School Construction Grant Program (SCGP)

School Construction Task Force

November 19, 2019

Agenda

- **School Construction Grant Program (SCGP) – 105 ILCS 230/5-1 through 230/5-60**
  (Slides 4 through 27)

- **School Maintenance Grants – 105 ILCS 230/5-100**
  (Slides 28 through 32)

- **Energy Efficiency Grants – 105 ILCS 230/5-200**
  (Slides 33 through 38)

School Construction Law - 105 ILCS 230 School Code - School Construction Law and 23 Illinois Administrative Code, Part 151 – School Construction Program

Introduction

School Construction Grant Program (SCGP)

The Illinois General Assembly passed the School Construction Law (Public Act 90-548) in December 1997, largely to address the shortage of classroom space due to population growth or aging buildings.

The Illinois State Board of Education (ISBE) and the Capital Development Board (CDB) administer the program.

SCGP ISBE Responsibilities for Entitlement

School Construction Program – ISBE four main program requirements:

Responsibility 1: Determine Eligibility (Slide 5)

Responsibility 2: Calculation of Priority Ranking (Slides 6 through 19)

Responsibility 3: Calculation of the Grant Index (Slides 20 through 25)

Summary of First Three Responsibilities (Slide 26)

Responsibility 4: Issuance of Entitlement (Slide 27)

Note: All eligible applications are entitled in sequential order by application cycle

ISBE Responsibility 1: Determine Eligibility

School districts must meet these minimum enrollments in order to be eligible for the School Construction Grant Program

Minimum enrollment eligibility (105 ILCS 230/5-25)

- **200 for Elementary Districts**
- **200 for High School Districts**
- **400 for Unit Districts**

ISBE Responsibility 2: Calculation of Priority Ranking,

Six Priority Categories

Statute stipulates that school construction applications/projects are prioritized into six categories [105 ILCS 230/5-30]:

1. Replacement or reconstruction of school buildings destroyed or damaged by flood, tornado, fire, earthquake, mine subsidence, or other disasters, either man-made or produced by nature;
2. Projects designed to alleviate a shortage of classrooms due to population growth or to replace or rehabilitate aging school buildings;
3. Projects resulting from interdistrict reorganization of school districts contingent on local referenda;
4. Replacement, rehabilitation, or reconstruction of school facilities determined to be severe and continuing health or life safety hazards;
5. Alterations necessary to provide accessibility for qualified individuals with disabilities; and
6. Other unique solutions to facility needs.

- Due to limited appropriations, prioritization and funding of projects has been limited to the first two priorities.
- A second prioritization is calculated, within each category, to determine which districts receive the first, second, etc. grant award issued by CDB

ISBE Responsibility 2: Calculation of Priority Ranking

- Applications received for the 2003 application cycle are the last applications that have been prioritized. All of the eligible 2003 application have been entitled and projects have been funded. Aside from the emergencies, all priorities were within the second prioritization category listed on slide 6.
- The priority ranking ranged from the highest of 1,288.364 to the lowest of 0.066

Quartile	Priority Ranking Range	2001 Enrollment Range	Capacity Shortfall
Highest Quartile	1,288.364 – 136.787	15,672 - 332	3,884 - 263
Second Highest Quartile	128.676 – 39.898	3,372 - 407	547 - 137
Second Lowest Quartile	37.852 – 11.873	6,698 - 396	296 - 100
Lowest Quartile	11.116 – 0.066	1,977 - 264	129 - 5

ISBE Responsibility 2: Calculation of Priority Ranking

- Priority Ranking is based upon the needed capacity for the district (number of inadequately housed students).
- The larger the number of inadequately house students, the higher the priority ranking
- The condition of the facility is incorporated within the priority ranking calculation
- To obtain the number of inadequately housed students, the capacity of all facilities in the district needs to be calculated.
- If the functional age of the facility is over 100 years, the capacity of the facility is considered to be zero

ISBE Responsibility 2: Calculation of Priority Ranking

Step 1: Calculate the **Functional Age** of each facility in the district. (Slide 10)

Step 2: Calculate the **Capacity** of each facility within the district. (Slide 12)

Step 3: Multiply the Capacity of each facility by the **Utilization Factor** to get the **Available Capacity.** (Slide 12)

Step 4: Obtain the total **Available Capacity** for grades PK – 8 or grades 9-12. (Slide 12)

Step 5: Calculate the **Needed Capacity** for the district. (Slides 16 and 17)

Step 6: Calculate the **Priority Ranking** within each category. (Slide 19)

Functional Age

Facility ID	Year Built (Age of Building)	Scores							
		Site	Structural/ Architectural	Mechanical	Electrical	Educational Environment	Total	Condition Factor	Functional Age (Age of Building x Condition Factor)
Elementary School ABC	1924 (95)	32	52	56	30	50	220	1.5	142.5
Abe Lincoln Junior High	1952 (67)	45	525	140	120	120	950	.2	13.4

- The Site, Structural /Architectural, Mechanical, Electrical, and Educational Environment scores are obtain from the Field Inspection Score Report.
- The Condition Factor is a result of the Field Inspection Score, see the table below.
- The Functional Age is the product of the building age times the condition factor

CONDITION FACTOR	RATING	BUILDING
		Score Range
0.2	Excellent	800-1000
0.4	Satisfactory	600-799
1.0	Substandard	400-599
1.5	Poor	200-399
2.0	Very Poor	0-199

ISBE Responsibility 2: Calculation of Priority Ranking

Step 1: Calculate the **Functional Age** of each facility in the district. (Slide 10)

Step 2: Calculate the **Capacity** of each facility within the district. (Slide 12)

Capacity based upon standards and factors **(Loading Factors)** in the **Functional Age** of the facility. (Actual age of the facility times the **Condition Factor**)

Step 3: Multiply the Capacity of each facility by the **Utilization Factor** to get the **Available Capacity.** (Slide 12)

Step 4: Obtain the total **Available Capacity** for grades PK – 8 or grades 9-12. (Slide 12)

Step 5: Calculate the **Needed Capacity** for the district. (Slide 16 and 17)

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Capacity [23 Illinois Administrative Code, Section 151.50 d) 1)

Available Capacity Worksheet							
Room (1)	**Rm # (2)**	**Loading Factor (Slide 13) (3)**	**Length (4)**	**Width (5)**	**Area (6)**	**Capacity (7)**	
					(4 x 5)	(6/3)	
Elementary School ABC							
Pre-Kdgt.	1	40	30	25	750	18	
Kindergarten	2	40	30	25	750	18	
Elem General Ed	3	35	26	28	728	20	
Building Capacity						56	
Elementary Utilization Factor (Slide 14)						0.9	
Elementary Available Capacity						50	
Elementary Functional Age = 142.5 Years (Slide 10)							
Is School Functionally Over 100 Years - yes							
If School is functional over 100, capacity is zero, else capacity is available capacity							
Final Available Capacity of School							0
Abe Lincoln Junior High							
MS General Ed	4	35	23	30	690	19	
MS General Ed	5	35	24	29	696	19	
Building Capacity						38	
Junior High Utilization Factor (Slide 14)						0.85	
Junior High Available Capacity						32	
Junior High Functional Age = 13.4 Years (Slide 10)							
Is School Functionally Over 100 Years - no							
If School is functional over 100, capacity is zero, else capacity is available capacity							
Final Available Capacity of School							
							32
Total Available Capacity of District							32

Loading Factors [23 Illinois Administrative Code, Section 151.50 d) 1)

Loading Factor Examples (square footage per student)	Elementary	Middle School	High School
Gyms, Cafeterias, Auditoriums, Adm. Offices, etc.	0	0	0
Pre-Kdgt. Classrooms	40		
Kdgt. Classrooms	40		
General Education Classrooms	35	35	30
Art Classrooms	40	40	35
Music Classrooms	30	25	25
Computer Classrooms	35	40	40
Family & Consumer Science Classroom		50	60
Science Laboratory/Science Laboratory Classroom		40/50	35
Industrial Technology Lab/Shop		40	75
HS Lab Not Classified Elsewhere			35
Special Education Classroom	50	50	50

Utilization Factors [23 Illinois Administrative Code, Section 151.50 d) 4)

Utilization Factors	
• Elementary Schools	0.90
• Middle or Junior High Schools	0.85
• High Schools	0.80

ISBE Responsibility 2: Calculation of Priority Ranking

Step 1: Calculate the **Functional Age** of each facility in the district. (Slide 10)

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Step 3: Multiply the Capacity of each facility by the **Utilization Factor** to get the **Available Capacity.** (Slide 12)

Step 4: Obtain the total **Available Capacity** for grades PK – 8 or grades 9-12. (Slide 12)

Step 5: Calculate the **Needed Capacity** for the district. (Slide 16 and 17)

Step 6: Calculate the **Priority Ranking** within each category. (Slide 19)

Needed Capacity [23 Illinois Administrative Code, Section 151.50 c)

- Needed Capacity established the number of inadequately housed students

- To calculate the needed capacity:
  - Establish the greater of the current fall enrollment or the projected enrollment
    - Projected enrollment = (current fall enrollment divided by two year's prior fall enrollment) times current fall enrollment (23 Illinois Administrative Code, Section 151.50 c) 1) A)

- Needed Capacity = greater of current fall enrollment or projected enrollment less available capacity

Needed Capacity [23 Illinois Administrative Code, Section 151.50 c)

Example of Needed Capacity Calculation:						
PK-8 **Projected Enrollment** – Most recent Fall enrollment *divided* by two years prior Fall enrollment *multiplied* by most recent Fall enrollment						
2019 Fall enrollment:	210					
2017 Fall enrollment	200					
Projected Enrollment	**220**	((210 / 200) x 210)				
Needed Capacity, Inadequately Housed Students						
Projected enrollment *minus* **Available Capacity** (Slide 12)						
Needed Capacity	188	(220 – 32)				

ISBE Responsibility 2: Calculation of Priority Ranking

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Priority Ranking [23 Illinois Administrative Code, Section 151.50 b)

Priority Ranking Number = Needed Capacity *divided* by most recent Fall enrollment *multiplied* by Needed Capacity

(See Slide 17 for the enrollments)

Priority Ranking Number	**168.305**	**((188 / 210) x 188)**

The greater the Priority Ranking Number, the higher the Priority Ranking

ISBE Responsibility 3: Calculation of the Grant Index

- The Grant Index defines the State share of the project cost.
- The maximum State share is 75 percent of the project cost. The minimum State share is 35 percent of the project cost.
- A grand index is the percentage of the district's Equalized Assessed Valuation (EAV) per best three months' average daily attendance (ADA) divided by the 90 percentile EAV per ADA for Category I or Category II.
- Grant indexes are calculated in to two categories. Category I is for school districts applying for a PK through 8 project. Category II is for school districts applying for a 9-12 project.
- Any district that is at or above the 99 percentile EAV per ADA is ineligible for the School Construction Grant
- The 90 percentile and 99 percentile is calculated from all districts in the state, by category I or category II, regardless of whether they applied for a School Construction Grant, or not.

ISBE Responsibility 3: Calculation of the Grant Index

Step 1: Determine whether the project is a category I or category II

Step 2: Divide the district's EAV by the ADA) of the respective category I or category II grades. (Slide 22)

Step 3: Calculate the 90 percentile EAV per ADA

Step 4: Calculate the 99 percentile EAV per ADA

Step 5: Calculate Grant Index for each category with the statutory formula: 1-(District EAV per ADA divide by 90 percentile EAV per ADA). (Slide 25)

Category I or Category II

Statute defines two categories [105 ILCS 230/5-5]

Category I
Elementary & Unit School Districts

PK-8 grades Average Daily Attendance (ADA)

For Unit Districts
*Only for PK-8 Grade Projects
*Only includes PK-8 Grade ADA

Category II
High School & Unit School Districts

9-12 grades Average Daily Attendance (ADA)

For Unit Districts
*Only for 9-12 Grade Projects
*Only includes 9-12 Grade ADA

ISBE Responsibility 3: Calculation of the Grant Index

Step 1: Determine whether the project is a category I or category II

Step 2: Divide the district's EAV by the ADA) of the respective category I or category II grades. (Slide 22)

Step 3: Calculate the 90 percentile EAV per ADA

Step 4: Calculate the 99 percentile EAV per ADA

Step 5: Calculate Grant Index for each category with the statutory formula:
1-(District EAV per ADA divide by 90 percentile EAV per ADA).
(Slide 25)

ISBE Responsibility 3: Calculation of the Grant Index

Step 1: Determine whether the project is a category I or category II

Step 2: Divide the district's EAV by the ADA) of the respective category I or category II grades. (Slide 22)

Step 3: Calculate the 90 percentile EAV per ADA

Step 4: Calculate the 99 percentile EAV per ADA

Step 5: Calculate Grant Index for each category with the statutory formula:
1-(District EAV per ADA divide by 90 percentile EAV per ADA).
(Slide 25)

Grant Index

Example – ABC PK-8 District		
Equalized Assessed Valuation (EAV) = 42,755,396		
Average Daily Attendance (ADA) = 199.50		
EAV per ADA =	**214,312.76**	(42,755,396 /199.5)
90th Percentile EAV per ADA for Elementary and Unit Districts = **456,388**		
99th Percentile EAV per ADA for Elementary and Unit Districts = 1,014,542		
90th and 99th Percentile EAV per ADA is calculated utilizing all 851 school districts' EAV per ADA, within the respective category I or II.		
ABC PK-8 District has an EAV per ADA of **214,312.76**		
Any district at or above the 99th percentile EAV per ADA does not qualify for a grant		
This sample district is well below the 99th percentile EAV per ADA of 1,014,542		
Grant Index Calculation:		
1 - [(EAV/ADA) / 90th percentile EAV per ADA]		
1 - [***(214,312.76) / 456,388****]* = **0.530415 Grant Index**		
53.0415 % State Share of Project		46.9585 % Local School District Share of Project

Summary of School Construction Grant Calculations:

ABC PK-8 District
(Responsibility 1) Eligibility
• Is School District's Enrollment Greater than 200 since this is an elementary district: **Yes**
(Responsibility 2) Priority Ranking
• Determine Which of the Six Categories the Project is Within
• Is Functional Age Greater than 100 Years? Yes, zero capacity No, Available Capacity
• Available Capacity: 32
• District Enrollment: 220
• Need Capacity: 188 (220 – 32)
• Most Current Fall Enrollment: 210
• Priority Ranking: **168.305** ((188/210)x188)
(Responsibility 3) Grant Index Calculation:
EAV per ADA: 214,312.76
90th Percentile EAV per ADA: 456,388
Grant Index: 214,312 / 456,388 = **53.0415%** State Share of Project (46.9585 % Local School District Share)

ISBE Responsibility 4: Issuance of Entitlement

Step 1: Send a letter to the school district stipulating the entitlement, priority ranking, and grant index.

Step 2: Send all entitlements, priority rankings and grant indices to the Capital Development Board (CDB)

Step 3: CDB will assess the project, determine the eligible amount of state and local share, determine if the district has their local share available, issues the grant award

Note: If district does not have their local share, their application rolls over to the next application cycle listing. For example, a district that does not have their local share from the 2004 application cycle will roll over to the 2005 application cycle listing

Note: If an entitled district does not receive a grant award due to lack of adequate appropriation, the district shall be placed ahead of any new construction projects within the same priority category defined on slide 5 when new appropriation is approved.

School Maintenance Grants

Eligibility

Any School District, Cooperative High School, Type 40 Area Vocational Center or Special Education Cooperative May Apply for a Grant.

School Maintenance Grants

- Grants are a Maximum of $50,000, per School District, per Application
- A Required Equal Local Match is Required
- To Received a $50,000 School Constructions Grants, the Application Project(s) must be a Minimum of $100,000

School Maintenance Grants

Priority Categories for School Maintenance Grants:

1. **Emergency projects:** Replacement or reconstruction of school buildings destroyed or damaged by flood, tornado, fire, earthquake, mine subsidence, or other disasters, either man-made or produced by nature;

2. **Health/life safety projects:** A project that is necessary to correct a violation of the Health/Life Safety Code for Public Schools (23 Ill. Adm. Code 180) or to provide handicapped accessibility or school security.

3. **State Program priority projects:** A project that is necessary for energy conservation or that adapts a building or structure to better serve students in a specific program for which the applicant receives funding under the School Code (e.g., preschool education, school technology).

4. **Permanent improvement projects:** A project designed to upgrade or install building systems (e.g., air conditioning, electrical or plumbing systems) or involving other improvements to a building or structure so that the building or structure is better adapted to the applicant's educational programs.

5. Other projects.

School Maintenance Grants

Within Each Priority, Grants are Awarded in Order of the Applicant's Need Index, Proceeding from Greatest to Least

- For school district applicants, the need index is determined by dividing the equalized assessed valuation (EAV) per pupil in best three months' average daily attendance (ADA) of the school district at the 90th percentile of wealth for districts of the same type (i.e. elementary, high school, or unit) by the EAV per pupil in ADA of the applicant.
- For an applicant that does not possess property tax authority, its EAV per pupil in ADA shall be that of the school district in which the greatest number of applicant's students reside

School Maintenance Grants

An approved application from the first round that is not funded because of an insufficient appropriation shall be placed ahead of new applications filed in a subsequent year, provided the applicant submits an updated application.

School Energy Efficiency Grants

Eligibility

Any School District, Charter School, Public University laboratory School, Area Vocational Center or Special Education Cooperative May Apply for a Grant.

School Energy Efficiency Grants

- Grants are a Maximum of $250,000, per School District, per Application
- A Required Equal Local Match is Required
- To Received a $250,000 School Constructions Grants, the Application Project(s) must be a Minimum of $500,000

School Energy Efficiency Grants

If the Appropriation for any Fiscal Year is Insufficient to Fund all Approved Projects, Grants Shall be Awarded in the Following Order Until the Appropriation is Exhausted:

1. Grants shall be awarded in rounds, with each applicant being allowed one approved project per round

2. Within each round, grants shall be awarded in order of the applicant's need index, proceeding from greatest to least

School Energy Efficiency Grants

Need Index:

- For school district applicants, the need index is determined by dividing the equalized assessed valuation (EAV) per pupil in best three months' average daily attendance (ADA) of the school district at the 90th percentile of wealth for districts of the same type (i.e. elementary, high school, or unit) by the EAV per pupil in ADA of the applicant.
- For an applicant that does not possess property tax authority, its EAV per pupil in ADA shall be that of the school district in which the greatest number of applicant's students reside

School Energy Efficiency Grants

Allowable Energy Efficiency Project

Any Improvement, Repair, Alteration or Betterment of any Building or Facility Owned or Operated by an Eligible Applicant, or any Equipment, Fixture, or Furnishing to be Added to or Used in any Building or Facility, that is Designed to Reduce Energy Consumption.

School Energy Efficiency Grants

Examples of Allowable Energy Efficiency Projects:

- Insulation of Building Envelope, Structure, or Systems within the Building
- Storm Windows or Doors, Caulking or Weather Stripping
- Automated or Computerized Energy Control Systems
- Replacement or Modification of Lighting Fixtures to Increase the Energy Efficiency of the Lighting System Without Increasing the Overall Illumination of a Facility
- Heating, Ventilating, Air Conditioning, or HVAC System Repairs or Replacements
- Energy Recovery Systems
- Energy Conservation Measures that Provide Long-Term Cost Reductions
- Alternative Energy Systems, Including but not Limited to Wind Power or Solar Power Systems, and
- Other Projects Designed to Reduce the Consumption or Use of Energy