

Board of Education Regular Meeting

May 9, 2022 6:30 PM

Franklin Elementary School, 1501 Figuers Drive, Franklin, Tennessee 37064

- I. **MEETING CALLED TO ORDER**
- II. **PLEDGE OF ALLEGIANCE**
- III. **RECOGNITIONS/GOOD NEWS AWARDS**
 - III.1. **FSSD Student Artists of the Month**
 - III.2. **Recognitions**
 - III.3. **Classified Employees of the Year**
- IV. **PUBLIC INPUT**
- V. **REPORTS/PRESENTATIONS/DISCUSSIONS**
 - V.1. **Teaching & Learning Spotlight**
 - V.2. **Construction Report**
- VI. **APPROVAL OF BOARD AGENDA**
- VII. **APPROVAL OF CONSENT AGENDA**
 - VII.1. **Minutes of Board Meeting dated April 11, 2022**
 - VII.2. **Minutes of Special Called Meeting dated April 18, 2022**
 - VII.3. **Minutes of Work Session Minutes for April 18, 2022**
 - VII.4. **Director of Schools Official Statutory Bond**
 - VII.5. **Bids: Food & Culinary Services - PGS and FIS Equipment**
 - VII.6. **Budget Amendments**
- VIII. **BUSINESS BEFORE THE BOARD**
 - VIII.1. **Declaration of Surplus Property, 1406 Cannon Street - Central Office Annex Building**
 - VIII.2. **Sixteenth Amendment to Tax Anticipation Revolving Loan Agreement**
 - VIII.3. **Lot/Land Purchase and Sale Agreement - 221 Fairgrounds Street**
 - VIII.4. **Phase IA Guaranteed Maximum Price**
- IX. **DIRECTOR OF SCHOOLS REPORT**

X. **UPDATES**

X.1. **Teaching and Learning**

X.2. **Finance and Administration**

XI. **ANNOUNCEMENTS**

XII. **ADJOURNMENT**

Student Artists of the Month

Lydia McCutchan – Freedom Intermediate School – May 2022

Sixth-grader Lydia McCutchan completed her beautiful masterpiece in art teacher Madison Morris' class during a lesson in which students experimented with various mediums such as charcoal, oil pastel and chalk pastel, on both black and white paper. Students created kinetic drawings by focusing on their "movements and patterns," rather than the outcome of the drawing. After Lydia experimented on her own, she then worked with a partner, where she was tasked with "mirroring" what the other was drawing. The final product was a life-sized kinetic drawing that Lydia created individually with her choice of medium and paper.

Emma Adams – Poplar Grove Middle School – April 2022 (unable to attend)

Emma, an 8th grader, completed this beautiful watercolor in art teacher Lauren Lowry's class as students were introduced to the international spring celebration known as the "Japanese Cherry Blossom Festival." The centuries-old tradition brings spectators from all over the world to Japan to experience the magic of spring. Students learned specific watercolor techniques to capture the natural beauty of the cherry blossoms in full bloom, and Emma captured this natural beauty remarkably.

Bostic Marass – Franklin Elementary School – March 2022

Second-grader Bostic completed his masterpiece in art teacher Jennifer Alvado's class. Students learned about abstract art and how it is created using lines, shapes, and colors. Bostic chose his color palette and experimented with scraping the paint across his paper using a plastic card rather than traditional brushes. After his paint scrapes were dry, he added lines and shapes in black and white to create details. The finished abstract art showcases Bostic's sweeping colorful design as a source of joy for all who view it.

Thomas Alibrandi – Freedom Middle School – February 2022

Eighth-grader Thomas completed his time-related piece in Nicole Goode's art class during a study designed to demonstrate personal interests and originality. Students explored form, value, space, and proportion as they created a self-expressive artwork. Thomas chose to use time as his inspiration, reflecting how he sometimes feels rushed and that there is never enough time. The background represents the drowsiness of waking, and the foreground is the realism of time, using two colors to represent the exact time he began the project and the time he finished. We can all relate to his assessment of time in this artwork.

Ena Sherwood – Poplar Grove Elementary School – January 2022

Third-grader Ena's still-life was completed in art teacher Mallory Hamby's class. It is inspired by artist Heather Galler, who often uses paint sticks as her medium and mixed media to create bright, cheerful folk-art paintings. After studying Galler's patterns and use of simple shapes, circles, and patterns, as well as the components of a successful still-life setting, Ena was truly inspired to create her own colorful masterpiece of beautiful flowers arranged in a vase.

Audrey Baer – Poplar Grove Elementary School – December 2021

Audrey completed her winter-themed artwork as part of a 3rd-grade school improvement project using paint sticks. Students in Ms. Hamby's art class were given the opportunity to choose their own ideas of happiness to add cheer to a classroom chosen in our school. Audrey was inspired by some of her favorite elements from home. The elements that she painted were so special that she wanted to share the joy they brought her with the rest of the school.

Roslyn Romaniuk – Johnson Elementary School – November 2021

Roslyn, who is in the fourth grade, created this work of art, which she titled The Colorful Creation, in Cassie Stephens' art class. In her artist statement, Roslyn notes that she used paint sticks, Sharpies, metallic markers, and ink markers to create her work. Along with her beautiful multi-colored star featured on a black background, she includes statements about herself, such

as, “I am a shooting star because I dream BIG,” and “I am a brilliant star because I am smart.”
We agree Roslyn!

June Sexton – Liberty Elementary School – October 2021

Second-grader June completed this masterpiece in art teacher Lauren Cochran’s class using the children’s book “A Bad Case of the Stripes” by David Shannon as inspiration. Through this story, student artists discussed how it is not only okay but rather awesome to be different and celebrated this by creating self-portraits. June’s stripes were painted with watercolors and the background and other details were created using crayons and texture rubbing plates. This work is a great reminder to celebrate our unique selves.

Zac McCain – Moore Elementary School – September 2021

Zac, a first-grade student, completed his masterpiece in David Reynolds’ art class during a study about the world-famous artist Vincent Van Gogh. After looking at the work *Wheatfield with Crows*, students were inspired to create their own versions of the masterwork using oil pastel as the featured art medium. Zac, who is new this year to Moore Elementary, showed his grasp of the lesson by creating this reflective piece that depicts a fantastic journey to a new horizon.

Recognitions

Lydia McCutchan: We are recognizing Lydia McCutchan for her commitment, talent, and leadership throughout a weeks-long project to benefit the FSSD Therapy Dog Program. This year, Lydia headed up a student-led project in Angie Tisdale's sixth-grade enrichment class, where students created a t-shirt fundraiser which raised money to go to providing enrichment toys for the district therapy dogs. Under her leadership, the class brainstormed the idea, researched and analyzed which toys would be most beneficial for canine brain development, and she led the student presentation to district administrators, including Dr. Snowden. Upon gaining approval for a district-wide fundraiser, Lydia, in conjunction with Twine Graphics, designed a logo to be used by the FSSD Therapy Dog Program. We recognize Lydia tonight for her leadership and philanthropy in encouraging her classmates to be a force for good in their community.

Elise Marlo: Elise Marlo is an 8th grader at Freedom Middle who plays trumpet in the band and was selected by audition to participate in the prestigious **2021-2022 Mid-State Honor Band**. She was selected to participate in the Middle School Gold Band (the top band) at MTSU on January 6-8. She received this honor after an extensive tryout process in December where her skills as a trumpet player were judged. She was one of 24 students selected from the 150 trumpet players that auditioned from all over Middle Tennessee. Congratulations Elise!

Williamson County Honor Orchestra: The Williamson County Middle School Honor Orchestra is a string orchestra for which students from Williamson County Schools and Franklin Special Schools audition for entry. The Middle School Honor Orchestra is comprised of the very best violinists, violists, cellists, and double bassists in the county in grades 7 and 8. Nine FSSD students qualified to perform a concert for the public at Brentwood High School in November. Special thanks go to

orchestra teachers Mickey Rybiski and Julia Culp for preparing the students. We are honored to recognize the following Freedom Middle School and Poplar Grove Middle School students who successfully auditioned and represented the FSSD in the orchestra:

- Poplar Grove Middle School students **John Rybiski, Millicent Furlong and Yiming Huang**
- Freedom Middle School students **Ellie Lukasiak, Evey Monge, Anika Gupta, Emilene Boshears, Audrey Burrell, and Gracen Comer**

Williamson County Middle School Honor Band: These four 8th grade Freedom Middle School students were selected to participate in the Williamson County Middle School Honor Band. This special event was held at the Brentwood Baptist Church at the end of January. They performed with 100 other Williamson County middle school band students to make up this group. Thanks to Mark Garey for his work in preparing the students for this concert. Congratulations to:

- **Leif Muiznieks- French Horn**
- **Kieriana Roan-Flute**
- **Raaga Tipirneni-Flute**
- **Bradley Vilendrер-Clarinet**

Mark Garey: Congratulations to Freedom Middle band teacher Mark Garey, who was presented with the Tennessee Bandmaster's Sweepstakes Award, alongside former Freedom Middle band teacher Carole Grooms, at the Tennessee Music Educators Convention in Nashville on April 29 at the Opryland Hotel. The Tennessee Bandmasters Association presents the Sweepstakes Award to TBA members whose middle school bands have received a Superior rating in concert and sight-reading at sponsored events. Additionally, 50% of the band's enrollment must participate in the regional solo and ensemble performance assessment, with 50% of those participating receiving a superior rating. This is Mr. Garey's 13th such award.

Classified Employee of the Year

The Franklin Special School District is proud to announce the 2022 FSSD Classified Employee of the Year - **Franklin Elementary School paraprofessional Camille Schluep**. An FSSD parent herself, Camille has been with the district since 2017, when she was hired as a special education paraprofessional at Franklin Elementary School. Ms. Schluep stepped up this year and has taken a leadership role in the CDC class. She has collaborated with special education teachers to plan instruction, create work products, and implement lessons for our students. She is now in the process of pursuing her degree in Special Education. Throughout her time at Franklin Elementary, she has given selflessly to students and their families, especially this year, which was made all the more difficult with staff shortages and the continuing health and safety concerns for both the school and the broader community. Mrs. Schluep exemplifies the district's vision of Excellence in Teaching and Learning for All and we are extremely proud to present her with the FSSD Classified Employee of the Year Award.

Mrs. Schluep was selected from a group of highly respected and dedicated employees. The other FSSD departmental and school-level Classified Employees of the Year are:

Department and School-Level Winners:

Sheila Albert, R.N. – Freedom Intermediate nurse

Amanda Brackeen – Johnson Elementary paraprofessional

John Cougan – Transportation

Krystal Etheridge – Liberty Elementary paraprofessional

Ali Foster – Poplar Grove Middle paraprofessional

Prisca Hill – Poplar Grove Elementary parent liaison

Bob Kraus – Maintenance/Landscaping

Faith Maxwell – Central Office/Annex Teaching and Learning secretary

Diane Price – Freedom Middle/Freedom Intermediate parent liaison and district translator

Rob Ratcliff – Moore Elementary custodian

We would like to thank First Horizon Bank for sponsoring the classified employee of the year monetary awards, of \$100 for building-level representatives and \$500 for the district representative.

Franklin Special Board of Education

Monitoring: Review: Annually, in July	Descriptor Term: Appeals to and Appearances Before the Board	Descriptor Code: 1.404	Issued Date: 08/08/16
		Rescinds: 1.404	Issued: 09/14/98

1 APPEALS TO THE BOARD

2 Any matter relating to the operation of the school system may be appealed to the Board. However, the Board
3 desires that all matters be settled at the lowest level of responsibility and will not hear complaints or concerns
4 which have not advanced through the proper administrative procedure from the point of origin. If all steps of the
5 administrative procedure have been pursued and there is still a desire to appeal to the Board, the matter shall be
6 referred in writing to the office of the director of schools and the Board shall determine whether to hear the appeal.

7 APPEARING BEFORE THE BOARD

8 Individuals desiring to appear before the Board must submit a written request with descriptive materials to the
9 office of the director of schools six (6) days before the meeting. If the request is approved by the Executive
10 Committee, the item will be placed on the agenda. Individuals placed on the agenda will be recognized at the
11 beginning of the meeting and given time to speak when their topic of interest is addressed on the agenda. All
12 requests submitted will be included in the board packet.

13 If an individual wishes to address the Board on an item on the agenda, he/she may sign up on the form provided
14 before the beginning of the board meeting to request time to speak. Delegations must select only one individual
15 to speak on their behalf unless otherwise determined by the Board.

16 The chair may recognize individuals not on the agenda for remarks to the Board if it is determined that such is in
17 the public interest. A majority vote of members present can overrule the decision of the chair. Recognition of
18 individuals who are not citizens of the school system is to be determined by a majority vote of the Board.

19 Individuals speaking to the Board shall address remarks to the chair and may direct questions to individual board
20 members or staff members only upon approval of the chair. Each person speaking shall state his name, address,
21 and subject of presentation. Remarks will be limited to three (3) minutes unless time is extended by the Board.
22 The chair shall have the authority to terminate the remarks of any individual who is disruptive or does not adhere
23 to Board rules.¹ Members of the Board and the director may have the privilege of asking questions of any person
24 who addresses the Board.

25 Individuals desiring additional information about any item on the agenda shall direct such inquiries to the office
26 of the director of schools.

Legal References

1. TCA 39-17-306

Cross References

- School Board Meetings 1.400
- Agendas 1.403
- Complaints About School Personnel 5.502

FSSD Teaching and Learning

Excellence in Teaching and Learning for All



Date: May 1, 2022
To: David Snowden, Director of Schools
From: Mary Decker, Associate Director of Schools for Teaching and Learning
Subject: Summary of Teaching and Learning Activity for the May Board Meeting



Spotlight:

Assistant Principals' (APs') Cohort

The attention to and cultivation of effective leadership is a hallmark of the FSSD way. As the world of education and the needs of students continue to evolve, and the challenges leaders face increase in complexity, the FSSD seeks to implement new and innovative ways to grow leaders. One such undertaking is the newly-formed FSSD Assistant Principals' (APs') Cohort. This school year, the cohort has gathered for half-days in December and February. May and June meetings are on the horizon, and we anticipate continuing with regular collaborations at least throughout 2022-2023. Targeted collaboration is the key term with regard to this cohort. Collaboration is absolutely essential in order to best serve the causes of student learning and educator efficacy.

Guided by Dr. Decker, the three AP participants - they are relatively new to the position - form a supportive and professionally engaging cohort. These administrators are welcome and encouraged to submit questions, concerns, and topics of interest to Dr. Decker, via email, at any time. Each in-person session begins with a presentation by, and a question-and-answer opportunity with, members of the Teaching and Learning team and/or other district leaders. Thus far, Celby Glass has shared crucial information around safety and attendance. A specialized instructional technology summary provided by Josh Bracamontes, Shelly Robinson, and Amber Whitley delved into the finer points of our Go Guardian resource



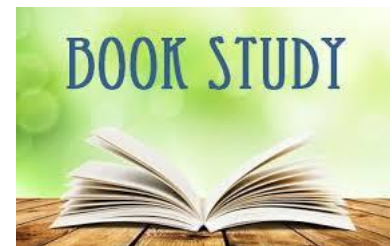
and how it can most efficiently be leveraged to ensure students are always engaging with safe and appropriate digital content. Administrative Assistants Carol Riordan and Faith Maxwell shared their considerable knowledge around home schooling and homebound instruction, respectively. Later this week, Dr. Pax Wiemers will discuss the high points of federal programs.



Additionally, the APs' cohort's engagement in a book study has informed several extremely productive conversations. It has been fascinating as each member of the group brings personal experience, understanding, and perspective to the examination of practices described in the text titled *Why Are We Still Doing That? Positive Alternatives to Problematic Teaching Practices*. A second book study is part of the plan for the coming months.



A brief amount of time is set aside at each cohort experience for the APs to converse and share from one school administrator to another. There is strength and capacity in community, and epiphanies that arise from the collective expertise for which the APs' cohort provides a platform.



Instructional Technology – Josh Bracamontes

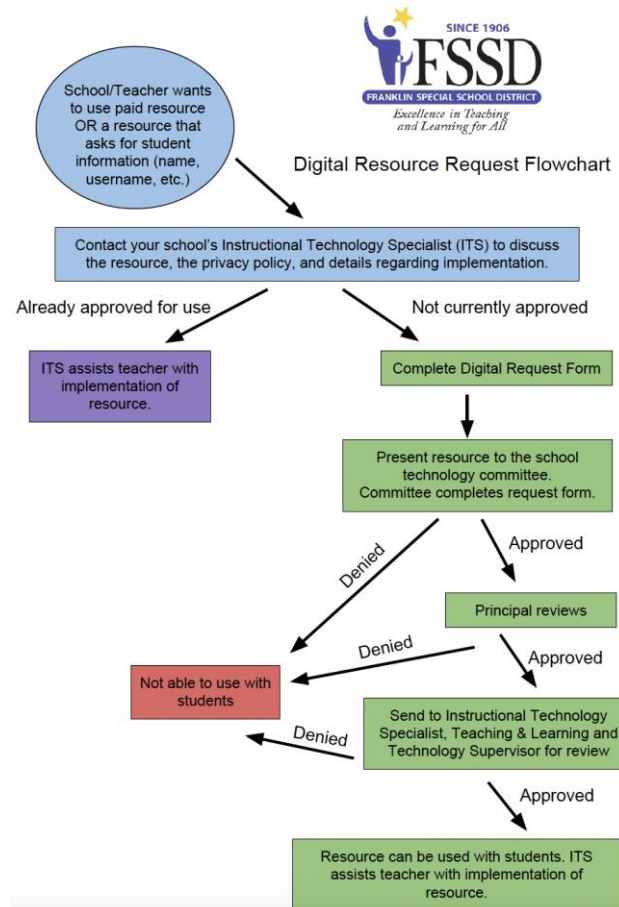
Alternate Growth Model - ESGI

- Teachers within the FSSD selected the ESGI assessment platform as the Tennessee State Board of Education required measure of student growth for voluntary pre-k and kindergarten classes. Specific members of the Teaching and Learning Team collaborated with designated teachers to develop the assessments for this initiative. The pre-test (or point A) was successfully administered in September and teachers continued to work diligently during the school year to ensure all students grew academically. In April, teachers completed the final assessment (or point B) with their students. Using the Student Performance Rubric and the Student Growth Indicator Chart, a determination of student growth was made for each VPK/K class. The student growth score was then used to determine the teacher effectiveness score using the Teacher Effectiveness Indicator Chart. The teacher effectiveness score, which was uploaded into the state's digital platform called TNCompass by Dr. Decker, constitutes 35% of a teacher's overall level of effectiveness as a designated portion of the Tennessee Educator Acceleration Model (TEAM). Our students showed tremendous growth as a result of the hard work of their teachers.

Digital Resource Request Process

- The FSSD provides high-quality instructional resources for teachers across all content areas. With a strong focus on the district-provided materials, at times, teachers wish to supplement their coursework with additional activities and digital resources. To ensure all digital resources recommended by teachers for use with students to support their learning adhere to the highest levels of data privacy and instructional quality, the FSSD uses a digital resource request process. Following the flowchart below, teachers wishing to use a resource that has not previously been approved begin by completing a form that inquires about the adherence of the resource to privacy and academic content standards. Additional questions address how the resource will be implemented and verification that there is not already a resource that

accomplishes the same task. Once it has been completed, the form goes through the school technology committee who makes a recommendation to the principal who may deny approval or send the request to the district Teaching and Learning team. If the request makes it to this point, the instructional technology specialists present the resource to other members of the Teaching and Learning Team where discussion leads to a final determination. All approved resources are placed on a list that is part of the FSSD school registration process.



Curriculum & Professional Learning – Summer Carlton Summer Learning Camp Instructional Resources

- Dr. Looney and Mrs. Carlton finalized the high-quality instructional resources for our Summer Learning Camp. We will rely on our district-adopted resources for reading and math along with some supplemental resources. Our STREAM Camp resources will be from SAE International (they are titled *A World In Motion*) and consist of STREAM challenges that are geared for specific grade levels. Our instructional resources for classroom and intervention instruction are below:
 - Rising First – Rising Fifth Graders
 - ELA 95% Core Phonics (Rising 1st – 3rd)
 - Wonders ELA (Rising 4th – Rising 5th)
 - Moving with Math Extensions (Rising 1st – Rising 5th)
 - Curriculum Associates I-Ready Math and Teacher Toolbox (Rising 1st – Rising 5th)
 - Imagine Learning digital resource (Rising 1st – Rising 3rd)
 - I-Ready Reading digital resource (Rising 4th – Rising 5th)

- WonderWorks ELA Intervention (Rising 4th – Rising 5th)
- Read Aloud Library: Vocabulary & Listening Comprehension (Rising 1st – Rising 2nd)
- Vocabulary Workshop (Rising 3rd – Rising 5th)
- Rising 6th – Rising 9th Graders
 - Open Up ELA (Rising 6th)
 - Savvas myPerspectives ELA (Rising 7th)
 - StudySync ELA (Rising 8th-Rising 9th)
 - Curriculum Associates i-Ready Math and Teacher Toolbox (Rising 6th – Rising 9th)
 - Moving with Math Extensions (Rising 6th – Rising 9th)
 - Achieve3000 digital ELA resource (Rising 6th – Rising 9th)
 - Vocabulary Workshop ((Rising 6th – Rising 9th)
 - Rewards ELA Intervention (Rising 6th – Rising 9th)

Read 360 Early Literacy Training Series – TN Department of Education

- The Franklin Special School District will be participating in and hosting the Read 360 Early Literacy Training Series provided by the state this summer. Research on how foundational literacy skills develop has advanced considerably in the past several years, especially with respect to the critical role of advanced phonemic awareness. The state is providing a free training opportunity designed to ensure that Tennessee educators have access to the latest research, its implications for instruction, and practical tools that will show them how to apply new learning in their own contexts. This training is a two-week series.
 - Week 1 is available as an online learning experience. Though it will be asynchronous, it is designed to take participants approximately one week to complete, and will focus on what education and cognitive science studies have demonstrated about foundational reading development and instruction.
 - Week 2 will be provided the week of June 27 – July 1, 2022, as a cohort-based, in-person experience at a school site in the FSSD. It will focus on practical classroom application of Week 1 content, and will use the Tennessee Foundational Skills Curriculum Supplement (TNFSCS) as one concrete example of what evidence-based instruction might look like. Successful completion of Week 1 is a prerequisite for enrollment in Week 2. TNFSCS materials will only be used to model practice, and districts will have opportunities for staff to apply learning to their own resources.
 - Both weeks are open to any educator who supports PK–4 literacy instruction. Every PK–4 teacher who successfully completes both weeks will receive a \$1000 stipend (minus any deductions such as taxes).

Communications – Susannah Gentry

Legacy Gallery

- Susannah continues working with PGES Principal Dr. Alisha Erickson to put the final touches on the FSSD Legacy Gallery before its opening on May 20 at 3:30 PM.

PAC and Gym Grand Openings

- Planning meetings are underway for the grand opening and ribbon cutting of both the PGES Gym and the PAC. The Nabholz operation and communication teams are involved in this planning as well.

Retirement Celebration

- Retirement celebration planning is well underway, with Legacy Award recipient families notified and invited. The program, gifts, and reception menu are set for this live event, scheduled for May 5 at 5:00 PM at Freedom Intermediate School.

New Light Pole Flags

- All design approvals have been provided for the FSSD and school-specific light pole flags and the printer expects an earlier delivery date for the flags than originally anticipated. The Maintenance and Facilities team will have the flags in May and can use the summer months to hang them.

Enrollment and Registration

- A coordinated communication plan was instituted for the 2022-2023 online enrollment process (April 1-30), as well as the new open enrollment procedures and zone waiver request process. After the deadline, school principals and liaisons will make targeted calls to follow up on missing registrations and those who have not responded to invitations for the FSSD Summer Learning Camp.

Communications Endeavors

- Communications efforts this month included:
 - Created materials and promotional information for the FSSD Student Recruitment campaign for home school and private school families
 - Created an informative and illustrative website presence for the PAC that will go live in May
 - Created All User email invitation flyers for the retirement reception
 - Created All User email invitation flyers for the FSSD PAC Grand Opening
 - Updating the Middle School Course Offerings Guide for summer print
 - Planning alongside human resources to schedule a videographer to come into our schools in May to gather raw footage for several district projects
 - Work on the District COVID Team and updating the COVID Dashboard
 - Summer Learning Camp communications
 - Planning for a summer upgrade to our Blackboard Connect Mass Notifications and Mobile App programs
 - Diversity, equity, and inclusion committee work to facilitate student feedback in the summer and to engage the FSSD Leadership Team during its summer retreat

Attendance – Celby Glass

Attendance Items

- Celby will meet with the attendance secretaries in May to review the 2021-2022 school year. Database Manager Robb Walters will continue to join such meetings when requested so the attendance secretaries may share their insight with him. Each attendance secretary is working hard to process new enrollments and re-registrations for the 2022-2023 next year.
- Celby is working with Mrs. Robbin Cross, Mrs. Marné Price, and Mr. Walters to complete required reports regarding free and reduced students that accrued one or more absences for COVID-related reasons. These data will impact pay-outs families of these student receive when their children are absent.

- Celby attended the Tennessee Data and Attendance Supervisor Conference (TDASC) in late April. Sessions on such topics as progressive truancy tier interventions, attendance law, homebound, Pandemic Electronic Benefit Transfer (P-EBT), coding for bus transportation, legislative updates, and the coding for students in residential mental health facilities or in juvenile detention centers were presented. Preliminary information regarding the Tennessee Investment in Student Achievement (TISA) was shared.
- This summer, Mr. Walters and Mrs. Nichole Johnson will explore Skyward features related to the creation of attendance letters. The goal is to carry out the distribution of attendance letters to families in the most efficient manner possible.

Truancy

- Celby continues to represent the district at the Williamson County Juvenile Court for truancy cases and she looks forward to meeting with the court soon to review the 2021-2022 school year and plan for the 2022-2023 school year.

Student Support Services – Lee Kirkpatrick **Voluntary Pre-K (VPK)**

- Parent application appointments were held April 6 and 7 at the FSSD Central Office Annex. Letters informing parents regarding the status of their application will be mailed no later than May 14. VPK consists of approximately 100 students in five or six pre-K classes in all five elementary schools. Eligibility criteria are as follows: (Tier 1) First priority goes to families meeting State of Tennessee established income guidelines. (Tier 2) Students may qualify when an IEP team determines a pre-K class is the least restrictive educational environment for a student with an identified disability, a student who is an English language learner, a student in state custody or determined to be a victim of abuse or neglect. (Tier 3) If space remains in the program, the LEA may enroll any child who meets the age requirement and the requirements set forth by the Community Pre-K Advisory Council (CPAC). These students are considered unserved or underserved and may be enrolled by the process established by the Advisory Council. The CPAC held its meeting on February 15, 2022, to discuss the recruitment process and the TN VPK Grant. The TDOE awarded VPK Grants to LEAs during the month of April.

Parent Liaisons

- Congratulations are in order for Mrs. Prisca Hill, Parent Liaison serving PGES and JES. After a long career serving Spanish speaking families with unwavering commitment, caring and compassion, Mrs. Hill will retire at the end of the 2021-2022 school year. We also congratulate Mrs. Amelia Coe, part-time parent liaison who will serve PGMS, PGES, and JES, and Mrs. Neisha Rodriguez, the new parent liaison serving LES.
- Dr. Kirkpatrick, along with various school administrators and Parent Liaison Diane Price, are in the process of identifying and interviewing the most highly qualified candidates for a remaining, part-time parent liaison opening.

Reading & Rtl Coordinator – Gina Looney

Read 360 Professional Learning

- We will again host the Read 360 professional learning this summer. This foundational reading skills training will be offered by the state right here in our district, for our teachers. The Reading Academy training that we provided for two years was a first step into district-wide professional learning around the science of reading. The Read 360 training is one more step in the right direction.
- The Storybus will be out and about this summer!! Thank you to Kroger for agreeing to allow our bus to park in their lots. We are excited to be back in action!
- Dr. Looney recently met with school psychologists to garner feedback for RTI and dyslexia revisions that might be needed.
- The FSSD Dyslexia Team will soon meet to discuss updates to our screening instrument.
- Several videos have been shared with K-2 teachers to support implementation of the 95% Phonics Core Program. If the Board would like to view one of these videos, please reach out to Dr. Decker.

Rtl Updates

- The spring window for K-8 universal screening is April 18 – May 13. Schools will determine on which dates within that window students will be assessed.
- We are excited about Summer Learning Camp and the opportunity for continued learning for students during the summer.

PAC Operations Manager – Jeremy Maxwell

Performing Arts Center (PAC) General Updates

- The grand opening of the FSSD PAC will take place Friday, May 20, at 3:30 p.m. Details for the event include a ribbon-cutting, an unveiling of the FSSD logo on the front of the building, and tours of the facility.
- The PGMS eighth grade end-of-year celebration will take place on May 25 in the PAC.

PAC Vendors

- The implantation process has begun for the new ticketing and concessions software.
- Stage equipment has been confirmed (student chairs, music stands, choral risers, acoustic shells, etc.) and will arrive in August.
- Furniture has been ordered!
- Other equipment (trash receptacles, high-top tables, costume racks, etc.) have arrived and are ready to move into the PAC as soon as we have occupancy.

PAC Equipment Training

- Training for equipment in the PAC (HVAC, stage lighting, A/V) has begun and will continue throughout May.

Using the PAC

- Protocols are being finalized for in-district usage of the PAC, with information and links being provided on the new PAC webpage.

Social Media and the PAC

- Accounts for the PAC are being created on social media platforms and will be in place before the grand opening event.

Special Populations –Cheryl Robey

Middle Tennessee Special Education Supervisors Study Council

- April Ebbinger, TDOE Director of School Psychology Services, joined the Middle Tennessee special education supervisors to discuss isolation and restraint updates. A rubric has been created for districts to use to determine the appropriateness of the school completion of the Isolation and Restraint Reports.
- Brett Printz, TDOE Coordinator of Federal Programs and Oversight, communicated that the deadline for the Discretionary Grant will be in June. April 15 was the deadline to complete the FY22 Mid-Year Audit for Compensatory Funds. Partnership Grants opened on April 15.
- Cindy Ables, TDOE South Central Core Special Education Interventionist, discussed the TDOE Leadership for Special Education, a companion guide now available on the TDOE website.
- Special education supervisors discussed the plans for their upcoming conference, which has been scheduled for October 5-7, 2022, at Montgomery Bell State Park.
- Special education supervisors also discussed Rtl referrals, inclusion/core support co-teaching models, high school A/B Options, alternate assessment, and the updated gifted certification requirements.

Consolidated Funding Application (CFA) Y22-23 Virtual Session & Work Session

- The CFA virtual session consisted of an overview of the changes to and updates of the IDEA sections of the Consolidated Funding Application (CFA), such as new budget tags and budget expectations. The CFA work session provided time for special education supervisors to work on their applications with assistance readily available from the TDOE.

Special Education Parent Advisory Council

- The FSSD Special Education Parent Advisory Council met at the central office on March 29. The council discussed updates regarding progress reports, the FSSD State Personnel Development Grant (SPDG) initiative, the FSSD Peer Model Program, and the district's open special education positions. New agenda items included:
 - Greater community outreach for the FSSD inclusive preschool program
 - Tangible goals for our district to support students with IEPs in becoming active participants in their own IEP development/implementation and self-advocacy
 - Potentially adding American Sign Language to our course offerings at FIS and FMS
 - The option of repeating special education preschool or starting kindergarten at age 5
 - Special education transportation
- Hearing concerns and receiving feedback from parents of students with disabilities is valuable and important in addressing the needs of these students. Our next meeting will be scheduled during the month of June.

Supervisors of Special Education (SOS) Conference Planning Meeting

- Supervisors of special education met to plan and discuss the upcoming conference. There was conversation around the need for specific speakers and vendors to address current special education issues, needs and concerns.

Special Education Supervisors Call

- Martina Stump, TDOE Postsecondary Readiness & Transition Coordinator, hosted the special education supervisors call to introduce Transition TN: Collaboration with Outside Partners. Numerous resources to help assist students with disabilities transition during various phases of life were shared on this call. This resource is very helpful in finding programs, housing, employment, and transportation needs of students with disabilities.

FSSD/AnLar Meeting

- As a result of FSSD not meeting the state targets on Indicators 6, 7 and 12 on the 2021 Annual Performance Report, Anlar, a new Tennessee Technical Assistance Network (TN-TAN) that provides free supports and services to districts related to special education and preschool access, scheduled a meeting to discuss possible services available to FSSD. Anlar is able to assist districts to conduct root-cause analyses to identify reasons for missing the target(s), identify and address data quality concerns, support, identify and address training needs, and provide guidance related to the requirements of IDEA and how to implement them. Anlar can also conduct staff training, including Child Outcomes Summary Process training. The network will be valuable to FSSD in helping to address these specific indicators regarding special education preschool.

School Psychologist PLC

- FSSD school psychologists met to discuss current assessment needs and concerns. Dr. Looney joined the meeting to address Rtl, dyslexia and to determine if any updates and/or changes were needed from the school psychologist perspective. All school psychologists are immersed in the completion of needed evaluations and assessments prior to the end of the school year.

Tennessee School for the Deaf (TSD) Tour

- With a FSSD deaf educator and a FSSD educational interpreter, Dr. Robey toured the Tennessee School for the Deaf. With FSSD having several deaf/hard of hearing students, collaboration with the Tennessee School for the Deaf is essential. The tour of the facility provided insight regarding the structure of the school, the available resources and how specific student needs are addressed in the settings at this school.

Inclusive Preschool Meetings

- Drs. Robey and Kirkpatrick met with an FSSD special education preschool teacher and a voluntary pre-K teacher to discuss the inclusive preschool setting and possible adjustments to it. The teachers shared pros and cons around the current structure of the inclusive preschool setting. A follow-up meeting is scheduled with FES Principal Ms. Riley to discuss next steps.
- Drs. Robey and Kirkpatrick also met with a different special education preschool teacher and another voluntary pre-K teacher to discuss options for creating an inclusive preschool setting at LES next year. A follow-up meeting will be scheduled with LES administration to discuss next steps with this process.

Special Education Newsletter

- The May FSSD Special Education newsletter may be accessed at the following link:
<https://www.smores.com/v9x51>

Instructional Technology – Shelly Robinson

Consortium for School Network (CoSN) 2022 Conference

- This year, the Consortium for School Network (CoSN) held its annual conference in Nashville. The CoSN conference is geared toward superintendents, chief technology officers (CTOs), and district-level technology leaders. Shelly Robinson had the privilege of attending the conference with Mr. Bracamontes. There, Mrs. Robinson was able to participate in sessions led by district leaders and stakeholders in educational technology companies, as well as network with other district-level technology leaders. Amongst the sessions attended, four events stood out to Mrs. Robinson in particular:
 - o Beyond Access: Helping Raise Digitally Healthy Kids - In this session, Richard Culatta, CEO of the International Society for Technology in Education (ISTE), shared practices and strategies to teach students and families how to use technology effectively and safely. He particularly highlighted the importance of this practice in a post-pandemic world. Some strategies included focusing on teaching our students the DOs over the DON'Ts, and how to get families more involved and educated on effective and safe technology use at home.
 - o Evaluating Digital Resources in Your District - In this session, the district technology leaders of Wake County Public Schools in North Carolina shared their practices when it comes to vetting digital resource requests from teachers. They provided examples and resources used in their vigorous process that ensure only high-quality, safe, and effective digital instructional resources are used in the classrooms.
 - o Reframing Diversity, Equity, and Inclusion Work: The Power of Belonging - In this keynote session, John Krownapple, a leader in professional learning, and Dr. Tammy Campbell, former superintendent of Federal Way Public Schools, emphasized the importance of belonging and how to break the cycle of ineffective equity work.
 - o Metro Nashville Public Schools Site Visit - On this tour, attendees were able to visit two MNPS school sites (John Overton High School and Whitsitt Elementary School) to learn more about their use of technology and the partnerships they've built to prepare students for careers in technology. Having a glimpse into how a neighboring district uses technology provided Mrs. Robinson with an opportunity to see how similar programs are used in comparison to FSSD.

FSSD Performing Arts Center (PAC) Scheduling Application

- Shelly Robinson worked closely with Mrs. Whitley and Mr. Maxwell to build a digital form for school employees to request the use of the PAC for school-related events, performances, and functions. The goal for this form is to create a seamless, organized process when scheduling an event at the PAC, where many stakeholders are involved. While this form will continue to be evaluated until it is “live”, the finishing touches are well underway.

Student Performance & Federal Programs –Pax Wiemers

Student Performance

- The district began TCAP testing on Tuesday, April 19, with the ELA 1 writing test. In the first week of testing for all third-eighth grade students, we completed all four subparts of ELA and the science test. ELA answer documents were returned on Monday, April 25, in order for the state to have sufficient time for scoring the writing responses. In the second week of testing, all students took three subparts of math, and sixth-eighth grade students took two subparts of social studies. This year we did online testing for our End of Course (EOC) classes (Algebra I, Geometry) on students' Chromebooks through the TestNav platform. These tests occurred at

both FMS and PGMS and were submitted online. All TCAP testing was completed by Friday, April 29, and the scorable materials and non-scorable materials were shipped back the following week. We are projected to receive initial raw scores for students in late May, and the final results with performance levels should be available to us in late July. A huge shout out to all the schools and their BTCs (building testing coordinators) for organizing the materials for their school and for ensuring a smooth testing season for our students!

- FIS and PGMS hosted parent meetings for the Honors Program on April 7 via Zoom. FMS's parent meeting took place on May 3. All parents have received their qualifying letters, and the reconsideration process is open for them and will conclude on May 31, at which time the school administrators will contact families about their requests.

Federal Programs

- As previously noted, we had a handful of revisions to make on our District Improvement Plan (DIP). In previous years, the DIP revisions were due by May 1, but this year we had only until April 15. Our team made the final edits and submitted our plan in advance of this deadline. We are happy to report that our DIP was fully approved and is ready for this coming school year!
- Our annual Consolidated Funding Application (CFA) opened in ePlan on March 1. The CFA is where we complete our annual budgets for Title I, Title II, Title III, Title IV, IDEA, and IDEA Preschool. While the funding allocations did not arrive until mid-April, there has been plenty of time to complete the required pages and budgets, as the state extended the deadline for submission until May 6. For the 2022-2023 school year, we will have five schools that qualify for Title I. These schools are: Freedom Intermediate, Johnson Elementary, Liberty Elementary, Poplar Grove Elementary, and Poplar Grove Middle. As of late April, these schools are completing their proposed budgets for next year, and Dr. Wiemers is working with each school to ensure compliance with Title I regulations and to maximize the impact of these supplemental funds.



Bond Fund/Capital Projects Status Update – May, 2022

1. PGS Gym/PAC: Both buildings are in the final stages of completion, Nabholz is working through their detailed check list to ensure all elements of the building are functioning as intended. All efforts are directed towards ensuring the spaces are ready for the May 20th grand opening. The PAC AV system is the only area that will lag behind due to supply issues for some equipment, currently planned to arrive in June.
2. Liberty:
 - a. Liberty is mid-way thru the final phase – The Cafeteria & Kitchen
 - b. Under slab trenching/infill is expected to be completed next week.
 - c. Cafeteria HVAC install is underway.
 - d. Several exterior doors were determined to need replacement and will add \$227,422 to the project. This work is expected to start June 1, 2022.
 - e. Estimated completion Date of renovation is Fall 2022.
3. Central Office Complex:
 - a. Phase 1: Facilities & Transportation Center:
 - i. Phase IA: Exterior & Structural Repairs
 1. GMP for phase 1A identified by Nabholz to be \$1,866,668.
 2. Work expected to begin June 2022.
 - ii. Phase IB: Interior Buildout & Sitework:
 1. 100% Construction Documents are due to Nabholz by 6/15/22.
 2. GMP for phase 1B expected by 8/1/22.
 - b. Phase 2: Central Office:
 - i. 100% Schematic Design is complete.
 - ii. 100% Design Development due to Nabholz by 6/27/22.
4. Johnson Kitchen Renovation/Expansion and Roof Replacement:
 - a. JES Kitchen: Guaranteed Maximum Price from Nabholz approved by the board at special called meeting on April 18. GMP = \$2,073,931
 - b. JES Roof: Design is complete and bids have been received by Nabholz. Pricing is currently under review by Nabholz.
5. Parks and Recreation Master Plan:
 - a. Irrigation work has started.
 - b. Block work has started at the backstop and dugouts.
 - c. Concrete for the scoreboard I-Beams and light pole base foundations to be placed this week.
 - d. Fence posts installation to begin this week.
 - e. Metal roofs at buildings A and B has been completed. Gutters and downspouts to begin week of 5-9-22.
 - f. Pavilion B concrete pad has been poured.
 - g. Glass block and window sill placement at Building A started this week along with brick washing.

- h. Precast caps at the pavilion columns to start this week.
- i. Doors have been hung at building A and block filler has been completed at the interior of both buildings.
- j. Civil work continues at softball field to bring to grade to make ready for irrigation and dugout footers.
- k. Digging for the light pole base foundations started today at the softball field.
- l. Pavement for the back walking trail behind baseball field will be placed this week.
- m. The project is projected to be finished in Fall 2022.



Franklin Special School District

SINCE 1906

David L. Snowden, Ph.D., Director of Schools • 507 New Highway 96 West • Franklin, TN 37064 • 615-794-6624 • 615-790-4716 (fax) • www.fssd.org

TO: Members of the Franklin Special School District Board of Education and Local News Media
FROM: David L. Snowden, Ph.D., Director of Schools
DATE: May 4, 2022
RE: Agenda for the Franklin Special School District Board of Education meeting to be held on Monday, May 9, 2022 at 6:30 p.m., to be held at Franklin Elementary School, 1501 Figuers Drive, Franklin.

Please note: A reception begins at 6:00 to honor FSSD's Classified Employees of the Year.

- I. **MEETING CALLED TO ORDER** 6:30 p.m.
- II. **PLEDGE OF ALLEGIANCE** 6:32 p.m.
- III. **RECOGNITIONS/GOOD NEWS** 6:35 p.m.
 1. FSSD Students Artists of the Month
 2. Recognitions
 3. Classified Employees of the Year
- IV. **PUBLIC INPUT** *Please limit comments to three (3) minutes per speaker* 6:55 p.m.
- V. **REPORTS/PRESENTATIONS/DISCUSSIONS** 7:00 p.m.
 1. Teaching and Learning Report
 2. Construction Report
- VI. **APPROVAL OF BOARD AGENDA** 7:15 p.m.
- VII. **APPROVAL OF CONSENT AGENDA** 7:20 p.m.
 1. Minutes of Board Meeting dated April 11, 2022
 2. Minutes of Special Called Meeting dated April 18, 2022
 3. Minutes of Budget Work Session dated April 18, 2022
 4. Director of Schools Official Statutory Bond
 5. Bids: Food & Culinary Services – PGS and FIS Equipment
 6. Budget Amendments
- VIII. **BUSINESS BEFORE THE BOARD** 7:25 p.m.
 1. Declaration of Surplus Property, 1406 Cannon Street – Central Office Annex Building
 2. Sixteenth Amendment to Tax Anticipation Revolving Loan Agreement
 3. Lot/Land Purchase and Sale Agreement - 221 Fairgrounds Street
 4. Phase 1A Guaranteed Maximum Price
- IX. **DIRECTOR OF SCHOOLS REPORT** 7:30 p.m.
- X. **UPDATES** 7:35 p.m.
 1. Teaching and Learning
 2. Finance and Administration
- XI. **ANNOUNCEMENTS** 7:40 p.m.
- XII. **ADJOURNMENT** 7:45 p.m.

All Franklin Special School District meetings are open to the public.

Excellence in Teaching and Learning for All

The Franklin Special School District is an equal opportunity employer

April 11, 2022
Franklin, Tennessee

The Franklin Special School District Board of Education met at 6:30 p.m. on Monday, April 11, 2022, at Freedom Middle School, 750 New Highway 96 West, Franklin. A link to the recording may be found at <https://www.youtube.com/watch?v=gAcb37Xg5w4> .

The following members were present: Chair Robert Blair, Vice Chair Allena Bell, Treasurer Robin Newman, Secretary Kevin Townsel, Tim Stillings and Alicia Barker.

Others present were: Dr. David Snowden, Dr. Mary Decker, Dr. David Esslinger, Mark Anderson, Amy Fisher, Celby Glass, Lisa Chatman, Susannah Gentry, Carol Riordan, Dr. Cheryl Robey, Josh Bracamontes, Dr. Pax Wiemers, Dr. Lee Kirkpatrick, Chip Sternenberg, Shelly Robinson, Jeremy Maxwell, Summer Carlton, Sam Vega, principals, other district leadership team members and community.

There was a reception to honor the FSSD Top 40 Volunteers beginning at 6:00.

I. MEETING CALLED TO ORDER

The meeting was called to order at 6:33.

II. PLEDGE OF ALLEGIANCE

Freedom Middle School Principal Dr. Charles Farmer welcomed those in attendance and led the Pledge of Allegiance. Chair Robert Blair called for a moment of silence before being seated.

III. RECOGNITIONS/GOOD NEWS

1. **Middle Tennessee Vocal Association Elementary Honor Choir-** Selected to perform with this choir, from FIS Ella Willsey, Kaedyn Nixon, Emmaline Odom, Bailey Minor, Caroline Orr, Averey Smith, Katie McGarrah, Katelyn Ferguson, Carter Miller, Finley O'Shea, Savannah Stephens, Paola Rodriguez, Khloe Hammell, Jemma Ives, Audrey Henrick, Zoe Luepke, Julia Grayson, Eileen Ziegler, Molly Ziegler, Caylyn Cutsinger, Abigail Cuison, Emily Williams, Gracyn Eganey, Maddie Scales, Alexandra Morris, Avery Cahill, Josie Fitzgerald, and Everly Bonilla, and from FMS Katarina Santiago, Elysa Sweet and Anna Myrick.
2. **STARS Elementary Art Exhibition** – LES students selected have art on display at the Tennessee State Museum, placing in the top three in each of their grade levels: Eli Miller, Beckham Simmons and Jordan Davis.
3. **FSSD Top 40 Volunteers** – Recognized for the top 5 volunteers at each school were from **FES:** Nicole Clark, Denna Cruser, Kathy Strunk, Kelly Sweeney and Aria Windrow; **JES:** Alice Barnes, Betty Brinegar, Sue Carter, Amanda Lyddane and Holly Spain; **LES:** Adrienne Barclay, Catie Fein, Richard Hunter, Amy Mallard and Katie Swafford; **MES:** Bethan Dixon, Mary Smith, Maribeth Stahl, Jennifer Thorington and Christie Von Dreele;

PGES: Kate Habegger, Shay Hall, Rachel Lovett, Kalie Printz and Sara Werner; **FIS:** Jenny Davis, Amanda Lyddane, Debra Myrick, Caitlin Newman and Katie Swafford; **FMS:** Elizabeth Bledsoe, Christina Changas, Jennifer Dilling, Hattie Kissel and Debra Myrick; **PGMS:** Jenny Baer, Lindsey Bentley, Jessica Cassalia, Christy Pauley and Susan Phelps.

IV. PUBLIC INPUT

- Gail Clemons – MES 2nd grade teacher addressed the Board regarding the block of EPIC resources.

V. REPORTS / PRESENTATIONS / DISCUSSIONS

1. **Teaching and Learning Spotlight** – “Building Level Instructional Technology Leaders”- Dr. Decker introduced the topic and presented Katie Giles, LES BLITL and Emily Phy, PGES BLITL for reports to the Board. More information is presented in the Summary of T&L Activity for April (on file).
2. **Construction Report** – Presented by Dr. Esslinger (report on file).
3. **NSBA Conference** – April 2-4 – Board members provided takeaways from the conference.
4. **Property updates** – The 221 Fairground Street property is scheduled to go on the market on April 12. The Executive Property Committee is working to establish a strategy to market the Central Office Annex with options of demolition prior to market, selling as-is, and/or combining properties on Battle Avenue with Cannon Street or leaving them separate properties.

VI. APPROVAL OF BOARD AGENDA

Allena Bell made a **motion** to approve the Board Agenda as presented. Alicia Barker **seconded** the motion, which **carried 6-0**.

VII. APPROVAL OF CONSENT AGENDA

Tim Stillings made a **motion** to approve the Consent Agenda as presented. Robin Newman **seconded** the motion, which **carried 6-0**.

Approved under Consent Agenda (on file) were:

1. **Minutes of Board Meeting dated March 21, 2022**
2. **FSSD Volunteer of the Year Selection Committee**
3. **Budget Amendments**

VIII. BUSINESS BEFORE THE BOARD

1. **Policy Revision: Board Members Legal Status (1.102) – 2nd Reading** - Updates to this policy have been sent by the TSBA Director of Policy & Staff Attorney based on House Bill No. 72, the state law on partisan school board elections. While this law does not currently impact every district, state law allows school board elections to be conducted on a partisan basis if at least one county primary board of a political party opts-in. Previously, state law prohibited school board members from being elected on a partisan basis. Our current policy has policy language that reflects that prior requirement. There were no

changes requested by the Board upon 1st Reading. The administration recommended approval of the 2nd Reading.

Allena Bell made a **motion to approve the 1st Reading** of revisions to **Board Members Legal Status (1.102)** as presented. Alicia Barker **seconded** the motion, which **carried 5-1** with Mr. Townsel opposing. It is noted by Mr. Stillings that because the Board must acknowledge the new legislation in policy does not signify that the Board agrees with the legislation.

VIII. DIRECTOR OF SCHOOLS REPORT

- **Spring Holiday – April 15** – This is a district holiday, all offices will be closed.
- **District Retirement Celebration – May 5** - This year’s celebration will be a reception beginning at 5:00 and program beginning at 6:00, at Freedom Intermediate School. We are also planning to honor three Legacy recipients. Plans are well underway for this event. We look forward to this year’s celebration!
- **Young Scholars Institute – Weeks of June 6-10 and 13-17** - Registration is ongoing for the 2022 camp for “independent and highly motivated students” who have completed 1st through 8th grade. The camp will be hosted at Freedom Intermediate.
- **Summer Learning Camps** – Students are being invited at this time for attendance at these camps. Teaching & Learning is accepting teachers and staff for the camp.
- **Budget Process FY 2022-23** – Proposed dates for the budget work sessions are **April 18, May 16 and June 20**. The first session will concentrate on the Operations Budgets for both Finance & Administration and Teaching & Learning. Revenue and Personnel will be the focus in the second work session. The third work session will review the cumulative impact of the budget work from the first two sessions and facilitate the possible completion of the budget process. Please review these dates and let Carol know if there are any conflicts.
- **Ribbon Cuttings for PAC and PGS Gym** – Scheduled for May 20, the PGS Gym ribbon cutting will be held at 10:00 and involve the PGS students; the PAC is scheduled for 3:30. The official ribbon cutting for the PAC will be open to the public.
- **Special Called Meeting April 18** – There will be a Special Called Meeting held 4/18 beginning at 5:30 to consider the GMP for the JES kitchen, with the Budget Work Session immediately following.

X. UPDATES

Teaching & Learning – Dr. Mary Decker, Associate Director for Teaching & Learning, provided the following (on file):

- Demographics Report for April 2022

Finance & Administration – David Esslinger, Associate Director for Finance & Administration, provided the following (on file):


- Personnel Change Report March/April 2022
- Investment Report
- Revenue and Expenditure Reports
- Sales Tax Revenue Comparison Report for April

XI. ANNOUNCEMENTS

- Tax collections were up 4.8% from last year; the April ADA adjustment is not reflected in this percentage.

XII. ADJOURNMENT

Chair Blair adjourned the meeting at 7:43 p.m.

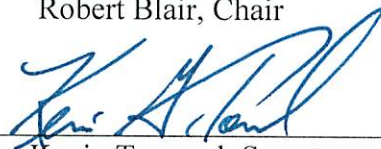


Robert Blair, Chair



Date

ATTEST:



Kevin Townsel, Secretary



Date

April 18, 2022
Franklin, Tennessee

The Franklin Special School District Board of Education met in a Special Called Meeting on Monday, April 18, 2022 in the Teacher Center of Moore Elementary School, 1061 Lewisburg Pike, Franklin. A link to the recording may be found at <https://www.youtube.com/watch?v=rm3jn49Yca4> .

The following members were present: Chair Robert Blair, Alicia Barker, Allena Bell, Robin Newman, Tim Stillings and Kevin Townsel.

Others present were: Dr. David Snowden, Dr. David Esslinger, Dr. Mary Decker, Carol Riordan, principals, departmental supervisors, Nabholz Senior Project Manager Blake Osteen, Nabholz Project Engineer Roman Ramirez, and FSSDEA representative Jennifer Lampley.

I. MEETING CALLED TO ORDER

The meeting was called to order at 5:34.

II. PLEDGE OF ALLEGIANCE

Chair Blair led the Pledge of Allegiance.

III. PUBLIC INPUT

No one from the public chose to address the Board at this meeting.

IV. APPROVAL OF BOARD AGENDA

Allena Bell made a **motion** to approve the Board Agenda with Item 2 removed from consideration for Business Before the Board. Alicia Barker **seconded** the motion, which **carried 6-0**.

V. BUSINESS BEFORE THE BOARD

1. **Guaranteed Maximum Pricing for JES Kitchen** – Amendment No. 1 and Exhibit A for the Johnson Elementary School Kitchen Renovation & Expansion for the Guaranteed Maximum Price, which includes the estimated cost of work and the contractor’s fee, was presented to the Board for approval in the amount of \$2,073,931.

Allena Bell made a **motion** to approve the GMP for the JES Kitchen Renovation & Expansion in the amount of \$2,073,931. Alicia Barker seconded the motion, which **carried 6-0 by roll call vote**.

2. **Offer on 221 Fairground Street Property** – The offer on this property was removed from consideration prior to the meeting. No action was needed on this item.

VI. ADJOURNMENT

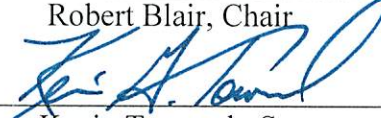
Chair Blair adjourned the meeting at 5:37 p.m. A Budget Work Session immediately followed.



Robert Blair, Chair

5/9/22
Date

ATTEST:



Kevin Townsel, Secretary

5/9/22
Date

April 18, 2022
Franklin, Tennessee

The Franklin Special School District Board of Education met in a Work Session on Monday, April 18, 2022 at 5:30 p.m. at the Teacher Center at Moore Elementary, 1061 Lewisburg Pike, Franklin, Tennessee, for the purpose of budget planning. The following members were present:

Chairman Robert Blair, Vice Chairman Allena Bell, Treasurer Robin Newman, Secretary Kevin Townsel, Alicia Barker and Tim Stillings.

Others present were: Dr. David Snowden, Dr. David Esslinger, Dr. Mary Decker, Carol Riordan, members of the Leadership Team and FSSDEA.

MEETING CALLED TO ORDER

The Board met to have an overview of the non-personnel budget of the Finance & Administration Department, presented by Dr. David Esslinger, and Teaching & Learning Department, presented by Dr. Mary Decker.

Chair Blair called the meeting to order at 5:38 p.m. turning the meeting over to Dr. Snowden, who thanked the Finance & Administration and Teaching & Learning teams.

Dr. David Esslinger outlined the goals of this work session. After review of statistical information, Dr. Esslinger reviewed the proposed expenditures of the general purpose funds of Finance and Administration; Dr. Decker reviewed proposed expenditures of Teaching and Learning. Questions and discussions with the Board included those of how the BEP updates (TISA) passed through legislation will affect the budget: there will be not affect this year; however, in 2023-24 there will be an impact. The increase in personnel within our budget are number of people, and not actual positions, e.g. one position counted twice for a leave of absence and filling of the leave of absence. Do special districts generally spend more than county districts? Do expenditures per student include acquisition costs of building and land? Smaller districts have fewer students to average costs. There was discussion regarding increasing enrollment through future tuition students and marketing within our district. An outline of the counties that personnel's students were coming from was requested. Additional students from outside the district would potentially be accepted as long as program capacity was not exceeded. More than one level of tuition was also discussed. All questions from the Board were answered either during the meeting or sent to the Board after the work session in preparation for the next work session.

ADJOURNMENT

Mr. Blair adjourned the work session at 7:44 p.m. with **no action taken** by the Board.

		<u>5/9/22</u>
	Robert Blair, Chairman	Date
ATTEST:		<u>5/9/22</u>
	Kevin Townsel, Secretary	Date



SURETY'S BOND NO. 82C000392

STATE OF TENNESSEE
Franklin Special SCHOOL DISTRICT
OFFICIAL STATUTORY BOND
TREASURER OR FISCAL AGENT FOR
LOCAL EDUCATION AGENCY
OFFICE OF Director of Schools

KNOW ALL MEN BY THESE PRESENTS:

That David L. Snowden of Franklin (Special/City School District), of Franklin Tennessee, as Principal, and The Ohio Casualty Insurance Company as Surety, are held and firmly bound unto THE STATE OF TENNESSEE in the full amount of One Million Four Hundred Thirty Four Thousand Sixty Three Dollars (\$ 1,434,063) lawful money of the United States of America for the full and prompt payment whereof we bind ourselves, our representatives, successors and assigns, each jointly and severally, firmly and unequivocally by these presents.

WHEREAS, The said Principal was duly appointed to the office of Director of Schools of and for Franklin Special School District for the 1 year term beginning on the 1st day of July, 2022 and ending on the 1st day of July, 2023, and in such capacity is required to give this bond under T. C. A. § 49-3-315(b).

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH:

- That if the said David L. Snowden, Principal, shall:
1. Faithfully perform the duties of the office of Director of Schools of Franklin Special School District during such person's term of office or continuance therein; and,
 2. Pay over to the persons authorized by law to receive them, all moneys, properties, or things of value that may come into such Principal's hands during such Principal's term of office or continuance therein without fraud or delay, and shall faithfully and safely keep all records required in such Principal's official capacity, and at the expiration of the term, or in case of resignation or removal from office, shall turn over to the successor all records and property which have come into such Principal's hands, then this obligation shall be null and void; otherwise to remain in full force and effect.

WITNESS our hands and seals this 28th day of April, 2022.

WITNESS - ATTEST:

[Signature]

PRINCIPAL:

[Signature: David L. Snowden]

COUNTERSIGNED BY:

[Signature]
Tennessee Resident Agent

SURETY:

by: [Signature]
Laura Jungmichel

Attorney-in-Fact
(Attach evidence of authority to execute bond)



ACKNOWLEDGEMENT OF PRINCIPAL

STATE OF TENNESSEE

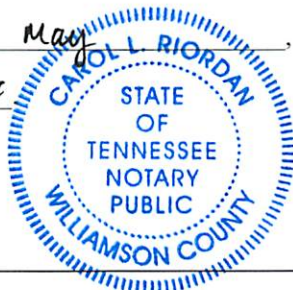
COUNTY OF Williamson

Before me, a Notary Public, of the State and County aforesaid, personally appeared Dr. David L. Snowden to me known (or proved to me on the basis of satisfactory evidence) to be the individual described in the foregoing bond as Principal, and who, upon oath, acknowledged that such individual executed the foregoing bond as such individual's free act and deed.

Witness my hand and seal this 3rd day of May, 2022.

My Commission Expires:

March 23, 2024



[Signature: Carol L. Riordan]
Notary Public

(over)



This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

The Ohio Casualty Insurance Company
POWER OF ATTORNEY

Surety Bond Number: 82C000392 Principal: David L. Snowden

Bond Amount: (\$1,343,230.00) One Million Three Hundred Forty-three Thousand Two Hundred Thirty Dollars And Zero Cents

KNOW ALL PERSONS BY THESE PRESENTS: that The Ohio Casualty Insurance Company, a corporation duly organized under the laws of the State of New Hampshire (herein collectively called the "Company"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint, Laura Jungmichel

all in the city of Franklin, state of TN each individually if there be more than one named, its true and lawful attorney-in-fact to make, execute, seal, acknowledge and deliver, for and on its behalf as surety and as its act and deed, any and all undertakings, bonds, recognizances and other surety obligations, in pursuance of these presents and shall be as binding upon the Companies as if they have been duly signed by the president and attested by the secretary of the Company in their own proper persons.

IN WITNESS WHEREOF, this Power of Attorney has been subscribed by an authorized officer or official of the Company and the corporate seal of the Company has been affixed thereto this 26th day of September, 2016.



The Ohio Casualty Insurance Company

By: David M. Carey

David M. Carey, Assistant Secretary

STATE OF PENNSYLVANIA ss
COUNTY OF MONTGOMERY

On this 26th day of September, 2016, before me personally appeared David M. Carey, who acknowledged himself to be the Assistant Secretary of The Ohio Casualty Insurance Company and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as duly authorized officer.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal at King of Prussia, Pennsylvania, on the day and year first above written.



Commonwealth of Pennsylvania - Notary Seal
Teresa Pastella, Notary Public
Montgomery County
My commission expires March 28, 2025
Commission number 1128044
Member, Pennsylvania Association of Notaries

By: Teresa Pastella
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-law and Authorizations of The Ohio Casualty Insurance Company, which is now in full force and effect reading as follows:

ARTICLE IV - OFFICERS - Section 12. Power of Attorney. Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

Certificate of Designation - The President of the Company, acting pursuant to the Bylaws of the Company, authorizes David M. Carey, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

Authorization - By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, of The Ohio Casualty Insurance Company do hereby certify that the original power of attorney of which the foregoing is a full, true and correct copy of the Power of Attorney executed by said Company, is in full force and effect and has not been revoked.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seals of said Company this 15th day of April, 2021.



By: Renee C. Llewellyn

Renee C. Llewellyn, Assistant Secretary

Not valid for mortgage, note, loan, letter of credit, currency rate, interest rate or residual value guarantees.

For bond and/or Power of Attorney (POA) verification inquiries, please call 610-832-8240 or email HOSUR@libertymutual.com.

ACKNOWLEDGEMENT OF SURETY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a Notary Public, of the State and County aforesaid, personally appeared LAURA JUNGMICHEL with whom I am personally acquainted and, who, upon oath, acknowledged himself/herself to be the individual who executed the foregoing bond on behalf of THE OHIO CASUALTY INSURANCE COMPANY, the within named Surety, a corporation duly licensed to do business in the State of Tennessee, and that he/she as such individual being authorized so to do, executed the foregoing bond, by signing the name of the corporation by himself/herself as such individual.

Witness my hand and seal this 29th day of April, 2022. My Commission Expires: Sept. 11th, 2022.

Notary Public signature and circular seal for the State of Tennessee, Notary Public, Williamson County.

APPROVAL AND CERTIFICATION

SECTION I. (Applicable to Treasurer and Fiscal Agents of Local Education Agencies)

Bond and Sureties approved by Robert Blair, Chairman of Board of Education, Franklin Special School District, on this 9th day of May, 2022.

Signed: Robert Blair, Chairman Board of Education

CERTIFICATION:

I, Kevin Townsel, Secretary of Board, Franklin Special School District, hereby certify that the foregoing bond was approved by the Board of Education, in open session on the 9th day of May, 2022, and entered upon the minutes thereof.

Signed: Kevin Townsel, Secretary

SECTION II.

FOR USE BY REGISTER OF DEEDS

SECTION III.

ENDORSEMENT:

Filed with the Office of the County Clerk, County of _____, this ___ day of _____, 2____.

Signed: _____ County Clerk

Form Prescribed by the Comptroller of the Treasury, State of Tennessee
Form Approved by the Attorney General, State of Tennessee

**FCS Double Combi Oven
Bid : FCS 2022-11
May 3,2022**

Purchase and installation of a double combi oven.

SCHOOL/DEPARTMENT:	Freedom Intermediate	
FUNDING SOURCE:	Food and Culinary Services	
BUDGET CODE:	USDA Equipment Grant (CFDA#10.579)	\$25,000.00
	143 E 73100 710 005	\$14,213.27
DATE OF BID OPENING:	May 3,2022	
RECOMMENDED LOWEST BID MEETING SPECIFICATIONS:	Tri Mark/ Strategic Equipment, LLC 3011 Industrial Parkway East Knoxville, TN 37921	\$39,213.27
OTHER BIDDERS:	Mobile Fixture & Equipment Dykes	\$41,792.85 \$41,283.14

OTHER BIDDERS WHO

WERE SENT BID INFORMATION Hotel & Restaurant Supply, Douglas, Central Restaurant, Katom Restaurant Supply

Bid was advertised in the Williamson Herald on Thursday, April 14, 2022.

**FCS Dishwasher Project
Bid : FCS 2022-12
May 3,2022**

**Purchase and installation of dishwasher, solied dishtable, garbage collector.
Remove of old dishwasher.**

SCHOOL/DEPARTMENT:	Poplar Grove School	
FUNDING SOURCE:	Food and Culinary Services	
BUDGET CODE:	143 E 73100 710 009	\$56,869.42
DATE OF BID OPENING:	May 3,2022	
RECOMMENDED LOWEST BID MEETING SPECIFICATIONS:	Tri Mark/ Strategic Equipment, LLC 3011 Industrial Parkway East Knoxville, TN 37921	\$56,869.42
OTHER BIDDERS:	Mobile Fixture & Equipment Dykes	\$61,184.81 \$59,787.35

OTHER BIDDERS WHO WERE SENT BID INFORMATION Hotel & Restaurant Supply, Douglas, Central Restaurant, Katom Restaurant Supply

Bid was advertised in the Williamson Herald on Thursday, April 14, 2022.

**Franklin Special School District
Budget Amendments
Fiscal Year 2021-2022**

**General Purpose Fund
Amendment #9**

Budget Code	Budget Code Description	Increase	Decrease
REVENUE			
141 R 46590 000 000 61000 000	Summer Learning Camps	\$ 218,271.50	
141 R 47590 000 000 61000 000	Summer Learning Camps	151,680.19	
		\$ 369,951.69	
EXPENDITURES			
141 E 71100 116 000 61000 000	Teachers	72,576.00	
141 E 71100 163 000 61000 000	Educational Assistants	14,112.00	
141 E 71100 201 000 61000 000	Social Security	5,375.00	
141 E 71100 204 000 61000 000	State Retirement	8,611.00	
141 E 71100 207 000 61000 000	Medical Insurance	16,000.00	
141 E 71100 208 000 61000 000	Dental Insurance	340.00	
141 E 71100 212 000 61000 000	Employer Medicare	1,257.00	
141 E 71100 299 000 61000 000	Other Fringe Benefits	3,512.00	
141 E 71100 312 000 61000 000	Contracts w/Private Agencies	2,000.00	
141 E 71100 429 000 61000 000	Instructional Supplies & Materials	42,000.00	
141 E 71100 499 000 61000 000	Other Supplies & Materials	140,564.80	
141 E 71200 312 000 61000 000	Contracts w/Private Agencies	3,350.00	
141 E 72120 131 000 61000 000	Medical Personnel	4,032.00	
141 E 72120 201 000 61000 000	Social Security	250.00	
141 E 72120 204 000 61000 000	State Retirement	325.00	
141 E 72120 207 000 61000 000	Medical Insurance	1,280.00	
141 E 72120 208 000 61000 000	Dental Insurance	27.00	
141 E 72120 212 000 61000 000	Employer Medicare	58.00	
141 E 72120 299 000 61000 000	Other Fringe Benefits	281.00	
141 E 72120 499 000 61000 000	Other Supplies & Materials	200.00	
141 E 72410 104 000 61000 000	Principal(s)	10,500.00	
141 E 72410 162 000 61000 000	Clerical Personnel	4,032.00	
141 E 72410 201 000 61000 000	Social Security	1,150.97	
141 E 72410 204 000 61000 000	State Retirement	1,730.65	
141 E 72410 207 000 61000 000	Medical Insurance	2,680.00	
141 E 72410 208 000 61000 000	Dental Insurance	56.95	
141 E 72410 212 000 61000 000	Employer Medicare	269.18	
141 E 72410 299 000 61000 000	Other Fringe Benefits	588.33	
141 E 72610 166 000 61000 000	Custodial Personnel	8,042.64	
141 E 72610 201 000 61000 000	Social Security	498.65	
141 E 72610 204 000 61000 000	State Retirement	650.00	
141 E 72610 207 000 61000 000	Medical Insurance	7,360.00	
141 E 72610 208 000 61000 000	Dental Insurance	156.40	
141 E 72610 212 000 61000 000	Employer Medicare	116.62	
141 E 72610 299 000 61000 000	Other Fringe Benefits	718.50	
141 E 73100 422 000 61000 000	Food Supplies	11,650.00	
141 E 73100 499 000 61000 000	Other Supplies & Materials	3,600.00	
		\$ 369,951.69	

Explanation: Increase budgeted revenue & expenditures for the Summer Learning Camp.
No local tax funds involved.

**Franklin Special School District
Budget Amendments
Fiscal Year 2021-2022**

**General Purpose Fund
Amendment #10**

Budget Code	Budget Code Description	Increase	Decrease
REVENUE			
141 R 46590 000 000 64000 000	Bridge Camp	\$ 80,630.03	
141 R 47590 000 000 64000 000	Bridge Camp	56,031.04	
		\$ 136,661.07	
EXPENDITURES			
141 E 71100 116 000 64000 000	Teachers	76,608.00	
141 E 71100 163 000 64000 000	Educational Assistants	10,080.00	
141 E 71100 201 000 64000 000	Social Security	5,375.00	
141 E 71100 204 000 64000 000	State Retirement	8,703.00	
141 E 71100 207 000 64000 000	Medical Insurance	15,360.00	
141 E 71100 208 000 64000 000	Dental Insurance	327.00	
141 E 71100 499 000 64000 000	Other Supplies & Materials	7,476.32	
141 E 72410 104 000 64000 000	Principal(s)	10,500.00	
141 E 72410 201 000 64000 000	Social Security	651.00	
141 E 72410 204 000 64000 000	State Retirement	1,081.00	
141 E 72410 207 000 64000 000	Medical Insurance	280.00	
141 E 72410 208 000 64000 000	Dental Insurance	6.00	
141 E 72410 212 000 64000 000	Employer Medicare	152.25	
141 E 72410 299 000 64000 000	Other Fringe Benefits	61.50	
		\$ 136,661.07	
Explanation: Increase budgeted revenue & expenditures for the Bridge Camp. No local tax funds involved.			

**General Purpose Fund
Amendment #11**

Budget Code	Budget Code Description	Increase	Decrease
REVENUE			
141 R 46590 000 000 63000 000	STREAM Mini Camps	\$ 62,363.28	
141 R 47590 000 000 63000 000	STREAM Mini Camps	43,337.20	
		\$ 105,700.48	
EXPENDITURES			
141 E 71100 116 000 63000 000	Teachers	39,198.00	
141 E 71100 163 000 63000 000	Educational Assistants	3,528.00	
141 E 71100 201 000 63000 000	Social Security	2,406.00	
141 E 71100 212 000 63000 000	Employer Medicare	563.00	
141 E 71100 499 000 63000 000	Other Supplies & Materials	53,544.71	
141 E 72120 105 000 63000 000	Medical Personnel	1,008.00	
141 E 72120 201 000 63000 000	Social Security	62.50	
141 E 72120 204 000 63000 000	State Retirement	81.14	
141 E 72120 212 000 63000 000	Employer Medicare	14.62	
141 E 72410 104 000 63000 000	Principal(s)	3,500.00	
141 E 72410 162 000 63000 000	Clerical Personnel	1,008.00	
141 E 72410 201 000 63000 000	Social Security	279.50	
141 E 72410 204 000 63000 000	State Retirement	441.64	
141 E 72410 212 000 63000 000	Employer Medicare	65.37	
		\$ 105,700.48	
Explanation: Increase budgeted revenue & expenditures for the STREAM Mini Camp. No local tax funds involved.			

**Franklin Special School District
Budget Amendments
Fiscal Year 2021-2022**

**General Purpose Fund
Amendment #12**

Budget Code	Budget Code Description	Increase	Decrease
REVENUE			
141 R 46590 000 000 65000 000	Learning Camps Transportation	\$ 96,967.94	
EXPENDITURES			
141 E 72710 105 000 65000 000	Supervisor/Director	\$ 8,100.00	
141 E 72710 146 000 65000 000	Bus Drivers	22,900.00	
141 E 72710 189 000 65000 000	Other Salaries & Wages	6,300.00	
141 E 72710 201 000 65000 000	Social Security	3,000.00	
141 E 72710 204 000 65000 000	State Retirement	3,850.00	
141 E 72710 207 000 65000 000	Medical Insurance	5,800.00	
141 E 72710 208 000 65000 000	Dental Insurance	150.00	
141 E 72710 212 000 65000 000	Employer Medicare	700.00	
141 E 72710 299 000 65000 000	Other Fringe Benefits	200.00	
141 E 72710 338 000 65000 000	Maintenance & Repair Services-Vehicles	6,000.00	
141 E 72710 412 000 65000 000	Diesel Fuel	35,967.94	
141 E 72710 450 000 65000 000	Tires & Tubes	4,000.00	
		\$ 96,967.94	

Explanation: Increase budgeted revenue & Increase budgeted expenditures for the Learning Camps Transportation.
No local tax funds involved.

**General Purpose Fund
Amendment #13**

Budget Code	Budget Code Description	Increase	Decrease
EXPENDITURES			
141 E 73400 116 000 00000 135	Teachers	\$ 2,500.00	
141 E 73400 201 000 00000 135	Social Security		6,650.00
141 E 73400 207 000 00000 135	State Retirement		13,100.00
141 E 73400 299 000 00000 135	Other Fringe Benefits	600.00	
141 E 73400 429 000 00000 135	Instructional Supplies & Materials	9,000.00	
141 E 73400 599 000 00000 135	Other Charges	150.00	
141 E 73400 722 000 00000 135	Regular Instructional Equipment	7,500.00	
		\$ 19,750.00	\$ 19,750.00

Explanation: Reclassify budgeted expenditures for the PreK Grant.

**General Purpose Fund
Amendment #14**

Budget Code	Budget Code Description	Increase	Decrease
EXPENDITURES			
141 E 71100 429 000 19000 000	Instructional Supplies & Materials	\$ 642.00	
141 E 72210 524 000 19000 000	In-Service/Staff Development		642.00
141 E 72410 599 000 09000 000	Other Charges	1,907.00	
141 E 72210 524 000 09000 000	In-Service/Staff Development		1,907.00
141 E 82130 612 000 00000 000	Principal on Other Loans	2,207.00	
141 E 82230 613 000 00000 000	Interest on Other Loans		2,207.00
141 E 71100 336 000 04000 000	Maintenance & Repair-Equipment	385.00	
141 E 71100 429 000 04000 000	Instructional Supplies & Materials	767.00	
141 E 72410 320 000 04000 000	Dues & Membership		385.00
141 E 72410 399 000 04000 000	Other Contracted Services		767.00
		\$ 5,908.00	\$ 5,908.00

Explanation: Reclassify budgeted expenditures.

**Franklin Special School District
Budget Amendments
Fiscal Year 2021-2022**

**Federal Projects Fund
Amendment #16**

Budget Code	Budget Code Description	Increase	Decrease
EXPENDITURES			
142 E 71100 429 101 03000 000	Instructional Supplies & Materials	\$ 1,200.00	
142 E 71100 429 101 04000 000	Instructional Supplies & Materials	8,826.10	
142 E 71100 429 101 05000 000	Instructional Supplies & Materials	3,126.00	
142 E 71100 429 101 08000 000	Instructional Supplies & Materials		1,135.40
142 E 71100 722 101 00000 000	Regular Instructional Equipment		6,090.60
142 E 72130 499 101 00000 000	Other Supplies & Materials		644.40
142 E 72210 499 101 00000 000	Other Supplies & Materials		3,100.00
142 E 72210 524 101 00000 000	In-Service/Staff Development		2,181.70
		\$ 13,152.10	\$ 13,152.10

Explanation: Reclassify budgeted expenditures for Title One.

**Federal Projects Fund
Amendment #17**

Budget Code	Budget Code Description	Increase	Decrease
REVENUE			
142 R 47307 000 933 00000 000	Fiscal Pre-Monitoring Supports Grant	\$ 46,200.00	
EXPENDITURES			
142 E 72510 399 933 00000 000	Other Contracted Services	46,200.00	

Explanation: Increase budgeted revenue & expenditures for the Fiscal Pre-Monitoring Supports Grant.
No local tax funds involved.

**FSSD SURPLUS PROPERTY AUTHORIZATION
FOR ITEMS VALUED TO BE GREATER THAN \$500 - MUST HAVE FULL BOARD APPROVAL**

ITEMS TO BE DISPOSED: (add rows if needed)

DATE: 4/26/22

Location	Quantity	Description
	1	1406 Cannon Street - Central Office Annex Building

insert pictures here if appropriate:

Notes:

- The above items are no longer suitable to be utilized in the programs of FSSD.
- The supervisor of the program has estimated the item value **to exceed \$500.**
- Upon approval **from the Board** to surplus, the supervisor may sell the property to the highest bidder after advertising in newspaper (7days) **or** internet auction website used by the district, state or other local government. Please share the plan for sale:

The building will be demolished in preparation to sell the property

- All revenue from the sale of listed items shall be deposited in the general-purpose fund of the Board unless the item was purchased from CNP or Federal Projects.
- If attempts to sell the property fail to produce monetary return, the property may be discarded.

Approval:


Program Supervisor

Director of Schools

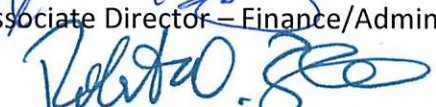


Associate Director – Finance/Administration

Board Chairman



4/26/22



Approved original to: Program Supervisor

Approved Copies to: Facilities Supervisor, Accounting Coordinator, General Ledger Specialists

Reference: Board Policy 2.403

AMENDED AND RESTATED
GENERAL PURPOSE FUND
TAX ANTICIPATION
REVOLVING PROMISSORY NOTE

\$6,000,000.00

Franklin, Tennessee
May 9, 2022

On March 31, 2024 (the "Maturity Date"), the undersigned, The Franklin Special School District, a body politic and corporate created and existing under the laws of the State of Tennessee (the "Maker"), promises to pay to the order of FIRST HORIZON BANK, a Tennessee banking corporation having a place of business in Franklin, Tennessee (the "Bank"), the principal sum of SIX MILLION AND NO/100 DOLLARS (\$6,000,000.00), or such lesser amount as may be advanced from time to time, value received, together with interest from date until paid, upon disbursed and unpaid principal balances, at the rate hereinafter specified, said interest being payable on the first day of each month hereafter, with the final installment of interest being due and payable concurrently on the same date that the principal balance is due hereunder.

This Note is intended to be a revolving line of credit, and in that regard, if Maker shall not be in default of its terms or conditions, or the terms and conditions of that Tax Anticipation Revolving Loan Agreement dated September 23, 2004, as amended by sixteen (16) amendments, including the Sixteenth Amendment of even date herewith (collectively, the "Loan Agreement"), or any other instrument executed by Maker for the benefit of Bank in connection with the indebtedness represented by this Note, then any principal repaid by Borrower during the term of this Note may be from time to time re-drawn by Borrower, subject to the provisions otherwise set forth in this Note.

This Note shall bear interest at a rate equal to the Contract Rate for the Interest Rate Period in effect. Under no circumstances shall the interest be more than the maximum rate allowed by applicable law. The Index is not necessarily the lowest rate charged by Bank on its loans. Bank will tell Maker the current Index rate upon Maker's request. The interest rate change will not occur more often than each Interest Rate Change Date. Each change in the interest rate shall become effective, without notice to the Maker, on each Interest Rate Change Date following any change in the Index; provided, however, that if Index is not published on such date, the Index shall be determined by reference to the Index last published immediately preceding such date. When a range of rates has been published, the higher of the rates will be used. Maker understands that Bank may make loans based on other rates as well.

All interest hereunder shall be computed on the basis of a year of 360 days and payable for the actual number of days elapsed.

If Bank determines (which determination shall be conclusive and binding upon all parties hereto absent manifest error) that:

(i) adequate and reasonable means do not exist for ascertaining Term SOFR including, without limitation, because the Term SOFR is not available or published on a current basis and such circumstances are unlikely to be temporary; or

(ii) CME Group Benchmark Administration Ltd or any successor administrator of the Term SOFR or a Governmental Entity having or purporting to have jurisdiction over Bank or such administrator has made a public statement identifying a specific date after which the Term SOFR shall or will no longer be representative or made available, or used for determining the interest rate of loans, or shall or will otherwise cease, or Term SOFR has failed to comply with the International Organization of Securities Commissions (IOSCO) Principles for Financial Benchmarks; *provided* that, at the time of such statement, there is no successor administrator that is satisfactory to Bank, that will continue to provide such applicable Term SOFR after such specific date;

then, Bank may amend this Note solely for purpose of replacing the Term SOFR with another alternate benchmark rate, which shall be the sum of an alternate benchmark rate, and a benchmark rate spread adjustment (which may be a positive or negative value or zero), selected by Bank giving due consideration to (i) any evolving or then-existing market convention for determining a rate of interest and spread adjustment, or method for calculating such spread adjustment, for the replacement for the then-current benchmark rate for U.S. dollar-denominated syndicated or bilateral credit facilities at such time, or (ii) as may be necessary or appropriate in the opinion of Bank to achieve a final all-in interest rate substantially equivalent to that in effect prior to the cessation of Term SOFR (the "Successor Rate"). Such Successor Rate will become effective at 5:00 p.m. on the fifth (5th) Business Day after the date notice of such Successor Rate is provided to the Maker without any amendment to this Agreement or further action or consent of the Maker.

Notwithstanding anything else herein, if at any time any Successor Rate as so determined would otherwise be less than zero, the Successor Rate will be deemed to be zero for the purposes of this Note and the other Loan Documents.

In connection with the implementation of a Successor Rate, Bank will have the right to make Conforming Changes from time to time and, notwithstanding anything to the contrary herein or in any other Loan Document, any amendments implementing such Conforming Changes will become effective without any further action or consent of any other party to this Note. Whereas, "Conforming Changes" shall mean with respect to any Successor Rate, any technical, administrative or operational changes, timing and frequency of determining rates and making payments of interest, timing of borrowing requests or prepayment or other matters as may be appropriate, in the discretion of Bank, to reflect the adoption and implementation of such Successor Rate. Any Successor Rate shall be applied in a manner consistent with market practice; *provided* that to the extent such market practice is not administratively feasible for the Bank, such Successor Rate shall be applied in a manner as otherwise reasonably determined by the Bank.

Bank does not warrant, nor accept responsibility for, the continuation of, administration of, submission of, calculation of, or any other matter related to the rates in the benchmark interest rates or indexes defined herein or with respect to any rate (including, for the avoidance of doubt, the selection of such rate and any related spread or other adjustment) that is an alternative or replacement for or successor to any such rate or index or the effect of any of the foregoing, or of any Conforming Changes.

For the purposes of this Note, the following terms shall have the following meanings (such meanings to be applicable equally to both the singular and plural forms of such terms) unless the context otherwise requires:

"Business Day" means a banking business day of the Bank; provided that, when used in connection with the calculation or determination of Term SOFR, the term "Business Day" means any day except for Saturday, Sunday or a day in which the Securities Industry and Financial Market Association recommends that the fixed income departments of its members be closed for the entire day for purposes of trading in United States government securities.

"Contract Rate" shall mean the Index plus the Margin.

"Floor" shall mean a rate of interest equal to zero percent (0.00%).

"Index" means the greater of (a) Term SOFR (or any Successor Rate), and (b) the Floor.

"Interest Rate Change Date" shall be the first day of each Interest Rate Period.

"Interest Rate Period" means the period beginning on the 1st day of each calendar month and ending on the 1st day of each consecutive calendar month thereafter, provided, however, that the first Interest Rate Period shall commence on May 1, 2022 and shall end on June 1, 2022; provided, further that no Interest Rate Period shall extend beyond the Maturity Date.

"Loan Documents" means this Note and the Loan Agreement, as the same may be further amended, modified or restated.

"Margin" means one and one hundred fifteen thousandths percent (1.115%).

"Term SOFR" means for any Interest Rate Period a rate per annum equal to the Term SOFR Screen Rate that is two (2) Business Days prior to each Interest Rate Change Date.

"Term SOFR Screen Rate" means the forward looking term secured overnight financing rate for the corresponding Interest Rate Period administered by CME Group Benchmark Administration Ltd (or a successor administrator of Term SOFR) and published on the applicable Bloomberg screen page (or such other commercially available source providing such quotations as may be designated by Bank from time to time).

All installments of interest, and the principal hereof, are payable at the office of First Horizon Bank, Franklin Public Square, Franklin, Tennessee, or at such other place as the holder may designate in writing, in lawful money of the United States of America, which shall be legal tender in payment of all debts and dues, public and private, at the time of payment.

The indebtedness evidenced by this Note may be prepaid in whole or part prior to its maturity without premium or penalty.

This Note is issued under the authority of Parts I, IV, and VIII of Title 9, Chapter 21, Tennessee Code Annotated, and resolutions duly adopted by the School District on August 9, 2004 and April 11, 2022, to provide funds in anticipation of the collection of taxes and revenues for the Fund during the Fiscal Year in an amount not exceeding sixty percent (60%) of the total Fund appropriations for the Fiscal Year. The Maturity Date specified above shall not exceed the end of the Fiscal Year.

Title 9, Chapter 21, Section 117, Tennessee Code Annotated provides that this Note and interest thereon are exempt front taxation by the State of Tennessee or by any county, municipality or taxing district of the State, except for inheritance, transfer and estate taxes and except as otherwise provided under the laws of the State of Tennessee.

If the Maker shall fail to make payment of any installment of interest, as above provided, or upon any default in the terms and provisions of the Loan Agreement, or then, in any of such events, the entire unpaid principal balance of the indebtedness evidenced hereby together with all interest then accrued, shall, at the absolute option of the Bank, at once become due and payable, without demand or notice, the same being expressly waived.

If this Note is placed in the hands of an attorney for collection, by suit or otherwise, or to protect the security for its payment, or to enforce its collection, or to represent the rights of the Bank in connection with any loan documentation executed in connection herewith, or to defend successfully against any claim, cause of action or suit brought by the Maker against the Bank, the Maker shall pay on demand all costs of collection and litigation (including court costs), together with a reasonable attorney's fee.

The Maker and any endorsers or guarantors hereof waive protest, demand, presentment, and notice of dishonor, and agree that this Note may be extended, in whole or in part, without limit as to the number of such extensions or the period or periods thereof, without notice to them and without affecting their liability hereon.

This Note shall be governed and construed according to the statutes and laws of the State of Tennessee from time to time in effect, except to the extent that Section 85 of Title 12 of the United States Code (or other applicable federal statute) may permit the charging of a higher rate of interest than applicable state law, in which event such applicable federal statute, as amended and supplemented from time to time shall govern and control the maximum rate of interest permitted to be charged hereunder; it being intended that, as to the maximum rate of interest which may be charged, received, and collected hereunder, those applicable statutes and laws, whether state or federal, from time to time in effect, which permit the charging of a higher rate of interest,

shall govern and control; provided always, however, that in no event and under no circumstances shall the Maker be liable for the payment of interest in excess of the maximum rate permitted by such applicable law, from time to time in effect.

[Remainder of page intentionally left blank]

This Note amends, restates and supersedes the General Purpose Fund Tax Anticipation Revolving Promissory Note made by the Maker in the principal amount of \$6,000,000 dated December 1, 2019 (the "Prior Note"). However, the execution and delivery of this Note does not constitute a novation of the indebtedness evidenced by the Prior Note.

THE FRANKLIN SPECIAL SCHOOL DISTRICT

By: Robert W. Blair

Title: Chairman, Board of Education

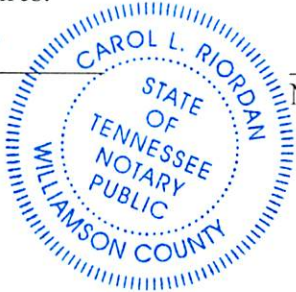
STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, Robert W. Blair, with whom I am personally acquainted, and who acknowledged that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the Chairman of Franklin Special School District and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand at office, this 9th day of May, 2022.

My Commission Expires:

3/23/2024



Carol L. Riordan
Notary Public

**SIXTEENTH AMENDMENT TO TAX ANTICIPATION
REVOLVING LOAN AGREEMENT**

THIS SIXTEENTH AMENDMENT TO TAX ANTICIPATION REVOLVING LOAN AGREEMENT ("Sixteenth Amendment") is executed May 9, 2022, with an effective date of March 31, 2022, by and between **The Franklin Special School District**, a body politic and corporate entity organized and existing under the laws of the State of Tennessee whose address is 507 New Highway 96 West, Franklin, Tennessee 37064 (the "Borrower"), and **First Horizon Bank**, a Tennessee banking corporation organized and existing under the statutes of the United States of America, with offices at Franklin, Public Square, Franklin, Tennessee 37064 (the "Bank").

WITNESSETH;

WHEREAS, Borrower and Bank entered into that certain Tax Anticipation Revolving Loan Agreement dated September 23, 2004 (the "Agreement"), a copy of which is attached hereto, marked as EXHIBIT A and incorporated herein by reference, which, among other things, evidences the Bank's commitment to make loans and advances to Borrower from time to time on a revolving credit basis in an amount not to exceed to Five Million and No/100 Dollars (\$5,000,000.00);

WHEREAS, in keeping with the terms of the Agreement, Borrower executed and delivered to Bank that certain General Purpose Fund Tax Anticipation Revolving Promissory Note (the "Original Note") dated September 23, 2004 in the original principal sum of Five Million and No/100 Dollars (\$5,000,000.00), which, among other things, provided that the Note would mature on June 30, 2005 (the "Maturity Date");

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from June 30, 2005 to June 30, 2006;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from June 30, 2006 to December 15, 2007;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from December 15, 2007 to December 15, 2008;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from December 15, 2008 to December 15, 2009;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from December 15, 2009 to March 31, 2011;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2011 to March 31, 2012;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2012 to March 31, 2013 and to revise certain financial reporting obligations of Borrower;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2013 to March 31, 2014 and to insert additional language addressing the waiver of a right to trial by jury, the USA Patriot Act and Bank imposed late fees;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2014 to March 31, 2015;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2015 to March 31, 2016;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2016 to March 31, 2017;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2017 to March 31, 2018;

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2018 to March 31, 2021; provided that Borrower agrees to maintain a certain credit rating on its debt obligations; and

WHEREAS, Borrower and Bank by appropriate documentation have previously amended the Agreement to reflect the extended Maturity Date of the Note from March 31, 2021 to March 31, 2022;

WHEREAS, Borrower has requested that Bank further extend the Maturity Date to March 31, 2024, and the Bank has agreed to do so.

NOW, THEREFORE, in consideration of the recitals hereinabove set forth, which are incorporated herein by reference, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, Borrower and Bank agree that the Agreement is amended, and otherwise state, as follows:

- 1) The Agreement is further modified to reflect that the "Maturity Date" is March 31, 2024.
- 2) No default exists under the Note and that the Note is a valid and binding obligation upon Borrower.
- 3) All remaining terms and conditions of the Agreement, as originally set forth, except as previously amended and as amended by this Sixteenth Amendment, are hereby ratified and affirmed.

[Remainder of page intentionally left blank]

IN WITNESS WHEREOF the parties have executed this Sixteenth Amendment effective the day and date above written.

ATTEST:

[Signature]

BORROWER:

THE FRANKLIN SPECIAL SCHOOL DISTRICT

By: *[Signature]*
Its: Chairman, Board of Education

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Carol L. Riordan, Notary Public, Robert W. Blair, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chairman of the Franklin Special School District and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at office, this 9th day of May, 2022.


Carol L. Riordan
Notary Public

My commission expires: 3/23/2024



BANK:

FIRST HORIZON BANK

By: 
Its: Williamson County President

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, _____, Notary Public, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of First Horizon Bank and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at office, this _____ day of May, 2022.

Notary Public

My commission expires: _____

LOT/LAND PURCHASE AND SALE AGREEMENT

1 **1. Purchase and Sale.** For and in consideration of the mutual covenants herein and other good and valuable consideration,
2 the receipt and sufficiency of which is hereby acknowledged, the undersigned buyer
3 DeFatta Custom Homes LLC ("Buyer") agrees to buy and
4 the undersigned seller Franklin Special School District Board of Education ("Seller")
5 agrees to sell all that tract or parcel of land, with such improvements as are located thereon, described as follows:

6 All that tract of land known as: Lot 1 on Plat Book P67 Page 58
7 (Address) 221 Fairgrounds St Lot 1, Franklin (City), Tennessee, 37064 (Zip), as
8 recorded in Williamson County, TN County Register of Deeds Office,
9 deed book(s), page(s), and/or instrument number and as further described
10 as: Lot 1 on Plat Book P67 Page 58- 221 Fairgrounds St Lot 1, Franklin TN 37064

11
12 together with all fixtures, landscaping, improvements, and appurtenances, all being hereinafter collectively referred to as
13 the "Property."

14 **This box must be checked to be part of this Agreement.** The full and legal description of said Property is as described
15 in the attached "Legal Description Exhibit."

16 **A. LEASED ITEMS.** Leased items that remain with the Property (e.g. billboards, irrigation systems, fuel tank, etc.)
17 _____ Buyer shall assume any and all lease payments as of Closing. If leases are not
18 assumable, the balance shall be paid in full by Seller at or before Closing.

19 **Buyer does not wish to assume a leased item. (THIS BOX MUST BE CHECKED IN ORDER FOR**
20 **IT TO BE A PART OF THIS AGREEMENT.)**

21 Buyer does not wish to assume Seller's current lease of _____; therefore,
22 Seller shall have said lease cancelled and leased items removed from Property prior to Closing.

23 **B. FUEL.** Fuel, if any, will be adjusted and charged to Buyer and credited to Seller at Closing at current market prices.

24 **2. Purchase Price, Method of Payment and Closing Expenses.** Buyer warrants that, except as may be otherwise
25 provided herein, Buyer will at Closing have sufficient cash to complete the purchase of the Property under the terms of
26 this Lot/Land Purchase and Sale Agreement (hereinafter "Purchase and Sale Agreement" or "Agreement"). The
27 purchase price to be paid is: \$459000
28 four hundred fifty nine thousand and zero U.S. Dollars,
29 ("Purchase Price") which shall be disbursed to Seller or Seller's Closing Agency by one of the following methods:

- 30 i. a Federal Reserve Bank wire transfer;
- 31 ii. a Cashier's Check issued by a financial institution as defined in 12 CFR § 229.2(i); OR
- 32 iii. other such form as is approved in writing by Seller.

33 This price is based (Select one. The sections not checked are not a part of this Agreement.):

- 34 for entire Property as a tract, and not by the acre **OR**
- 35 per acre with the Purchase Price to be determined by the actual amount of acreage of the Property, \$ _____ per
36 acre based on a current or mutually acceptable survey **OR**
- 37 for entire Property as a tract but with the Purchase Price to be adjusted upward or downward at \$ _____ per
38 acre in the event the actual amount of acreage of the Property based on a current or mutually acceptable survey should
39 vary more or less than _____ acre(s) from the _____ estimated acreage.

40 **A. Appraisal (Select either 1 or 2 below. The sections not checked are not a part of this Agreement).**

- 41 **1.** This Agreement **IS NOT** contingent upon the appraised value either equaling or exceeding the
42 agreed upon Purchase Price.
- 43 **2.** This Agreement **IS CONTINGENT** upon the appraised value either equaling or exceeding the agreed
44 upon Purchase Price If appraised value is equal to or exceeds the Purchase Price, this contingency is satisfied.
45 In consideration of Buyer having conducted an appraisal, the sufficiency of such consideration being hereby

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46 acknowledged, if the appraised value of the Property does not equal or exceed the Purchase Price, Buyer
47 shall promptly notify the Seller via the Notification form or equivalent written notice. Buyer shall then have
48 3 days to either:

- 49 1. waive the appraisal contingency via the Notification form or equivalent written notice
- 50 **OR**
- 51 2. terminate the agreement by giving notice to seller via the Notification form or equivalent written
- 52 notice. Upon timely termination, Buyer is entitled to a refund of the Earnest money.

53 In the event Buyer fails to either waive the appraisal contingency or terminate the agreement as set forth
54 above, this contingency is deemed satisfied. Thereafter, failure to appraise shall not be used as the basis for
55 loan denial or termination of contract. Seller shall have the right to request any supporting documentation
56 showing appraised value did not equal or exceed the agreed upon purchase price.

57 **B. Closing Expenses.**

- 58 1. **Seller Expenses.** Seller shall pay all existing loans affecting the Property, including all penalties, release
59 preparation costs, and applicable recording costs; any accrued and/or outstanding association dues or fees; fee (if
60 any) to obtain lien payoff/estoppel letters/statement of accounts from any and all associations, property
61 management companies, mortgage holders or other liens affecting the Property; Seller’s Closing fee, document
62 preparation fee and/or attorney’s fees; fee for preparation of deed; notary fee on deed; and financial institution
63 (Bank, Credit Union, etc.) wire transfer fee or commercial courier service fee related to the disbursement of any
64 lien payoff(s). Seller additionally agrees to permit any withholdings and/or to pay any additional sum due as is
65 required under the Foreign Investment in Real Property Tax Act. Failure to do so will constitute a default by
66 Seller.

67 **In the event Seller is subject to Tax Withholding as required by the Foreign Investment in Real Property**
68 **Tax Act, (hereinafter “FIRPTA”), Seller additionally agrees that such Tax Withholding must be collected**
69 **from Seller by Buyer’s Closing Agent at the time of Closing.** In the event Seller is not subject to FIRPTA,
70 Seller shall be required as a condition of Closing to sign appropriate affidavits certifying that Seller is not subject
71 to FIRPTA. *It is Seller’s responsibility to seek independent tax advice or counsel prior to the Closing Date*
72 *regarding such tax matters.*

- 73 2. **Buyer Expenses.** Buyer shall pay all transfer taxes and recording fees on deed of conveyance and deed of trust;
74 Buyer’s Closing fee, document preparation fee and/or attorney’s fees; preparation of note, deed of trust, and other
75 loan documents; mortgage loan inspection or boundary line survey; credit report; required premiums for private
76 mortgage, hazard and flood insurance; required reserved deposits for insurance premiums and taxes; prepaid
77 interest; re-inspection fees pursuant to appraisal; and any costs incident to obtaining and closing a loan, including
78 but not limited to: appraisal, origination, discount points, application, commitment, underwriting, document
79 review, courier, assignment, photo, tax service notary fees, and any wire fee or other charge imposed for the
80 disbursement of the Seller’s proceeds according to the terms of this Agreement.

- 81 3. **Title Expenses.** Cost of title search, mortgagee’s policy and owner’s policy (rates to be as filed with the
82 Tennessee Department of Commerce and Insurance) shall be paid as follows:

83 Buyer to pay _____
84 Simultaneous issue rates shall apply.

85 **Not all of the above items (Seller Expenses, Buyer Expenses and Title Expenses) are applicable to every**
86 **Transaction and may be modified as follows:**

87

89 **Closing Agency for Buyer & Contact Information:** Mid- State Title & Escrow- Yvette Meldrum- 128 Holiday Court, Suite
90 125- Franklin, TN 37067- 615.790.3156- yvette@midstatetn.com

91 **Closing Agency for Seller & Contact Information:** Attorneys Title Company- 2927 Berry Hill Drive, Nashville TN 37024-
92 John Cook- jtc@atctn.com- 615-385-5502

- 93 **C. Financial Contingency – Loan(s) To Be Obtained:** This Agreement is conditioned upon Buyer’s ability to obtain
94 a loan(s) in the principal amount up to _____ % of the Purchase Price listed above to be secured by a deed of
95 trust on the Property. “Ability to obtain” as used herein means that Buyer is qualified to receive the loan described
96 herein based upon Lender’s customary and standard underwriting criteria. In consideration of Buyer, having acted in
97 good faith and in accordance with the terms below, being unable to obtain financing by the Closing Date, the
98 sufficiency of such consideration being hereby acknowledged, Buyer may terminate this Agreement by providing

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99 written notice via the Notification form or equivalent written notice. Seller shall have the right to request any
100 supporting documentation regarding loan denial. Upon termination, Buyer is entitled to a refund of the Earnest
101 Money/Trust Money. Lender is defined herein as the financial institution funding the loan.

102 The loan shall be of the type selected below (**Select the appropriate boxes. Unselected items will not be part of**
103 **this Agreement**):

- 104 Conventional Loan Rural Development/USDA
- 105 Other _____

106 Buyer may apply for a loan with different terms and conditions and also Close the transaction provided all other terms
107 and conditions of this Agreement are fulfilled and the new loan does not increase any costs charged to Seller. Buyer
108 shall be obligated to Close this transaction if Buyer has the ability to obtain a loan with terms as described herein
109 and/or any other loan for which Buyer has applied and been approved.

110 **Loan Obligations: *The Buyer agrees and/or certifies as follows:***

- 111 (1) Within three (3) days after the Binding Agreement Date, Buyer shall make application for the loan and shall
112 pay for credit report. Buyer shall immediately notify Seller or Seller’s representative of having applied for
113 the loan and provide Lender’s name and contact information, and that Buyer has instructed Lender to order
114 credit report. Such certifications shall be made via the Notification form or equivalent written notice;
- 115 (2) Within fourteen (14) days after the Binding Agreement Date, Buyer shall warrant and represent to Seller via
116 the Notification form or equivalent written notice that:
 - 117 a. Buyer has notified Lender of an Intent to Proceed and has available funds to Close per the signed
118 Loan Estimate; and
 - 119 b. Buyer has requested that the appraisal be ordered and affirms that the appraisal fee has been paid.
- 120 (3) Buyer shall pursue qualification for and approval of the loan diligently and in good faith;
- 121 (4) Buyer shall continually and immediately provide requested documentation to Lender and/or loan originator;
- 122 (5) Unless otherwise stated in this Agreement, Buyer represents that this loan is not contingent upon the lease or
123 sale of any other real property and the same shall not be used as the basis for loan denial; and
- 124 (6) Buyer shall not intentionally make any material changes in Buyer’s financial condition which would
125 adversely affect Buyer’s ability to obtain the Primary Loan or any other loan referenced herein.

126 Should Buyer fail to timely comply with 2.C.(1) and/or 2.C.(2) above and provide notice as required, Seller may make
127 written demand for compliance via the Notification form or equivalent written notice. If Buyer does not furnish Seller
128 the requested documentation within two (2) days after such demand for compliance, Buyer shall be considered in
129 default and Seller’s obligation to sell is terminated.

130 **THIS BOX MUST BE CHECKED IN ORDER FOR IT TO BE A PART OF THIS AGREEMENT.**

131 **Financing Contingency Waived** (e.g. “All Cash”, etc.):
132 Buyer’s obligation to Close shall not be subject to any financial contingency. Buyer reserves the right to obtain a
133 loan. Buyer will furnish proof of available funds to close in the following manner: Letter from Bank
134 (e.g. bank statement, Lender’s commitment letter) within five (5) days after Binding Agreement Date. Should Buyer
135 fail to do so, Seller may make written demand for compliance via the Notification form or equivalent written notice.
136 If Buyer does not furnish Seller with the requested notice within two (2) days after such demand for compliance,
137 Buyer shall be considered in default and Seller’s obligation to sell is terminated. Failure to Close due to lack of funds
138 shall be considered default by Buyer.

139 In the event that this Agreement is contingent upon an appraisal, Buyer must order the appraisal and provide Seller
140 with the name and telephone number of the appraisal company and proof that appraisal was ordered within five (5)
141 days of the Binding Agreement Date. Should Buyer fail to do so, Seller may make written demand for compliance
142 via the Notification form or equivalent written notice. If Buyer does not furnish Seller with the requested notice within
143 two (2) days after such demand for compliance, Buyer shall be considered in default and Seller’s obligation is
144 terminated.

145 **3. Earnest Money/Trust Money.** Buyer has paid or will pay within 2 days after the Binding Agreement Date to
146 Attorneys Title Company (name of Holder) (“Holder”)
147 located at 2927 Berry Hill Drive, Nashville TN 37024 (address of Holder), an
148 Earnest Money/Trust Money deposit of \$10,000.00 by check (OR
149 _____) (“Earnest Money/Trust Money”).

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150 **A. Failure to Receive Earnest Money/Trust Money.** In the event Earnest Money/Trust Money (if applicable) is not
151 timely received by Holder or Earnest Money/Trust Money check or other instrument is not honored, for any reason
152 by the bank upon which it is drawn, Holder shall promptly notify Buyer and Seller of the Buyer's failure to deposit
153 the agreed upon Earnest Money/Trust Money. Buyer shall then have one (1) day to deliver Earnest Money/Trust
154 Money in immediately available funds to Holder. In the event Buyer does not deliver such funds, Buyer is in default
155 and Seller shall have the right to terminate this Agreement by delivering to Buyer or Buyer's representative written
156 notice via the Notification form or equivalent written notice. In the event Buyer delivers the Earnest Money/Trust
157 Money in immediately available funds in the form of a wire transfer or cashier's check to Holder before Seller elects
158 to terminate, Seller shall be deemed to have waived his right to terminate, and the Agreement shall remain in full force
159 and effect.

160 **B. Handling of Earnest Money/Trust Money upon Receipt by Holder.** Earnest Money/Trust Money (if applicable) is
161 to be deposited promptly after the Binding Agreement Date or the agreed upon delivery date in this Earnest
162 Money/Trust Money section or as specified in the Special Stipulations section contained herein. Holder shall disburse
163 Earnest Money/Trust Money only as follows:

- 164 (a) at Closing to be applied as a credit toward Buyer's Purchase Price;
- 165 (b) upon a written agreement signed by all parties having an interest in the funds;
- 166 (c) upon order of a court or arbitrator having jurisdiction over any dispute involving the Earnest
167 Money/Trust Money;
- 168 (d) upon a reasonable interpretation of the Agreement; or
- 169 (e) upon the filing of an interpleader action with payment to be made to the clerk of the court having
170 jurisdiction over the matter.

171 Holder shall be reimbursed for, and may deduct from any funds interpleaded, its costs and expenses, including reasonable
172 attorney's fees. The prevailing party in the interpleader action shall be entitled to collect from the other party the costs
173 and expenses reimbursed to Holder. No party shall seek damages from Holder (nor shall Holder be liable for the same)
174 for any matter arising out of or related to the performance of Holder's duties under this Earnest Money/Trust Money
175 section. Earnest Money/Trust Money shall not be disbursed prior to fourteen (14) days after deposit unless written evidence
176 of clearance by bank is provided.

177 **4. Closing, Prorations, Special Assessments and Association Fees.**

178 **A. Closing Date.** This transaction shall be closed ("Closed") (evidenced by delivery of warranty deed and payment of
179 Purchase Price, the "Closing"), and this Agreement shall expire at 11:59 p.m. local time on the 9th _____ day of
180 May, 2022 ("Closing Date"), or on such earlier date as may be agreed to by the
181 parties in writing. Such expiration does not extinguish a party's right to pursue remedies in the event of default. Any
182 extension of this date must be agreed to by the parties in writing via the Closing Date/Possession Date Amendment or
183 equivalent written agreement.

184 **1. Possession.** Possession of the Property is to be given (**Select the appropriate boxes below. Unselected items
185 will not be part of this Agreement**):

186 at closing as evidenced by delivery of warranty deed and payment of Purchase Price;

187 **OR**

188 as agreed in the attached and incorporated Temporary Occupancy Agreement;

189 **B. Prorations.** Real estate taxes, rents, dues, maintenance fees, and association fees on said Property for the calendar
190 year in which the sale is Closed shall be prorated as of the Closing Date. In the event of a change or reassessment of
191 taxes for the calendar year after Closing, the parties agree to pay their recalculated share. Real estate taxes, rents,
192 dues, maintenance fees, and association fees for prior years and roll back taxes, if any, will be paid by Seller.

193 **C. Greenbelt.** If property is currently classified by the property tax assessor as "Greenbelt" (minimum of 15 acres or
194 otherwise qualifies), does the Buyer intend to keep the property in the Greenbelt? (**Select the appropriate boxes
195 below. Unselected items will not be part of this Agreement**):

196 Buyer intends to maintain the property's Greenbelt classification and acknowledges that it is Buyer's
197 responsibility to make timely and proper application to insure such status. Buyer's failure to timely and
198 properly make application will result in the assessment of rollback taxes for which Buyer shall be obligated to
199 pay. Buyer should consult the tax assessor for the county where the property is located prior to making this
200 offer to verify that their intended use will qualify for greenbelt classification.

201 Buyer does not intend to maintain the property's Greenbelt status and Rollback taxes shall be payable by the
202 Seller at time of closing.

203 **D. Special Assessments.** Special Assessments approved or levied prior to the Closing Date shall be paid by Seller at or
204 prior to Closing unless otherwise agreed as follows:
205

206 **E. Association Fees.** Buyer shall be responsible for all homeowner or condominium association transfer fees, related
207 administration fees (not including statement of accounts), capital expenditures/contributions incurred due to the
208 transfer of the Property and/or like expenses which are required by the association, property management company
209 and/or the bylaws, declarations or covenants for the Property (unless otherwise specifically addressed herein and/or
210 unless specifically chargeable to Seller under applicable bylaws, declarations, and/or neighborhood covenants).

211 **5. Title and Conveyance.**

212 **A.** Seller warrants that at the time of Closing, Seller will convey or cause to be conveyed to Buyer or Buyer's assign(s)
213 good and marketable title to said Property by general warranty deed, subject only to:

- 214 (1) Zoning;
215 (2) Setback requirements and general utility, sewer, and drainage easements of record on the Binding Agreement
216 Date upon which the improvements do not encroach;
217 (3) Subdivision and/or condominium declarations, covenants, restrictions, and easements of record on the
218 Binding Agreement Date; and
219 (4) Leases and other encumbrances specified in this Agreement.

220 If title examination, closing or loan survey pursuant to Tenn. Code Ann. § 62-18-126, boundary line survey, or other
221 information discloses material defects, Buyer may, at Buyer's discretion:

- 222 (1) accept the Property with the defects **OR**
223 (2) require Seller to remedy such defects prior to the Closing Date. Buyer shall provide Seller with written notice
224 of such defects via the Notification form or equivalent written notice. If defects are not remedied prior to the
225 Closing Date, Buyer may elect to extend the Closing Date by mutual written agreement evidenced by the
226 Closing Date/Possession Amendment form or other written equivalent. If defects are not remedied by the
227 Closing Date or any mutually agreed upon extension thereof, this Agreement shall terminate, and Buyer shall
228 be entitled to a refund of Earnest Money/Trust Money.

229 Good and marketable title as used herein shall mean title which a title insurance company licensed to do business in
230 Tennessee will insure at its regular rates, subject only to standard exceptions. The title search or abstract used for the
231 purpose of evidencing good and marketable title must be acceptable to the title insurance agent and the issuing title
232 insurance company. Seller agrees to execute such appropriate affidavits and instruments as may be required by the
233 issuing title insurance company.

234 **B. Deed.** Name(s) on Deed to be: DeFatta Custom Homes LLC

235 It is the Buyer's responsibility to consult the closing agency or attorney prior to Closing as to the manner in which Buyer
236 holds title.

237 **6. Inspections and other requirements made a part of this Agreement.**

238 **ALL INSPECTIONS ARE TO BE MADE AT BUYER'S EXPENSE.** Buyer, its inspectors and/or representatives shall
239 have the right and responsibility to enter the Property during normal business hours for the purpose of making inspections
240 and/or tests. Buyer agrees to indemnify Seller for the acts of themselves, their inspectors and/or representatives in
241 exercising their rights under this section. Buyer's obligations to indemnify Seller shall also survive the termination of this
242 Agreement by either party, which shall remain enforceable. Buyer shall make such inspections as indicated in this section
243 and either accept the Property in its present condition by written notice to Seller or terminate the Agreement as provided
244 for in each section marked below.

245 **[Select any or all of the following stipulations. Unselected items are not a part of this Agreement.]**

246 **A. Feasibility Study.** Buyer shall have the right to review all aspects of the Property, including but not limited to,
247 all governmental, zoning, soil and utility service matters related thereto. In consideration of Buyer having conducted
248 Buyer's good faith review as provided for herein, the sufficiency of such consideration being hereby acknowledged,
249 Buyer shall provide written notification to Seller and/or Seller's Broker within _____ days after Binding
250 Agreement Date that Buyer is not satisfied with the results of such review, and this Agreement shall automatically
251 terminate and Broker shall promptly refund the Earnest Money/Trust Money to Buyer. If Buyer fails to provide notice,
252 then this contingency shall be deemed to have been waived by Buyer. Seller acknowledges and agrees that Buyer

253 and/or his agents and employees may have free access during normal business hours to visit the Property for the
254 purpose of (1) inspection thereof and (2) conducting such soil and other tests thereon as are deemed reasonably
255 necessary by Buyer. Buyer hereby agrees to indemnify and hold Seller, Broker, and Broker's Affiliated Licensees
256 harmless from and against any and all loss, injury, cost, or expense associated with Buyer's inspection of and entry
257 upon Property.

258 **B. Building Permit.** This Agreement is contingent upon Buyer's ability to acquire all required licenses and permits
259 from the appropriate governmental authority to make specific improvements on the Property. In consideration of
260 Buyer, having acted in good faith, being unable to acquire all required licenses and permits from the appropriate
261 governmental authority to make specific improvements to the Property, the sufficiency of such consideration hereby
262 being acknowledged, Buyer may terminate this agreement by providing written notification to Seller and/or Seller's
263 Broker within _____ days after the Binding Agreement Date. Upon termination, holder shall promptly refund the
264 Earnest Money/Trust Money to Buyer. If Buyer fails to provide said notice, then this contingency shall be deemed to
265 have been waived by Buyer.

266 **C. Permit for Sanitary Septic Disposal System.** This Agreement is contingent upon the Buyer's ability to obtain
267 a permit for a sanitary septic disposal system from the respective Tennessee Ground Water Protection Office for the
268 county in which the Property is located (generally, located at the local Health Department) to be placed on the Property
269 in a location consistent with Buyer's planned improvements. In consideration of Buyer, having acted in good faith,
270 being unable to meet this condition, the sufficiency of such consideration being hereby acknowledged, Buyer must
271 notify Seller and/or Seller's Broker in writing within _____ days after the Binding Agreement Date. With proper
272 notice, the Agreement is voidable by Buyer and Earnest Money/Trust Money refunded. If Buyer fails to provide said
273 notice, this contingency shall be deemed to have been waived by Buyer.

274 **D. Rezoning.** This Agreement is contingent upon the Property being rezoned to _____
275 by the appropriate governmental authorities on or before _____. (Buyer or Seller)
276 _____ shall be responsible for pursuing such rezoning, and paying all associated cost. All
277 rezoning applications shall be submitted to Seller for Seller's approval prior to filing, which approval shall not be
278 unreasonably withheld. All parties agree to cooperate, to sign the necessary documentation and to support the rezoning
279 application. In consideration of Buyer having acted in good faith, Buyer may provide notification to Seller and/or
280 Seller's Broker within 48 hours after the above date that the Property cannot be so zoned, the sufficiency of such
281 consideration being hereby acknowledged, and this Agreement shall automatically terminate. Upon termination,
282 holder shall promptly refund the Earnest Money/Trust Money to Buyer. If Buyer fails to provide said notice, then this
283 contingency shall be deemed to have been waived by Buyer.

284 **E. Well Test.** This Agreement is contingent upon the well water serving the Property passing testing for suitability
285 for drinking as performed by a testing laboratory selected by Buyer, or required by Buyer's Lender, prior to Closing.
286 Buyer shall be responsible for ordering, supervising and paying for any such well water sample test. This Agreement
287 shall also be contingent upon said well providing an adequate quantity of water to serve Buyer's intended purpose
288 for the Property. In consideration of Buyer, having conducted a well test as provided for herein, the sufficiency of
289 such consideration being hereby acknowledged, Buyer may provide written notification to Seller and/or Seller's
290 Broker within _____ days after the Binding Agreement Date that test results are unacceptable, and in such event this
291 Agreement shall automatically terminate, and Holder shall promptly refund the Earnest Money/Trust Money to Buyer.
292 If Buyer fails to provide said notice, then this contingency shall be deemed to have been waived by Buyer.

293 **F. Other Inspections.** See Special Stipulations for additional inspections required by Buyer.

294 **G. No Inspection Contingencies.** Buyer accepts the Property in its present condition. All parties acknowledge
295 and agree that the Property is being sold "AS IS" with any and all faults.

296 **7. Final Inspection.** Buyer and/or his inspectors/representatives shall have the right to conduct a final inspection of Property
297 on the Closing Date or within 1 ___ day(s) prior to Closing Date only to confirm Property is in the same or better condition
298 as it was on the Binding Agreement Date, normal wear and tear excepted, and to determine that all repairs/replacements
299 have been completed. Property shall remain in such condition until the Closing Date at Seller's expense. Closing of this
300 sale constitutes acceptance of Property in its condition as of the time of Closing, unless otherwise noted in writing.

301 **8. Buyer's Additional Due Diligence Options.** If any of the matters below are of concern to Buyer, Buyer should address
302 the concern by specific contingency in the Special Stipulations section of this Agreement.

303 **A. Survey and Flood Certification.** Survey Work and Flood Certifications are the best means of identifying boundary
304 lines and/or encroachments and easements or flood zone classifications. Buyer may obtain a survey, closing loan
305 survey or Boundary Line Survey and Flood Zone Certifications.

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- 306 **B. Insurability.** Many different issues can affect the insurability and the rates of insurance for property. These include
307 factors such as changes in the Flood Zone Certifications, changes to the earthquake zones maps, the insurability of the
308 buyer, and previous claims made on the Property. It is the right and responsibility of Buyer to determine the
309 insurability, coverage and the cost of insuring the Property. It is also the responsibility of Buyer to determine whether
310 any exclusions will apply to the insurability of said Property.
- 311 **C. Water Supply.** The system may or may not meet state and local requirements. It is the right and responsibility of
312 Buyer to determine the compliance of the system with state and local requirements. [For additional information on
313 this subject, request the “Water Supply and Waste Disposal Notification” form.]
- 314 **D. Waste Disposal.** The system may or may not meet state and local requirements. It is the right and responsibility of
315 Buyer to determine the compliance of the system with state and local requirements. In addition, Buyer may, for a fee,
316 obtain a septic system inspection letter from the Tennessee Department of Environment and Conservation, Division
317 of Ground Water Protection. [For additional information on this subject, request the “Water Supply and Waste
318 Disposal Notification” form.]
- 319 **E. Title Exceptions.** At Closing, the general warranty deed will be subject to subdivision and/or condominium
320 declarations, covenants, restrictions and easements of record, which may impose obligations and may limit the use of
321 the Property by Buyer, including the property being part of a Planned Unit Development (PUD). There may also be
322 fees and assessments connected with these exceptions.
- 323 **F. Toxic/Foreign Substances.** Testing (including but not limited to a Phase 1 study) may be performed to determine the
324 presence of radon or other potentially toxic substances. Buyer may wish to inquire or have the property inspected
325 for underground tanks, tires, appliances, garbage, foreign and/or unnatural materials, asbestos, polychlorinated
326 biphenyl (PCB’s), ureaformaldehyde, methane gas, radioactive material, or methamphetamine production.
- 327 **G. Land Issues.** Buyer may be interested in learning more about the presence of any fill, mine shaft, well, diseased or
328 dead trees or private or non-dedicated roadways on the Property as well as any sliding, settling, earth movement,
329 upheaval or earth stability problems detected through inspections or evaluations previously performed on property or
330 to be performed.
- 331 **H. Rights and Licenses.** Certain Property may contain mineral, oil and timber rights which may or may not transfer with
332 the Property. It is possible licenses or usage permits were granted for crops, mineral, water, grazing, timber, hunting
333 or fishing, including a Crop Rotation Program. Buyers should consult their closing agency for questions regarding any
334 leases which may be in the chain of title.
- 335 **9. Disclaimer.** It is understood and agreed that the real estate firms and real estate licensee(s) representing or assisting Seller
336 and/or Buyer and their brokers (collectively referred to as “Brokers”) are not parties to this Agreement and do not have or
337 assume liability for the performance or nonperformance of Seller or Buyer. Buyer and Seller agree that Brokers shall not
338 be responsible for any of the following, including but not limited to, those matters which could have been revealed through
339 a survey, flood certification, title search or inspection of the Property; the insurability of the Property or cost to insure the
340 Property; for the condition of the Property, any portion thereof, or any item therein; for building products and construction
341 techniques; for any geological issues present on the Property; for any issues arising out of the failure to physically inspect
342 the Property prior to entering into this Agreement and/or Closing; for the necessity or cost of any repairs to the Property;
343 for hazardous or toxic materials; for the tax or legal consequences of this transaction; for the availability, capability, and/or
344 cost of utility, sewer, septic, or community amenities; for any proposed or pending condemnation actions involving the
345 Property; for acreage or square footage; for applicable boundaries of school districts or other school information; for the
346 appraised or future value of the Property; for any condition(s) existing off the Property which may affect the Property; for
347 the terms, conditions, and availability of financing; and for the uses and zoning of the Property whether permitted or
348 proposed. Buyer and Seller acknowledge that Brokers are not experts with respect to the above matters and that they have
349 not relied upon any advice, representations or statements of Brokers (including their firms and affiliated licensees) and
350 waive and shall not assert any claims against Brokers (including their firms and affiliated licensees) involving same. Buyer
351 and Seller understand that it has been strongly recommended that if any of these or any other matters concerning the
352 Property are of concern to them, that they secure the services of appropriately credentialed experts and professionals of
353 Buyer’s or Seller’s choice for the independent expert advice and counsel relative thereto. Buyer and Seller acknowledge
354 that photographs, marketing materials, and digital media used in the marketing of the property may continue to remain in
355 publication after Closing. Buyer and Seller agree that Brokers shall not be liable for any uses of photographs, marketing
356 materials or digital media which the Broker is not in control.
- 357 **10. Brokerage.** As specified by separate agreement, Seller agrees to pay Listing Broker at Closing the agreed upon
358 compensation. The Listing Broker will direct the closing agency to pay the Selling Broker, from the compensation
359 received, an amount in accordance with the terms and provisions specified by separate agreement. The parties agree and

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360 acknowledge that the Brokers involved in this transaction may receive compensation from more than one party. All parties
361 to this Agreement agree and acknowledge that any real estate firm involved in this transaction shall be deemed a third
362 party beneficiary only for the purposes of enforcing their commission rights, and as such shall have the right to maintain
363 an action on this Agreement for any and all compensations due and any reasonable attorney's fees and court costs.

364 **11. Default.** Should Buyer default hereunder, the Earnest Money/Trust Money shall be forfeited as damages to Seller and
365 shall be applied as a credit against Seller's damages. Seller may elect to sue, in contract or tort, for additional damages or
366 specific performance of the Agreement, or both. Should Seller default, Buyer's Earnest Money/Trust Money shall be
367 refunded to Buyer. In addition, Buyer may elect to sue, in contract or tort, for damages or specific performance of this
368 Agreement, or both. In the event that any party hereto shall file suit for breach or enforcement of this Agreement (including
369 suits filed after Closing which are based on or related to the Agreement), the prevailing party shall be entitled to recover
370 all costs of such enforcement, including reasonable attorney's fees. In the event that any party exercises its right to
371 terminate due to the default of the other pursuant to the terms of this Agreement, the terminating party retains the right to
372 pursue any and all legal rights and remedies against the defaulting party following termination. The parties hereby agree
373 that all remedies are fair and equitable and neither party will assert the lack of mutuality of remedies, rights and/or
374 obligations as a defense in the event of a dispute.

375 **12. Other Provisions.**

376 **A. Binding Effect, Entire Agreement, Modification, Assignment, and Binding Agreement Date.** This Agreement
377 shall be for the benefit of, and be binding upon, the parties hereto, their heirs, successors, legal representatives and
378 assigns. This Agreement constitutes the sole and entire agreement between the parties hereto and no modification of
379 this Agreement shall be binding unless signed by all parties or assigns to this Agreement. No representation, promise,
380 or inducement not included in this Agreement shall be binding upon any party hereto. It is hereby agreed by both
381 Buyer and Seller that any real estate agent working with or representing either party shall not have the authority to
382 bind the Buyer, Seller, or any assignee to any contractual agreement unless specifically authorized in writing within
383 this Agreement. Any assignee shall fulfill all the terms and conditions of this Agreement. The parties hereby authorize
384 either licensee to insert the time and date of receipt of the notice of acceptance of the final offer. The foregoing time
385 and date will be referred to for convenience as the Binding Agreement Date for purposes of establishing performance
386 deadlines.

387 **B. Survival Clause.** Any provision contained herein, which by its nature and effect is required to be performed after
388 Closing shall survive the Closing and delivery of the deed, and shall remain binding upon the parties to this Agreement
389 and shall be fully enforceable thereafter.

390 **C. Governing Law and Venue.** This Agreement is intended as a contract for the purchase and sale of real property and
391 shall be interpreted in accordance with the laws and in the courts of the State of Tennessee.

392 **D. Time of Essence.** Time is of the essence in this Agreement.

393 **E. Terminology.** As the context may require in this Agreement: (1) the singular shall mean the plural and vice versa;
394 (2) all pronouns shall mean and include the person, entity, firm or corporation to which they relate; (3) the masculine
395 shall mean the feminine and vice versa; and (4) the term day(s) used throughout this Agreement shall be deemed to
396 be calendar day(s) ending at 11:59 p.m. local time unless otherwise specified in this Agreement. Local time shall be
397 determined by the location of Property. **In the event a performance deadline**, other than the Closing Date (as defined
398 in section 4 herein), Date of Possession (as defined in section 4 herein), and Offer Expiration Date (as defined in
399 section 16 herein), occurs on a Saturday, Sunday or legal holiday, the performance deadline shall extend to the next
400 following business day. Holidays as used herein are those days deemed federal holidays pursuant to 5 U.S.C. § 6103.
401 In calculating any time period under this Agreement, the commencement day shall be the day following the initial
402 date (e.g. Binding Agreement Date).

403 **F. Responsibility to Cooperate.** Buyer and Seller agree to timely take such actions and produce, execute, and/or deliver
404 such information and documentation as is reasonably necessary to carry out the responsibilities and obligations of this
405 Agreement. Except as to matters which are occasioned by clerical errors or omissions or erroneous information, the
406 approval of the closing documents by the parties shall constitute their approval of any differences between this
407 Agreement and the Closing. Buyer and Seller agree that if requested after Closing, they will correct any documents
408 and pay any amounts due where such corrections or payments are appropriate by reason of mistake, clerical errors or
409 omissions, or the result of erroneous information.

410 **G. Notices.** Except as otherwise provided herein, all notices and demands required or permitted hereunder shall be in
411 writing and delivered either (1) in person; (2) by a prepaid overnight delivery service; (3) by facsimile transmission
412 (FAX); (4) by the United States Postal Service, postage prepaid, registered or certified, return receipt requested; or (5)
413 Email. **NOTICE** shall be deemed to have been given as of the date and time it is actually received. Receipt of notice

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414 by the real estate licensee or the Broker assisting a party as a client or customer shall be deemed to be notice to that
415 party for all purposes under this Agreement as may be amended, unless otherwise provided in writing.

416 **H. Risk of Loss.** The risk of hazard or casualty loss or damage to the Property shall be borne by Seller until transfer of
417 title. If casualty loss prior to Closing exceeds 10% of the Purchase Price, Seller or Buyer may elect to terminate this
418 Agreement with a refund of Earnest Money/Trust Money to Buyer.

419 **I. Equal Housing.** This Property is being sold without regard to race, creed, color, sex, religion, handicap, familial
420 status, or national origin.

421 **J. Severability.** If any portion or provision of this Agreement is held or adjudicated to be invalid or unenforceable for
422 any reason, each such portion or provision shall be severed from the remaining portions or provisions of this
423 Agreement, and the remaining portions or provisions shall be unaffected and remain in full force and effect. In the
424 event that the contract fails due to the severed provisions, then the offending language shall be amended to be in
425 conformity with state and federal law.

426 **K. Alternative Dispute Resolution.** In the event the parties elect to utilize Alternative Dispute Resolution,
427 incorporate "Resolution of Disputes by Mediation Addendum/Amendment" (RF629).

428 **L. Contract Construction.** This Agreement or any uncertainty or ambiguity herein shall not be construed against any
429 party but shall be construed as if all parties to this Agreement jointly prepared this Agreement.

430 **M. Section Headings.** The Section Headings as used herein are for reference only and shall not be deemed to vary the
431 content of this Agreement or limit the scope of any Section.

432 **13. Method of Execution.** The parties agree that signatures and initials transmitted by facsimile, other photocopy transmittal,
433 or by transmittal of digital signature as defined by the applicable State or Federal law will be acceptable and may be treated
434 as originals and that the final Lot/Land Purchase and Sale Agreement containing all signatures and initials may be executed
435 partially by original signature and partially on facsimile, other photocopy documents, or by digital signature as defined by
436 the applicable State or Federal law.

437 **14. Exhibits and Addenda.** All exhibits and/or addenda attached hereto, listed below, or referenced herein are made a part
438 of this Agreement: _____
439 _____
440 _____
441 _____



442 **15. Special Stipulations.** The following Special Stipulations, if conflicting with any preceding section, shall control:


443 Buyers Agent is a licensed agent at Tyler York Real Estate Brokers. Buyers Agent will forego the 3% commission and
444 so no commissions shall be paid to Tyler York Real Estate Brokers.
445
446
447
448
449
450
451
452
453
454



455 **16. Time Limit of Offer.** This Offer may be withdrawn at any time before acceptance with Notice. Offer terminates if not
456 countered or accepted by 6:00 o'clock a.m./ p.m. on the 19th day of April, 2022.

457 **LEGAL DOCUMENTS: This is an important legal document creating valuable rights and obligations. If you have any**
458 **questions about it, you should review it with your attorney. Neither the Broker nor any Agent or Facilitator is**
459 **authorized or qualified to give you any advice about the advisability or legal effect of its provisions.**

460 **NOTE: Any provisions of this Agreement which are preceded by a box "□" must be marked to be a part of this**
461 **Agreement. By affixing your signature below, you also acknowledge that you have reviewed each page and have**
462 **received a copy of this Agreement.**

463 **WIRE FRAUD WARNING: Never trust wiring instructions sent via email.** Cyber criminals are hacking email accounts
464 and sending emails with fake wiring instructions. These emails are convincing and sophisticated. **Always** independently
465 confirm wiring instructions in person or via a telephone call to a trusted and verified phone number. **Never** wire money
466 without double-checking that the wiring instructions are correct. **NEVER ACCEPT WIRING INSTRUCTIONS FROM**
467 **YOUR AGENT OR BROKER.**  Buyer Initials  Buyer Initials

468 Buyer hereby makes this offer.
469  dotloop verified
470 **BUYER**  **BUYER**
471 04/12/2022 at _____ o'clock am/ pm 04/12/2022 at _____ o'clock am/ pm
472 **Offer Date** **Offer Date**

473 Seller hereby:
474 **ACCEPTS** – accepts this offer.
475 **COUNTERS** – accepts this offer subject to the attached Counter Offer(s).
476 **REJECTS** this offer and makes no counter offer.
477  
478 **SELLER** **SELLER**
479 04/19/22 at 3:43 PM **David L. Snowden Director of Schools Franklin Special School District** at _____ o'clock am/ pm
480 **Date** **Date**

481 **Acknowledgement of Receipt.** _____ hereby acknowledges receipt of the final accepted offer
482 on _____ at _____ o'clock am/ pm, and this shall be referred to as the Binding Agreement Date for
483 purposes of establishing performance deadlines as set forth in the Agreement.

For Information Purposes Only:

Listing Company: Crye-Leike, Inc., REALTORS	Selling Company: Tyler York Real Estate Brokers
Listing Firm Address: 206 A Cool Springs Blvd Franklin TN	Selling Firm Address: 1033 Demonbreun St., Suite 300, Nashville, TN 37203
Firm License No.: 00216697	Firm License No.: _____
Firm Telephone No.: 615-714-1666	Firm Telephone No.: 615-496-4576
Listing Licensee: Joyce Friedman	Selling Licensee: Christy Bashlor
Licensee License Number: 322945	Licensee License Number: 263918
Licensee Email: joyce@joycefriedmanproperties.com	Licensee Email: CBashlor@tyleryork.com
Licensee Cellphone No.: 615-714-1666	Licensee Cellphone No.: 6154964576
Home Owner's / Condominium Association ("HOA/COA") / Property Management Company: _____	
Phone: _____	Email: _____

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CRYE-LEIKE®

REAL ESTATE SERVICES

COUNTER OFFER # 1

This is a Counter Offer from Seller to Buyer OR Buyer to Seller
The undersigned agree to and accept the Purchase and Sale Agreement with an offer date of 04/19/2022 for the purchase of real property commonly known as:

221 Fairground St Lot 1 Franklin TN 37064
Address, City, State, Zip

With the following exceptions:

This Offer, along with this Counter Offer No. 1, is contingent upon the review and approval by the Franklin Special School District's Legal Counsel and the final approval of the Board of the Franklin Special School District on or before Tuesday, May 10, 2022. Buyer will be notified from Seller via Notification Form of Board approval.


Line 179 - Closing Date changed to Friday, May 20, 2022.

ALL OTHER TERMS AND CONDITIONS OF THE ORIGINAL ATTACHED PURCHASE AND SALE AGREEMENT ARE ACCEPTABLE TO THE UNDERSIGNED. ALL TERMS AND CONDITIONS PROPOSED IN PREVIOUS COUNTER OFFERS, IF ANY, ARE NOT INCLUDED IN THIS COUNTER OFFER UNLESS RESTATED HEREIN.

This Counter Offer form will not be a part of the Purchase and Sale Agreement and be binding until accepted and signed by all parties.

Until notice of acceptance is delivered the subject Property is still on the market for sale, and this offer may be revoked at any time with notice, and the Property may be sold to any other party.

Time Limit of Offer: This Offer may be withdrawn at any time before acceptance with notice. Offer terminates if not accepted by 6 o'clock am/ pm, local time, on the 20th day of April, 2022.


 <u>David L. Snowden</u> 04/19/22 Seller/Buyer (Party making counter offer) DATE	<u>David L. Snowden, Director of Schools Franklin Special School District</u> Seller/Buyer (Party making counter offer) DATE
--	---

The undersigned has received and
 ACCEPTED this offer
 REJECTED this offer
 COUNTERED this offer with Counter Offer # _____

_____ o'clock am/ pm; this _____ day of _____, _____ 04/19/22

<u>David DeFatta</u> dotloop verified 04/20/22 12:31 PM CDT IOTA-DX1X-XVOZ-L7BT Seller/Buyer (Responding Party)	_____ Seller/Buyer (Responding Party)
---	--

Binding Agreement Date. This instrument shall become a "Binding Agreement" on the date ("Binding Agreement Date") the last offeror, or licensee of offeror, receives notice of offeree's acceptance. Notice of acceptance of the final offer was received on the _____ day of _____, _____, at _____ time by _____ name.

04/20/22 5:59 PM  Joyce E. Friedman

CRYE-LEIKE[®], REALTORS[®]

NOTIFICATION

1 This is NOTIFICATION from the Seller (Notifying Party) to Buyer OR Buyer (Notifying Party) to Seller.
2 This NOTICE is hereby tendered in accordance with the provisions of that certain Purchase and Sale Agreement for the
3 purchase and sale of real property located at: 221 Fairground Street #1 Franklin TN 37064
4 with a

5 Binding Agreement Date of 04/20/2022 OR Offer Date of _____

6 **CHECK THE BOX(ES) THAT APPLY:**

7 **Notification from Buyer to Seller:**

8 1. Buyer has made application for loan and is notifying Seller and/or Seller's Representative of the name and
9 contact information of the Lender. Buyer has also instructed Lender to order and has paid for the credit
10 report. Lender's name and contact information is:
11 _____
12 _____

13 2. Buyer has waived his financial contingency and is furnishing proof of available funds in the following
14 manner: _____ . *Documentation attached.*

15 3. Buyer has waived his financial contingency and is providing Seller with the name and telephone number
16 of the appraiser who will conduct the appraisal on the property:
17 _____

18 4. Appraised value did not equal or exceed the Purchase Price. Buyer will notify Seller of decision to
19 terminate agreement or waive contingency within 3 days per the terms stated in the Purchase and Sale
20 Agreement.

21 5. Appraised value did not equal or exceed the Purchase Price. Buyer **WAIVES the appraisal contingency**
22 in the Purchase and Sale Agreement.

23 6. Appraised value did not equal or exceed the Purchase Price. Buyer is exercising the right to terminate and
24 hereby requests refund of Earnest Money/Trust Money.

25 7. Having acted in good faith, Buyer is unable to obtain financing and is exercising the right to terminate
26 and hereby requests refund of Earnest Money/Trust Money.

27 8. Buyer has changed lenders and is notifying Seller that the new Lender's name and contact information is:
28 _____
29 _____

30 9. Buyer warrants and represents the following:

31 Buyer has secured evidence of hazard insurance which will be effective at Closing and has provided
32 Seller with the name of the hazard insurance company:
33 _____

34 Buyer has notified Lender of an Intent to Proceed and has available funds to Close per the signed Loan
35 Estimate; and

36 Buyer has requested that the appraisal be ordered and affirms that the appraisal fee has been paid.

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37 10. Title examination, closing or loan survey pursuant to Tenn. Code Ann. § 62-18-126, boundary line survey,
38 or other information has disclosed the following material defects:

39
40
41

42 and Buyer is requiring Seller to remedy such defects prior to the Closing Date. *Documentation attached.*

43 11. Material defects disclosed from title examination, closing or loan survey pursuant to Tenn. Code Ann. §
44 62-18-126, boundary line survey, or other information have not been remedied prior to the Closing Date or
45 any extension thereof resulting in the termination of the Purchase and Sale Agreement. Buyer is hereby
46 requesting refund of Earnest Money/Trust Money.

47 12. Buyer has made any and all inspections available under the Inspection section of the Purchase and Sale
48 Agreement and is exercising Buyer’s right to immediately **TERMINATE** the Purchase and Sale Agreement
49 with all Earnest Money/Trust Money refunded to Buyer. **This Notification hereby serves as NOTICE**
50 **OF TERMINATION of the Purchase and Sale Agreement and WRITTEN DEMAND FOR**
51 **DISTRIBUTION OF EARNEST MONEY/TRUST MONEY to the Buyer.** Buyer is hereby providing
52 a list of written specified objections which Buyer has discovered in good faith.

53 LIST OF SPECIFIED OBJECTIONS:

54
55
56

57 13. Buyer has made any and all inspections available under the Inspection section of the Purchase and Sale
58 Agreement and **ACCEPTS the Property in its present AS IS condition** with any and all faults and no
59 warranties expressed or implied. Seller has no obligation to make repairs. However, Buyer has not waived
60 his rights under the Final Inspection paragraph of the Purchase and Sale Agreement.

61 14. Buyer **WAIVES any and all inspection** contingencies available under the Inspection section of the
62 Purchase and Sale Agreement except as to the Final Inspection section of the Purchase and Sale Agreement.

63 15. Pursuant to the First Right of Refusal Addendum, Buyer has listed their home with a licensed real estate
64 broker and the home is advertised in a Multiple Listing Service, where applicable. See proof of listing
65 attached to this form.

66 16. Buyer **WITHDRAWS** all offers and/or counter offers.

67 17.
68 OTHER:

69
70
71

72 **CHECK THE BOX(ES) THAT APPLY:**

73 **Notification from Seller to Buyer:**

74 18. This is Seller’s written demand for Buyer to provide the name and contact information of the Lender and
75 that Buyer has instructed Lender to order and has paid for the credit report.

76 19. Seller has made written demand for Buyer to provide the name and contact information of the Lender and
77 that Buyer has instructed Lender to order and has paid for the credit report and Buyer failed to do so within
78 two (2) days, thereby terminating the Agreement.

79 20. This is Seller’s written demand for Buyer to provide supporting documentation regarding loan denial.

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- 80 21. This is Seller’s written request for Buyer to provide proof of available funds as required in transactions
81 wherein Buyer has waived his financial contingency.
- 82 22. Seller has made written demand for Buyer to provide proof of available funds as required in transactions
83 wherein Buyer has waived his financial contingency. However, Buyer failed to do so within two (2) days,
84 thereby terminating the Agreement.
- 85 23. This is Seller’s written demand for the name and telephone number of the appraiser and proof that appraisal
86 was ordered in a transaction in which Buyer has waived his financial contingency.
- 87 24. Seller has made written demand for the name and telephone number of the appraiser and proof that appraisal
88 was ordered in a transaction in which Buyer has waived his financial contingency. However, Buyer failed
89 to do so within two (2) days, thereby terminating the Agreement.
- 90 25. This is Seller’s written request that Buyer provide supporting documentation showing appraised value did
91 not equal or exceed the agreed upon purchase price.
- 92 26. This is Seller’s written demand for Buyer to provide the following warranties and representations:
- 93 Buyer has secured evidence of hazard insurance which will be effective at Closing. The name of the
94 hazard insurance company is: _____.
- 95 Buyer has notified Lender of an Intent to Proceed with Lender and has available funds to Close per the
96 signed Loan Estimate; and
- 97 Buyer has requested that the appraisal be ordered and affirms that the appraisal fee has been paid.
- 98 27. Seller has made written demand for Buyer to warrant and represent that he has secured evidence of hazard
99 insurance and provided the name of insurance company; has provided Lender with an Intent to Proceed;
100 and has requested that the appraisal be ordered and has paid appraisal fee. However, Buyer failed to do so
101 within two (2) days, thereby terminating the Agreement.
- 102 28. Holder has advised that the Earnest Money/Trust Money Check or other instrument has been dishonored or
103 not timely received by Holder. Seller is hereby notifying Buyer that Buyer has one (1) day to deliver Earnest
104 Money/Trust Money in immediately available funds to Holder.
- 105 29. Holder has advised that the Earnest Money/Trust Money Check or other instrument has been dishonored.
106 Buyer has failed to timely deliver immediately available funds following notice by Holder. Seller is hereby
107 exercising his right to terminate Agreement.
- 108 30. Holder has advised that the Earnest Money/Trust Money has not been timely received as required pursuant
109 to the Earnest Money/Trust Money paragraph. Buyer has failed to timely deliver immediately available
110 funds following notice by Holder. Seller is hereby exercising his right to terminate Agreement.
- 111 31. Pursuant to Buyer’s First Right of Refusal Addendum, this is Seller’s written demand for proof Buyer has
112 listed their home with a licensed real estate broker and home is advertised in a Multiple Listing Service,
113 where applicable.
- 114 32. Pursuant to Buyer’s First Right of Refusal Addendum, Seller has made written demand for Buyer to
115 provide proof Buyer has listed their home with a licensed real estate broker and advertised the home in a
116 Multiple Listing Service, where applicable. However, Buyer failed to do so within one (1) day. Seller is
117 hereby exercising his right to terminate this Agreement.
- 118 33. For new construction only, Seller hereby notifies Buyer that the improvements are substantially
119 completed. Buyer shall cause to be conducted any inspection provided in the New Construction Purchase
120 and Sale Agreement.
- 121 34. For new construction only, Seller hereby notifies Buyer of a delay caused by
122 _____
123 _____ as provided for in the Delays Section of the New Construction Purchase and
124 Sale Agreement.

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125 35. For Back-Up Agreement Contingencies only, Seller hereby notifies Buyer that the Primary Agreement has been
126 terminated or is null and void. Buyer's Back-Up Agreement has moved into a primary position.

127 36. Seller **WITHDRAWS** all offers and/or counter offers.

128 37. OTHER:

129 As per Counter Offer No. 1 as signed by both parties, Seller is notifying Buyer that
130 the Board of Education of the Franklin Special School District approved on May 9, 2022
131 the contract offer from DeFatta Custom Homes LLC to purchase its tract of land 221
132 Fairground Street Lot #1, Franklin TN, also known as Lot 1 on Plat Book P67, Page 58.

133 The party(ies) below, have signed and acknowledge receipt of a copy.

134  David L. Snowden David L. Snowden Director of Schools Franklin Special School District

135 NOTIFYING PARTY (Buyer/Seller Signature) NOTIFYING PARTY (Buyer/Seller Signature)

136 05/10/22 at 6:26 AM o'clock am/ pm _____ at _____ o'clock am/ pm

137 Date Date

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Amendment No. 1

TO AGREEMENT BETWEEN OWNER AND Construction Manager

FSSD New Central Office

Pursuant to the Contract Agreement, AIA 133 & AIA 201 dated June 16, 2021, between Franklin Special School District (Owner) and Nabholz Construction Services (the Construction Manager), for FSSD New Central Office (the Project) as defined in the Construction Documents, the Owner and the Contractor establish an initial Guaranteed Maximum Price for the work as set forth below.

Article 1: Guaranteed Maximum Price

The initial Guaranteed Maximum Price including the estimated cost of work and the Contractor's fee for Phase 1A only is \$1,866,681. Additional amendments will be needed to add Phase 1B and Phase 2 to the GMP. Phase 1B pricing documents are expected mid-June and Phase 2 documents are expected late 2022.

The scope of work for Phase 1A shall complete within approximately 4.5 months of mobilization to the site. Construction is slated to start June 1, 2022.

Allowances included in the attached GMP Deliverable include:

- 1) Middle TN Electrical Transformer Allowance \$15,255

Exclusion:

- 1) We have excluded the General Construction Allowance as requested in Wold HFR's specs. However, a contingency totaling \$102,667 was included.
- 2) OHP was not included on the Contingency of \$102,667. In the event Contingency is used, a COR will be created and used to document its usage. OHP will be applied at such time.

Attachments include:

- Exhibit A – Franklin Special School District Central Office Complex Phase 1A GMP Deliverable Dated 4/20/22
- Exhibit B – Drawings and Spec Summary Log

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OWNER



(Signature)

Dr. David Snowden
Director of Schools

(Printed name and title)

5/9/2022

Date

Construction Manager



(Signature)

John Strack,
Executive Vice President

(Printed name and title)

4/29/2022

Date

Franklin Special School District Central Office Complex Phase 1A GMP Deliverable

GMP pricing for Phase 1A Only All Other Pricing was provided for estimating purposes. only.



Wold | HFR Design



April 20, 2022



Franklin Special School District
Central Office Complex
Franklin, TN

Phase 1 and 2 Pricing Update
Table of Contents

1. Executive Summary
2. Overall Estimate Recap
3. Phase 1A **GMP Deliverable**
4. Phase 1A Bidders
5. Phase 1B DD Estimate
6. Phase 1B Initial Value Analysis
7. Phase 2 SD Estimate
8. Phase 2 Initial Value Analysis
9. Phase 1B and 2 Market Participants



April 20, 2022

Franklin Special School District
Central Office Complex
Franklin, TN

Phase 1 and 2 Pricing Update
Executive Summary

Pricing

Nabholz is pleased to present this Phase 1 and 2 Pricing Update for the Central Office Complex consisting of the Facilities and Transportation Center and Central Office Building Franklin, Tennessee. This Budget Estimate is based on the Construction Documents (Phase 1A), Design Development Documents (Phases 1B) and Schematic Design Documents (Phase 2) as produced by Wold / HFR Design. Additional supporting information is also included in this pricing update.

Process

Nabholz produced this Pricing Update using in-house estimate models, cost data history, competitive bidding data collected from previous projects, and marketplace participation from subcontractors and suppliers. Quantities for the estimate were developed from the drawings as published by Wold / HFR Design. Where the current documents could not yet provide detail, the estimate made assumptions, based on information gathered in review meetings and conversations with the design team.

Next Steps

Nabholz will continue to perform value analysis and constructability reviews, working with FSSD and Wold / HFR Design to identify cost drivers and inform the value decision making process. We see several areas to explore in each design phase, and we are committed to providing exceptional value to the project.

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Franklin Special School District - Central Office Complex
Phase 1 and 2 Pricing Update
April 20, 2022

	FTC Phase 1A CD	FTC Phase 1B DD	FTC Phase 1 Total	CO Phase 2 SD	Overall Project
4/20/2022	1,866,680.00	4,876,156.00	6,742,836.00	23,214,013.00	29,956,849.00
2/15/2022	1,540,800.40	4,502,118.42	6,042,918.82	21,694,300.11	27,737,218.93
Over / Under	325,879.60	374,037.58	699,917.18	1,519,712.89	2,219,630.07

Additional Allowances Not Included Above:

Testing	75,000.00
Shop Equipment	175,000.00
Unsuitable Soils	200,000.00
A/V System Equip.	200,000.00
FF&E	642,500.00

Spotlight on FTC Phase 1A Budget Progress:

2/15/2022	1,540,800.40	Scope adjusted and value engineered number based on DD design.
4/7/2022	2,091,325.12	Panel VE not fully realized due to back-up framing requirements.
4/20/2022	1,866,680.00	Explored second round of VE with WHFR to revise panels / envelope.

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PROJECT NAME FSSD FTC PHASE 1A **GMP Deliverable**
PROJECT LOCATION ,
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf

Project name FSSD FTC PHASE 1A
Estimator MIKE MEADORS
Job size 12743 sf
Bid date 12:00 AM

PROJECT CONFIDENTIAL

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PROJECT NAME FSSD FTC PHASE 1A
 PROJECT LOCATION ,
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION mo
 BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
1	01 - Site				
2	01-11-00.00	General Requirements			
3		General Conditions			
4		TDEC Permit (Site)	01 - Site	1.00 Isum	301
		General Conditions			301
		General Requirements			301
5	01-56-26.00	Temporary Fencing			
6		Temporary Fencing			
7		Temporary fencing - Chainlink	01 - Site	1.00 Isum	7,534
		Temporary Fencing			7,534
		Temporary Fencing			7,534
8	01-58-00.00	General Requirements			
9		General Requirements			
10		SWPPP	01 - Site	1.00 Isum	1,004
11		Traffic Control & Jobsite Signage	01 - Site	1.00 Isum	2,511
		General Requirements			3,516
		General Requirements			3,516
12	33-49-00.00	Storm Drainage Structures			
13		Storm Drainage Manholes, Frames & Covers			
14		Storm Drainage	01 - Site	1.00 Isum	126,401
		Storm Drainage Manholes, Frames & Covers			126,401
		Storm Drainage Structures			126,401
		01 - Site			137,751
15	02 - Building				
16	01-11-00.00	General Requirements			
17		General Conditions			
18		General Conditions	02 - Building	4.00 mo	173,741
19		Building Permit Allowance	02 - Building	1.00 Isum	5,776
20		General Construction Allowance	02 - Building	1.00 Isum	75,336
21		VE - Omit General Construction Allowance	02 - Building	(1.00) Isum	(75,336)
		General Conditions			179,516
		General Requirements			179,516
22	01-45-00.00	Quality Control			
23		Testing/Commissioning			
24		Testing & Inspections-Allowance	02 - Building	1.00 Isum	3,051
		Testing/Commissioning			3,051
		Quality Control			3,051
25	01-51-00.00	Temporary Utilities			
26		Temporary Utilities			
27		Temporary Utilities	02 - Building	1.00 Isum	2,511
		Temporary Utilities			2,511
		Temporary Utilities			2,511
28	01-52-13.00	Field Offices And Sheds			
29		Field Office Expense			
30		Ice / Water / Cups / Office Supplies	02 - Building	1.00 Isum	1,004
31		Storage Sheds	02 - Building	1.00 Isum	3,013
		Field Office Expense			4,018
		Field Offices And Sheds			4,018
32	01-54-09.00	Jobsite Safety			
33		Jobsite Safety			
34		Jobsite Safety	02 - Building	1.00 Isum	2,511
		Jobsite Safety			2,511
		Jobsite Safety			2,511
35	01-54-33.00	Equipment Rental / Small Tools			
36					



PROJECT NAME FSSD FTC PHASE 1A
 PROJECT LOCATION ,
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION mo
 BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
36		Nabholz Equipment Rental			
37		Misc. Tools & Equipment	02 - Building	1.00 Isum	7,534
38		Portable Toilet Rental	02 - Building	4.00 mo	3,616
		Nabholz Equipment Rental			11,150
		Equipment Rental / Small Tools			11,150
39	01-56-32.00	Temporary Security			
40		Jobsite Security			
41		Security & Security Cameras	02 - Building	1.00 Isum	2,511
		Jobsite Security			2,511
		Temporary Security			2,511
42	01-58-00.00	General Requirements			
43		General Requirements			
44		Plan Reproduction	02 - Building	1.00 Isum	502
45		Closeout Documents	02 - Building	1.00 Isum	4,520
		General Requirements			5,022
		General Requirements			5,022
46	01-71-23.00	Field Engineering			
47		Construction Layout			
48		Survey (Nabholz plus Professional)	02 - Building	1.00 Isum	5,022
		Construction Layout			5,022
		Field Engineering			5,022
49	01-74-00.00	Cleaning And Waste Management			
50		Cleaning and Waste Management			
51		Intermediate Clean Up	02 - Building	17.00 wks	4,934
52		Dumpsters	02 - Building	1.00 Isum	8,036
		Cleaning and Waste Management			12,970
		Cleaning And Waste Management			12,970
53	02-41-19.00	Selective Demolition			
54		Selective Demolition			
55		Selective Demolition	02 - Building	1.00 Isum	58,856
56		Unforeseen Site & Demolition Issues	02 - Building	1.00 Isum	10,170
		Selective Demolition			69,026
		Selective Demolition			69,026
57	05-05-00.00	Structural Steel			
58		Structural Steel			
59		Structural Steel & Erection	02 - Building	1.00 Isum	77,036
60		Base Angle	02 - Building	1.00 Isum	22,264
61		Misc. Steel / Incidentals	02 - Building	1.00 Isum	10,170
		Structural Steel			109,470
		Structural Steel			109,470
62	06-05-05.00	Rough Carpentry			
63		Rough Carpentry			
64		Rough Carpentry	02 - Building	12,743.00 sqft	25,327
		Rough Carpentry			25,327
		Rough Carpentry			25,327
65	07-41-13.00	Metal Roof Panels			
66		Steel Roofing Panels			
67		Standing Seam Metal Roof	02 - Building	1.00 Isum	186,606
68		Metal Roof / IMWP Incidentals	02 - Building	1.00 Isum	10,170
69		Roof Insulation	02 - Building	1.00 Isum	53,542
		Steel Roofing Panels			250,318
		Metal Roof Panels			250,318
70	07-42-13.00	Metal Wall Panels			
71		Architectural Metal Panels			
72		Insulated Metal Wall Panels	02 - Building	1.00 Isum	244,991



PROJECT NAME FSSD FTC PHASE 1A
 PROJECT LOCATION ,
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION mo
 BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
		Architectural Metal Panels			244,991
		Metal Wall Panels			244,991
73	07-92-00.00	Joint Sealants & Waterproofing			
74		Joint Sealants & Waterproofing			
75		Air Barrier System	02 - Building	1.00 Isum	30,255
76		Delete Air Barriet System with sheathing deletion	02 - Building	(1.00) Isum	(30,255)
77		Exterior Sealants	02 - Building	1.00 Isum	3,661
		Joint Sealants & Waterproofing			3,661
		Joint Sealants & Waterproofing			3,661
78	08-11-00.00	Metal Doors And Frames			
79		Doors, & Window			
80		Doors / Frames / Hardware	02 - Building	1.00 Isum	12,250
81		Doors / Hardware Installation	02 - Building	1.00 Isum	1,220
		Doors, & Window			13,470
		Metal Doors And Frames			13,470
82	08-33-23.00	Overhead Coiling Doors			
83		Overhead Doors			
84		Overhead Doors	02 - Building	1.00 Isum	108,778
		Overhead Doors			108,778
		Overhead Coiling Doors			108,778
85	08-43-13.00	Aluminum-Framed Storefronts/Curtainwall			
86		Aluminum Systems			
87		Storefront / Glass / Glazing	02 - Building	1.00 Isum	35,790
		Aluminum Systems			35,790
		Aluminum-Framed Storefronts/Curtainwall			35,790
88	09-22-16.00	Metal Stud Framing / Drywall			
89		Metal Stud Framing / Drywall			
90		Metal Stud Framing / Sheathing / Insulation	02 - Building	1.00 Isum	63,117
91		Delete Sheathing	02 - Building	(1.00) Isum	(9,288)
92		Framing / Insulation / Foamed in Place Incidentals	02 - Building	1.00 Isum	5,085
		Metal Stud Framing / Drywall			58,914
		Metal Stud Framing / Drywall			58,914
93	09-91-23.00	Painting			
94		Painting			
95		Painting Frames in 1A	02 - Building	1.00 Isum	3,051
		Painting			3,051
		Painting			3,051
96	10-73-16.00	Canopies			
97		Metal Canopies			
98		Prefinished Aluminum Canopies	02 - Building	1.00 Isum	36,509
		Metal Canopies			36,509
		Canopies			36,509
99	13-34-19.00	Metal Building Systems			
100		Pre-Engineered Steel Buildings			
101		Girts Material	02 - Building	1.00 Isum	85,404
102		Girts Erection	02 - Building	1.00 Isum	28,679
103		Unforeseens in PEMB	02 - Building	1.00 Isum	12,000
104		Engineering Allowance	02 - Building	1.00 Isum	5,085
		Pre-Engineered Steel Buildings			131,168
		Metal Building Systems			131,168
105	22-05-23.00	Plumbing			
106		Plumbing			
107		Plumbing	02 - Building	1.00 Isum	2,266
		Plumbing			2,266
		Plumbing			2,266



PROJECT NAME FSSD FTC PHASE 1A
 PROJECT LOCATION ,
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION mo
 BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
108	23-05-23.00	HVAC			
109		HVAC			
110		Mechanical HVAC	02 - Building	1.00 Isum	26,309
		HVAC			26,309
111	26-05-00.00	Electrical			
112		Electrical			
113		Electrical Complete	02 - Building	1.00 Isum	162,514
114		MTE Cost Allowance Electrical	02 - Building	1.00 Isum	15,255
		Electrical			177,768
		02 - Building			1,525,099



PROJECT NAME FSSD FTC PHASE 1A
 PROJECT LOCATION ,
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION mo
 BUILDING SIZE 12,743 sf

Estimate Totals

Description	Amount	Totals	Rate	Cost per Unit
	<u>1,662,852</u>	<u>1,662,852</u>		
Performance Payment Bond	9,333			
General Liability	<u>15,867</u>		8.500 \$ / 1,000	
	<u>25,200</u>	<u>1,688,052</u>		
Construction Manager Fee	<u>75,962</u>		4.500 %	
	<u>75,962</u>	<u>1,764,014</u>		
Contingency	102,667		5.500 %	8.057
Total		1,866,681		146.487

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PROJECT NAME FSSD FTC PHASE 1A
PROJECT LOCATION ,
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf



/sf
/sf

5.50%



Facilities and Transportation Center
Phase 1A: Exterior / Structural Repairs
Franklin Special School District
Franklin, TN

Construction Document Estimate

Bidders

The following subcontractors and suppliers submitted bid proposals for this project. The bids currently incorporated into the initial pricing review are in **bold**.

Selective Demolition

- **ACIE – Nashville, TN (Combo with Storm)**
- Car-Son Construction – North Little Rock, AR

Structural Steel

- **Stinson Steel, LLC – Dickson, TN**
- DoBro Steel Company, LLC – Gallatin, TN
- RBD Hale Erection & Fabrication – Alexander, AR
- Conway Steel Fabrication – Conway, AR (supply only)
- Nabholz Construction – Conway, AR

Metal Roofing

- **Master Metal Builders, LLC – Clarksville, TN**
- South State Contractors, Inc. – Oakland, KY
- RBD Hale Erection & Fabrication – Alexander, AR

Metal Wall Panels

- **Master Metal Builders, LLC – Clarksville, TN**
- South State Contractors, Inc. – Oakland, KY
- SECO Architectural Systems, Inc – Snellville, GA
- Peachtree Protective Covers – Lithia Springs, GA
- RBD Hale Erection & Fabrication – Alexander, AR

Joint Sealants

- N&S Waterproofing – Nashville, TN
- King Waterproofing, LLC – Brentwood, TN
- Alpha Insulation & Waterproofing, Inc. – Nashville, TN

Doors / Frames / Hardware

- Slayden Door & Hardware – La Vergne, TN

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Aluminum Storefront & Entrances

- **Commercial Glass & Mirror – Columbia, TN**
- Binswanger Glass – Chattanooga, TN
- Creekside Glass Company – Nashville, TN
- Alexander Metals, Inc. – Nashville, TN

Overhead Doors

- **Crawford Door Sales of Nashville – Nashville, TN**
- Overhead Door Company of Nashville / DH Pace – Nashville, TN
- Door Systems / Assa Abloy – Nashville, TN
- Arthur Specialties, LLC – Hendersonville, TN

Canopies

- **Tennessee Valley Metal, Inc. – Oneonta, AL**

Mechanical

- **Lee Company – Madison, AL**
- S.M. Lawrence Comfort Systems USA – Nashville, TN

Electrical

- **ACIE – Nashville, TN**

Storm Drainage

- **ACIE – Nashville, TN (Combo with Selective Demo)**
- Harness, LLC – Columbia, TN



PROJECT NAME FSSD FTC Phase 1B
PROJECT LOCATION Franklin, TN
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf

Project name FSSD FTC Phase 1B
Franklin
TN
Estimator Mike Meadors
Job size 12743 sf
Bid date 12:00 AM

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PROJECT NAME FSSD FTC Phase 1B
PROJECT LOCATION Franklin, TN
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
1	01 - Site				
2	01-11-00.00	General Requirements			
3		General Conditions			
4		TDEC Permit (Site) VERIFY!!!!	01 - Site	1.00 Isum	1,005
		General Conditions			1,005
		General Requirements			1,005
5	01-56-26.00	Temporary Fencing			
6		Temporary Fencing			
7		Temporary fencing - Chainlink	01 - Site	1.00 Isum	7,534
		Temporary Fencing			7,534
		Temporary Fencing			7,534
8	01-58-00.00	General Requirements			
9		General Requirements			
10		SWPPP	01 - Site	1.00 Isum	1,005
11		Traffic Control & Jobsite Signage	01 - Site	1.00 Isum	2,511
		General Requirements			3,516
		General Requirements			3,516
12	05-12-23.00	Structural Steel - Misc.			
13		Misc. Steel			
14		Bollards (Exterior)	01 - Site	13.00 ea	859
		Misc. Steel			859
		Structural Steel - Misc.			859
15	07-92-00.00	Joint Sealants & Waterproofing			
16		Joint Sealants & Waterproofing			
17		Caulking & Sealants - Site	01 - Site	1.00 Isum	7,018
		Joint Sealants & Waterproofing			7,018
		Joint Sealants & Waterproofing			7,018
18	31-05-00.00	Earthwork			
19		Earthwork			
20		Earthwork / Demolition / Erosion	01 - Site	1.00 Isum	425,403
21		Storm Drainage	01 - Site	1.00 Isum	236,687
22		Undercut Allowance_Building (Excluded)	01 - Site	cuyd	
23		Undercut Allowance_Site (Excluded)	01 - Site	cuyd	
24		Rock Excavation (Excluded)	01 - Site	cuyd	
		Earthwork			662,090
		Earthwork			662,090
25	32-06-10.00	Concrete Site			
26		Site Concrete			
27		Dumpster Footings	01 - Site	1.00 Isum	7,933
28		Site Concrete-Transformer Pad	01 - Site	1.00 Isum	3,051
29		Walks (LD Paving)	01 - Site	4,420.00 sf	34,169
30		ADA Truncated Domes	01 - Site	1.00 Isum	712
		Site Concrete			45,865
		Concrete Site			45,865
31	32-12-16.00	Asphalt Paving			
32		Asphaltic Concrete Paving			
33		Stone Base & Asphalt Paving	01 - Site	1.00 Isum	343,965
34		Asphalt Milling	01 - Site	1.00 Isum	13,059
35		Pavement Markings	01 - Site	1.00 Isum	3,234
		Asphaltic Concrete Paving			360,259
		Asphalt Paving			360,259
36	32-13-00.00	Rigid Paving			
37		Concrete Paving Surface Treatment			
38		Dumpster Pad & Wash Bay HD Concrete	01 - Site	1.00 Isum	19,864
39		Pervious Concrete Paving	01 - Site	1.00 Isum	103,394
		Concrete Paving Surface Treatment			123,258
		Rigid Paving			123,258



PROJECT NAME FSSD FTC Phase 1B
PROJECT LOCATION Franklin, TN
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
40	32-16-13.00	Curbs And Gutters			
41		Cast-In-Place Concrete Curbs And Gutters			
42		Concrete Curbs	01 - Site	1.00 Isum	47,758
		Cast-In-Place Concrete Curbs And Gutters			47,758
		Curbs And Gutters			47,758
43	32-31-19.00	Decorative Screen			
44		Decorative Fence			
45		Security Fence	01 - Site	1.00 Isum	96,623
		Decorative Fence			96,623
		Decorative Screen			96,623
46	32-92-00.00	Landscaping			
47		Landscaping			
48		Landscaping	01 - Site	1.00 Isum	55,939
49		Irrigation	01 - Site	1.00 Isum	25,427
		Landscaping			81,366
		Landscaping			81,366
50	33-11-13.00	Utilities			
51		Utilities			
52		Fire & Domestic Water	01 - Site	1.00 Isum	230,736
53		Sanitary Sewer	01 - Site	1.00 Isum	116,881
54		Gas Service	01 - Site	1.00 Isum	25,427
		Utilities			373,044
		Utilities			373,044
		01 - Site			1,810,195
55	02 - Building				
56	01-11-00.00	General Requirements			
57		General Conditions			
58		General Conditions	02 - Building	5.50 mo	237,941
59		Building Permit	02 - Building	1.00 Isum	11,050
60		General Construction Allowance	02 - Building	1.00 Isum	
		General Conditions			248,991
		General Requirements			248,991
61	01-51-00.00	Temporary Utilities			
62		Temporary Utilities			
63		Temporary Utilities	02 - Building	1.00 Isum	15,069
		Temporary Utilities			15,069
		Temporary Utilities			15,069
64	01-52-13.00	Field Offices And Sheds			
65		Field Office Expense			
66		Ice / Water / Cups / Office Supplies	02 - Building	1.00 Isum	1,005
67		Storage Sheds	02 - Building	1.00 Isum	1,507
		Field Office Expense			2,511
		Field Offices And Sheds			2,511
68	01-54-09.00	Jobsite Safety			
69		Jobsite Safety			
70		Jobsite Safety	02 - Building	1.00 Isum	2,511
		Jobsite Safety			2,511
		Jobsite Safety			2,511
71	01-54-33.00	Equipment Rental / Small Tools			
72		Nabholz Equipment Rental			
73		Misc. Tools & Equipment	02 - Building	1.00 Isum	7,534
74		Portable Toilet Rental	02 - Building	1.00 Isum	5,023
		Nabholz Equipment Rental			12,557
		Equipment Rental / Small Tools			12,557



PROJECT NAME FSSD FTC Phase 1B
PROJECT LOCATION Franklin, TN
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
75	01-56-23.00	Temporary Barricades			
76		Barricades			
77		Safety Railings	02 - Building	1.00 Isum	2,210
		Barricades			2,210
Temporary Barricades					2,210
78	01-56-32.00	Temporary Security			
79		Jobsite Security			
80		Security & Security Cameras	02 - Building	1.00 Isum	2,511
		Jobsite Security			2,511
Temporary Security					2,511
81	01-58-00.00	General Requirements			
82		General Requirements			
83		Plan Reproduction	02 - Building	1.00 Isum	502
84		Closeout Documents	02 - Building	1.00 Isum	4,521
		General Requirements			5,023
General Requirements					5,023
85	01-71-23.00	Field Engineering			
86		Construction Layout			
87		Survey (Nabholz plus Professional)	02 - Building	1.00 Isum	5,023
		Construction Layout			5,023
Field Engineering					5,023
88	01-74-00.00	Cleaning And Waste Management			
89		Cleaning and Waste Management			
90		Intermediate Clean Up	02 - Building	24.00 wks	9,999
91		Final Clean Up	02 - Building	12,743.00 sqft	6,480
92		Dumpsters	02 - Building	1.00 Isum	8,037
		Cleaning and Waste Management			24,516
Cleaning And Waste Management					24,516
93	03-05-00.00	Concrete			
94		Building Concrete			
95		Building Concrete	02 - Building	11,250.00 sqft	160,190
96		Slab on Deck	02 - Building	1,042.00 sqft	11,658
		Building Concrete			171,848
Concrete					171,848
97	04-05-00.00	Masonry			
98		Masonry			
99		Masonry	02 - Building	1.00 Isum	101,108
100		Drill & Epoxy Dowels	02 - Building	1.00 Isum	13,378
		Masonry			114,485
Masonry					114,485
101	05-05-00.00	Structural Steel			
102		Structural Steel			
103		Structural Steel & Erection	02 - Building	1.00 Isum	83,350
		Structural Steel			83,350
Structural Steel					83,350
104	05-12-23.00	Structural Steel - Misc.			
105		Misc. Steel			
106		Bollards (Interior)	02 - Building	8.00 ea	529
107		Interior Guard Rails	02 - Building	50.00 lf	3,306
108		Misc. Steel	02 - Building	1.00 Isum	2,543
		Misc. Steel			6,377
Structural Steel - Misc.					6,377
109	06-05-05.00	Rough Carpentry			
110		Rough Carpentry			
111		Rough Carpentry	02 - Building	12,743.00 sqft	33,602



PROJECT NAME FSSD FTC Phase 1B
PROJECT LOCATION Franklin, TN
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
		Rough Carpentry			33,602
		Rough Carpentry			33,602
112	06-22-13.00	Finish Carpentry			
113		Millwork			
114		Millwork	02 - Building	1.00 Isum	18,215
115		Finish Carpentry	02 - Building	1.00 Isum	2,543
		Millwork			20,757
		Finish Carpentry			20,757
116	07-92-00.00	Joint Sealants & Waterproofing			
117		Joint Sealants & Waterproofing			
118		Waterproofing / caulking & sealants - Building	02 - Building	1.00 Isum	9,255
		Joint Sealants & Waterproofing			9,255
		Joint Sealants & Waterproofing			9,255
119	08-11-00.00	Metal Doors And Frames			
120		Doors, & Window			
121		Doors / Frames / Hardware	02 - Building	1.00 Isum	23,895
122		Install Doors / Hardware	02 - Building	1.00 Isum	5,923
		Doors, & Window			29,819
		Metal Doors And Frames			29,819
123	08-43-13.00	Aluminum-Framed Storefronts/Curtainwall			
124		Aluminum Systems			
125		Storefront / Glass / Glazing	02 - Building	1.00 Isum	35,760
		Aluminum Systems			35,760
		Aluminum-Framed Storefronts/Curtainwall			35,760
126	09-22-16.00	Metal Stud Framing / Drywall			
127		Metal Stud Framing / Drywall			
128		Metal Stud Framing / Insulation / Ceilings	02 - Building	1.00 Isum	178,323
		Metal Stud Framing / Drywall			178,323
		Metal Stud Framing / Drywall			178,323
129	09-62-00.00	Specialty Flooring			
130		Specialty Flooring			
131		Epoxy Floor Paint	02 - Building	7,450.00 sf	37,886
		Specialty Flooring			37,886
		Specialty Flooring			37,886
132	09-65-16.00	Flooring			
133		Flooring / Tile			
134		Carpet & Resilient	02 - Building	1.00 Isum	67,290
135		Ceramic Tile	02 - Building	1.00 Isum	63,634
		Flooring / Tile			130,924
		Flooring			130,924
136	09-91-23.00	Painting			
137		Interior & Exterior Painting			
138		Painting	02 - Building	1.00 Isum	39,000
139		Painting / Incidentals	02 - Building	1.00 Isum	5,085
		Interior & Exterior Painting			44,085
		Painting			44,085
140	10-14-23.00	Panel Signage			
141		Signage			
142		Interior Signs Allowance	02 - Building	1.00 Isum	3,560
		Signage			3,560
		Panel Signage			3,560
143	10-21-13.00	Toilet Compartments			
144		Plastic Toilet Compartments			
145		Toilet Partitions & Urinal Screens	02 - Building	1.00 Isum	8,605



PROJECT NAME FSSD FTC Phase 1B
PROJECT LOCATION Franklin, TN
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
		Plastic Toilet Compartments			8,605
		Toilet Compartments			8,605
146	10-26-13.00	Corner Guards / Wallguards			
147		Corner Protection / Wallguards			
148		Corner Guards	02 - Building	5.00 ea	224
149		Wall Protection	02 - Building	110.00 lf	12,164
		Corner Protection / Wallguards			12,388
		Corner Guards / Wallguards			12,388
150	10-28-00.00	Toilet, Bath, And Laundry Accessories			
151		Commercial Toilet Accessories			
152		Toilet Accessories (Furnish & Install)	02 - Building	1.00 lsum	6,856
		Commercial Toilet Accessories			6,856
		Toilet, Bath, And Laundry Accessories			6,856
153	10-44-00.00	Fire Protection Specialties			
154		Fire Equipment Cabinets			
155		Fire Ext. & Cabinet	02 - Building	1.00 lsum	2,517
156		Knox Box	02 - Building	1.00 each	824
		Fire Equipment Cabinets			3,341
		Fire Protection Specialties			3,341
157	10-51-00.00	Lockers			
158		Lockers			
159		Lockers	02 - Building	1.00 lsum	2,543
		Lockers			2,543
		Lockers			2,543
160	10-73-16.00	Canopies			
161		Metal Canopies			
162		Prefinished Aluminum Canopies	02 - Building	730.00 sf	35,638
163		Canopy Footings	02 - Building	6.00 ea	12,205
		Metal Canopies			47,843
		Canopies			47,843
164	13-34-19.00	Metal Building Systems			
165		Pre-Engineered Steel Buildings			
166		Interior Metal Wall Panels	02 - Building	1,350.00 sqft	13,731
		Pre-Engineered Steel Buildings			13,731
		Metal Building Systems			13,731
167	21-13-00.00	Fire-Suppression Sprinkler Systems			
168		Wet-Pipe Sprinkler System Components			
169		Fire Suppression System	02 - Building	1.00 lsum	93,673
		Wet-Pipe Sprinkler System Components			93,673
		Fire-Suppression Sprinkler Systems			93,673
170	22-05-23.00	Plumbing			
171		Plumbing			
172		Plumbing	02 - Building	1.00 lsum	406,832
173		Gas Piping	02 - Building	1.00 lsum	20,342
		Plumbing			427,173
		Plumbing			427,173
174	23-05-23.00	HVAC			
175		HVAC			
176		HVAC	02 - Building	1.00 lsum	368,996
		HVAC			368,996
		HVAC			368,996
177	26-05-00.00	Electrical			
178		Electrical			
179		Electrical / Fire Alarm	02 - Building	1.00 lsum	370,151



PROJECT NAME FSSD FTC Phase 1B
 PROJECT LOCATION Franklin, TN
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION mo
 BUILDING SIZE 12,743 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
180		Electrical Low Voltage Systems Electrical	02 - Building	12,743.00 sqft	64,803 434,954
					434,954
181	31-31-00.00	Soil Treatment			
182		Chemical Termite Control			
183		Termite Treatment	02 - Building	12,000.00 sqft	976
		Chemical Termite Control			976
					976
02 - Building					2,642,034



PROJECT NAME FSSD FTC Phase 1B
 PROJECT LOCATION Franklin, TN
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION mo
 BUILDING SIZE 12,743 sf

Estimate Totals

Description	Amount	Totals	Rate	Cost per Unit	
	4,452,230	4,452,230			
Performance Payment Bond	24,381				
General Liability	41,447		8.500 \$ / 1,000		
	65,828	4,518,058			
Construction Manager Fee	203,313		4.500 %		
	203,313	4,721,371			
Contingency	146,285		3.000 %	11.480 /sf	3.00%
Testing & Inspection Allowance	8,500			0.667 /sf	0.17%
Gen Construction Contingency					
Undercut / Rock Allowance					
Total		4,876,156		382.654 /sf	

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PROJECT NAME FSSD FTC Phase 1B
PROJECT LOCATION Franklin, TN
REVIEW DATE
ARCHITECT
ESTIMATED DURATION mo
BUILDING SIZE 12,743 sf



NABHOLZ

VALUE ANALYSIS SUMMARY REPORT

PROJECT NAME:	FSSD Facilities & Transportation Center Phase 1B DD Budget Estimate
PROJECT #:	
VA TEAM:	Mike Meadors, Blake Osteen, John Strack
REPORT DATE:	4/19/2022

Item #	Description	Approved	Pending	Rejected	Value	Exclusive	Date Approved	Comments			
STRUCTURE											
1	Reduce Mezzanine.		x		\$0.00						
ARCHITECTURAL FINISHES											
1	Omit Moisture Vapor Emissions Sealer		x		(\$14,813.00)			Test existing slab after abatement.			
2	Omit 1/4" Floor Leveling		x		(\$14,797.00)						
3	Reduce Ceramic Tile Coverage		x		\$0.00			Value TBD. Full height on all walls indicated.			
4	Floor Sealer in lieu of Epoxy		x		\$0.00			Value TBD.			
5	Balance of Floor Covering VE to previous.		x		\$0.00			Value TBD.			
6	Omit Drywall & Wall Protection at Service Walls		x		\$0.00			Paint CMU walls in lieu of drywall. Value TBD.			
HVAC											
1	Explore HVAC Options		x		\$0.00			TBD.			
PLUMBING											
1	Explore Plumbing Options		x		\$0.00			TBD.			
ELECTRICAL											
1	Explore Electrical Options		x		\$0.00			TBD.			
TOTAL APPROVED:		\$0.00		TOTAL PENDING:		(\$29,610.00)		TOTAL REJECTED:		\$0.00	
SUMMARY											
WORKING BUDGET:		\$4,876,156.00				TARGET BUDGET:		\$0.00			
ANTICIPATED SAVINGS:		\$0.00				CONTINGENCY / ESCALATION:		\$0.00			
REVISED WORKING BUDGET:		\$4,876,156.00				DIFFERENCE:		\$4,876,156.00			



PROJECT NAME FRANKLIN SSD CENTRAL OFFICE PHASE 2 SD
PROJECT LOCATION ,
REVIEW DATE
ARCHITECT
ESTIMATED DURATION 17 mo
BUILDING SIZE 46,559 sf

Project name FRANKLIN SSD CENTRAL OFFICE PHASE 2 SD
Estimator ESTIMATOR
Job size 46559 sf
Duration 17 mo
Bid date 12:00 AM

PROJECT CONFIDENTIAL

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Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
1	01 - Site				
2	01-55-00.00	Vehicular Access And Parking			
3		Temporary Roads			
4		Temporary Roads	01 - Site	1.00 Isum	20,314
		Temporary Roads			20,314
		Vehicular Access And Parking			20,314
5	01-56-26.00	Temporary Fencing			
6		Temporary Fencing			
7		Temporary fencing - Chainlink	01 - Site	1.00 Isum	25,392
		Temporary Fencing			25,392
		Temporary Fencing			25,392
8	01-58-00.00	General Requirements			
9		General Requirements			
10		SWPPP	01 - Site	1.00 Isum	7,618
11		Traffic Control & Jobsite Signage	01 - Site	1.00 Isum	2,539
		General Requirements			10,157
		General Requirements			10,157
12	07-92-00.00	Joint Sealants & Waterproofing			
13		Joint Sealants & Waterproofing			
14		Caulking & Sealants - Site	01 - Site	1.00 Isum	12,853
		Joint Sealants & Waterproofing			12,853
		Joint Sealants & Waterproofing			12,853
15	10-14-00.00	Signage			
16		Interior & Exterior Signs			
17		Monumental Sign	01 - Site	1.00 Isum	51,410
		Interior & Exterior Signs			51,410
		Signage			51,410
18	10-75-00.00	Flagpoles			
19		Flagpoles			
20		Flagpoles Allowance	01 - Site	1.00 Isum	24,677
		Flagpoles			24,677
		Flagpoles			24,677
21	11-68-13.00	Playground Equipment			
22		Bike Rack / Site Furnishings			
23		Bike Rack / Site Furnishings Allowance	01 - Site	1.00 Isum	15,423
		Bike Rack / Site Furnishings			15,423
		Playground Equipment			15,423
24	31-05-00.00	Earthwork			
25		Earthwork			
26		Earthwork / Demolition / Erosion	01 - Site	1.00 Isum	229,896
27		Storm Drainage	01 - Site	1.00 Isum	261,608
28		Undercut Allowance_Building (Excluded)	01 - Site	cuyd	
29		Undercut Allowance_Site (Excluded)	01 - Site	cuyd	
30		Rock Excavation (Excluded)	01 - Site	cuyd	
		Earthwork			491,505
		Earthwork			491,505
31	32-06-10.00	Concrete Site			
32		Site Concrete			
33		Concrete Paving - 8"	01 - Site	1,345.00 sqft	19,155
34		Site Concrete-Transformer Pad	01 - Site	1.00 Isum	3,085
35		Walks (LD Paving)	01 - Site	6,405.00 sf	50,055
36		ADA Truncated Domes	01 - Site	1.00 Isum	2,159
		Site Concrete			74,454
		Concrete Site			74,454
37	32-12-16.00	Asphalt Paving			
38					



Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
38		Asphaltic Concrete Paving			
39		Stone Base & Asphalt Paving	01 - Site	1.00 Isum	50,273
40		Asphalt Milling	01 - Site	1.00 Isum	13,233
41		Pavement Markings	01 - Site	1.00 Isum	3,280
		Asphaltic Concrete Paving			66,786
		Asphalt Paving			66,786
42	32-13-00.00	Rigid Paving			
43		Concrete Paving Surface Treatment			
44		Pervious Concrete Paving	01 - Site	1.00 Isum	329,871
		Concrete Paving Surface Treatment			329,871
		Rigid Paving			329,871
45	32-16-13.00	Curbs And Gutters			
46		Cast-In-Place Concrete Curbs And Gutters			
47		Concrete Curbs	01 - Site	1.00 Isum	22,994
		Cast-In-Place Concrete Curbs And Gutters			22,994
		Curbs And Gutters			22,994
48	32-33-00.00	Site Furnishings			
49		Planters			
50		Planters / Courtyard Allowance	01 - Site	1.00 Isum	51,410
		Planters			51,410
		Site Furnishings			51,410
51	32-92-00.00	Landscaping			
52		Landscaping			
53		Landscaping	01 - Site	1.00 Isum	44,213
54		Irrigation	01 - Site	1.00 Isum	29,304
		Landscaping			73,516
		Landscaping			73,516
55	33-11-13.00	Utilities			
56		Utilities			
57		Domestic Water / Fire Main / Hydrants	01 - Site	1.00 Isum	285,621
58		Sanitary Sewer	01 - Site	1.00 Isum	40,893
59		Gas Service	01 - Site	1.00 Isum	25,705
		Utilities			352,219
		Utilities			352,219
60	33-49-00.00	Storm Drainage Structures			
61		Storm Drainage Manholes, Frames & Covers			
62		Storm Drainage / Paver Base	01 - Site	1.00 Isum	261,608
		Storm Drainage Manholes, Frames & Covers			261,608
		Storm Drainage Structures			261,608
		01 - Site			1,884,589
63	02 - Building				
64	01-11-00.00	General Requirements			
65		General Conditions			
66		General Conditions	02 - Building	17.00 mo	1,087,321
67		Building Permit	02 - Building	1.00 Isum	101,570
68		General Construction Allowance	02 - Building	1.00 Isum	1,188,891
		General Conditions			1,188,891
		General Requirements			1,188,891
69	01-45-00.00	Quality Control			
70		Testing/Commissioning			
71		Testing & Inspections-Allowance	02 - Building	1.00 Isum	46,269
		Testing/Commissioning			46,269
		Quality Control			46,269
72	01-51-00.00	Temporary Utilities			
73					



Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
73		Temporary Utilities			
74		Temporary Heat	02 - Building	1.00 Isum	25,393
75		Temporary Utilities	02 - Building	1.00 Isum	20,314
76		MTE Costs Allowance	02 - Building	1.00 Isum	15,236
77		Permanent Power Allowance	02 - Building	1.00 Isum	55,863
		Temporary Utilities			116,805
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		Temporary Utilities			116,805
78	01-52-13.00	Field Offices And Sheds			
79		Field Office Expense			
80		Field Office	02 - Building	1.00 Isum	22,345
81		Ice / Water / Cups / Office Supplies	02 - Building	1.00 Isum	5,079
82		Storage Sheds	02 - Building	1.00 Isum	5,586
		Field Office Expense			33,010
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		Field Offices And Sheds			33,010
83	01-54-09.00	Jobsite Safety			
84		Jobsite Safety			
85		Jobsite Safety	02 - Building	1.00 Isum	15,236
		Jobsite Safety			15,236
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		Jobsite Safety			15,236
86	01-54-33.00	Equipment Rental / Small Tools			
87		Nabholz Equipment Rental			
88		Misc. Tools & Equipment	02 - Building	1.00 Isum	20,314
89		Reach Fork	02 - Building	1.00 Isum	7,618
90		Utility Vehicle	02 - Building	1.00 Isum	41,136
91		Portable Toilet Rental	02 - Building	1.00 Isum	18,283
		Nabholz Equipment Rental			87,350
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		Equipment Rental / Small Tools			87,350
92	01-56-16.00	Temporary Dust Barriers			
93		Dust Barriers, Temporary			
94		Dust & HVAC Control	02 - Building	1.00 Isum	1,339
		Dust Barriers, Temporary			1,339
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		Temporary Dust Barriers			1,339
95	01-56-23.00	Temporary Barricades			
96		Barricades			
97		Safety Railings	02 - Building	1.00 Isum	15,236
		Barricades			15,236
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		Temporary Barricades			15,236
98	01-56-29.00	Temporary Protective Walkways			
99		Temporary Enclosures			
100		Temporary Enclosures	02 - Building	1.00 Isum	16
		Temporary Enclosures			16
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		Temporary Protective Walkways			16
101	01-56-32.00	Temporary Security			
102		Jobsite Security			
103		Security & Security Cameras	02 - Building	1.00 Isum	2,539
		Jobsite Security			2,539
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		Temporary Security			2,539
104	01-58-00.00	General Requirements			
105		General Requirements			
106		Plan Reproduction	02 - Building	1.00 Isum	2,539
107		Closeout Documents	02 - Building	1.00 Isum	19,298
		General Requirements			21,838
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		General Requirements			21,838
108	01-71-23.00	Field Engineering			
109		Construction Layout			
110		Survey (Nabholz plus Professional)	02 - Building	1.00 Isum	20,314



Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
		Construction Layout			20,314
		Field Engineering			20,314
111	01-74-00.00	Cleaning And Waste Management			
112		Cleaning and Waste Management			
113		Intermediate Clean Up	02 - Building	74.00 wks	71,578
114		Intermediate Clean Up Materials	02 - Building	1.00 lsum	5,012
115		Final Clean Up	02 - Building	46,559.00 sqft	16,755
116		Dumpsters	02 - Building	1.00 lsum	54,848
		Cleaning and Waste Management			148,194
		Cleaning And Waste Management			148,194
117	03-05-00.00	Concrete			
118		Building Concrete			
119		Slab on Grade / Foundations	02 - Building	20,167.00 sqft	580,600
120		Slab on Deck	02 - Building	26,391.00 sqft	339,190
		Building Concrete			919,790
		Concrete			919,790
121	04-05-00.00	Masonry			
122		Masonry			
123		Masonry / Brick Seal / Joint Sealants	02 - Building	1.00 lsum	1,863,042
124		Reinforcing / Flashing / Incidentals	02 - Building	1.00 lsum	28,275
		Masonry			1,891,317
		Masonry			1,891,317
125	05-05-00.00	Structural Steel			
126		Structural Steel			
127		Structural Steel & Erection	02 - Building	1.00 lsum	1,849,680
128		Misc. Steel / Unforeseens	02 - Building	1.00 lsum	51,410
		Structural Steel			1,901,090
		Structural Steel			1,901,090
129	05-73-23.00	Ornamental Railings			
130		Railings, Ornamental			
131		Glass Handrail	02 - Building	100.00 lf	61,692
		Railings, Ornamental			61,692
		Ornamental Railings			61,692
132	06-05-05.00	Rough Carpentry			
133		Rough Carpentry			
134		Rough Carpentry	02 - Building	46,559.00 sqft	219,465
		Rough Carpentry			219,465
		Rough Carpentry			219,465
135	06-22-13.00	Finish Carpentry			
136		Millwork			
137		Millwork	02 - Building	1.00 lsum	118,993
138		Finish Carpentry / Incidentals	02 - Building	1.00 lsum	25,705
		Millwork			144,698
		Finish Carpentry			144,698
139	07-42-13.00	Metal Wall Panels			
140		Architectural Metal Panels			
141		ACM at High Roof	02 - Building	650.00 sqft	40,100
		Architectural Metal Panels			40,100
		Metal Wall Panels			40,100
142	07-54-23.00	Thermoplastic-Polyolefin Roofing			
143		Thermoplastic Polyolefin Roofing (T.P.O.)			
144		TPO Roof	02 - Building	18,006.00 sqft	370,275
145		High Atrium Roof	02 - Building	1,716.00 sqft	70,576
146		Vegetative Green Roof	02 - Building	6,508.00 sqft	227,512
		Thermoplastic Polyolefin Roofing (T.P.O.)			668,363



Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
		Thermoplastic-Polyolefin Roofing			668,363
147	07-84-00.00	Firestopping			
148		Firestopping			
149		Firestopping	02 - Building	1.00 Isum	43,746
		Firestopping			43,746
		Firestopping			43,746
150	07-92-00.00	Joint Sealants & Waterproofing			
151		Joint Sealants & Waterproofing			
152		Waterproofing / caulking & sealants - Building	02 - Building	1.00 Isum	65,805
153		Fluid-Applied Membrane Air Barrier	02 - Building	1.00 Isum	236,486
154		Sheet Waterproofing at Elevator Pit Walls	02 - Building	1.00 Isum	6,169
		Joint Sealants & Waterproofing			308,460
		Joint Sealants & Waterproofing			308,460
155	07-95-00.00	Expansion Control			
156		Expansion Joint Assemblies			
157		Expansion Control	02 - Building	1.00 Isum	64,262
		Expansion Joint Assemblies			64,262
		Expansion Control			64,262
158	08-11-00.00	Metal Doors And Frames			
159		Doors, & Window			
160		Doors / Frames / Hardware	02 - Building	1.00 Isum	141,126
161		Incidentals / Hardware	02 - Building	1.00 Isum	25,705
162		Install Doors / Hardware	02 - Building	1.00 Isum	37,915
		Doors, & Window			204,746
		Metal Doors And Frames			204,746
163	08-43-13.00	Aluminum-Framed Storefronts/Curtainwall			
164		Aluminum Systems			
165		Glass / Curtainwall / Storefront / Storefront Doors	02 - Building	1.00 Isum	2,253,814
		Aluminum Systems			2,253,814
		Aluminum-Framed Storefronts/Curtainwall			2,253,814
166	09-22-16.00	Metal Stud Framing / Drywall			
167		Metal Stud Framing / Drywall			
168		Metal Stud Framing / Sheathing / Insulation	02 - Building	1.00 Isum	1,766,801
		Metal Stud Framing / Drywall			1,766,801
		Metal Stud Framing / Drywall			1,766,801
169	09-30-13.00	Porcelian / Ceramic Tiling			
170		Ceramic Tile			
171		Ceramic Tile	02 - Building	1.00 Isum	126,705
		Ceramic Tile			126,705
		Porcelian / Ceramic Tiling			126,705
172	09-65-19.00	Resilient Tile Flooring			
173		Carpet & Resilient			
174		Carpet & Resilient	02 - Building	1.00 Isum	536,869
		Carpet & Resilient			536,869
		Resilient Tile Flooring			536,869
175	09-91-23.00	Painting			
176		Interior & Exterior Painting			
177		Finishing / Painting	02 - Building	1.00 Isum	149,603
		Interior & Exterior Painting			149,603
		Painting			149,603
178	10-14-00.00	Signage			
179		Interior & Exterior Signs			
180		Signage Allowance	02 - Building	1.00 Isum	15,423



Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
		Interior & Exterior Signs			15,423
		Signage			15,423
181	10-21-13.00	Toilet Compartments			
182		Plastic Toilet Compartments			
183		Toilet Compartments	02 - Building	1.00 Isum	39,042
		Plastic Toilet Compartments			39,042
		Toilet Compartments			39,042
184	10-28-00.00	Toilet, Bath, And Laundry Accessories			
185		Commercial Toilet Accessories			
186		Toilet Accessories	02 - Building	1.00 Isum	12,291
		Commercial Toilet Accessories			12,291
		Toilet, Bath, And Laundry Accessories			12,291
187	10-44-00.00	Fire Protection Specialties			
188		Fire Equipment Cabinets			
189		Fire Ext. & Cabinet	02 - Building	1.00 Isum	4,698
190		Knox Box	02 - Building	1.00 Isum	948
		Fire Equipment Cabinets			5,647
		Fire Protection Specialties			5,647
191	10-51-00.00	Lockers			
192		Lockers			
193		Lockers	02 - Building	1.00 Isum	6,169
		Lockers			6,169
		Lockers			6,169
194	10-73-16.00	Canopies			
195		Metal Canopies			
196		Canopies	02 - Building	1.00 Isum	222,091
		Metal Canopies			222,091
		Canopies			222,091
197	11-52-00.00	Audio-Visual Equipment			
198		A/V Allowance			
199		A/V - OFCI Allowance	02 - Building	1.00 Isum	51,410
		A/V Allowance			51,410
		Audio-Visual Equipment			51,410
200	12-21-00.00	Window Blinds			
201		Window Treatment			
202		Window Treatment Allowance	02 - Building	1.00 Isum	64,314
		Window Treatment			64,314
		Window Blinds			64,314
203	14-21-00.00	Electric Traction Elevators			
204		Electric Traction Freight Elevators And Options			
205		Elevators	02 - Building	1.00 Isum	215,614
		Electric Traction Freight Elevators And Options			215,614
		Electric Traction Elevators			215,614
206	21-13-00.00	Fire-Suppression Sprinkler Systems			
207		Wet-Pipe Sprinkler System Components			
208		Fire-Suppression Sprinkler System - 1' AFF	02 - Building	1.00 Isum	268,566
		Wet-Pipe Sprinkler System Components			268,566
		Fire-Suppression Sprinkler Systems			268,566
209	22-05-23.00	Plumbing			
210		Plumbing			
211		Plumbing	02 - Building	1.00 Isum	1,012,777
		Plumbing			1,012,777



PROJECT NAME FRANKLIN SSD CENTRAL OFFICE PHASE 2 SD
 PROJECT LOCATION ,
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION 17 mo
 BUILDING SIZE 46,559 sf

Location	Group	Description	Location	Takeoff Quantity	TOTAL AMOUNT
		Plumbing			1,012,777
212	23-05-23.00	HVAC			
213		HVAC			
214		HVAC	02 - Building	1.00 Isum	2,082,105
		HVAC			2,082,105
		HVAC			2,082,105
215	26-05-00.00	Electrical			
216		Electrical			
217		Electrical / Fire Alarm / Generator / ATS / Stub-Ups for Systems	02 - Building	1.00 Isum	1,653,669
218		Add Alt - Area of Refuge / ERRES	02 - Building	1.00 Isum	69,749
219		Low Voltage Systems Allowance	02 - Building	45,559.00 sqft	281,063
		Electrical			2,004,481
		Electrical			2,004,481
220	31-31-00.00	Soil Treatment			
221		Chemical Termite Control			
222		Termite Treatment	02 - Building	20,167.00 sqft	2,074
		Chemical Termite Control			2,074
		Soil Treatment			2,074
		02 - Building			19,000,559



PROJECT NAME FRANKLIN SSD CENTRAL OFFICE PHASE 2 SD
 PROJECT LOCATION ,
 REVIEW DATE
 ARCHITECT
 ESTIMATED DURATION 17 mo
 BUILDING SIZE 46,559 sf

Estimate Totals

Description	Amount	Totals	Rate	Cost per Unit
	20,885,148	20,885,148		
Performance Payment Bond	107,427	20,992,575		
Construction Manager Fee	944,666	21,937,241	4.500 %	
Contingency	1,276,771		5.500 %	
Total		23,214,012		498.593 /sf

PROJECT CONFIDENTIAL

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PROJECT NAME FRANKLIN SSD CENTRAL OFFICE PHASE 2 SD
PROJECT LOCATION ,
REVIEW DATE
ARCHITECT
ESTIMATED DURATION 17 mo
BUILDING SIZE 46,559 sf



VALUE ANALYSIS SUMMARY REPORT

PROJECT NAME:	FSSD Central Office Phase 2 SD Budget Estimate
PROJECT #:	
VA TEAM:	Mike Meadors, Blake Osteen, John Strack
REPORT DATE:	4/19/2022

Item #	Description	Approved	Pending	Rejected	Value	Exclusive	Date Approved	Comments
MASONRY								
1	Explore Masonry Options		x		\$0.00			
STRUCTURE								
1			x		\$0.00			
ARCHITECTURAL FINISHES								
1	Omit Moisture Vapor Emissions Sealer		x		(\$137,741.00)			Test existing slab after abatement.
2	Omit 1/4" Floor Leveling		x		(\$104,500.00)			
3	Reduce Ceramic Tile Coverage		x		\$0.00			Value TBD. Full height on all walls indicated.
5			x		\$0.00			
6			x		\$0.00			
ROOFING								
1	Reduce Green Roof by 50%		x		(\$115,615.00)			
GLASS								
1	Explore Glass Options		x		\$0.00			
ELEVATORS								
1	Delete Second Elevator		x		(\$93,737.00)			Pending satisfaction of code requirements
HVAC								
1	Explore HVAC Options		x		\$0.00			TBD.
PLUMBING								
1	Explore Plumbing Options		x		\$0.00			TBD.
ELECTRICAL								
1	Explore Electrical Options		x		\$0.00			TBD.

TOTAL APPROVED:	\$0.00	TOTAL PENDING:	(\$451,593.00)	TOTAL REJECTED:	\$0.00
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SUMMARY			
WORKING BUDGET:	\$23,214,013.00	TARGET BUDGET:	\$0.00
ANTICIPATED SAVINGS:	\$0.00	CONTINGENCY / ESCALATION:	\$0.00
REVISED WORKING BUDGET:	\$23,214,013.00	DIFFERENCE:	\$23,214,013.00



Facilities and Transportation Center / Central Office
Phase 1B DD and Phase 2 SD
Franklin Special School District
Franklin, TN

Phase 1 and 2 Pricing Update

Marketplace Participants

The following subcontractors and suppliers were contacted for their initial input and market pricing in the development of the Phase 1B DD and Phase 2 SD Pricing Update. Some provided guidance with unit prices and allowances, and some provided takeoff and estimating.

Masonry

- WASCO, Inc. – Nashville, TN
- Masonry Specialty Contractors, Inc. – Hermitage, TN

Structural Steel

- Stinson Steel, LLC – Dickson, TN
- DoBro Steel Company, LLC – Gallatin, TN
- RBD Hale Erection & Fabrication – Alexander, AR
- Conway Steel Fabrication – Conway, AR
- Midsouth Steel – Jonesboro, AR

Architectural Millwork

- Integrity Architectural Millwork – Nashville, TN

Vegetative Roofing

- Horizon Roofscapes – Colbert, GA

Firestopping

- Nabholz Construction Services – North Little Rock, AR
- Old Dominion Insulation – Brentwood, TN

Waterproofing / Joint Sealants

- N&S Waterproofing – Nashville, TN
- King Waterproofing, LLC – Brentwood, TN
- Alpha Insulation & Waterproofing, Inc. – Nashville, TN

Doors / Frames / Hardware

- Slayden Door & Hardware – La Vergne, TN

Aluminum Storefront & Entrances

- Alexander Metals, Inc. – Nashville, TN

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Floor Covering / Tile

- BECA Commercial Flooring – Franklin, TN

Drywall / Framing

- F.L. Crane & Sons
- Wall-Tech, LLC – Nashville, TN

Painting

- Charlie Irwin Painting Company – Franklin, TN
- Harold W. Moore & Sons, Inc. – Antioch, TN

Canopies

- Tennessee Valley Metal, Inc. – Oneonta, AL

Elevators

- Otis Elevator Company – Nashville, TN
- TK Elevator – Nashville, TN

Fire Suppression

- Grand Fire Protection – Madison, TN

Mechanical

- Lee Company – Madison, AL
- S.M. Lawrence Comfort Systems USA – Nashville, TN

Electrical

- ACIE – Nashville, TN

Site Construction (Earthwork / Storm / Site Utilities / Site Concrete / Paving)

- Civil Constructors – Franklin, TN
- Harness, LLC – Columbia, TN
- D. Nickell Company – Columbia, TN

Landscaping

- Landscape Service, Inc. – Nashville, TN
- Color Burst Landscapes – Brentwood, TN

FSSD – Central Office Phase 1A

100 % CDs – 02.08.2022

Addendum No 1 – 03.09.2022

Addendum No 2 – 04.01.2022

DRAWING INDEX

00 - GENERAL

G 00.01 COVER SHEET – Addendum No. 1 & 2

G 01.01 GENERAL DATA - Addendum. No 2

G 01.02 TYPICAL WALL ASSEMBLY & ACCESSIBILITY DETAILS - Addendum. No 2

G 02.01 LIFE SAFETY FLOOR PLAN - Addendum. No 2

01 - CIVIL

C0.01 CIVIL NOTES - PHASE 1A - Addendum. No 2

C0.02 EXISTING CONDITIONS - PHASE 1A - Addendum. No 2

C0.03 DEMOLITION PLAN - PHASE 1A - Addendum. No 2

C1.01 GRADING & DRAINAGE PLAN - PHASE 1A – Addendum No. 1 & 2

C2.11 - GRADING & DRAINAGE PLAN - PHASE 1A – Addendum No. 1 & 2

02- DEMOLITION

D 01.01 DEMOLITION PLAN - Addendum. No 2

D 02.01 DEMOLITION PHOTOS - Addendum. No 2

D 02.02 DEMOLITION PHOTOS - Addendum. No 2

03 - ARCHITECTURAL

A 01.00 PHASE 1B FLOOR PLANS - Addendum. No 2

A 01.01 FLOOR PLAN - Addendum. No 2

A 01.03 ROOF PLAN - – Addendum No. 1 & 2

A 03.01 DOOR & WINDOW ELEVATIONS, SCHEDULES, & NOTES - Addendum. No 2

A 03.02 DOOR & WINDOW DETAILS - Addendum. No 2

A 04.01 BUILDING ELEVATIONS – Addendum No. 1 & 2

A 05.01 BUILDING SECTIONS - Addendum. No 2

A 06.01 WALL SECTIONS - Addendum. No 2

A 08.01 MISC. DETAILS - Addendum. No 2

A 08.02 MISC. DETAILS - Addendum. No 2

04- STRUCTURAL

S1.00 STRUCTURAL NOTES - Addendum. No 2

S1.01 FOUNDATION PLAN - Addendum. No 2

S2.01 ROOF FRAMING PLAN - Addendum. No 2

S4.01 SECTIONS AND DETAILS - Addendum. No 2

05 - MECHANICAL

MD01.01 HVAC - FLOOR PLAN - DEMOLITION - Addendum. No 2

M 00.00 HVAC - GENERAL NOTES & LEGENDS - Addendum. No 2

M 01.01 HVAC - FLOOR PLAN - Addendum. No 2

06 - PLUMBING

P 01.00 PHASE 1B UNDERSLAB PLUMBING DRAWINGS - Addendum. No 2

07- ELECTRICAL

ED 01.00 ELECTRICAL DEMOLITION PLAN - Addendum. No 2

E 00.01 ELECTRICAL LEGEND AND SCHEDULE - Addendum. No 2

E 00.02 ELECTRICAL - SITE PLAN - Addendum. No 2

E 01.01 LIGHTING - FLOOR PLAN - Addendum. No 2

FSSD – Central Office Phase 1A

E 02.01 POWER - FLOOR PLAN - Addendum. No 2
E 02.03 POWER - ROOF PLAN - Addendum. No 2
E 03.01 SYSTEMS - FLOOR PLAN - Addendum. No 2
E 04.01 ELECTRICAL RISER DIAGRAM - Addendum. No 2
E 04.02 ELECTRICAL PANEL SCHEDULES - Addendum. No 2
E 05.01 ELECTRICAL DETAILS - Addendum. No 2

Division Section Title Pages

DIVISION 00 - PROCUREMENT AND CONTRACTING REQUIREMENTS

A201 GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION
007300 SUPPLEMENTARY CONDITIONS

DIVISION 01 - GENERAL REQUIREMENTS

011000 SUMMARY
012113 CASH ALLOWANCES
012513 SUBSTITUTION PROCEDURES
012600 CONTRACT MODIFICATION PROCEDURES
012620 WEATHER DELAYS
012625 WEATHER DELAY REPORT
012900 PAYMENT PROCEDURES
013000 ADMINISTRATIVE PROCEDURES
013119 PROJECT MEETINGS
013300 SUBMITTAL PROCEDURES
014000 QUALITY REQUIREMENTS
014533 SPECIAL INSPECTIONS AND PROCEDURES
015000 TEMPORARY FACILITIES AND CONTROLS
015713 EROSION AND SEDIMENT CONTROL
016000 PRODUCT REQUIREMENTS
016232 SUBSTITUTION REQUEST FORM
016364 REQUEST FOR INFORMATION
017300 EXECUTION REQUIREMENTS
017329 CUTTING AND PATCHING
017405 CLEANING
017419 CONSTRUCTION WASTE MANAGEMENT AND DISPOSAL
017600 PROTECTION OF INSTALLED CONSTRUCTION
017700 CLOSEOUT PROCEDURES
017821 CLOSEOUT SUBMITTALS
017823 OPERATIONAL AND MAINTENANCE DATA
017839 PROJECT RECORD DOCUMENTS
017921 DEMONSTRATION AND TRAINING

DIVISION 02 - EXISTING CONDITIONS

024116 BUILDING DEMOLITION
024119 SELECTIVE DEMOLITION

FSSD – Central Office Phase 1A

DIVISION 05 - METALS

051200 STRUCTURAL STEEL - EXTERIOR
052100 STEEL JOISTS
054000 COLD FORMED METAL FRAMING
055000 METAL FABRICATIONS - EXTERIOR

DIVISION 06 - WOOD, PLASTICS, AND COMPOSITES

061423 GYPSUM SHEATHING - Addendum No. 2

DIVISION 07 - THERMAL AND MOISTURE PROTECTION

072100 BUILDING INSULATION - Addendum No. 2
072726 FLUID-APPLIED MEMBRANE AIR BARRIERS
074114 STANDING SEAM METAL ROOF PANELS – Addendum No. 1
074215 INSULATED METAL WALL PANELS – Addendum No. 1 & 2
076200 SHEET METAL FLASHING AND TRIM
077123 MANUFACTURED GUTTERS AND DOWNSPOUTS – Addendum No. 1
079205 EXTERIOR JOINT SEALANTS

DIVISION 08 - OPENINGS

081115 EXTERIOR STANDARD STEEL DOORS AND FRAMES
083323 OVERHEAD COILING DOORS
084113 ALUMINUM ENTRANCES AND STOREFRONTS – Addendum No. 1
087100 EXTERIOR DOOR HARDWARE – Addendum No. 1 & 2
087111 – DOOR HARDWARE SCHEDULE – Addendum No. 1 & 2
088010 EXTERIOR GLAZING
089119 FIXED WALL LOUVERS – Addendum No. 1

DIVISION 09 - FINISHES

099010 EXTERIOR PAINTS AND COATINGS

DIVISION 10 - SPECIALTIES

107316 CANOPIES – Addendum No. 1 & 2
107318 – CANOPIES – FREESTAND (PHASE 1B) - Addendum No. 2

DIVISION 13 - SPECIAL CONSTRUCTION

133419 METAL BUILDING SYSTEMS - Addendum No. 2

DIVISION 23 - HEATING, VENTILATING, AND AIR CONDITIONING (HVAC)

230100 GENERAL PROVISIONS OF HVAC SYSTEMS
233310 SHEET METAL SPECIALTIES

DIVISION 26 - ELECTRICAL

260100 GENERAL PROVISIONS FOR ELECTRICAL SYSTEMS
260519 CONDUCTORS 600 VOLT AND BELOW
260526 GROUNDING AND BONDING FOR ELECTRICAL SYSTEMS
260529 SUPPORTING DEVICES AND HANGERS
260534 RACEWAYS AND CONDUIT SYSTEMS

FSSD – Central Office Phase 1A

260537 OUTLET BOXES
260538 PULL AND JUNCTION BOXES
262416 PANELBOARDS
262726 WIRING DEVICES
262818 SAFETY SWITCHES
264300 SURGE PROTECTIVE DEVICES
265600 EXTERIOR LIGHTING AND LAMPS

DIVISION 31 - EARTHWORK

311000 CLEARING AND STRIPPING
312000 EARTHWORK – Addendum No. 1

DIVISION 32 - EXTERIOR IMPROVEMENTS

321540 CRUSHED STONE PAVING
329201 SEEDING

DIVISION 33 - UTILITIES

334100 STORM DRAINAGE PIPING

	FES					JES					LES					MES					PGES			
	Female	Male	Teachers	Avg		Female	Male	Teachers	Avg		Female	Male	Teachers	Avg		Female	Male	Teachers	Avg		Female	Male	Teachers	Avg
Pre-Kindergarten (P3)	1	4	2	2.5		2	2	1	4.0		3	1	1	4.0		3	5	1	8.0		2	2	1	0
Pre-Kindergarten (P4)	16	14	1	30.0		11	9	1	20.0		6	15	1	21.0		6	14	1	20.0		11	13	1	24
Kindergarten	25	34	3	19.7		27	28	4	13.8		43	44	5	17.4		43	51	5	18.8		27	28	3	18.3333
Pre-First				0.0					0.0					0.0					0.0					0
Grade 1	27	25	3	17.3		23	34	4	14.3		56	43	6	16.5		50	49	6	16.5		32	31	4	15.75
Grade 2	42	29	5	14.2		21	27	4	12.0		41	42	5	16.6		39	54	5	18.6		19	33	4	13
Grade 3	25	24	3	16.3		29	22	3	17.0		26	47	4	18.3		46	42	5	17.6		28	43	4	17.75
Grade 4	39	20	3	19.7		24	27	3	17.0		45	49	5	18.8		48	42	5	18.0		39	26	4	16.25
Total Students	175	150		325		137	149		286		220	241		461		235	257		492		158	176		334
American Indian	1		0%					0%					0%			2		0%			2		1%	
Asian	9		3%			29		11%			20		5%			45		10%			10		3%	
Black or African American	41		14%			65		25%			35		8%			47		10%			20		7%	
Hispanic or Latino	37		13%			63		24%			140		32%			76		16%			130		42%	
Native Hawaiian-Pacific Islander	1		0%			1		0%			4		1%			4		1%					0%	
White	201		69%			104		40%			237		54%			291		63%			144		47%	
TOTAL WITHOUT PRE-K	290					262					436					465					306			
	FIS					FMS					Grade				Average Size					PGMS				
	Female	Male	Teachers	Avg		Female	Male	Teachers	Avg		Grade	Average Size				Female	Male	Teachers	Avg					
Grade 5	124	148	12	22.7							K-3	16.5			34	39	3	24.3333						
Grade 6	122	137	12	21.6							4-6	20.4			38	37	3	25						
Grade 7						120	133	12	21.1		7-8	22.5			36	56	4	23						
Grade 8						109	141	12	20.8						54	46	4	25						
Total Students	246	285		531		229	274		503						162	178		340						
American Indian	3		1%			4		1%			FSSD Demographics - 04/15/2022										3		1%	
Asian	34		6%			23		5%		15												4%		
Black or African American	81		15%			96		19%		18												5%		
Hispanic or Latino	120		23%			142		28%		126												37%		
Native Hawaiian-Pacific Islander			0%			1		0%		2												1%		
White	293		55%			237		47%		176												52%		
TOTAL WITHOUT PRE-K	531					503				340														
TOTAL WITHOUT PRE-K	3133	TOTAL WITH PRE-K				3272	TOTAL PRE-K				140													

FRANKLIN SPECIAL SCHOOL DISTRICT
Investment Report
March 31, 2022

Local Government Investment Pool

Interest Rate for March .19%

General Investment Account

Beginning Balance	\$ 1,009.08
Interest	471.33
Withdrawals	
Deposits	18,500,000.00
Total Invested	\$ 18,501,480.41

Debt Service Investment Account

Beginning Balance	\$ 1,188.59
Interest	14.32
Withdrawals	
Deposits	2,700,000.00
Total Invested	\$ 2,701,202.91

Capital Projects Investment Account

Beginning Balance	\$ 2.69
Interest	-
Withdrawals	-
Deposits	-
Total Invested	\$ 2.69

Construction Investment Account

Beginning Balance	\$ 12,013,746.94
Interest	2,664.29
Withdrawals	(2,017,569.82)
Deposits	-
Total Invested	\$ 9,998,841.41

FRANKLIN SPECIAL SCHOOL DISTRICT
Investment Report
March 31, 2022

First Tennessee Bank

General Purpose Checking	
Beginning Balance	\$ 9,690,321.45
Receipts	16,055,513.83
Receipts - Loan from First Horizon (Tax Anticipation)	
Payment of Loan fr Debt Svc.	
Loan fr Capital	
Interest	2,173.13
Transfer from Investments	
Transfer to Investments	(18,500,000.00)
Pmt of Tax Anticipation Loan to First Horizon	
RePmt Loan to Debt Svc.	
RePmt of Loan to Capt Svc.	
Disbursements	<u>(4,878,637.02)</u>
Ending Balance	<u>\$ 2,369,371.39</u>
Debt Service Checking	
Beginning Balance	\$ 2,746,428.83
Receipts	2,909,886.56
Receipts - Loan Payment fr GP	
Loan fr GP	
Interest	796.52
Transfer from Investments	
Transfer to Investments	(2,700,000.00)
Loan to GP	
Disbursements	
Ending Balance	<u>\$ 2,957,111.91</u>
Capital Projects Checking	
Beginning Balance	\$ 589,200.70
Receipts	67,970.34
Interest	114.43
Payment fr GP of Loan	
Transfer to GP Loan	
Reimb fr GP-Exp	
Disbursements	<u>(19,625.12)</u>
Ending Balance	<u>\$ 637,660.35</u>
Construction Checking	
Beginning Balance	\$ 81,754.22
Receipts	48,215.50
Interest	3.78
Transfer fr LGIP	2,017,569.82
Transfer to LGIP	
Disbursements	<u>(1,350,601.18)</u>
Ending Balance	<u>\$ 796,942.14</u>

End T Acct	Obj	Pri	Loc	Prq	Acct	2021-22		2021-22		2021-22		2021-22		Uncollected
						Original Budget	Budget Revisions	Revised Budget	Monthly Activity	FYTD Activity	Balance			
141					General Purpose									
141 R	46981				Safe Schools	0.00	64,499.63	64,499.63	0.00	0.00	0.00	64,499.63		
141 R	47143				Ed Of Handicap_IDEA	0.00	137,370.91	137,370.91	0.00	137,370.91	0.00	0.00		
141 R	47145				IDEA Preschool	0.00	0.00	0.00	0.00	0.00	0.00	0.00		
141 R	47304				Remote Technology Grant	0.00	0.00	0.00	0.00	0.00	0.00	0.00		
141 R	47590				Other Federal Through State	0.00	0.00	0.00	8,241.01	57,612.07	-57,612.07	0.00		
141 R	48130				CONTRIBUTIONS	0.00	0.00	0.00	0.00	0.00	0.00	0.00		
141 R	48990				Other-Citizens Group	5,000.00	0.00	5,000.00	0.00	8,205.00	-3,205.00	0.00		
141 R	49700				Insurance Recovery	0.00	18,036.00	18,036.00	0.00	18,035.41	0.59	55,000.00		
141 R	49800				Transfers In	55,000.00	0.00	55,000.00	0.00	0.00	0.00	55,000.00		
141					General Purpose	56,687,558.00	159,906.54	56,847,464.54	3,879,855.30	53,605,774.03	3,241,690.51			

Fnd T Acct	Obj	Pri	Loc	Prq	Acct	General Purpose	2021-22		2021-22		2021-22		2021-22		2021-22		2021-22	
							Original Budget	Revised Budget	April 2021-22 Monthly Activity	FYTD Activity	Encumbered Amount	Unencumbered Balance	Original Budget	Revised Budget	April 2021-22 Monthly Activity	FYTD Activity	Encumbered Amount	Unencumbered Balance
141 E 71100	---	---	---	---	---	Regular Education Program	27,161,989.00	27,167,948.26	2,078,519.84	18,754,332.43	26,832.78	8,386,783.05						
141 E 71150	---	---	---	---	---	Alternative Schools	89,000.00	89,000.00	0.00	84,815.90	0.00	4,184.10						
141 E 71200	---	---	---	---	---	Special Education Program	6,151,982.00	6,217,693.04	464,179.92	3,911,002.72	128,943.71	2,177,746.61						
141 E 72110	---	---	---	---	---	Attendance	0.00	0.00	0.00	0.00	0.00	0.00						
141 E 72120	---	---	---	---	---	Health Services	246,791.00	245,903.00	19,972.72	128,795.04	4,592.77	112,515.19						
141 E 72130	---	---	---	---	---	Other Student Support	1,018,757.00	1,019,957.00	87,868.01	711,094.64	9,001.56	299,860.80						
141 E 72210	---	---	---	---	---	Regular Instruction Program	2,932,547.00	2,996,482.37	242,278.30	2,112,482.62	30,257.13	853,742.62						
141 E 72220	---	---	---	---	---	Special Education Instruction	1,384,290.00	1,455,949.87	110,586.54	958,942.93	20,250.07	476,756.87						
141 E 72250	---	---	---	---	---	TECHNOLOGY	1,188,218.00	1,198,218.00	80,404.16	934,009.43	2,004.38	252,204.19						
141 E 72310	---	---	---	---	---	Board Of Education Services	1,515,880.00	1,514,580.00	88,688.25	1,430,296.61	62,626.90	21,656.49						
141 E 72320	---	---	---	---	---	Director of Schools	490,988.00	490,988.00	41,299.76	354,012.80	7,867.09	129,108.11						
141 E 72410	---	---	---	---	---	Office Of The Principal	3,674,138.00	3,668,843.00	300,924.75	2,843,983.25	23,432.83	801,426.92						
141 E 72510	---	---	---	---	---	Fiscal Services	719,965.00	719,965.00	60,271.63	570,988.57	3,600.16	145,376.27						
141 E 72520	---	---	---	---	---	Human Resources	360,539.00	360,539.00	24,182.31	242,862.06	10,111.84	107,565.10						
141 E 72610	---	---	---	---	---	Operation Of Plant	3,513,915.00	3,513,915.00	274,864.12	2,778,767.21	94,754.37	640,393.42						
141 E 72620	---	---	---	---	---	Maintenance Of Plant	742,036.00	691,984.00	59,114.00	597,795.13	49,797.89	44,390.98						
141 E 72710	---	---	---	---	---	Transportation	2,059,958.00	2,068,046.00	157,615.64	1,414,410.09	79,007.52	574,628.39						
141 E 72810	---	---	---	---	---	Central And Other	142,304.00	142,304.00	18,595.48	129,005.32	7,353.40	5,945.28						
141 E 73100	---	---	---	---	---	Food Supplies	0.00	0.00	0.00	0.00	0.00	0.00						
141 E 73300	---	---	---	---	---	Community Service	358,335.00	358,335.00	2,999.00	4,340.57	18,038.00	335,956.43						
141 E 73400	---	---	---	---	---	Early Childhood Education	502,026.00	581,838.89	48,138.20	383,964.71	4,867.69	193,006.49						
141 E 81300	---	---	---	---	---	Education Debt Service	0.00	0.00	0.00	0.00	0.00	0.00						
141 E 82130	---	---	---	---	---	Principal	216,700.00	216,700.00	18,227.00	182,315.75	36,591.25	-2,207.00						
141 E 82230	---	---	---	---	---	Interest	42,265.00	42,265.00	500.00	25,666.75	662.75	15,735.50						
141 E 82330	---	---	---	---	---	Other Debt Service	0.00	0.00	0.00	0.00	0.00	0.00						
141 -	---	---	---	---	---	General Purpose	54,512,623.00	54,751,454.43	4,179,149.63	38,553,884.53	620,794.09	15,576,775.81						

142 Federal Programs

End_T	Acct	Obj	Pri	Loc	Prg	Acct	2021-22 Original Budget	2021-22 Budget Revisions	2021-22 Revised Budget	April 2021-22 Monthly Activity	2021-22 FYTD Activity	Uncollected Balance
142 R	47141	---	---	---	---	---	395,094.00	58,324.66	453,418.66	58,759.78	249,476.86	203,941.80
142 R	47143	---	---	---	---	---	833,012.00	186,554.30	1,019,566.30	61,159.59	466,565.27	553,001.03
142 R	47145	---	---	---	---	---	24,256.00	15,110.71	39,366.71	957.85	13,783.76	25,582.95
142 R	47146	---	---	---	---	---	41,576.00	43,231.90	84,807.90	2,750.00	22,188.57	62,619.33
142 R	47147	---	---	---	---	---	27,549.00	-3,313.47	24,235.53	1,667.00	15,003.00	9,232.53
142 R	47149	---	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00
142 R	47189	---	---	---	---	---	102,210.00	18,619.87	120,829.87	7,509.70	42,992.50	77,837.37
142 R	47301	---	---	---	---	---	0.00	0.00	0.00	0.00	15,394.52	-15,394.52
142 R	47303	---	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00
142 R	47306	---	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00
142 R	47307	---	---	---	---	---	0.00	487,014.06	487,014.06	79,781.98	350,068.81	136,945.25
142 R	47309	---	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00
142 R	47311	---	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00
142 R	47401	---	---	---	---	---	0.00	0.00	0.00	749,864.03	983,570.41	-983,570.41
142 R	47402	---	---	---	---	---	0.00	195,259.26	195,259.26	0.00	45,490.52	149,768.74
142 R	47403	---	---	---	---	---	0.00	13,017.75	13,017.75	0.00	747.50	12,270.25
142 R	47404	---	---	---	---	---	0.00	1,326.57	1,326.57	1,507.85	6,147.31	-4,820.74
142 R	47590	---	---	---	---	---	0.00	950,778.81	950,778.81	169,306.63	533,950.45	416,828.36
142 R	47990	---	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00
142 R	49800	---	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00
142 -							1,423,697.00	1,965,924.42	3,389,621.42	1,133,264.41	2,745,379.48	644,241.94

Fnd	T	Acct	Obj	Pri	Loc	Prg	Acct	2021-22		April 2021-22		2021-22		Encumbered		Unencumbered	
								Original Budget	Revised Budget	Monthly Activity	FYTD Activity	Amount	Balance				
Federal Programs																	
142	E	71100	---	---	---	---	---	194,390.00	1,838,418.94	133,311.76	1,249,051.25	60,484.87	528,882.82				
							Regular Education Program										
142	E	71200	---	---	---	---	798,233.00	1,081,698.20	77,750.57	586,841.32	14,966.91	479,889.97					
							Special Education Program										
142	E	72110	---	---	---	---	0.00	8,000.00	0.00	6,943.36	0.00	1,056.64					
							Attendance										
142	E	72120	---	---	---	---	14,000.00	701,836.00	91,137.62	517,726.91	30,762.43	153,346.66					
							Health Services										
142	E	72130	---	---	---	---	153,019.00	440,989.37	46,702.49	272,549.36	14,466.06	153,973.93					
							Other Student Support										
142	E	72210	---	---	---	---	185,095.00	317,037.46	15,989.86	135,540.09	14,242.19	167,255.18					
							Special Instruction Program										
142	E	72220	---	---	---	---	7,425.00	133,188.34	6,264.22	37,313.76	0.00	95,874.58					
							Special Education Instruction										
142	E	72250	---	---	---	---	0.00	312,235.15	4,412.79	108,817.58	8,929.08	194,488.49					
							TECHNOLOGY										
142	E	72320	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00	0.00				
							Director of Schools										
142	E	72410	---	---	---	---	0.00	24,467.00	0.00	0.00	24,467.00	0.00	0.00				
							Office Of The Principal										
142	E	72510	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00	0.00				
							Fiscal Services										
142	E	72520	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00	0.00				
							Human Resources										
142	E	72610	---	---	---	---	0.00	250,000.00	105,650.95	105,650.95	142,208.35	2,140.70					
							Operation Of Plant										
142	E	72620	---	---	---	---	0.00	150,000.00	0.00	0.00	0.00	0.00	150,000.00				
							Maintenance Of Plant										
142	E	72710	---	---	---	---	15,850.00	507,891.94	2,369.41	231,947.24	159,886.50	116,058.20					
							Transportation										
142	E	73100	---	---	---	---	1,206.00	1,206.49	0.00	0.00	0.00	1,206.49					
							Food Supplies										
142	E	73300	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00	0.00				
							Community Service										
142	E	73400	---	---	---	---	0.00	0.00	0.00	0.00	0.00	0.00	0.00				
							Early Childhood Education										
142	E	76100	---	---	---	---	0.00	418,228.56	0.00	0.00	0.00	418,228.56					
							Regular Capital Outlay										
142	E	99100	---	---	---	---	54,479.00	217,047.13	0.00	0.00	0.00	217,047.13					
							Operating Transfer										
142	-	---	---	---	---	---	1,423,697.00	6,402,244.58	483,589.67	3,252,381.84	470,413.39	2,679,449.35					
							Federal Programs										

Fnd T	Acct	Obj	Pri	Loc	Prq	Acct	2021-22		April 2021-22		2021-22		Encumbered		Unencumbered		
							Original Budget	Revised Budget	Monthly Activity	FYTD Activity	Amount	Balance					
143																	
143	E	73100	---	----	----	----	2,459,137.00	2,459,137.00	221,294.75	221,294.75	1,988,079.46	810,329.61					-339,272.07
143	-	----	----	----	----	----	2,459,137.00	2,459,137.00	221,294.75	221,294.75	1,988,079.46	810,329.61					-339,272.07

Food Service
 Food supplies
 Food Service

Fnd T	Acct	Obj	Prj	Loc	Prq	Acct	2021-22			2021-22		2021-22		Uncollected
							Original Budget	Budget Revisions	Revised Budget	April 2021-22 Monthly Activity	FYTD Activity	Balance		
146						Community Service (MAC)								
146	R	43581				Community Services Fees	1,164,691.00	0.00	1,164,691.00	91,739.44	879,065.43	285,625.57		
146	R	43584				Registration Fees-School Year	24,769.00	0.00	24,769.00	785.00	24,715.00	54.00		
146	R	43585				Registration Fees-Summer	8,067.00	0.00	8,067.00	2,730.00	2,975.00	5,092.00		
146	R	43990				Other Charges For Services	0.00	0.00	0.00	0.00	0.00	0.00		
146	R	44120				Lease/Rentals	33,912.00	0.00	33,912.00	0.00	28,260.00	5,652.00		
146	R	44170				Miscellaneous Refunds	31,000.00	0.00	31,000.00	0.00	600.00	30,400.00		
146	R	44570				Contributions & Gifts	4,500.00	0.00	4,500.00	0.00	1,747.00	2,753.00		
146	R	44990				Other Local Revenue	0.00	0.00	0.00	0.00	0.00	0.00		
146	R	46590				Other State Education Funds	80,231.00	0.00	80,231.00	12,275.21	43,480.57	36,750.43		
146						Community Service (MAC)	1,347,170.00	0.00	1,347,170.00	107,529.65	980,843.00	366,327.00		

Fnd T Acct	Obj	Prj	Loc	Prq	Acct	2021-22		2021-22		2021-22		2021-22		Uncollected
						Original Budget	Budget Revisions	Revised Budget	April 2021-22 Monthly Activity	FYTD Activity	Balance			
156					Debt Service									
156 R	40610				Current Year Property Tax	6,540,270.00	0.00	6,540,270.00	309,752.73	6,402,662.54	137,587.46			
156 R	40620				Prior Year Property Tax	50,000.00	0.00	50,000.00	6,663.82	38,343.83	11,656.17			
156 R	40630				Interest & Penalty	10,500.00	0.00	10,500.00	2,703.18	6,346.03	4,153.97			
156 R	40640				Pick-Up Taxes	20,000.00	0.00	20,000.00	742.41	14,090.10	5,909.90			
156 R	44110				Interest Earned	1,000.00	0.00	1,000.00	866.83	2,202.79	-1,202.79			
156 R	44990				Other Local Revenue	0.00	0.00	0.00	0.00	0.00	0.00			
156 R	49800				Transfers In	0.00	0.00	0.00	0.00	0.00	0.00			
156 -					Debt Service	6,621,770.00	0.00	6,621,770.00	320,748.97	6,463,665.29	158,104.71			

Fnd T	Acct	Obj	Pri	Loc	Proj	Acct	2021-22		April 2021-22		2021-22		Encumbered		Unencumbered		
							Original Budget	Revised Budget	Monthly Activity	FYTD Activity	Amount	Balance					
156						Debt Service											
156	E	72310				Board Of Education Services	132,110.00	132,110.00	6,469.12	6,469.12	129,383.36	0.00	0.00	2,726.64			
156	E	82130				Principal	3,235,000.00	3,235,000.00	0.00	0.00	0.00	0.00	0.00	3,235,000.00			
156	E	82230				Interest	2,796,803.00	2,796,803.00	0.00	0.00	1,404,772.16	0.00	0.00	1,392,030.84			
156	E	82330				Other Debt Service	1,500.00	1,500.00	400.00	400.00	1,150.00	0.00	0.00	350.00			
156	-	-				Debt Service	6,165,413.00	6,165,413.00	6,869.12	6,869.12	1,535,305.52	0.00	0.00	4,630,107.48			

End T	Acct	Obj	Pri	Loc	Prj	Acct	2021-22		2021-22		2021-22		2021-22		Uncollected	
							Original Budget	Budget Revisions	Revised Budget	Monthly Activity	FYTD Activity	Balance				
177																
177	R	40210					0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177	R	40390					950,000.00	0.00	93,088.33	950,000.00	93,088.33	698,361.58	251,638.42	251,638.42		
177	R	44110					200.00	0.00	200.00	200.00	213.26	6,846.35	-6,646.35	-6,646.35		
177	R	44530					0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177	R	44570					0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177	R	44990					0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177	R	46530					0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177	R	48130					0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177	R	49100					0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177	-						950,200.00	0.00	950,200.00	950,200.00	93,301.59	705,207.93	244,992.07	244,992.07		

Capital Projects

Fnd T Acct	Obj	Pri	Loc	Proj	Acct	2021-22		April 2021-22		2021-22		Encumbered		Unencumbered		
						Original Budget	Revised Budget	Monthly Activity	FYTD Activity	Amount	Balance					
177					Capital Projects											
177 E	81300				Education Debt Service	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177 E	82130				Principal	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177 E	82230				Interest	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177 E	82330				Other Debt Service	181,110.00	181,110.00	0.00	35,000.00	0.00	146,110.00	0.00	146,110.00	0.00	146,110.00	0.00
177 E	91300				Education Capital Projects	21,737,392.00	21,737,392.00	3,362,032.89	23,943,469.38	5,337,459.59	-7,543,536.97	5,337,459.59	-7,543,536.97	5,337,459.59	-7,543,536.97	5,337,459.59
177 E	99100				Operating Transfer	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
177 -					Capital Projects	21,918,502.00	21,918,502.00	3,362,032.89	23,978,469.38	5,337,459.59	-7,397,426.97	5,337,459.59	-7,397,426.97	5,337,459.59	-7,397,426.97	5,337,459.59

Fnd T Acct	Obj	Pri	Lcc	Prq	Acct	2021-22 Original Budget	2021-22 Budget Revisions	2021-22 Revised Budget	April 2021-22 Monthly Activity	2021-22 FYTD Activity	Uncollected Balance
						69,488,065.00	2,125,830.96	71,613,895.96	5,895,309.01	67,104,857.67	4,509,038.29
Grand Revenue Totals											

Number of Accounts: 329

***** End of report *****

End F Acct Obj Pri Loc Proj Acct	2021-22 Original Budget	2021-22 Revised Budget	April 2021-22 Monthly Activity	2021-22 FYTD Activity	Encumbered Amount	Unencumbered Balance
	87,821,171.00	93,078,750.49	8,357,617.91	70,290,966.39	7,262,582.67	15,525,201.43
Grand Expense Totals						

Number of Accounts: 4615

***** End of report *****

FRANKLIN SPECIAL SCHOOL DISTRICT
Comparison of Sales Tax Revenue
FY 2020-21 to FY 2021-22

Received	For the	Actual Sales Tax Revenue				Increase (Decrease) FY21-22 from FY20-21		% Chg FY19-20 compared to FY18-19	% Chg FY20-21 compared to FY19-20	% Chg FY21-22 compared to FY20-21	% Chg FY21-22 compared to FY20-21
		During	Month of	FY18-19	FY19-20	FY20-21	FY21-22	Month-to- Month	Year-to- Date	Month-to- Month	Month-to- Month
Aug	May	\$ 487,292	\$ 493,498	\$ 486,669	\$ 596,966	\$ 110,297	\$ 110,297	1.3%	-1.4%	22.7%	22.7%
Sep	June	516,846	507,478	533,432	620,365	\$ 86,933	\$ 197,230	-1.8%	5.1%	16.3%	19.3%
Oct	July	476,218	493,500	523,021	619,147	\$ 96,126	\$ 293,356	3.6%	6.0%	18.4%	19.0%
Nov	Aug	498,698	505,911	532,701	606,729	\$ 74,028	\$ 367,384	1.4%	5.3%	13.9%	17.7%
Dec	Sept	485,992	492,597	544,613	637,185	\$ 92,572	\$ 459,956	1.4%	10.6%	17.0%	17.6%
Jan	Oct	506,973	514,543	555,813	634,248	\$ 78,435	\$ 538,391	1.5%	8.0%	14.1%	17.0%
Feb	Nov	522,901	542,968	562,186	674,124	\$ 111,938	\$ 650,329	3.8%	3.5%	19.9%	17.4%
Mar	Dec	683,074	744,403	816,850	829,679	\$ 12,829	\$ 663,158	9.0%	9.7%	1.6%	14.6%
Apr	Jan	441,423	479,353	555,149	581,999	\$ 26,850	\$ 690,008	8.6%	15.8%	4.8%	13.5%
ADA Adjustment		(234,092)	(67,495)	(306,074)	(763,167)	\$(457,093)	\$ 232,915	-71.2%	353.5%	149.3%	4.8%
May	Feb	416,114	439,802	462,905	580,125	\$ 117,220	\$ 350,135	5.7%	5.3%	25.3%	6.6%
June	March	487,736	479,700	561,919							
July	April	481,548	426,422	593,537							
Total YTD		\$ 5,770,723	\$ 6,052,681	\$ 6,422,720	\$ 5,617,400	\$ 350,135					
FY 2021-2022 Budgeted Total					\$ 6,500,000						
Actual Over (Under) Budget					\$ (882,600)						
% of Budget Received YTD					86.4%						
ADA Adjustment											
18-19	-234,092										
19-20	-67,495										
20-21	-306,074										
21-22	-763,167										