

MINIDOKA COUNTY SCHOOL DISTRICT #331J

TEN YEAR FACILITIES PLAN [2019-2029]



September 17, 2018

MINIDOKA COUNTY SCHOOL DISTRICT #331J

TEN YEAR FACILITIES PLAN [2019-2029]

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September 17, 2018

Description/History of the Minidoka County School District

The Minidoka County Joint School District #331 is the 20th largest of Idaho's 114 School Districts, covering 762 square miles in the Southeastern region of Idaho and serving the populations of the cities of Paul, Rupert, Heyburn, Acequia, and Minidoka. The District also has students attend from portions of Lincoln, Cassia, Jerome, and Blaine Counties. The District educates over 4,000 students in preschool through grade 12. The District currently has 8 schools: 4 elementary schools (for grades K-5), 2 middle schools (for grades 6-8), 2 high schools (including one alternative Junior/Senior High School), as well as an alternative elementary/middle school—Total Learning Center. The District also participates in a regional ARTEC Professional Technical Charter School. The District offers a wide range of programs and services for its students. These include vocational and college preparatory classes.

The District is one of the major employers in the County, employing nearly 700 staff members. About 35% of the positions require university degrees and certification from the State Board of Education. The other 65% of the positions are classified (according to various skills required); which they do not generally require university degrees nor certification from the State Board of Education.

The School Districts of the Minidoka Project were first organized in September of 1905. This District, then known as No. 24 of Lincoln County, had 89 school aged children. School was opened in October in an old frame shack then known as the Woodworth & Donaldson building where the Rupert High School once stood. This and other rooms and buildings throughout the area served for the purpose of school until April 1909. During the summer of that year, the east half of the Lincoln grade school was erected and it was completed in the summer of 1910.

Minidoka County School District #331J

With enrollment growing from 89 to over 1,300 a bond was passed in February 1913 for the erection of the first electric high school building. It is safe to say that no district up to that point in time had ever received as much favorable mention, and no community ever received so much free advertising as this one. Every electrical magazine in the U.S. and some in foreign countries had a story about the Rupert High School. This made it the first HS to have electricity which allowed it to offer technical programs, home economics and wood shop.

Rupert High School was used as a secondary school up until 1955 when Minidoka County High Sch. was completed and the high schools were consolidated. After that time it was renamed Washington Elem. school and used in 1985 as an elementary school until it was finally condemned and demolished in 1987. Upon leaving Washington Elementary the students were moved to Big Valley Elementary School built in 1985 and it is still used today to serve grades K-5.

In 1948 with the population continuing to grow, the local county commissioners put forth a vote to the community to combine the 17 smaller districts in the area into one consolidated district. The community then voted with the results of 1,434 for the proposition and 441 against it.

In 1955 with the completion of the new consolidated high school, Minidoka County High School, the old high schs of Acequia, Heyburn, Rupert and Paul were converted to be used as elementary schools. Pershing Elementary School was built in 1918 with an addition in 1961 it was used as an elementary school up until 1997 when it was condemned and all but the addition was demolished. The students attending the school were moved to Big Valley Elem. The addition was then used as the alternative school, Mini-Cassia Opportunity Center, up until 2006 when the students were moved to Memorial.

Acequia School built in 1936 was used as a high school until 1955 and then was converted to an elem

school. In 2006, a bond was passed to build a new elementary school to replace the old school. This new school was opened in August of 2009 for students to attend.

Heyburn High School (built in 1937) also became an elementary school after the consolidation. With this same bond getting passed in 2006 to also build the new Acequia Elementary, a new Heyburn Elem School was built and opened as well in August of 2009. The old Heyburn school building was then converted to the Mt Harrison High School that next fall of 2010.

Memorial Elementary School (built in 1961) was used as a primary sch until 2006 when the students were moved to Big Valley Elementary. After this consolidation, Big Valley was renamed Rupert Elem. The Alternative school moved to the Memorial building in 2006 and was renamed Mt. Harrison Junior/Senior High School. When the Mt. Harrison High School moved to Heyburn, the middle sch alternative stayed at the old Memorial building and, combining with alternative elementary students, it became the Day Treatment Center Sch. (serving grades 1-8). With extra room beyond its student population, this building became home to a number of district service departments, including Federal Programs, Special Services and Technology. The Administrative and Business Offices moved into this building in 2010 from its Fremont Street location.

Paul Elementary Sch was built in 1980 after a fire destroyed the old Paul High Sch building in 1978. East and West Minico Junior High Schools were built in 1970 and were restructured as middle schools in 2000.

In 2002, the consolidated Minidoka County High School (a.k.a. Minico High) received a major facelift in addition to other major remodeling, including additional classroom space - a library, admin offices and a new multipurpose gymnasium were all constructed.

Purpose of the Minidoka County School District's Facilities

Effective school maintenance protects the District's capital investment, ensures the health and safety of the students -- supporting the overall educational performance of the entire Minidoka Sch. District.

As Idaho's school buildings age -- they face the growing challenge of maintaining school facilities at an appropriate level, which enables staff to meet the educational needs of their 21st century leaders.

The Minidoka School Board and Administration currently developed this ten-year facilities plan. It includes applicable renovation and upgrades of both existing schools -- which supports contemporary instructional practices. At the same time, they are striving to develop and fine tune, more advanced technological facilities, which are demanding considerable expertise and financial commitments.

MINIDOKA SCHOOL DISTRICT #331J [Facilities, Costs and Acreages]

			Acreage, Square Footage & Costs		
<i>Land/Bldg. Statistics {additions}</i>	Year of Const	Age of Facility	Total Land-Acreages	Total Building Square Footages	Total Building Replacement Costs* (as of 2019)
Acequia Elementary School	2009	9	27	44,010	\$ 12,102,750
Heyburn Elementary School	2009	9	15	50,733	\$ 13,951,575
Paul Elementary School {1985, 1990 & 2008}	1978	40	8	56,748	\$ 15,605,700
Rupert Elementary School {1992}	1985	33	12	57,283	\$ 15,752,825
East Middle School {1993}	1970	48	23	70,955	\$ 19,512,625
West Middle School {2004}	1970	48	23	67,400	\$ 18,535,000
High School {1985, 2002 & 2004}	1955	63	58	190,756	\$ 52,457,900
English Building	1958	60	inc. above	20,471	\$ 5,629,525
Vo-Tech/Drafting Building {1992}	1977	41	inc. above	14,199	\$ 2,484,825
Gymnasium/MP Building	2002	16	inc. above	24,035	\$ 4,206,125
Dist Service Cnt/TLC Sch {1985 & 1992}	1959	59	6	35,752	\$ 6,256,600
Mt. Harrison Alt. School {1969 & 1985}	1961	57	6	29,085	\$ 7,998,375
School District covers 762 square miles in total area	TOTALS	483	178	661,427	\$ 160,238,850
		Total Age of Bldgs	Total Land Acreages	Total Building Square Footages	Total Building Replacement Costs (as of 2019)

* Sch. Building Costs @ \$275/sf
Shops Costs @ \$175/sf

Minidoka County School District #331J

ACTUAL ENROLLMENT - - MINIDOKA SCHOOL DISTRICT #331J

	08-09	09-10	10-11	11-12	12-13	13-14	14-15	15-16	16-17	17-18	
K	294	324	326	362	349	380	358	338	319	318	K
1	264	305	332	326	341	342	367	348	346	343	1
2	306	259	309	320	325	340	348	368	330	339	2
3	274	311	263	304	302	325	333	336	374	333	3
4	304	279	311	262	301	307	319	339	333	373	4
5	287	301	275	316	255	298	299	316	338	329	5
K-5	1,729	1,779	1,816	1,890	1,873	1,992	2,024	2,045	2,040	2,035	K-5
6	268	284	321	307	318	267	313	311	331	332	6
7	321	284	307	315	308	317	265	327	328	334	7
8	313	329	296	306	302	313	331	266	312	299	8
6-8	902	897	924	928	928	897	909	904	971	965	6-8
9	330	297	326	270	301	303	298	316	263	292	9
10	314	341	273	319	278	313	303	302	331	262	10
11	353	327	334	271	296	268	298	292	297	334	11
12	306	305	311	313	257	308	277	279	285	307	12
9-12	1,303	1,270	1,244	1,173	1,132	1,192	1,176	1,189	1,176	1,195	9-12
Totals	3,934	3,946	3,984	3,991	3,933	4,081	4,109	4,138	4,187	4,195	Totals
Growth %		0%	1%	0%	-1%	4%	1%	1%	1%	0%	Growth %
Growth #		12	38	7	-58	148	28	29	49	8	Growth #

PROJECTED ENROLLMENT -- MSD #331J

	18-19	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	
K	318	318	318	318	318	318	318	318	318	318	K
1	318	318	318	318	318	318	318	318	318	318	1
2	343	318	318	318	318	318	318	318	318	318	2
3	339	343	318	318	318	318	318	318	318	318	3
4	333	339	343	318	318	318	318	318	318	318	4
5	373	333	339	343	318	318	318	318	318	318	5
K-5	2,024	1,969	1,954	1,933	1,908	1,908	1,908	1,908	1,908	1,908	K-5
6	329	373	333	339	343	318	318	318	318	318	6
7	332	329	373	333	339	343	318	318	318	318	7
8	334	332	329	373	333	339	343	318	318	318	8
6-8	995	1,034	1,035	1,045	1,015	1,000	979	954	954	954	6-8
9	299	334	332	329	373	333	339	343	318	318	9
10	292	299	334	332	329	373	333	339	343	318	10
11	262	292	299	334	332	329	373	333	339	343	11
12	334	262	292	299	334	332	329	373	333	339	12
9-12	1,187	1,187	1,257	1,294	1,368	1,367	1,374	1,388	1,333	1,318	9-12
Totals	4,206	4,190	4,246	4,272	4,291	4,275	4,261	4,250	4,195	4,180	Totals
Growth %	0%	0%	1%	1%	0%	0%	0%	0%	-1%	0%	Growth %
Growth #	11	-16	56	26	19	-16	-14	-11	-55	-15	Growth #

0%

ACTUAL ENROLLMENT - - MINIDOKA SCHOOL DISTRICT #331J

	08-09	09-10	10-11	11-12	12-13	13-14	14-15	15-16	16-17	17-18	
K	294	324	326	362	349	380	358	338	319	318	K
1	264	305	332	326	341	342	367	348	346	343	1
2	306	259	309	320	325	340	348	368	330	339	2
3	274	311	263	304	302	325	333	336	374	333	3
4	304	279	311	262	301	307	319	339	333	373	4
5	287	301	275	316	255	298	299	316	338	329	5
K-5	1,729	1,779	1,816	1,890	1,873	1,992	2,024	2,045	2,040	2,035	K-5
6	268	284	321	307	318	267	313	311	331	332	6
7	321	284	307	315	308	317	265	327	328	334	7
8	313	329	296	306	302	313	331	266	312	299	8
6-8	902	897	924	928	928	897	909	904	971	965	6-8
9	330	297	326	270	301	303	298	316	263	292	9
10	314	341	273	319	278	313	303	302	331	262	10
11	353	327	334	271	296	268	298	292	297	334	11
12	306	305	311	313	257	308	277	279	285	307	12
9-12	1,303	1,270	1,244	1,173	1,132	1,192	1,176	1,189	1,176	1,195	9-12
Totals	3,934	3,946	3,984	3,991	3,933	4,081	4,109	4,138	4,187	4,195	Totals
Growth %		0%	1%	0%	-1%	4%	1%	1%	1%	0%	Growth %
Growth #		12	38	7	-58	148	28	29	49	8	Growth #

PROJECTED ENROLLMENT -- MSD #331J

	18-19	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	
K	321	324	328	331	334	338	341	344	348	351	K
1	321	324	328	331	334	338	341	344	348	351	1
2	346	324	328	331	334	338	341	344	348	351	2
3	342	350	328	331	334	338	341	344	348	351	3
4	336	346	353	331	334	338	341	344	348	351	4
5	377	340	349	357	334	338	341	344	348	351	5
K-5	2,044	2,009	2,013	2,011	2,005	2,025	2,046	2,066	2,087	2,108	K-5
6	332	380	343	353	360	338	341	344	348	351	6
7	335	336	384	347	356	364	341	344	348	351	7
8	337	339	339	388	350	360	368	344	348	351	8
6-8	1,005	1,055	1,066	1,087	1,067	1,062	1,050	1,033	1,043	1,054	6-8
9	302	341	342	342	392	353	363	371	348	351	9
10	295	305	344	345	346	396	357	367	375	351	10
11	265	298	308	348	349	349	400	361	371	379	11
12	337	267	301	311	351	352	353	404	364	374	12
9-12	1,199	1,211	1,295	1,347	1,438	1,451	1,473	1,503	1,458	1,456	9-12
Totals	4,248	4,274	4,375	4,445	4,510	4,538	4,568	4,602	4,588	4,617	Totals
Growth %	1%	1%	2%	2%	1%	1%	1%	1%	0%	1%	Growth %
Growth #	53	26	100	71	64	28	30	34	-14	29	Growth #

1%

ACTUAL ENROLLMENT -- MINIDOKA SCHOOL DISTRICT #331J

	08-09	09-10	10-11	11-12	12-13	13-14	14-15	15-16	16-17	17-18	
K	294	324	326	362	349	380	358	338	319	318	K
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3	274	311	263	304	302	325	333	336	374	333	3
4	304	279	311	262	301	307	319	339	333	373	4
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K-5	1,729	1,779	1,816	1,890	1,873	1,992	2,024	2,045	2,040	2,035	K-5
6	268	284	321	307	318	267	313	311	331	332	6
7	321	284	307	315	308	317	265	327	328	334	7
8	313	329	296	306	302	313	331	266	312	299	8
6-8	902	897	924	928	928	897	909	904	971	965	6-8
9	330	297	326	270	301	303	298	316	263	292	9
10	314	341	273	319	278	313	303	302	331	262	10
11	353	327	334	271	296	268	298	292	297	334	11
12	306	305	311	313	257	308	277	279	285	307	12
9-12	1,303	1,270	1,244	1,173	1,132	1,192	1,176	1,189	1,176	1,195	9-12
Totals	3,934	3,946	3,984	3,991	3,933	4,081	4,109	4,138	4,187	4,195	Totals
Growth %		0%	1%	0%	-1%	4%	1%	1%	1%	0%	Growth %
Growth #		12	38	7	-58	148	28	29	49	8	Growth #

PROJECTED ENROLLMENT -- MSD #331J

	18-19	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	
K	324	331	337	344	351	358	365	373	380	388	K
1	324	331	337	344	351	358	365	373	380	388	1
2	350	331	337	344	351	358	365	373	380	388	2
3	346	357	337	344	351	358	365	373	380	388	3
4	340	353	364	344	351	358	365	373	380	388	4
5	380	346	360	371	351	358	365	373	380	388	5
K-5	2,064	2,049	2,074	2,092	2,107	2,149	2,192	2,236	2,280	2,326	K-5
6	336	388	353	367	379	358	365	373	380	388	6
7	339	342	396	360	374	386	365	373	380	388	7
8	341	345	349	404	368	382	394	373	380	388	8
6-8	1,015	1,076	1,098	1,131	1,121	1,126	1,125	1,118	1,140	1,163	6-8
9	305	347	352	356	412	375	389	402	380	388	9
10	298	311	354	359	363	420	383	397	410	388	10
11	267	304	317	362	367	371	428	390	405	418	11
12	341	273	310	324	369	374	378	437	398	413	12
9-12	1,211	1,235	1,334	1,401	1,510	1,539	1,578	1,626	1,593	1,607	9-12
Totals	4,290	4,359	4,506	4,624	4,738	4,814	4,895	4,980	5,013	5,095	Totals
Growth %	2%	2%	3%	3%	2%	2%	2%	2%	1%	2%	Growth %
Growth #	95	69	147	118	113	77	80	85	34	82	Growth #

2%

Minidoka School District #331J

Minidoka School District #331J

Elementary School Building Enrollments vs Capacities

Grades	Acequa	Heyburn	Paul	Rupert	Totals
K	52	99	78	89	318
1	57	103	78	104	342
2	53	86	96	102	337
3	55	92	84	101	332
4	61	97	92	119	369
5	55	89	89	94	327
TOTAL ENROLL.	333	566	517	609	2,025
Estimated Bldg. Cap.	345	644	621	768	2,378
% Cap (2018-19)	97%	88%	83%	79%	85%

Acequa Elem (K-5)	15 clrms x 23 = 345	(0 portable)
Heyburn Elem (K-5)	28 clrms x 23 = 644	(0 portable)
Paul Elem. (K-5)	27 clrms x 23 = 621	(0 portable)
Rupert Elem. (K-5)	32 clrms x 24 = 768	(3 portables with 4 clrms & 2 comp labs)

Minidoka School District #331J

School Building Enrollments vs Capacities

Grades		4 Elementaies	2 Middles	1 High	1 Alt High	Totals	Grades
K		318				318	K
1		343				343	1
2		339				339	2
3		333				333	3
4		373				373	4
5		329				329	5
6			332			332	6
7			334			334	7
8			299			299	8
9				292	19	292	9
10				262	26	262	10
11				334	55	334	11
12				307	66	307	12
TOTAL ENROLL.		2,035	965	1,195	166	4,195	TOTAL ENROLL.
Estimated Bldg. Cap.		2,003	1,364	1,311	168	4,846	Estimated Bldg. Cap.
% Cap (2018-19)		102%	71%	91%	99%	87%	% Cap (2018-19)

4 Elementaries (K-5)	87 clrms x 23.2 = 2,003	(3 portables)	(@ Rupert 4 clrms & 2 comp labs)
2 Middle (6-8)	62 clrms x 22 = 1,364	(2 portables)	(@ East 2 clrms)
1 High (9-12)	69 clrms x 19 = 1,311	(0 portable)	
1 Alt High (9-12)	14 clrms x 12 = 168	(0 portable)	

BUILDING CONDITION EVALUATION FORM

School District
 School Name

COMPONENTS		SYSTEMS	RATINGS				COMMENTS		
			GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)			
1.0 Exterior Building Condition	1.1 Foundation/Structure	+12	+8	+6	+4				
	1.2 Walls	+8	+5	+3	+1				
	1.3 Roof	+7	+5	+2	0				
	1.4 Windows/Doors	+2	+1	0	0				
	1.5 Trim	+2	+1	0	0				
Component Score									
2.0 Interior Building Condition	2.1 Floors	+8	+5	+2	0				
	2.2 Walls	+8	+5	+1	0				
	2.3 Ceilings	+5	+3	+1	0				
	2.4 Fixed Equipment	+2	+1	0	0				
Component Score									
3.0 Mechanical Systems Condition	3.1 Electrical	+6	+4	+2	0				
	3.2 Plumbing	+4	+2	+1	0				
	3.3 Heating	+6	+4	+2	+1				
	3.4 Cooling	+6	+4	+2	+1				
	3.5 Lighting	+4	+3	+2	0				
Component Score									
4.0 Safety/Building Code	4.1 Means of Exit	+6	+4	+2	0				
	4.2 Fire Control Capability	+4	+3	+2	+1				
	4.3 Fire Alarm System	+4	+3	+2	+1				
	4.4 Emergency Lighting	+2	+1	0	0				
	4.5 Fire Resistance	+4	+3	+2	+1				
Component Score									
TOTAL CONDITION SCORES								Unadjusted Score	Adjusted Score

5.0 Provisions for Handicap Accessibility

6.0 Functional Adaptability

7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Evaluator Name
 Date
 Year Built
 Total Sq. Ft.
 Age

BCEF Scoring Table and Summary Ranges

<u>COMPONENTS</u>	<u>GOOD</u>	<u>FAIR</u>	<u>POOR</u>	<u>UNSATISFACTORY</u>
BCEF 1.0 Exterior Condition	28--31	18--27	11--17	10 or less
BCEF 2.0 Interior Condition	21--23	13--20	4--12	3 or less
BCEF 3.0 Mechanical Systems	23--26	15--22	8--14	7 or less
BCEF 4.0 Safety/Building Codes	18--20	13--17	7--12	6 or less
Total Scores	90--100	60--89	30--59	29 or less

Summary of Building Condition Evaluation Scoring Range Recommendations

<u>Total Adjusted Scores</u>	<u>Recommendations for Consideration</u>
90--100	No renovation nor remodeling is needed.
75--89	Problems developing; minor renovation/remodeling needed or should be scheduled soon.
50--74	Serious problems are developing; renovation/remodeling costs should be considered if \$ is less than 50% of the replacement.
31--49	Serious problems exist and need immediate attention; no type of renovation when the \$ is greater than 50% of replacement.
0--30	Major problems exist; building is dangerous to be occupied; very high maint. & operational; no renovation should occur & building(s) should be vacated (by students) as soon as possible.

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

Acequia Elem. School

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
				GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)		
1.0 Exterior Building Condition <div style="border: 1px solid black; padding: 2px;"> Good Condition Component Score = 31 </div>	1.1	Foundation/Structure	+12	+8	+6	+4	Metal standing seam		
	1.2	Walls	+8	+5	+3	+1			
	1.3	Roof	+7	+5	+2	0			
	1.4	Windows/Doors	+2	+1	0	0			
	1.5	Trim	+2	+1	0	0			
2.0 Interior Building Condition <div style="border: 1px solid black; padding: 2px;"> Good Condition Component Score = 21 </div>	2.1	Floors	+8	+5	+2	0	Carpet replaced Repainted Few tiles needing replaced		
	2.2	Walls	+8	+5	+1	0			
	2.3	Ceilings	+5	+3	+1	0			
	2.4	Fixed Equipment	+2	+1	0	0			
3.0 Mechanical Systems Condition <div style="border: 1px solid black; padding: 2px;"> Good Condition Component Score = 25 </div>	3.1	Electrical	+6	+4	+2	0	Ind. Units A/C LEDs recommended		
	3.2	Plumbing	+4	+2	+1	0			
	3.3	Heating	+6	+4	+2	0			
	3.4	Cooling	+6	+4	+2	+1			
	3.5	Lighting	+4	+3	+2	0			
4.0 Safety/Building Code <div style="border: 1px solid black; padding: 2px;"> Good Condition Component Score = 20 </div>	4.1	Means of Exit	+6	+4	+2	0	Sprinkled		
	4.2	Fire Control Capability	+4	+3	+2	+1			
	4.3	Fire Alarm System	+4	+3	+2	+1			
	4.4	Emergency Lighting	+2	+1	0	0			
	4.5	Fire Resistance	+4	+3	+2	+1			
Good Condition Overall TOTAL CONDITION SCORES				91	6	0	0	Unadjusted Score 97	Adjusted Score 97

5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES	NO		
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 14, 2018 Date

2009 Year Built
9 Age

44,010
 Total Sq Footage

BCEF COST CALCULATION

Acequia Elementary School

Square footage of building:	44,010
Conversion on BCEF	100 -97 = 3%
Cost per/sf for upgrades*	\$275
Mathematical calculation	44,010 x 3% = 1,320 sf
Upgrade calculation cost	1,320 x \$275 sf = \$363,083
Total upgrade cost (rounded up)	\$360,000

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	No	<div></div> <p>Lunch Rm/Gym combo None A/C not real cool</p>
2) Insufficient science labs	N/A	
3) Insufficient band room	N/A	
4) Choir/music room in building	Yes	
5) Auditorium in building	No	
6) Art room in building	No	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	No	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

Heyburn Elem. School

COMPONENTS		RATINGS				COMMENTS
		GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)	
1.0 Exterior Building Condition Good Condition Component Score = 31	1.1 Foundation/Structure	+12	+8	+6	+4	
	1.2 Walls	+8	+5	+3	+1	
	1.3 Roof	+7	+5	+2	0	Metal standing seam
	1.4 Windows/Doors	+2	+1	0	0	
	1.5 Trim	+2	+1	0	0	
2.0 Interior Building Condition Good Condition Component Score = 21	2.1 Floors	+8	+5	+2	0	Carpet replaced
	2.2 Walls	+8	+5	+1	0	Repainted
	2.3 Ceilings	+5	+3	+1	0	Few tiles needing replaced
	2.4 Fixed Equipment	+2	+1	0	0	
3.0 Mechanical Systems Condition Good Condition Component Score = 25	3.1 Electrical	+6	+4	+2	0	
	3.2 Plumbing	+4	+2	+1	0	
	3.3 Heating	+6	+4	+2	0	Ind. Units
	3.4 Cooling	+6	+4	+2	+1	A/C
	3.5 Lighting	+4	+3	+2	0	LEDs recommended
4.0 Safety/Building Code Good Condition Component Score = 20	4.1 Means of Exit	+6	+4	+2	0	
	4.2 Fire Control Capability	+4	+3	+2	+1	Sprinkled
	4.3 Fire Alarm System	+4	+3	+2	+1	
	4.4 Emergency Lighting	+2	+1	0	0	
	4.5 Fire Resistance	+4	+3	+2	+1	

Good Condition Overall	TOTAL CONDITION SCORES	91	6	0	0	Unadjusted Score	Adjusted Score
						97	97

- 5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES	NO
	GOOD FAIR	POOR UNSAT.
EXCEL	GOOD FAIR	POOR UNSAT.

Rich Bauscher Evaluator

August 14, 2018 Date

2009 Year Built
9 Age

50,733
Total Sq Footage

BCEF COST CALCULATION

Heyburn Elementary School

Square footage of building:	50,733
Conversion on BCEF	100 - 97 = 3%
Cost per/sf for upgrades*	\$275
Mathematical calculation	50,733 x 3% = 1,522 sf
Upgrade calculation cost	1,522 x \$275 sf = \$418,550
Total upgrade cost (rounded up)	\$420,000

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	No	<div></div> <p>Lunch Rm/Gym combo None A/C not real cool</p>
2) Insufficient science labs	N/A	
3) Insufficient band room	N/A	
4) Choir/music room in building	Yes	
5) Auditorium in building	No	
6) Art room in building	No	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	No	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

Paul Elem. School

COMPONENTS	SYSTEMS	RATINGS				COMMENTS
		GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)	
1.0 Exterior Building Condition Good Condition Component Score = 30	1.1 Foundation/Structure	+12	+8	+6	+4	
	1.2 Walls	+8	+5	+3	+1	
	1.3 Roof	+7	+5	+2	0	Metal standing seam
	1.4 Windows/Doors	+2	+1	0	0	Some single pane windows
	1.5 Trim	+2	+1	0	0	
2.0 Interior Building Condition Fair Condition Component Score = 20	2.1 Floors	+8	+5	+2	0	New tile
	2.2 Walls	+8	+5	+1	0	Repainted
	2.3 Ceilings	+5	+3	+1	0	Few tiles needing replaced
	2.4 Fixed Equipment	+2	+1	0	0	Some cracked mirrors in RRs
3.0 Mechanical Systems Condition Fair Condition Component Score = 15	3.1 Electrical	+6	+4	+2	0	
	3.2 Plumbing	+4	+2	+1	0	Some new fixtures needed
	3.3 Heating	+6	+4	+2	0	Boilers need replaced
	3.4 Cooling	+6	+4	+2	+1	Chiller needs replaced
	3.5 Lighting	+4	+3	+2	0	LEDs recommended
4.0 Safety/Building Code Fair Condition Component Score = 15	4.1 Means of Exit	+6	+4	+2	0	
	4.2 Fire Control Capability	+4	+3	+2	+1	Not sprinkled
	4.3 Fire Alarm System	+4	+3	+2	+1	New sensors needed
	4.4 Emergency Lighting	+2	+1	0	0	Upgraded
	4.5 Fire Resistance	+4	+3	+2	+1	

Fair Condition Overall TOTAL CONDITION SCORES	63	10	6	1	Unadjusted Score	Adjusted Score
					80	80

- 5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 14, 2018 Date

1978 Year Built
 40 Age

56,748
 Total Sq Footage

BCEF COST CALCULATION

Paul Elementary School

Square footage of building:	56,748
Conversion on BCEF	100 -80 = 20%
Cost per/sf for upgrades*	\$275
Mathematical calculation	56,748 x 20% = 11,350 sf
Upgrade calculation cost	11,350 x \$275 sf = \$3,121,140
Total upgrade cost (rounded up)	\$3.1 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	No	None A/C not real cool
2) Insufficient science labs	N/A	
3) Insufficient band room	N/A	
4) Choir/music room in building	Yes	
5) Auditorium in building	No	
6) Art room in building	No	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	No	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

Rupert Elem. School

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
		GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)				
1.0 Exterior Building Condition <div style="border: 1px solid black; padding: 2px;"> Good Condition Component Score = 30 </div>	1.1 Foundation/Structure	+12	+8	+6	+4				
	1.2 Walls	+8	+5	+3	+1				
	1.3 Roof	+7	+5	+2	0	EPDM			
	1.4 Windows/Doors	+2	+1	0	0	Doors single pane windows			
	1.5 Trim	+2	+1	0	0				
2.0 Interior Building Condition <div style="border: 1px solid black; padding: 2px;"> Fair Condition Component Score = 19 </div>	2.1 Floors	+8	+5	+2	0	Carpet upgraded			
	2.2 Walls	+8	+5	+1	0	Repainted			
	2.3 Ceilings	+5	+3	+1	0	Few tiles needing replaced			
	2.4 Fixed Equipment	+2	+1	0	0	Some cracked mirrors in RRs			
3.0 Mechanical Systems Condition <div style="border: 1px solid black; padding: 2px;"> Fair Condition Component Score = 15 </div>	3.1 Electrical	+6	+4	+2	0				
	3.2 Plumbing	+4	+2	+1	0	Some new fixtures needed			
	3.3 Heating	+6	+4	+2	0	Contollers need replaced			
	3.4 Cooling	+6	+4	+2	+1	Chiller needs replaced			
	3.5 Lighting	+4	+3	+2	0	LEDs recommended			
4.0 Safety/Building Code <div style="border: 1px solid black; padding: 2px;"> Good Condition Component Score = 20 </div>	4.1 Means of Exit	+6	+4	+2	0				
	4.2 Fire Control Capability	+4	+3	+2	+1	Sprinkled			
	4.3 Fire Alarm System	+4	+3	+2	+1				
	4.4 Emergency Lighting	+2	+1	0	0	Upgraded			
	4.5 Fire Resistance	+4	+3	+2	+1				
Fair Condition Overall TOTAL CONDITION SCORES				68	12	4	0	Unadjusted Score <div style="text-align: center; font-size: 1.2em; font-weight: bold;">84</div>	Adjusted Score <div style="text-align: center; font-size: 1.2em; font-weight: bold;">84</div>

- 5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher

 Evaluator

August 14, 2018

 Date

1985

 Year Built

33

 Age

57,283

Total Sq Footage

BCEF COST CALCULATION

Rupert Elementary School

Square footage of building:	57,283
Conversion on BCEF	100 - 84 = 16%
Cost per/sf for upgrades*	\$275
Mathematical calculation	57,283 x 16% = 9,165 sf
Upgrade calculation cost	9,165 x \$275 sf = \$2,520,452
Total upgrade cost (rounded up)	\$2.5 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	No	Separate kitchen from the gym 3 Portables (4 clsrms & computer labs) Chiller problems
2) Insufficient science labs	N/A	
3) Insufficient band room	N/A	
4) Choir/music room in building	Yes	
5) Auditorium in building	No	
6) Art room in building	No	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	Yes	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

East Middle School

COMPONENTS		SYSTEMS	RATINGS				COMMENTS	
			GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)		
1.0 Exterior Building Condition Good Condition Component Score = 29	1.1 Foundation/Structure	+12	+8	+6	+4			
	1.2 Walls	+8	+5	+3	+1			
	1.3 Roof	+7	+5	+2	0			
	1.4 Windows/Doors	+2	+1	0	0	Single pane winds & dr hardware bad		
	1.5 Trim	+2	+1	0	0			
2.0 Interior Building Condition Fair Condition Component Score = 17	2.1 Floors	+8	+5	+2	0	Carpet replaced		
	2.2 Walls	+8	+5	+1	0	Some clsrms need repainted		
	2.3 Ceilings	+5	+3	+1	0	Few tiles needing replaced		
	2.4 Fixed Equipment	+2	+1	0	0	Some older fixtures		
3.0 Mechanical Systems Condition Fair Condition Component Score = 17	3.1 Electrical	+6	+4	+2	0	Maxed out amperage		
	3.2 Plumbing	+4	+2	+1	0	New RR fixtures needed		
	3.3 Heating	+6	+4	+2	0	Contollers need replaced		
	3.4 Cooling	+6	+4	+2	+1	Older units		
	3.5 Lighting	+4	+3	+2	0	LEDs recommended		
4.0 Safety/Building Code Good Condition Component Score = 17	4.1 Means of Exit	+6	+4	+2	0	Door hardware needs replaced		
	4.2 Fire Control Capability	+4	+3	+2	+1	Sprinkled		
	4.3 Fire Alarm System	+4	+3	+2	+1			
	4.4 Emergency Lighting	+2	+1	0	0			
	4.5 Fire Resistance	+4	+3	+2	+1	Some hollow core doors		
Fair Condition Overall TOTAL CONDITION SCORES			47	33	0	0	Unadjusted Score <div style="text-align: center; font-size: 1.5em;">80</div>	Adjusted Score <div style="text-align: center; font-size: 1.5em;">80</div>

- 5.0 Provisions for Handicap Accessibility
- 6.0 Functional Adaptability
- 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 14, 2018 Date

1970 Year Built
48 Age

70,955
 Total Sq Footage

BCEF COST CALCULATION

East Middle School

Square footage of building:	70,955
Conversion on BCEF	100 - 80 = 20%
Cost per/sf for upgrades*	\$275
Mathematical calculation	70,955 x 20% = 14,191 sf
Upgrade calculation cost	14,191 x \$275 sf = \$3,902,525
Total upgrade cost (rounded up)	\$3.9 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	No	2 labs 1 Modular with 2 clsrms A/C not real cool
2) Insufficient science labs	No	
3) Insufficient band room	No	
4) Choir/music room in building	Yes	
5) Auditorium in building	N/A	
6) Art room in building	No	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	Yes	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

West Middle School

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
				GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)		
1.0 Exterior Building Condition Fair Condition Component Score = 27	1.1 Foundation/Structure			+12	+8	+6	+4		
	1.2 Walls			+8	+5	+3	+1		
	1.3 Roof			+7	+5	+2	0		
	1.4 Windows/Doors			+2	0	0	0	Single pane winds & dr hardware bad	
	1.5 Trim			+2	0	0	0	Needs painted	
2.0 Interior Building Condition Fair Condition Component Score = 17	2.1 Floors			+8	+5	+2	0	Carpet replaced	
	2.2 Walls			+8	+5	+1	0	Some clsrms need repainted	
	2.3 Ceilings			+5	+3	+1	0	Few tiles needing replaced	
	2.4 Fixed Equipment			+2	+1	0	0	Some older fixtures	
3.0 Mechanical Systems Condition Fair Condition Component Score = 17	3.1 Electrical			+6	+4	+2	0	Maxed out amperage	
	3.2 Plumbing			+4	+2	+1	0	New RR fixtures needed	
	3.3 Heating			+6	+4	+2	0	Contollers need replaced	
	3.4 Cooling			+6	+4	+2	+1	Older units	
	3.5 Lighting			+4	+3	+2	0	LEDs recommended	
4.0 Safety/Building Code Fair Condition Component Score = 17	4.1 Means of Exit			+6	+4	+2	0	Door hardware needs replaced	
	4.2 Fire Control Capability			+4	+3	+2	+1	Sprinkled	
	4.3 Fire Alarm System			+4	+3	+2	+1		
	4.4 Emergency Lighting			+2	+1	0	0		
	4.5 Fire Resistance			+4	+3	+2	+1	Some hollow core doors	
Fair Condition Overall TOTAL CONDITION SCORES				45	33	0	0	Unadjusted Score <div style="text-align: center; font-size: 1.5em; font-weight: bold;">78</div>	Adjusted Score <div style="text-align: center; font-size: 1.5em; font-weight: bold;">78</div>

5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 14, 2018 Date

1970 Year Built
 48 Age

67,400
 Total Sq Footage

BCEF COST CALCULATION

West Middle School

Square footage of building:	67,400
Conversion on BCEF	100 - 78 = 22%
Cost per/sf for upgrades*	\$275
Mathematical calculation	67,400 x 22% = 14,828 sf
Upgrade calculation cost	14,828 x \$275 sf = \$4,077,700
Total upgrade cost (rounded up)	\$4.1 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	No	2 labs None A/C not real cool
2) Insufficient science labs	No	
3) Insufficient band room	No	
4) Choir/music room in building	Yes	
5) Auditorium in building	N/A	
6) Art room in building	No	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	No	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

HS English Building

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
				GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)		
1.0 Exterior Building Condition Fair Condition Component Score = 19	1.1 Foundation/Structure			+12	+8	+6	+4		
	1.2 Walls			+8	+5	+3	+1	Cracks on bricks	
	1.3 Roof			+7	+5	+2	0		
	1.4 Windows/Doors			+2	+1	0	0	Single pane winds & dr hardware bad	
	1.5 Trim			+2	+1	0	0	Needs painted	
2.0 Interior Building Condition Fair Condition Component Score = 13	2.1 Floors			+8	+5	+2	0	Carpet replaced	
	2.2 Walls			+8	+5	+1	0	Some cracks	
	2.3 Ceilings			+5	+3	+1	0	Few tiles needing replaced	
	2.4 Fixed Equipment			+2	+1	0	0	Some older fixtures	
3.0 Mechanical Systems Condition Good Condition Component Score = 23	3.1 Electrical			+6	+4	+2	0		
	3.2 Plumbing			+4	+2	+1	0	New RR fixtures needed	
	3.3 Heating			+6	+4	+2	0	Needs revamped	
	3.4 Cooling			+6	+4	+2	+1	Partially cool	
	3.5 Lighting			+4	+3	+2	0	Some bulbs out & LEDs recommended	
4.0 Safety/Building Code Fair Condition Component Score = 14	4.1 Means of Exit			+6	+4	+2	0	Door hardware needs replaced	
	4.2 Fire Control Capability			+4	+3	+2	+1	Not sprinkled	
	4.3 Fire Alarm System			+4	+3	+2	+1		
	4.4 Emergency Lighting			+2	+1	0	0		
	4.5 Fire Resistance			+4	+3	+2	+1	Wooden floors	
Fair Condition Overall TOTAL CONDITION SCORES				36	24	8	1	Unadjusted Score <div style="text-align: center; font-size: 1.2em;">69</div>	Adjusted Score <div style="text-align: center; font-size: 1.2em;">69</div>

- 5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 15, 2018 Date

1958 Year Built
 60 Age

20,471
 Total Sq Footage

BCEF COST CALCULATION

High School English Building

Square footage of building:	20,471
Conversion on BCEF	100 - 69 = 31%
Cost per/sf for upgrades*	\$275
Mathematical calculation	20,471 x 31% = 6,141 sf
Upgrade calculation cost	6,141 x \$275 sf = \$1,688,858
Total upgrade cost (rounded up)	\$1.7 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	Yes	A/C not real cool
2) Insufficient science labs	N/A	
3) Insufficient band room	N/A	
4) Choir/music room in building	N/A	
5) Auditorium in building	N/A	
6) Art room in building	N/A	
7) Library size adequate	N/A	
8) Kitchen in building	N/A	
9) Portable units on site	N/A	
10) Central air in building	Yes	
11) Core areas too small for an expansion	Yes	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

HS Main School

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
				GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)		
1.0 Exterior Building Condition Fair Condition Component Score = 23	1.1 Foundation/Structure			+12	+8	+6	+4		
	1.2 Walls			+8	+5	+3	+1	Hard water build up	
	1.3 Roof			+7	+5	+2	0	Fiberglass material getting thin	
	1.4 Windows/Doors			+2	+1	0	0	Single pane winds & dr hardware bad	
	1.5 Trim			+2	+1	0	0	Needs painted	
2.0 Interior Building Condition Poor Condition Component Score = 11	2.1 Floors			+8	+5	+2	0	Carpet needs replaced	
	2.2 Walls			+8	+5	+1	0	Some cracks	
	2.3 Ceilings			+5	+3	+1	0	Few tiles needing replaced	
	2.4 Fixed Equipment			+2	+1	0	0	Some older fixtures	
3.0 Mechanical Systems Condition Fair Condition Component Score = 17	3.1 Electrical			+6	+4	+2	0		
	3.2 Plumbing			+4	+2	+1	0		
	3.3 Heating			+6	+4	+2	0	Boilers (2) need replaced	
	3.4 Cooling			+6	+4	+2	+1	Partially cool (none gym nor lunch rm)	
	3.5 Lighting			+4	+3	+2	0	Some bulbs out & LEDs recommended	
4.0 Safety/Building Code Good Condition Component Score = 19	4.1 Means of Exit			+6	+4	+2	0		
	4.2 Fire Control Capability			+4	+3	+2	+1	Sprinkled	
	4.3 Fire Alarm System			+4	+3	+2	+1		
	4.4 Emergency Lighting			+2	+1	0	0		
	4.5 Fire Resistance			+4	+3	+2	+1	Wooden floors	
Fair Condition Overall TOTAL CONDITION SCORES				38	26	6	0	Unadjusted Score <b style="font-size: 1.2em;">70	Adjusted Score <b style="font-size: 1.2em;">70

- 5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO
	GOOD	FAIR	POOR UNSAT.
EXCEL	GOOD	FAIR	POOR UNSAT.

Rich Bauscher Evaluator

August 15, 2018 Date

1955 Year Built
 63 Age

190,756
 Total Sq Footage

BCEF COST CALCULATION

High School Main Building

Square footage of building:	190,756
Conversion on BCEF	100 - 70 = 30%
Cost per/sf for upgrades*	\$275
Mathematical calculation	190,756 x 30% = 57,227 sf
Upgrade calculation cost	57,227 x \$275 sf = \$15,737,370
Total upgrade cost (rounded up)	\$16 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	No	7 total Holds 680 A/C not in gym nor lunch room
2) Insufficient science labs	No	
3) Insufficient band room	No	
4) Choir room in building	Yes	
5) Auditorium in building	Yes	
6) Art room in building	Yes	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	No	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

HS Multi-Purpose Building

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
		GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)				
1.0 Exterior Building Condition Good Condition Component Score = 28	1.1 Foundation/Structure	+12	+8	+6	+4				
	1.2 Walls	+8	+5	+3	+1				
	1.3 Roof	+7	+5	+2	0				
	1.4 Windows/Doors	+2	+1	0	0	Hrdwr needs rpld & single pane doors			
	1.5 Trim	+2	+1	0	0	Needs louvers painted			
2.0 Interior Building Condition Fair Condition Component Score = 20	2.1 Floors	+8	+5	+2	0				
	2.2 Walls	+8	+5	+1	0				
	2.3 Ceilings	+5	+3	+1	0	Few tiles needing replaced			
	2.4 Fixed Equipment	+2	+1	0	0	Some older fixtures			
3.0 Mechanical Systems Condition Fair Condition Component Score = 21	3.1 Electrical	+6	+4	+2	0				
	3.2 Plumbing	+4	+2	+1	0	Some older fixtures			
	3.3 Heating	+6	+4	+2	0				
	3.4 Cooling	+6	+4	+2	+1	A/C but not real cool			
	3.5 Lighting	+4	+3	+2	0	LEDs recommended			
4.0 Safety/Building Code Good Condition Component Score = 19	4.1 Means of Exit	+6	+4	+2	0				
	4.2 Fire Control Capability	+4	+3	+2	+1	Sprinkled			
	4.3 Fire Alarm System	+4	+3	+2	+1				
	4.4 Emergency Lighting	+2	+1	0	0				
	4.5 Fire Resistance	+4	+3	+2	+1	Wooden floors			
Fair Condition Overall TOTAL CONDITION SCORES				71	17	0	0	Unadjusted Score 88	Adjusted Score 88

- 5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 15, 2018 Date

2002 Year Built
 16 Age

24,035
 Total Sq Footage

BCEF COST CALCULATION

High School Multi-Purpose Building

Square footage of building:	24,035
Conversion on BCEF	100 - 88 = 12%
Cost per/sf for upgrades*	\$275
Mathematical calculation	24,035 x 12% = 2,884 sf
Upgrade calculation cost	2,884 x \$275 sf = \$793,155
Total upgrade cost (rounded up)	\$790,000

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	N/A	A/C not real cool
2) Insufficient science labs	N/A	
3) Insufficient band room	N/A	
4) Choir/music room in building	N/A	
5) Auditorium in building	N/A	
6) Art room in building	N/A	
7) Library size adequate	N/A	
8) Kitchen in building	N/A	
9) Portable units on site	N/A	
10) Central air in building	Yes	
11) Core areas too small for an expansion	N/A	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

HS Tech Building

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
				GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)		
1.0 Exterior Building Condition Fair Condition Component Score = 23	1.1 Foundation/Structure	+12	+8	+6	+4				
	1.2 Walls	+8	+5	+3	+1			Cracks on bricks	
	1.3 Roof	+7	+5	+2	0				
	1.4 Windows/Doors	+2	+1	0	0			Single pane winds & dr hardware bad	
	1.5 Trim	+2	+1	0	0			Needs painted	
2.0 Interior Building Condition Fair Condition Component Score = 14	2.1 Floors	+8	+5	+2	0			Carpet replaced	
	2.2 Walls	+8	+5	+1	0			Some cracks	
	2.3 Ceilings	+5	+3	+1	0			Few tiles needing replaced	
	2.4 Fixed Equipment	+2	+1	0	0			Some older fixtures	
3.0 Mechanical Systems Condition Poor Condition Component Score = 12	3.1 Electrical	+6	+4	+2	0				
	3.2 Plumbing	+4	+2	+1	0			New RR fixtures needed	
	3.3 Heating	+6	+4	+2	0			Needs revamped	
	3.4 Cooling	+6	+4	+2	+1			Partially cool	
	3.5 Lighting	+4	+3	+2	0			Some bulbs out & LEDs recommended	
4.0 Safety/Building Code Fair Condition Component Score = 14	4.1 Means of Exit	+6	+4	+2	0			Door hardware needs replaced	
	4.2 Fire Control Capability	+4	+3	+2	+1			Not sprinkled	
	4.3 Fire Alarm System	+4	+3	+2	+1				
	4.4 Emergency Lighting	+2	+1	0	0				
	4.5 Fire Resistance	+4	+3	+2	+1			Lot of wood structures	
Fair Condition Overall TOTAL CONDITION SCORES				31	27	3	2	Unadjusted Score <div style="text-align: center; font-size: 1.5em; font-weight: bold;">63</div>	Adjusted Score <div style="text-align: center; font-size: 1.5em; font-weight: bold;">63</div>

5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 15, 2018 Date

1977 Year Built
41 Age

14,199
 Total Sq Footage

BCEF COST CALCULATION

High School Tech Building

Square footage of building:	14,199
Conversion on BCEF	100 - 63 = 37%
Cost per/sf for upgrades*	\$275
Mathematical calculation	14,199 x 37% = 5,254 sf
Upgrade calculation cost	5,254 x \$275 sf = \$1,444,748
Total upgrade cost (rounded up)	\$1.5 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	Yes	A/C partially cool
2) Insufficient science labs	N/A	
3) Insufficient band room	N/A	
4) Choir/music room in building	N/A	
5) Auditorium in building	N/A	
6) Art room in building	N/A	
7) Library size adequate	N/A	
8) Kitchen in building	N/A	
9) Portable units on site	No	
10) Central air in building	Yes	
11) Core areas too small for an expansion	Yes	

* \$ Provided by Beniton CM's

BUILDING CONDITION EVALUATION FORM

Minidoka County School District

Mt Harrison Alt HS School

COMPONENTS		SYSTEMS		RATINGS				COMMENTS	
				GOOD (1)	FAIR (2)	POOR (3)	UNSAT. (4)		
1.0 Exterior Building Condition <div style="border: 1px solid black; padding: 2px;"> Good Condition Component Score = 28 </div>	1.1 Foundation/Structure	+12	+8	+6	+4				
	1.2 Walls	+8	+5	+3	+1				
	1.3 Roof	+7	+5	+2	0				
	1.4 Windows/Doors	+2	+1	0	0			Single pane winds & hollow core drs	
	1.5 Trim	+2	+1	0	0			Louvers needs painted	
2.0 Interior Building Condition <div style="border: 1px solid black; padding: 2px;"> Fair Condition Component Score = 17 </div>	2.1 Floors	+8	+5	+2	0				
	2.2 Walls	+8	+5	+1	0			Some cracks	
	2.3 Ceilings	+5	+3	+1	0			Few tiles needing replaced	
	2.4 Fixed Equipment	+2	+1	0	0			Some older fixtures	
3.0 Mechanical Systems Condition <div style="border: 1px solid black; padding: 2px;"> Poor Condition Component Score = 11 </div>	3.1 Electrical	+6	+4	+2	0			Maxed out and needs upgraded	
	3.2 Plumbing	+4	+2	+1	0			Some older fixtures	
	3.3 Heating	+6	+4	+2	0			Boiler need replaced	
	3.4 Cooling	+6	+4	+2	+1			Partially cool (<10%)	
	3.5 Lighting	+4	+3	+2	0			Some bulbs out & LEDs recommended	
4.0 Safety/Building Code <div style="border: 1px solid black; padding: 2px;"> Fair Condition Component Score = 16 </div>	4.1 Means of Exit	+6	+4	+2	0				
	4.2 Fire Control Capability	+4	+3	+2	+1			Not sprinkled	
	4.3 Fire Alarm System	+4	+3	+2	+1				
	4.4 Emergency Lighting	+2	+1	0	0				
	4.5 Fire Resistance	+4	+3	+2	+1			Wooden structures	
Fair Condition Overall TOTAL CONDITION SCORES				47	18	6	1	Unadjusted Score <div style="text-align: center; font-size: 1.5em;">72</div>	Adjusted Score <div style="text-align: center; font-size: 1.5em;">72</div>

- 5.0 Provisions for Handicap Accessibility
 6.0 Functional Adaptability
 7.0 Suitability of Space

	YES		NO	
	GOOD	FAIR	POOR	UNSAT.
EXCEL	GOOD	FAIR	POOR	UNSAT.

Rich Bauscher Evaluator

August 15, 2018 Date

1961 Year Built
57 Age

29,085
 Total Sq Footage

BCEF COST CALCULATION

High School Alternative

Square footage of building:	29,085
Conversion on BCEF	$100 - 72 = 28\%$
Cost per/sf for upgrades*	\$275
Mathematical calculation	$29,085 \times 28\% = 8,144 \text{ sf}$
Upgrade calculation cost	$8,144 \times \$275 \text{ sf} = \$2,239,545$
Total upgrade cost (rounded up)	\$2.2 million

Suitability of Space Problems -- addressed in the following items below:

	Yes or No	Comments
1) Narrow hallways	Yes	A/C only in 10% of school
2) Insufficient science labs	No	
3) Insufficient band room	N/A	
4) Choir/music room in building	Yes	
5) Auditorium in building	No	
6) Art room in building	Yes	
7) Library size adequate	Yes	
8) Kitchen in building	Yes	
9) Portable units on site	No	
10) Central air in building	Yes	
11) Core areas too small for an expansion	No	

* \$ Provided by Beniton CM's

Minidoka County Schools' Districtwide BCEF Calculations

Below are the total calculations that combine these 11 school buildings & shop -- BCEF's. The total is then divided over two, five and ten years to help balance out the desired revenue with expenditures.

<u>Schools</u>	<u>Age</u>	<u>Sq Footage</u>	<u>Ratings</u>	<u>BCEF Scores</u>	<u>Total Upgrade Costs</u>
Acequia Elem Sch	9	44,010	Good	97	\$ 363,083
Heyburn Elem Sch	9	50,733	Good	97	\$ 418,550
Paul Elem Sch	40	56,748	Fair	80	\$ 3,121,140
Rupert Elem Sch	33	57,283	Fair	84	\$ 2,520,452
East Mid Sch	48	70,955	Fair	80	\$ 3,902,525
West Mid Sch	48	67,400	Fair	78	\$ 4,077,700
High Sch Main	63	190,756	Fair	70	\$ 15,737,370
HS Aux Gym/MP	16	24,035	Fair	88	\$ 793,155
HS Vo-Tech Bld	41	14,199	Fair	63	\$ 1,444,748
HS English Bld	60	20,471	Fair	69	\$ 1,688,858
Mt Harrison Alt HS	57	29,085	Fair	72	\$ 2,239,545

Averages & Totals	424	625,675	Fair	80	\$ 36,307,126
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Ten Year Funding Plan	\$36,307,1236/ 10 =	\$ 3,630,713
Five Year Funding Plan	\$36,307,126/ 5 =	\$ 7,261,425
Two Year Funding Plan	\$36,307,126/ 2 =	\$ 18,153,563

Conclusion and Analysis of Ten-Year Plan

- In conclusion, the Minidoka School District #331J details their strategies for proactively maintaining and upgrading their facilities as entailed in this ten-year facilities plan. Effective plans reflect the facilities vision and mission of the organization, including assessment of all of the facilities, incorporating the perspectives of the stakeholders and a focus on measures that ensure that the capitol investment is responsibly managed.
- The District's overall analysis is that this plan will contribute to both of the instructional and financial well being of the Minidoka School District #331J - - along with their respective communities.

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The following signatures signify concurrence and approval of this Ten-Year Facilities Plan:

Bonnie Heins, School Board Chairperson

9/17/2018
Date

Pat Swigert, Maintenance Supervisor

9/17/2018
Date

Ken Cox, Superintendent

9/17/2018
Date