



FLOYD COUNTY BOARD OF EDUCATION
Anna Whitaker Shepherd, Superintendent
442 KY RT 550
Eastern, KY 41622
Telephone (606) 886-2354 Fax (606) 886-4550
www.floyd.kyschools.us

Linda C. Gearheart, Board Chair - District 1
William Newsome, Jr., Vice-Chair - District 3
Dr. Chandra Varia, Member- District 2
Keith Smallwood, Member - District 4
Steve Slone, Member - District 5

Consent Agenda Item (Action Item): Consider/Approve the BG-5 for the acquisition of Parcel #9 Stanville Property located at Betsy Layne High School.

Applicable State or Regulations: 702 KAR 4:050

Fiscal/Budgetary Impact: General Fund: \$30,000

History/Background:

November 23, 2020

Board approved BG-1 (Order# 19718).

Deed recorded November 25, 2020 (Deed Book 659 Page 728-731)

Recommended Action: To approve BG-5 as presented, pending KDE approval.

Contact Person(s): Linda Hackworth, (606) 874-9569

N/A

Principal

Linda Hackworth

Director

Anna Whitaker Shepherd

Superintendent

Date: March 15, 2022

FACPAC BG5 Project Closeout Form (Ref# 1667)

Form Status: Saved

Tier 4 Project: Property Acquisition Campus Expansion Betsy Layne HS
 BG Number: 21-147 District: Floyd County (175)
 Status: Active Phase: Project Initiation (View Checklist)

Project Completions and Inventory Update

Projected Total Gross Square Footage
 Date of Project Substantial Completion 11/25/2020
 Date of Inventory Update

Reconciliation of Final Project Cost

	Current BG-1 Costs	Final Project Costs	Difference
Total Construction Cost	\$0.00		\$0.00
Construction Contingency	\$0.00	\$0.00	\$0.00
Architect / Engineer Fee	\$0.00		\$0.00
Construction Manager Fee	\$0.00		\$0.00
Fiscal Agent Fee	\$0.00		\$0.00
Bond Discount	\$0.00		\$0.00
Equipment / Furnishings	\$0.00		\$0.00
Equipment / Computers	\$0.00		\$0.00
Technology Network System (KETS)	\$0.00		\$0.00
Site Acquisition	\$30,000.00	\$30,000.00	\$0.00
Site Survey	\$0.00		\$0.00
Geotechnical Investigations	\$0.00		\$0.00
Special Inspections	\$0.00		\$0.00
Commissioning	\$0.00		\$0.00
Advertising	\$0.00		\$0.00
Printing	\$0.00		\$0.00

Other Costs

No Data	\$0.00		\$0.00
No Data	\$0.00		\$0.00
No Data	\$0.00		\$0.00
Total Cost	\$30,000.00	\$30,000.00	\$0.00

Reconciliation of Final Project Funds

	Current BG-1 Funds Available	Final Fund Source Utilized	Difference
Bond Sale - SFCC	\$0.00		\$0.00
Bond Requirement - SFCC	\$0.00		\$0.00
Local FSPK Bond Sale	\$0.00		\$0.00
Local General Fund Bond Sale	\$0.00		\$0.00
Cash - SFCC Requirement	\$0.00		\$0.00
Cash - Building Fund	\$0.00		\$0.00
Cash - Capital Outlay	\$0.00		\$0.00
Cash - Investment Earnings	\$0.00		\$0.00
Cash - General Fund	\$30,000.00	\$30,000.00	\$0.00
City - County - KYTC Reimbursement	\$0.00		\$0.00
Funds Available KETS	\$0.00		\$0.00
Federal Funds	\$0.00		\$0.00
Funds Available - External Partner	\$0.00		\$0.00
Agreement			
Residual Funds	\$0.00		\$0.00

Residual Funds

Fund Source

Other Funds

No Data	\$0.00		\$0.00
No Data	\$0.00		\$0.00
No Data	\$0.00		\$0.00
Total Funds	\$30,000.00	\$30,000.00	\$0.00
Remaining Residual Value	\$0.00		

BGS Signature Page (Online Form Ref# 1667)

The expense totals reflected on this form were incurred as a result of the construction for the above reference project. An accounting of the expenses was presented to the board for review and approval prior to payment.

The Local Board of Education accepts this project as being complete subject to the review of KDE

Local Board of Education Designee

Date

Local board order must be on file with district. Submit one complete copy to KDE for each completed project.

**Floyd County Board of Education
Regular Meeting Addendum
November 23, 2020 6:30 PM
Virtual Meeting**



1. Chair's Welcome/Call to Order
 - A. Roll Call/Welcome
 - B. Review Focus Areas- Safety and Health of Students and Staff; Transition Ready; Remain Fiscally Solvent; ACT 19.5; Student Growth; Student Participation
 - C. Reminder for a Request to Speak
 - D. Pledge of Allegiance
 - E. Moment of Individual Silent Reflection: "Why are we here?"
 - F. The Adoption of Agenda
2. Spotlight on Student/Staff/Community Achievements, Report on Student Work By Betsy Layne Elementary School Principal and SBDM Council
3. Community Comments to the Board of Education
 - A. Students
 - B. Parents, PTA/PTO
 - C. SBDM Councils
 - D. Classified Employees
 - E. Certified Employees/FCEA
 - F. Principals' Association
 - G. Members of the Board of Education
 - H. Public Comment
4. Action or Special Reports - Student Learning
 - A. Receive Attendance & Plans/Enrollment and Health Aide Service Report
 - B. Receive "Athletic" Academic/Attendance Report
5. Action or Special Reports - Student Support
 - A. Receive Report of Superintendent
 - B. Receive Utility Report for Betsy Layne Elementary School
 - C. *Consider/Approve BG-1 and acquisition of Parcel #9 Stanville Properties for the use of parking for the athletic field at Betsy Layne High School

Superintendent
6. Action by Consent
 - A. Consider Approval of Minutes
 - B. Consider Payment of Bills and Claims
 - C. *Superintendent's Report on Personnel
 1. Actions Taken
 2. Consider Requests for Leaves of Absences
 - D. Consider/Approve lease agreement with American Business Systems for a HP Color Laser Jet Copier

E. Consider/Approve purchase of new school bus. 50% of base cost to be refunded under Kentucky Energy and Environment Cabinet, Volkswagen Mitigation Trust Fund

F. Consider/Approve creating a Maintenance Technician -Level B Position for the School Nutrition Department

G. Consider/Approve accepting the FY-2021 KETS Offers of Assistance in the amount of \$37,532

H. Consider/Approve lease agreement with Xerox for 4 Xerox B145H2 copiers for Betsy Layne High School

I. Consider/Approve creating a Physical Therapy Assistant position

J. Consider/Approve creating an Occupational Therapist position

K. *Consider/Approve the revision to the Memorandum of Understanding with Jobs for Kentucky's Graduates, INC (DBA JAG Kentucky and the Floyd County Schools)

L. *Consider/Approve Memorandum of Agreement with Office of Floyd County Sheriff for SROs as well as added security during the school day and for after school events, Board Meetings, and monitoring speed enforcement in school zones

M. *Consider/Approve the proposal to create a half time buildings and grounds consultant and the accompanying position related documents

N. *Consider/approve the contract for the Floyd County Schools Board Attorney

7. Executive Session

8. Adjournment

Order #19716 - Motion Passed: Receive Report of Superintendent passed with a motion by Mr. William "Jr." Newsome and a second by Dr. Chandra Varia.

5 Yeas - 0 Nays.

Ms. Linda Gearheart	Yes
Ms. Rhonda Meade	Yes
Mr. William "Jr." Newsome	Yes
Ms. Sherry Sue Robinson	Yes
Dr. Chandra Varia	Yes

5.B. Receive Utility Report for Betsy Layne Elementary School

Order #19717 - Motion Passed: Receive Utility Report for Betsy Layne Elementary School passed with a motion by Ms. Linda Gearheart and a second by Dr. Chandra Varia.

5 Yeas - 0 Nays.

Ms. Linda Gearheart	Yes
Ms. Rhonda Meade	Yes
Mr. William "Jr." Newsome	Yes
Ms. Sherry Sue Robinson	Yes
Dr. Chandra Varia	Yes

5.C. *Consider/Approve BG-1 and acquisition of Parcel #9 Stanville Properties for the use of parking for the athletic field at Betsy Layne High School

Order #19718 - Motion Passed: Approval of BG-1 and acquisition of Parcel #9 Stanville Properties for the use of parking for the athletic field at Betsy Layne High School passed with a motion by Mr. William "Jr." Newsome and a second by Ms. Rhonda Meade.

5 Yeas - 0 Nays.

Ms. Linda Gearheart	Yes
Ms. Rhonda Meade	Yes
Mr. William "Jr." Newsome	Yes
Ms. Sherry Sue Robinson	Yes
Dr. Chandra Varia	Yes

6. Action by Consent

6.A. Consider Approval of Minutes

GENERAL WARRANTY DEED

THIS GENERAL WARRANTY DEED is made and entered into this 25TH day of November, 2020, by and between **STANVILLE PROPERTIES, LLC**, a Kentucky limited liability company, whose mailing address is 2200 Ratliff Creek Road, Pikeville, Kentucky 41201, hereinafter referred to as GRANTOR, and the **FLOYD COUNTY BOARD OF EDUCATION**, whose mailing address is 442 KY RT 550, Eastern, KY 41622, hereinafter referred to as GRANTEE. The tax mailing address for the Grantee is **FLOYD COUNTY BOARD OF EDUCATION**, 442 KY RT 550, Eastern, KY 41622.

WITNESSETH:

THAT the Grantor, for and in consideration of the sum of **THIRTY THOUSAND AND 00/100 DOLLARS (\$30,000.00)**, cash in hand paid, the receipt of all which is hereby acknowledged; the Grantor does hereby bargain, sell, grant and convey unto the Grantee, the **FLOYD COUNTY BOARD OF EDUCATION**, in fee simple, its successors and assigns, forever, with Covenant of **GENERAL WARRANTY**, the following described property situated in **FLOYD County, Kentucky**, and more particularly described as follows:

Beginning at a point on the existing right of way of the Stratton Branch Waste Area Road, said point being a 5/8" rebar w/cap located 71.79' right of road centerline station 12+08.22, then running with the right of way N53°07'55"E, 50.03' to a 5/8" rebar w/cap, said point being 65.54' right of road centerline station 12+62.41, then N59°44'12"E, 61.81' to a roof bolt, said point being 60.36' right of road centerline station 13+29.15, then leaving right of way S45°41'34"E, 81.57' to a 5/8" rebar w/cap, said point being 134.97' right of road centerline station 13+66.65, then S52°02'32"W, 46.67' to a 5/8" rebar w/cap, said point being 147.49' right of road centerline station 13+12.33, thence S52°02'32"W, 63.85' to a 5/8" rebar w/cap, said point being 159.64' right of road centerline station 12+35.11, thence N44°22'41"W, 90.82' back to the point beginning and containing .22 acres, more or less;

Being a part of the same property conveyed to Stanville Properties, LLC, a Kentucky limited liability company, from Thomas Bruce Francisco and Betty M. Francisco, husband and wife, by General Warranty Deed dated October 5, 2011, filed of record on October 6, 2011, in Deed Book 582, Page 364, in the Office of the Floyd County Clerk's Office.

TO HAVE AND TO HOLD with all rights, privileges and appurtenances thereunto belonging or in anywise appertaining, unto the Grantee. Grantor hereby releases and relinquishes unto Grantee, its successors and assigns, all of the Grantor's right, title, and interest in and to the above described property, including all exemptions allowed by law; and the Grantor does hereby **COVENANT** to and with the said Grantee that it is lawfully seized of the property herein

Book: 659 Pages: 728-731 (4)

Name: DEEDS

CHRIS WAUGH

FLOYD COUNTY

11/25/2020 1:20 PM



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1.
Book 659 Page 728

does hereby COVENANT to and with the said Grantee that it is lawfully seized of the property herein described, with good and perfect right to sell and convey the same, as is herein done, that the title thereto is free and clear from all encumbrances, except as herein provided, and that it will WARRANT GENERALLY the title thereto.

PROVIDED, HOWEVER, that there is excepted and this conveyance and the covenants herein made are expressly subject only to the following: [i] governmental laws, rules, regulations and restrictions affecting the Property, [ii] the lien of current ad valorem taxes and assessments, and all future ad valorem taxes and assessments, which Grantee hereby assumes and agrees to pay, [iii] all restrictions, covenants, easements, conditions, agreements, rights of way and stipulations of record affecting the Property, if any, and [iv] all planning and zoning and land use ordinances and regulations.

ALL PARTIES hereto state that pursuant to K.R.S. §142.050(7), this transfer shall be exempt from payment of the real estate transfer tax imposed pursuant to K.R.S. §142.050, et seq. The parties further certify and state that the fair market value of the property is \$30,000.00.

IN WITNESS WHEREOF, the parties hereto have executed this instrument on the day and year first above written.

GRANTOR:

STANVILLE PROPERTIES, LLC, a Kentucky limited liability company

By: Betty M. Francisco
Betty M. Francisco, Member

CERTIFICATE OF CONSIDERATION

The undersigned parties hereto state that the consideration reflected in this Deed of Conveyance is the true, correct and full consideration paid. The Grantee executed this deed for the sole purpose of certifying the consideration pursuant to KRS Chapter 382. The parties further certify their understanding that falsification of the stated consideration or sale price is a Class D Felony, subject to one to five years imprisonment and fines up to \$10,000.00.

GRANTOR:

STANVILLE PROPERTIES, LLC, a Kentucky limited liability company

By: Betty M. Francisco
Betty M. Francisco, Member

GRANTEE:

FLOYD COUNTY BOARD OF EDUCATION

By: Sherry Robinson
Sherry Robinson, Board Chairman

ATTEST:

Danny Adkins
Danny Adkins, Board Secretary

COMMONWEALTH OF KENTUCKY
COUNTY OF ~~FLOYD~~ Pike

The foregoing General Warranty Deed and Consideration Certificate were signed, acknowledged and sworn to before me, a notary public, this the 20th day of November, 2020, for and on behalf of Stanville Properties, LLC, a Kentucky limited liability company, by Betty M. Francisco, in her capacity as member.

Shanda Coleman
Notary Public, KY, State-at-Large
Notary Identification No.: 408183
Commission Expires: 9-4-2022

COMMONWEALTH OF KENTUCKY
COUNTY OF ~~FLOYD~~

The foregoing Certificate of Consideration were signed, acknowledged and sworn to before me, a notary public, this the 24th day of November, 2020, for and on behalf of Floyd County Board of Education, Kentucky, by Sherry Robinson, in her capacity as Board Chair, and attested to by Danny Adkins, in his capacity as Board Secretary.

Maggie Renee Hall
Notary Public, KY, State-at-Large
Notary Identification No.: 598643
Commission Expires: 4-29-22

THIS INSTRUMENT PREPARED BY:

John Earl Hunt Law Offices
P.O. Box 960
Allen, KY 41601
(606) 478-7000

John Earl Hunt
John Earl Hunt

**COMMONWEALTH OF KENTUCKY
COUNTY OF FLOYD**

I, _____, clerk for the county in and for the county and
comm: _____ is the _____ day of
_____ STATE OF KENTUCKY
_____ COUNTY OF FLOYD
_____ lodged for record in Deed Book

I, CHRIS WAUGH, County Clerk for the County
and State aforesaid, certify that the foregoing
DEED was on November 25, 2020 1:20 PM
lodged for record, whereupon the same with the foregoing
and this certificate have been duly recorded in my office.

WITNESS my hand this November 25, 2020

CHRIS WAUGH, CLERK

D COUNTY CLERK

By

Rachel Hackett

D.C.

With \$ _____ not paid on same.