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Main Entry



Cafeteria

# **BOND VOTE**

## **FUTURE CENTERVILLE HIGH SCHOOL**

### **QUESTIONS & ANSWERS**

All students will learn well, become lifelong learners,  
and contribute positively to society.

# Welcome,

The Centerville School Board and staff have identified the need to improve the educational facilities for students at the district's high school. Board members and staff evaluated making these improvements to the existing high school or constructing new high school facilities. The board and staff believe that

building new facilities is the best use of funds to meet the needs of our students. The school board realizes it is essential that the district's patrons have as much information as possible so their vote can be made in a well-informed and confident manner. The questions and answers below provide information about this decision.



Classroom



Cafeteria



Technology

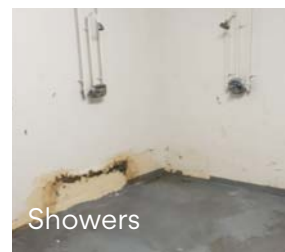
## EXISTING HIGH SCHOOL



Restroom



Gym Floor



Showers

**Q** When was the existing high school constructed?

**A** The original high school building was constructed in 1917. This building contains the general classrooms, cafeteria, kitchen, gym, locker rooms, weight room, and offices. Additions to the high school were built in 1938, 1998, and 2004 and contain the auditorium and classrooms for music, band, science, vocational technology, and special education.

**Q** How did the school board identify improvements needed to the existing high school?

**A** In 2014, the school board hired Estes Construction to evaluate the condition of all of the district's facilities. This evaluation identified a list of urgent repairs and future improvements needed to the high school. The school district's architect, FRK, updated the list of needed improvements to the high school in 2019.

**Q** Has the district made any of the repairs and improvements to the high school?

**A** Yes, the urgent repairs that were identified in 2014 to the roof, masonry, foundation, and doors were completed in 2016. A major renovation to the auditorium was completed in 2017. The district is currently upgrading the HVAC system and repairing the roof in the music and technology classrooms.

**Q** What improvements still need to be made to the existing high school?

**A** Most of the improvements still needed are in the original 1917 high school building. These include upgrading the HVAC, electrical, plumbing, lighting, and fire alarm systems; replacing windows; expanding the cafeteria space; adding a fire sprinkler system; modernizing classrooms, restrooms, locker rooms, and the gym; and resolving basement moisture issues.

**Q** How much will these improvements to the existing high school cost?

**A** The current estimated cost of the needed improvements to the existing high school is at least \$16 million.



# NEW HIGH SCHOOL ADDITION

**Q** What will be constructed as part of the new high school addition?

**A** New construction at the high school will include 12 general classrooms, cafeteria/commons area, kitchen, non-competition gym, locker rooms, weight room, media center, and offices. This new construction will replace the original 1917 high school building.

**Q** How will this new construction improve the educational space for students?

**A** The new facilities will be designed and constructed to enhance learning, health, and safety. The classrooms will support state-of-the-art technology and allow the flexible arrangement of furniture and equipment to promote both individual and group study. The cafeteria/commons area will be adequately sized for all students and the kitchen will offer opportunities to serve a wider variety of more nutritious food. The gym, locker rooms, and weight room will provide a modern facility to meet the physical education needs of students. New HVAC, lighting, and security systems will create a comfortable, healthy, and safe environment for students and staff.

**Q** What will happen to the auditorium and the music, band, science, and technology classrooms?

**A** The auditorium and the music, science, and technology classrooms will remain as part of the new high school.

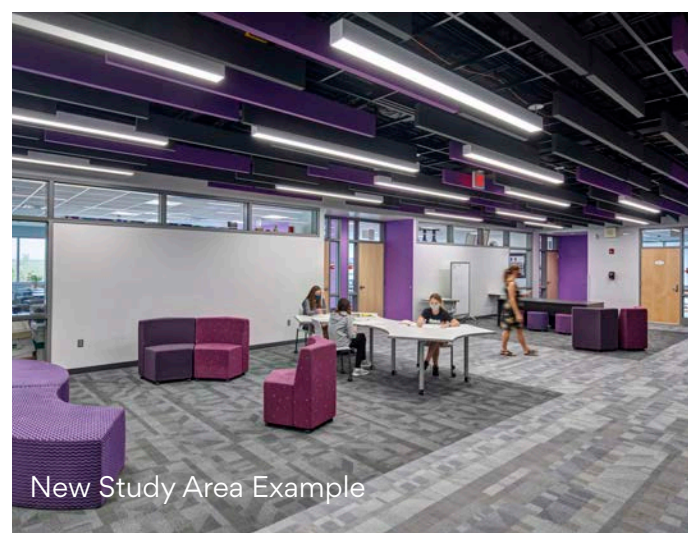
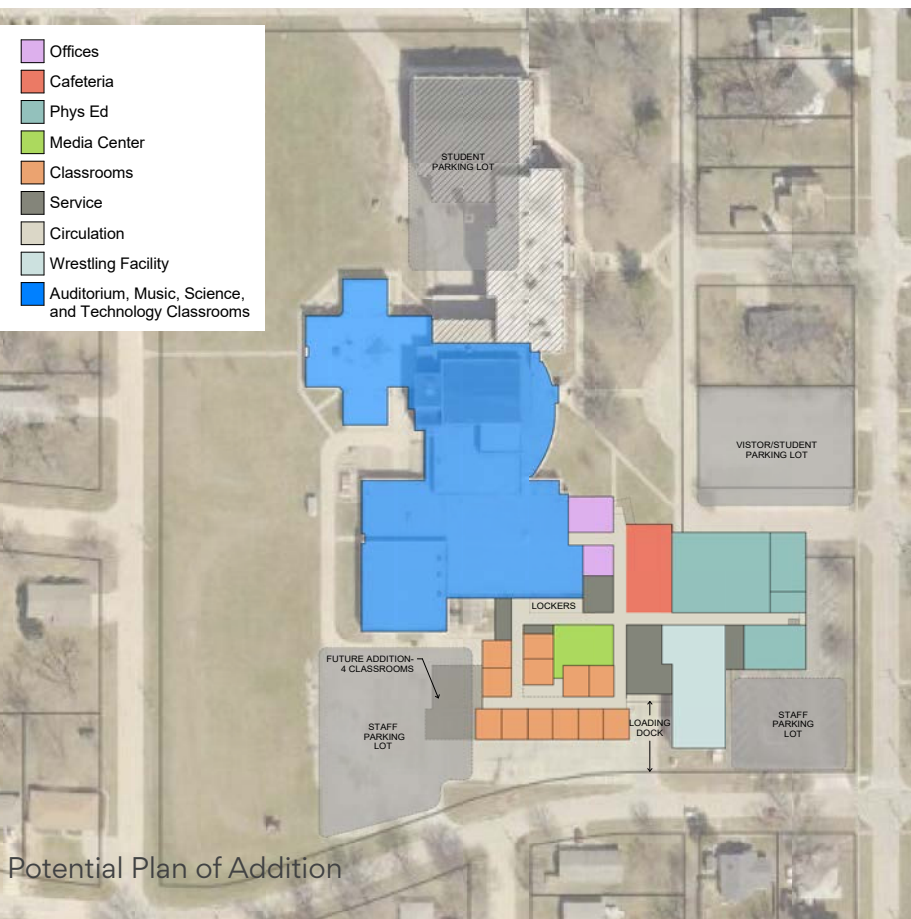
**Q** Will the new construction have room for an increase in the number of students?

**A** Yes, the new facilities will be able to accommodate any likely increase in the number of high school students. Also, the design for the new high school includes the possible construction of four additional general classrooms if needed.

**Q** How much will construction of the new high school addition cost?

**A** The current estimated cost of constructing the new high school addition is \$15 million. This is \$1 million less than the estimated cost of making needed improvements to the existing high school.

Also, the estimated annual utility costs for the new high school would be \$25,000 or 18% lower than the estimated costs for the existing high school.



# FUNDING

**Q** What funds will the district use to construct the new high school addition?

**A** *The district will use two sources of funds to build the new high school addition. Approximately \$3 million will come from the 1% statewide sales tax revenue that the district already receives for facilities and equipment. In addition, the district proposes to issue a 20-year general obligation (GO) bond to obtain the remaining \$12 million needed to construct the new high school addition.*

**Q** Will the GO bond increase the school district's property tax rate?

**A** *The district's average property tax rate for the last 10 years has been \$18.73. The school board projects that repayment of the GO bond will **not** increase the district's property tax rate above \$18.73 for at least the next 10 years. Any increase in property tax revenue that the district receives during this time will result from growth in property valuation. It is very difficult to project changes in property tax rate beyond the initial 10 years of repaying the GO bond due to the many unknowns that might affect the district's finances so far in the future.*

**Q** How can the district issue a \$12 million GO bond without raising the property tax rate?

**A** *The school board and staff have taken actions to put the district in a strong financial position. This will allow the district to lower certain levies in order to keep the property tax rate at or below its current level for at least the next 10 years. In addition, anticipated growth in property valuation will help lessen the need to increase the district's property tax rate.*

**Q** Will the district have to hold an election to issue a GO bond?

**A** *Yes, the district plans to hold an election on Tuesday, March 2, 2021 for approval to issue the GO bond to construct the new high school addition. Early voting will be available during the month of February 2021 in the Auditor's Office at the Appanoose County Courthouse. The district will be able to issue the GO bond if 60% of the voters indicate their approval by voting yes.*

**Q** Can the district wait to make a decision on building a new high school addition?

**A** *Yes, but the cost of building a new high school addition, or even making needed improvements to the existing high school, will likely increase. For example, the current estimated cost of \$15 million for the new high school addition could increase by 3% or more than \$450,000 each year that the district waits to make a decision.*

**Thank you,**

**Please contact any school board member, Superintendent Tom Rubel (641-856-0601), or High School Principal Matt Johnson (641-856-0813) for more information.**

## BOND VOTE ELECTION INFORMATION

March 2, 2021

Polls Open 7:00 AM to 8:00 PM

Early Voting Starts February 1, 2021

by Absentee Ballot and in the  
Auditor's Office, Appanoose  
County Courthouse