

Facility Planning Task Force Parking Lot Responses by ISG

May 30, 2018

What is the Ag2School Credit?

Response: MN Statute 273.1387 was enacted to provide for a property tax credit on all agricultural land and buildings equal to 40% of the tax on the property attributable to school district bonded levies.

“The credit will apply to all bonded indebtedness except OPEB bonds. For NRHEG, this means that this credit will apply to the already outstanding alternative facilities and capital facilities bonds. It will be a 40% reduction in the debt service levy for Ag properties.”

Michael Hart, Vice President, Public Finance for Northland Securities

“If a farmer’s levy for a school building referendum was \$25 per acre, for example, the state would provide him or her with a credit of \$10 per acre (40 percent).”

Carolyn Orr, Council of State Governments Midwest Liaison

Midwestern Legislative Conference Agriculture & Natural Resources Committee

Does the 10 year plan that must be filed w/MN DOE have to meet min standards/requirements?

Response: The answer depends upon what is meant by min standards/requirements. If you spend money renovating restrooms, the renovated result needs to meet current standards/requirements. The plan itself is submitted on the prescribed form generated by MDE.

At the Elementary School, when looking at optimal capacity, what class sizes did you use?

Response: The calculations for optimal capacity were based upon the square footage of the existing teaching stations. In an elementary school, the teaching stations are regarded as the grade level classrooms. According to the Minnesota Department of Education’s average student-per-square foot calculation, currently the largest classroom would hold 26 students. Other rooms range to as low as 11 students. The sum of all the teaching stations’ average student-per-square foot is then multiplied by a factor of .9 to allow for comfortable enrollment fluctuations. This equals the optimal capacity for an existing structure according to the Minnesota Department of Education averages and the Association for Learning Environments standards.

What is indoor air quality, current state, both buildings?

Response: Within the EPA’s Building Air Quality Guide for Building Owners and Facility Managers, the definition of good indoor air quality includes:

- Introduction and distribution of adequate ventilation air

- Control of airborne contaminants
- Maintenance of acceptable temperature and relative humidity

ANSI/ASHRAE quantifies the introduction and distribution of adequate ventilation air within their standard 62.1 at 15 cfm of outside air per person within classrooms. In addition, ASHRAE recommends an operative temperature range of 68.5 – 75 degrees F in the winter, and 75 – 80 degrees F in the summer with relative humidity maintained at 65% or below.

Specific testing of ventilation rates was not conducted during the assessment process. However, given the ages of various building sections, the previous design criteria typically does not meet current ASHRAE standards. Furthermore, our review of mechanical systems revealed that most areas of both buildings do not have dehumidification capabilities at this time.

How is NRHEG's FCI compare to other districts in Southern MN of similar size?

Response: Based on other southern MN and Northern Iowa school districts we have reviewed, NRHEG's facilities scored close to the good side of the fair rating range. When compared to others we have completed, ratings are better at NRHEG. This rating does not reflect how the building is responding to programs and curriculum though. Educational adequacy should be kept in mind as well.

What is the tax impact focused on athletics?

Response: To be determined.