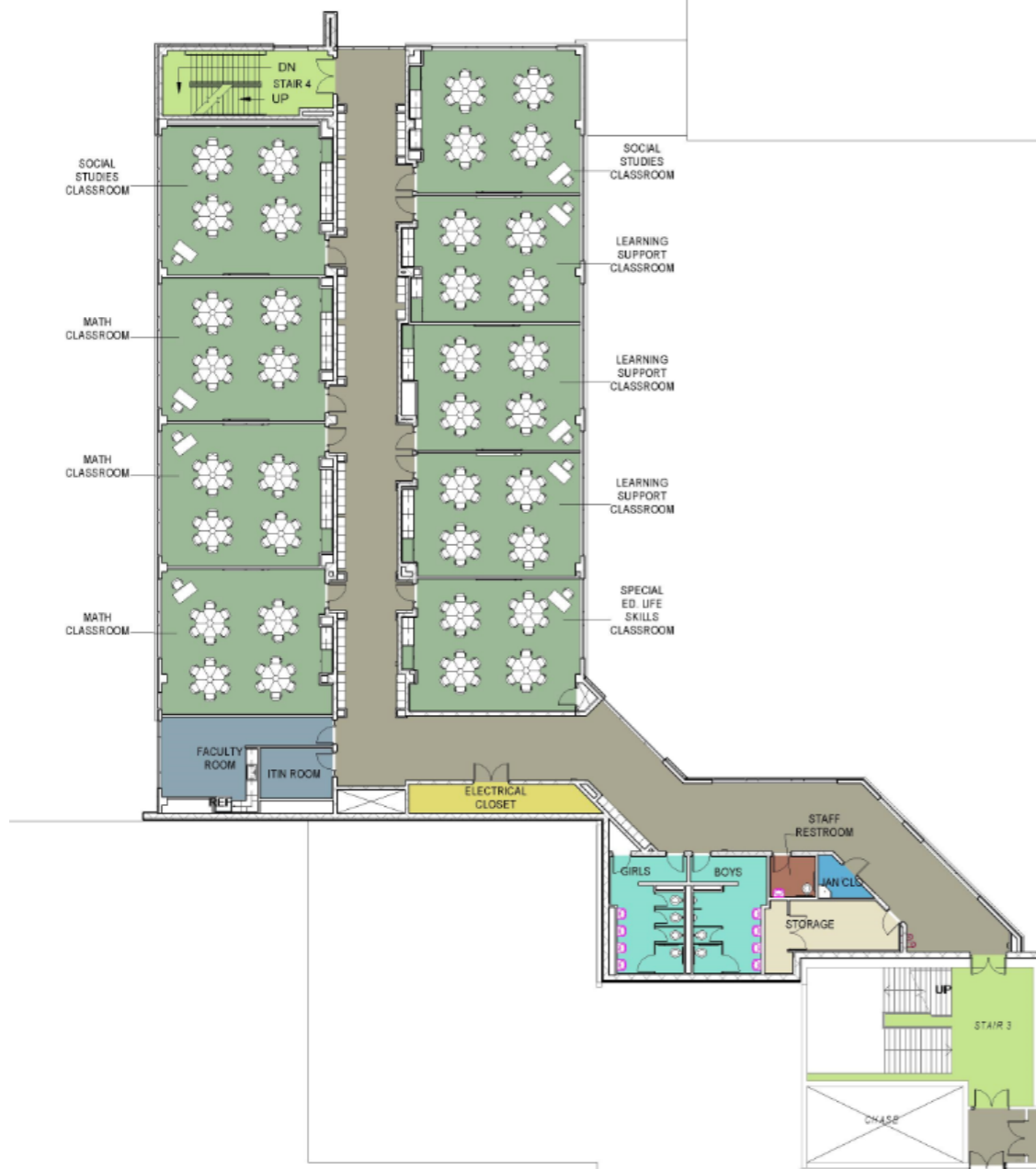
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2nd Floor Plan - Addition

- 9 classrooms
- Faculty room
- Itinerant room
- ADA restrooms
- Faculty restroom
- Storage
- Hallway lockers



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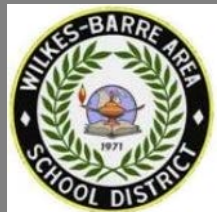
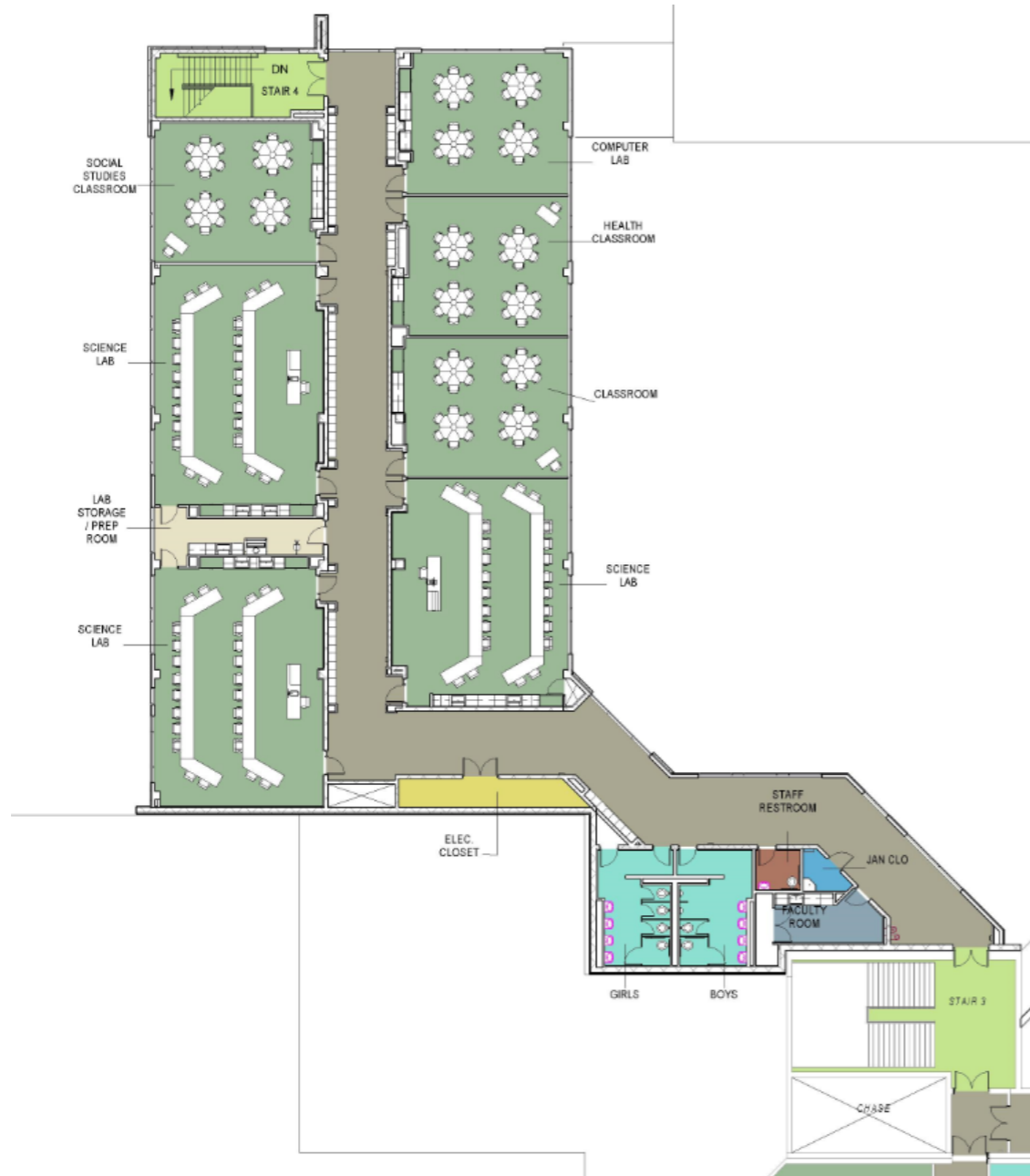
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3rd Floor Plan - Addition

- 3 science labs
- 1 lab prep/storage room
- 4 Classrooms
- Faculty room
- ADA restrooms
- Faculty restroom
- Hallway lockers
- Storage



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1st Floor Plan - Renovation

- General renovations



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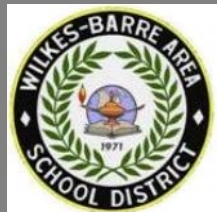
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1st Floor Plan - Renovation

- Orchestra/Band/Multi-Purpose Room
- Remove and renovate locker rooms into flex classrooms
- Renovate and enlarge existing kitchen
- New toilet rooms
- Create separate serving lines and seating areas for K-6th and 7th -8th
- Renovate existing pod to convert into 5 classrooms



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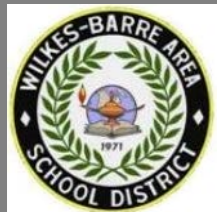
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1st Floor Plan - Renovation

- Create new secure visitor entrance
- Renovate and move administration suite from 2nd floor to 1st floor pod.
- Renovate and expand nurse suite
- Relocate guidance office
- Relocate other classrooms to the 2nd floor



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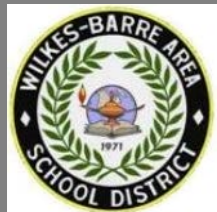
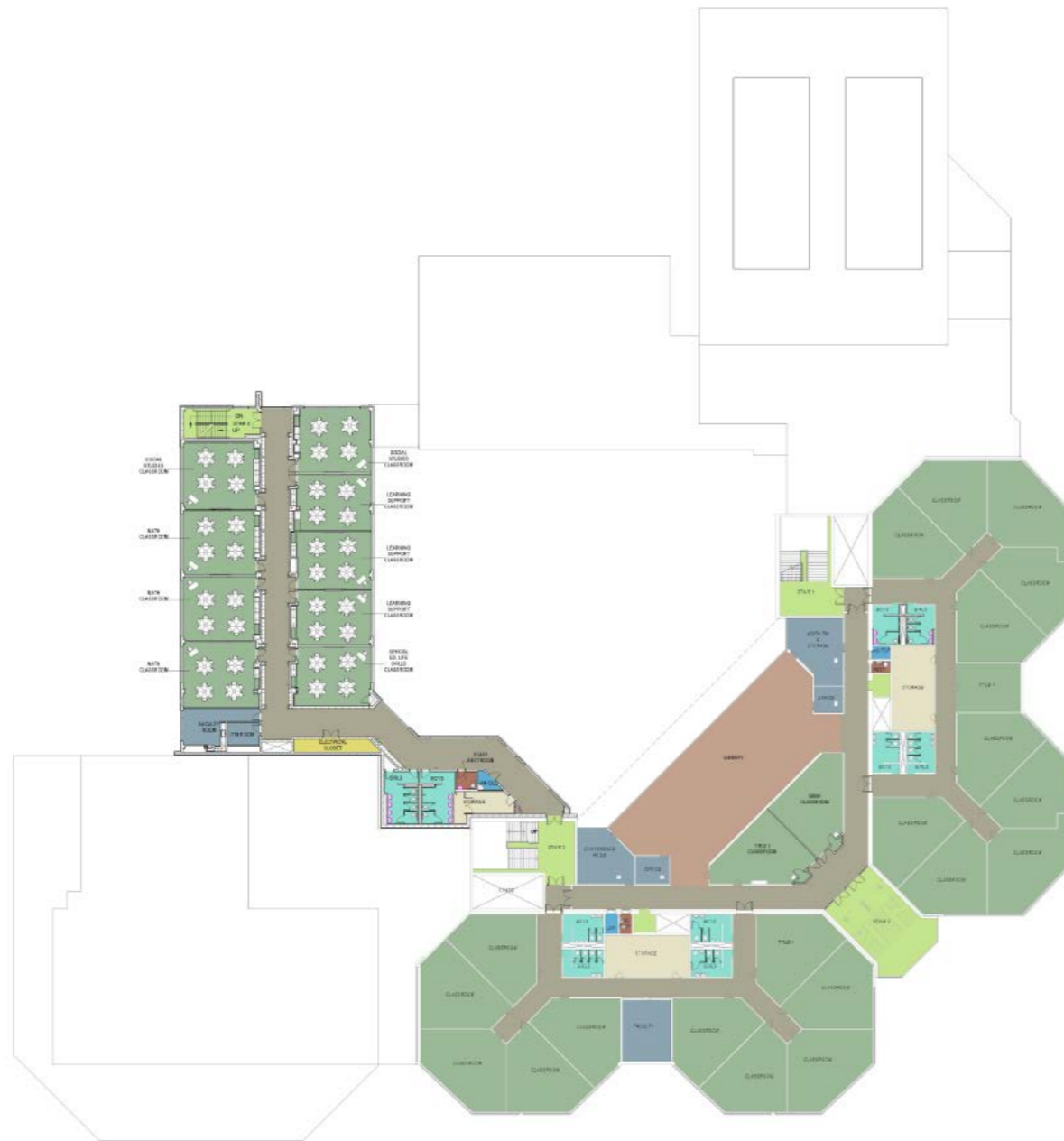
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2nd Floor Plan - Renovation

- Renovate administration suite into classrooms space
- Renovate 1 boys and 1 girls restroom for ADA
- General renovations



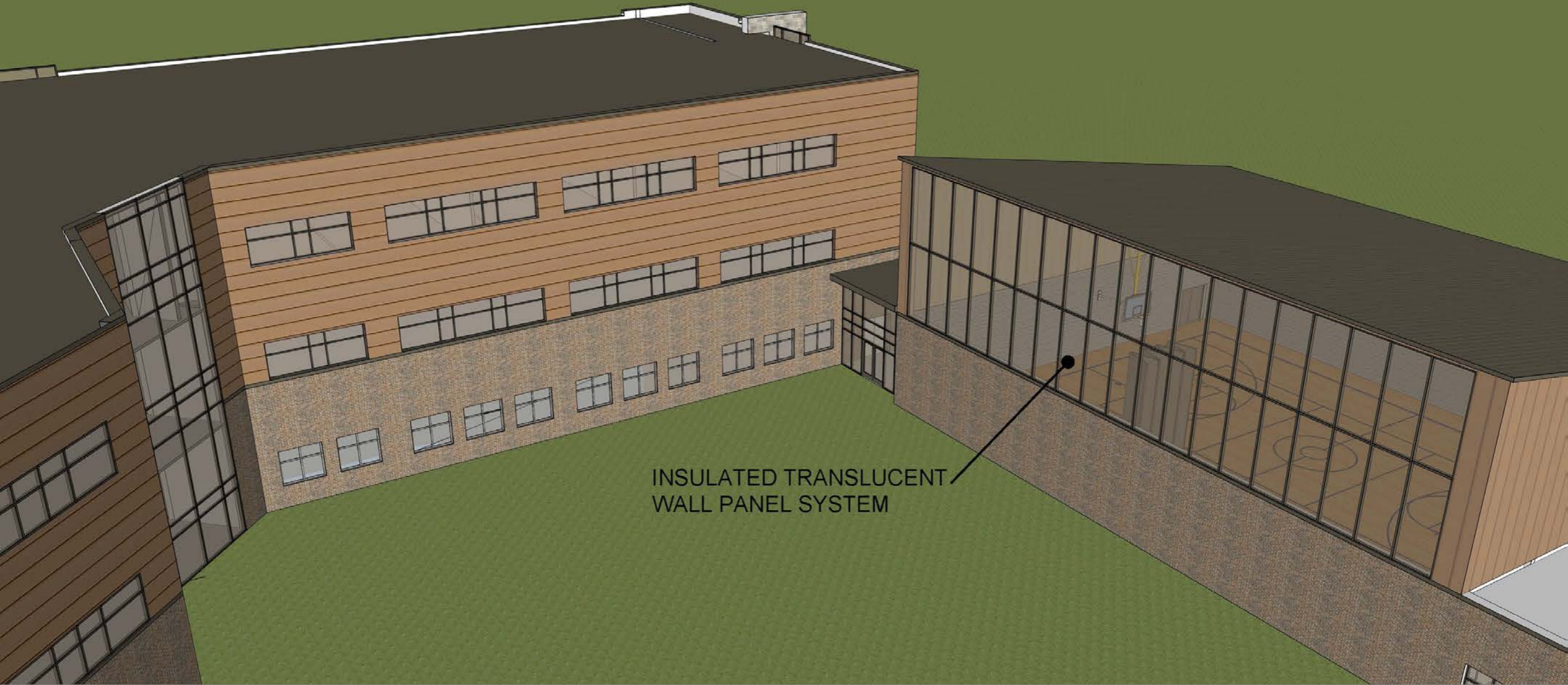
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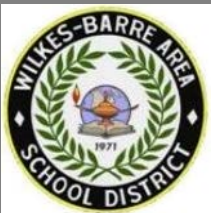
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INSULATED TRANSLUCENT
WALL PANEL SYSTEM



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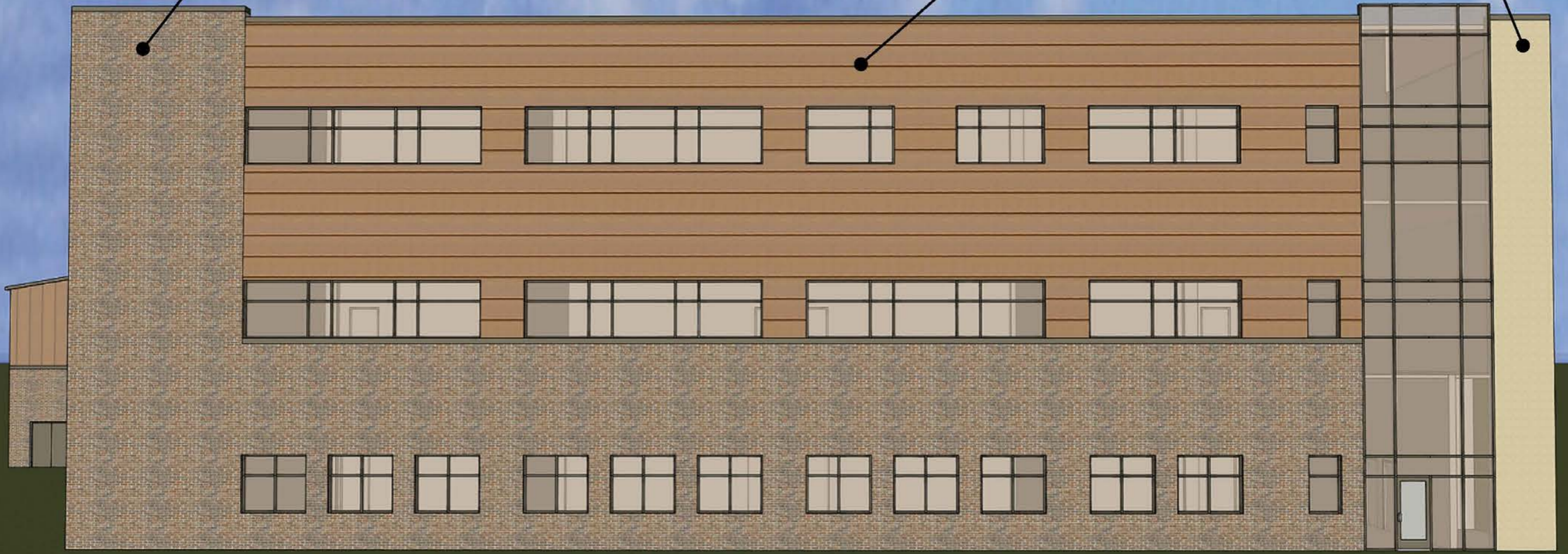
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STANDARD BRICK BLEND
TO MATCH EXISTING

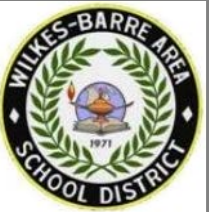
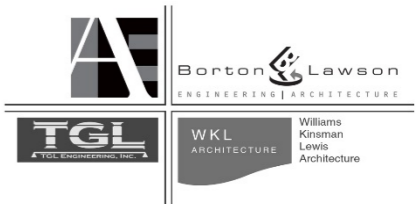
LAMINATED METAL PANEL
(CLIP AND CAULK SYSTEM)

INSULATED METAL WALL PANEL



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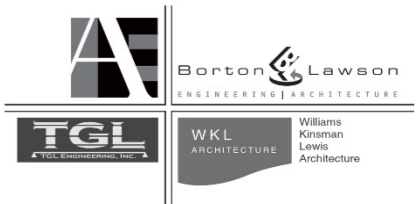


INSULATED METAL
WALL PANEL

POLISHED GROUND FACE CMU

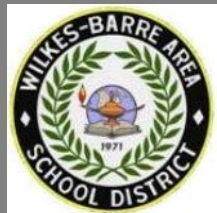
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LAMINATED METAL PANEL

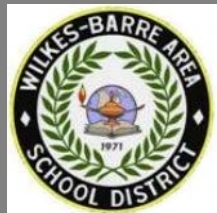


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Effect of Direct and Indirect Costs on Tax Base



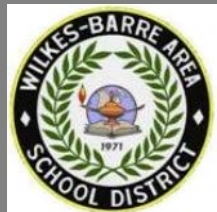
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Sources & Uses of Funds

Wilkes-Barre Area SD Series of 2017 Kistler	Sources & Uses of Funds		
	General Obligation	SPSBA	Authority
<u>Sources:</u>			
Gross Bonds Sold	23,450,000.00	23,475,000.00	23,485,000.00
Net OID/Premium	0	0	0
Interest Earnings	50,000.00	50,000.00	50,000.00
Equity Contribution	0.00	0.00	0.00
Accrued Interest	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Total	23,500,000.00	23,525,000.00	23,535,000.00
<u>Uses:</u>			
Project Costs	22,827,213.00	22,827,213.00	22,827,213.00
Underwriting Discount @	164,150.00	164,325.00	164,395.00
Bond Insurance @	177,770.61	178,103.50	178,182.72
Financing Costs(1)	330,300.00	351,268.75	362,182.50
Capitalized Interest	0.00	0.00	0.00
Miscellaneous	566.39	4,089.75	3,026.78
Accrued Interest	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Total	23,500,000.00	23,525,000.00	23,535,000.00
Yield of the Bond Issue:	3.387176%	3.418651%	3.418639%
Net Interest Cost:	3.395215%	3.401753%	3.401739%
Weighted Average Coupon at Issuance:	3.130377%	3.137137%	3.137175%
All-in Cost:	3.557256%	3.596426%	3.600179%
Weighted Average Maturity:	17.76	17.76	17.76
(1) Financing Costs are estimated as follows:			
Rating Fees	65,000.00	65,000.00	65,000.00
Bond Counsel	75,000.00	75,000.00	75,000.00
Underwriter's Counsel	75,000.00	75,000.00	75,000.00
Authority Fee	0.00	5,868.75	11,742.50
Authority Counsel	0.00	15,000.00	20,000.00
Solicitor	10,000.00	10,000.00	10,000.00
Municipal Advisor	93,800.00	93,900.00	93,940.00
Printing (OS & Bonds)	5,500.00	5,500.00	5,500.00
Paying Agent/Trustee	5,000.00	5,000.00	5,000.00
Misc. Financing Costs	<u>1,000.00</u>	<u>1,000.00</u>	<u>1,000.00</u>
TOTAL	330,300.00	351,268.75	362,182.50



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Financing Alternatives

Wilkes-Barre Area SD Series of 2017 Kistler

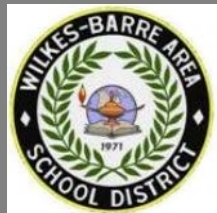
Dated: 3/15/2017

Settlement: 3/15/2017

Debt Service Schedule

Year	Payment Date	Par Amount	Coupon (%)	Interest	Debt Service	Annual Debt Service
	9/15/2017			367,036.75	367,036.75	
1	3/15/2018	515,000	2.000	367,036.75	882,036.75	1,249,073.50
	9/15/2018			361,886.75	361,886.75	
2	3/15/2019	525,000	2.050	361,886.75	886,886.75	1,248,773.50
	9/15/2019			356,505.50	356,505.50	
3	3/15/2020	535,000	2.100	356,505.50	891,505.50	1,248,011.00
	9/15/2020			350,888.00	350,888.00	
4	3/15/2021	545,000	2.150	350,888.00	895,888.00	1,246,776.00
	9/15/2021			345,029.25	345,029.25	
5	3/15/2022	560,000	2.200	345,029.25	905,029.25	1,250,058.50
	9/15/2022			338,869.25	338,869.25	
6	3/15/2023	570,000	2.250	338,869.25	908,869.25	1,247,738.50
	9/15/2023			332,456.75	332,456.75	
7	3/15/2024	585,000	2.310	332,456.75	917,456.75	1,249,913.50
	9/15/2024			325,700.00	325,700.00	
8	3/15/2025	595,000	2.430	325,700.00	920,700.00	1,246,400.00
	9/15/2025			318,470.75	318,470.75	
9	3/15/2026	610,000	2.620	318,470.75	928,470.75	1,246,941.50
	9/15/2026			310,479.75	310,479.75	
10	3/15/2027	625,000	2.730	310,479.75	935,479.75	1,245,959.50
	9/15/2027			301,948.50	301,948.50	
11	3/15/2028	645,000	2.840	301,948.50	946,948.50	1,248,897.00
	9/15/2028			292,789.50	292,789.50	
12	3/15/2029	660,000	2.940	292,789.50	952,789.50	1,245,579.00
	9/15/2029			283,087.50	283,087.50	
13	3/15/2030	680,000	3.050	283,087.50	963,087.50	1,246,175.00
	9/15/2030			272,717.50	272,717.50	
14	3/15/2031	700,000	3.130	272,717.50	972,717.50	1,245,435.00

	9/15/2031			261,762.50	261,762.50	
15	3/15/2032	725,000	3.200	261,762.50	986,762.50	1,248,525.00
	9/15/2032			250,162.50	250,162.50	
16	3/15/2033	745,000	3.430	250,162.50	995,162.50	1,245,325.00
	9/15/2033			237,385.75	237,385.75	
17	3/15/2034	775,000	3.430	237,385.75	1,012,385.75	1,249,771.50
	9/15/2034			224,094.50	224,094.50	
18	3/15/2035	800,000	3.430	224,094.50	1,024,094.50	1,248,189.00
	9/15/2035			210,374.50	210,374.50	
19	3/15/2036	825,000	3.430	210,374.50	1,035,374.50	1,245,749.00
	9/15/2036			196,225.75	196,225.75	
20	3/15/2037	855,000	3.430	196,225.75	1,051,225.75	1,247,451.50
	9/15/2037			181,562.50	181,562.50	
21	3/15/2038	885,000	3.500	181,562.50	1,066,562.50	1,248,125.00
	9/15/2038			166,075.00	166,075.00	
22	3/15/2039	915,000	3.500	166,075.00	1,081,075.00	1,247,150.00
	9/15/2039			150,062.50	150,062.50	
23	3/15/2040	950,000	3.500	150,062.50	1,100,062.50	1,250,125.00
	9/15/2040			133,437.50	133,437.50	
24	3/15/2041	980,000	3.500	133,437.50	1,113,437.50	1,246,875.00
	9/15/2041			116,287.50	116,287.50	
25	3/15/2042	1,015,000	3.500	116,287.50	1,131,287.50	1,247,575.00
	9/15/2042			98,525.00	98,525.00	
26	3/15/2043	1,050,000	3.500	98,525.00	1,148,525.00	1,247,050.00
	9/15/2043			80,150.00	80,150.00	
27	3/15/2044	1,085,000	3.500	80,150.00	1,165,150.00	1,245,300.00
	9/15/2044			61,162.50	61,162.50	
28	3/15/2045	1,125,000	3.500	61,162.50	1,186,162.50	1,247,325.00
	9/15/2045			41,475.00	41,475.00	
29	3/15/2046	1,165,000	3.500	41,475.00	1,206,475.00	1,247,950.00
	9/15/2046			21,087.50	21,087.50	
30	3/15/2047	1,205,000	3.500	21,087.50	1,226,087.50	1,247,175.00
		23,450,000		13,975,392.50	37,425,392.50	37,425,392.50



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Renovations and Addition

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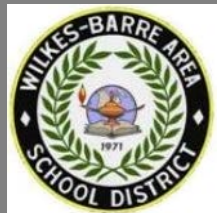
Borton-Lawson

TGL Engineering, Inc.

Williams Kinsman Lewis Architecture



Public Comment and Clarification



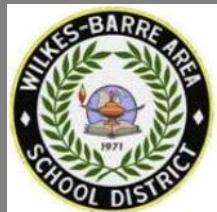
Dr. David W. Kistler
Renovations and Addition

A+E Group
Borton-Lawson
TGL Engineering, Inc.
Williams Kinsman Lewis Architecture



Public Comment

- After being recognized, the individual shall state name and address
- Comments shall be project specific
- Comments are limited to three (3) minutes
- Written comments may be filed with the School District or with PDE for thirty (30) days following tonight's hearing

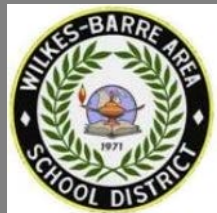


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Adjournment



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