

TENNESSEE STATE SCHOOL BOND AUTHORITY
January 5, 2017
AGENDA

1. Call meeting to order
2. Approval of Minutes from the TSSBA meeting of September 21, 2016
3. Approval of Projects for:

The Tennessee Board of Regents

- East Tennessee State University- Fine Arts Classroom Building (Match Project)(353); Cost: \$52,338,250 of which \$7,500,000 will be funded by TSSBA; Term of Financing: 10 years as short-term financing at an assumed taxable rate
- Tennessee State University- Health Sciences Facility (Match Project)(528); Cost: \$38,800,000 of which \$3,950,000 will be funded by TSSBA; Term of Financing: 10 years as short-term financing at an assumed taxable rate
- Tennessee Technological University - Laboratory Science Building and Infrastructure (Match Project)(928); Cost: \$90,114,000 of which \$6,000,000 will be funded by TSSBA; Term of Financing: 10 years as short-term financing at an assumed taxable rate

The University of Tennessee

- University of Tennessee, Knoxville - Campus Beautification (Phase 2)(A89); Cost: \$4,175,000 all of which will be funded by TSSBA; Term of Financing: 20 years as long-term financing at an assumed tax-exempt rate

4. Adjourn

TENNESSEE STATE SCHOOL BOND AUTHORITY
September 21, 2016

The Tennessee State School Bond Authority ("TSSBA" or the "Authority") met on Wednesday, September 21, 2016, at 1:30 p.m., in the Legislative Plaza, Room LP-29, Nashville, Tennessee.

The following members were present:

Honorable Justin Wilson, Comptroller
Honorable Tre Hargett, Secretary of State of Tennessee
Whitney Goetz, proxy for Honorable David Lillard, State Treasurer
Larry Martin, Commissioner of Finance and Administration
Acting Chancellor David Gregory, Tennessee Board of Regents
Ron Maples, proxy for Dr. Joe DiPietro, President, University of Tennessee

The following member was absent:

Honorable Bill Haslam, Governor

Recognizing a physical quorum present, Mr. Wilson called the meeting to order and asked for a motion to approve the minutes of the meeting held on July 14, 2016. Mr. Gregory moved approval of the minutes. Mr. Maples seconded the motion and it was unanimously approved.

Mr. Wilson then recognized Mr. Robbi Stivers, Executive Director, Office of Capital Projects, to present the first project for consideration for the University of Tennessee:

- University of Tennessee Chattanooga - West Campus Housing (A80); Cost: \$83,000,000 which includes an increase in financing from TSSBA of \$3,000,000 for a total of \$77,088,000; Term of Financing: 30 years as long-term financing

Mr. Martin moved approval of the project. Mr. Gregory seconded the motion and it was unanimously approved.

Mr. Wilson called on Mr. Stivers to present the next project for consideration for the University of Tennessee:

- University of Tennessee, Knoxville - Lake Avenue Parking Garage (A81); Cost: \$28,000,000 which includes an increase in financing from TSSBA of \$2,200,000 for a total of \$23,500,000; Term of Financing: 30 years as long-term financing

Mr. Hargett moved approval of the project. Mr. Gregory seconded the motion and it was unanimously approved.

Mr. Wilson called on Mr. Stivers to present the final project for consideration for the University of Tennessee:

- University of Tennessee Health Science Center- Energy Performance Contract (A88); Cost: \$5,500,000 all of which will be financed by TSSBA; Term of Financing: 5 years as short-term financing

Mr. Martin moved approval of the project. Mr. Hargett seconded the motion and it was unanimously approved.

Mr. Wilson announced that there may be an opportunity for a refunding and requested staff to prepare a Request for Bids.

Mr. Wilson asked if there was any other business to be presented. Hearing none, Mr. Wilson adjourned the meeting.

Approved on this _____ day of _____, 2016

Respectfully submitted,

Sandra Thompson
Assistant Secretary

Tennessee State School Bond Authority Feasibility Study

353 ETSU Fine Arts Classroom Building

Individual Project Summary

Revenue Source:	Pledged Gifts	\$	169,000.00
	Plant (Aux)		700,000.00
	Total Revenue Source:	\$	869,000.00
Assumptions:	TSSBA Funding Requested	\$	7,500,000.00
	Interest Rate		2.75%
	Status		Taxable
	Term of Financing		10

Feasibility Test	
	Annual Short-Term Pmt
Pledged Revenue	\$869,000
New Max-Semi Annual DS	\$868,048
Feasible	Yes

*TSSBA staff conducts a feasibility test on a project-by-project basis to ensure that each individual project has sufficient revenue pledged to cover the projected maximum annual debt service charged to the project. On an annual basis, and prior to the issuance of long-term debt, an assessment is performed pursuant to Article 2.01 (b) which requires that the aggregate amount of the Fees and Charges collected by an Institution in the preceding Fiscal Year is not less than two times the amount required for the payment of the aggregate of the maximum amount of Annual Financing Charges.

**Tennessee State School Bond Authority
Project Application**

DEPARTMENT: Tennessee Board of Regents

INSTITUTION/LOCATION: East Tennessee State University

PROJECT : Fine Arts Classroom Building

SBC PROJECT #: 166/005-08-2013

PROJECT BUDGET:

Funding Sources:	TSSBA	7,500,000
	G. O. Bonds	28,000,000
	Gifts	6,350,750
	Grant, City Johnson City	8,000,000
	Plant funds (non-aux):	2,487,500
	Total	\$52,338,250

PROJECT REVENUES: (Describe sources and projected levels)

Gifts \$169,000

Plant (Aux) \$700,000

Due to issues in funding, increased costs and increased match requirements, the university is willing to commit auxiliary funds to move this project forward. Debt Service will be funded from the combined auxiliary budget consisting of Housing, Food Service, Bookstore, Post Office, Vending, Center for Physical Activity and Parking.

PROJECT LIFE:

Anticipated Useful Life of Project: 50 years

Desired Term for Financing (if less than useful life): 10 years

ESTIMATED ANNUAL FINANCING CHARGE: \$868,047.90

PROJECT APPROVAL DATES:

BOARD: 9/20/2012

THEC: 11/15/2012

SBC: 10/10/2013

Disclosed in the Governor's Budget: Yes No If yes, what year? 2013

PROJECT DESCRIPTION: Physical description, including land, buildings and equipment with approximate dollar value. (If a renovation or repair project, please provide information with respect to the renovated or improved portion as well as the entire structure).

The revised program consists of approximately 78,854 gsf with a total project budget of \$44,338,250. The facility will provide classrooms, rehearsal rooms and performance venues of various sizes all under the purview of the ETSU College of Arts and Sciences.

REAL ESTATE:

Owner of real property Tennessee Board of Regents

 To be acquired To be leased or other arrangement

The purpose of the following questions are to determine the tax status of this project to be financed with the proceeds of Tennessee State School Bond Authority Bonds and/or Bond Anticipation Notes and the amount of private use associated with this project. Private use means the direct or indirect use of the project by any entity other than a state or local government entity, including use by the Federal Government (including its agencies and instrumentalities) or a Section 501(c)(3), (c)(4), or (c)(6) organization. When the project consists of an improvement that does not involve space that is being used directly by governmental or private users (for example, a re-roofing, air conditioning or energy efficiency improvement), all questions involving uses and users of the project should be answered by reference to all portions of the facility or facilities benefited by the improvement.

The questions below relate to the project referenced above. Attach additional sheets as required. **Please make a copy of this document for your files.**

1. Project Status: (If the project has already been completed, and the proceeds are being used to reimburse the department, please so indicate and include date of project completion.)
In design
2. Project completion estimated to be: 3/2019
3. Project Owner: Tennessee Board of Regents
4. Project Operator (see also item 8 below): ETSU
5. Intended Use of the Project: Teaching, rehearsal, and public presentation.
6. Intended Users of the Project (excluding use by the general public): Students, faculty, and staff

7. Indicate whether any of the following activities will take place at the project. Indicate whether the activities are operated by a private entity or will indirectly benefit a private entity. Include all incidental private uses. For each direct or indirect private use of the project, indicate the total amount of space the private use occupies in relation to the entire project. (For example, if an area of vending machines operated by a private contractor occupies 50 square feet of a 5,000 square foot area financed, indicate the relationship in terms of the ratio of square footage used.)

Gross Square Footage of Building 78,854 (See Supporting Data Sheet if more than one building is involved.)

A. Vending Machines:

Square Footage 60

Operator Commission for the Blind

Are any vending areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? No

B. Wholesalers or retailers (e.g., Newsstand, Book Store, Pharmacy, etc.):

Square Footage None

Type _____

Operator _____

C. Pay Telephones:

Square Footage None

D. Laundry Services:

Square Footage None

Operator _____

Are any laundry service areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? _____

E. Cafeteria or other food services areas:

Square Footage 94

Operator ETSU

F. Provision of health care services:

Square Footage None

Operator _____

G. Laboratory research performed on behalf of or for the benefit of a private entity or pursuant to a cooperative research agreement:

Square Footage None

Recipient _____

H. Office space utilized by or on behalf of private entities:

Square Footage None

Occupant _____

I. Provision of housing for persons or entities other than enrolled students:

Square Footage None

8. Attach copies of any management contracts or incentive payment contracts entered into, or to be entered into, in connection with the operation of the project. (Do not include contracts for services that are solely incidental to the primary governmental functions of the facility (for example, contracts for janitorial, office equipment repair or similar services). Indicate the portion of the project to which the contracts relate. Give the usable square feet involved compared to the total usable square feet of the facility being financed. If a contract has not been entered into but is anticipated, indicate that fact.

N/A

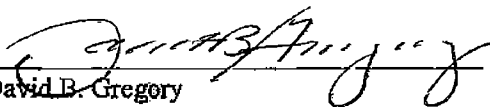
9. Will any debt proceeds be used to make or finance loans to any private entity? If so, indicate the amount of such loans, the length and payment terms of such loans: no

10. Indicate any expected payments (direct or indirect) to be made by non-governmental entities, separately and in the aggregate, to the State or any other governmental entity, with respect to the project.

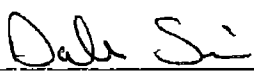
N/A

11. Additional information not explained above. _____

Completed this 13th day of September 2016


David B. Gregory
Acting Chancellor


Dick Tracy, Executive Director
Office of Facilities Development


Dale Sims, Vice Chancellor for
Business & Finance

To be filled out by the Authority

BOND COUNSEL APPROVAL:	DATE	_____
	GOOD	_____
	5%	_____
	10%	_____

Feasibility Study

Prepared on: August 2, 2016

School: ETSU

Project: Fine Arts

Project #: 166/005-08-2013

Disclosed in Budget: Yes

	<u>Original</u>
Revenue Source: Pledged Gift Payments	169,000
Campus Auxiliary Funds	700,000
Total Revenue Src:	<u>\$ 869,000</u>
Assumptions: TSSBA Funding Requested	\$ 7,500,000.00
Interest Rate	2.75%
No of Years	10
Debt Service Pmt.	868,047.90
Annual Short-Term Loan Payment	\$ 868,047.90

Tennessee State School Bond Authority Feasibility Study

528 - TSU Health Sciences Facility

Individual Project Summary

Revenue Source:	Student Debt Service Fees	\$	522,000.00
	Total Revenue Source:	\$	522,000.00
Assumptions:	TSSBA Funding Requested	\$	3,950,000.00
	Interest Rate		2.75%
	Status		Taxable
	Term of Financing		10

Feasibility Test	
	Annual Short-Term Pmt
Pledged Revenue	\$522,000
New Max-Semi Annual DS	\$457,172
Feasible	Yes

*TSSBA staff conducts a feasibility test on a project-by-project basis to ensure that each individual project has sufficient revenue pledged to cover the projected maximum annual debt service charged to the project. On an annual basis, and prior to the issuance of long-term debt, an assessment is performed pursuant to Article 2.01 (b) which requires that the aggregate amount of the Fees and Charges collected by an Institution in the preceding Fiscal Year is not less than two times the amount required for the payment of the aggregate of the maximum amount of Annual Financing Charges.



TENNESSEE BOARD OF REGENTS

Office of Administration & Facilities Development | Division of Facilities Development

1 Bridgestone Park | Nashville, TN 37214-2428 | Phone 615.366.4431 | Fax 615.366.1512 | www.tbr.edu

September 21, 2016

Ms. Sandi Thompson, Director
Office of State and Local Finance
James K. Polk Building, 16th Floor
Nashville, TN 37243

RE: Tennessee State University (TSU)
Health Sciences Facility
SBC Project No. 166/001-02-2016

Ms. Thompson:

We are requesting \$3,950,000 bond financing for 10 years for the Tennessee State University Health Sciences Facility project. The total estimated project cost is \$38,800,000. We will be presenting this project at the October 13, 2016 SBC Meeting.

The project scope is for a 92,252 sf. new Health Sciences Facility. The annual bond financing will be repaid with student debt service fees. The project application and attached pro forma are attached.

Your review and consideration of this request will be appreciated. Please advise if you have any questions.

Sincerely,

Dick J. Tracy
Executive Director
Office of Facilities Development

Enclosures

c: Russ Deaton w/encls.

**Tennessee State School Bond Authority
Project Application**

DEPARTMENT: Tennessee Board of Regents

INSTITUTION/LOCATION: Tennessee State University

PROJECT : Health Sciences Facility

SBC PROJECT #: 166/001-02-2016

PROJECT BUDGET:

Funding Sources:	<u>TSSBA</u>	<u>3,950,000</u>
	<u>16/17 Current funds</u>	<u>29,100,000</u>
	<u>Federal grant</u>	<u>5,000,000</u>
	<u>Plant funds (non-auxiliary)</u>	<u>750,000</u>
	Total	<u>\$38,800,000</u>

PROJECT REVENUES: (Describe sources and projected levels)

Student Fees - \$522,000

PROJECT LIFE:

Anticipated Useful Life of Project: 50 years

Desired Term for Financing (if less than useful life): 10 years

ESTIMATED ANNUAL FINANCING CHARGE: \$513,194.63

PROJECT APPROVAL DATES:

BOARD: 09/25/2014

THEC: 11/20/2014

SBC: 07/14/2016

Disclosed in the Governor's Budget: Yes No If yes, what year? FY 15/16

PROJECT DESCRIPTION: Physical description, including land, buildings and equipment with approximate dollar value. (If a renovation or repair project, please provide information with respect to the renovated or improved portion as well as the entire structure).

New 92,252 sf facility to house health sciences in Nursing, Occupational Therapy, Physical Therapy, Cardio-respiratory, and Health Management. Demolish Elliott Hall and a portion of Clement Hall.

REAL ESTATE:

Owner of real property Tennessee Board of Regents

_____ To be acquired _____ To be leased or other arrangement

The purpose of the following questions are to determine the tax status of this project to be financed with the proceeds of Tennessee State School Bond Authority Bonds and/or Bond Anticipation Notes and the amount of private use associated with this project. Private use means the direct or indirect use of the project by any entity other than a state or local government entity, including use by the Federal Government (including its agencies and instrumentalities) or a Section 501(c)(3), (c)(4), or (c)(6) organization. When the project consists of an improvement that does not involve space that is being used directly by governmental or private users (for example, a re-roofing, air conditioning or energy efficiency improvement), all questions involving uses and users of the project should be answered by reference to all portions of the facility or facilities benefited by the improvement.

The questions below relate to the project referenced above. Attach additional sheets as required. **Please make a copy of this document for your files.**

1. Project Status: (If the project has already been completed, and the proceeds are being used to reimburse the department, please so indicate and include date of project completion.) Not begun
2. Project completion estimated to be: October 2019
3. Project Owner: Tennessee Board of Regents
4. Project Operator (see also item 8 below): Tennessee State University
5. Intended Use of the Project: Academic classrooms, offices, clinics and laboratories
6. Intended Users of the Project (excluding use by the general public): University students, faculty, clinic clients, researchers, and administrators

7. Indicate whether any of the following activities will take place at the project. Indicate whether the activities are operated by a private entity or will indirectly benefit a private entity. Include all incidental private uses. For each direct or indirect private use of the project, indicate the total amount of space the private use occupies in relation to the entire project. (For example, if an area of vending machines operated by a private contractor occupies 50 square feet of a 5,000 square foot area financed, indicate the relationship in terms of the ratio of square footage used.)

Gross Square Footage of Building 92,252 (See Supporting Data Sheet if more than one building is involved.)

A. Vending Machines:

Square Footage 20 SF for 5 vending machines = .0002% or ratio 1:4613

Operator Department of Human Services - Blind Vendors Program

Are any vending areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? No

B. Wholesalers or retailers (e.g., Newsstand, Book Store, Pharmacy, etc.):

Square Footage N/A

Type _____

Operator _____

C. Pay Telephones:

Square Footage N/A

D. Laundry Services:

Square Footage N/A

Operator _____

Are any laundry service areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? _____

E. Cafeteria or other food services areas:

Square Footage N/A

Operator _____

F. Provision of health care services:

Square Footage 1000 SF academic clinics

Operator Tennessee State University

G. Laboratory research performed on behalf of or for the benefit of a private entity or pursuant to a cooperative research agreement:

Square Footage N/A

Recipient _____

H. Office space utilized by or on behalf of private entities:

Square Footage N/A

Occupant _____

I. Provision of housing for persons or entities other than enrolled students:

Square Footage N/A

8. Attach copies of any management contracts or incentive payment contracts entered into, or to be entered into, in connection with the operation of the project. (Do not include contracts for services that are solely incidental to the primary governmental functions of the facility (for example, contracts for janitorial, office equipment repair or similar services). Indicate the portion of the project to which the contracts relate. Give the usable square feet involved compared to the total usable square feet of the facility being financed. If a contract has not been entered into but is anticipated, indicate that fact.

N/A

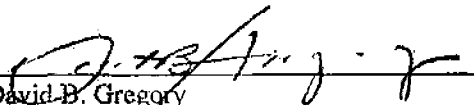
9. Will any debt proceeds be used to make or finance loans to any private entity? If so, indicate the amount of such loans, the length and payment terms of such loans: No


10. Indicate any expected payments (direct or indirect) to be made by non-governmental entities, separately and in the aggregate, to the State or any other governmental entity, with respect to the project.

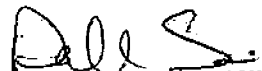
N/A

11. Additional information not explained above. N/A

Completed this 9th day of September, 2016.


David B. Gregory
Acting Chancellor


Dick Tracy, Executive Director
Office of Facilities Development


Dale Sims, Vice Chancellor for
Business & Finance

<i>To be filled out by the Authority</i>		
BOND COUNSEL APPROVAL:	DATE	_____
	GOOD	_____
	5%	_____
	10%	_____

Project Request

SBC1

1 Department: **Tennessee Board of Regents** Submitting
 Project Title: **Health Sciences Facility** 09/20/2016
 Institution: **TSU**
 City/County: **Nashville / Davidson** SBC No: **166/001-02-2016**

3	<input checked="" type="checkbox"/> Capital Outlay		New	Renovation
	<input type="checkbox"/> Capital Maintenance	Gross Sq. Ft.	92,252	0
	<input type="checkbox"/>	Net Sq. Ft.	0	0
	<input checked="" type="checkbox"/> Designer Required	Cost/Sq. Ft.	\$250.00	\$0.00

4 Project Description

Construct new facility to house health sciences in Nursing, Occupational Therapy, Physical Therapy, Cardio-respiratory, and Health Management. Demolish Elliott Hall and a portion of Clement Hall

5	Total Project	Allocation			
	\$23,063,000.00	\$23,063,000.00	Building Construction		
	\$7,866,000.00	\$7,866,000.00	Site & Utilities		
	\$0.00	\$0.00	Built-in Equipment		
	\$30,929,000.00	\$30,929,000.00	Bid Target		
	\$3,092,900.00	\$3,092,900.00	Contingency	10.00%	10.00%
	\$34,021,900.00	\$34,021,900.00	M.A.C.C.		
	\$1,865,890.00	\$1,865,890.00	Fee	0.0000000	0.0000000 New
	\$2,055,000.00	\$2,055,000.00	Movable Equipment		
	\$225,000.00	\$225,000.00	Commissioning		
	\$75,000.00	\$75,000.00	Preconstruction services		
	\$557,210.00	\$557,210.00	Administration & Miscellaneous		
	\$38,800,000.00	\$38,800,000.00	Total Cost		

6 Funding

\$29,100,000.00	\$29,100,000.00	STATE Funds
\$5,000,000.00	\$5,000,000.00	FEDERAL Funds
\$4,700,000.00	\$4,700,000.00	TSSBA and plant funds
\$38,800,000.00	\$38,800,000.00	

7 Available Funding Sources

\$29,100,000.00	16/17	Current Funds - Capital Improvements
\$5,000,000.00		Title III, federal grant
\$3,950,000.00		TSSBA (student fees)
\$750,000.00		Plant Funds (non-aux)
\$0.00		
\$38,800,000.00		

8 SBC Action	Date	Action
	07/14/2016	Approval to fully plan a project and use CM/GC

9 Designer tbd

Feasibility Study by TSSBA

Prepared on: September 20, 2016

School: Tennessee State University

Project: Health Sciences Facility

Project #: 166-001-02-2016

Disclosed in Budget: FY 15/16

	<u>Original</u>
Revenue Source: Annual Student Fee Revenue	522,000
Total Revenue Src:	<u>\$ 522,000</u>
Assumptions: Project Cost	\$ 3,950,000.00
Interest Rate	2.25%
No. of Years	10
Cost of Issuance	2.00%
Interest on DSRF	2.50%
Administrative Costs	0.20%
Annual Debt Service Pmt.	\$ 513,194.63
Issue Size	
Project Cost	\$ 3,950,000.00
Cost of Issuance	\$ 79,000.00
Administrative Costs	\$ 7,900.00
Debt Serv. Reserve Fund	\$ 513,194.63
Size of Bond Issue	\$ 4,550,094.63
Annual Debt Service Pmt.	\$ 513,194.63
Less: Int. Earnings on DSRF	\$ 12,829.87
Net Debt Service Payment	\$ 500,364.77

Tennessee State School Bond Authority Feasibility Study

928 TTU Laboratory Science Building and Infrastructure

Individual Project Summary

Revenue Source:	Annual Student Fees	\$	1,005,000.00
	Total Revenue Source:	\$	1,005,000.00
Assumptions:	TSSBA Funding Requested	\$	6,000,000.00
	Interest Rate		2.75%
	Status		Taxable
	Term of Financing		10

Feasibility Test	
	Annual Short-Term Pmt
Pledged Revenue	\$1,005,000
New Max-Semi Annual DS	\$694,438
Feasible	Yes

*TSSBA staff conducts a feasibility test on a project-by-project basis to ensure that each individual project has sufficient revenue pledged to cover the projected maximum annual debt service charged to the project. On an annual basis, and prior to the issuance of long-term debt, an assessment is performed pursuant to Article 2.01 (b) which requires that the aggregate amount of the Fees and Charges collected by an Institution in the preceding Fiscal Year is not less than two times the amount required for the payment of the aggregate of the maximum amount of Annual Financing Charges.



Tennessee Board of Regents

1415 Murfreesboro Road – Suite 358 – Nashville, Tennessee 37217-2833
(615) 366 – 4400 FAX (615) 366 – 3992

July 15, 2016

Ms. Sandi Thompson, Director
Office of State and Local Finance
James K. Polk Building, 16th Floor
Nashville, TN 37243

RE: Tennessee Technological University (TTU)
Laboratory Science Building and Infrastructure
SBC Project No. 166/011-11-2013

Ms. Thompson:

We are requesting \$6,000,000 bond financing for 10 years for the Tennessee Technological University Laboratory Science Building and Infrastructure project. The total estimated project cost is \$90,114,000. The student fee was approved at the March 29, 2013 TBR Board meeting. We will be presenting this project at the August 11, 2016 SBC Meeting.

The project scope includes construction of a new facility for laboratory sciences, relocating the Chemistry program, and modifications to the utilities. The annual bond financing will be repaid with student debt service fees and pledges. The project application and ~~attached~~ pro forma are attached.

Your review and consideration of this request will be appreciated. Please advise if you have any questions.

Sincerely,

Dick J. Tracy
Executive Director
Office of Facilities Development

Enclosures

c: Russ Deaton w/encls.

**Tennessee State School Bond Authority
Project Application**

DEPARTMENT: Tennessee Board of Regents

INSTITUTION/LOCATION: Tennessee Technological University

PROJECT : Laboratory Science Building and Infrastructure

SBC PROJECT #: 166/11-11-2013

PROJECT BUDGET:

Funding Sources:	Student fees	114,000
	TSSBA (student fees)	\$6,000,000
	Gifts	\$1,000,000
	Plant funds (non-auxiliary)	\$11,750,000
	16/17 Current Funds	\$71,250,000
	Total	\$90,114,000

PROJECT REVENUES: (Describe sources and projected levels)

This is an academic building and will generate student fees as a part of Tennessee Tech's higher education mission.
Annual student fees of \$6,000,000 and gifts in the amount of \$4,000,000 will cover the debt service fees.

PROJECT LIFE:

Anticipated Useful Life of Project: _____

Desired Term for Financing (if less than useful life): 10 years

ESTIMATED ANNUAL FINANCING CHARGE: \$815,207.75

PROJECT APPROVAL DATES:

BOARD: September 2007

THEC: March 2008

SBC: July 11, 21013

Disclosed in the Governor's Budget: Yes No If yes, what year? FY16/17

7. Indicate whether any of the following activities will take place at the project. Indicate whether the activities are operated by a private entity or will indirectly benefit a private entity. Include all incidental private uses. For each direct or indirect private use of the project, indicate the total amount of space the private use occupies in relation to the entire project. (For example, if an area of vending machines operated by a private contractor occupies 50 square feet of a 5,000 square foot area financed, indicate the relationship in terms of the ratio of square footage used.)

Gross Square Footage of Building Approx. 150,000 (See Supporting Data Sheet if more than one building is involved.)

A. Vending Machines:

Square Footage 200

Operator Five Star Vending?

Are any vending areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? No

B. Wholesalers or retailers (e.g., Newsstand, Book Store, Pharmacy, etc.): N/A

Square Footage _____

Type _____

Operator _____

C. Pay Telephones: N/A

Square Footage _____

D. Laundry Services: N/A

Square Footage _____

Operator _____

Are any laundry service areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? _____

E. Cafeteria or other food services areas: N/A

Square Footage _____

Operator _____

F. Provision of health care services: N/A

Square Footage _____

Operator _____

G. Laboratory research performed on behalf of or for the benefit of a private entity or pursuant to a cooperative research agreement: N/A

Square Footage _____

Recipient _____

H. Office space utilized by or on behalf of private entities: N/A

Square Footage _____

Occupant _____

I. Provision of housing for persons or entities other than enrolled students: N/A
Square Footage _____

8. Attach copies of any management contracts or incentive payment contracts entered into, or to be entered into, in connection with the operation of the project. (Do not include contracts for services that are solely incidental to the primary governmental functions of the facility (for example, contracts for janitorial, office equipment repair or similar services). Indicate the portion of the project to which the contracts relate. Give the usable square feet involved compared to the total usable square feet of the facility being financed. If a contract has not been entered into but is anticipated, indicate that fact.

9. Will any debt proceeds be used to make or finance loans to any private entity? If so, indicate the amount of such loans, the length and payment terms of such loans: No

10. Indicate any expected payments (direct or indirect) to be made by non-governmental entities, separately and in the aggregate, to the State or any other governmental entity, with respect to the project.

N/A

11. Additional information not explained above. _____

Completed this _____ day of _____, _____.


David B. Gregory
Acting Chancellor


Dick Tracy, Executive Director
Office of Facilities Development


Dale Sims, Vice Chancellor for
Business & Finance

To be filled out by the Authority

BOND COUNSEL APPROVAL:	DATE	_____
	GOOD	_____
	5%	_____
	10%	_____

Feasibility Study by TSSBA

Prepared on:

School:

Project:

Project #:

Disclosed in Budget:

Revenue Source: Annual Fee Revenue	<u>Original</u>
	1,005,000
Total Revenue Src:	<u>\$ 1,005,000</u>
Assumptions: Project Cost	\$ 6,000,000.00
Interest Rate	6.00%
No. of Years	10
Cost of Issuance	2.00%
Interest on DSRF	2.25%
Administrative Costs	0.20%
Annual Debt Service Pmt.	\$815,207.75
Issue Size	
Project Cost	\$ 6,000,000.00
Cost of Issuance	\$ 120,000.00
Administrative Costs	\$ 12,000.00
Debt Serv. Reserve Fund	\$815,207.75
Size of Bond Issue	\$ 6,947,207.75
Annual Debt Service Pmt.	\$ 815,207.75
Less: Int. Earnings on DSRF	\$ 18,342.17
Net Debt Service Payment	\$ 796,865.57

Project Request

SBC1

1 Department: **Tennessee Board of Regents** Submitting
 Project Title: **Laboratory Science Building and Infrastructure**
 Institution: **TTU** 07/15/2016
 City/County: **Cookeville / Putnam** SBC No: **166/011-11-2013**

3	<input checked="" type="checkbox"/> Capital Outlay		New	Renovation
	<input type="checkbox"/> Capital Maintenance	Gross Sq. Ft.	150,000	0
	<input type="checkbox"/>	Net Sq. Ft.	87,250	0
	<input checked="" type="checkbox"/> Designer Required	Cost/Sq. Ft.	\$433.75	\$0.00

4 Project Description

Construct new facilities for laboratory sciences, relocating the Chemistry program. Project includes modifications to the utilities facilities to accommodate the new building.

5	<u>Total Project</u>	<u>Allocation</u>				
	\$61,568,000.00	\$61,568,000.00	Building Construction			
	\$6,708,000.00	\$6,708,000.00	Site & Utilities			
	\$3,494,400.00	\$3,494,400.00	Built-in Equipment			
	\$71,770,400.00	\$71,770,400.00	Bid Target			
	\$3,589,600.00	\$3,589,600.00	Contingency	5.00%	5.00%	
	\$75,360,000.00	\$75,360,000.00	M.A.C.C.			
	\$3,920,833.00	\$3,920,833.00	Fee	0.0000000	0.0000000	New
	\$6,588,471.00	\$6,588,471.00	Movable Equipment			
	\$114,000.00	\$114,000.00				
	\$600,000.00	\$600,000.00	Commissioning & Pre Con			
	\$3,530,696.00	\$3,530,696.00	Administration & Miscellaneous			
	\$90,114,000.00	\$90,114,000.00	Total Cost			

6 Funding

\$71,250,000.00	\$71,250,000.00	STATE Funds
\$0.00	\$0.00	FEDERAL Funds
\$18,864,000.00	\$18,864,000.00	plant funds (non aux), TSSBA, Gifts, student fees
\$90,114,000.00	\$90,114,000.00	

7 Available Funding Sources

\$11,750,000.00	Plant Funds (non auxiliary) and student fees
\$1,000,000.00	Gifts
\$114,000.00	Student fees
\$6,000,000.00	TSSBA (student fees)
\$71,250,000.00	16/17 Current Funds - Capital Improvements
\$90,114,000.00	

8 SBC Action	Date	Action
	07/11/2013	Approval to fully plan project DS2BSC
	01/25/2016	Designer selected

9 Designer Upland Design Group, Inc.

Tennessee State School Bond Authority Feasibility Study

UTK Campus Beautification (Phase 2) - Project Number A89

Individual Project Summary

Revenue Source:	Facilities Fee	\$	402,000
	Total Revenue Source:		\$402,000

Assumptions:	Project Cost	\$4,175,000
	Interest Rate	7.00%
	Tax Status	Tax-Exempt
	Term of Financing	20-Years
	Cost of Issuance	\$62,625

Feasibility Test		
	May Principal (No DSRP)	November Principal (no DSRP)
Pledged Revenues	\$402,000	\$402,000
New Max-Semi Annual DS	\$386,918	\$378,294
Feasible	Yes	Yes

Prepared on September 19, 2016 by Jacqueline Felland

Project Disclosed in Budget

*TSSBA staff conducts a feasibility test on a project-by-project basis to ensure that each individual project has sufficient revenue pledged to cover the projected maximum annual debt service charged to the project. On an annual basis, and prior to the issuance of long-term debt, an assessment is performed pursuant to Article 2.01 (b) which requires that the aggregate amount of the Fees and Charges collected by an Institution in the preceding Fiscal Year is not less than two times the amount required for the payment of the aggregate of the maximum amount of Annual Financing Charges.

PROJECT DESCRIPTION: Physical description, including land, buildings and equipment with approximate dollar value. (If a renovation or repair project, please provide information with respect to the renovated or improved portion as well as the entire structure).

This project will improve Volunteer Boulevard from West Cumberland Avenue to East Cumberland Avenue and will include landscaping the median and both sides of the roadway, adding a bike lane, widening the sidewalks, and improving infrastructure items such as information technology, lighting, and signaling.

Phase 2 will improve Volunteer Boulevard from Circle Park to Cumberland Ave. East (1,600 linear feet) (\$4,175,000)

Phase 1 and 2 will be combined within project 540/009-08-2015.

REAL ESTATE:

Owner of real property The University of Tennessee

 To be acquired To be leased or other arrangement

The purpose of the following questions are to determine the tax status of this project to be financed with the proceeds of Tennessee State School Bond Authority Bonds and/or Bond Anticipation Notes and the amount of private use associated with this project. Private use means the direct or indirect use of the project by any entity other than a state or local government entity, including use by the Federal Government (including its agencies and instrumentalities) or a Section 501(c)(3), (c)(4), or (c)(6) organization. When the project consists of an improvement that does not involve space that is being used directly by governmental or private users (for example, a re-roofing, air conditioning or energy efficiency improvement), all questions involving uses and users of the project should be answered by reference to all portions of the facility or facilities benefited by the improvement.

The questions below relate to the project referenced above. Attach additional sheets as required. Please make a copy of this document for your files.

1. Project Status: (If the project has already been completed, and the proceeds are being used to reimburse the department, please so indicate and include date of project completion.) Planning and design

2. Project completion estimated to be: 2018
3. Project Owner: University of Tennessee
4. Project Operator (see also item 8 below): University of Tennessee
5. Intended Use of the Project: Campus beautification initiatives

6. Intended Users of the Project (excluding use by the general public): Students, faculty, and staff

7. Indicate whether any of the following activities will take place at the project. Indicate whether the activities are operated by a private entity or will indirectly benefit a private entity. Include all incidental private uses. For each direct or indirect private use of the project, indicate the total amount of space the private use occupies in relation to the entire project. (For example, if an area of vending machines operated by a private contractor occupies 50 square feet of a 5,000 square foot area financed, indicate the relationship in terms of the ratio of square footage used.)

Gross Square Footage of Building N/A (See Supporting Data Sheet if more than one building is involved.)

A. Vending Machines:

Square Footage N/A

Operator _____

Are any vending areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? _____

B. Wholesalers or retailers (e.g., Newsstand, Book Store, Pharmacy, etc.):

Square Footage N/A

Type _____

Operator _____

C. Pay Telephones:

Square Footage N/A

D. Laundry Services:

Square Footage N/A

Operator _____

Are any laundry service areas separated by walls, night gates, etc. so that they are under the control of the service provider/operator? _____

E. Cafeteria or other food services areas:

Square Footage N/A

Operator _____

F. Provision of health care services:

Square Footage N/A

Operator _____

G. Laboratory research performed on behalf of or for the benefit of a private entity or pursuant to a cooperative research agreement:

Square Footage N/A

Recipient _____

H. Office space utilized by or on behalf of private entities:

Square Footage N/A

Occupant _____

I. Provision of housing for persons or entities other than enrolled students:

Square Footage N/A

8. Attach copies of any management contracts or incentive payment contracts entered into, or to be entered into, in connection with the operation of the project. (Do not include contracts for services that are solely incidental to the primary governmental functions of the facility (for example, contracts for janitorial, office equipment repair or similar services). Indicate the portion of the project to which the contracts relate. Give the usable square feet involved compared to the total usable square feet of the facility being financed. If a contract has not been entered into but is anticipated, indicate that fact.

N/A

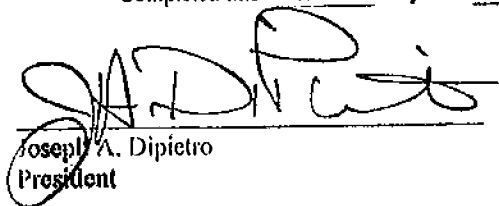
9. Will any debt proceeds be used to make or finance loans to any private entity? If so, indicate the amount of such loans, the length and payment terms of such loans: N/A

10. Indicate any expected payments (direct or indirect) to be made by non-governmental entities, separately and in the aggregate, to the State or any other governmental entity, with respect to the project.

N/A

11. Additional information not explained above. None

Completed this 13th day of September, 2016


Joseph A. Dipietro
President


Robbi Stivers, Executive Director
Office of Capital Projects


Ken Maples
Interim Treasurer & Chief Financial Officer

<i>To be filled out by the Authority</i>	
BOND COUNSEL APPROVAL:	DATE _____
	GOOD _____
	5% _____
	10% _____