

Political Subdivision: Beech Grove City Schools
County: Marion County
Date of Submission: April 8, 2020
Date of Referendum: June 2, 2020

Pursuant to Indiana Code Section 6-1.1-20-3.6(l), the following information is being provided:

1. The cost per square foot of any buildings being constructed as part of the controlled project.

<u>Building Being Constructed/Renovated</u>	<u>Cost per Square Foot*</u>
Hornet Park Early Childhood Learning Center	\$133.36
Beech Grove Middle School	\$4.06
Beech Grove High School	\$1.93

*Preliminary, subject to change.

2. The effect that approval of the controlled project would have on the political subdivision's property tax rate.

The effect that the approval of this project would have on the exempt debt service tax rate is estimated at a maximum of \$0.2500. The first debt service levy for the bonds is anticipated in 2022.

3. The maximum term of the bonds or lease.

The maximum term of any series of bonds is 20 years and the maximum term of the lease is 22 years.

4. The maximum principal amount of the bonds or the maximum lease rental for the lease.

The maximum principal amount of the bonds is \$17,500,000 and the maximum annual lease rental is \$1,267,000.

5. The estimated interest rate that will be paid and the total interest costs associated with the bonds or lease.

The estimated interest rates range from 1.56%-2.62%, with an estimated total interest cost of \$4,761,950 over the life of the bond issue. Actual interest rates will be determined at the time of the sale, and the School Corporation will be held to the maximum constraints as permitted by the resolutions.

6. The purpose of the bonds or lease.

The Bonds are being issued to finance the 2020 Early Childhood, Safety, Security and Efficiency Project, which includes the renovation of and improvements to community facilities, including Beech Grove High School, Beech Grove Middle School, South Grove Intermediate School, Central Elementary School, and Hornet Park Elementary, including site improvements, and the construction of the Hornet Park Early Childhood Learning Center located at Hornet Park Elementary.

7. In the case of a controlled project proposed by a school corporation:

(a) The current and proposed square footage of the school building space per student;

<u>School</u>	<u>Existing Square Footage</u>	<u>Existing Square Feet / Student</u>	<u>Proposed Square Footage*</u>	<u>Proposed Square Feet / Student*</u>
Hornet Park Early Childhood Learning Center (1)	0	0	84,498	156**
Hornet Park Elementary School (1)	54,590	123	0	0
Central Elementary School (2)	55,064	129	55,064	129
South Grove Intermediate School (3)	81,817	122	81,817	122
Beech Grove Middle School (4)	123,251	252	123,251	252
Beech Grove High School (5)	230,281	254	232,781	256

- 1.) Hornet Park Elementary School is being renovated/expanded to become Hornet Park Early Childhood Learning Center. Hornet Park Elementary School currently serves Pre-K – 1st grade. Hornet Park Early Childhood Learning Center will serve the same grade levels.
- 2.) Central Elementary School serves grades 2-3.
- 3.) South Grove Intermediate School serves grades 4-6.
- 4.) Beech Grove Middle School serves grades 7-8.
- 5.) Beech Grove High School serves grades 9-12.

* Preliminary, subject to change.

** Based on the maximum capacity of 540 students per Performance Services.

(b) Enrollment patterns within the school corporation; and

<u>Grade</u>	<u>School Year</u>				
	<u>2015/ 2016</u>	<u>2016/ 2017</u>	<u>2017/ 2018</u>	<u>2018/ 2019</u>	<u>2019/ 2020</u>
Pre-K	21	0	17	28	25
K	224	251	230	210	227
1	241	236	239	220	191
2	243	228	240	217	210
3	243	253	241	219	216
4	248	228	235	225	214
5	213	263	237	227	232
6	216	217	266	238	225
7	246	236	229	270	236
8	237	246	230	225	254
9	255	250	260	259	223
10	249	244	235	242	248
11	215	246	256	209	217
12	171	209	231	225	220
Grade 12+/Adult	<u>0</u>	<u>0</u>	<u>1</u>	<u>2</u>	<u>1</u>
Totals	<u>3,022</u>	<u>3,107</u>	<u>3,147</u>	<u>3,016</u>	<u>2,939</u>

Source: Indiana Department of Education.

(c) The age and condition of the current school facilities.

<u>School</u>	<u>Year Constructed and Renovated</u>	<u>Conditions</u>
Hornet Park Elementary School	1997, 2002, 2015	Good
Central Elementary School	1911, 1963, 1977	Fair
South Grove Intermediate School	1964, 1966, 1970, 1986, 1998, 2001, 2015	Fair
Beech Grove Middle School	1955, 1977, 1987, 1994, 1995, 2015	Fair
Beech Grove High School	1964, 1976, 1986, 1994, 1995, 2011, 2015	Good

BEECH GROVE CITY SCHOOLS

**SCHEDULE OF PROPOSED AMORTIZATION OF \$17,500,000 PRINCIPAL AMOUNT OF
UNLIMITED AD VALOREM PROPERTY TAX FIRST MORTGAGE BONDS, SERIES 2020**

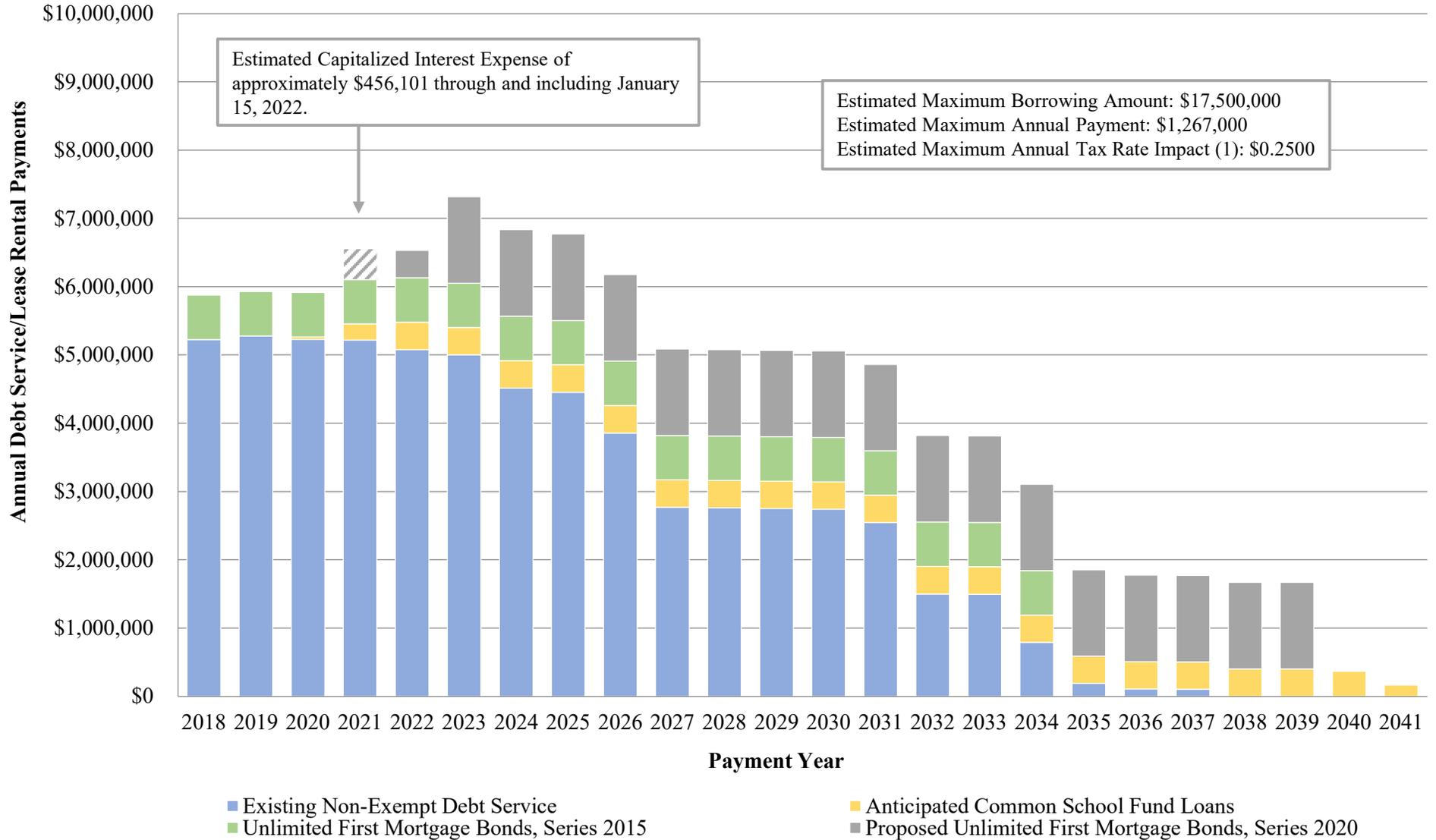
Assumes Bonds Dated November 18, 2020

Payment Date	Principal		Assumed Interest Rates (%) (1)	Estimated Interest	Total Debt Service	Capitalized Interest	Net Debt Service	Budget Year Total	Annual Lease Rental (2)
	Outstanding	Principal							
	----(In \$1,000's)----								
07/15/21	\$17,500			\$259,222.70	\$259,222.70	(\$259,222.70)	\$0.00		
01/15/22	17,500			196,878.00	196,878.00	(196,878.00)	0.00	\$0.00	\$0
07/15/22	17,500			196,878.00	196,878.00		196,878.00		
01/15/23	17,500			196,878.00	196,878.00		196,878.00	393,756.00	399,000
07/15/23	17,500	\$435	1.560%	196,878.00	631,878.00		631,878.00		
01/15/24	17,065	435	1.630%	193,485.00	628,485.00		628,485.00	1,260,363.00	1,266,000
07/15/24	16,630	440	1.640%	189,939.75	629,939.75		629,939.75		
01/15/25	16,190	445	1.720%	186,331.75	631,331.75		631,331.75	1,261,271.50	1,267,000
07/15/25	15,745	450	1.730%	182,504.75	632,504.75		632,504.75		
01/15/26	15,295	450	1.840%	178,612.25	628,612.25		628,612.25	1,261,117.00	1,267,000
07/15/26	14,845	455	1.870%	174,472.25	629,472.25		629,472.25		
01/15/27	14,390	460	1.960%	170,218.00	630,218.00		630,218.00	1,259,690.25	1,265,000
07/15/27	13,930	465	1.990%	165,710.00	630,710.00		630,710.00		
01/15/28	13,465	470	2.060%	161,083.25	631,083.25		631,083.25	1,261,793.25	1,267,000
07/15/28	12,995	475	2.060%	156,242.25	631,242.25		631,242.25		
01/15/29	12,520	475	2.140%	151,349.75	626,349.75		626,349.75	1,257,592.00	1,263,000
07/15/29	12,045	480	2.140%	146,267.25	626,267.25		626,267.25		
01/15/30	11,565	490	2.200%	141,131.25	631,131.25		631,131.25	1,257,398.50	1,263,000
07/15/30	11,075	490	2.200%	135,741.25	625,741.25		625,741.25		
01/15/31	10,585	500	2.290%	130,351.25	630,351.25		630,351.25	1,256,092.50	1,262,000
07/15/31	10,085	505	2.290%	124,626.25	629,626.25		629,626.25		
01/15/32	9,580	510	2.290%	118,844.00	628,844.00		628,844.00	1,258,470.25	1,264,000
07/15/32	9,070	515	2.290%	113,004.50	628,004.50		628,004.50		
01/15/33	8,555	525	2.410%	107,107.75	632,107.75		632,107.75	1,260,112.25	1,266,000
07/15/33	8,030	530	2.410%	100,781.50	630,781.50		630,781.50		
01/15/34	7,500	535	2.410%	94,395.00	629,395.00		629,395.00	1,260,176.50	1,266,000
07/15/34	6,965	540	2.410%	87,948.25	627,948.25		627,948.25		
01/15/35	6,425	550	2.410%	81,441.25	631,441.25		631,441.25	1,259,389.50	1,265,000
07/15/35	5,875	555	2.410%	74,813.75	629,813.75		629,813.75		
01/15/36	5,320	560	2.530%	68,126.00	628,126.00		628,126.00	1,257,939.75	1,263,000
07/15/36	4,760	570	2.530%	61,042.00	631,042.00		631,042.00		
01/15/37	4,190	575	2.530%	53,831.50	628,831.50		628,831.50	1,259,873.50	1,265,000
07/15/37	3,615	585	2.530%	46,557.75	631,557.75		631,557.75		
01/15/38	3,030	590	2.530%	39,157.50	629,157.50		629,157.50	1,260,715.25	1,266,000
07/15/38	2,440	600	2.530%	31,694.00	631,694.00		631,694.00		
01/15/39	1,840	605	2.620%	24,104.00	629,104.00		629,104.00	1,260,798.00	1,266,000
07/15/39	1,235	615	2.620%	16,178.50	631,178.50		631,178.50		
01/15/40	620	620	2.620%	8,122.00	628,122.00		628,122.00	1,259,300.50	1,265,000
Totals		<u>\$17,500</u>		<u>\$4,761,950.20</u>	<u>\$22,261,950.20</u>	<u>(\$456,100.70)</u>	<u>\$21,805,849.50</u>	<u>\$21,805,849.50</u>	<u>\$21,905,000</u>

(1) Based upon interest rates provided by KeyBanc Capital Markets, Inc. as of October 29, 2019. The actual interest rates will depend on the underlying credit securing the bonds and the market conditions at the time of the bond sale. The actual interest rates may vary materially from the rates assumed in this analysis.

(2) Debt service rounded up to the next \$1,000, plus \$5,000.

BEECH GROVE CITY SCHOOLS
EXISTING AND PROPOSED ANNUAL DEBT SERVICE / LEASE RENTAL PAYMENTS
(Unaudited)



(1) Based on the 2020 certified referendum net assessed value of \$486,602,939 (certified net assessed value of \$461,349,037, plus TIF assessed value of \$25,253,902). Assumes financial institutions/license excise factor of 4.0329%. Per \$100 of assessed value.

BEECH GROVE CITY SCHOOLS

SUMMARY OF ESTIMATED TAXPAYER IMPACT - MONTHLY & ANNUALLY

Construction and Operating Referenda

	Construction Referendum
Estimated Annual Maximum Tax Rate (1) (2)	\$0.2500
	Operating Referendum
Estimated Annual Net Maximum Tax Rate (1) (5)	\$0.2000
Estimated Annual Maximum Combined Tax Rate (1)	\$0.4500

Market Value of Home	Net Assessed Value (3)	Estimated Monthly Taxpayer Impact			Estimated Annual Taxpayer Impact		
		Construction	Operating	Total	Construction	Operating	Total
\$50,000	\$10,000	\$2.08	\$1.67	\$3.75	\$25.00	\$20.00	\$45.00
75,000	16,500	3.44	2.75	6.19	41.25	33.00	74.25
95,700 (4)	29,955	6.24	4.99	11.23	74.89	59.91	134.80
100,000	32,750	6.82	5.46	12.28	81.88	65.50	147.38
150,000	65,250	13.59	10.88	24.47	163.13	130.50	293.63
200,000	97,750	20.36	16.29	36.65	244.38	195.50	439.88
250,000	130,250	27.14	21.71	48.85	325.63	260.50	586.13
\$100,000 Commercial/Rental Property		\$20.83	\$16.67	\$37.50	\$250.00	\$200.00	\$450.00

(1) Based on the 2020 certified referendum net assessed value of \$486,602,939 (certified net assessed value of \$461,349,037, plus TIF assessed value of \$25,253,902). Per \$100 of assessed value.

(2) Assumes financial institutions/license excise factor of 4.0329%.

(3) Includes the standard deduction, the supplemental homestead deduction and the mortgage deduction.

(4) Median home value within the School Corporation, per the U.S. Census Bureau's 2013-2017 American Community Survey.

(5) The proposed \$0.2000 Operating Referendum tax rate impact will be in addition to the already existing \$0.3500 Operating Referendum approved in May 2015. The proposed combined Operating Referendum tax rate will be \$0.5500.