Arkansas Energy Office of the Arkansas Department of Environmental Quality (ADEQ) will continue to determine qualified providers.

Guaranteed energy savings contracts may be extended past 20 years if the contract contains an equipment warranty period or weighted useful life that extend past 20 years. Requires approval of ADEQ.
School districts to notify Arkansas Department of Transportation (ARDOT) of new school site selections

ARDOT *may* perform a traffic impact analysis to determine possible issues and resolutions

School District *may* incorporate ARDOT’s results and recommendations within the school district’s construction plan

Estimated 90-day turnaround after ARDOT receives school district plans.
School district **shall** enter all state mandated inspections, preventative maintenance, and corrective maintenance work orders within the Computer Maintenance Management System (**CMMS**) – SchoolDude

School district performance within the CMMS program **will** be a ranking factor for partnership projects beginning 2023
Act 1080 of 2019 – Wealth Index Division Rules – Partnership Program, continued
2019-2021 Current Wealth Index

2021-2023 Revised Wealth Index – Relative Medium Income
  • Easing Period – One-half of gain/loss of 2023-2025 Wealth Index calculation

2023-2025 Revised Wealth Index – Relative Medium Income
  Full Wealth Index calculation

Act 1080 of 2019 (1)(D)
  • A school district identified as a High Growth school district as defined in A.C.A. § 6-20-2511, shall receive lesser of the wealth index as calculated between the current method and the revised method.
Facilities planning should transition from the current school district-led plan to a systematic statewide plan focused on prioritizing and addressing aggregate statewide needs.

Division will develop two Statewide Facility Needs Lists for:
- Space/Growth needs, and
- Warm, Safe, and Dry needs.
Advisory Committee – Recommendation 3.1
Two Funding Categories - Proposed Partnership Project Rules

Category replacements from

- Three (3) project categories
  1. Warm, Safe, and Dry (System Replacement)
  2. Warm, Safe, and Dry (Space Replacement)
  3. Space / Growth

Category replacements to

- Two (2) categories
  1. Warm, Safe, and Dry
  2. Space / Growth

Project definitions should be refined to focus the Partnership Program
Advisory Committee – Recommendation 3.1
Two Equal Funding “Pots” - Proposed Partnership Project Rules

Partnership Program funds should be split into two "pots"

1. One "pot" for Space/Growth projects
2. Second "pot" for Warm, Safe, and Dry projects

Partnership Program funds should be distributed equally between two "pots"
Advisory Committee – Recommendation 3.2, 3.3, & 3.4
Focus Program and Reduce Costs - Proposed Partnership Project Rules

- Suitability must use phased approach
  - 5 year enrollment projections for academic core with 10 year enrollment projections for single purpose spaces (*student dining, media center, PE, and performing arts*)

- Additions of only spaces required by the Program of Requirements (POR), with funding for support spaces limited to new school percent - 10% for elementary and 15% for middle and high school

- No stand-alone additions of less than 10,000 square feet to ensure safety and security of additions

- Partial HVAC systems allowed
Advisory Committee – Recommendation 3.5
Two Lists / Three Ranking Factors - Proposed Partnership Project Rules

Two lists prioritized using three ranking factors

- **Two lists**
  1. Space/Growth projects
  2. Warm, Safe, and Dry projects

- **Ranking Factors**
  1. Statewide Facility Needs Lists
  2. Academic Facilities Wealth Index
  3. Facilities Maintenance Composite Assessment
Advisory Committee – Recommendation 8.1, 8.2, & 8.3
Facilities Maintenance Composite Assessment - Proposed Partnership Project Rules

- Division should establish a Facilities Maintenance Composite Assessment Program to evaluate Arkansas school facilities conditions, appearances, and determine/verify the implementation of an effective maintenance management program.

- Program should consist of multiple weighted components including, but not limited to the following:
  
  • Preventative maintenance plan (in CMMS)
  • Corrective action work order completion (in CMMS)
  • State mandated inspections compliance and maintenance personnel professional development
## Advisory Committee – Recommendation 8.1, 8.2, & 8.3
### Facilities Maintenance Composite Assessment - 60% Site Conditions

### Site Conditions Assessment

<table>
<thead>
<tr>
<th>Area</th>
<th>Performance Items</th>
<th>Performance Level</th>
<th>Deficiency Factors</th>
<th>Performance Deficiencies</th>
<th>Calculated Score</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Outstanding</td>
<td>Good</td>
<td>Satisfactory</td>
<td>Poor</td>
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<tr>
<td>Roadway/Parking</td>
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<td>☐</td>
<td>☐</td>
<td>☐</td>
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</tr>
<tr>
<td>Site Utilities</td>
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<td>☐</td>
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<tr>
<td>Playgrounds/Athletic Fields</td>
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<td>Site Drainage</td>
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<tr>
<td>Sidewalks</td>
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<tr>
<td>Grounds</td>
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<tr>
<td>Windows/Ceilings</td>
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<tr>
<td>Walls/Finishes</td>
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<td>Entry/Exterior Doors</td>
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<tr>
<td>Roof/Flashing/Gutters</td>
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<tr>
<td>Building Exterior</td>
<td></td>
<td></td>
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</tr>
<tr>
<td>Building Interior</td>
<td></td>
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<td>Housekeeping</td>
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<td>Building Equipment and Systems</td>
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<tr>
<td>Electrical Distribution</td>
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<tr>
<td>Lighting</td>
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<tr>
<td>Fire Protection Systems</td>
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<td>Equipment Rooms</td>
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<td>Heating/Cooling/Ventilation</td>
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<td>Air Filters</td>
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<tr>
<td>Kitchen Equipment/Refrigeration</td>
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<tr>
<td>Plumbing/Water Heaters</td>
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<td>☐</td>
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</tbody>
</table>

### Overall School Maintenance Rating

- **Outstanding**: 90.1% to 100%
- **Good**: 80.1% to 90%
- **Satisfactory**: 70.1% to 80%
- **Marginal**: 60.1 to 70%
- **Poor**: <= 60%

### Deficiency Factors

- **Minor Deficiency**: 1.5
- **Potential Threat and No Work Order**
- **Major Deficiency**: 3.5
- **Immediate Threat and No Work Order**

### Notes
- 6/20/19
Advisory Committee – Recommendation 8.1, 8.2, & 8.3
Facilities Maintenance Composite Assessment - 20% Maintenance Management

<table>
<thead>
<tr>
<th>Area</th>
<th>Performance Items</th>
<th>Performance Level</th>
<th>Deficiency Factors</th>
<th>Performance Deficiencies</th>
<th>Calculated Score</th>
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<td>8/2/2016 Maintenance Management</td>
<td>PM Plan</td>
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<td>FIMS and Equipment Data</td>
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<td></td>
<td>Staff Development</td>
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<td></td>
<td>Maintenance Safety</td>
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<td>Maint. Contractor Oversight</td>
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<td></td>
<td>Facilities Mater Plan (Renewal)</td>
<td>□ □ □ □ □</td>
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</table>
Provides professional development for:

- Maintenance
- Custodial
- Food services
- Transportation
Advisory Committee – Recommendation 8.1, 8.2, & 8.3
Facilities Maintenance Composite Assessment - 20% State Mandated Inspections

<table>
<thead>
<tr>
<th>RESPONSIBLE PARTY</th>
<th>SYSTEM</th>
<th>FREQUENCY</th>
<th>CODE SECTION OR REGULATION</th>
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<tr>
<td>SCHOOL DISTRICT</td>
<td>Fire Extinguishers</td>
<td>Monthly</td>
<td>ARPC, Vol. 1, Section 906.2 &amp; NFPA 10</td>
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<td>Asbestos Program</td>
<td>6 Month</td>
<td>US EPA AHERA Plan</td>
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<td>Asbestos Program</td>
<td>3 Year</td>
<td>US EPA AHERA Plan</td>
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<td>FIRE MARSHAL</td>
<td>Fire Safety</td>
<td>6 Month</td>
<td>A.C.A. 6.21-106</td>
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<td>Fire Alarm</td>
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<td>ARPC, Vol. 1, Table 001.6.1, NFPA 72</td>
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<td>Fire Sprinkler</td>
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<td>ARPC, Vol. 1, Table 001.6.1, NFPA 25</td>
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<td>Kitchen Suppression – Wet Chemical</td>
<td>6 Month</td>
<td>ARPC, Vol. 1, Section 904.5-904.5 f. 1 &amp; NFPA 17A</td>
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<td>Kitchen Suppression – Dry Chemical</td>
<td>6 Month</td>
<td>ARPC, Vol. 1, Section 904.6-904.6 f. 1 &amp; NFPA 17</td>
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<td>HEALTH DEPARTMENT</td>
<td>Natural Gas</td>
<td>Annual</td>
<td>A.C.A. 17.88-2010/09A</td>
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<td>Food Service</td>
<td>6 Monthes</td>
<td>Food Establishment Regulations, Section 8-2010 page 137</td>
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<td>Backflow Prevention</td>
<td>Annual</td>
<td>Arkansas Plumbing Code (2009) 313.9</td>
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<td>LABOR DEPARTMENT</td>
<td>Hot Water Boilers</td>
<td>HP - Annual</td>
<td>A.C.A. § 20-23-203</td>
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<td>LP Internal -</td>
<td>3 Year</td>
<td>A.C.A. § 20-23-203</td>
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<td></td>
<td>Unfired Pressure Vessel</td>
<td>2 Year</td>
<td>A.C.A. § 20-24-1125p(x)(3)(A)(i)</td>
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<td>ARKANSAS DEPARTMENT OF ENVIRONMENT</td>
<td>Sewage Treatment</td>
<td>Daily</td>
<td>ADEQ policy – NDEPES 40-1-0-122.46</td>
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<td>Fuel &amp; Oil Tanks</td>
<td>3 Year</td>
<td>ARPC/BC Regulation Title 40-D, 280.43 &amp; 280.44</td>
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</tbody>
</table>
Total Performance Deficiencies = -290.63
Total Possible Score = 1,000 (*Perfect with no deficiencies*)
Total Score (1,000 – 290.63) = 709.37
Overall Rating = (709.37 / 1,000) = 70.937% Satisfactory
Advisory Committee – Recommendation 6.2
Maximum Funding Cost Factor Raised - Proposed Partnership Project Rules

- Division should publish actual cost factors based on the annual updates required by A.C.A. § 6-20-2509
- Partnership Program maximum cost factors for each of the 12 regions should be lesser of the actual cost factors or $200 per square foot
- (Current cost factor is $175 per square foot)
Arkansas School Safety Commission - Enhanced Security Funding
Proposed Partnership Project Rules

- Safety system projects must be a comprehensive campus security upgrade which shall include any renovation projects that are designed to sustain active shooter protocols, efficiently implement lock down procedures, and enable an overall immediate and legal response to crises as well as foster an environment for progressive education and training for proper operation of systems.

- Eligible security upgrades shall include, but are not limited to, a combination of at least three original installations of the following; secure entrance vestibule, ballistic rated glass/films, CCTV, Electronic Access controls on doors, intruder locksets, and may include reinforced hallways adjunct to student occupied areas, fully enclosed walkways between buildings, permanently installed screening technology, visitor management systems, hallway security/fire doors, vehicle barriers, etc.

- To be eligible for funding districts shall provide, with the application, a detailed narrative describing all safety and security procedures and systems currently at the campus, new systems being requested for funding, and how the proposed project will enhance the safety and security of students and staff. Any security upgrade must receive approval from relevant state agencies including the Fire Marshal, ABA, Health Department, and the Division.
Summary of Proposed Partnership Program Process

1. State Establishes Stable Funding Level for Public School Facilities
2. State Establishes Statewide Needs Lists
3. Space/Growth District Level Facilities Needs List Factors:
   - 10 yrs % enrollment growth
   - 5 yr % projected enrollment growth
   - 5 yr # students projected growth
   - Estimate of GSF per student vs actual GSF per student (Suitability)
4. Warm, Safe, and Dry Systems Campus Level Facilities Needs List Factors:
   - Campus value
   - District value
   - Facility Condition Index (FCI)
5. Districts submit local educational facilities master plans
6. Districts apply for state academic facilities partnership funding
7. State ranks eligible projects for funding using:
   - Ranking in statewide priority needs list
   - Wealth Index
   - Maintenance composite inspection results
8. State Facilities Funds are Divided by Two
9. Wealth Index sets the school districts’ state share of funding for eligible projects
10. Available funds are allocated to projects in priority order
Questions
Arkansas School Plant Management Association
Future Rules Proposed

Division of Public School Academic Facilities and Transportation

October 9, 2019