



Certificate of Necessity Application – Renovations / Replacement

**1. Project Name: Smyrna High School**

**Project Description:** Building envelope, interior and MEP upgrades throughout the building are required to protect the investments previously made by the state and local district in this school. Major projects include replacing interior and exterior doors; replacing classroom casework and replacing roofing. In addition, major MEP projects include replacement of ventilation system in Area D and refurbishing the chillers and cooling tower at the Central Plant. The work will encompass projects not addressed in the 2008 referendum. Refer to the attached assessment report for additional details.

**Grade Levels Served:** 9-12 in SY 2018/19. 9-12 long-term plan.

**Facility Data**

Present:

<i>Address</i>	<i>500 Duck Creek Parkway, Smyrna, Delaware 19977</i>
<i>Gross # square feet</i>	355,960 s.f.
<i>Age of building</i>	1971
<i>Age of additions</i>	2008
<i>Year of last renovations</i>	2012
<i>Enrollment</i>	1,552 in SY 2018/19
<i>Capacity</i>	2000

Proposed:

<i>Address</i>	<i>same</i>
<i>Gross # square feet</i>	355,960 s.f.
<i>Estimated start time of project</i>	2021
<i>Estimated completion date</i>	2024
<i>Estimated date of occupancy</i>	2024
<i>Capacity</i>	2000

Capital Request Funding

<i>FISCAL YEAR</i>	<i>AMOUNT</i>
<i>FY 2021</i>	\$1,412,859
<i>FY 2022</i>	\$8,731,469
<i>FY 2023</i>	\$4,492,891

<u>FY 2024</u>	
<u>FY 2025</u>	
<b>TOTALS:</b>	\$14,637,219

**Cost Breakdown/Phase Out**

	<u>FY2021</u>	<u>FY2022</u>	<u>FY2023</u>	<u>FY2024</u>	<u>FY2025</u>	<b>TOTAL</b>
<b><u>Construction Expenses</u></b>						
<i>Planning/Design</i>						
Architect/Engineering	790,000	270,000	100,000			1,160,000
Audit Fees	21,000		21,000			42,000
<i>Site Development Costs</i>						
Construction Costs	451,859	7,877,154	3,787,577			12,116,590
Construction Contingency	100,000	250,000	250,000			600,000
Demolition Costs	50,000	80,000	80,000			210,000
Other (Provide Description)						
<b><u>Non-Construction Expenses</u></b>						
<i>Technology</i>						
<i>Furniture and Equipment</i>						
Escalation Costs		254,315	254,314			508,629
Other (Provide Description)						
<b>TOTALS</b>	<b>1,412,859</b>	<b>8,731,469</b>	<b>4,492,891</b>			<b>14,637,219</b>

**2. Project Details:**

- a. The DOE decision-making process is based on a priority legend, with the highest priorities being the following:
  - i. Capacity and future enrollment
  - ii. Project corrects facility life, health or safety issues
  - iii. Building aesthetics and programming

b. **Renovations/Additions:**

- i. Provide a specific description for each of the schools to be renovated and/or expanded. **Specified details are contained in the attached building needs assessment.** Provide details on the last time the school was renovated. **Last renovation occurred as part of CN 0824 C and included additions for concession/restroom facilities at the football stadium, a new mechanical systems building, a two-story classroom wing, gymnasium and related athletic facilities and child nutrition food service facilities. Renovations included interior space reorganization, exterior shell, mechanical, plumbing, site and life safety upgrades.**
- ii. If needed because of overcrowding, please provide details of overcrowding issues. Which schools?  
What are the relief/redistribution plans? What are the patterns of population and student growth in the district?
- iii. Explain how these renovations and/or additions align with the priority legend. **The renovations are required to address aging building systems and correct facility life, health and safety issues.**
- iv. Has the school district obtained all the necessary district Board of Education approvals?  Yes;  No
- v. Can the renovations be funded with minor cap money?  Yes;  No
- vi. Can the renovations or additions happen during the school year?  Yes;  No

Please address the urgency of each project or your request in general. **Building systems and infrastructure are aging and delays will increase costs and the potential for catastrophic failure. The attached assessment report identifies project based on the immediacy of need: immediate (1-2 years), short-term (3-4 years), mid-term (5-6 years) or long-term (7-10 years).**

What would happen if the CN is not approved this year? **Building systems will or already exceed their expected service life creating the risk for catastrophic systems failure, increased maintenance costs, inefficient operations and an environment not conducive to learning.**

In what priority order would you classify your request(s) if not all requests were granted? **A priority ranking for all projects is attached.**

### 3. Request Deadline:

Complete Board approved capital requests, accompanied by all completed submission documentation must be submitted to DOE by no later than August 31<sup>st</sup> of each State fiscal year for the next year's capital budget submission to the attention of:

Education Associate, Capital Project Management  
Delaware Department of Education  
401 Federal Street, Suite 2  
Dover, DE 19901

### 4. Recommendations:

It is strongly recommended that districts notify DOE of any potential capital budget requests as early as possible in order to ensure a thorough review by DOE and to allow time for additional exchange of information, as applicable.

## 5. Attachments:

- District Board approved minutes (draft is acceptable)
- Building Professional (i.e. Architectural/Engineering firm) supporting documentation
- Office of State Planning Coordination approval letter (if applicable)